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Book - 10104 Pg - 1014-1016
Gary W. Ott
Recorder, Salt Lake County, UT
NORTH AMERICAN TITLE LLC
BY: eCASH, DEPUTY - EF 3 P.

WHEN RECORDED, PLEASE RETURN TO:

West Jordan City Recorder
8000 South Redwood Road
West Jordan, Utah 84088

APN: Portions of: 21-31-126-010

GRANT OF EASEMENT

MURDOCK WEST JORDAN, LLC, a Utah limited liability company (hereinafter referred to as "Grantor"), whose principal office address is 2375 South 625 West, Woods Cross, Utah 84087, for good and valuable consideration, the receipt of which is hereby acknowledged, hereby grants, bargains and conveys unto the **CITY OF WEST JORDAN, UTAH**, a municipal corporation and political subdivision of the State of Utah (hereinafter referred to as "Grantee"), whose principal office address is 8000 South Redwood Road, West Jordan, Utah 84088, its successors, assigns, lessees, licensees and agents, A PERPETUAL EASEMENT and a TEMPORARY CONSTRUCTION EASEMENT upon, over, under, across and through the following described tract of land which the Grantor owns or in which the Grantor has an interest, situated in Salt Lake County, State of Utah, more particularly described as follows, to wit:

See Exhibit "A" attached hereto and by this reference incorporated herein.

The Easement herein granted is for the following purpose: construction of Airport Road, maintenance of public utility systems, slopes for cuts and fills, a temporary construction easement, any appurtenant parts thereof (the "Facilities").

Grantee shall have the right to plan, install, construct, operate, maintain, repair, remove and replace any material(s) comprising the Facilities from time to time as Grantee may require. Grantee shall have the right to clear and remove all obstructions from the above described property that may interfere with the use of said Easement by Grantee. Grantor reserves the right to occupy, use and cultivate said property for all purposes not inconsistent with the rights herein granted, provided, however, that Grantee shall be the only party authorized to determine what purposes are not inconsistent with the rights herein granted.

After said roadway improvements, side treatments and appurtenant parts thereof and blending slopes are constructed on the above described property at the expense of the City of West Jordan, said City of West Jordan is thereafter relieved of any further claim or demand for costs, damages or maintenance charges which may accrue against said facilities and appurtenant parts thereof.

The temporary construction easement shall commence upon the beginning of actual construction on the property and shall continue only until project construction on the property is complete, or for three years, whichever first occurs. The permanent easement shall remain in perpetuity, unless released by Grantee by a separate written instrument.

This easement shall run with the land and shall be binding upon and inure to the benefit of the Grantor, Grantee and their respective successors and assigns.

IN WITNESS WHEREOF, Grantor has executed this instrument as of this 30 day of January, 2013.

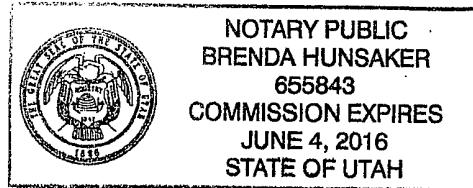
MURDOCK WEST JORDAN, LLC, a Utah limited liability company

By: Ko Murdock
Its: Vice President

STATE OF Utah)
: SS.
COUNTY OF DAVIS)

On this 30 day of January, 2013 personally appeared before me
Ko Murdock, who being by me duly sworn did say that s/he is the
of MURDOCK WEST JORDAN, LLC, a Utah limited
liability company, and that the foregoing instrument was duly authorized by said limited liability
company at a lawful meeting held or by authority of its bylaws and signed in behalf of said
company.

Brenda Hunsaker
NOTARY PUBLIC



My Commission Expires: 6/4/2016

Residing in Woods Cross, Utah

Exhibit "A"

Permanent Easement Description:

A perpetual easement upon part of the Grantor's property for the purpose of constructing and maintaining public utilities and cut and/or fill slopes. The easement shall run with the land and shall be binding upon the Grantor and the Grantor's successors, heirs and assigns, and includes and conveys all rights of Grantee to change the vertical distance or grade of said cut and/or fill slopes, being part of an entire tract of property, situate in the NE1/4NW1/4 of Section 31, T. 2S., R. 1 W., S.L.M. The boundaries of said parcel of land are described as follows:

Beginning at a point, said point being 437.97 feet North 89°59'50" West along the North Section line, and 76.98 feet South 00°00'10" West from the North Quarter Corner of said Section 31; and running thence South 07°30'05" East 473.09 feet to a point on a 908.17 foot radius curve to the left; thence along the arc of said curve 103.84 feet, chord bears South 10°46'37" East 103.78 feet; thence South 76°09'29" West 10.00 feet to a point on a 913.17 foot radius non-tangent curve to the left; thence along the arc of said curve 32.32 feet, chord bears South 15°03'54" East 32.31 feet to the South line of said entire tract; thence along said South line South 88°11'38" West 3.10 feet to a point on a 921.17 foot non-tangent curve to the right; thence along the arc of said curve 136.95 feet, chord bears North 11°45'37" West 136.82 feet; thence North 7°30'05" West 487.41 feet; thence South 49°44'09" East 19.34 feet to the point of beginning.

Temporary Construction Easement Description:

A temporary easement upon part of an entire tract of property situate in the NE1/4NW1/4 of Section 31, T. 2S., R. 1 W., S.L.M. The boundaries of said parcel of land are described as follows:

Beginning at a point, said point being 452.73 feet North 89°59'50" West along the North Section line, and 64.48 feet South 00°00'10" West from the North Quarter Corner of said Section 31; and running thence South 07°30'05" East 487.41 feet to a point on a 921.17 foot radius curve to the left; thence along the arc of said curve 136.95 feet; chord bears South 11°45'37" East 136.82 feet to the South line of said entire tract; thence along said South line South 88°11'38" West 5.16 feet to a point on a 926.17 foot non-tangent curve to the right; thence along the arc of said curve 136.42 feet, chord bears North 11°43'16" West 136.30 feet; thence North 07°30'05" West 472.99 feet; thence North 44°28'26" West 37.04 feet; thence South 89°59'50" East 15.47 feet; thence South 49°44'09" East 17.76 feet to the point of beginning.