

## EASEMENT AND RIGHT-OF-WAY

**E. Peterson Investments LLC**, Grantors, hereby conveys grants and releases to **Lehi City**, A municipal corporation of the State of Utah, at 153 North 100 East, Lehi, Utah 84043, Grantee, for the sum of **TEN DOLLARS** and other valuable consideration, a **perpetual easement and right-of-way** for a certain Sanitary Sewer interceptor line, access road and appurtenant structures, and being more particularly described as follows:

### Part 1

Beginning in the south boundary line of the grantors property at a point 841.14 feet N. 89°50'38" E. along the section line and 1901.76 feet NORTH from the South Quarter Corner of Section 12, Township 5 South, Range 1 West, SLB&M; running thence N. 72°13'59" W. 24.73 feet along said south boundary line; thence N. 54°02'31" E. 30.46 feet; thence Northeasterly 77.79 feet along the arc of a 46.00-foot radius curve to the left (Note: Chord bears N. 6°37'18" E. for a distance of 68.84 feet; thence Northwesterly 7.74 feet along the arc of a 130.92-foot radius curve to the right (Note: Chord bears N 39°59'33" W. for a distance of 7.74 feet); thence N. 17°45'57"E. 25.46 feet; thence Southeasterly 20.82 feet along the arc of a 79.59-foot radius curve to the left (Note: Chord bears S. 35°43'20" E. for a distance of 20.76 feet); thence Southerly 115.79 feet along the arc of a 66.00-foot radius curve to the right (Note: Chord beard S. 08°20'10" W. for a distance of 101.50 feet; thence S. 54°00'31" W. 11.43 feet to the POINT OF BEGINNING.. Containing 2643 sq. ft. or 0.061 acre in area.

### Part 2

Beginning in the west boundary line of the grantors property at a point 906.03 feet N. 89°50'38"E. along the south section line and 2518.68 feet NORTH from the South Quarter Corner of Section 12, Township 5 South, Range 1 West, SLB & Meridian; running thence N 64°21'20" E a distance of 24.54 feet along said west boundary line; thence S 9°45'43" W a distance of 223.96 feet to a point in said west boundary line; thence N 6°58'22" W a distance of 60.50 feet along said west boundary; thence N 32°00'09" W a distance of 3.87 feet along said west boundary; thence N 9°45'43" E a distance of 148.92 feet to the POINT OF BEGINNING. Containing 3679 sq. ft. or 0.084 acre in area

**The above described two parts of a perpetual easement contain a total of 6322 sq. ft. or 0.145 acre in area.**

(Note: Basis of Bearing: Utah State Plane Coordinate System-Central Zone: N. 89°50'38" E. along the north line of Section 13 from the North Quarter corner of

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Section 13 to the Northeast corner of Section 13.)

The north/south boundary of said easements shall be prolonged and/or shortened to begin and end on, and conform to, the Grantor's property lines.

Grantor hereby agrees that Lehi City and its designees shall have the right of ingress to and egress from the property above described for the purpose of constructing, maintaining and repairing said certain sanitary sewer interceptor line and appurtenant structures, to be located on the above described property.

Grantor hereby agrees not to construct or maintain any building or structure of a permanent nature upon said perpetual easement.

Affects Parcel Serial Number: 58:027:0047

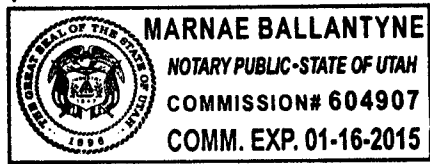
**IN WITNESS WHEREOF**, said Genevieve Mertens has caused this instrument to be executed by its proper officers thereunto duly authorized, this 7<sup>th</sup> day of June, A.D. 20 13.

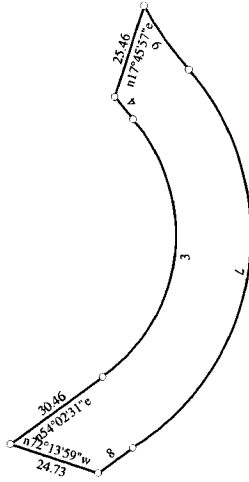
STATE OF Utah ) E. Peterson Investments LLC  
 ) ss. Limited Liability Company  
COUNTY OF Utah ) By Genevieve Mertens  
 Genevieve Mertens Manager

On the date first above written personally appeared before me, Genevieve Mertens, who, being by me duly sworn, says that she is the Manager of E. Peterson Investments LLC, a Limited Liability Company, and that the within and foregoing instrument was signed in behalf of said company by authority of its Articles of Organization, and said Genevieve Mertens acknowledged to me that said company executed the same.

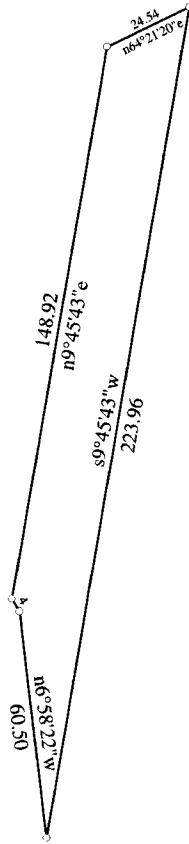
**WITNESS** my hand and official stamp the date in this certificate first above written:

Marnae Ballantyne  
Notary Public





Title: Part 1 of peterson permanent easement		Date: 04-30-2013
Scale: 1 inch = 50 feet	File:	
Tract 1: 0.061 Acres: 2643 Sq Feet: Closure = n26.5651e 0.01 Feet: Precision =1/27625: Perimeter = 314 Feet		
001=n72.1359w 24.73	004: Rt, R=130.92 Bng=n39.5933w, Chd=7.74	007: Rt, R=66.00 Bng=s08.2010w, Chd=101.50
002=n54.0231e 30.46	005=n17.4557e 25.46	008=s54.0031w 11.43
003: Lt, R=46.00 Bng=n6.3718e, Chd=68.84	006: Lt, R=79.59 Bng=s35.4320e, Chd=20.76	



Title: Peterson Permanent Easement - Part 2		Date: 05-01-2013
Scale: 1 inch = 50 feet	File:	
Tract 1: 0.084 Acres: 3679 Sq Feet: Closure = s69.0501w 0.00 Feet: Precision =1/112348: Perimeter = 462 Feet		
001=n64.2120e 24.54	003=n6.5822w 60.50	005=n9.4543e 148.92
002=s9.4543w 223.96	004=n32.0009w 3.87	