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02/26/2020 11:11 AM \$40.00
Book - 10901 Pg - 5401-5404
RASHELLE HOBBS
RECORDER, SALT LAKE COUNTY, UTAH
CITY OF DRAPER
1020 E PIONEER RD
DRAPER UT 84020
BY: TSA, DEPUTY - WI 4 P.

After Recording Return To:

Draper City
1020 East Pioneer Road
Draper City, Utah 84020

(Space above for recorders use only)

TRAFFIC SIGNAL EASEMENT

For the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned Grantor hereby grants, conveys, sells, and sets over unto **Draper City, a Utah municipal corporation**, as Grantee, its successors and assigns, a perpetual right-of-way and easement for the placement, operation, maintenance, repair, alteration and replacement of traffic signal facilities, on, over, under, and across real property located in Salt Lake County, State of Utah, described as follows:

SEE ATTACHED EXHIBIT "A"

TAX ID NO.: 34-07-301-002-0000 (for reference purposes only)

To have and hold the same unto said Grantee, its successors and assigns, with right of ingress and egress in said Grantee, its contractors and assigns to enter upon the above described property with such equipment as is necessary to install, maintain, operate, repair, inspect, protect, remove and replace said facilities. At no time shall Grantor, its successors, licensees, lessees, contractors or assigns or their agents or employees erect or permit to be erected any building or structure of any kind within the boundaries of said perpetual easement.

Witness, the hand of said Grantor, this 26 day of February, 2020.

Celtic Investment, Inc., an Illinois corporation

Reese Howell Jr
By: Reese S Howell Jr
Its: President

State of Utah)
County of Salt Lake :ss

On the 26th day of February, 2020, before me, a notary public, personally appeared Kimbarlee Schow, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument, and acknowledged that he/she executed the same on behalf of Celtic Investment, Inc., an Illinois corporation.

Kimbarlee Schow
Notary Public

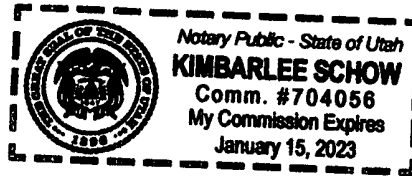


EXHIBIT "A"

Highline – East Traffic Easement

Beginning at the intersection of the Northerly Right-of-Way Line of Highland Drive and the Easterly Right-of-Way Line of Future Way, said point being South 00°27'26" West 1,222.45 feet along the section line and West 392.70 feet from the West Quarter Corner of Section 7, Township 4 South, Range 1 East, Salt Lake Base and Meridian; and running

thence North 62°06'57" West 22.86 feet along the Easterly Right-of-Way Line of Future Way;

thence Northwesterly 56.93 feet along the arc of a 298.00 foot radius curve to the right (center bears North 70°33'06" East and the chord bears North 13°58'32" West 56.84 feet with a central angle of 10°56'44") along the Easterly Right-of-Way Line of Future Way;

