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Recorded on record of SDWI
Date DEC 30 1958 of 235
By *Janice B. Knight* Deputy Clerk 178 Page 388
Fee Paid *No fee*
EMILY T. ELDREDGE Recorder Davis County

198074 GRANT OF EASEMENT *Pedersen Lot 63*

Edwin Chester and Jean H. Jennings

his wife, Grantors, of Davis County, State of Utah, hereby grant and convey to the SOUTH DAVIS COUNTY WATER IMPROVEMENT DISTRICT, Grantee, its successors and assigns, a certain perpetual and temporary easement hereinafter described. The easement conveyed hereunder is granted by Grantors in consideration for installation by the Grantee of an irrigation system under pressure to serve certain land owned by Grantors, and for the further consideration of One (\$1.00) Dollar, and other good and valuable consideration, payment and receipt of which is hereby acknowledged.

The easement hereby granted consists of a perpetual easement to construct, reconstruct, operate, repair, replace and maintain the water line and appurtenant structures on, over, across and through a strip of land 10 feet wide, lying 5 feet on each side of and parallel and adjacent to the below described centerline; and a temporary initial construction easement to be on, over, across and through a strip of land 30 feet wide, lying 15 feet on each side and parallel and adjacent to the below described centerline.

The easement referred to above and granted hereby lies in those portions of Grantors' land situated in the Northwest and Northeast Quarters of Section 1, Township 1 North, Range 1 East, Salt Lake Base and Meridian, and said easement traverses said land in the following manner:

CENTERLINE DESCRIPTION (4-4)

Part of Section 1, Township 1 North, Range 1 West, Salt Lake Base and Meridian.
Beginning 5 feet South of the Northeast corner of Lot 10, Orchard Acres Sub.; thence West parallel to and 5 feet South of the North line of Lots 11, 12 and 13 in said Sub., to a point 5 feet West and 5 feet South of the Southwest corner Lot 15; thence Northerly parallel to and 5 feet West of the East property line of Lots 14, 49 and 50 to a point 5 feet West of the Northeast corner of Lot 50, said Orchard Acres Subdivision.
Also beginning at a point on the North line of Orchard Acres Sub., 367 feet West of the Northeast corner of said Sub.; thence North 23° 22' 35" East 326.75 feet; thence North 65° 31' 45" East 139.82 feet; thence North 0° 46' East 320.8 feet more or less to a point 5 feet North and 5 feet East from the Northwest corner of the K. Hier property; as recorded on Page 8, Book 1 S of Deeds; thence Easterly 105 feet parallel to and 5 feet North of the South line of the James C. Newland property, as recorded on Page 394 Book 29 of Deeds, said point being 494.5 feet South more or less from the West right-of-way Intersection of U.S. Highway 91 and 600 West Street.
Also beginning at a point 5 feet East of the Southwest corner Lot 64 Pedersen Sub.; thence North 501.9 feet to a point 5 feet East of the Northwest corner Lot 20, said Pedersen Subdivision.
Also beginning at a point 5 feet South of the Northwest corner of Lot 64 Pedersen Subdivision; thence Easterly parallel to and 5 feet South of the North line of Lots 64 to 47 inclusive, to a point 5 feet East of the West line of Lot 45 said Pedersen Sub.; thence Northerly parallel to and 5 feet East of the West line of Lots 24, 23, 2 and 1 to a point 5 feet East of the Northwest corner Lot 1 Pedersen Subdivision.
Also beginning at the Southeast corner of Lot 18 Skyline Park Sub., and running thence North 0° 22' West 277.20 feet to the North line Skyline Park Subdivision.
Also beginning at a point 6 feet West of the Southeast corner Lot 4, Skyline Park Subdivision; thence North parallel to and 6 feet West of the East line of said Lot 4 to the South right-of-way line of 7025 South Street.
Also beginning at a point 5 feet West of the Southeast corner Lot 34 Skyline Park Subdivision; thence Northerly parallel to and 5 feet West of the East line of said Lot 34 to the North line Lot 34; thence North 4° 51' 51" East 214.8 feet.
Also beginning at the Southwest corner Lot 6, Skyline Park Subdivision; thence North 0° 30' 40" East 397 feet more or less, to a point 2 feet East and 4 feet South of the Northeast corner Lot 31 said Skyline Park Subdivision.
Also beginning at a point 5 feet East of the Northwest corner of Lot 22, Skyline Park Subdivision; thence North parallel to and 5 feet East of the Quarter line of Section 1, 309 feet, more or less, to a point on the North line of the Wilford S. Tuttle property as recorded in Book 76 Official Records, Page 21 and 22.
Also beginning at a point 5 feet East of the Southwest corner of Lot 16, Block 7, Irfred Park Subdivision; thence North 0° 02' 20" West 188 feet to a point 5 feet East of the Southeast corner of Lot 17, Block 7, said Irfred Park Subdivision.

Grantee, in accepting this grant, agrees to abide by the following terms and conditions:

- 1. Upon completion of the installation, the land disturbed by the installation will be graded and refilled as near as may be to its existing condition.
- 2. Any and all damage done to any fences will be fully repaired and the fences will be placed in their existing condition.
- 3. Any and all damage to crops, trees and shrubbery by reason of use of said easement will be reasonably adjusted or restored to their existing condition.
- 4. The Grantors shall have a limited right to occupy and use the surface of the perpetual easement. They shall not build thereon any permanent structure or building, nor plant trees or shrubs whose root systems would contact or interfere with the pipeline. The easement may, however, be crossed or covered with sidewalks, curb and gutter, roadways, driveways, fences or similar improvements.

Dated this 11th day of May, 1959.

E. C. Jennings
Grantor

Jean G. Jennings
Grantor's wife

The foregoing Grant of Easement and the conditions thereby imposed on the District as Grantee are hereby accepted by the District, and the District agrees to comply with said conditions.

SOUTH DAVIS COUNTY WATER IMPROVEMENT DISTRICT

By *[Signature]*
Chairman

STATE OF UTAH }
COUNTY OF DAVIS } ss.

On the 11 day of May, 1959, personally appeared before me *E. C. Jennings* and *Jean G. Jennings* (Grantor) (Grantor's wife)

the signers of the foregoing instrument who duly acknowledged to me that they executed the same.

P. K. Peterson
Notary Public



STATE OF UTAH }
COUNTY OF DAVIS } ss.

On the 20 day of November, 1959, personally appeared before me, P. KNUTE PETERSON, who duly acknowledged to me that he is the Chairman of the SOUTH DAVIS COUNTY WATER IMPROVEMENT DISTRICT, and that the within and foregoing instrument was signed in behalf of said corporation by authority of a resolution of its Board of Directors, and the said P. KNUTE PETERSON duly acknowledged to me that said corporation executed the same; and the seal affixed is the seal of said corporation.

[Signature]
Notary Public