

When Recorded Return to:  
Mr. Craig L. White  
South Valley Sewer District  
P.O. Box 629  
Riverton, UT 84065

13590674  
03/09/2021 09:49 AM \$0.00  
Book - 11132 Pg - 5755-5759  
RASHELLE HOBBS  
RECORDER, SALT LAKE COUNTY, UTAH  
SOUTH VALLEY SEWER DISTRICT  
PO BOX 629  
RIVERTON UT 84065  
BY: PSA, DEPUTY - WI 5 P.

PARCEL I.D.# 27-10-126-010-0000  
27-10-127-032-0000  
27-10-126-026-0000  
27-10-126-025-0000  
27-10-126-024-0000  
27-10-126-023-0000

GRANTORS: NEWMAN INVESTMENTS, LLC  
OAKESON IVAN A  
HARMON CYNTHIA O  
(Jordan Woods Subdivision)

Page 1 of 5

## EASEMENT

A twenty (20) foot wide sanitary sewer easement located in the Northwest Quarter of Section 10, Township 3 South, Range 1 West, Salt Lake Base and Meridian, U.S. Survey.

For the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned as GRANTORS hereby grant, convey, sell, and set over unto South Valley Sewer District, a body politic of the State of Utah, hereinafter referred to as GRANTEE, its successors and assigns, a perpetual right-of-way and easement to construct, maintain, operate, repair, inspect, protect, install, remove and replace sewer pipelines, valves, valve boxes and other sewer transmission and distribution structures and facilities, hereinafter called the FACILITIES, said right-of-way and easement, being situate in Salt Lake County, State of Utah, over and through a parcel(s) of the GRANTORS' land lying within a strip twenty (20) feet wide, more particularly described as follows:

See Exhibit "A" attached hereto and by this reference made a part hereof.

Contains: 21,556 square feet or 0.495 acres

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 and vehicles 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 GRANTORS' property along and adjacent to the right-of-way and

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

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

IN WITNESS WHEREOF, the GRANTORS have executed this right-of-way and Easement this 15<sup>th</sup> day of February, 2021.

GRANTOR(S)

NEWMAN INVESTMENTS, LLC

By: Wm. Mark Newman

Its: Manager Title

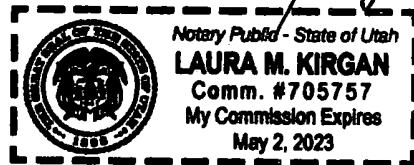
STATE OF UTAH )  
 )  
:ss  
COUNTY OF SALT LAKE )

On the 15<sup>th</sup> day of February, 2021, personally appeared before me Wm. Mark Newman who being by me duly sworn did say that (s)he is the Manager/Member of Newman Investments LLC a limited liability company, and that the within 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 limited liability company executed the same.

Laura M. Kirgan  
Notary Public

My Commission Expires: May 2, 2023

Residing in: Eureka Utah



OAKESON IVAN A

By: *Ivan Oakeson*  
Owner

STATE OF UTAH )  
COUNTY OF Salt Lake ) :ss.

On the 15th day of February, 2021, personally appeared before me Ivan A Oakeson who being duly sworn, did say that he/she/they is/are the signer(s) of the foregoing instrument, who duly acknowledged to me that he/she/they executed the same.

*A. Jensen*  
Notary Public

My Commission Expires: 9/28/21

Residing in: Utah County



HARMON CYNTHIA O

By: *Cynthia O Harmon*  
Owner

STATE OF UTAH )  
COUNTY OF Salt Lake ) :ss.

On the 15th day of February, 2021, personally appeared before me Cynthia O Harmon who being duly sworn, did say that he/she/they is/are the signer(s) of the foregoing instrument, who duly acknowledged to me that he/she/they executed the same.

