



When Recorded Return to:
Metropolitan Water District of Salt Lake & Sandy
Attn: General Manager
3430 East Danish Road
Cottonwood Heights, Utah 84093-2139

Parcel Nos. 16-35-481-006, 16-35-481-008,
16-35-481-011, 16-35-481-012,
16-35-481-013, ,
16-35-481-015, 16-35-481-016,
16-35-481-017 & 16-35-481-018

ADDENDUM TO RIGHT OF WAY AGREEMENT

This Addendum to Right of Way Agreement (Addendum) is entered into effective this 22
day of January, 2024, by the Metropolitan Water District of Salt Lake & Sandy
(MWDSLS) and EP GT3, LLC, a Utah limited liability company (Porsche).

ADDENDUM PURPOSES

Porsche and MWDSLS own adjoining parcels located at approximately 4100 South in Salt Lake County, between Wasatch Boulevard and I-215. The parcels owned by Porsche are part of what was previously a larger parcel owned by Utah Department of Transportation (the UDOT Parcel). UDOT continues to own portions of that once-larger parcel, which are adjacent to the Porsche parcels and MWDSLS's parcel, Parcel No. 16-35-481-006 (the MWDSLS Parcel). These parcels are described in Exhibit A.

On March 11, 2011, UDOT and MWDSLS entered a Right of Way Agreement through which UDOT granted MWDSLS and its agents and contractors a perpetual, nonexclusive right of reasonable ingress and egress on, over and across the UDOT Parcel from the point where Apollo Drive, if extended, would cross Wasatch Blvd onto the UDOT parcel, to the MWDSLS Parcel. The Right of Way Agreement was recorded on March 16, 2011 as Entry 11150701, Book 9911, Pages 7315-7319 with the Salt Lake County Recorder.

The Right of Way Agreement includes the following provision:

After consulting with MWDSLS, UDOT or its successor may reasonably designate a reasonable and practicable alternative entry point and a more precise route that is at least twenty-five feet (25') wide with no radius less than forty (40) feet. MWDSLS will reasonably cooperate with the location of the right of way to facilitate the development of the UDOT parcel.

Porsche now plans to develop the UDOT Parcel. In order to facilitate that development, the Parties desire to fix the location of the right of way granted under the Right of Way Agreement.

AGREEMENT

NOW, THEREFORE, in consideration of the mutual covenants described in the Right of Way Agreement as amended by this Addendum, the Parties hereby amend the Right of Way Agreement as follows:

1. Location of the Right of Way. The location of the perpetual, non-exclusive right-of-way granted to MWDSLS in the Right of Way Agreement is fixed to the following described portion of the UDOT Parcel:

A 25.00 foot wide Access Easement, being a part of future Lot 2 of the forthcoming Porsche Cowboys Subdivision; lying within the Southeast Quarter of Section 35, Township 1 South, Range 1 East, Salt Lake Base and Meridian, U.S. Survey, in Millcreek City, Salt Lake County, Utah, being 12.50 feet on each side of the following described centerline:

Beginning at a point on the Westerly line of Wasatch Boulevard as it exists at 50.00 foot half-width, located 2039.49 feet South 0°25'25" West; and 55.17 feet North 89°34'35" West from a Brass Cap Monument found marking the East Quarter Corner of said Section 35; said East Quarter Corner bears 2618.49 feet South 89°56'13" East from a Brass Cap Monument found marking the Center of said Section 35; and running thence South 89°59'58" West 161.51 feet to a point of curvature; thence Southwesterly along the arc of a 52.50 foot radius curve to the left a distance of 80.30 feet (Central Angle equals 87°38'15" and Long Chord bears South 46°10'51" West 72.70 feet) to a point of tangency; thence South 2°21'44" West 240.91 feet to the Southerly line of said future Lot 2 and the termination of this easement centerline.

Note: The sidelines of the above described easement are to be lengthened or shortened to exactly match said Westerly line of Wasatch Boulevard and said Southerly line of future Lot 2

The Fixed Right of Way is depicted on the preliminary site plan and preliminary subdivision plat attached as Exhibit B. The Fixed Right of Way will be depicted on the final site plan and final subdivision plat for the Porsche Property, and any amendments thereto, in a form reasonably approved in writing by District in advance of recording, with the depiction referencing the recording information for this Easement Agreement. The Fixed Right of Way will be kept clear of any obstruction that would impede reasonable ingress and egress to the MWDSLS Parcel.

