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South Valley Sewer District
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Draper, Utah 84020

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Book - 9649 Pg - 6177-6179
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
SOUTH VALLEY SEWER DISTRICT
PO BOX 908
DRAPER UT 84020
BY: ZJM, DEPUTY - WI 3 P.

PARCEL I.D.# 33-12-300-047, 33-13-100-027
GRANTOR: Porter's Point LLC
(Bluffdale Heights Commercial Park Outfall)
Page 1 of 4

EASEMENT

A twenty (20) foot wide sanitary sewer easement located in the Southwest Quarter of Section 12, Township 4 South, Range 1 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:

Commencing at the Southwest Corner of said Section 12, thence 1,418.92 feet North 00°08'07" East along the West Section Line of said Section 12, and 223.67 feet South 89°51'53" East to the TRUE POINT OF COMMENCEMENT, running thence South 33°33'51" West 196.74 feet; Thence South 20°13'21" West 109.54 feet; Thence South 07°34'23" West 109.25 feet; Thence South 00°04'23" West 185.23 feet; Thence South 00°16'57" East 239.07 feet; Thence South 00°17'01" East 395.89 feet; Thence South 00°16'43" East 349.99 feet; Thence South 04°37'30" West 96.40 feet; Thence South 18°04'24" West 205.85 feet; Thence South 34°13'00" West 97.84 feet; Thence South 52°08'00" East 321.34 feet to the Point of Terminus.

Contains: 1.059 acres (approx. 2307.14 l.f.)

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

West Quarter Corner Section 12,
Township 4 South, Range 1 West,
Salt Lake Base and Meridian.
Found Salt Lake County Brass Cap Well Monument.

11 12
11 12

S 89°51'53" E 223.67'

P.O.B.

SSMH #11
INDEPENDENCE AT BLUFFDALE
PHASE 1

S33°33'51"W
196.74'

S20°13'21"W
109.54'

S07°34'23"W
109.25'

S00°04'23"W
185.23'

20' SEWER EASEMENT

S00°16'57"E
239.07'

S00°17'01"E
395.89'

S00°16'43"E
349.99'

S04°37'30"W
96.40'

S18°04'24"W
205.85'

S34°13'00"W
97.84'

S00°08'07"W 2632.68'

BASIS OF BEARING

N 00°08'07" E 1418.92'

Southwest Corner Section 12,
Township 4 South, Range 1 West,
Salt Lake Base and Meridian.
Found Salt Lake County Brass Cap Monument.

11 12
14 13

N89°39'47"W 2663.14' (from previous measurements)

P.O.T.

South Quarter Corner Section 12,
Township 4 South, Range 1 West,
Salt Lake Base and Meridian.
Not Found.
Position determined from prior surveys.

BOUNDARY LINE

12 12
13 13

BLUE STAKES
Call: TOLL FREE
1-800
662-4111
TWO WORKING DAYS BEFORE YOU DIG



THE ARPEN ENGINEERING GROUP
2285 South Main Street, Suite H
Salt Lake City, Utah 84115
Ph.(801) 974-0883 Fax (801) 974-0871

DRAWN BY:
IDM
DESIGNED BY:
IDM
CHECKED BY:
SL
DATE:
4-4-08

CONSTRUCTION DRAWINGS
SEWER EASEMENTS
SOUTH VALLEY SEWER DISTRICT
BLUFFDALE HEIGHTS COMMERCIAL PARK

SHEET NO.
1 of 1