When Recorded Return to: American Fork City 51 East Main American Fork UT 84003 ENT 81546: 2017 PG 1 of 2

Jeffery Smith

Utah County Recorder

2017 Aug 21 03:01 PM FEE 12.00 BY MG

RECORDED FOR Sutherland Title Company

ELECTRONICALLY RECORDED

PARCEL I.D. #13:042:0072 GRANTOR: AF Utah, LLC

SEWER UTILITY EASEMENT

A sewer utility easement located in the East Quarter Corner of Section 22, Township 5 South, Range 1 East, Salt Lake Base and Meridian, U.S. Survey.

For the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, AF UTAH, LLC, GRANTOR hereby grants, conveys, sells, and sets over unto AMERICAN FORK CITY, a body politic, organized and existing under the laws of the State of Utah, with its principal office at 51 East Main Street, American Fork, Utah, 84003, GRANTEE, its successors and assigns, a perpetual easement to construct, maintain, operate, repair, inspect, protect, install, remove and replace pipelines, utilities and other transmission and distribution structures and facilities, hereinafter called the FACILITIES, said easement, being situate in Utah County, State of Utah, over and through a parcel of the GRANTOR'S land lying within a strip more particularly described as follows:

Beginning at a point located South 102.35 feet and West 2,513.06 feet from the East Quarter Corner of Section 22, Township 5 South, Range 1 East, Salt Lake Base and Meridian; and running

thence North 89°22'12" West 515.33 feet; thence North 00°37'48" East 2.50 feet; thence North 89°22'12" West 139.99 feet; thence North 00°11'16" West 15.00 feet; thence South 89°12'22" East 140.20 feet; thence North 00°37'48" East 2.50 feet; thence South 89°22'12" East 515.95 feet; thence South 02°24'06" West 20.01 feet to the point of beginning.

Contains: 0.285 acres (approx. 12,414 sq. ft.)

TO HAVE AND HOLD the same unto the GRANTEE, its successors and assigns, with the right of ingress and egress in the GRANTEE, its officers, employees, agents and assigns to enter upon the above-described property with such equipment as is necessary to construct, install, maintain, operate, repair, inspect, protect, remove and replace the FACILITIES. During construction periods, GRANTEE and its contractors may use such portion of GRANTOR'S property along and adjacent to the easement as may be reasonably necessary in connection with the construction or repair of the FACILITIES. The contractor performing the work shall restore all property,

ACCOMODATION RECORDING ONLY:

Sutherland Title Company makes no representation as to the condition of title and assumes no liability or responsibility for the validity, sufficiency, or effect of this recording.

through which the work traverses, to as near its original condition as is reasonably possible. GRANTOR shall have the right to use the above-described property except for the purposes for which this easement is granted to the GRANTEE, provided such use shall not interfere with the FACILITIES or any other rights granted to the GRANTEE hereunder.

GRANTOR shall not build or construct, or permit to be built or constructed, any building or other improvement over or across this easement nor change the contour thereof without the written consent of GRANTEE. This easement shall be binding upon, and inure to the benefit of, the successors and assigns of the GRANTOR and the successors and assigns of the GRANTEE, and may be assigned in whole or in part by GRANTEE.

IN WITNESS WHEREOF, the GR	ANTOR has executed this right-of-way and Easement this 017.
1th day of August, 20	017.
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	GRANTØR
	AT Utah, LLC
	Christophu Simus
-	
	Representative/Owner
	Name:
-	
	Title:
	Maranta
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STATE OF UTAH	
. :SS.	,
COUNTY OF LINWIN)	
On the 11th day of A	who, being duly sworn, did say that he/she is the of AF Utun LLL, a limited
Christopher Simms	who being duly sworn did say that he/she is the
Managy	of AFIHUM 110
liability company, and that the with	in and foregoing instrument was duly authorized by the
limited liability company at a lawful	meeting held by authority of its operating agreement; and
duly acknowledged to me that said lin	nited liability company executed the same.
Section and Park Market State Market State Market State Market State Market State State Market State S	ance matrice company executed the same.
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	Notary Public
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William William	