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WASATCH CO RECORDER-ELIZABETH M PARCE
1995 NOV 16 08:38 AM P.L.E \$.00 BY
REQUEST: WASATCH COUNTY

AGREEMENT

This AGREEMENT, entered into this thirteenth day of March, 1995, by and between WASATCH COUNTY, a political subdivision of the State of Utah, and ALAN G. BAIRD, of Vernal, Utah, JILL JASPERSON, of Orem, Utah, and DAN E. BAIRD, of Boise, Idaho.

WITNESSETH

WHEREAS, Wasatch County desires to construct sewer and water lines across property in Wasatch County which is owned by Alan G. Baird, Jill Jasperson, and Dan E. Baird.

WHEREAS, in order to construct the lines, Wasatch County needs to acquire easements across the property of Alan G. Baird, Jill Jasperson, and Dan E. Baird for the construction, operation, and maintenance of the sewer and water lines, and

WHEREAS, Alan G. Baird, Jill Jasperson, and Dan E. Baird their successors or assigns desire the option of hooking on, at some future date, to Wasatch County's water and sewer lines that are to be constructed across their property,

NOW THEREFORE, THE PARTIES MUTUALLY AGREE AS FOLLOWS:

1. Alan G. Baird, Jill Jasperson, and Dan E. Baird agree to grant permanent easements to Wasatch County for the construction, operation, and maintenance of water and sewer lines across their property further described on Exhibit "A" and Exhibit "B" which is incorporated herein by this reference.

2. The easements shall be substantially similar to the sample easements attached hereto as Exhibits "A" and "B," respectively, which are incorporated herein by this reference.

3. In exchange for the easements and as full consideration, Wasatch County agrees to allow Alan G. Baird, Jill Jasperson, and Dan E. Baird their successors or assigns to hook up to the water and sewer lines at some future date, under the following terms and conditions:

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00182913 Bk00310 Pg00283

AGREEMENT

This AGREEMENT, entered into this thirteenth day of March, 1995, by and between WASATCH COUNTY, a political subdivision of the State of Utah, and ALAN G. BAIRD, of Vernal, Utah, JILL JASPERSON, of Orem, Utah, and DAN E. BAIRD, of Boise, Idaho.

WITNESSETH

WHEREAS, Wasatch County desires to construct sewer and water lines across property in Wasatch County which is owned by Alan G. Baird, Jill Jasperson, and Dan E. Baird.

WHEREAS, in order to construct the lines, Wasatch County needs to acquire easements across the property of Alan G. Baird, Jill Jasperson, and Dan E. Baird for the construction, operation, and maintenance of the sewer and water lines, and

WHEREAS, Alan G. Baird, Jill Jasperson, and Dan E. Baird their successors or assigns desire the option of hooking on, at some future date, to Wasatch County's water and sewer lines that are to be constructed across their property,

NOW THEREFORE, THE PARTIES MUTUALLY AGREE AS FOLLOWS:

1. Alan G. Baird, Jill Jasperson, and Dan E. Baird agree to grant permanent easements to Wasatch County for the construction, operation, and maintenance of water and sewer lines across their property further described on Exhibit "A" and Exhibit "B" which is incorporated herein by this reference.

2. The easements shall be substantially similar to the sample easements attached hereto as Exhibits "A" and "B," respectively, which are incorporated herein by this reference.

3. In exchange for the easements and as full consideration, Wasatch County agrees to allow Alan G. Baird, Jill Jasperson, and Dan E. Baird their successors or assigns to hook up to the water and sewer lines at some future date, under the following terms and conditions:

a. Hook up to the Wasatch County 16" water line described in Exhibit A,

b. Hook up to the Wasatch County sewer line with an 8" sewer line located, or approximately on, or along this line east to the next manhole, the following point:

Approximately the following point plane coordinates North 786,132.7617 East 2,025,517.0212 approximate location of upper manhole at the Criminal Justice Center. Connections to the 8" sewer line will also be allowed within the easement described in Exhibit B.

c. Hook up on both the water and sewer line shall be subject to all requirements and specifications normally imposed by Wasatch County for similar hook-up and shall be performed in such a way as to protect Wasatch County facilities and lines from harm.

d. Wasatch County agrees to approve any hook-up or connection application associated with the above connections for development of the property belonging to Alan G. Baird, Jill Jasperson, and Dan E. Baird their successors or assigns. Standard community hookup or connection fees, maintenance, treatment costs, and other similar charges or assessments are not waived.

e. Up sizing or similar capital improvement costs that may be necessary at the point of connection to hook onto the water or sewer lines are not waived, but shall be subject to further negotiation and agreement between the parties if necessary.

f. Wasatch County further agrees to grant a road easement for property development to Alan G. Baird, Jill Jasperson, Dan E. Baird, or their successors or assigns substantially similar to the sample easement attached hereto as Exhibit "C" including from the beginning of easement described in Exhibit "C" to Highway 40.