2. Authority. The person signing this Addendum on behalf of each Party represents and warrants they have been duly authorized to execute this Agreement on behalf of their respective Party. The person signing on behalf of Porsche represents and warrants that their signature will bind all who have an ownership interest in the Porsche Parcel.

The remaining terms of the Right of Way Agreement shall remain in full force and effect.

14342877 B: 11548 P: 3427 Page 3 of 11

EP GT3 LLC

)

)

Sally Udd
NOTARY PUBLIC

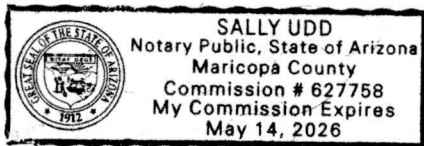


Exhibit A
(Legal Descriptions of Affected Parcels)

MWDSLS Parcel:

Parcel No. 16-35-481-006

BEG W 356 FT M OR L & S 613 FT M OR L; SW'LY ALG A 3883.72 FT RADIUS CURVE TO R 389.60 FT (CHD S 2°52'26" W 389.43 FT) FR NE COR OF SE 1/4 OF SE 1/4 OF SEC 35, T1S, R1E, SLM; S'LY ALG A 3883.72 FT RADIUS CURVE TO R 81.20 FT (CHD S 6°20'48" W 81.20 FT); S 34°28'44" E 20.04 FT; S 67°11'28" E 82.50 FT; NE'LY ALG A 229.82 FT RADIUS CUBE TO R 74.19 FT (CHD N 75°57'02" E 73.86 FT); NE'LY ALG A 229.82 FT RADIUS CURVE TOL 86.87 FT (CHD N 74°22'10" E 86.35 FT); N'LY ALG A 1859.86 FT RADIUS CURVE TO L 91.70 FT (CHD N 16°17'29" E 91.69 FT); W 258.95 FT TO BEG. 0.63 AC M OR L.

Porsche Parcels (formerly UDOT Parcel):

Parcel No. 16-35-481-008

BEG 50 FT W FR NE COR OF SE 1/4 OF SE 1/4 OF SEC 35, T1S, R1E, SLM; W 230 FT; S 00°13'44" W 575.73 FT; S'LY ALG A 1629.86 FT RADIUS CURVE TO R 297.50 FT; E'LY ALG A 150 FT RADIUS CURVE TO L 153.45 FT (CHD S 60°41'38" E 146.84 FT); E 92.12 FT; N'LY ALG A 1859.86 FT RADIUS CURVE TO L 368.55 FT (CHD N 06°05'15" E 367.95 FT); N 00°13'44" E 577.37 FT TO BEG. 4.93 AC M OR L.

Parcel No. 16-35-481-011

BEG W 50 FT FR SE COR OF NE 1/4 OF SE 1/4 OF SEC 35, T1S, R1E, SLM; W 230 FT; N 00°13'44" E 80 FT; E 100.16 FT; N 72°53'50" E 136.02 FT; S 00°13'44" W 120 FT TO BEG. 0.48 AC M OR L.

Parcel No. 16-35-481-013

BEG W 280 FT FR THE SE COR OF THE NE 1/4 OF SE1/4 OF SEC 35, T1S, R1E, SL MER; W 18 FT; N 0°13'44" E 80 FT; E 18 FT; S 0°13'44" W 80 FT TO BEG.

Parcel No. 16-35-481-015

BEG W 280 FT FR NE COR OF THE SE 1/4 OF SE 1/4 OF SEC 35, T1S, R1E, SL MER; S 0°13'44" W 575.73 FT; SW'LY ALG 1629.86 FT RADIUS CURVE TO R, 297.50 FT (CHD S 5°38'22" W); N 2°10'03" E 295.95 FT; N 0°13'44" E 575.63 FT; E 18 FT TO BEG.

