

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

12426522
12/5/2016 9:29:00 AM \$20.00
Book - 10507 Pg - 2067-2071
Gary W. Ott
Recorder, Salt Lake County, UT
NORTHWEST TITLE AGCY
BY: eCASH, DEPUTY - EF 5 P.

PARCEL I.D.# 33-07-226-001, 33-07-226-002
GRANTOR: AFJS Holdings LLC
Vea Jean Hamilton TRUST (DEH Family Trust)
Vea Jean Hamilton TRUST (VJH Family Trust)
(Belle Vea)
Page 1 of 5

EASEMENT

A twenty (20) foot wide sanitary sewer easement located in the Northeast Quarter of Section 7, Township 4 South, Range 1 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, a perpetual right-of-way and easement 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 right-of-way and easement, being situate in Salt Lake County, State of Utah, over and through a parcel(s) of the GRANTORS' land lying within a strip twenty (20) feet wide, said strip 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:

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

Contains: 1.82 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 right-of-way and easement 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 this right-of-way and easement is 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 this right-of-way and easement nor change the contour thereof without the written consent of GRANTEE. This right-of-way and easement grant 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.

2nd IN WITNESS WHEREOF, the GRANTORS have executed this right-of-way and Easement this day of December, 2016

GRANTOR(S)

AFJS Holdings LLC

By: [Signature]

Its: Manager
Title

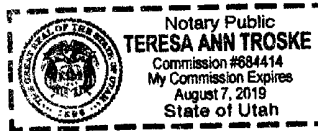
STATE OF UTAH)
) :ss
COUNTY OF SALT LAKE)

On the 2nd day of December, 2016, personally appeared before me Jeffery J. Sorensen who being by me duly sworn did say that (s)he is the manager of AFJS Holdings LLC a 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.

[Signature]
Notary Public

My Commission Expires: 8/7/19

Residing in: SLC, UT



Vea Jean Hamilton

Vea Jean Hamilton, as Trustee of the Daro E. Hamilton Family Trust, a testamentary trust created under the Last Will and Testament of Daro E. Hamilton, dated June 24, 1998

Vea Jean Hamilton

Vea Jean Hamilton, as Trustee of the Vea Jean Hamilton Trust, dated July 7, 2015

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On the 2nd day of December, 2016, personally appeared before me Vea Jean Hamilton, as Trustee of the Daro E. Hamilton Family Trust, a testamentary trust created under the Last Will and Testament of Daro E. Hamilton, dated June 24, 1998, the signer of the foregoing instrument.

Teresa Ann Troske

Notary Public

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)



On the 2nd day of December, 2016, personally appeared before me Vea Jean Hamilton, as Trustee of the Vea Jean Hamilton Trust, dated July 7, 2015, the signer of the foregoing instrument.

Teresa Ann Troske

Notary Public

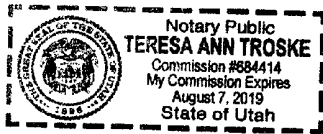


Exhibit 'A'

A strip of land 20.00 feet in width, situate within the Northeast Quarter of Section 07, Township 4 South, Range 1 West, Salt Lake Base and Meridian, located in Herriman City, County of Salt Lake, State of Utah, the sidelines of said strip are 10.00 feet both sides, parallel and concentric with the following described centerlines.

Beginning at a point a point South 0°27'51" West, along the Section line, a distance of 482.82 feet, to point 'A' of this description, from the Northeast corner of said Section 07; and running thence along 'A' line and a proposed sewer line the following two courses: (1) North 53°16'47" West, a distance of 245.46 feet; (2) North 53°22'42" West, a distance of 271.21 feet, to point 'B' of this description; thence continuing along said 'A' line the following seven (7) courses: (1) North 69°46'13" West, a distance of 91.35 feet; (2) North 89°45'18" West, a distance of 338.20 feet; (3) North 89°56'26" West, a distance of 306.43 feet; (4) South 47°06'23" West, a distance of 54.34 feet; (5) South 0°19'00" West, a distance of 369.82 feet; (6) South 0°15'31" West, a distance of 658.63 feet; (7) South 87°04'35" East, a distance of 266.57 feet, to a point of termination of 'A' line, said point being South 37°14'20" West, a distance of 1532.33 feet from the aforesaid Northeast Corner of Section 07; thence beginning at above described point 'B' and running along 'B' line and a proposed sewer line the following six (6) courses: (1) South 38°47'52" West, a distance of 278.30 feet; (2) North 68°28'17" West, a distance of 128.73 feet; (3) South 89°14'06" West, a distance of 238.29 feet; (4) South 43°14'56" West, a distance of 45.26 feet; (5) South 0°22'13" West, a distance of 328.55 feet; (6) South 31°52'13" East 116.88 feet, to point 'C' of this description; thence continuing along said 'B' line bearing south 40°41'23" West, a distance of 167.68 feet, to a point of termination of 'B' line, said point being South 47°48'31" West, a distance of 1392.18 feet, from the aforesaid Northeast Corner of Section 07; thence beginning at above described point 'C' and running along 'C' line and a proposed sewer line bearing South 39°45'06" East, a distance of 87.78 feet, to a point of termination for 'C' line, said point being South 44°41'35" West, a distance of 1231.35 feet, from aforesaid Northeast Corner of Section 07.

Aggregate Easement area contains: 78,405 Square Feet, or 1.80 Acres.

Two (2) strips of land 20.00 feet in width, situate within the Northeast Quarter of Section 07, Township 4 South, Range 1 West, Salt Lake Base and Meridian, located in Herriman City, County of Salt Lake, State of Utah, the sidelines of said strip are 10.00 feet both sides, parallel and concentric with the following described centerlines.