4. This constitutes the entire agreement between the parties. Amendments, modifications, or alterations to this Agreement must be made in writing, signed by both parties.

WITNESS the hands of the parties hereto this thirteenth day of March, 1995.

WASATCH COUNTY COMMISSION

By: T. LaRen Provost
T. LaRen Provost, Chairman

Alan G. Baird
Alan G. Baird

ATTEST:

Brent R. Titcomb
Brent R. Titcomb
Wasatch County Clerk/Auditor

Jill Jaspersen
Jill Jaspersen

Dan E. Baird
Dan E. Baird

Odds-Ends:agreement.brd

EXHIBIT A
WATER LINE EASEMENT

_____, of _____, County of _____,
State of Utah, for and in consideration of ten (\$10.00) dollars, and other good and valuable
consideration, the receipt of which is hereby acknowledged, hereby grants and conveys to Wasatch
County, a municipal corporation duly organized and existing under and by virtue of the constitution
of the State of Utah, a fifteen-foot-wide (15') easement and right-of-way for a water line over, upon,
across, in, through, and under the following described real property located in the County of Wasatch,
State of Utah, to wit:

The center line of the seven-and-one-half-foot-wide (7.5') easement (one-half of total easement
width) is as follows:

Commencing at the North quarter corner of Section 8, Township 4 South, Range 5
East, Salt Lake Base and Meridian being a Wasatch County Monument and having
state plane coordinates of North 786,578.47 and East 2,026,652.89 and with a
bearing of South 61°02'47" West to Mount Timpanogos: thence South 68°46'54"
West a distance of 1,255.99 feet to a point of beginning, thence North 42°30'04" East
a distance of 630.95 feet, thence East a distance of 308.05 feet.

Reserving, however, to the undersigned, his/her heirs and assigns, the right to utilize and enjoy the
above-described premises providing the use shall not interfere with the construction, maintenance,
repair, inspection, and operation of the water line and providing further that the grantor shall not erect
or place any building or tree on the above-described right-of-way and the County shall not be liable
for their removal if they are so placed.

Signed and delivered on the thirteenth day of March, 1995.

GRANTORS

[Signature]
[Signature]
[Signature]

Signed and/or acknowledged before me the _____ day of _____, 1995.

Notary Public

EXHIBIT B

SEWER LINE EASEMENT

_____ of _____, County of Wasatch, State of Utah, for an in consideration of ten dollars (\$10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby grants and conveys to Wasatch County, a municipal corporation duly organized and existing under and by virtue of the Constitution of the State of Utah, a fifteen-foot (15') easement and right-of-way for a sewer line over, upon, across, in, through, and under the following described real property located in the County of Wasatch, State of Utah, to wit: The center line of the fifteen-foot-wide (15') easement is as follows:

Commencing at the North 1/4 corner of Section 8, Township 4 South, Range 5 East, Salt Lake Base and Meridian having state plane coordinates of North 786,587.47 and East 2,026,652.89 and with a bearing of South 61°02'47" West to Mount Timpanogos; thence South 74°37'59" West a distance of 2,042.61 feet to the point of beginning; thence South 90°00'00" West a distance of 639.08 feet; thence South 59°55'00" West a distance of 52.42 feet to an existing fence.

Reserving, however, to the undersigned, his heirs and assigns, the right to utilize and enjoy the above-described premises providing the use shall not interfere with the construction, maintenance, repair, inspection, and operation of the sewer, and providing further that the Grantor shall not erect or place any building or tree on the above-described right-of-way and the City shall not be liable for their removal if they are so placed

Signed and delivered on the thirteenth day of March, 1995.

GRANTORS

Albert B. Baird
John Ferguson
[Signature]

Signed and/or acknowledged before me on the _____ day of _____, 1995.

Notary Public

EXHIBIT C

DESCRIPTION OF ROAD EASEMENT

Commencing at the North 1/4 corner of Section 8, Township 4 South, Range 5 East, Salt Lake Base and Meridian having state plane coordinates of North 786,587.47 and East 2,026,652.89 with a bearing of South 61°02'47" West to Mount Timpanogos; thence South 65°59'51" West a distance of 1,366.13 feet to the approximate point of beginning, that is a point along the east side of the Criminal Justice Center access road having state plane coordinates of North 786,022.76 and East 2,025,404.89, thence East 93.43 feet to the point of curve, thence along the curve having a radius of 200 feet, tangent distance of 92.72 feet and a delta angle of 40°15'30" for a distance of 140.51 feet to the point of tangent; thence North 40°15'29" East for a distance of 51.42 feet to the Baird property boundary.

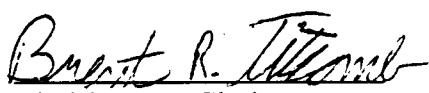
This center line with a 35-foot offset on both sides described the road access easement being granted to the Baird property owners, successors and assigns.

GRANTOR
WASATCH COUNTY



T. LaRen Provost, Chairman
Board of County Commissioners
Wasatch County

ATTEST:



Clerk/Deputy Clerk