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5/13/2015 3:17:00 PM \$14.00  
Book - 10323 Pg - 8878-8879  
Gary W. Ott  
Recorder, Salt Lake County, UT  
COTTONWOOD TITLE  
BY: eCASH, DEPUTY - EF 2 P.

After Recording Return To:

Ivory Development, LLC  
978 Woodoak Lane  
Salt Lake City, Utah 84117

PIN 22-10-206-069, 22- (Space above for recorders use only)  
10-206-072 & 22-10-206-071

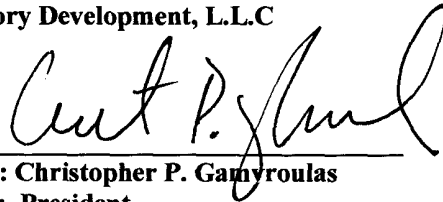
**PUBLIC UTILITY EASEMENT  
(DEDICATION)**

**Ivory Development L.L.C., a Utah limited liability company**, of Salt Lake City, State of Utah, Grantor, hereby grants, conveys and dedicates to all public utility agencies, their successors and assigns, a perpetual, non-exclusive Public Utility Easement, the same to be used for the construction, and maintenance, of subterranean electrical, telephone, natural gas, sewer, water and drainage lines and appurtenances, together with the right of access thereto, on, over, under, across and through a portion of real property located in Salt Lake County, State of Utah, being more particularly described and/or shown on Exhibit "A" attached hereto and made a part hereof.

It is understood that at no time shall surface construction be allowed which would interfere with normal utility use, and that if it becomes necessary to relocate said utilities at the instance or request of any public entity or the Grantor, and/or its successors, the costs and expenses incurred thereby will be borne by the Grantor or the entity requiring or requesting the same.

Witness, the hand of said Grantor, this 13<sup>th</sup> day of May, 2015.

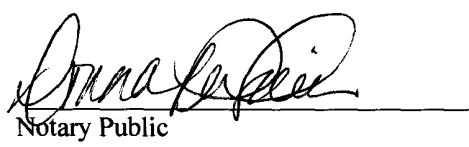
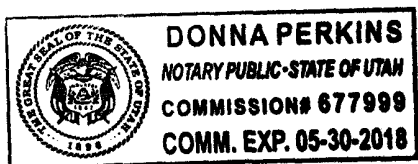
Ivory Development, L.L.C



**By: Christopher P. Gamvroulas**  
**Its: President**

State of Utah )  
                                  :SS  
County of Salt Lake )

On the 13 day of May, 2015, personally appeared before me, Christopher P. Gamvroulas, who being duly sworn did say that he is the President of Ivory Development, LLC, a Utah limited liability company, and that the foregoing instrument was signed in behalf of said limited liability company and said Christopher P. Gamvroulas acknowledged to me that the said limited liability company executed the same.

  
Notary Public

**Exhibit "A"**

**Parcel No. 22-10-206-069**

A 10.00 foot wide utility easement across a portion of Lot 6, SPRING CREEK WOODS Subdivision, according to the Official Plat thereof on file in the Office of the Salt Lake Recorder's Office, Holladay, Utah, more particularly described as follows:

Beginning at a point on the westerly line of Lot 6, SPRING CREEK WOODS Subdivision, according to the Official Plat thereof on file in the Office of the Salt Lake Recorder's Office located N0°02'30"E along the ¼ Section line 2,042.49 feet and East 1,342.98 feet from the Center ¼ Corner of Section 10, Township 2 South, Range 1 East, Salt Lake Base & Meridian; thence along the westerly line of said lot the following 2 (two) courses and distances: Northeasterly along the arc of a 28.00 foot radius non-tangent curve (radius bears: N60°01'45"E) 39.73 feet through a central angle of 81°17'37" (chord: N10°40'33"E 36.48 feet); thence N51°19'22"E 10.00 feet; thence S38°40'38"E 10.00 feet; thence S51°19'22"W 10.00 feet; thence along the arc of an 18.00 foot radius curve to the left 28.27 feet through a central angle of 90°00'00" (chord: S6°19'22"W 25.46 feet); thence S38°40'38"E 0.47 feet; thence S77°15'46"W 10.76 feet to the point of beginning.

**Parcel No. 22-10-206-072**

A variable width utility easement across a portion of Lot 7, SPRING CREEK WOODS Subdivision, according to the Official Plat thereof on file in the Office of the Salt Lake Recorder's Office, Holladay, Utah, more particularly described as follows:

Beginning at a point on the northerly line of Lot 7, SPRING CREEK WOODS Subdivision, according to the Official Plat thereof on file in the Office of the Salt Lake Recorder's Office located N0°02'30"E along the ¼ Section line 1,999.77 feet and East 1,223.15 feet from the Center ¼ Corner of Section 10, Township 2 South, Range 1 East, Salt Lake Base & Meridian; thence along the northerly line of said lot the following 4 (four) courses and distances: N63°38'33"E 77.71 feet; thence along the arc of a 28.00 foot radius curve to the right 37.96 feet through a central angle of 77°40'48" (chord: S77°31'02"E 35.12 feet); thence S38°40'38"E 23.35 feet; thence N51°19'22"E 14.82 feet; thence S21°30'00"E 10.47 feet; thence S51°19'22"W 21.73 feet; thence N38°40'38"W 33.35 feet; thence along the arc of an 18.00 foot radius curve to the left 20.07 feet through a central angle of 63°53'31" (chord: N70°37'24"W 19.05 feet); thence N26°21'27"W 5.12 feet; thence Southwesterly along the arc of a 23.00 foot radius non-tangent curve (radius bears: S15°36'34"E) 4.32 feet through a central angle of 10°44'59" (chord: S69°00'57"W 4.31 feet); thence S63°38'33"W 77.71 feet; thence N26°21'27"W 5.00 feet to the point of beginning.

**Parcel No. 22-10-206-071**

A 5.00 foot wide utility easement across a portion of Lot 8, SPRING CREEK WOODS Subdivision, according to the Official Plat thereof on file in the Office of the Salt Lake Recorder's Office, Holladay, Utah, more particularly described as follows:

Beginning at a point on the westerly line of Lot 8, SPRING CREEK WOODS Subdivision, according to the Official Plat thereof on file in the Office of the Salt Lake Recorder's Office located N0°02'30"E along the ¼ Section line 1,911.37 feet and East 1,088.23 feet from the Center ¼ Corner of Section 10, Township 2 South, Range 1 East, Salt Lake Base & Meridian; thence along said lot the following 5 (five) courses and distances: N52°31'32"W 4.00 feet; thence N37°28'28"E 22.10 feet; thence along the arc of a 58.00 foot radius curve to the right 26.49 feet through a central angle of 26°10'06" (chord: N50°33'31"E 26.26 feet); thence N63°38'33"E 96.54 feet; thence S26°21'27"E 5.00 feet; thence S63°38'33"W 96.54 feet; thence along the arc of a 53.00 foot radius curve to the left 24.21 feet through a central angle of 26°10'06" (chord: S50°33'31"W 24.00 feet); thence S37°28'28"W 21.97 feet to the southwesterly line of said lot; thence N60°09'50"W along said lot 1.01 feet to the point of beginning.