

After recording return to:
Motta Family Farm LLC
1426 East 525 North
Layton, UT 84040

Tax Parcels: 12-110-0338 and 12-110-0203

EASEMENT

For the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned Grantor hereby grants, conveys, sells, and sets over unto **MOTTA FAMILY FARM LLC**, a Utah limited liability company as Grantee, its successors and assigns, a permanent easement and right-of-way for irrigation purposes. Said easement being situated in Davis County, State of Utah, through a parcel of Grantor's land, which easement is more particularly described as follows:

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER (NW 1/4) OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, DAVIS COUNTY, STATE OF UTAH, THE BOUNDARY OF SAID PARCEL OF LAND IS DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT S00°11'56"W 692.00 FEET AND N90°00'00"E 2013.26 FEET FROM THE NORTHWEST QUARTER CORNER OF SAID SECTION 25, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE S89°48'05"E 15.00 FEET TO A POINT ON THE WEST BOUNDARY OF PARCEL #12-110-0360; THENCE ALONG THE WEST BOUNDARY LINE OF SAID PARCEL THE FOLLOWING ONE (1) COURSE: 1.) S00°11'55"W 913.05 FEET; THENCE N89°48'05"W 15.00 FEET; THENCE N00°11'55"E 913.05 FEET TO THE POINT OF BEGINNING.

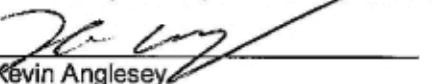
Together with full right and authority to Grantee, its successors, licensees, lessees, contractors or assigns and its and their agents and employees to enter at all times upon said described property with such equipment as is necessary to survey, construct, repair, remove, replace, reconstruct, patrol, inspect, improve, enlarge and maintain said easement.

At no time shall Grantor, its successors, licensees, lessees, contractors or assigns or their agents or employees erect or permit to be erected any building or structure of any kind within the boundaries of said perpetual easement.

In witness whereof, the Grantor has executed this 21 day of November, 2025.

GRANTOR:

Ivory Land Corporation, a Utah corporation

By: 
Kevin Anglesey
Secretary

STATE OF UTAH)
:ss
COUNTY OF SALT LAKE)

On the 21 day of November, 2025, personally appeared before me Kevin Anglesey, who stated that they signed the foregoing instrument in their authorized capacity as the Secretary of Ivory Land Corporation, a Utah corporation, and by authority of such company for the purposes and covenants contained therein.



Notary Public