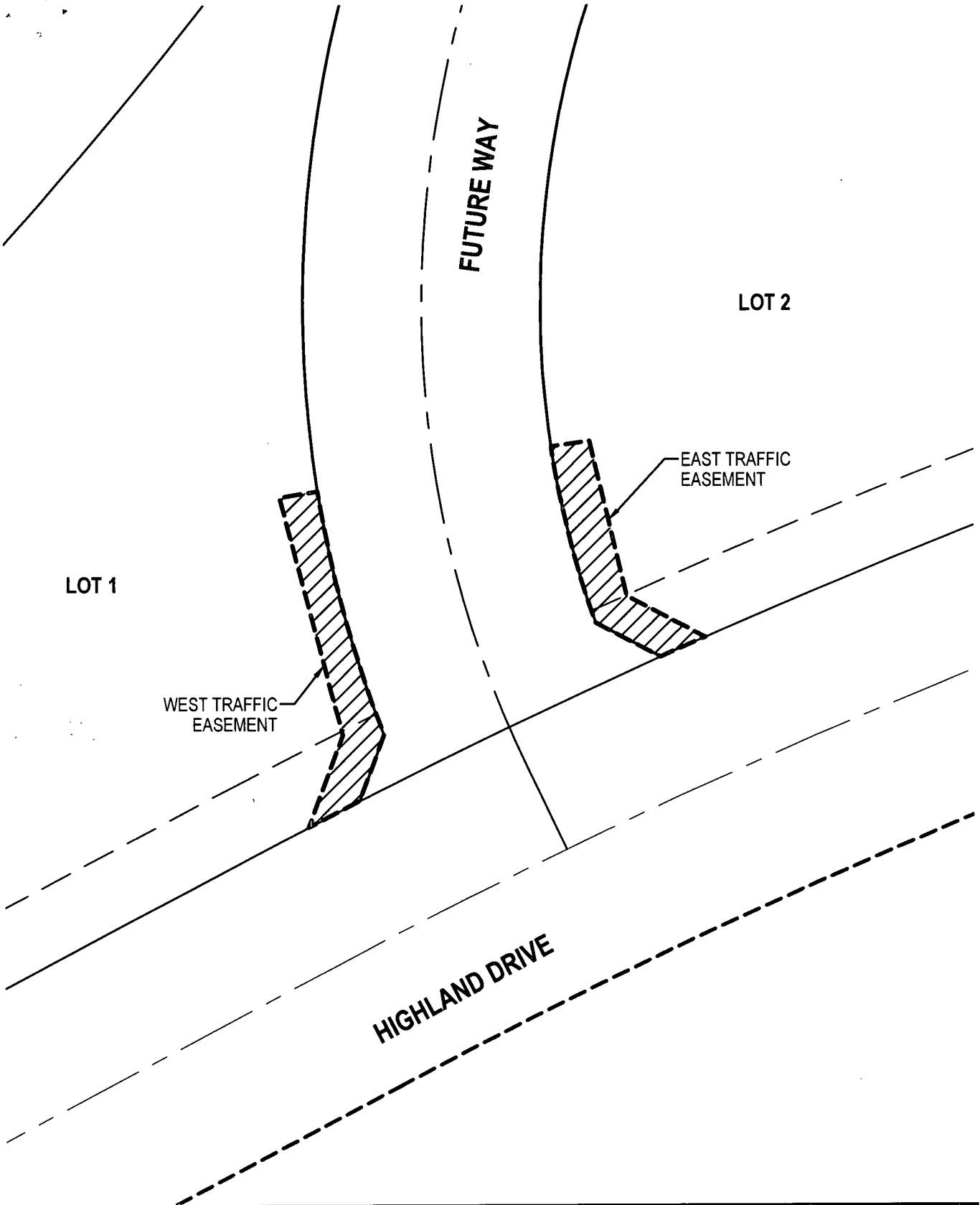
thence North 81°29'50" East 12.00 feet;


thence South 13°24'19" East 49.85 feet;

thence South 62°06'57" East 27.64 feet to the Northerly Right-of-Way Line of Highland Drive;

thence Southwesterly 15.24 feet along the arc of a 2,246.85 foot radius curve to the left (center bears South 23°51'18" East and the chord bears South 65°57'02" West 15.24 feet with a central angle of 00°23'19") along the Northerly Right-of-Way Line of Highland Drive to the point of beginning.

Contains 978 Square Feet or 0.022 Acres



<p>PROJECT # DATE 4065G 12/10/19</p> <p>1 OF 1</p> <p>FILE: S:\Easements-traffic</p>	<p>HIGHLINE SUBDIVISION</p> <p>15 WEST HIGHLAND DRIVE DRAPER, UTAH</p> <p>TRAFFIC EASEMENTS EXHIBIT</p>	<p>FOR: GARDNER COMPANY 400 W 80 S #360 SALT LAKE CITY, UTAH 84101</p>	<p>45 W. 10000 S. Ste 500 Sandy, UT 84070 Phone: 801.255.0529 Fax: 801.255.4449 www.ensigneng.com</p>	 <p>ENSIGN</p>
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