

14397163 B: 11578 P: 6051 Total Pages: 5
06/13/2025 10:55 AM By: ErRomero Fees: \$0.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: JORDAN BASIN IMPROVEMENT DISTRICT
PO BOX 629RIVERTON, UT 84065



When Recorded Return to:
Joel Thompson
Jordan Basin Improvement District
P.O. Box 629
Riverton, UT 84065

**PARCEL I.D.# 26-27-426-002-0000
26-27-226-007-0000**

**GRANTORS: HERRIMAN CITY
LAND RESERVE, INC
f/k/a Suburban Land Reserve, Inc.
(6400 W – Segment 3)**

Page 1 of 5

EASEMENTS

Twenty (20) foot wide sanitary sewer easements located in the East Half of Section 27, 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 Jordan Basin Improvement 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, more particularly described as follows:

See Exhibit "A" attached hereto and by this reference made a part hereof.

Contains: 15,395 square feet or 0.35 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.

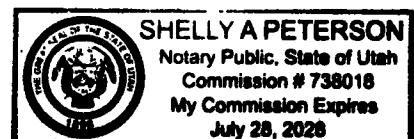
IN WITNESS WHEREOF, the GRANTORS have executed these rights-of-way and Easements
this _____ day of _____, 20 ____.

STATE OF UTAH)
COUNTY OF Salt Lake,) :ss.

On the 4 day of June, 2025, personally appeared before me
Nathan Cherpeski, who being duly sworn, did say that he/she is the
City Manager, of the City of Herriman, a governmental entity, and that said
instrument was signed in behalf of the city by authority of its City Council and acknowledged to me that
the City executed the same.

My Commission Expires: July 28, 2028

Residing in: Herriman City



LAND RESERVE, INC., a Utah corporation
f/k/a Suburban Land Reserve, Inc., a Utah corporation

By: TB

Its: President
Title

STATE OF UTAH)
:ss
COUNTY OF SALT LAKE)

On the 4 day of June, 2015, personally appeared before me
Tyler Buswell who being by me duly sworn did say that (s)he is
the President of LAND RESERVE, INC., a Utah corporation, f/k/a
Suburban Land Reserve, Inc., a Utah 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.

Jessica Michelle Blanch
Notary Public

My Commission Expires: January 9, 2027

Residing in: Utah

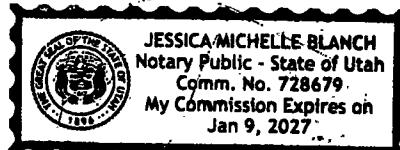


Exhibit 'A'

6400 West Street

Sanitary Sewer No. 1

Beginning at a point being North 00°01'01" East 1,274.18 feet along the section line and West 67.96 feet from the Southeast Corner of Section 27, Township 3 South, Range 2 West, Salt Lake Base and Meridian; and running

thence North 89°49'11" West 20.00 feet;
thence North 00°10'49" East 47.02 feet;
thence North 89°58'56" West 81.11 feet;
thence North 00°01'04" East 20.00 feet;
thence South 89°58'56" East 101.16 feet;
thence South 00°10'49" West 67.08 feet to the point of beginning.

