

**WHEN RECORDED MAIL TO:**

TJ Wall  
PO Box 2000  
Layton, UT 84041  
(801) 499-5106

12-106-0048

**EASEMENT**

**THIS EASEMENT** is dated this 9 day of January, 2014, by and between **BRIGHTON BENCHMARK DEVELOPERS, LLC**, a Utah limited liability company, hereinafter called **GRANTOR**; and **SYRACUSE CITY**, hereinafter called **GRANTEE**, whose address is 1979 W. 1900 S. Syracuse, Utah 84075.

RECITALS

WHEREAS, Grantor is the owner of certain real property located in Davis County, Utah, described more particularly on Exhibit A attached hereto ("The Property"), which Exhibit A is by this reference incorporated into and made a part of this agreement; and,

WHEREAS, Grantee wishes to control and maintain pipe and conveyance of water in land drain within this Easement depicted on Exhibit C.

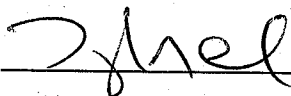
NOW, THEREFORE, in consideration of the mutual covenants and agreements contained herein and for other good and valuable consideration, the receipt, value and sufficiency of which is hereby acknowledged, the parties hereby covenant and agree as follows:

AGREEMENT

Grantor, for and in consideration of **ONE DOLLAR (\$1.00)** received by Grantor, does hereby grant and convey unto the Grantee a perpetual easement over and across the lands as described in Exhibit B, attached hereto and made a part hereof.

**IN WITNESS WHEREOF**, Grantor has caused this instrument to be executed by its duly authorized officer(s) and its corporate seal to be hereunto affixed on the day and year first above written.

**Brighton Benchmark Developers, LLC**  
a Utah limited liability company,

By: 

its Managing Member



**EXHIBIT A**

**The Property**

Parcel 12-106-0048

BEG AT A PT ON THE N R/W LN OF GENTILE STR (3700 SOUTH STR) SD PT BEING N 00°12'25" E 33.00 FT ALG THE 1/4 SEC LN & S 89°58'46" E 99.99 FT FR THE S 1/4 COR OF SEC 22-T4N-R2W, SLM; TH N 00°12'25" E 1758.49 FT ALG THE E BNDRY LN OF THE DAVIS COUNTY PROP BK 1212 PG 717, TO THE SW COR OF SYRACUSE CITY PROP BK 3229 PG 1363; TH ALG THE S LN OF SD SYRACUSE CITY PROP E 1473.35 FT TO THE W'LY R/W LN OF THE LAYTON CANAL BK 238 PG 371; TH S 46°00'00" E 38.30 FT ALG SD W'LY R/W LN; TH S 00°12'25" W 1732.42 FT TO THE N R/W LN OF GENTILE STR (3700 SOUTH STR); TH N 89°58'46" W 1501.00 FT ALG SD N R/W LN TO TE POB. CONT 60.595 ACRES

LAND DRAIN EASEMENT

PART OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, BEGINNING AT A POINT ON THE SOUTH LINE OF THE SYRACUSE CITY PROPERTY RECORDED IN BOOK 3229 PAGE 1363 AT THE DAVIS COUNTY RECORDERS OFFICE, SAID POINT BEING LOCATED NORTH 00°12'25" EAST ALONG QUARTER SECTION LINE 1791.45 FEET AND EAST 1530.18 FEET FROM THE SOUTH QUARTER OF SAID SECTION 22, AND RUNNING THENCE EAST 43.19 FEET ALONG SAID SOUTH LINE TO THE WESTERLY LINE OF THE LAYTON CANAL RECORDED AS BOOK 238, PAGE 371; THENCE SOUTH 46°00'00" EAST 38.30 FEET ALONG SAID WESTERLY LINE OF CANAL TO THE NORTHWEST CORNER OF THE JENSEN BROTHERS DAVIS COUNTY PROPERTIES LLC PARCEL AS PER ENTRY NO. 2184690, BOOK 4077, PAGE 102, THENCE SOUTH 00°12'25" WEST ALONG THE WEST LINE OF SAID JENSEN PROPERTY 41.56 FEET; AND THENCE NORTH 46°00'00" WEST PARRALEL WITH AND 30 FEET OFFSET WESTERLY FROM THE WESTERLY LINE OF SAID LAYTON CANAL 98.13 FEET TO THE POINT OF BEGINNING.

CONTAINING: 2,046 SQ.FT.

PREPARED BY: SPB CHECKED BY: SPB DATE: 1/7/14 FILE NAME:  
LandDrainEasementtoSyracuseCity.doc

EXHIBIT C

