

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

13538895  
01/21/2021 09:35 AM \$0.00  
Book - 11102 Pg - 6356-6360  
RASHELLE HOBBS  
RECORDER, SALT LAKE COUNTY, UTAH  
SOUTH VALLEY SEWER DISTRICT  
PO BOX 629  
RIVERTON UT 84065  
BY: NSA, DEPUTY - WI 5 P.

PARCEL I.D.# 26-23-376-002-0000  
GRANTOR: CLAYTON PROPERTIES GROUP II, INC.  
**(Daybreak Village 7 Plat 3)**  
Page 1 of 5

## EASEMENT

A twenty (20) foot wide sanitary sewer easement located in the Southwest Quarter of Section 23, Township 3 South, Range 2 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: 21,576 square feet or 0.50 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.

IN WITNESS WHEREOF, the GRANTORS have executed this right-of-way and Easement this 9<sup>th</sup> day of December, 2020.

GRANTOR(S)

CLAYTON PROPERTIES GROUP II, INC.

By: \_\_\_\_\_

Its: Assistant Secretary

Title

STATE OF UTAH                    )  
  :SS  
COUNTY OF SALT LAKE        )

On the 9<sup>th</sup> day of December, 2020, personally appeared before me Ryan Smith who being by me duly sworn did say that (s)he is the Assistant Secretary of **CLAYTON PROPERTIES GROUP II, INC.** a corporation, and that the foregoing instrument was signed in behalf of said corporation by authority of its bylaws or by a resolution of its Board of Directors; and acknowledged to me that said corporation executed the same.

Rachel Marietta Morris  
Notary Public

My Commission Expires: 04-02-2022

Residing in: Salt Lake



## **Exhibit 'A'**

### **DAYBREAK VILLAGE 7 PLAT 3 SEWER EASEMENTS**

#### **(Line 1)**

A twenty (20) foot wide sanitary sewer easement, located in the Southwest Quarter of Section 23, Township 3 South, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, said easement 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:

Beginning at a point that lies South 89°56'37" East 7630.523 feet along the Daybreak Baseline Southwest (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T3S, R2W and the Southeast Corner of Section 23, T3S, R2W) and North 1925.117 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North 60°56'17" East 128.904 feet; thence South 85°35'43" East 144.649 feet; thence North 08°44'00" East 116.950 feet to a point on an existing sewer easement recorded as Entry No. 12429611, Book 10508 at Page 6182 in the office of the Salt Lake County Recorder and the point of terminus.

Contains: (approx. 391 L.F.)

#### **(Line 2)**

A twenty (20) foot wide sanitary sewer easement, located in the Southwest Quarter of Section 23, Township 3 South, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, said easement 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:

Beginning at a point that lies South 89°56'37" East 7518.989 feet along the Daybreak Baseline Southwest (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T3S, R2W and the Southeast Corner of Section 23, T3S, R2W) and North 1479.681 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North 65°00'00" East 63.005 feet to a point on an existing sewer easement recorded as Entry No. 12288926, Book 10436 at Page 1677 in the office of the Salt Lake County Recorder and the point of terminus.

Contains: (approx. 63 L.F.)

#### **(Line 3)**

A twenty (20) foot wide sanitary sewer easement, located in the South Half of Section 23, Township 3 South, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, said easement 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:

Beginning at a point that lies South 89°56'37" East 7806.830 feet along the Daybreak Baseline

Southwest (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T3S, R2W and the Southeast Corner of Section 23, T3S, R2W) and North 1214.644 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North 89°46'01" East 140.773 feet; thence North 00°13'59" West 125.844 feet to a point on an existing sewer easement recorded as Entry No. 12288926, Book 10436 at Page 1677 in the office of the Salt Lake County Recorder and the point of terminus.

