


When Recorded Return To:
Central Utah Water Conservancy District
355 West University Parkway
Orem, Utah 84058
Attention: District Engineer

CWP - Standard Form

ENT 65837:2011 PG 1 of 4
JEFFERY SMITH
UTAH COUNTY RECORDER
2011 Sep 19 12:38 pm FEE 0.00 BY SS
RECORDED FOR CENTRAL UTAH WATER CONSERVA

(Above Space for Recorder's Use Only)

GRANT OF EASEMENT
(Corporate)

Melvin V. and Mary C. Frandsen Family, LLC, a Utah Limited Liability Company, **GRANTOR**, for the sum of \$10.00 and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby bargain, sell, convey and grant to **CENTRAL UTAH WATER CONSERVANCY DISTRICT**, a political subdivision of the State of Utah, with its principal office located at 355 West University Parkway, Orem, Utah 84058-7303, **GRANTEE**, and its successors and assigns, the following easements:

Perpetual Easement

A nonexclusive and perpetual easement and right-of-way, together with the right of ingress and egress, for the ownership, location, survey, installation, construction, reconstruction, operation, inspection, maintenance, repair, renewal and replacement of underground water pipelines and all equipment and facilities related thereto (the "Water Facilities"), to be situated over, under, across and through the land of GRANTOR located in Utah County, State of Utah, said property (the "Perpetual Easement Property"), being more particularly described in EXHIBIT "A" attached hereto and incorporated by reference herein.

Temporary Construction Easement

A temporary construction easement and right -of-way, together with the right of ingress and egress, for the initial construction and installation of the Water Facilities, to be situated over, under, across and through the land of GRANTOR located in Utah County, State of Utah, said property (the "Construction Easement Property"), being more particularly described in EXHIBIT "A"

This Grant of Easement and related interests and rights granted hereunder create an equitable servitude on the Perpetual Easement Property and the Construction Easement Property and constitute a covenant running with said land which shall be binding upon GRANTOR, and its successors-in-interest and assigns.

This Grant of Easement is subject to the terms and conditions of that certain Agreement for Grant of Easement entered into by and between the GRANTOR and GRANTEE the 27 day of Aug, 2011.

This Grant of Easement, and all rights, covenants and restrictions set forth herein may not be terminated, extended, modified or amended without the consent of GRANTOR and GRANTEE, and any such termination, extension, modification or amendment shall be effective only upon recordation in the official records of Utah County, Utah, of a written document effecting the same, duly executed and acknowledged by GRANTOR and GRANTEE.

The officer who signs this deed hereby certifies that this Grant of Easement and the grant represented hereby was duly authorized under a resolution duly adopted by the governing board of directors of the Grantor at a lawful meeting duly held and attended by a quorum.

WITNESS THE HAND OF GRANTOR this 29 day of Aug, 2011.
GRANTOR:

Melvin V. and Mary C. Frandsen Family, LLC

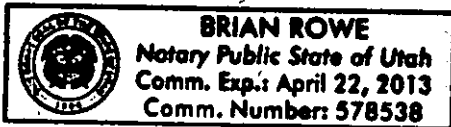
By: [Signature]
Name: M V Frandsen
Its: Mga.

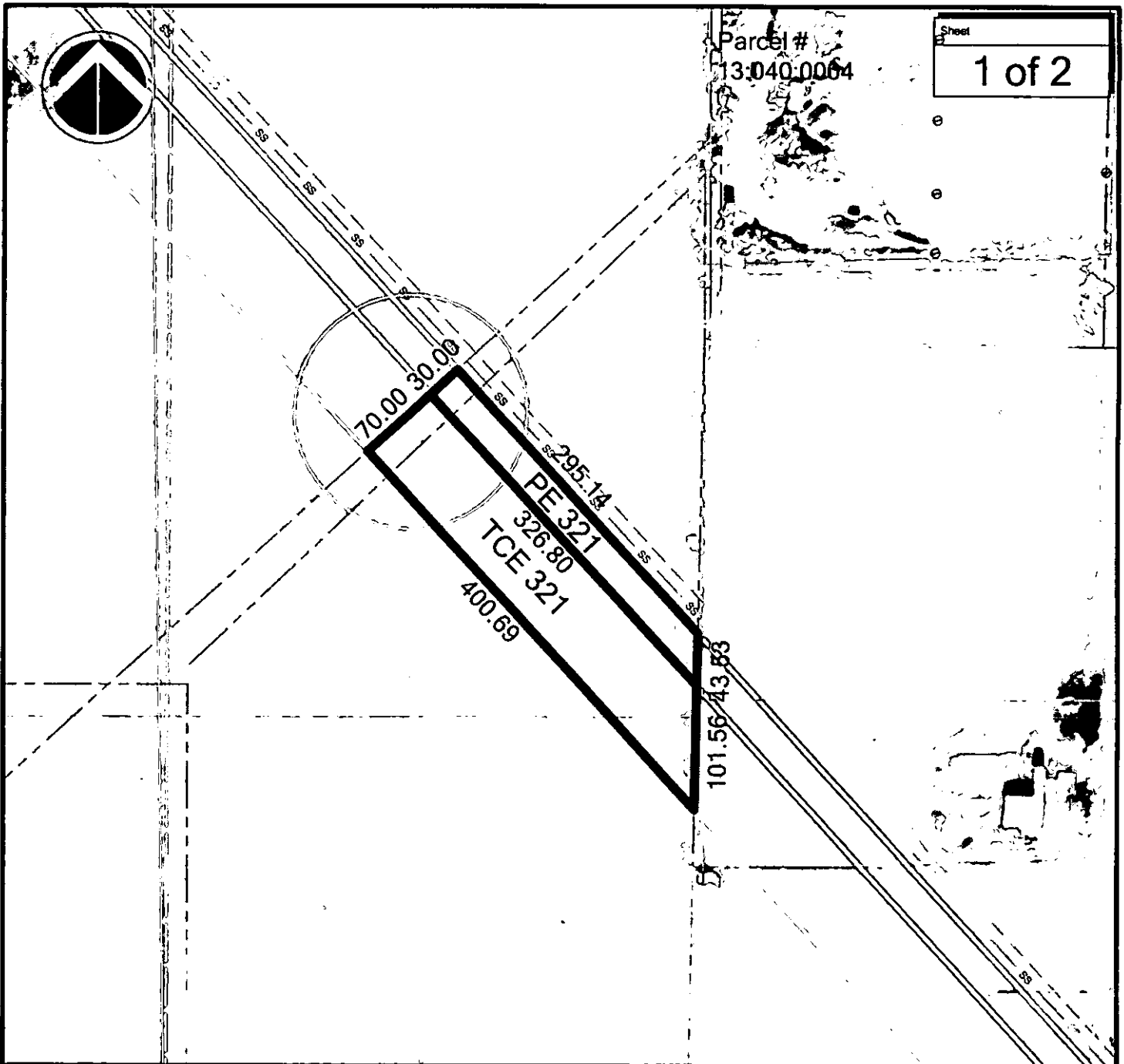
STATE OF UTAH)
 : ss.
COUNTY OF UTAH)

