

AFTER RECORDING PLEASE RETURN TO:

Cottonwood Spring View LLC  
201 S Main Street Suite 2015  
Salt Lake City, Utah 84111

**DECLARATION OF  
TEMPORARY RIGHT-OF-WAY AND TURNAROUND**

This Declaration is executed this 8 day of July, 2021, by Cottonwood Spring View, LLC, a Utah limited liability company ("**Grantor**").

In connection with the construction of the Cottonwood Spring View a PUD Subdivision (the "**Subdivision**"), Grantor has submitted to Morgan County (the "**County**") a Subdivision Plat (the "**Plat**") to that certain plat of subdivision titled Cottonwood Spring View a PUD Subdivision and to be recorded in the office of the Morgan County Recorder.

NOW THEREFORE, IN CONSIDERATION OF THE FOREGOING, Grantor covenants and agrees as follows:

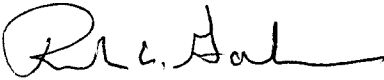
- A. Grantor hereby creates a temporary right-of-way for pedestrian and vehicular turn around (the "**Temporary Right-of-Way**") over and across that certain real property situated in Morgan County, Utah, that is approximately 55' feet wide and 102.63 feet long and is more particularly depicted on the Plat at the Northeastern termination of Wasatchback Drive. Temporary Right-of-Way property is located on Parcel #00-0086-1894, Serial #03-005-108-13 and Parcel #00-0085-5460, Serial #03-005-108-06-2. More particularly described in Exhibit A, attached hereto.
- B. The Temporary Right-of-Way and Turnaround shall automatically terminate and be of no further force and effect upon the recordation of a subsequent Subdivision Plat with an identified Right of way which overlays the depicted Turnaround.

SIGNATURE PAGE FOLLOWS

DATED this 8 day of July, 2021.

IN WITNESS WHEREOF, Grantor has executed this Declaration to be effective as of the date set forth above.

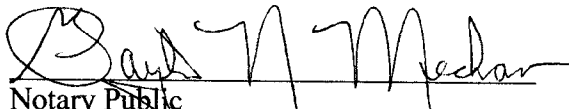
GRANTOR:  
**COTTONWOOD SPRING VIEW, LLC**  
a Utah limited liability company

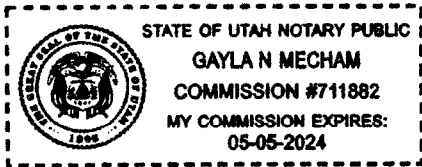
  
By: Rulon C. Gardner, Manager

STATE OF UTAH )  
 )  
COUNTY OF Morgan ) :SS

On the 8 day of July, 2021, this instrument was acknowledged before me by Rulon C. Gardner, as Manager of Cottonwood Spring View, LLC, a Utah limited liability company.

My Commission Expires: 5-5-24

  
Notary Public  
Residing at Morgan County



**EXHIBIT A**

**TEMPORARY RIGHT-OF-WAY AND TURNAROUND DESCRIPTION**

A 55-foot circle, being a temporary easement for turnaround, situate in the Southeast Quarter of Section 20, Township 5 North, Range 2 East, Salt Lake Base and Meridian, said easement also located in Morgan County, Utah. The aforementioned easement being located at the end of Wasatchback Drive as to be recorded on the Cottonwood Spring View a PUD Subdivision Plat, the center of the easement is located North  $00^{\circ}12'38''$  West 1684.89 feet along the section line and North  $89^{\circ}47'22''$  East 2788.93 feet from the Southwest Corner of said Section 20.