

E 3526539 B 8244 P 239-241
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
4/28/2023 11:24 AM
FEE 0.00 Pgs: 3
DEP AAM REC'D FOR SOUTH
DAVIS SEWER DISTRICT

When completed mail to:
South Davis Sewer District
PO Box 140111
Salt Lake City UT 84114-0111

RETURNED

APR 28 2023

TAX ID #: 01-525-0007 & 0010

EASEMENT (#0400)

VILLAGE STATION NSL, LLC, a Utah Limited Liability Company, Grantor, hereby GRANTS, CONVEYS AND WARRANTS to SOUTH DAVIS SEWER DISTRICT, Grantee, of West Bountiful, Utah, its successors and assigns, for the sum of One Dollar and other considerations, an easement, insofar as the same lies within the property of Grantor, to construct, reconstruct, operate, repair, replace and maintain a sewer main collection line on, in, over, upon and across the following described property in West Bountiful City, Davis County, State of Utah:

Easement 1

A 20-foot wide sanitary sewer easement located in Lot 10 of Village Station At Eaglewood being in the SE Quarter of Sec 11, T1N, R1W, SLB&M, US Survey and being 10-ft. on each side of the following described centerline:

Beginning at a point on the westerly ROW line of Orchard Drive, said point being S 00°09'22" E 245.40 ft and S 89°50'38" W 628.87 ft from the E Quarter Corner of said Sec 11; thence S 84°12'07" W 48.65 ft; thence N 70°56'36" W 162.23 ft; thence N 19°21'38" W 68.23 ft to the point of terminus. (Includes District Manholes O003-002, O003-026 and O003-027, see attached Exhibit.)

Easement 2

A 20-foot wide sanitary sewer easement located in Lot 7 of Village Station At Eaglewood being in the SE Quarter of Sec 11, T1N, R1W, SLB&M, US Survey and being 10-ft. on each side of the following described centerline:

Beginning at a point on the easterly ROW line of Orchard Drive, said point being S 00°09'22" E 309.04 ft and S 89°50'38" W 564.21 ft from the E Quarter Corner of said Sec 11; thence S 70°56'36" E 50.54 ft to the point of terminus. (Includes District Manhole O003-029, see attached Exhibit.)

Grantee, by acceptance of this Easement, agrees to replace or repair, with materials of like kind and quality, any existing fences, ditches, pipelines, driveways or roadways, including the appurtenances thereto, damaged or destroyed in said construction, and to replace surface soil within the easement area.

Grantor agrees not to construct any permanent structure or building within the easement area, but may cross the same with sidewalks, curb, gutter, roadways, driveways, fences or similar improvements.

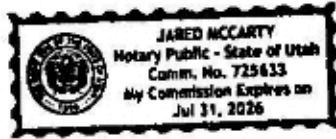
IN WITNESS WHEREOF, said Grantor has caused this instrument to be executed this 28th day of February, 2023.

VILLAGE STATION NSL, LLC,
a Utah Limited Liability Company

By: *Nathan W. Pugsley*
Nathan W. Pugsley, Manager

STATE OF UTAH,)
COUNTY OF Davis) SS.

On the 28 day of February, 2023, personally appeared before me
NATHAN W. PUGSLEY, who being by me duly sworn did say that he is Manager of VILLAGE STATION
NSL, LLC, a Utah Limited Liability Company, the entity that executed the foregoing instrument, and
acknowledged to me that he executed the foregoing instrument for and on behalf of said Limited Liability
Company.

