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BK 8414 PG 182

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RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
01/09/2024 12:10:23 PM
FEE: \$0.00 Pgs: 3
DEP eCASH REC'D FOR: COTTONWOOD TITLE
INSURANCE AGENCY, INC.

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

Easement

Davis County

Tax ID No. 12-040-0086
PIN No. 11268
Project No. S-R199(229)
Parcel No. R199:684B:E

172795-PPP

Countrywest Construction and Real Estate Inc., a Utah corporation, as to a 40% interest, Grantor, hereby GRANTS AND CONVEYS to the UTAH DEPARTMENT OF TRANSPORTATION, Grantee, at 4501 South 2700 West, Salt Lake City, Utah 84114, 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 40% interest in a perpetual easement upon part of an entire tract of property, situate in the NW1/4 SE1/4 of Section 5, Township 4 North, Range 2 West, Salt Lake Base and Meridian, for the purpose of constructing and maintaining cut and/or fill slopes and appurtenant parts thereof incident to the construction of SR-67 West Davis Highway, known as Project No. S-R199(229). This easement includes the right to construct, maintain, and continue the existence of said cut and/or fill slopes in the same grade and slope ratio as constructed by Grantee. This easement shall run with the real property and shall be binding upon the Grantor, 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. The boundaries of said part of an entire tract are described as follows:

Beginning at the intersection of the westerly boundary line of said entire tract and the northwesterly highway right of way and no-access line of SR-193 of said Project, which point is 495.00 feet East along the Quarter Section line and 1195.25 feet South from the Center of said Section 5; and running thence North 11.75 feet along said westerly boundary line to a point of curvature of a non-tangent curve to the left with a radius of 1016.00 feet at a point 85.00 feet radially distant northwesterly from the SR-193 right of way control line of said Project, opposite approximate Engineers Station 8058+77.91; thence northeasterly along said curve with an arc length of 189.95 feet, chord bears N.52°49'32"E. 189.67 feet, concentric with said right of way control line; thence

Page 2

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N.47°28'11"E. 354.68 feet, parallel with said right of way control line, to the easterly boundary line of said entire tract at a point 85.00 feet radially distant northwesterly from the SR-193 right of way control line of said Project, opposite approximate Engineers Station 8064+38.42; thence South 13.57 feet along said easterly boundary line to the northerly highway right of way and no-access line of SR-193 of said Project; thence along said northerly no-access line of SR-193 of said Project the following two (2) courses and distances: (1) S.47°28'11"W. 345.50 feet, parallel with said right of way control line, to a point of curvature of a curve to the right with a radius of 1026.00 feet; (2) thence southwesterly along said curve with an arc length of 198.01 feet, chord bears S.52°59'55"W. 197.71 feet, concentric with said right of way control 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 5,441 square feet in area or 0.125 acre.

(Note: Rotate above bearings 00°31'54" clockwise to equal NAD83 Highway bearings)

STATE OF Utah
COUNTY OF Davis ss.

Countrywest Construction and Real Estate Inc.

By [Signature]
E. Gregory Hickey
President

On this 9th day of January, in the year 2024 before me personally appeared E. Gregory Hickey, whose identity is personally known to me (or proven on the basis of satisfactory evidence) and who by me being duly sworn/affirmed, did say that he/she is the President of Countrywest Construction and Real Estate Inc., a Utah corporation and that said document was signed by him/her on behalf of said Countrywest Construction and Real Estate Inc., a Utah corporation by Authority of its articles of incorporation.

[Signature]
Notary Public

