

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

13268653
05/13/2020 12:21 PM \$40.00
Book - 10942 Pg - 8902-8905
RASHELLE HOBBS
RECORDER, SALT LAKE COUNTY, UTAH
MR CRAIG L WHITE
PO BOX 629
RIVERTON UT 84065
BY: TCA, DEPUTY - WI 4 P.

PARCEL I.D.# 26-24-411-003
GRANTOR: University of Utah
Development Name: Gardner Daybreak Office 1
Page 1 of 4

EASEMENT

A twenty (20) foot wide sanitary sewer easement located in the Southeast Quarter of Section 24,
Township 3 South, Range 2 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, said strip extending ten (10) feet on each side of and lying parallel and adjacent to a line of reference and projection thereof, more particularly described as follows:

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

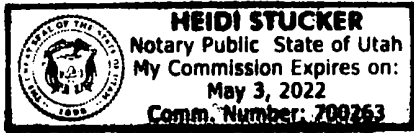
Contains 825 Square Feet or 0.019 Acres

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 ____ day of March, 2020.

GRANTOR(S)



UNIVERSITY OF UTAH

By: [Signature]
Patricia A. Ross, Chief Business Strategy Officer

STATE OF UTAH)
 : SS.

COUNTY OF SALT LAKE)

On the 31 day of March, 2020, personally appeared before me Patricia A. Ross, who being by me duly sworn, did say that she is the Chief Business Strategy Officer, for the University of Utah and that said instrument was signed in behalf of University of Utah and acknowledged to me that the University of Utah executed the same.

[Signature]
NOTARY PUBLIC

My Commission Expires: 5/3/2022
Residing in: SALT LAKE COUNTY

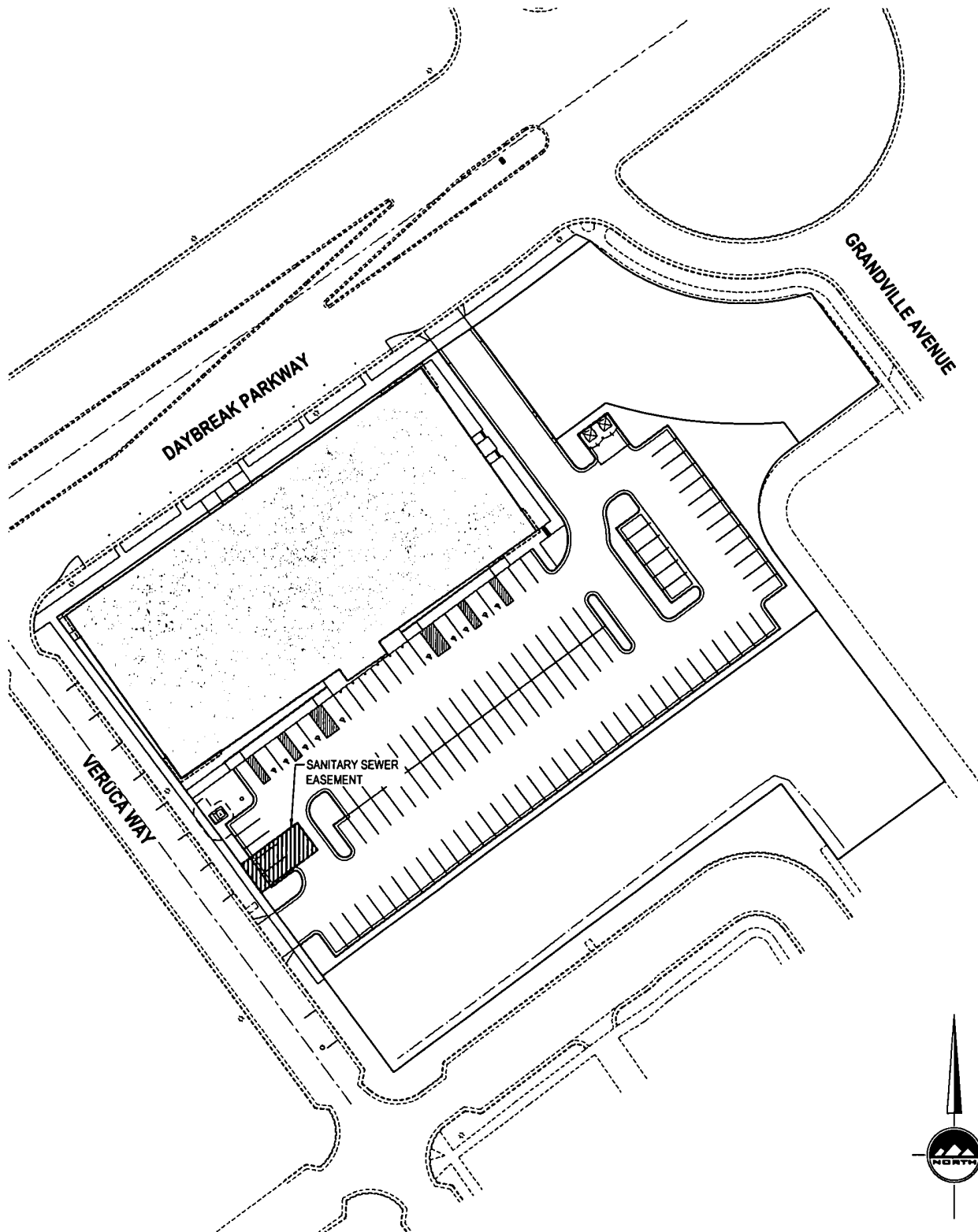
Exhibit 'A'

Gardner Daybreak Office 1 – Sewer Line Easement

Beginning at a point being North 89°56'03" West 7,404.41 feet along the Daybreak Baseline South (Basis of bearings is South 89°56'03" East 21,225.293 feet from the Southwest Corner of Section 22, T3S, R2W and the Southeast Corner of Section 19, T3S, R1W) and North 1,310.23 feet from the Southeast Corner of Section 19, Township 3 South, Range 1 West, Salt Lake Base and Meridian, said point also being South 89°58'42" East 560.09 feet along the section line and North 1,305.98 feet from the South Quarter Corner of Section 24, Township 3 South, Range 2 West, Salt Lake Base and Meridian; and running

thence North 36°32'54" West 20.00 feet;
thence North 53°27'06" East 41.23 feet;
thence South 36°32'54" East 20.00 feet;
thence South 53°27'06" West 41.23 feet to the point of beginning.

Contains 825 Square Feet or 0.019 Acres



PROJECT # 8920 DATE 2/18/20

1 OF 1

FILE: SIDEASEMENTS

GARDNER DAYBREAK OFFICE 1

5127 WEST DAYBREAK PARKWAY
SOUTH JORDAN, UTAH

SANITARY SEWER EASEMENT EXHIBIT

FOR:
GARDNER COMPANY
201 S. MAIN STREET, SUITE 2000
SALT LAKE CITY, UTAH 84101
PHONE: 801-458-8140

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