

WHEN RECORDED, MAIL TO:

D.R. Horton, Inc.
c/o Krisel Travis
12351 S. Gateway Park Place, Suite D-100
Draper, Utah 84020



ENT 12894:2017 PG 1 of 4
JEFFERY SMITH
UTAH COUNTY RECORDER
2017 Feb 07 11:35 am FEE 16.00 BY SS
RECORDED FOR D R HORTON

UNDERGROUND SERVICE LINE EASEMENTS

For good and valuable consideration, D.R. HORTON, INC., a Delaware corporation ("Grantor"), hereby conveys and grants unto the CITY OF SARATOGA SPRINGS and all utility service providers approved by said City (collectively, "Grantee"), for Grantee's use and benefit, permanent, non-exclusive easements (the "Easements") over and through those portions of Grantor's real property concerning the Legacy Farms Master Planned Community located in Utah County, State of Utah, more particularly described as follows (the "Easement Property"):

The Easement Property is 10 feet-wide for installation, maintenance and access of an underground service lines (gas, cable TV, and other "dry" utility services), and is described as follows:

See Legal Descriptions of the Easements attached hereto collectively as Exhibit "A" and incorporated herein by reference.

The Easement Property is depicted in the "Easement Exhibit" attached hereto as part of Exhibit "A"

The Easement granted hereby shall include the following rights, terms, and conditions:

1. Grantee may use the Easement Property for the installation, operation, maintenance, inspection, repair, alteration, and replacement of underground service lines such as gas, cable T.V., and other dry utility services, but for no other purpose;
2. Grantor will not unreasonably interfere with Grantee's use of the Easement Property for the purposes stated herein; provided, however, that Grantor shall be allowed to construct and install the improvements required by the City of Saratoga Springs even if they are located within the Easement Property. Similarly, Grantee shall use the Easement Property in a manner that does not unreasonably interfere with or impair Grantor's intended development of the subject residential community; and
3. The rights and privileges granted herein, and the corresponding obligations, shall inure to the benefit of the parties and be binding on their successors-in-interest or assigns.
4. By making any use of the Easement Property for the purposes stated herein, Grantee (and Grantee's successors and assigns) shall be deemed to have accepted, and will

be bound by and obligated to comply with, the terms and conditions set forth in this instrument.

This instrument and the Easement granted herein may not be terminated, extended, modified or amended without the written consent of Grantor and Grantee, or their successor-in-interest or assigns, and any such termination, extension, modification or amendment shall be effective only when duly recorded in the official records of the Utah County Recorder. Notwithstanding the preceding sentence, it is anticipated that a subdivision plat will be approved by the City (Grantee herein) and recorded for the subject property and will depict the easements described in this instrument. In the event of any conflict between the easements described in this instrument and the easements depicted or described in the recorded plat, the recorded plat shall govern and supersede this instrument.

IN WITNESS WHEREOF, the undersigned has executed this instrument on the dates set forth below, to be effective on the recording date hereof.

GRANTOR:

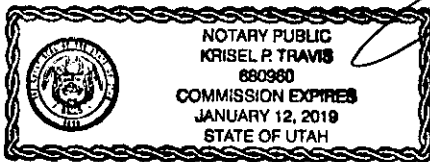
D.R. HORTON, INC., a Delaware corporation

By: BA Martin
Its: V.P. & DIVISION PRESIDENT

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

The foregoing instrument was acknowledged before me this 1 day of February, 2017, by Boyd A Martin, in his/her capacity as Vice President of D.R. Horton, Inc.