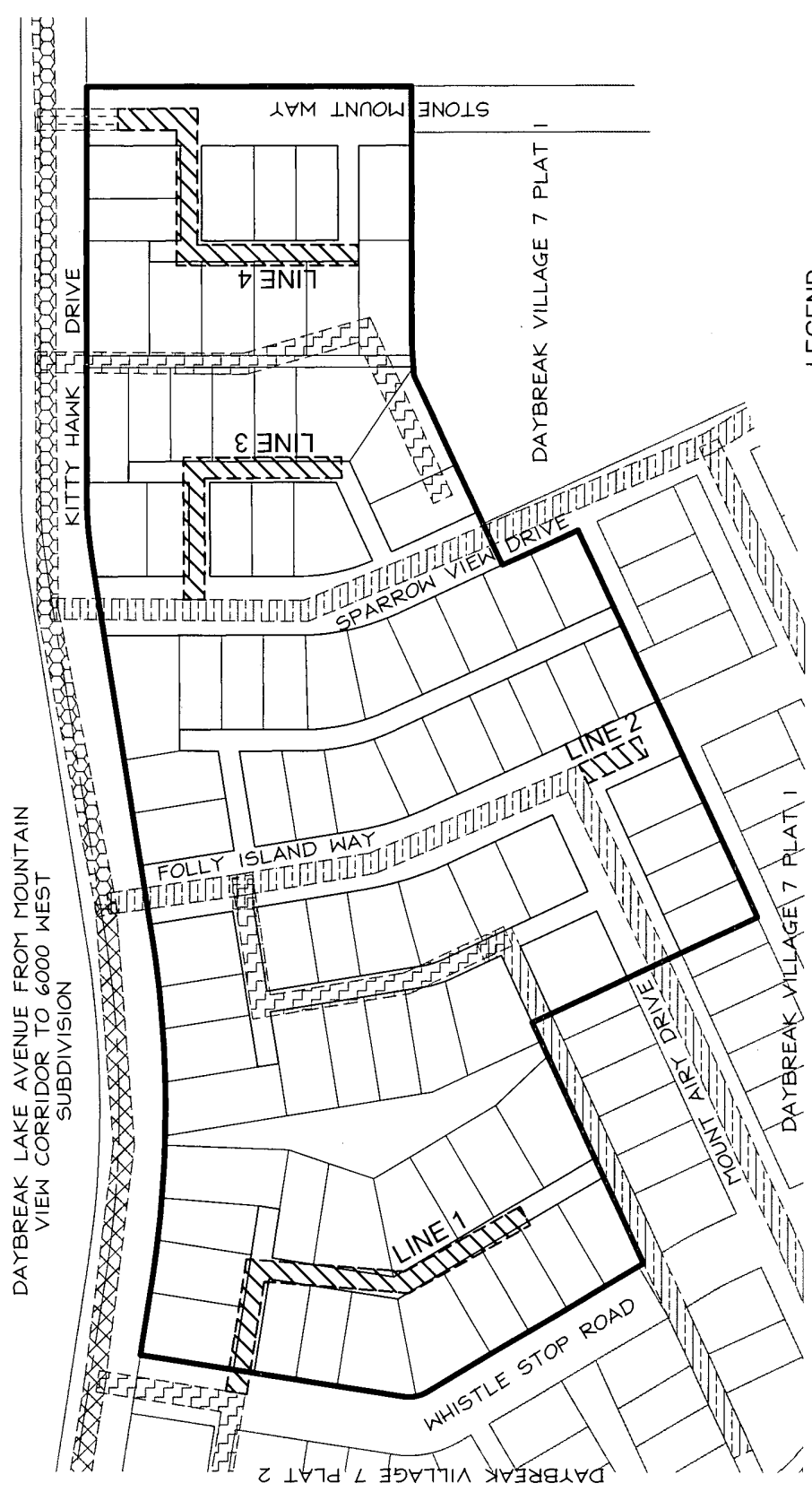
Contains: (approx. 267 L.F.)

**(Line 4)**

A twenty (20) foot wide sanitary sewer easement, located in the South Half of Section 23, Township 3 South, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, said easement 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:

Beginning at a point that lies South 89°56'37" East 7791.062 feet along the Daybreak Baseline Southwest (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T3S, R2W and the Southeast Corner of Section 23, T3S, R2W) and North 1011.562 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North 89°46'01" East 163.681 feet; thence South 00°13'59" East 129.000 feet; thence North 89°46'01" East 66.000 feet to a point on an existing sewer easement recorded as Entry No. 12424509, Book 10506 at Page 2688 in the office of the Salt Lake County Recorder and the point of terminus.

Contains: (approx. 359 L.F.)



- LEGEND**
- PROPOSED 20' WIDE SEWER EASEMENT
  - EXISTING 20' WIDE SEWER EASEMENT RECORDED IN BOOK 10430 PAGE 9465
  - EXISTING 20' WIDE SEWER EASEMENT RECORDED IN BOOK 10475 PAGE 8071
  - EXISTING 20' WIDE SEWER EASEMENT RECORDED IN BOOK 10508 PAGE 6182
  - EXISTING 20' WIDE SEWER EASEMENT RECORDED IN BOOK 10436 PAGE 1677
  - EXISTING 20' WIDE SEWER EASEMENT RECORDED IN BOOK 10506 PAGE 2688