Parcel No. 16-35-481-017

BEG W 280 FT & S 0°13'44" W 575.73 FT FR THE NE COR OF THE SE 1/4 OF SE 1/4 OF SEC 35, T1S, R1E, SLM; SW'LY ALG 1629.86 FT RADIUS CURVE TO R, 297.50 FT (CHD S 5°38'22" W); SE'LY ALG 150 FT RADIUS CURVE TO L, 153.40 FT (CHD S 60°41'38" E); N 89°38'15" E 69.24 FT; SW'LY ALG 1847.86 FT RADIUS CURVE TO R, 60.96 FT (CHD S 14°02'03" W); W 187.45 FT; N 2°10'03" E 130.67 FT TO BEG.

Current UDOT Parcels:

Parcel No. 16-35-481-012

BEG N 1320 FT & W 298 FT FR SE COR SEC 35, T1S, R1E, SLM; W 62 FT; N 80 FT; E 61.84 FT M OR L; S 80 FT TO BEG.

Parcel No. 16-35-481-016

BEG N 1320 FT M OR L & W 214.5 FT FR SE COR SEC 35, T1S, R1E, SLM; W 141 FT M OR L TO EAST LINE STATE ROAD; S 613 FT M OR L; S'LY ALG A CURVE TO R 470.8 FT; S 34°28'44" E 85.09 FT; NE'LY ALG A CURVE TO R 110 FT M OR L TO A PT S FR PT OF BEG; N TO BEG. LESS & EXCEPT BEG W 356 FT M OR L & S 613 FT M OR L; SW'LY ALG A 3883.72 FT RADIUS CURVE TO R 389.60 FT (CHD S 2°52'26" W 389.43 FT) FR NE COR OF SE 1/4 OF SE 1/4 OF SEC 35, T1S, R1E, SLM; S'LY ALG A 3883.72 FT RADIUS CURVE TO R 81.20 FT (CHD S 6° BEG N 1320 FT & W 298 FT FR SE COR SEC 35, T1S, R1E, SLM; W 62 FT; N 80 FT; E 61.84 FT M OR L; S 80 FT TO BEG 20°48" W 81.20 FT); S 34°28'44" E 20.04 FT; S 67°11'28" E 82.50 FT; NE'LY ALG A 229.82 FT RADIUS CURVE TO R 74.19 FT (CHD N 75°57'02" E 73.86 FT); NE'LY ALG A 229.82 FT RADIUS CURVE TO L 86.87 FT (CHD N 74°22'10" E 86.35 FT); N'LY ALG A 1859.86 FT RADIUS CURVE TO L 91.70 FT (CHD N 16°17'29" E 91.69 FT); W 258.95 FT TO BEG. ALSO LESS & EXCEPT BEG 50 FT W FR NE COR OF SD SE 1/4 OF SE 1/4 OF SEC 35; W 230 FT; S 00°13'44" W 575.73 FT; S'LY ALG A 1629.86 FT RADIUS CURVE TO R 297.50 FT; E'LY ALG A 150 FT RADIUS CURVE TO L 153.45 FT (CHD S 60°41'38" E 146.84 FT); E 92.12 FT; N'LY ALG A 1859.86 FT RADIUS CURVE TO L 368.55 FT (CHD N 06°05'15" E 367.95 FT); N 00°13'44" E 577.37 FT TO BEG. 2.20 AC M OR L. ALSO LESS BEG W 280 FT FR NE COR OF THESE 1/4 OF SE 1/4 OF SEC 35, T1S, R1E, SLM; S 0°13'44" W 575.73 FT; SW'LY ALG 1629.86 FT RADIUS CURVE TO R, 297.50 FT (CHD S 5°38'22" W); N 2°10'03" E 295.95 FT; N 0°13'44" E 575.63 FT; E 18 FT TO BEG. ALSO LESS & EXCEPT BEG W 280 FT & S 0°13'44" W 575.73 FT FR THE NE COR OF SE 1/4 OF SE 1/4 OF SEC 35, T1S, R1E, SLM; SW'LY ALG 1629.86 FT RADIUS CURVE TO R, 297.50 FT (CHD S 5°38'22" W); SE'LY ALG 150 FT RADIUS CURVE TO L, 153.40 FT (CHD S 60°41'38" E); N 89°38'15" E 69.24

FT; SW'LY ALG 1847.86 FT RADIUS CURVE TO R, 60.96 FT (CHD S 14°02'03" W); W 187.45 FT; N 2°10'03" E 130.67 FT TO BEG.

