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DOC # 20210038084

Easements Page 1 of 4
Gary Christensen Washington County Recorder
05/26/2021 12:11:31 PM Fee \$ 0.00
By ST GEORGE CITY



When Recorded Return To:
City of St. George
City Attorney's Office
175 East 200 North
St. George, Utah 84770

Tax ID: SG-RDCS-1

MUNICIPAL UTILITY EASEMENT

That in consideration of Ten Dollars and other good and valuable consideration paid to Mountain America Federal Credit Union, a corporation, Grantor, by the City of St. George, a Utah municipal corporation, Grantee, the receipt of which is hereby acknowledged, Grantor does hereby grant, bargain, sell, transfer and convey unto Grantee, its successors and assigns, a perpetual easement for ingress and egress, to use, install, operate, maintain, repair, remove, relocate and replace municipal utilities; for unimpeded perpetual ingress and egress for vehicular and pedestrian traffic over, upon and across the roads, driveways, access ways, entrances, exits and sidewalks as such currently exist and as may be developed from time to time by Grantor; and for other municipal use, in and along real property owned by Grantor in Washington County, State of Utah, and the easement being more fully described as follows:

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

TO HAVE AND TO HOLD such property to Grantee, the City of St. George, forever for the uses and purposes normally associated with municipal utilities.

Grantor may not install, build, place or cause or allow anything to be installed, built, or placed in the easement. Grantor may not interfere with the easement in anyway. If any improvement is installed, built, or placed within the easement by Grantor or its successors or assigns, Grantor bears the risk of loss or damage to those improvements resulting from the exercise of the easement rights and Grantee is not responsible to repair, replace, maintain, indemnify or reimburse Grantor for any damage or loss. Grantor shall pay for any extra costs which Grantee incurs as a result of Grantor burdening the easement.

The grant and other provisions of this easement shall constitute a covenant running with the land for the benefit of the Grantee, its successors and assigns.

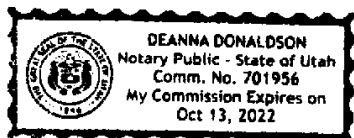
IN WITNESS WHEREOF, the Grantors has executed this instrument this 9th day of March, 2021.

GRANTOR: Mountain America Federal Credit Union, a corporation

Chris Tapia
Chris Tapia, SVP Property Services

STATE OF UTAH)
COUNTY OF ~~WASHINGTON~~ ^{Salt Lake})
SS.

On the 9th day of March 2020 before me, Deanna Donaldson, a notary public, personally appeared Chris Topa proved on the basis of satisfactory evidence to be the person whose name is subscribed to in this document, and acknowledged he/she executed the same.



Notary Public

A handwritten signature in black ink, appearing to be "Deanna Donaldson", written over a horizontal line.

ACCEPTANCE OF DEDICATION

The City of St. George, a municipal corporation of the State of Utah, hereby accepts the above conveyance and dedication, and in consideration thereof agrees that it will utilize and maintain the same for purposes consistent with the above dedication.

DATED this 5 day of May, 2021.

CITY OF ST. GEORGE

Michele Randall
Michele Randall, Mayor

ATTEST:

Christina Fernandez
Christina Fernandez, City Recorder



Approved as to form:

