


When recorded return to:  
David Pitcher  
Central Utah Water Conservancy District  
355 West University Parkway  
Orem, UT 84058-7303



ENT 16879:2011 PG 1 of 4  
JEFFERY SMITH  
UTAH COUNTY RECORDER  
2011 Feb 28 1:35 pm FEE 0.00 BY CS  
RECORDED FOR STATE OF UTAH

This document was prepared by:  
Wayne C. Christensen  
Division of Facilities Construction and Management  
4110 State Office Building  
Salt Lake City, Utah 84114

**GRANT OF UTILITY EASEMENT  
FOR CONSTRUCTION AND MAINTENANCE OF A CONCRETE BOX AS PART OF  
THE NORTH BRANCH CUWCD SECONDARY WATERLINE**

The State of Utah, Division of Facilities Construction and Management, hereinafter referred to as "Grantor", does hereby convey and warrant to Central Utah Water Conservancy District, hereinafter referred to as "Grantee", for the sum of \$10.00 and other good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, a Utility Easement for the express purpose of constructing, operating, repairing and maintaining a concrete box and 36" secondary waterline as permitted by the Grantor at the exclusive discretion of Grantee, over, across, through and under the premises of the Grantor situated in Utah County, State of Utah said easement more specifically described as follows:

"A Utility Easement being located within the Utah State Developmental Center property, Parcel Number 120040013 and also being in the Southeast Quarter of the Southeast Quarter of Section 01, Township 5 South, Range 1 East, Salt Lake Base and Meridian, Highland City, Utah County, State of Utah, and being more particularly described as follows:

Beginning at a point, said point being 576.30 feet, N 00° 06' 11" W along the section line and 89.51 feet, S 89° 53' 49" W from the Southeast corner of said section and running thence, NORTH for a distance of 16.92 feet; thence, N 45° 36' 04" E for a distance of 76.66 feet to the West right of way line of 4800 West street; thence along said right of way line S 00° 21' 39" E a distance of 88.76 feet; thence, n 71° 47' 39" W for a distance of 58.25 feet along the North line of the USA pipeline easement recorded in book 2089 page 227 in the official records of the Utah County Recorder's Office to the POINT OF BEGINNING; Containing 2,914 Sq. Ft. more or less"

Also granting to the Grantee a right of ingress and egress to and from and along said right-of-way and with the right to operate, maintain, repair, replace, augment and/or remove the concrete box and waterlines as deemed necessary by the Grantee; The Grantor and its successors in interest hereby relinquish the right to construct any improvement which would interfere with

the operation, replacement or repair of the concrete box or waterlines constructed and maintained under the provisions of this easement and covenant and agree that no improvement, trees or structures will be constructed to interfere with the easement granted herein, without the express written consent in advance of the Grantee, which would interfere with the right of the Grantee to operate, maintain, repair or replace the concrete box or waterlines constructed by or for the Grantee.

The easement granted herein is subject to the conditions that the Grantee shall undertake, perform and complete all work permitted hereby in a good and workmanlike fashion and in accordance with all applicable governmental and private regulations and covenants; that the Grantee shall restore, as soon as reasonably practicable, all property of the Grantor which has been disturbed or affected by the Grantee's work; and that the Grantee shall indemnify and hold harmless the Grantor, its heirs and successors against any and all liability caused by the wrongful acts of the Grantee, its contractors or agents, during the construction, operation or maintenance of the concrete box and waterlines provided for in this easement (the Grantor's right to indemnification or to be held harmless by the Grantee under the terms of this paragraph are expressly conditioned upon prompt and immediate notice to the Grantee of any claim or demand which would cause a claim against the Grantee and upon the Grantee's right to defend any claim against the Grantor which would cause a claim of indemnification against the Grantor). This provision shall not be interpreted or construed to waive the rights of the Grantee to the affirmative defenses to claims provided under the Utah Governmental Immunity Act.

Payment for the utility easement granted herein shall be made in whole and payable to:

State of Utah  
 Division of Facilities Construction and Management  
 Attn: Wayne Christensen  
 4110 State Office Building  
 Salt Lake City, UT 84114

WITNESS the hand of said Grantor this 28<sup>th</sup> day of Feb., 2011.

GRANTOR  
 State of Utah  
 Division of Facilities Construction  
 And Management

By:   
 John K. Nichols

Real Estate and Debt Manager

STATE OF UTAH  
COUNTY OF SALT LAKE

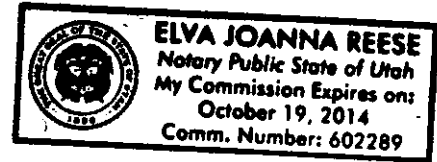
On the 28 day of Feb, 2011, personally appeared before me \_\_\_\_\_  
the John K. Nichols, Real Estate and Debt Manager, State of Utah, Division of Facilities  
Construction and Management, the signor of the foregoing instrument, who did personally  
acknowledge to me that the foregoing easement was executed by the Grantor.