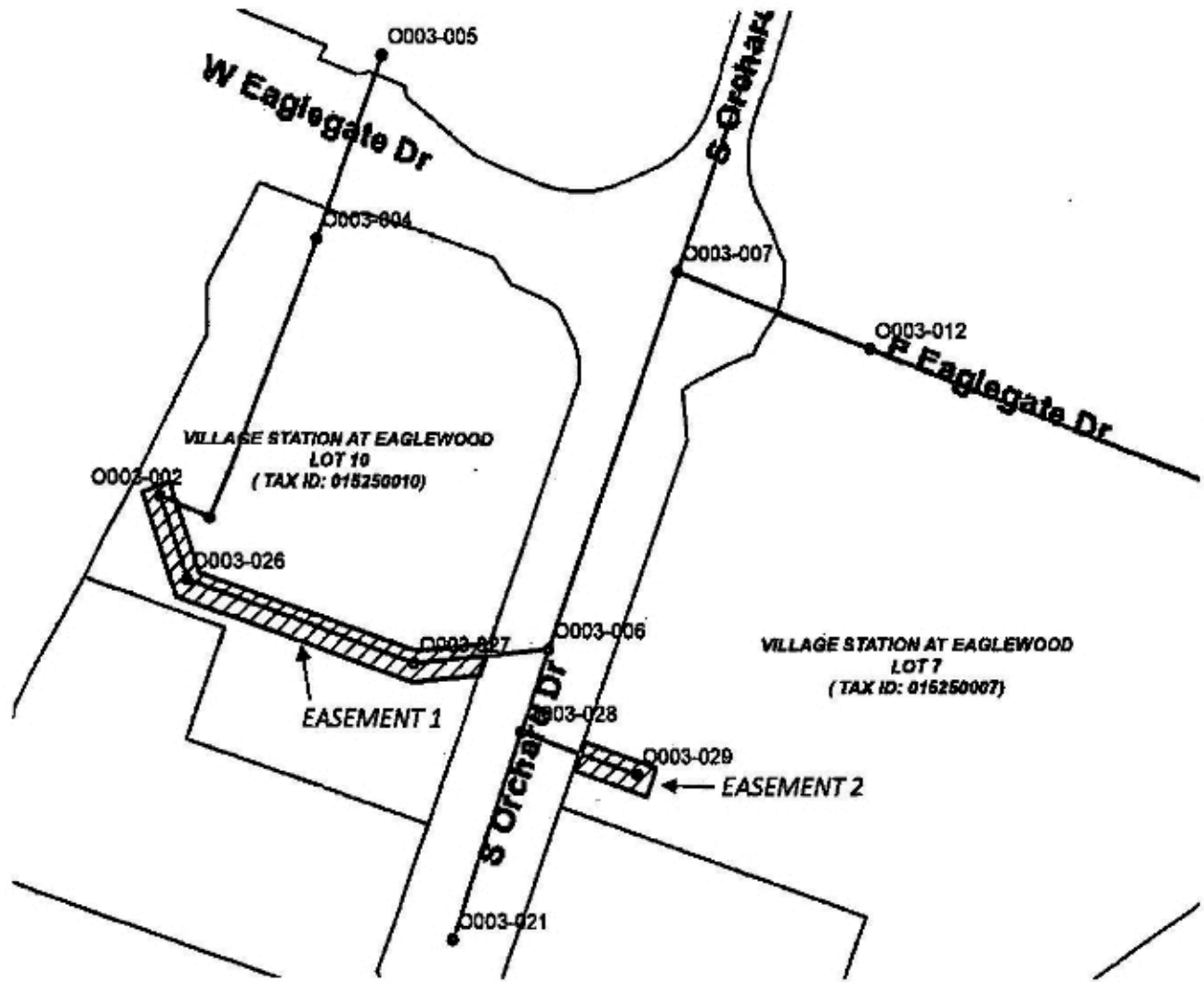


J. L. Mills
.. Notary Public

Foregoing conveyance accepted by Grantee
therein names this 27th day of April 2023.

South Davis Sewer District
By: *Thomas J. Boney*
Chair, Board of Trustees

EXHIBIT



NOTE: All other sewer on Lots 7 and 10 is covered by existing sanitary sewer and public utility easements shown on the recorded plat for Village Station at Eaglewood.