

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

14482504 B: 11628 P: 1466 Total Pages: 6
12/30/2025 12:53 PM By: mpalmer Fees: \$0.00
Rashele Hobbs, Recorder, Salt Lake County, Utah
Return To: JOEL THOMPSON
PO BOX 629 RIVERTON, UT 84065



PARCEL I.D.# 26-34-201-016-0000
26-27-300-009-0000
26-34-100-021-0000
26-33-100-010-0000
26-27-300-003-0000
26-27-300-005-0000

GRANTOR: OLYMPIA RANCH, LLC
LAST HOLDOUT, LLC
OLYMPIA RANCH 3, LLC
HERRIMAN CITY
(Olympia – Herriman Blvd)

Page 1 of 6

EASEMENT

A twenty (20) foot wide sanitary sewer easement located in the Southwest Quarter of Section 27, Northwest Quarter of Section 34, and Northeast Quarter of Section 33, 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, 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, more particularly described as follows:

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

Contains: 74,508 square feet or 1.710 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 10 day of December, 2025.

GRANTOR(S)

OLYMPIA RANCH, LLC

By: _____

Its: _____

Title

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

On the 10 day of December, 2025, personally appeared before me Doug Young who being by me duly sworn did say that (s)he is the Manager of OLYMPIA RANCH, LLC a limited liability company, and that the within and foregoing instrument was duly authorized by the limited liability company at a lawful meeting held by authority of its operating agreement; and duly acknowledged to me that said limited liability company executed the same.

Notary Public

My Commission Expires: 4/3/2028

Residing in: Lehi, UT



LAST HOLDOUT, LLC

By: Emily B MarkhamIts: Manager TitleSTATE OF UTAH)
)SS
COUNTY OF SALT LAKE)

On the 10 day of December, 2025, personally appeared before me
Emily B. Markham
Manager of LAST HOLDOUT, LLC a limited liability company, and that
 the within and foregoing instrument was duly authorized by the limited liability company at a lawful meeting
 held by authority of its operating agreement; and duly acknowledged to me that said limited liability company
 executed the same.



[Signature]
 Notary Public

My Commission Expires: 4/3/2028Residing in: Lehi, UT

OLYMPIA RANCH 3, LLC

By: [Signature]Its: [Signature] TitleSTATE OF UTAH)
)SS
COUNTY OF SALT LAKE)

On the 10 day of December, 2025, personally appeared before me
Doug Young
Manager of OLYMPIA RANCH 3, LLC a limited liability company, and
 that the within and foregoing instrument was duly authorized by the limited liability company at a lawful
 meeting held by authority of its operating agreement; and duly acknowledged to me that said limited liability
 company executed the same.

[Signature]
 Notary Public

My Commission Expires: 4/3/2028Residing in: Lehi, UT


for the City of Herriman

STATE OF UTAH)
COUNTY OF Salt Lake :SS.

On the 10 day of December, 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.


Notary Public

My Commission Expires: July 28, 2028

Residing in: Herriman, UT

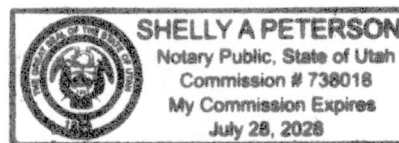


Exhibit 'A'


Herriman Boulevard Sanitary Sewer Easement

Beginning at a point being South 89°30'06" East 2,663.55 feet along the section line and North 1,121.71 feet from the Northwest Corner of Section 35, Township 3 South, Range 2 West, Salt Lake Base and Meridian; and running

thence South 89°58'11" West 188.85 feet;
 thence South 82°50'00" West 251.28 feet;
 thence South 70°28'17" West 229.91 feet;
 thence South 28°16'22" East 74.54 feet;
 thence South 61°43'38" West 20.00 feet;
 thence North 28°16'22" West 74.03 feet;
 thence South 50°33'31" West 309.86 feet;
 thence South 39°56'05" West 410.77 feet;
 thence South 42°45'44" West 363.02 feet;
 thence South 53°35'52" West 147.02 feet;
 thence South 32°43'31" East 58.60 feet;
 thence South 57°16'29" West 20.00 feet;
 thence North 32°43'31" West 58.63 feet;
 thence South 61°10'22" West 156.43 feet;
 thence South 72°23'48" West 311.27 feet;
 thence South 86°10'39" West 286.54 feet;
 thence North 89°35'41" West 402.52 feet;
 thence South 0°45'28" West 143.66 feet;
 thence North 89°14'32" West 20.00 feet;
 thence North 0°45'28" East 143.53 feet;
 thence North 89°35'41" West 139.68 feet;
 thence North 0°24'19" East 20.00 feet;
 thence South 89°35'41" East 561.47 feet;
 thence North 86°10'39" East 283.38 feet;
 thence North 72°23'48" East 306.89 feet;
 thence North 61°10'22" East 163.15 feet;
 thence North 53°35'52" East 144.82 feet;
 thence North 36°15'36" West 108.51 feet;
 thence North 53°44'24" East 20.00 feet;
 thence South 36°15'36" East 106.36 feet;
 thence North 42°45'44" East 349.46 feet;
 thence North 39°56'05" East 412.14 feet;
 thence North 50°33'31" East 315.67 feet;
 thence North 28°16'22" West 83.95 feet;
 thence North 61°43'38" East 20.00 feet;
 thence South 28°16'22" East 83.59 feet;
 thence North 70°28'17" East 235.15 feet;
 thence North 82°50'00" East 254.69 feet;
 thence North 89°58'11" East 190.28 feet to the quarter section line;
 thence South 00°28'09" West 20.00 feet along the quarter section line to the point of beginning.

Contains 74,508 square feet or 1.710 acres



PROJECT NUMBER 11960M PROJECT MANAGER JBG	PRINT DATE 2025-09-08 DESIGNED BY KFW	<h2 style="text-align: center;">OLYMPIA - HERRIMAN BLVD</h2> <h3 style="text-align: center;">SEWER TRUNK LINE</h3> <p style="text-align: center;">6800 WEST HERRIMAN BLVD HERRIMAN, UTAH</p> <h3 style="text-align: center;">SANITARY SEWER EASEMENTS EXHIBIT</h3>	 <p>ENSIGN THE STANDARD IN ENGINEERING</p> <p>LAYTON Phone: 801.547.1100 TOOELE Phone: 435.843.3590 CEDAR CITY Phone: 435.855.1453 RICHFIELD Phone: 435.896.2983</p>	<p>SANDY 45 W 10000 S, Suite 500 Sandy, UT 84070 Phone: 801.255.0529 WWW.ENSIGNENG.COM</p>
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