

When Recorded Return to
 Grantees
 2261 East Fisher Lane
 Salt Lake City, Utah 84109
MTC 124088

10139144
 6/20/2007 3:12:00 PM \$14.00
 Book - 9480 Pg - 7731-7733
 Gary W. Ott
 Recorder, Salt Lake County, UT
 MERIDIAN TITLE
 BY: eCASH, DEPUTY - EF 3 P.

TEMPORARY EASEMENT

CORY BOLDT and RICHELLE BOLDT, the Undersigned, GRANTOR, (and each and all of them if more than one) for good and valuable consideration, do hereby grant and convey to ELIZABETH STRINGHAM, GRANTEE a landscape and fence easement to construct and maintain landscaping and a fence together with related facilities, insofar as they lie within the land owned by the Grantor and the easement described below, being situate in Salt Lake County, Utah, to wit:

Approximately the East 2.50 feet of the following described property which lies East of the existing concrete retaining wall:

Beginning at a point which is 1430.71 feet South 00°13'15" East along the quarter section line and 469.84 feet North 89°31'44" West along the Northerly right of way line of Fisher Lane and 163.00 feet North 00°13'15" West from the North quarter corner of Section 27, Township 1 South, Range 1 East, Salt Lake Base and Meridian, said point of beginning also being 494.60 feet North 89°31'44" West along the monument line and 24.75 feet North 00°28'16" East and 163.00 feet North 00°13'15" West from a Salt Lake County monument at the intersection of 2300 East Street and Fisher Lane; and running thence North 89°31'44" West 58.60 feet; thence South 00°13'15" East 9.15 feet; thence North 89°31'44" West 65.00 feet; thence North 00°13'15" West 34.50 feet; thence North 89°31'44" West 65.13 feet; thence North 00°13'15" West 76.13 feet to the Southerly boundary line of BENDAMERE HEIGHTS SUBDIVISION, according to the official plat thereof on file in the office of the Salt Lake County Recorder; thence South 89°15'00" East 188.74 feet along said Southerly boundary line; thence South 00°13'15" East 100.57 feet to the point of beginning.

TAX ID 16-27-133-044

TO HAVE AND TO HOLD the same unto the said GRANTEE, its successors and assigns, so long as such fence and landscaping facilities shall be maintained, with the right to enter upon the above described easement property with such equipment as is necessary to install, maintain, operate, repair, inspect, protect, remove and replace said landscape facilities and the fence.

The GRANTEE shall not have the right to trim or cut down the existing trees without the written consent of the Grantor. The GRANTEE shall carefully install the proposed fence between the existing wood fence and the existing trees to maintain the integrity of the existing wooden fence and the vitality of the existing trees..

After the fence has been constructed and installed, the GRANTEE and its successors and assigns shall be responsible to maintain the fence.

Upon the violation of any of the above terms and conditions of this Easement the party alleging the violation shall be entitled to bring an action in the Third District Court for relief.

In witness whereof, the grantors have executed this instrument this _____ day of June, 2007.

GRANTOR:

CORY BOLDT

RICHELLE BOLDT

STATE OF UTAH

)

: SS.


COUNTY OF SALT LAKE

)

The foregoing instrument was acknowledged before me this _____ day of June, 2007 by CORY BOLDT and RICHELLE BOLDT.

NOTARY PUBLIC

Accepted and Approved by:


Elizabeth Stringham

STATE OF UTAH

)

: SS.

COUNTY OF SALT LAKE

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The foregoing instrument was acknowledged before me this 18 day of June, 2007 by Elizabeth Stringham.


NOTARY PUBLIC

