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WHEN RECORDED RETURN TO:

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SEP 30 2011

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RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
09/30/2011 10:17 AM
FEE \$0.00 Pgs: 4
DEPT REC'D FOR NORTH SALT LAKE CITY

Eaglewood Village, Inc.
c/o Steven F Lowe
13525 South Venicia Way
Draper, UT 84020

01-108-0066
01-104-0113

WATERLINE EASEMENT

EAGLEWOOD VILLAGE, INC., a Utah corporation ("Grantor") for and in consideration of the payment of Ten Dollars and other valuable consideration, receipt and sufficiency of which is hereby acknowledged, hereby grants, conveys and warrants to THE CITY OF NORTH SALT LAKE, UTAH, a Utah municipal corporation ("Grantee"), a perpetual, non-exclusive easement upon, over, through, under, and across certain real property, which property is more particularly described in Exhibit A attached hereto and incorporated herein (the "Waterline Easement Parcel"), for the location, construction, installation, inspection, maintenance, operation, use, repair, alteration, protection, removal, and replacement of a culinary waterline, and all necessary or customary accessories and appurtenances thereto.

Notwithstanding anything herein to the contrary, Grantor reserves the right to grant additional easements to third parties within or across the Waterline Easement Parcel not inconsistent with the Easement granted herein, and to place improvements on and to utilize the surface of the Waterline Easement Parcel for uses not inconsistent with the easement granted herein, including without limitation, the installation, use, maintenance and replacement of landscaping and sprinkler systems, parking areas, curbing, or sidewalks.

Grantee shall conduct its activities within the Waterline Easement Parcel in a manner which, to the extent reasonably practical, avoids interference with (i) other utilities located within the Waterline Easement Parcel, if any, and (ii) the use and enjoyment of the surface by Grantor, in the manner set forth in this paragraph. Grantee shall promptly repair and restore any damage to landscaping, sprinkler systems and other surface improvements, if any, caused by Grantee's activities. All costs of installation, maintenance and repair of any waterline and accessories and appurtenances thereto constructed or installed upon the Waterline Easement Parcel by the Grantee shall be at Grantee's sole expense.

Grantee shall indemnify Grantor for all damage caused to, or claims made against, Grantor as a result of Grantee's exercise of the rights and privileges herein granted.

The easement granted herein is subject to all existing easements, encumbrances, covenants, conditions and interests of record. The rights and obligations of the parties hereto shall be binding upon and shall benefit their respective heirs, successors and assigns. This Easement shall be construed under and governed by the laws of the State of Utah.

DATED this 29th day of September, 2011.

GRANTOR:

EAGLEWOOD VILLAGE, INC., a Utah corporation

By: 
Steven F Lowe, President

EXHIBIT "A"

Waterline Easement Parcel

Legal Description

The Waterline Easement Parcel is located in Davis County, Utah, and is more particularly described as follows:

BEGINNING NORTH 00°07'13" WEST ALONG THE SECTION LINE 921.10 FEET AND WEST 545.36 FEET FROM THE EAST QUARTER CORNER OF SECTION 11, TOWNSHIP 1 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE SOUTH 23°00'19" WEST 613.50 FEET TO A POINT ON THE ARC OF A 3240.04 FOOT NON TANGENT RADIUS CURVE TO THE LEFT; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID 3240.04 FOOT CURVE THROUGH A CENTRAL ANGLE OF 02°48'10" A DISTANCE OF 158.50 FEET (CHORD BEARS SOUTH 12°33'10" WEST 158.48 FEET), THENCE SOUTH 69°15'22" EAST 168.08 FEET; THENCE SOUTH 23°00'19" WEST 25.02 FEET; THENCE NORTH 69°15'22" WEST 73.09 FEET; THENCE NORTH 27°18'44" EAST 5.03 FEET; THENCE NORTH 69°15'22" WEST 96.21 FEET TO A POINT ALONG THE EASTERLY RIGHT OF WAY LINE OF US HIGHWAY 89, SAID POINT ALSO BEING ON THE ARC OF A 3245.04 FOOT NON TANGENT RADIUS CURVE TO THE RIGHT; THENCE NORTHEASTERLY ALONG SAID RIGHT OF WAY LINE THE FOLLOWING SIX (6) COURSES: (1) NORTHEASTERLY ALONG THE ARC OF SAID 3245.04 FOOT CURVE THROUGH A CENTRAL ANGLE OF 04°18'03" A DISTANCE OF 244.04 FEET (CHORD BEARS NORTH 12°57'44" EAST 243.98 FEET), (2) NORTH 17°59'21" EAST 160.99 FEET, (3) NORTH 23°00'19" EAST 161.89 FEET, (4) NORTH 66°59'41" WEST 20.00 FEET, (5) NORTH 23°00'19" EAST 164.71 FEET, (6) NORTH 61°05'09" EAST 78.99 FEET TO THE POINT OF BEGINNING.

MCNEIL ENGINEERING - SURVEYING, L.C.

MCNEIL ENGINEERING - ST. GEORGE, L.C.