On the 29 day of AUGUST 2011, personally appeared before me MELVIN FRANSEN, who being by me duly sworn did say that he is the MANAGER of Melvin V. and Mary C. Frandsen Family, LLC, and that the within and foregoing instrument was signed in behalf of said entity by authority of a resolution of its board of directors, and MELVIN FRANSEN duly acknowledged to me that said corporation executed the same.

[Signature]

NOTARY PUBLIC





Parcel #
13:040:0064

Sheet
1 of 2

CLIENT
C.U.W.C.D.
KC Shaw
355 W. University Parkway
Orem, Utah 84058
PHONE: 801-226-7100

PE	9,328 SQUARE FEET
TCE	25,462 SQUARE FEET

DATE OF ORIGINAL DRAWING: Jan 21, 2011			
2			
1			
NO	REVISION	DATE	BY

FLINT

LAND SURVEYING & CONSULTING INC.

P.O. BOX 95029,
SOUTH JORDAN, UT 84095
PHONE: (801) 448-1820
FAX: (801)253-1468

DWNG BY	RDF
CHCKD BY	RDF
PROJ. #	101203

PROJECT
Vineyard Segment (Waterline Easement)
Vineyard, Utah
Utah Co. SE1/4 of the NW1/4 of Sec. 22, T5S, R1E, SLM

SHEET TITLE
Parcel # V321 Melvin & Mary Frandsen



Parcel #
13:040:0004

Sheet
2 of 2

LEGAL DESCRIPTION OF: 321 PE

A 30 foot in width, appurtenant & Permanent Utility Easement, Located in the Southeast quarter of the Northwest quarter of Section 22, Township 5 South, Range 1 East, Salt Lake Base and Meridian, Utah County, State of Utah and being more particularly described as follows:

Commencing at a point which is 1547.038 feet N 89°59'02" E along the section line and 266.136 feet N 0°00'58" W, from the West quarter corner of said section, and running thence, N 47° 46' 28" E for a distance of 30.00 feet to the South & West line of a 20 foot wide sewer line easement, said line also being 20 feet perpendicularly southwest of said existing sewer line; thence running parallel and adjacent to said sewer line easement, S 42° 28' 33" E for a distance of 295.14 feet; thence S 01° 05' 43" W a distance of 43.53 feet; thence, N 42° 28' 29" W for a distance of 326.80 feet to the POINT OF BEGINNING ;
Containing 9,328 sqft more or less.

LEGAL DESCRIPTION OF: 321 TCE

A 70 foot in width, appurtenant & Temporary Construction Easement, Located in the Southeast quarter of the Northwest quarter of Section 22, Township 5 South, Range 1 East, Salt Lake Base and Meridian, Utah County, State of Utah and being more particularly described as follows:

Commencing at a point which is 1547.038 feet N 89°59'02" E along the section line and 266.136 feet N 0°00'58" W, from the West quarter corner of said section, and running thence, S 42° 28' 29" E for a distance of 326.80 feet; thence, S 01° 05' 43" W for a distance of 101.56 feet; thence N 42° 28' 30" W a distance of 400.69 feet; thence, N 47° 46' 28" E for a distance of 70.00 feet to the POINT OF BEGINNING ;
Containing 25,462 sqft more or less.

CLIENT
C.U.W.C.D.
K.C. Shaw
355 W. University Parkway
Orem, Utah 84058
PHONE: 801-226-7100

PE	9,328 SQUARE FEET
TCE	25,462 SQUARE FEET

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PROJ. #
101203

PROJECT
Vineyard Segment (Waterline Easement)
Vineyard, Utah
Utah Co, SE1/4 of the NW1/4 of Sec. 22, T5S, R1E, SLM
SHEET TITLE
Parcel #V321 Melvin & Mary Frandsen