

**AFTER RECORDING RETURN TO:**  
Lehi City  
153 North 100 East  
Lehi, UT 84043

## **EASEMENT AND RIGHT OF WAY**

WE, THE UNDERSIGNED owners of real property situated and located in Utah County, State of Utah, do hereby convey, grant, and release to LEHI CITY, Utah County, State of Utah, a perpetual easement and right-of-way for certain **PRESSURE IRRIGATION PIPELINE EASEMENT** and any related facilities, under and through the following described real property situated in Utah County, State of Utah, and more particularly described as follows:

A twenty-foot wide permanent easement for a **PRESSURE IRRIGATION PIPELINE EASEMENT** described as follows:

**Lehi Spectrum Plat 'A' – Lot 2 & 3  
Office Building #2 – Water Line Easement**

Beginning at a point being North 00°14'45" East 2,106.33 feet along the section line and West 1,251.84 feet from the East Quarter Corner of Section 6, Township 5 South, Range 1 East, Salt Lake Base and Meridian; and running

thence South 88°51'43" West 20.00 feet; thence North 00°06'20" East 181.12 feet; thence North 89°56'22" West 249.36 feet; thence North 78°41'22" West 191.67 feet; thence North 56°11'22" West 44.27 feet; thence North 33°48'38" East 20.00 feet; thence South 56°11'22" East 40.29 feet; thence South 78°41'22" East 185.72 feet; thence South 89°56'22" East 247.40 feet; thence North 00°06'22" East 108.09 feet; thence North 01°58'36" East 76.43 feet; thence North 11°15'00" East 174.54 feet; thence North 11°15'00" West 67.37 feet; thence North 11°15'00" East 26.00 feet; thence Southeasterly 20.03 feet along the arc of a 781.00 foot radius curve to the left (center bears North 15°04'39" East and the chord bears South 75°39'26" East 20.03 feet with a central angle of 01°28'10"); thence South 11°15'00" West 20.94 feet; thence South 11°15'00" East 67.37 feet; thence South 11°15'00" West 176.55 feet; thence South 02°01'07" West 75.53 feet; thence South 00°06'06" West 307.74 feet to the point of beginning. Contains 22,602 Square Feet or 0.519 Acres

THIS EASEMENT IS GRANTED IN CONSIDERATION for the construction of the above described utilities for the improvement of real property owned by the Grantor(s). The property of Grantors (including the all-weather access roadway) shall be restored in as good condition as when the same was entered upon by the Grantee or its agents.

GRANTORS HEREBY AGREE that Lehi City shall have the right of ingress to and egress from the property above described for the purpose of constructing, maintaining, and repairing said public utilities and related facilities, to be located on the above-described property. Grantors also agree not to construct or maintain any building, structure, or trees of a permanent nature upon the property above described.

GRANTEES HEREBY AGREE that GRANTOR shall be allowed to install fences along the edge of the easement and across the easement provided there is access to sewer manholes.

DATED this 6th day of MARCH, 2019.

*[Handwritten signature]*

Lehi Spectrum Office 2, L.C.  
~~Nathan R. Boyer~~ *Brian Gochnour*  
Manager

SUBSCRIBED AND SWORN to before me this 6th day of March, 2019 the above signed.

*[Handwritten signature: Beverly Bott]*

Notary Public

My Commission expires on: 1/22/22

