

When recorded please return to:
Sandy City Recorder
10000 Centennial Parkway
Sandy City, Utah 84070

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12/07/2017 11:30 AM \$0.00
Book - 10627 Pg - 2200-2202
ADAM GARDINER
RECORDER, SALT LAKE COUNTY, UTAH
SANDY CITY
10000 CENTENNIAL PARKWAY
SANDY UT 84070
BY: LHA, DEPUTY - MA 3 P.

Address 10826 S stat, Sandy, UT 84070 Parcel ID# 27-13-478-012-0000

GRANT OF EASEMENT FOR ELECTRICAL UTILITY LINE

MILLER FAMILY REAL ESTATE, L.L.C., a Utah limited liability company, of Salt Lake County, Utah, **Grantor**, hereby grants and conveys to **SANDY CITY CORPORATION**, a Utah municipal corporation, **Grantee**, for good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, a permanent "Utility Easement" for the surveying, construction, repair, maintenance, inspection, replacement or removal of underground electric lines and reasonably necessary related facilities for the transportation of electricity through, across, and under the area described in Exhibit A attached hereto, and depicted in Exhibit B attached hereto, together with all rights of ingress and egress along said Utility Easement reasonably necessary or convenient for the full and complete use, occupation and enjoyment of the Utility Easement hereby granted, and all rights and privileges incident thereto, the right to go upon so much of Grantor's adjacent property as is reasonably necessary to accomplish any of the purposes herein, the right to remove and replace fences, electrical and other obstructions, and the right to place dirt, materials and equipment upon Grantor's property adjacent to the Utility Easement for reasonable periods of time incident to the purposes for which this Utility Easement is granted. The area upon which the Utility Easement is granted is more particularly described as the following property in Salt Lake County, Utah:

See Attached Exhibit A

This easement shall be binding on the Grantor and Grantee and their respective successors and assigns.

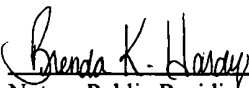
WITNESS the hand of said Grantor this 16 day of November, A.D. 2017.

MILLER FAMILY REAL ESTATE, L.L.C., a Utah limited liability company

By: 
Scott Bates, President

STATE OF UTAH)
: ss
County of Salt Lake)

On the 16 day of November, A.D. 2017, personally appeared before me Scott Bates, as president of Miller Family Real Estate, L.L.C., a Utah limited liability company, who acknowledged that he signed the foregoing instrument on behalf of said company.


