

When Recorded, Mail To:

Vivian Estates, Inc.
Attn: Jason Rickards
1850 North 1450 West
Lehi, UT 84043

ENT 36598:2024 PG 1 of 4
ANDREA ALLEN
UTAH COUNTY RECORDER
2024 Jun 04 11:32 AM FEE 0.00 BY TM
RECORDED FOR Cottonwood Title Insurance
ELECTRONICALLY RECORDED

(Space Above for Recorder's Use Only)

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, a perpetual easement and right-of-way for certain SEWER PIPELINES and related facilities, over, under, and through the following described real property situated in Utah County, State of Utah, as shown on "Exhibit A" and more particularly described as follows:

A 20.00 foot wide sewer easement across a portion of that Real Property described in a Boundary Line Agreement recorded as Deed Entry 28010:2003 of the Official Records of Utah County located in the SW1/4 and the NW1/4 of Section 4, Township 5 South, Range 1 East, Salt Lake Base & Meridian, more particularly described as follows:

Beginning at a point located South 2.69 feet and East 793.51 feet from the West ¼ Corner of Section 4, T5S, R1E, S.L.B.& M. (Basis of Bearing: N0°03'14"W along the Section line between the West ¼ Corner and the Northwest Corner of said Section 4); thence N0°01'38"E 82.47 feet; thence N54°46'05"E 172.31 feet; thence N71°53'47"E 348.44 feet; thence S1°42'00"W 21.26 feet; thence S71°53'47"W 338.23 feet; thence S54°46'05"W 158.95 feet; thence S0°01'38"W 72.40 feet; thence N89°08'30"W 20.00 feet to the point of beginning.

Contains: 11,728+/- s.f.

THIS EASEMENT IS GRANTED IN CONSIDERATION for the construction of the above described utilities for the improvement of real property owned by the Grantor(s).

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 public utilities 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 16th day of November, 2020.

Eleanor Joann Muse
Eleanor Joann Muse

Carma F. Hampton
Carma Fern Hampton

Carol Della Knapp
Carol Della Knapp

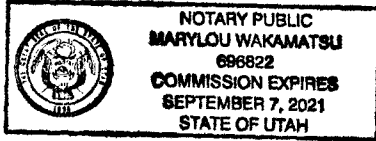
Kenneth Clyde Carter
Kenneth Clyde Carter

STATE OF UTAH)

:SS

COUNTY OF UTAH)

SUBSCRIBED AND SWORN to before me this 16th day of November, 2020 personally appeared before me **Eleanor Joann Muse** who duly acknowledged to me that she executed the above document.



Marylou Wakamatsu
Notary Public

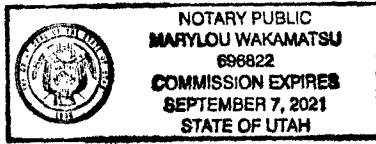
My Commission expires on: Sept. 7th, 2021

STATE OF UTAH)

:SS

COUNTY OF UTAH)

SUBSCRIBED AND SWORN to before me this 29 day of December, 2020 personally appeared before me **Carol Della Knapp** who duly acknowledged to me that she executed the above document.



Marylou Wakamatsu
Notary Public

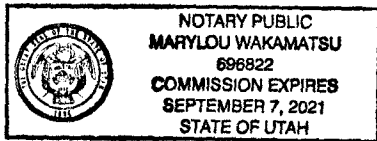
My Commission expires on: Sept. 7th, 2021

STATE OF UTAH)

:SS

COUNTY OF UTAH)

SUBSCRIBED AND SWORN to before me this 16th day of November, 2020 personally appeared before me **Carma Fern Hampton** who duly acknowledged to me that she executed the above document.



Marylou Wakamatsu
Notary Public

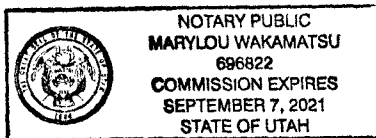
My Commission expires on: Sept. 7th, 2021

STATE OF UTAH)

