

WHEN RECORDED, MAIL TO:
Utah Department of Transportation
Right of Way, Fourth Floor
Box 148420
Salt Lake City, Utah 84114-8420

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RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
10/26/2016 03:38 PM
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F TRANSPOR

Easement

Davis County

Tax ID No. 12-035-0016 ✱
PIN No. 11477
Project No. S-0108(33)4
Parcel No. 0108:192:E

Shane C. Bangerter and Christine M. Bangerter, husband and wife as joint tenants, Grantor, of Syracuse, County of Davis, State of Utah, hereby GRANTS AND CONVEYS to the UTAH DEPARTMENT OF TRANSPORTATION, at 4501 South 2700 West, Salt Lake City, Utah 84114, Grantee, for the sum of TEN (\$10.00), Dollars, and other good and valuable considerations, the following described easement in Davis County, State of Utah, to-wit:

A perpetual easement, upon part of an entire tract of property, situate in the NE1/4 SE1/4 of Section 4, Township 4 North, Range 2 West, Salt Lake Base and Meridian, in Davis County, Utah, for the purpose of constructing (reconstructing) and maintaining thereon roadway facilities, overhead and buried utilities and appurtenant parts thereof including, but not limited to fiber optics, lighting facilities, communication cables, storm drains, irrigation ditches and pipes, water lines, sewer lines, gas lines, and highway appurtenances including but not limited to slopes and traffic signs necessary for the widening of the existing highway SR-108 (2000 West Street) and appurtenant parts thereof, known as Project No. S-0108(33)4. The Easement includes the right to enter upon, use, maintain, and enforce said Easement by UDOT, utility owners, successors, heirs and assigns. The Easement shall run with the Real Property and shall be binding upon the Grantor and the Grantor's successors, heirs and assigns, and includes and conveys all rights of grantor to change the vertical distance or grade of said cut and/or fill slopes, and erect structures. The boundaries of said part of an entire tract are described as follows:

Beginning at the intersection of the westerly highway right of way line of SR-108 (2000 West Street) of said project and the southerly boundary line of said entire tract, which point is 1978.00 feet NORTH along the section line and 53.16 feet WEST from the southeast corner of said Section 4; and running thence WEST 6.01 feet along said southerly boundary line to the point of curvature of a non-tangent curve to the left with a

radius of 7154.93 feet to a point 71.84 feet radially distant westerly from the right of way control line of said SR-108 (2000 West Street), opposite approximate Engineers Station 176+16.78; thence northerly along said curve with an arc length of 92.28 feet, chord bears N.04°27'20"W. 92.28 feet to the northerly boundary line of said entire tract at a point 73.70 feet radially distant westerly from said right of way control line, opposite approximate Engineers Station 177+09.98; thence EAST 6.02 feet along said northerly boundary line to said westerly highway right of way line at the point of curvature of a non-tangent curve to the right with a radius of 7162.31 feet; thence southerly along said curve with an arc length of 92.28 feet, chord bears S.04°27'05"E. 92.28 feet along said westerly highway right of way line to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation.

The above described part of an entire tract contains 554 square feet in area or 0.013 acre.

(Note: Rotate above bearings 0°30'10" clockwise to equal Highway bearings).

After said SR-108 (2000 West Street) facility is constructed at the expense of the Utah Department of Transportation, said Utah Department of Transportation is thereafter relieved of any further claim or demand for costs, damages or maintenance charges which may accrue against said SR-108 (2000 West Street) facility and appurtenant parts thereof.