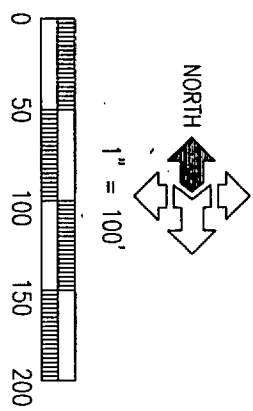
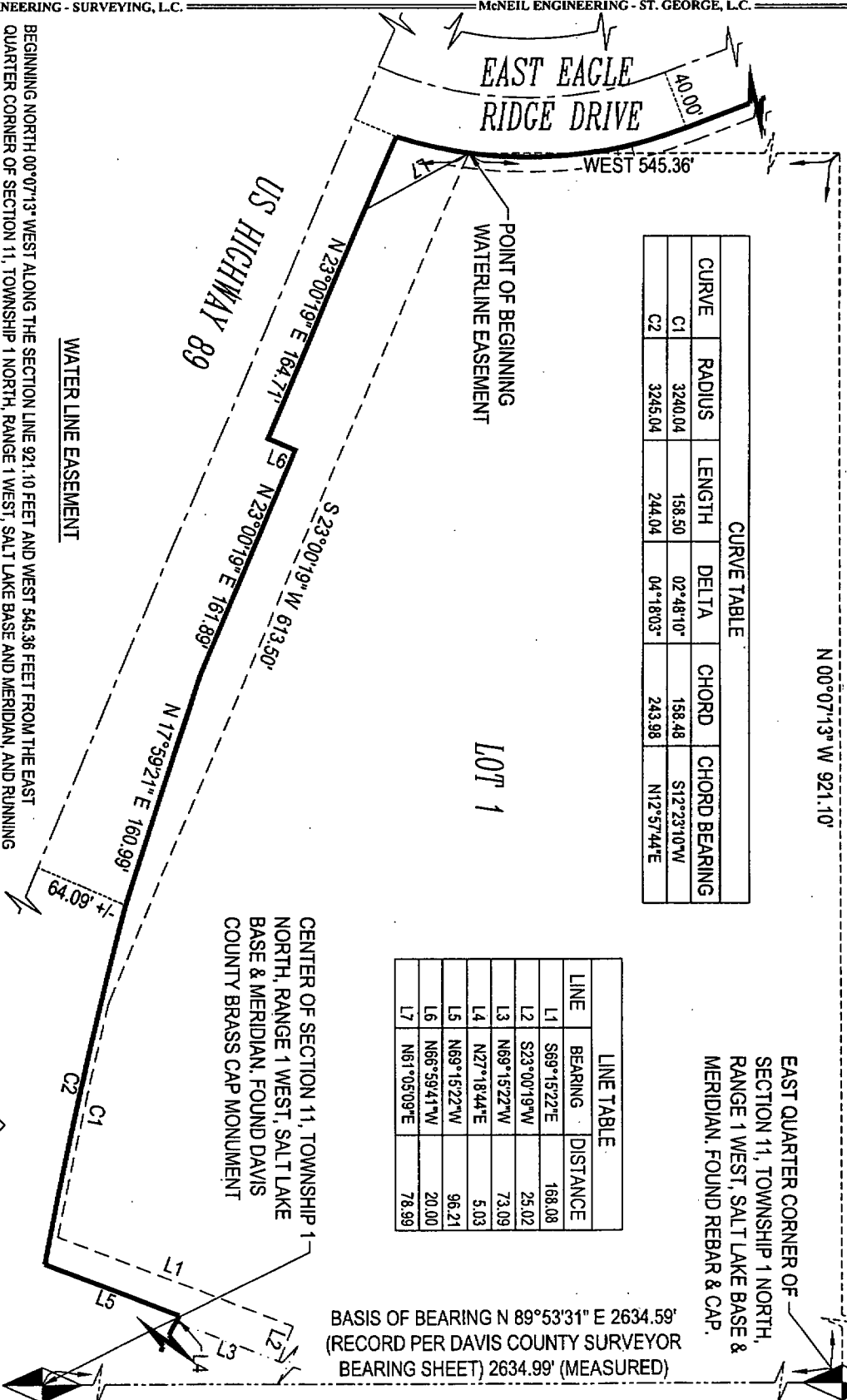
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CURVE	RADIUS	LENGTH	DELTA	CHORD	CHORD BEARING
C1	3240.04	158.50	02°48'10"	158.48	S12°23'10"W
C2	3245.04	244.04	04°18'03"	243.98	N12°57'44"E

LINE	BEARING	DISTANCE
L1	S69°15'22"E	168.08
L2	S23°00'19"W	25.02
L3	N69°15'22"W	73.09
L4	N27°18'44"E	5.03
L5	N69°15'22"W	96.21
L6	N66°59'41"W	20.00
L7	N61°05'09"E	78.99



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MCNEIL ENGINEERING STRUCTURAL, L.C.

MCNEIL ENGINEERING - ST. GEORGE, L.C.

EAGLEWOOD VILLAGE SUBDIVISION

EAST EAGLERIDGE DRIVE & US HIGHWAY 89
EAST 1/2 OF SEC 11 & THE WEST 1/2 OF SEC 12, T1N, R1W, SLB&M



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PROJECT NO.: 2008010001
CHECKED BY: DDB
DRAWN BY: KSLIKES
DATE: 9-20-11
1 OF 1