

WHEN RECORDED MAIL TO:
Questar Gas Company
P.O. Box 45360, Property and Right-of-Way
Salt Lake City, Utah 84145-0360

E 3462544 B 7963 P 1617-1620
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
03/10/2022 04:45 PM
FEE \$40.00 Pgs: 4
DEP RTT REC'D FOR WDG KHC SYRACUSE
LLC

RETURNED

MAR 10 2022

Space above for County Recorder's use
Parcels 120860106 & 120860095

PUBLIC UTILITY EASEMENT DEDICATION

WDG KHC SYRACUSE, LLC, a Utah limited liability company, and SYRACUSE MULTIFAMILY, LLC, a Delaware limited liability company, collectively, "Grantor", does hereby dedicate a non-exclusive public utility easement, over the property described herein, for the use and installation of public utility facilities according to the provisions of Utah Code Ann. § 54-3-27 which defines public utility easements and the rights to which public utility easements may be put by public utilities. This public utility easement is solely for the use of public utilities providing public utility services. The public utility easement dedicated herein is as described and depicted at Exhibit A, attached hereto and incorporated herein by this reference.

Grantor reserves the right to use the public utility easement area described herein for any purpose whatsoever, provided Grantor's use does not unreasonably interfere with installation of public utility facilities within the easement.

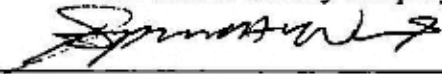
Grantor has executed this public utility easement dedication this 10 day of March, 2022.

GRANTOR:

WDG KHC SYRACUSE, LLC, a Utah limited liability company

By: **MILLCREEK PARTNERS LLC,**
a Utah limited liability company, its Manager

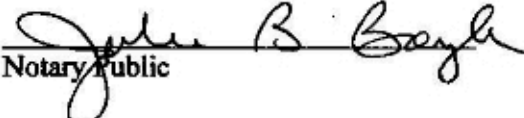
By: **TETON LAND COMPANY, L.L.C.,**
a Utah limited liability company, its Manager

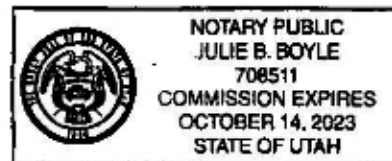

By: **Spencer H. Wright**
Its: **Manager**

STATE OF UTAH

COUNTY OF DAVIS

On the 10 day of March, 2022 personally appeared before me Spencer H. Wright, who acknowledged himself to be Manager of Teton Land Company, L.L.C., a Utah limited liability company, the Manager of Millcreek Partners LLC, a Utah limited liability company, the Manager of WDG KHC Syracuse, LLC, a Utah limited liability company, and that he, in such capacity, being authorized so to do, executed the foregoing instrument for the purposes therein contained.


Notary Public



GRANTOR:

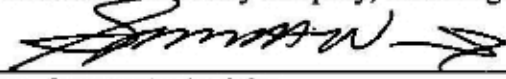
SYRACUSE MULTIFAMILY, LLC, a Delaware limited liability company

By: Syracuse Apartments and Townhomes, LLC,
a Delaware limited liability company, its sole member

By: Syracuse Holdings Venture, LLC,
a Utah limited liability company, its Manager

By: Millcreek Partners LLC,
a Utah limited liability company, its Manager

By: Teton Land Company, L.L.C.,
a Utah limited liability company, its Manager




By: Spencer H. Wright
Its: Manager and Authorized Person

STATE OF UTAH

COUNTY OF DAVIS

On the 11th day of March, 2022 personally appeared before me Spencer H. Wright, who acknowledged himself to be Manager/Authorized Person of Teton Land Company, L.L.C., a Utah limited liability company, the Manager of Millcreek Partners LLC, a Utah limited liability company, the Manager of Syracuse Holdings Venture, LLC, a Utah limited liability company, the manager of Syracuse Apartments and Townhomes, LLC, a Delaware limited liability company, the sole member of Syracuse Multifamily, LLC, a Delaware limited liability company, and that he, in such capacity, being authorized so to do, executed the foregoing instrument for the purposes therein contained.


Notary Public

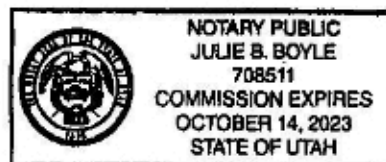


EXHIBIT "A"

PUBLIC UTILITY EASEMENT

HOLT FARMS CROSS ACCESS & PUBLIC UTILITY EASEMENT

PART OF THE NORTHEAST QUARTER OF SECTION 15, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

THE POINT OF BEGINNING BEING NORTH 89°58'46" EAST ALONG THE QUARTER SECTION LINE 1328.21 FEET AND NORTH 00°08'01" EAST 2249.36 FEET FROM THE CENTER OF SAID SECTION 15, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; AND RUNNING;

THENCE NORTH 89°58'58" WEST 207.06 FEET;

THENCE NORTH 167.49 FEET;

THENCE NORTH 11°43'12" EAST 24.51 FEET;

THENCE NORTH 00°01'10" WEST 110.14 FEET;