Strip one (1)

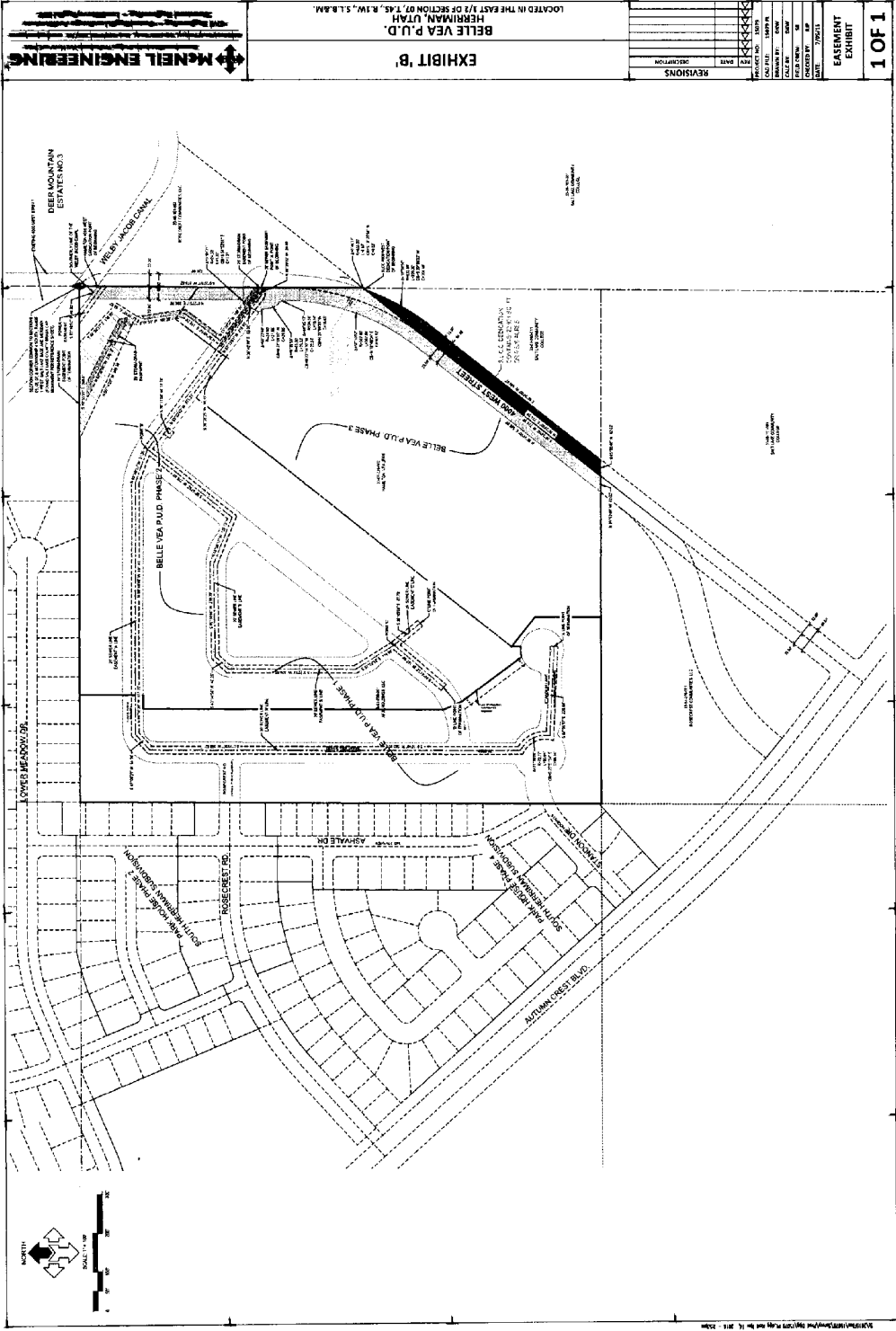
Beginning at a point 10.00 feet southeasterly of a sewer line, said point being South 0°27'51" West, along the section line, a distance of 495.38 feet and North 53°15'01" West, a distance of 252.88 feet and North 53°22'42" West, a distance of 23.21 feet, from the Northeast Corner of said Section 07; and running thence South 38°28'25" West, along a sewer line, a distance of 18.99 feet, to a point of termination for this description, said terminus point being South 34°29'24" West, a distance of 418.68 feet, from the aforesaid Northeast Corner of Section 07.

Contains: 380 Square feet.

Strip two (2)

Beginning at a point 10.00 feet southeasterly of a sewer line, said point being South 0°27'51" West, along the section line, a distance of 495.38 feet and North 53°15'01" West, a distance of 252.88 feet and North 53°22'42" West, a distance of 204.24 feet, from the Northeast Corner of said Section 07; and running thence South 38°11'04" West, along a sewer line, a distance of 18.78 feet, to a point of termination for this description, said terminus point being South 58°11'51" West, a distance of 449.68 feet, from the aforesaid Northeast Corner of Section 07.

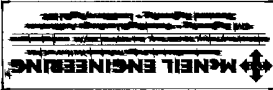
Contains: 376 Square feet.



REVISIONS	
DATE	DESCRIPTION

EXHIBIT B'

BELLE VEA P.U.D.
HERRIMAN, UTAH
LOCATED IN THE EAST 1/2 OF SECTION 07, T4S, R1W, S1B.M.



EASEMENT EXHIBIT
1 OF 1