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Book - 10653 Pg - 6224-6226
ADAM GARDINER
RECORDER, SALT LAKE COUNTY, UTAH
WEST JORDAN CITY
8000 S REDWOOD RD
WEST JORDAN UT 84088
BY: DKA, DEPUTY - WI 3 P.

WHEN RECORDED, PLEASE RETURN TO:

West Jordan City Recorder
8000 South Redwood Road
West Jordan, Utah 84088

Parcel Number: 27-03-426-082

GRANT OF EASEMENT

BMWC, LLC., a Utah limited liability company, with address of 1333 West 9000 South, West Jordan, UT 84088 (hereinafter referred to as "Grantor"), for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby grants, bargains and conveys unto the **CITY OF WEST JORDAN, UTAH**, a Utah municipal corporation, (hereinafter referred to as "Grantee"), its successors, assigns, lessees, licensees and agents, a **PERPETUAL EASEMENT** upon, over, under, across and through the following described land, which the Grantor owns or in which the Grantor has an interest, in the County of Salt Lake, State of Utah, to wit:

[See Exhibit "A" attached hereto and incorporated herein by this reference.]

This Easement is granted for the following purpose: installation and maintenance of a storm drain system and any appurtenances connected thereto (the "Facilities").

The Grantee shall have the right to construct, operate, maintain, remove and replace any material(s) comprising the Facilities from time to time as the Grantee may require. The Grantee shall have the right of reasonable ingress and egress to and from the Facilities over and across the Grantor's land lying coincident with the land described above. The Grantee acknowledges the Grantor's existing concrete wall within and adjacent to the Easement. Grantee shall repair or replace portions of said wall that may be damaged during the installation or maintenance of Facilities and shall allow Grantor to maintain, repair or replace said wall in its current alignment within and adjacent to the Easement. Otherwise, Grantee shall have the right to clear and remove all trees and any other obstructions within the Easement area that may interfere with the use of said Easement by the Grantee.

Exhibit "A"

A 15 foot Storm Drain Easement lying 7.5 feet on each side of the following described centerline:

Beginning at a point on the North line of River Ridge No. 2 Amended Subdivision located 660.01 feet South $0^{\circ}15'49''$ West along the Section line and 1207.99 feet West from East Quarter Corner of Section 3, Township 3 South, Range 1 West, Salt Lake Base and Meridian; thence North 8.15 feet more or less from said subdivision line; thence North $89^{\circ}44' 06''$ West 108.97 feet more or less to the point of terminus.