



339 N Main Ste 110
Logan, UT 84321

RIGHT-OF-WAY EASEMENT AND MAINTENANCE AGREEMENT

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Dollar (\$1.00) and other good and valuable consideration paid to BERNARDO VELEZ, hereinafter referred to as Grantor, by CACHE CAL HOLDINGS, LLC, a Utah Limited Liability Company, hereinafter referred to as Grantee, the receipt of which is hereby acknowledged, the Grantor does hereby grant, bargain, sell, transfer and convey unto the Grantee, its successor and assigns, a perpetual easement with the right of ingress and egress also including rights to erect, construct, install, lay, use, operate, inspect, repair, maintain, replace and remove utilities over, across, and through the land of the Grantor situate in Cache County, State of Utah, said land being described as follows:

Easement

A turnaround easement located in a portion of Lot 1, Block 24, Plat "A", LOGAN FARM SURVEY, and the SW1/4 & SE1/4 of Section 28, Township 12 North, Range 1 East, Salt Lake Base & Meridian, more particularly described as follows:

Beginning at a point located N88°06'11"W along the monument line 993.11 feet and North 459.11 feet from Logan City GIS Monument LC-269 (Basis of Bearing: N88°06'11"W along the monument line between Logan City GIS Monuments LC-269 & LC-270); thence N1°01'27"E 133.00 feet; thence S88°58'33"E 24.19 feet; thence S1°01'27"W 31.50 feet; thence S32°33'00"W 21.19 feet; thence S59°04'00"E 53.83 feet; thence N88°58'33"W 34.57 feet; thence along the arc of a 28.00 foot radius curve to the left 43.98 feet through a central angle of 90°00'00" (chord: S46°01'27"W 39.60 feet); thence S1°01'27"W 29.00 feet; thence N88°58'33"W 20.00 feet to the point of beginning.

Tax Roll No. 04-062-0007 (part)

This document has been prepared as an accommodation by HICKMAN LAND TITLE COMPANY without the benefit of a title search and its accuracy is not guaranteed.

The consideration herein above recited shall constitute payment in full for any damages to the land of the Grantor, his successors and assigns, by reason of the installation, operation, and maintenance of the structures or improvements referred to herein. The Grantee covenants to maintain the easement in good repair so that no unreasonable damage will result from its use to the adjacent land of the Grantor, his successors and assigns.

The grant and other provisions of this easement shall constitute a covenant running with the land for the benefit of the Grantee, its successors and assigns.

IN WITNESS WHEREOF, the Grantors have executed this instrument this 04² day of June, 2022.

Bernardo Velez
BERNARDO VELEZ

INDIVIDUAL ACKNOWLEDGMENT

STATE OF UTAH)
 SS
County of Cache)

On the 2 day of June A.D. 2022 personally appeared before me BERNARDO VELEZ the signer(s) of the within instrument, who duly acknowledged to me that he/she executed the same.

M Sickler
Notary Public