*A. Jensen*  
Notary Public

My Commission Expires: 9/28/21

Residing in: Utah County



## Exhibit 'A'

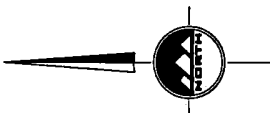
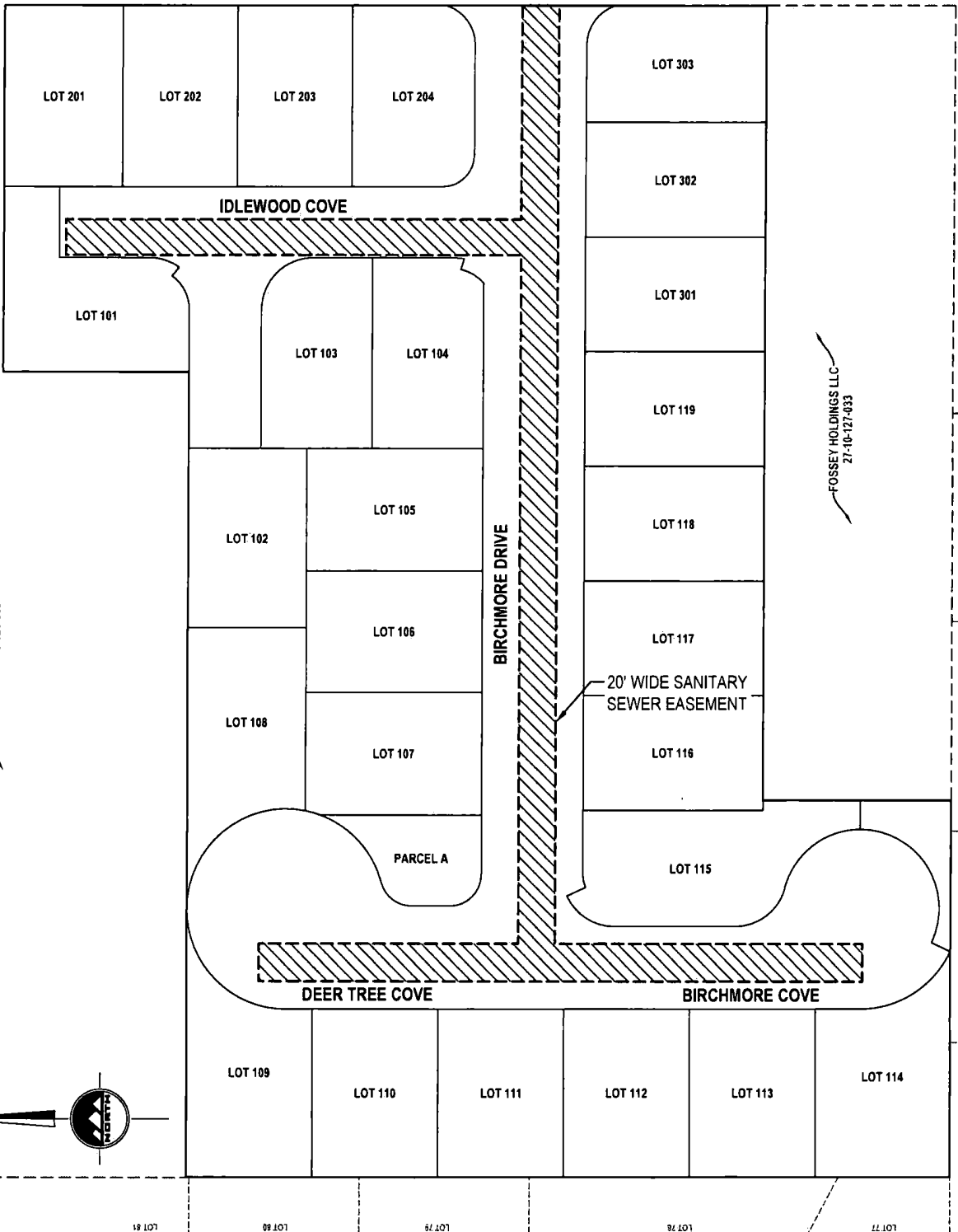
### Jordan Woods – Sewer Easement

Beginning at a point on the Westerly Right-of-Way Line of Redwood Road, said point being South 00°02'20" East 756.38 feet along the Quarter Section line and North 89°57'40" West 53.00 feet from the North Quarter Corner of Section 10, Township 3 South, Range 1 West, Salt Lake Base and Meridian, and running;

thence South 00°02'20" East 20.00 feet along said Westerly Right-of-Way Line;  
thence North 89°56'39" West 505.85 feet;  
thence South 00°00'08" East 166.00 feet;  
thence South 89°59'52" West 20.00 feet;  
thence North 00°00'08" West 326.00 feet;  
thence North 89°59'52" East 20.00 feet;  
thence South 00°00'08" East 140.00 feet;  
thence South 89°56'39" East 371.34 feet;  
thence North 00°02'20" West 245.95 feet;  
thence North 89°57'40" East 20.00 feet;  
thence South 00°02'20" East 245.98 feet;  
thence South 89°56'39" East 114.50 feet to the point of beginning.

Contains 21,556 Square Feet or 0.495 Acres

REDWOOD ROAD



PROJECT # 9163	DATE 9/9/20	<b>JORDAN WOODS</b>	FOR: NEWMAN CONSTRUCTION 13331 S. REDWOOD RD, STE 6109 RIVERTON, UTAH 84065 PHONE: 801.254.3524	45 W. 10000 S. Ste 500 Sandy, UT 84070 Phone: 801.255.0529 Fax: 801.255.4449 <a href="http://www.ensigneng.com">www.ensigneng.com</a>	
<h1>1 OF 1</h1>		9524 SOUTH REDWOOD ROAD SOUTH JORDAN, UTAH <b>SANITARY SEWER EASEMENT EXHIBIT</b>			