

When Recorded Return to
Midvale City

7505 Holden St
Midvale, UT 84047

13357327
8/11/2020 1:14:00 PM \$40.00
Book - 10996 Pg - 7115-7117
RASHELLE HOBBS
Recorder, Salt Lake County, UT
COTTONWOOD TITLE
BY: eCASH, DEPUTY - EF 3 P.

21-35-426-002 GRANT OF TRAIL EASEMENT

For good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, Gardner Jordan Bluffs, LC, GRANTOR, does hereby grant, convey, sell and set over unto Midvale City, hereinafter referred to as GRANTEE, a perpetual non-exclusive use easement for the purpose of a recreational trail for public pedestrian, cycling, and similar uses compatible with a recreational trail, including construction, operation, access and maintenance with related facilities (though such rights do not convey any existing legal obligation from GRANTOR to GRANTEE to construct or maintain said trail and related facilities), insofar as they lie within the land owned by the Grantor over the following described property situated in Salt lake County, Utah:

[Jordan Bluff - Trail Easement]

Beginning at a point being South 00°29'40" East 717.49 feet along the section line and West 100.31 feet from the East Quarter Corner of Section 35, Township 2 South, Range 1 West, Salt Lake Base and Meridian; and running

- thence South 82°40'44" West 585.14 feet;
- thence North 08°54'43" West 3.14 feet;
- thence North 81°05'17" East 552.74 feet;
- thence North 31°44'57" East 32.81 feet;
- thence North 81°16'03" East 12.02 feet;
- thence South 07°19'16" East 44.25 feet to the point of beginning.

Contains 7,151 Square Feet or 0.164 Acres

Dated this 3rd day of August, 2020.

Gardner Jordan Bluffs, LC

By: [Signature]
Name: Christian Gardner
Title: manager

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

The foregoing instrument was acknowledged before me this 3 day of August, 2020, by CHRISTIAN GARDNER the MANAGER of Gardner Jordan Bluffs, LC, who duly acknowledge to me that it was executed by authority.

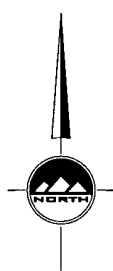
Notary Public





700 WEST STREET

JORDAN BLUFF
TRAIL EASEMENT



PROJECT # DATE
7058E 7/23/20
1 OF 1
FILE:
SIDEASE_TRAIL

**JORDAN BLUFFS
HOLMES HOMES**
700 WEST STREET
MIDVALE, UTAH
TRAIL EXHIBIT

FOR:
HOLMES HOMES
126 SEGO LILY DRIVE
SANDY, UTAH 84070
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