

When Recorded Return to:  
Mr. Craig L. White  
South Valley Sewer District  
P.O. Box 629  
Riverton, UT 84065

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12/01/2016 10:08 AM \$0.00  
Book - 10506 Pg - 2683-2687  
**GARY W. OTT**  
RECORDER, SALT LAKE COUNTY, UTAH  
SOUTH VALLEY SEWER DISTRICT  
PO BOX 629  
RIVERTON UT 84065  
BY: CBA, DEPUTY - WI 5 P.

**PARCEL I.D.#** 26-13-377-001, 26-13-401-010  
**GRANTOR:** VP Daybreak Operations LLC  
(Daybreak Village 5 Plat 9)  
Page 1 of 5

## **EASEMENTS**

Twenty (20) foot wide sanitary sewer easements located in the South Half of Section 13 and the North Half of Section 24, Township 3 South, Range 2 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, perpetual rights-of-way and easements 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 rights-of-way and easements, being situate in Salt Lake County, State of Utah, over and through a parcel(s) of the GRANTORS' land lying within strips twenty (20) feet wide, said strips extending ten (10) feet on each side of and lying parallel and adjacent to lines of reference and projection thereof, more particularly described as follows:

See Exhibit "A" attached hereto and by this reference made a part hereof.

Contains: 0.99 acres

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 rights-of-way and easements 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 right to use the above-described property except for the purposes for which these rights-of-way and easements are granted to the GRANTEE, provided such use shall not interfere with the FACILITIES or with the discharge and conveyance of sewage through the FACILITIES, or any other rights granted to the

GRANTEE hereunder.

GRANTORS shall not build or construct, or permit to be built or constructed, any building or other improvement over or across these rights-of-way and easements nor change the contour thereof without the written consent of GRANTEE. These rights-of-way and easement grants shall be binding upon, and inure to the benefit of, the successors and assigns of the GRANTORS and the successors and assigns of the GRANTEE, and may be assigned in whole or in part by GRANTEE.

IN WITNESS WHEREOF, the GRANTORS have executed these rights-of-way and Easements this 1 day of DECEMBER, 2016.

GRANTOR(S)

VP Daybreak Operations LLC,  
a Delaware limited liability company

By: Daybreak Communities LLC,  
a Delaware limited liability company,  
Its: Project Manager.

By: Ty \_\_\_\_\_

Its: PRESIDENT & CEO  
Title

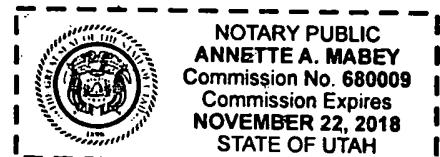
STATE OF UTAH )  
:ss  
COUNTY OF SALT LAKE )

On the 1st day of December, 2016, personally appeared before me Ty McCutcheon who being by me duly sworn did say that he is the President & CEO of Daybreak Communities LLC, a Delaware limited liability company, the project manager of **VP Daybreak Operations LLC, a Delaware limited liability company** and that the within and foregoing instrument was duly authorized by the limited liability company at a lawful meeting held by authority of its operating agreement; and duly acknowledged to me that said limited liability company executed the same.

My Commission Expires: 11/22/2016

Residing in: South Jordan, UT

Annette A. Mabey  
Notary Public



## **Exhibit 'A'**

### **DAYBREAK VILLAGE 5 PLAT 9 SEWER EASEMENTS**

#### **(Line 1)**

A twenty (20) foot wide sanitary sewer easement, located in the Southwest Quarter of Section 13, Township 3 South, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, said easement 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:

Beginning at a point that lies North 00°09'21" East 466.042 feet along the Quarter Section Line and East 60.474 feet from the South Quarter Corner of Section 13, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence South 49°40'44" East 68.735 feet; thence South 54°39'16" East 255.360 feet to the point of terminus.

Contains: (approx. 761 L.F.)

#### **(Line 2)**

A twenty (20) foot wide sanitary sewer easement, located in the South Half of Section 13, Township 3 South, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, said easement 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:

Beginning at a point that lies North 00°09'21" East 337.539 feet along the Quarter Section Line and West 17.775 feet from the South Quarter Corner of Section 13, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence South 52°56'38" East 50.014 feet to the point of terminus.

Contains: (approx. 50 L.F.)

#### **(Line 3)**

A twenty (20) foot wide sanitary sewer easement, located in the South Half of Section 13, Township 3 South, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, said easement 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:

Beginning at a point that lies North 00°09'21" East 266.498 feet along the Quarter Section Line and West 11.883 feet from the South Quarter Corner of Section 13, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North 39°54'47" East 53.326 feet; thence North 38°35'08" East 146.052 feet to the point of terminus.

Contains: (approx. 200 L.F.)

**(Line 4)**

A twenty (20) foot wide sanitary sewer easement, located in the Southeast Quarter of Section 13 and the Northeast Quarter of Section 24, Township 3 South, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, said easement 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:

Beginning at a point that lies North 00°09'21" East 241.274 feet along the Quarter Section Line and East 367.697 feet from the South Quarter Corner of Section 13, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence South 38°15'24" West 411.005 feet to the point of terminus.

Contains: (approx. 411 L.F.)

**(Line 5)**

A twenty (20) foot wide sanitary sewer easement, located in the Southwest Quarter of Section 13 and the North Half of Section 24, Township 3 South, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, said easement 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:

Beginning at a point that lies North 00°09'21" East 78.146 feet along the Quarter Section Line and West 204.225 feet from the South Quarter Corner of Section 13, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence South 36°32'54" East 24.500 feet; thence South 34°46'18" East 322.498 feet; thence South 36°34'52" East 340.260 feet to the point of terminus.

Contains: (approx. 687 L.F.)

**(Line 6)**

A twenty (20) foot wide sanitary sewer easement, located in the Southeast Quarter of Section 13 and the Northeast Quarter of Section 24, Township 3 South, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, said easement 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:

Beginning at a point that lies North 00°09'21" East 68.500 feet along the Quarter Section Line and East 631.983 feet from the South Quarter Corner of Section 13, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence South 38°00'03" West 480.594 feet to the point of terminus.

Contains: (approx. 480 L.F.)

