

WHEN RECORDED, MAIL TO:
Utah Transit Authority
PO Box 30810
Salt Lake City, Utah 84130-0810

ENT 46061:2017 PG 1 of 4
Jeffery Smith
Utah County Recorder
2017 May 12 11:48 AM FEE 0.00 BY MA
RECORDED FOR National Title Agency of Utah
ELECTRONICALLY RECORDED

Easement
(LIMITED LIABILITY COMPANY)

Utah County

Tax ID No. 57:012:0003

Pin No. 10266

Project No. S-0265(23)3

Parcel No. 0265:139:E

TRU 2005 RE I, LLC, a Delaware limited liability company, having an address at c/o Toys "R" Us, One Geoffrey Way, Wayne, NJ 07470, (973) 617-3500, Grantor, hereby GRANTS AND CONVEYS to the UTAH TRANSIT AUTHORITY, at 669 West 200 South, Salt Lake City, Utah 84101, Grantee, for the sum of TEN (\$10.00) Dollars, and other good and valuable consideration, the following described easement in Utah County, State of Utah, to-wit:

A temporary easement, upon part of an entire tract of property, situate in Lot 3, Plat "A", University Square Subdivision, according to the official plat thereof on file and recorded April 30, 1991 as Entry No. 15740 as Map No. 4167-52 of plats, situate in the NW1/4NW1/4 of Section 26, T.6S., R.2E., S.L.B.&M., for the construction of improvements incident to the Provo-Orem Transportation Improvement Project, known as project number S-0265(23)3. This easement shall commence upon the beginning of actual construction on the property and shall continue only until project construction on the property is complete, or for two years, whichever first occurs. The easement shall be non-exclusive such that the Grantor may use the property at any time in a manner which does not interfere with construction activities.

Beginning at the intersection of the westerly boundary line of said Lot 3 and the southerly project right of way and limited access line of State Route 265

NTA 16-2499

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(University Parkway), which point is also 1,956.41 feet (*1,956.00 feet measured*) N. $00^{\circ}44'08''$ W. and 57.74 feet (*53.49 feet measured*) East and 425.96 feet S. $84^{\circ}58'55''$ E. from the West Quarter Corner of said Section 26, which point is also 96.50 feet perpendicularly distant southerly from the control line of said project, opposite approximate Engineer Station 146+06.74; thence along said project right of way and limited access line the following three (3) courses: (1) S. $89^{\circ}13'23''$ E. 150.15 feet; (2) S. $00^{\circ}46'37''$ W. 4.00 feet; (3) S. $89^{\circ}13'23''$ E. 18.85 feet; thence S. $89^{\circ}13'23''$ E. 54.00 feet to said project right of way and limited access line; thence along said project right of way and limited access line S. $89^{\circ}13'23''$ E. 17.19 feet, more or less, to the easterly boundary line of said Lot 3; thence along said boundary line S. $00^{\circ}44'17''$ W. 20.00 feet; thence N. $89^{\circ}13'23''$ W. 26.80 feet; thence S. $00^{\circ}46'37''$ W. 30.00 feet; thence N. $89^{\circ}13'23''$ W. 213.36 feet, more or less, to the westerly boundary line of said Lot 3; thence along said boundary line N. $00^{\circ}44'17''$ E. 54.00 feet, more or less, to the point of beginning. The above described part of an entire tract of land contains 11,805 square feet or 0.271 acre in area, more or less.

(Note: Rotate above bearings counterclockwise $00^{\circ}14'37''$ to equal project bearings.)

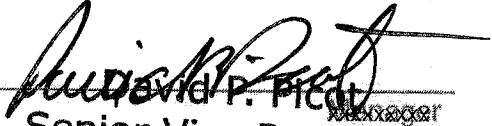
~~After said improvements and appurtenant parts thereof are constructed at the expense~~
of the Utah Transit Authority, said Utah Transit Authority is thereafter relieved of any further claim or demand for costs, damages or maintenance charges which may accrue against said improvements and appurtenant parts thereof.

