

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

12509972
04/06/2017 11:00 AM \$17.00
Book - 10545 Pg - 1471-1474
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
SOUTH VALLEY SEWER DISTRICT
PO BOX 629
RIVERTON UT 84065
BY: MSA, DEPUTY - WI 4 P.

PARCEL I.D.# 33-07-326-003, 33-07-451-001
GRANTOR: Rosecrest Communities LLC
(Rosecrest Plat S Outfall)
Page 1 of 4

EASEMENT

A twenty (20) foot wide sanitary sewer easement located in the Southeast 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, more particularly described as follows:

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

Contains: 1.08 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.

4 IN WITNESS WHEREOF, the GRANTORS have executed this right-of-way and Easement this day of April, 2017.

GRANTOR(S)

Rosecrest Communities LLC
By: RE Management, LLC, manager
By: Jeffrey Taylor

Its: Manager Title

STATE OF UTAH)
COUNTY OF SALT LAKE)

On the 5 day of April, 2017, personally appeared before me
They Taylor who being by me duly sworn did say that (s)he is the
Manager of RE Manager Rosecrest Communities LLC a limited liability company,
and that the within 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.

Diana S. Alvar
Notary Public

My Commission Expires: Feb 24, 2019

Residing in: South Jordan, UT



Exhibit 'A'

Plat S Phase 1 Sewer Easement

A 20.00 foot wide permanent, non-exclusive easement located in Lots 8 and 10 of Section 7, Township 4 South, Range 1 West, Salt Lake Base and Meridian, Salt Lake County, Utah, described as follows:

BEGINNING at a point North 00°28'08" East 970.15 feet along the east line of Section 7, Township 4 South, Range 1 West, Salt Lake Base and Meridian and West 709.08 feet from the Southeast Corner of said Section 7, and thence North 49°49'13" West 714.83 feet; thence North 45°52'13" West 335.12 feet; thence North 51°36'01" West 21.52 feet; thence South 41°23'38" West 114.43 feet; thence North 53°23'02" West 77.58 feet; thence South 38°23'59" West 199.31 feet; thence North 51°36'01" West 20.00 feet; thence North 38°23'59" East 7.50 feet; thence North 51°36'01" West 683.02 feet; thence North 74°32'39" West 29.06 feet; thence South 10°06'23" West 6.52 feet; thence North 79°53'37" West 20.00 feet; thence North 10°06'23" East 7.61 feet; thence North 79°14'07" West 98.40 feet; thence North 81°48'05" West 16.78 feet; thence North 08°11'55" East 20.00 feet; thence South 81°48'05" East 17.22 feet; thence South 79°14'07" East 109.14 feet; thence South 74°32'39" East 44.50 feet; thence South 51°36'01" East 687.08 feet; thence North 38°23'59" East 171.50 feet; thence North 51°36'01" West 7.50 feet; thence North 38°23'59" East 19.46 feet; thence South 53°23'02" East 86.08 feet; thence North 41°23'38" East 115.02 feet; thence South 51°36'01" East 41.50 feet; thence South 45°52'09" East 335.34 feet; thence South 49°49'13" East 700.62 feet; thence South 05°57'18" West 24.19 feet to the POINT OF BEGINNING.

Said easement encompasses 46,869 square feet or 1.08 acres, more or less.