SEAL:



Krisel P. Travis
Notary Public

**Exhibit A
Easement**

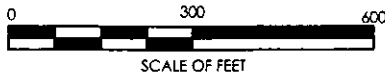
(Legal Description of Easement; and Easement Exhibit)

PUE Easement along Phase 3A, B, C, D & E Plat(s)

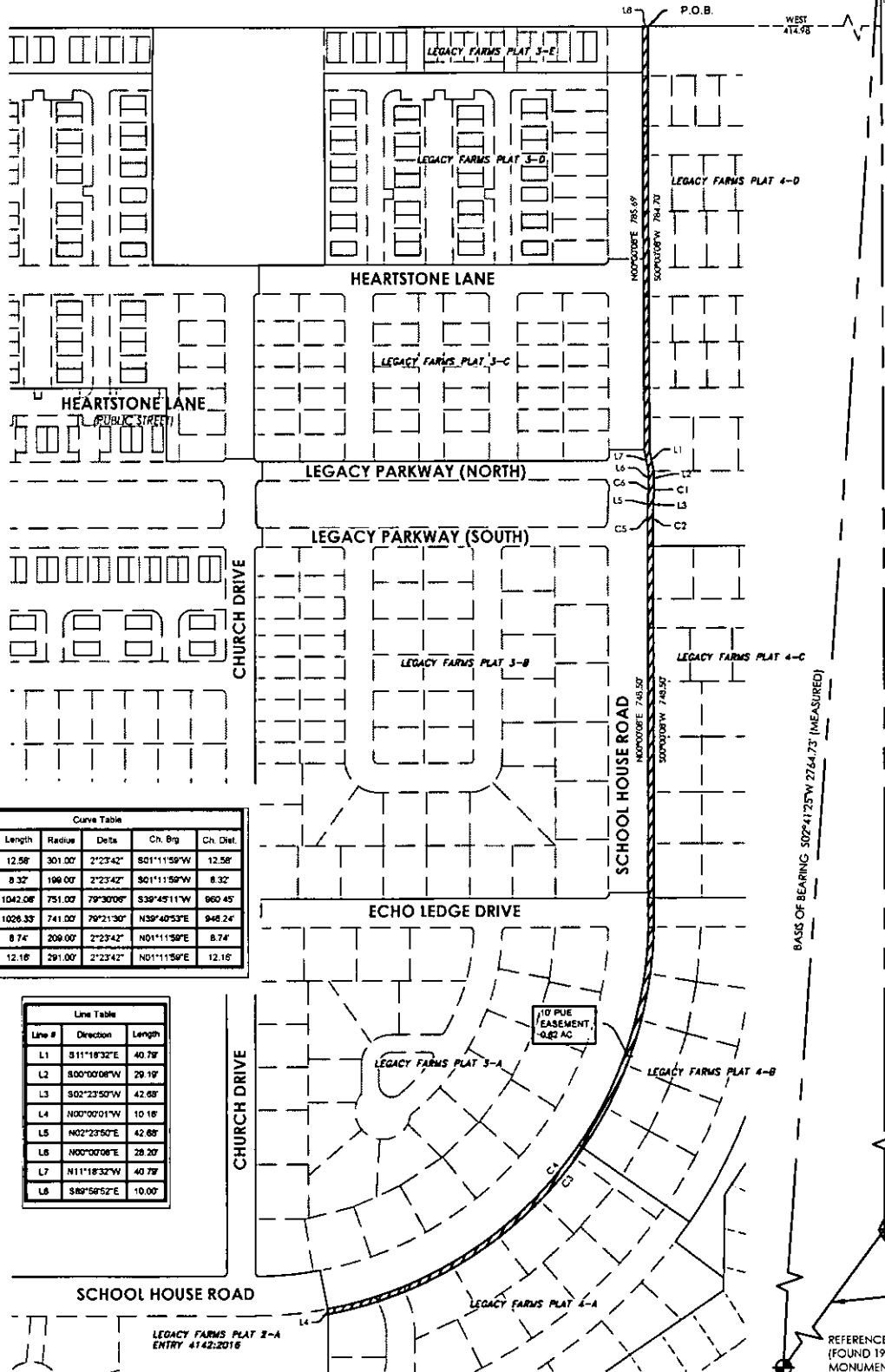
A parcel of land situate in the Southeast Quarter of Section 26, Township 5 South, Range 1 West, Salt Lake Base and Meridian, more particularly described as follows:

Beginning at a point South 00°33'28" West 34.40 feet and West 414.98 feet from the East Quarter Corner of said Section 26 and running thence South 00°00'08" West 784.70 feet; thence South 11°18'32" East 40.79 feet; thence South 00°00'08" West 29.19 feet to a point on a 301.00 foot radius curve to the right; thence 12.58 feet along said curve, through a central angle of 2°23'42", (chord bears South 01°11'59" West 12.58 feet); thence South 02°23'50" West 42.68 feet to a point on a 199.00 foot radius curve to the left; thence 8.32 feet along said curve, through a central angle of 2°23'42", (chord bears South 01°11'59" West 8.32 feet); thence South 00°00'08" West 748.50 feet to a point on a 751.00 foot radius curve to the right; thence southwesterly 1042.06 feet along said curve, through a central angle of 79°30'06", (chord bears South 39°45'11" West 960.45 feet) to the east line of Church Lot 1 as shown on Legacy Farms Plat 2-A, recorded on January 15, 2016 as Entry No. 4142:2016 in the office of the Utah Country Recorder; thence along said east line, North 00°00'01" West 10.18 feet to a point on a 741.00 foot radius curve to the left; thence northeasterly 1026.33 feet along said curve, through a central angle of 79°21'30", (chord bears North 39°40'53" East 946.24 feet); thence North 00°00'08" East 748.50 feet to a point on a 209.00 foot radius curve to the right; thence northerly 8.74 feet along said curve, through a central angle of 2°23'42", (chord bears North 01°11'59" East 8.74 feet); thence North 02°23'50" East 42.68 feet to a point on a 291.00 foot radius curve to the left; thence northerly 12.16 feet along said curve, through a central angle of 2°23'42", (chord bears North 01°11'59" East 12.16 feet); thence North 00°00'08" East 28.20 feet; thence North 11°18'32" West 40.79 feet; thence North 00°00'08" East 785.69 feet; thence South 89°59'52" East 10.00 feet to the POINT OF BEGINNING.

Containing 27,010 square feet or 0.62 acres, more or less.



EAST QUARTER CORNER SECTION 26
TOWNSHIP 5 SOUTH, RANGE 1 WEST
SALT LAKE BASE AND MERIDIAN
(FOUND 2008 UTAH COUNTY MONUMENT)



Curve Table					
Curve #	Length	Radius	Delta	Ch. Brg	Ch. Dist.
C1	12.58'	301.00'	2°23'42"	S01°11'59"W	12.58'
C2	8.32'	198.00'	2°23'42"	S01°11'59"W	8.32'
C3	1042.06'	751.00'	79°30'09"	S39°45'11"W	960.45'
C4	1026.33'	741.00'	79°21'30"	N39°40'53"E	948.24'
C5	8.74'	209.00'	2°23'42"	N01°11'59"E	8.74'
C6	12.16'	291.00'	2°23'42"	N01°11'59"E	12.16'

Line Table		
Line #	Direction	Length
L1	S11°18'32"E	40.79'
L2	S00°00'06"W	29.19'
L3	S02°23'50"W	42.68'
L4	N00°00'01"W	10.18'
L5	N02°23'50"E	42.68'
L6	N00°00'06"E	28.20'
L7	N11°18'32"W	40.79'
L8	S89°56'52"E	10.00'

WEST 414.95'

300°33'28"W 246.19' (CALCULATED)

BASES OF BEARING 502°41'25"W 2764.73' (MEASURED)

SOUTHEAST CORNER SECTION 26
TOWNSHIP 5 SOUTH, RANGE 1 WEST
SALT LAKE BASE AND MERIDIAN
(NOT FOUND)

N50°25'04"E 134.47' (CALC)
N50°26'14"E 134.51' (RECOR)

REFERENCE CORNER
(FOUND 1999 UTAH COUNTY
MONUMENT)

PSOMAS
4179 Riverbend Road, Suite 200
Salt Lake City, Utah 84123
(801) 270-5777 (801) 270-5782 (FAX)

LEGACY FARMS PLAT 3-A, B, C, D & E
SCHOOL HOUSE ROAD
EXHIBIT (1-25-17)

Scale: 1"=600'
Drawn by: SRV
Checked by: CAE

PROJECT NO.
BDRH010600
FIGURE #
A-1