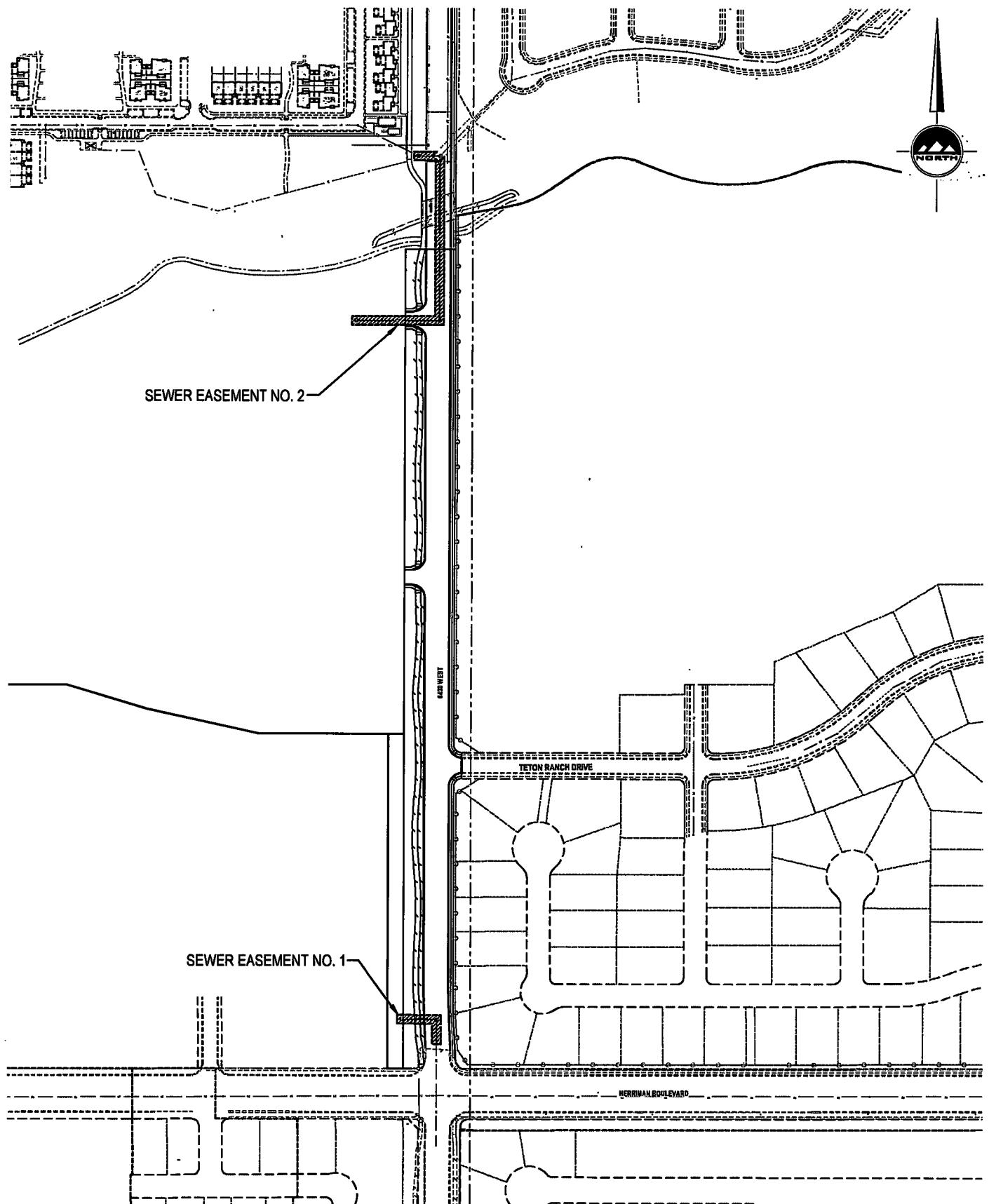
Contains 2,964 Square Feet or 0.068 Acres

Sanitary Sewer No. 2

Beginning at a on an existing sanitary sewer easement, recorded as Entry No. 14028335 in Book 11378 at Page 5924 in the Office of the Salt Lake County Recorder, said point being South 00°00'54" West 1,961.90 feet along the section line and West 67.19 feet from the Northeast Corner of Section 27, Township 3 South, Range 2 West, Salt Lake Base and Meridian; and running

thence South 390.07 feet;
thence North 89°59'09" West 212.09 feet;
thence North 00°00'51" East 20.00 feet;
thence South 89°59'09" East 192.08 feet;
thence North 361.07 feet;
thence South 89°54'10" West 49.22 feet;
thence North 00°05'50" West 20.00 feet;
thence North 89°54'10" East 52.04 feet to said existing sanitary sewer easement;
thence along said existing sanitary sewer easement the following three (3) courses:
(1) South 44°24'55" West 14.02 feet;
(2) South 45°35'05" East 20.00 feet;
(3) North 44°24'55" East 18.20 feet to the point of beginning.

Contains 12,431 Square Feet or 0.285 Acres



PROJECT NUMBER
11860P.1

PRINT DATE
2025-03-27

PROJECT MANAGER
JKG

DESIGNED BY
KFW

6400 WEST - SEGMENT 3
MIDAS CREEK TO HERRIMAN BLVD
6400 WEST HERRIMAN BLVD
HERRIMAN, UTAH
SANITARY SEWER EASEMENTS EXHIBIT

1 OF 1



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