Notary Public Residing at
Sandy, UT

My Commission Expires: 2-4-2018



EXHIBIT A

**Miller Family
2017
Motor Park Avenue
Easement**

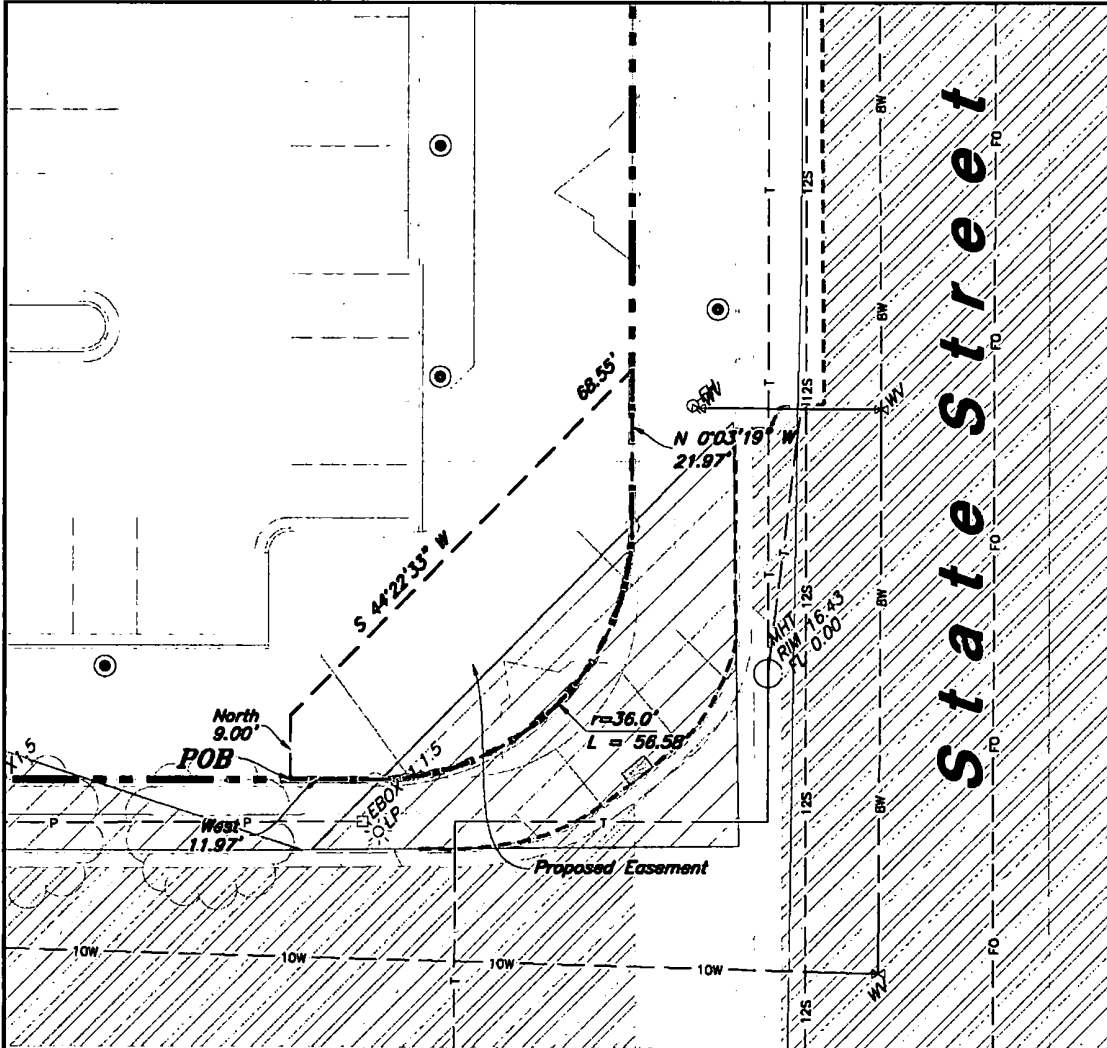
October 13,

A part of Lot 39 of the Utah Auto Mall Phase 1 Subdivision within the Southwest Quarter of Section 18, Township 3 South, Range 1 East, Salt Lake Base and Meridian, U.S. Survey in Salt Lake County, Utah:

Beginning at a point on the North Line of Motor Park Avenue as widened to 41.00 foot half-width being 11.97 feet West along said North Line from the Southwesterly Endpoint of the 36.00 foot radius curve on the Northwesterly Quadrant of the Intersection of said Motor Park Avenue with State Street as widened; said point of beginning is located 56.78 feet West along the Lot Line; and 226.47 feet South from the original Northeast Corner of said Lot 39 of record; said point of beginning is also located 928.64 feet North $0^{\circ}00'14''$ West along the Section Line; and 29.86 feet East along said North Line of Motor Park Avenue from the Southwest Corner of said Section 18; and running thence North 9.00 feet; thence North $44^{\circ}22'33''$ East 68.55 feet to the West Line of State Street as widened to 58.50 foot half-width; thence South $0^{\circ}03'19''$ East 21.97 feet along said West Line to a point of curvature; thence Southwesterly along the arc of a 36.00 foot radius curve to the right a distance of 56.58 feet (Central Angle equals $90^{\circ}03'19''$ and Long Chord bears South $44^{\circ}58'20''$ West 50.94 feet) to a point of tangency on the North Line of said Motor Park Avenue as widened; thence West 11.97 feet along said North Line to the point of beginning.

Contains 1,329 sq. ft.

EXHIBIT B



Scale: 1" = 20'



 <p>ANDERSON WAHLEN & ASSOCIATES 2010 North Riverside Road, Salt Lake City, Utah 84118 801-521-8529 - annaeng.com</p>	Easement Exhibit		Sheet No.
	LHM Chrysler/Dodge Storage Lot		EX-A
	10852 South State Street Sandy, Utah		
			Designed By: AT Drafted By: AR Client Name: LHM 15-08BUT 13 Oct, 2017