THENCE NORTH 89°58'46" EAST 41.00 ;

THENCE SOUTH 00°01'10" EAST 114.36 FEET;

THENCE SOUTH 11°43'12" WEST 24.52 FEET;

THENCE SOUTH 137.29 FEET;

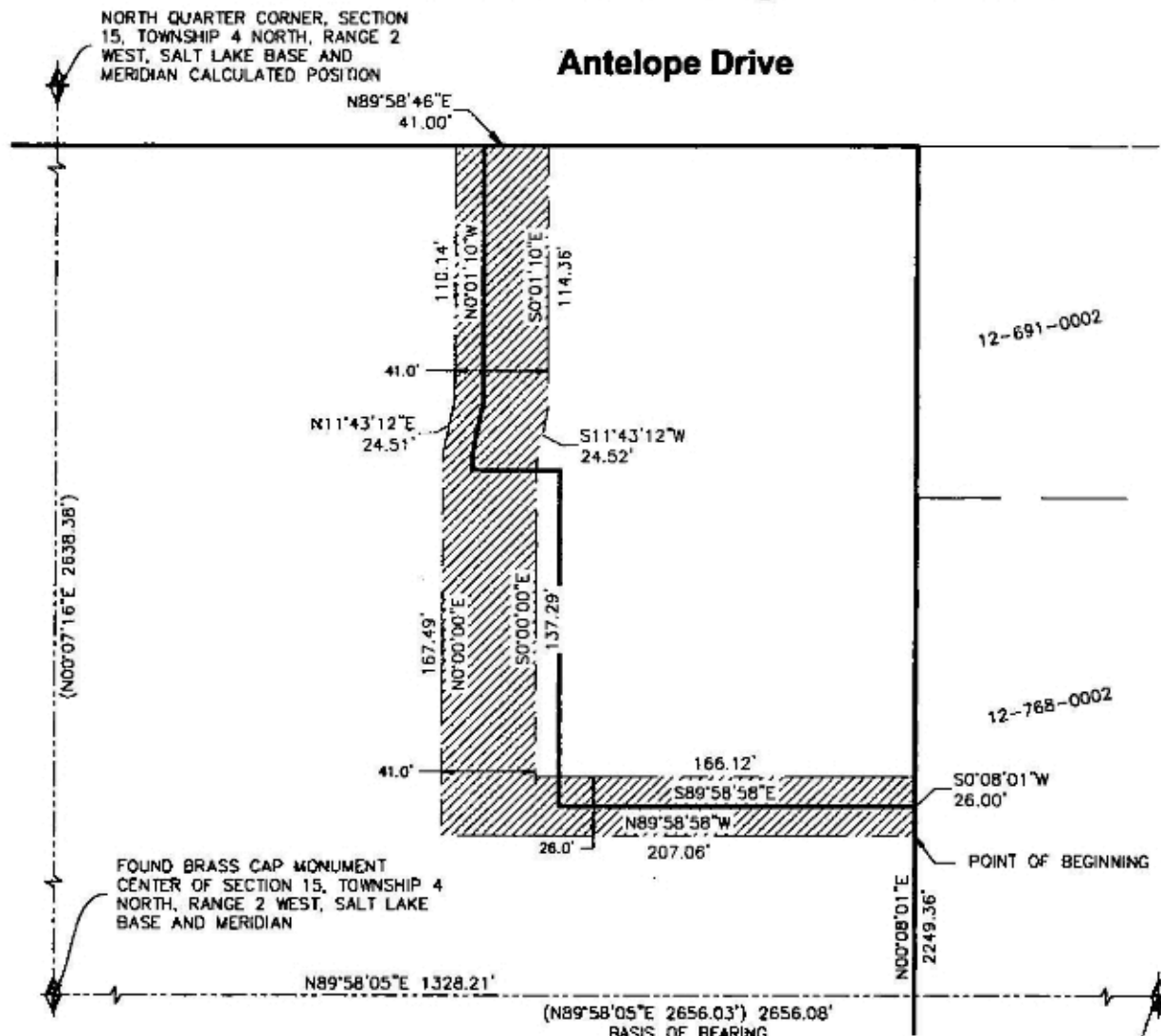
THENCE SOUTH 89°58'58" EAST 166.12 FEET;

THENCE SOUTH 00°08'01" WEST 26.00 FEET TO THE POINT OF BEGINNING;

(NAD 83 ROTATION IS 00°20'15" CLOCKWISE)

CONTAINING 16,703 SQARE FEET OR 0.383 ACRES MORE OR LESS

Holt Farms Public Utility Easement



LEGEND

- = SECTION CORNER
- = BOUNDARY LINE
- = SECTION TIE LINE
- = PUBLIC UTILITY EASEMENT

FOUND BRASS CAP MONUMENT EAST QUARTER CORNER OF SECTION 15, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN

1"=70'



Wright Development Group
1178 W. Legacy Crossing Blvd Ste 100
Centerville Utah 84014
PH: (801) 773-7339

PROJECT INFO.

ENGINEER: THOMAS HUNT
DATE: 02/07/2022
NAME: HOLT FARMS
SCALE: 1"=70'