Parcel No. 16-35-481-018

BEG W 280 FT & S 0°13'44" W 575.73 & SW'LY ALG 1629.86 FT RADIUS CURVE TO R, 297.50 FT (CHD S 5°38'22" W) & SE'LY ALG 150 FT RADIUS CURVE TO L, 153.40 FT (CHD S 60°41'38" E) & N 89°38'15" E 69.24 FT FR THE NE COR OF THE SE 1/4 OF SE 1/4 OF SEC 35, T1S, R1E, SLM; N 89°38'15" E 22.88 FT; SW'LY ALG 1859.86 FT RADIUS CURVE TO R, 65 FT M OR L (CHD S 6°05'15" W); W 12.5 FT M OR L; NE'LY ALG 1847.86 FT RADIUS CURVE TO L, 60.96 FT (CHD N 14°02'03" E) TO BEG.

Exhibit B
(Preliminary Site Plan and Preliminary Subdivision Plat)

Porsche Milcreek Subdivision
A part of the Southeast Quarter of Section 35, Township 1 South, Range 1 East,
Salt Lake Base and Meridian, U.S. Survey, in Milcreek City, Salt Lake County, Utah
2024

This Survey reissues and honors an unrecorded 2022 ALTA Survey and a recorded 2017 ALTA Survey by Ensign Engineering.

agreement was agreed upon between UOI and the respondent water user of Soft Lake at Sandy dated March 3, 2011 and recorded March 16, 2011 at Entry No. 11150701 in Book 9811 at Page 7315 of Official Records. Blankets this s/he.

likely, it is different from productivity practices as it is focusing on the *process* of production, rather than the *output* of production. In other words, it is about *how* and *efficiently* the production is done, rather than *what* is produced. It is important to note that the concept of productivity is not the same as the concept of efficiency. Efficiency is a measure of the ratio of output to input, while productivity is a measure of the ratio of output to the cost of production. In other words, efficiency is a measure of the ratio of output to input, while productivity is a measure of the ratio of output to the cost of production. In other words, efficiency is a measure of the ratio of output to input, while productivity is a measure of the ratio of output to the cost of production.

This property lies entirely within Flood Zone X as designated on FEMA FIRM Panel No. 490503C0316H dated November 18, 2021. Flood Zone X is defined as "Areas determined to be outside the 0.2% annual chance floodplain."

Zone	Building	Subcode	Requirements
=			ONE-PCSE (Olympus Hills Mt. Village Center Special District)
			20' (along Wrenches Blvd.)
			10'
			10'
			42'

Approved this _____ Day of _____ 20____
by the United Fire Authority.

Approved this _____ Day of _____, 20____
by Millwright Engineering Department.

Presented to the Mayor and Millicent Council
this _____ Day of _____ A.D. 20____.
At which time this subdivision was approved
and accepted.

POS No. S2017-01-0163

State of Utah, County of Salt Lake, recorded and filed for the request of _____

[illegible][illegible][illegible]

State of _____) ss.
On the _____ day of _____, 20____ personally appeared
before me, the undersigned Notary Public, _____ who
being one of my old acquaintances, they own the _____ of the
_____ by authority of the
_____ and they acknowledged to me their said
interest therein as being theirs.

