

Return to:  
XR International LLC  
748 W. Heritage Park Blvd., Ste 203  
Layton, UT 84041

12887978  
11/16/2018 3:50:00 PM \$16.00  
Book - 10731 Pg - 2601-2604  
ADAM GARDINER  
Recorder, Salt Lake County, UT  
COTTONWOOD TITLE  
BY: eCASH, DEPUTY - EF 4 P.

Tax I.D. No. 07-25-301-002

**GRANT OF PUBLIC UTILITY EASEMENT**

XR International LLC the undersigned grantor, hereby dedicates a Public Utility Easement (the "Easement") over, on and through the property more particularly described on Exhibit "A" and as depicted on Exhibit "B" attached hereto and incorporated herein by this reference (the "Property"), for the use and installation of public utility facilities by public utilities, as defined in and in accordance with Utah Code Section 54-3-27, as amended (the "PUE Statute"). The Easement is non-exclusive and may be used by all public utilities according to the terms of the PUE Statute. The respective rights and duties of the grantor and the public utilities are entirely set forth in the PUE Statute. Except as described in the PUE Statute, the grantor shall retain the full use and enjoyment of the Property. This Easement shall constitute a covenant running with the Property and shall be binding on and inure to the benefit of each person or entity who acquires or comes to have an interest in the Property, and their respective grantees, transferees, lessees, heirs, devisees, personal representatives, successors and assigns.

Grantor expressly reserves the right to construct a roadway on the Property and to grant, convey and/or dedicate the Property for public use.

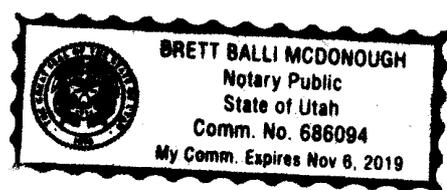
[signature page follows]

IN WITNESS WHEREOF, intending to be legally bound, the grantor executes this Easement to be effective as of this 14 day of NOVEMBER, 2018.

[ XR International LLC  
By: [Signature]  
Name: RYAN J. RICHIE  
Title: MANAGER

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

The foregoing instrument was acknowledged before me this 8 day of NOVEMBER 20 18, by RYAN J. RICHIE, the MANAGER of XR INTERNATIONAL LLC.



[Signature]  
NOTARY SIGNATURE AND SEAL

Exhibit "A"

A 10.00-foot-wide permanent easement located in the Southeast Quarter of Section 26, Township 1 North, Range 2 West, Salt Lake Base and Meridian, Salt Lake County, Utah, lying 10.00 feet northerly of the following described line:

BEGINNING at the Northwest Corner of Watkins Industrial Park Subdivision, recorded June 10, 2003 as Entry No. 8682869 in Book 2003P at Page 162 of the Salt Lake County records, and thence North 89°58'11" East 730.14 feet east line of property described in that certain General Warranty Deed recorded May 25, 2018 as Entry No. 12779195 in Book 10678 at Page 148 of said records and the POINT OF TERMINUS of the herein described line.

RT Assets, LLC  
Entry No. 12663641

Point of Terminus

5600 WEST STREET

JOHN CANNON DRIVE

XR International LLC  
Entry No. 12779195  
850 North 5600 West

10.0' Wide Public  
Utility Easement

N 89°58'11" E 730.14'

S 89°58'11" W 730.14'

Point of Beginning  
Northwest Corner of Watkins  
Industrial Park Subdivision

Suburban Land Reserve, Inc.  
Entry No. 11589876



Scale in Feet



WATKINS INDUSTRIAL  
PARK SUBDIVISION  
Book 2003P Page 148



**DOMINION**  
Engineering Associates, L.C.  
5684 South Green Street  
Murray, Utah 84123 801-713-3000

**EXHIBIT 'B'**

**PUBLIC UTILITY EXHIBIT MAP**

PROJECT NO.  
2968-14

SHEET NO.  
4 of 4

FILE NAME: SCALE:  
1"=100'