

WHEN RECORDED, MAIL TO:
Utah Department of Transportation
Region Two Permits
2010 South 2760 West
Salt Lake City UT, 84104

11955219
12/03/2014 10:07 AM \$12.00
Book - 10279 Pg - 738-739
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
SANDY PARKING PROP
9256 S STATE ST
SANDY UT 84070
BY: TCA, DEPUTY - WI 2 P.

Tax ID No: 2701426007
Salt Lake County

FUTURE GRANT OF EASEMENT

70 West 9000 South (SR-209)

Sandy Parking Two, LLC of the State of Utah, Grantor, hereby will GRANT and CONVEY to the owner and his successors and assigns of Property B, as described in Exhibit A, a non exclusive perpetual easement for ingress and egress over the North 25 feet of Sandy Parking Two, LLC property when Property B is ready to develop or redevelop. Sandy Parking Two, LLC property is described as:

Beginning at a point on the Southerly Right-of-Way Line of 9000 South Street, said point being also N00°02'55"E 61.66 feet, along the Section Line, and, along said Southerly Right-of-Way Line, S89°53'46"W 746.96 feet from the East Quarter Corner of Section 1, Township 3 South, Range 1 West, Salt Lake Base and Meridian, said point also being on an existing fence line; and running thence, along said existing fence line, S00°06'50"E 1151.94 feet to the Northwesternly Right-of-Way Line of the Jordan and Salt Lake Canal; thence, along said Northwesternly Right-of-Way Line, the following two (2) courses: (1) S37°56'18"W 152.69 feet, (2) S55°00'00"W 30.90 feet; thence West 60.61 feet; thence North 1.88 feet; thence N89°31'00"W 18.03 feet; thence North 650.93 feet; thence S89°31'00"E 18.55 feet; thence North 7.14 feet; thence East 47.02 feet; thence N00°12'59"W 629.90 feet to said Southerly Right-of-Way Line of 9000 South Street; thence, along said Southerly Right-of-Way Line, N89°53'46"E 132.34 feet to the Point of Beginning.

**Contains 205,605 sq. ft.
or 4.72 acres**

Sandy Parking Two, LLC or its successors or assigns will allow the construction or reconstruction of a common access to the properties. The owners of Property B will need to enter into an agreement with Sandy Parking Two, LLC concerning the access across Sandy Parking Two, LLC property, including construction and maintenance of the driveway. The easement to be granted is for the purpose of allowing ingress and egress to both properties from State Route 209.

Sandy Parking Two, LLC will keep the driveway clear of any and all obstructions and shall not allow any structures, vehicles or signs to be placed so close to the driveway as to inhibit free ingress and egress from either property. The access shall be used for all purposes reasonably necessary for the full use of the properties.

The access shall be subject to all restrictions specified by the Utah Department of Transportation Highway Encroachment Permit that must be obtained for the access.

DATED this 1 of DECEMBER, 2014

Sandy Parking Two, LLC

By: ~~WIZ~~ CRAIG MARTIN

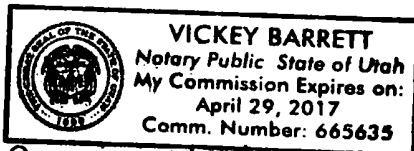
Its: VICE PRESIDENT

STATE OF UTAH)

:ss.

COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged before me this 1 day of DEC, 2014
by Craig Martin, the Vice President
of Sandy Parking Two, LLC



My Commission Expires:

April 29, 2017

Vickie Barrett
Notary Public
Residing at: SL County