

R/W AFFECTS 05-171-0050

**VACATION AND TERMINATION  
OF RIGHT OF WAY EASEMENT**

140 North 200 West QOZB, LLC., a Utah limited liability ("140 North"), and Moonlight Transporation LLC, a Utah limited liability company, ("Moonlight"). 140 North and Moonlight are referred to collectively herein as the "Parties."


Moonlight is the owner of real property that is referenced and described in attached Exhibit "A" and 140 North is the owner of real property that is referenced and described in attached Exhibit "B". The undersigned do hereby acknowledge and agree to the following as it pertains to real property being described in attached Exhibit "A" and Exhibit "B".

There was a certain 70 foot Access, Drainage, Utility Easement / P.U.E and M.U.E (the "Easement") that was created in that certain Dedication Plat of Amend and Extend Bear Rive Health Department Subdivision First Amendment (the "Plat"), said Plat was recorded in the Office of The Box Elder County Recorder on July 13, 2022, in Book 1531 at Page 767 and as Entry Number 454300. A copy of said Plat is attached hereto and made a part hereof and is referenced as Exhibit "C". The aforesaid Seventy (70) Foot Easement was created for the benefit of the Moonlight property that is described in Exhibit "A".

It is the intent of "Moonlight" and "140 North" to vacate and terminate only the Seventy (70) easement created for Access, Drainage, Utility Easement / P.U.E and M.U.E, as it was referenced on the "Plat" referenced in Exhibit "C". The easement is further described in attached Exhibit "D".

[SIGNATURES SHOWN ON THE FOLLOWING PAGE]

140 North 200 West QOZB, LLC., a Utah limited  
liability company

By:   
Name: Chris Lueck  
Its: Member

Moonlight Transportation LLC, a Utah limited  
liability company

By:   
Ashraf Jasim, Member

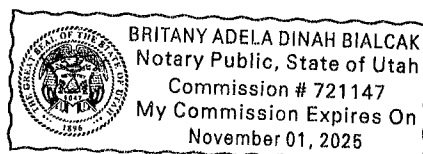
STATE OF UTAH Utah )COUNTY OF Davis )

On October 24, 2024 before me, Brittany Bialcak a Notary Public, personally appeared Chris Loock, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Utah that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

STATE OF UTAH )

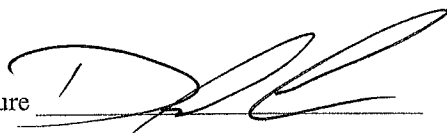
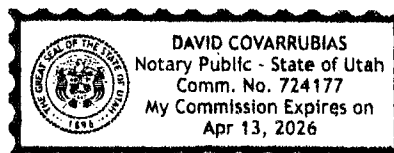
COUNTY OF )

On October 24, 2024 before me, David Covarrubias a Notary Public, personally appeared Ashraf Jasim, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Utah that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

# **EXHIBIT A**

ALL OF LOT 5, AMEND AND EXTEND BEAR RIVER HEALTH DEPARTMENT  
SUBDIVISION FIRST AMENDMENT, TREMONTON CITY, BOX ELDER COUNTY, UTAH

Tax I.D. No.: 05-171-0049

## EXHIBIT B

ALL OF LOT 6, AMEND AND EXTEND BEAR RIVER HEALTH DEPARTMENT SUBDIVISION FIRST AMENDMENT, TREMONTON CITY, BOX ELDER COUNTY, UTAH SITUATED IN THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 11 NORTH, RANGE 3 WEST, SALT LAKE BASE AND MERIDIAN. MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 6 LOCATED 1277.69 SOUTH 88°41'43" WEST ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER AND 344.99 FEET NORTH 00°49'33" WEST ALONG THE CENTERLINE OF 2000 WEST STREET AND 33.00 FEET NORTH 88°47'40" EAST AND 245.89 FEET NORTH 88°47'40" WEST FROM THE SOUTH QUARTERCORNER OF SAID SECTION 4. RUNNING THENCE ALONG THE BOUNDARY OF SAID LOT 6 THE FOLLOWING EIGHT (8) COURSES: (1) NORTH 00°49'33" WEST 353.51 FEET; (2) SOUTH 89°10'27" WEST 245.88 FEET TO THE EAST RIGHT-OF-WAY LINE OF 2000 WEST STREET; (3) NORTH 00°49'33" WEST 70.00 FEET ALONG SAID EAST RIGHT-OF-WAY LINE; (4) NORTH 89°10'27" EAST 517.84 FEET; (5) SOUTH 00°35'32" WEST 5.14 FEET; (6) SOUTH 00°09'27" EAST 231.87 FEET; (7) SOUTH 01°12'55" WEST 184.89 FEET; AND (8) SOUTH 88°47'40" WEST 262.54 FEET TO THE POINT OF BEGINNING

## **EXHIBIT “C”**



## **EXHIBIT “D”**

BEGINNING AT THE NORTHWEST CORNER OF LOT 6, AMEND AND EXTEND BEAR RIVER HEALTH DEPARTMENT SUBDIVISION FIRST AMENDMENT, TREMONTON CITY, BOX ELDER COUNTY, UTAH, ACCORDING TO THE OFFICIAL PLAT THEREOF AND RUNNING THENCE NORTH 89°10'27" EAST 245.88 FEET ALONG THE NORTH LINE OF SAID LOT 6, RUNNING THENCE SOUTH 0°49'33" EAST 70.00 FEET; THENCE SOUTH 89°10'27" WEST 245.88 FEET; THENCE NORTH 0°49'33" WEST 70.00 FEET TO THE POINT OF BEGINNING.