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IN WITNESS WHEREOF, said TRU 2005 RE I, LLC, a Delaware limited liability company, having an address at c/o Toys "R" Us, One Geoffrey Way, Wayne, NJ 07470, (973) 617-3500 has caused this instrument to be executed by its proper officers thereunto duly authorized, this 18th day of April, A.D. 20 17.

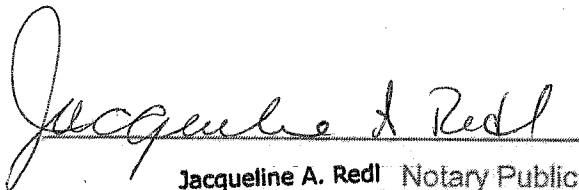
STATE OF NEW JERSEY)
) ss.
COUNTY OF PASSAIC)

TRU 2005 RE I, LLC
a Delaware limited liability company

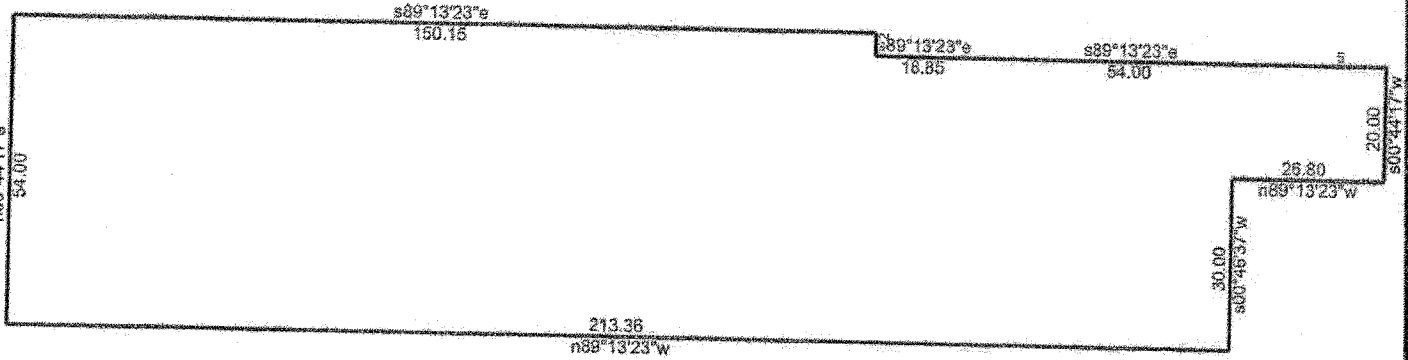
By 
Title: David P. Picot
Senior Vice President
Property Development

On the date first above written personally appeared before me, David P. Picot, who, being by me duly sworn, says that he is the Sup-Property Development of TRU 2005 RE I, LLC, a Delaware limited liability company, having an address at c/o Toys "R" Us, One Geoffrey Way, Wayne, NJ 07470, (973) 617-3500, and that the within and foregoing instrument was signed in behalf of said company by authority of its Articles of Organization, and said David P. Picot acknowledged to me that said company executed the same.

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



Jacqueline A. Redl Notary Public
A Notary Public of New Jersey
My Commission Expires August 6, 2019



Parcel 139:E

5/26/2016

Scale: 1 inch= 31 feet

File: 10266_S-0265(23)3_14P_139_E_DeedPlot.ndp

Tract 1: 0.2710 Acres (11805 Sq. Feet), Closure: n89.0930w 0.01 ft. (1/84974), Perimeter=588 ft.

- 01 s89.1323e 150.15
- 02 s00.4637w 4.00
- 03 s89.1323e 18.85
- 04 s89.1323e 54.00
- 05 s89.1323e 17.19
- 06 s00.4417w 20.00
- 07 n89.1323w 26.80
- 08 s00.4637w 30.00
- 09 n89.1323w 213.36
- 10 n00.4417e 54.00