

When recorded return to:  
American Fork City  
51 E. Main  
P.O. Box 397  
American Fork, UT 84003

ENT 1063:2016 PG 1 of 3  
JEFFERY SMITH  
UTAH COUNTY RECORDER  
2016 Jan 06 12:26 PM FEE 0.00 BY SW  
RECORDED FOR AMERICAN FORK CITY

## UTILITY RIGHT-OF-WAY & FILL EASEMENT (1500 South for Pulley Annexation)

The undersigned, **HARBOR VIEW DEVELOPMENT, LLC, SKY HARBOR II, LLC, and NBFF PROPERTY, LLC**, Grantor(s) of Utah County, Utah, hereby grants to: **AMERICAN FORK CITY**, Grantee(s) of Utah County, Utah, the following described **UTILITY RIGHT-OF-WAY & FILL EASEMENT** to construct, maintain, operate, repair, inspect and protect a utility easement through the GRANTOR's property for such operations for the public good, said easement shall also be for the placement of roadway fill material activities, said **UTILITY RIGHT-OF-WAY & FILL EASEMENT** situated in Utah County, State of Utah:

COMMENCING SOUTH 10.46 FEET AND EAST 118.93 FROM THE NORTH QUARTER CORNER OF SECTION 35, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN;

THENCE S 89°01'36" E 1140.35 FEET; THENCE S 89°22'16" E 12.17 FEET; THENCE N 00°40'34"E 10.00 FEET; THENCE N 89°22'16" W 12.15 FEET; THENCE N 89°01'36" W 1140.43 FEET; THENCE S 00°19'53" W 10.00 FEET TO THE POINT OF BEGINNING. (AREA 0.265 ACRE)

Subject to easements, restrictions and rights or way appearing of record or enforceable in law and equity and general property taxes for the year 2015 and thereafter.

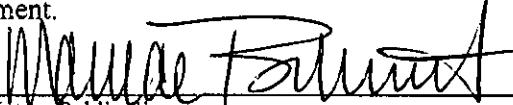
Together with all improvements thereon or entitlements thereto.

WITNESS the hand of said Grantor(s) this 27 July, 2015.

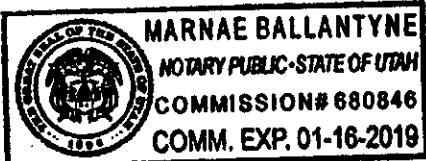
  
GRANTOR: Authorized Signature  
**HARBOR VIEW DEVELOPMENT, LLC**  
Dan S. Frandsen / manager  
Print Name / Title

State of Utah )  
County of Utah )

On 27 July 15, 2015 personally appeared before me (print name of executor(s) below),  
Dan S. Frandsen, Manager Harbor View Development LLC  
the grantor(s) of the foregoing instrument who duly acknowledge to me that they are the lawful executor(s) of this document.

  
Notary Public Signature

Maruae Ballantyne  
Print Name of Notary



WITNESS the hand of said Grantor(s) this 27 July, 2015.

Brent Skidmore

GRANTOR: Authorized Signature

**SKY HARBOR II, LLC**

Brent Skidmore / mgr.

Print Name / Title

State of Utah )  
County of Utah )

On 27 July, 2015 personally appeared before me (print name of  
executor(s) below),

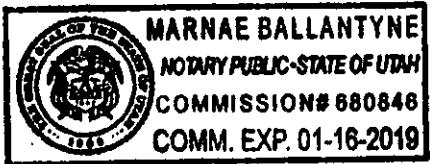
Brent L. Skidmore, manager Sky Harbor II, LLC  
the grantor(s) of the foregoing instrument who duly acknowledge to me that they are the  
lawful executor(s) of this document.

Marie Ballantyne

Notary Public Signature

MARNAE BALLANTYNE

Print Name of Notary



WITNESS the hand of said Grantor(s) this 22 July, 2015.

Bruce Frandsen

GRANTOR: Authorized Signature

**NBFF PROPERTY, LLC**

Bruce Frandsen / manager

Print Name / Title

State of Utah )  
County of Utah )

On 22 July, 2015 personally appeared before me (print name of  
executor(s) below),

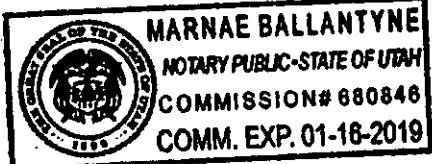
Bruce Frandsen, manager, NBFF Property LLC  
the grantor(s) of the foregoing instrument who duly acknowledge to me that they are the  
lawful executor(s) of this document.

Marie Ballantyne

Notary Public Signature

MARNAE BALLANTYNE

Print Name of Notary



WITNESS the hand of said Grantor(s) this 22 July, 2015.

Marka Baltimore

GRANTOR: Authorized Signature  
**SKY HARBOR II, LLC**

Print Name / Title

State of Utah )  
County of Utah )

On 22 July, 2015 personally appeared before me (print name of executor(s) below).

Marsha Skidmore, Manager Sky Harbor II LLC  
the grantor(s) of the foregoing instrument who duly acknowledge to me that they are the  
lawful executor(s) of this document. 

Notary Public Signature

Print Name of Notary



WITNESS the hand of said Grantor(s) this 22<sup>nd</sup> July, 2015.

~~GRANTOR: Authorized Signature  
NBFF PROPERTY, LLC~~

Bruce Frandsen / manager  
Print Name / Title

State of Utah )  
County of Utah )

the grantor(s) of the foregoing instrument who duly acknowledge to me that they are the lawful executor(s) of this document.

Notary Public Signature

Print Name of Notary