:SS

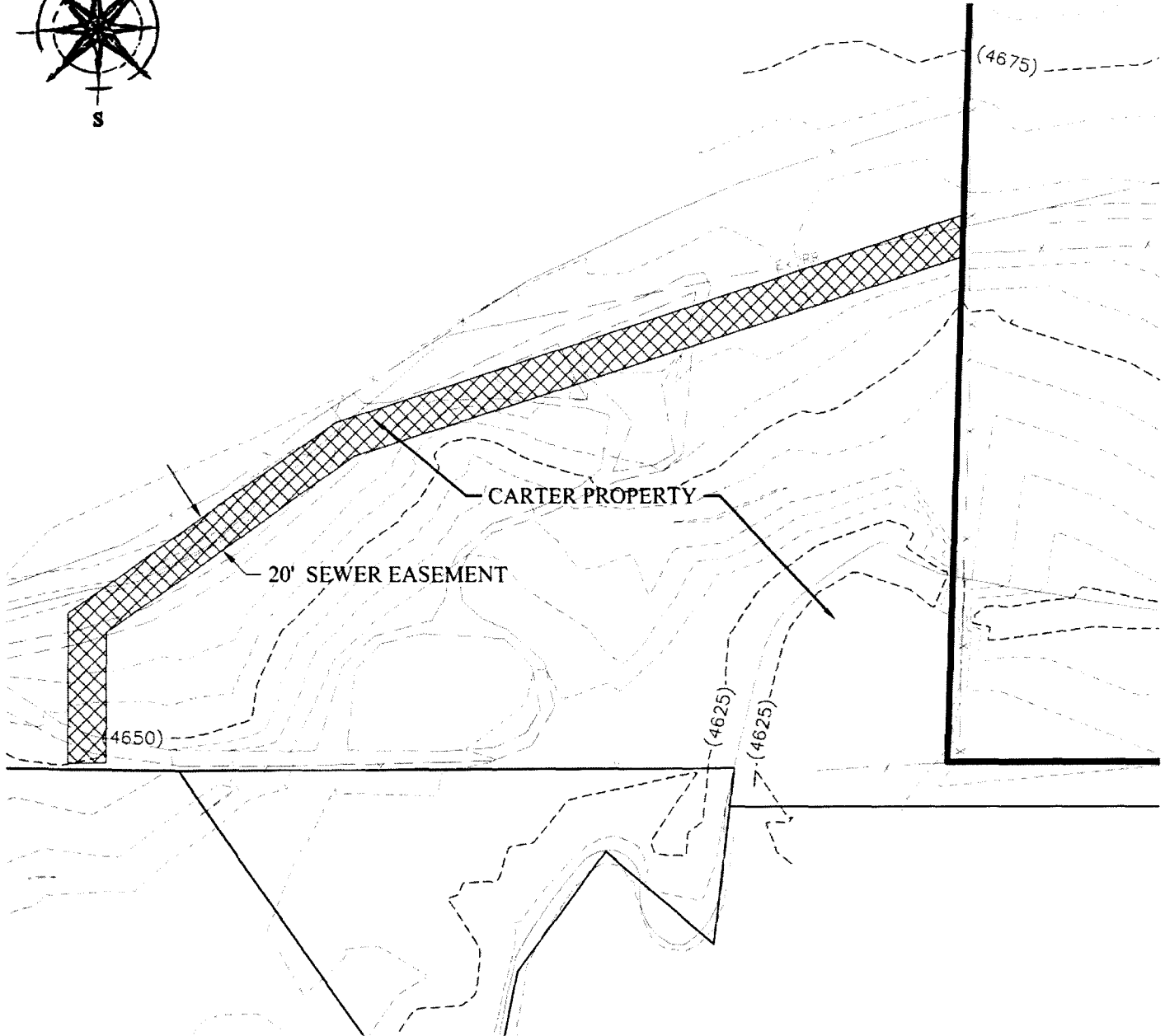
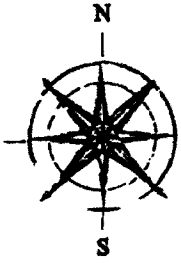
COUNTY OF UTAH)

SUBSCRIBED AND SWORN to before me this 16th day of November, 2020 personally appeared before me **Kenneth Clyde Carter** who duly acknowledged to me that she executed the above document.



Marylou Wakamatsu
Notary Public

My Commission expires on: Sept. 7th, 2021



OFFSITE SEWER EASEMENT

A 20.00 wide sewer easement across a portion of that Real Property described in a Boundary Line Agreement recorded as Deed Entry 28010:2003 of the Official Records of Utah County located in the SW1/4 and the NW1/4 of Section 4, Township 5 South, Range 1 East, Salt Lake Base & Meridian, more particularly described as follows:

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Contains: 11,728 +/- s.f.

FOCUS
ENGINEERING AND SURVEYING, LLC
32 WEST CENTER STREET
MIDVALE, UTAH 84047 PH: (801) 352-0075
www.focusutah.com

**CARTER PROPERTY
EASEMENT EXHIBIT**

Date created	8/30/16
Scale	1" = 50'
Drawn	JRW
Job	14-286
Sheet	1

2: C:\2014\14-286\When Carter Concept\Design 14-286\Map Concept\sewer easement.dwg



Office 385-201-2529
153 North 100 East
Lehi, UT 84043
lehi-ut.gov

June 04, 2024

Utah County Recorder's Office
100 E. Center St. Suite 1300
Provo, Utah 84606

Subject: Authorization from Lehi City to record Easements for properties within Lehi, Utah.

To whom it may concern,

JDH Development has authorization from Lehi City to record the Easements for various properties within Lehi, Utah. These authorized properties include Utah County parcel numbers:

Parcel No:	Property Owner
12:014:0100	Eleanor Joann Muse (ETAL)
12:013:0139	Hidden Manor LLC

Thank you,

Brad Kenison, P.E., P.L.S., Assistant City Engineer