Elva Joanna Reese

NOTARY PUBLIC

RESIDING AT:

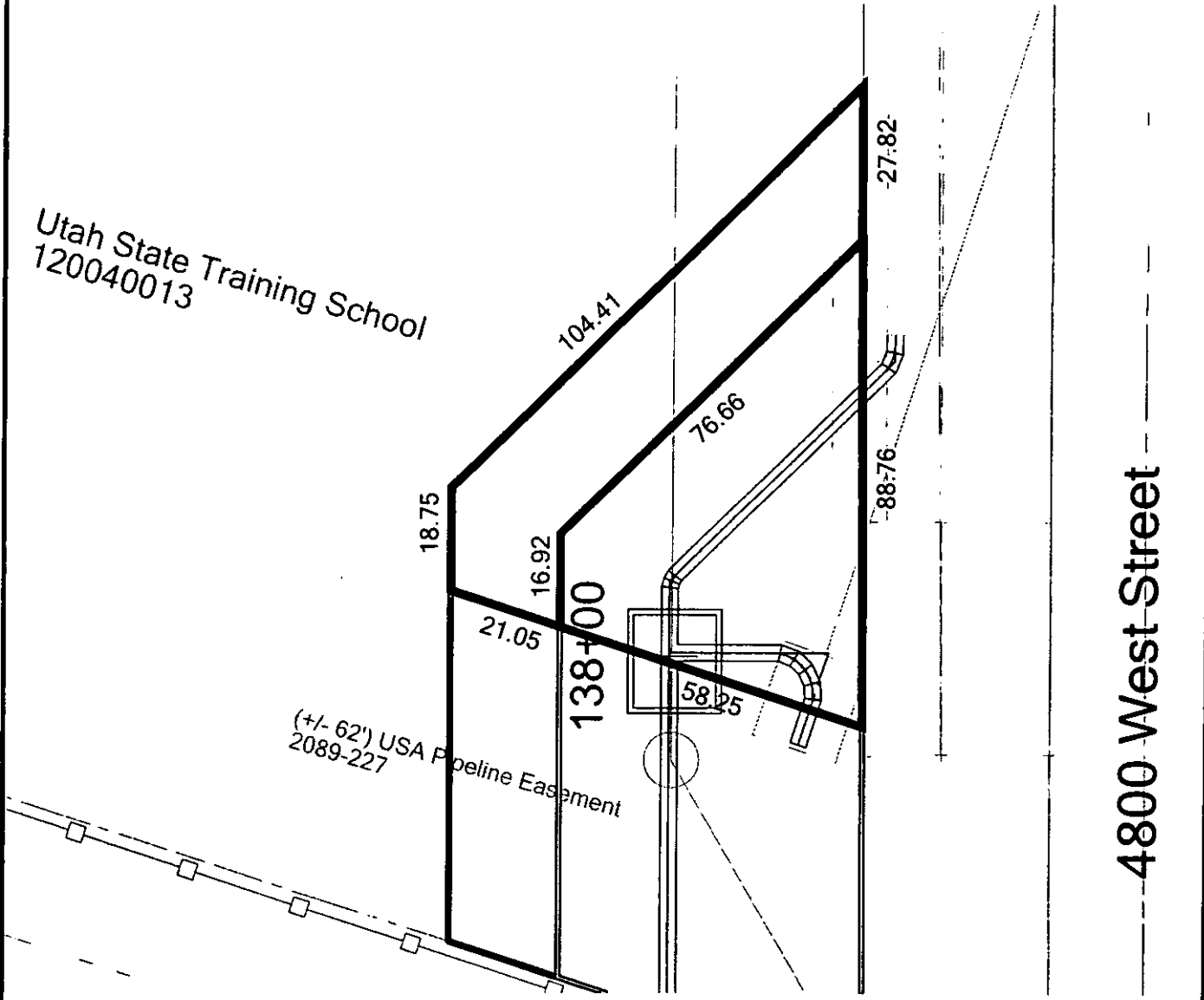
My Commission Expires:  
10-19-14





Parcel # 120040013

Sheet  
1 OF 2



CLIENT  
**C.U.W.C.D.**  
KC Shaw  
955 W. University Parkway  
Orem, Utah  
PHONE: (801) 226-7100

TCE	2,167 SQUARE FEET
PE	2,914 SQUARE FEET
TCE (less CUWCD X easement)	2,015 SQUARE FEET
PE (less CUWCD X easement)	2,650 SQUARE FEET

DATE OF ORIGINAL DRAWING: Nov 3, 2010			
NO.	REVISION	DATE	BY
2			
1			

DWNG BY	RDF
CHKD BY	RDF
PROJ. #	100504

PROJECT  
**North Branch Pipe Line Easements**  
Approx 4800 W 9600 N  
Highland City, Utah  
Utah County, Sec 01, T5S, R1E, SLM

SHEET TITLE  
**PE & TCE #1 (Utah State Training School)**

**FLINT**

**LAND SURVEYING & CONSULTING INC.**  
P.O. BOX 95029  
SOUTH JORDAN, UT 84095  
PHONE: (801) 446-1820  
FAX: (801) 253-1466