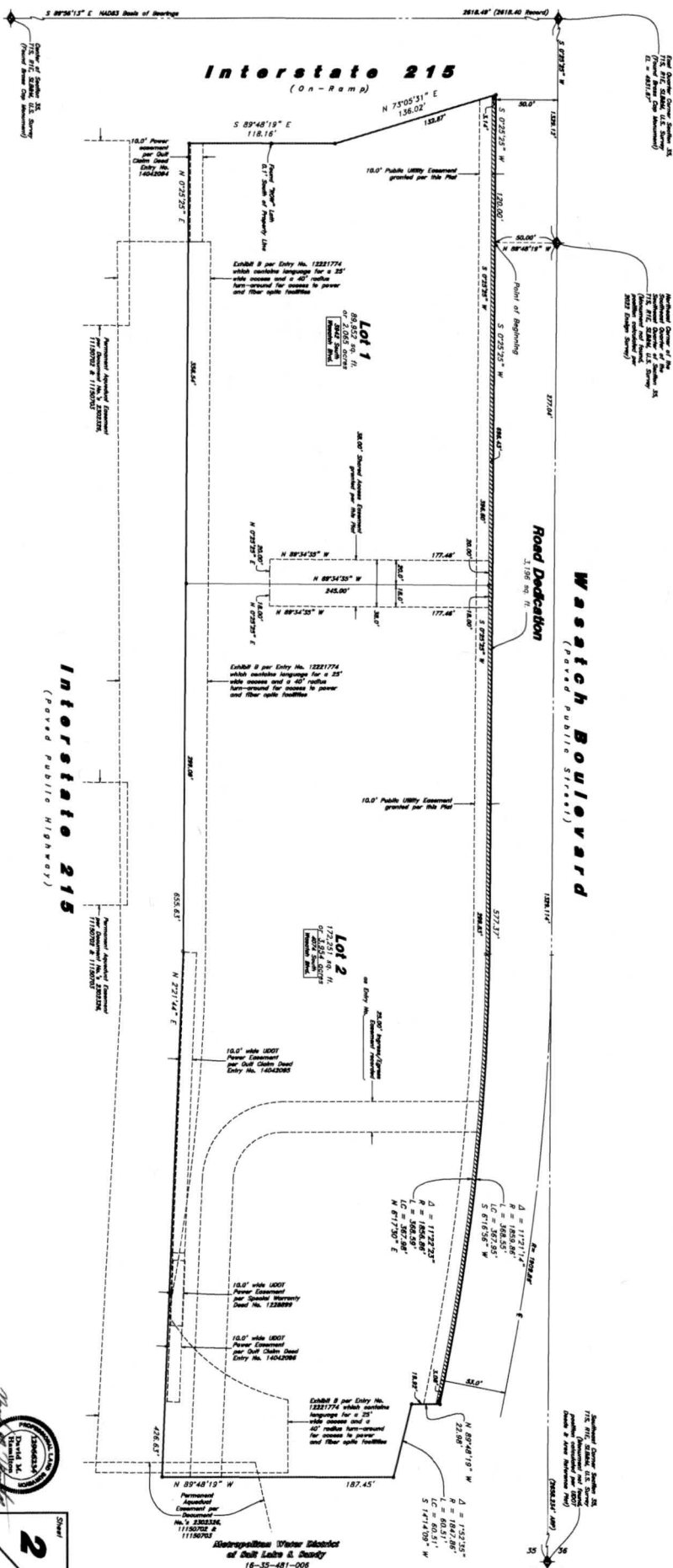
Witnessing at New York _____
Notary Public _____
Commission Expires: _____

My Name _____ A Notary Public

**Range 1 East, Salt Lake Basin and Northern U.S. Survey
in Millcreek City, Salt Lake County, Utah**

Porsche Milcreek Subdivision

A part of the Southeast Quarter of Section 35, Township 1 South, Range 1 East, Salt Lake Base and Meridian, U.S. Survey, in Millcreek City, Salt Lake County, Utah
2024



Legend

Property Line
Easement Line
Adjoining Lot
Section Line
Section Corner
Section Center
See 1/8" ruler with plastic
cap or read with brass
ruler stamped 1/8".
Read Description

Contacts

Owner/Developer
 Wm High 901, LLC
 2425 E Camelback Rd. #111
 Phoenix, Arizona 85016

Porsche Millcreek Subdivision
part of the Southeast Quarter of Section 36, Township 1
Range 1 East, Salt Lake Base and Meridian, U.S. Survey
in Millcreek City, Salt Lake County, Utah

SALT LAKE COUNTY RECORDER

ANZ
2010 North Redwood Road, Salt Lake City, Utah 84111
801.462.2000

2010 North Redwood Road, Salt Lake City, Utah 84111
(801) 521-8529 - AW@engineering.net

Fee \$	Deputy, Salt Lake County Recorder
--------	-----------------------------------