

EASEMENT

WE, THE UNDERSIGNED owners of real property situated and located in Utah County, State of Utah, do hereby convey, grant, and release to LEHI CITY, Utah County, State of Utah, a perpetual easement and right-of-way for certain Sewer Lines and related facilities, over, under, and through the following described real property situated in Utah County, State of Utah, and more particularly described as follows:

See Attached Exhibits A - D

THIS EASEMENT IS GRANTED IN CONSIDERATION for the construction of the above described Sewer line for the improvement of real property owned by the Grantor(s). The property of Grantors shall be restored in as good condition as when the same was entered upon by the Grantee or its agents.

GRANTORS HEREBY AGREE that Lehi City shall have the right of ingress to and egress from the property above described for the purpose of constructing, maintaining, and repairing said certain Sewer and related facilities, to be located on the above-described property. Grantors also agree not to construct or maintain any building, structure, or trees of a permanent nature upon the property above described.

DATED this 10th day of February, 2017.

Diamond Creek Development, LLC

Rock Rivers Properties, LLC, Manager of Diamond Creek Development, LLC



Mike Scoville, Manager of Rock Rivers Properties, LLC

SUBSCRIBED AND SWORN to before me this 10th day of February, 2017 the above signed.



Notary Public

My Commission expires on: 3-19-2017



COURTESY RECORDING

This document is being recorded solely as a courtesy and an accommodation to the parties named herein. Select Title Insurance Agency, Inc., hereby expressly Disclaims any responsibility or liability for the accuracy of the content thereof.

Exhibit "A"

10 FOOT WIDE SEWER LATERAL EASEMENT LOT 4

A 10.00 foot wide Sanitary Sewer Easement 5.00 feet each side of the following described centerline:

Beginning at a point on the westerly boundary line of Lot 4, Mountain Point Subdivision, Plat "B" on file with the Utah County Recorder's Office which point is West 527.77 feet and South 366.89 feet from the Southeast corner of Section 24, Township 4 South Range 1 East, Salt Lake Base and Meridian; thence South 09°57'23" East 203.26 feet; thence South 32°07'20" East 11.28 feet.

Exhibit "B"

10 FOOT WIDE SEWER LATERAL EASEMENT LOT 3

A 10.00 foot wide Sanitary Sewer Easement 5.00 feet each side of the following described centerline:

Beginning at a point on the westerly boundary line of Lot 3, Mountain Point Subdivision, Plat "B" on file with the Utah County Recorder's Office which point is West 476.76 feet and South 465.90 feet from the Southeast corner of Section 24, Township 4 South Range 1 East, Salt Lake Base and Meridian; thence South 02°08'44" West 106.87 feet; thence South 61°23'47" West 6.52 feet.

Exhibit "C"

10 FOOT WIDE SEWER LATERAL EASEMENT LOT 1

A 10.00 foot wide Sanitary Sewer Easement 5.00 feet each side of the following described centerline:

Beginning at a point on the westerly boundary line of Lot 1, Mountain Point Subdivision, Plat "B" on file with the Utah County Recorder's Office which point is West 434.91 feet and South 658.91 feet from the Southeast corner of Section 24, Township 4 South Range 1 East, Salt Lake Base and Meridian; thence North 79°22'42" West 64.75 feet.

Exhibit "D"

20 FOOT SEWER EASEMENT

A 20.00 foot wide Sanitary Sewer Easement 10.00 feet each side of the following described centerline:

Beginning at a point on the northeasterly right of way line of Traverse Mountain Blvd. which point is West 572.68 feet and South 847.45 feet from the Southeast corner of Section 24, Township 4 South Range 1 East, Salt Lake Base and Meridian; thence North 29°01'32" East 3.27 feet; thence North 63°45'58" East 88.24 feet; thence North 24°38'32" West 49.43 feet; thence North 05°59'00" East 82.01 feet; thence North 09°37'38" East 109.22 feet.