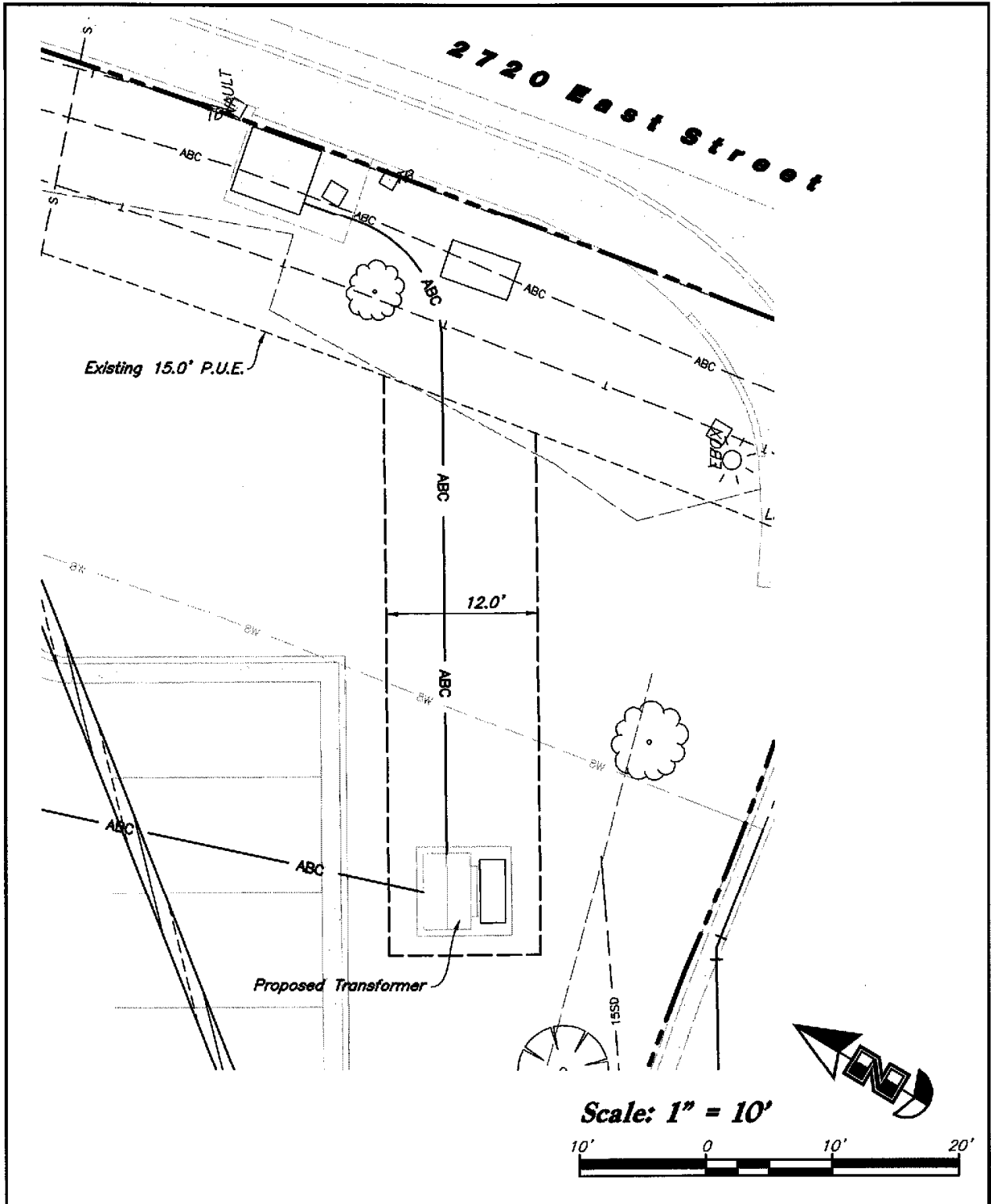
Bryan Pack May 4, 2021
Bryan Pack, Assistant City Attorney

MACU St. George Power Easement

September 1, 2020

A 12 foot wide power easement located in the Southwest Quarter of Section 15, Township 42 South, Range 15 West, Salt Lake Base and Meridian, U.S. Survey in St. George City, Washington County, Utah, being 6 feet each side of the following described centerline:

Beginning at a point on the Southwesterly Line of 2720 East Street located 1031.24 feet South 89°03'43" East along the North Line of said Section 22 and 296.47 feet South 0°56'17" West from a Brass Cap Monument found marking the Northwest Corner of said Section 22; and running thence South 58°30'49" West 59.38 feet to the termination of this easement centerline.



ANNA
 ANDERSON WAHLEN & ASSOCIATES
 2010 North Redwood Road, Salt Lake City, Utah 84116
 801 521-8520 ~ anna@ahwag.net

MUE Power Exhibit
MACU St. George
 955 North 2720 East Street
 St. George City, Utah 84790

Sheet No.

EX

Designed By: DA
 Drafted By: LC
 Client Name: MACU
 19-130ut
3 Sep, 2020

W:\19-130 MACU St. George Cell Center\dwg\19-130.dwg, 2/25/2021 4:41:05 PM, 1:1, LC