

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

14002207 B: 11365 P: 4258 Total Pages: 6
08/18/2022 10:26 AM By: salvarado Fees: \$0.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: SOUTH VALLEY SEWER DISTRICT
PO BOX 629 RIVERTON, UT 84065



PARCEL I.D.# 26-22-255-001-0000
26-22-256-001-0000
26-22-326-003-0000

GRANTOR: DAYBREAK DEVCO 2, INC
(Daybreak Village 9 Plat 4)
Page 1 of 6

EASEMENTS

Twenty (20) foot wide sanitary sewer easements located in the East Half of Section 22, 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, perpetual rights-of-way and easements 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 rights-of-way and easements, being situate in Salt Lake County, State of Utah, over and through a parcel(s) of the GRANTORS' land lying within strips 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: 51,227 square feet or 1.18 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 rights-of-way and easements 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 these rights-of-way and easements are

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 these rights-of-way and easements nor change the contour thereof without the written consent of GRANTEE. These rights-of-way and easement grants 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 these rights-of-way and Easements this 9 day of August, 2022

GRANTOR(S)

DAYBREAK DEVCO 2, INC

By: Bart Sharp

Its: COO
Title

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

On the 9 day of August, 2022 personally appeared before me Bart Sharp who being by me duly sworn did say that (s)he is the COO of DAYBREAK DEVCO 2, 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.

[Signature]
Notary Public

My Commission Expires 05-03-2023

Residing in: Salt Lake County



Exhibit 'A'

**DAYBREAK VILLAGE 9 PLAT 4
SEWER EASEMENTS**

(Line 1)

A twenty (20) foot wide sanitary sewer easement, located in the East Half of Section 22, 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 $89^{\circ}56'37''$ East 2861.104 feet along the Daybreak Baseline Southwest (Being South $89^{\circ}56'37''$ East 10583.405 feet between the Southwest Corner of Section 22, T3S, R2W and the Southeast Corner of Section 23, T3S, R2W) and North 2637.087 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North $21^{\circ}52'37''$ East 51.046 feet to the point of terminus.

Contains: (approx. 51 L.F.)

(Line 2)

A twenty (20) foot wide sanitary sewer easement, located in the Northeast Quarter of Section 22, 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 $89^{\circ}56'37''$ East 3106.867 feet along the Daybreak Baseline Southwest (Being South $89^{\circ}56'37''$ East 10583.405 feet between the Southwest Corner of Section 22, T3S, R2W and the Southeast Corner of Section 23, T3S, R2W) and North 2933.417 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North $60^{\circ}00'00''$ West 365.369 feet to the point of terminus.

Contains: (approx. 365 L.F.)

(Line 3)

A twenty (20) foot wide sanitary sewer easement, located in the Northeast Quarter of Section 22, 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 $89^{\circ}56'37''$ East 3082.853 feet along the Daybreak Baseline Southwest (Being South $89^{\circ}56'37''$ East 10583.405 feet between the Southwest Corner of Section 22, T3S, R2W and the Southeast Corner of Section 23, T3S, R2W) and North 3134.262 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North $30^{\circ}00'00''$ East 102.236 feet to the point of terminus.

Contains: (approx. 102 L.F.)

(Line 4)

A twenty (20) foot wide sanitary sewer easement, located in the Northeast Quarter of Section 22, 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 3238.559 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 3190.784 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North 71°35'44" West 109.252 feet; thence North 71°55'19" West 120.621 feet; thence North 65°19'45" West 187.966 feet to the point of terminus.

Contains: (approx. 418 L.F.)

(Line 5)

A twenty (20) foot wide sanitary sewer easement, located in the Northeast Quarter of Section 22, 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 3457.989 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 3162.926 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North 83°26'23" West 41.962 feet; thence North 83°26'23" West 43.447 feet to the point of terminus.

Contains: (approx. 85 L.F.)

(Line 6)

A twenty (20) foot wide sanitary sewer easement, located in the Northeast Quarter of Section 22, 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 3844.903 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 3150.293 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence West 214.074 feet; thence North 02°17'38" West 35.034 feet to the point of terminus.

Contains: (approx. 249 L.F.)

(Line 7)

A twenty (20) foot wide sanitary sewer easement, located in the Northeast Quarter of Section 22, 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 3786.179 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 2956.690 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North 60°00'00" West 181.102 feet; thence North 03°26'16" West 72.761 feet to the point of terminus.

Contains: (approx. 254 L.F.)

(Line 8)

A twenty (20) foot wide sanitary sewer easement, located in the Northeast Quarter of Section 22, 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 3688.679 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 2787.719 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North 60°00'00" West 295.000 feet; thence North 30°00'00" East 39.376 feet; thence North 60°00'00" West 131.000 feet; thence North 30°00'00" East 153.722 feet to the point of terminus.

Contains: (approx. 619 L.F.)

(Line 9)

A twenty (20) foot wide sanitary sewer easement, located in the East Half of Section 22, 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 3572.064 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 2603.329 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North 55°43'37" West 289.000 feet; thence South 34°16'23" West 14.755 feet; thence North 55°51'23" West 113.604 feet to the point of terminus.



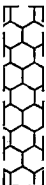

Contains: (approx. 417 L.F.)



SCALE 1"=250'



LEGEND

-  PROPOSED 20' WIDE SEWER EASEMENT
-  EXISTING 20' WIDE SEWER EASEMENT RECORDED IN BOOK 11093 PAGE 6920
-  PREVIOUSLY SUBMITTED EASEMENTS FOR VILLAGE 9 PLAT 2
-  PREVIOUSLY SUBMITTED EASEMENTS FOR VILLAGE 9 PLAT 3



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**VILLAGE 9 PLAT 4
SEWER EASEMENTS**

PREPARED FOR: MILLER FAMILY REAL ESTATE