

Ent 497317 Bk 1347 Pg 925-926  
Date: 02-APR-2021 4:00:13PM  
Fee: \$122.00 Check Filed By: TC  
MARCY M MURRAY, Recorder  
WASATCH COUNTY CORPORATION  
For: STRAWBERRY COMMUNICATIONS LLC

## GRANT OF EASEMENT

This Grant of Easement (this "Easement") dated April 1 2021, is made by and between Strawberry Communications, LLC., with an address of, 12608 S 125 W STE C Draper UT 84020 its successors and assigns, hereinafter referred to as "Grantee" and Greenerhills Homeowners Association, Inc., with an address of 345 W 600 S Suite 127 Heber City UT 84032 hereinafter referred to as "Grantor."

The Grantor and the Grantee are parties to a(n) Installation and Services Agreement dated April 1 2021, pursuant to which the Grantee provides certain internet and telephone services to the Premises described below.

In consideration of Ten Dollars (\$10.00), the Grantor(s), owner(s) of the Premises described below, hereby grant(s) to the Grantee, its successors and assigns, a exclusive easement in gross and right-of-way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time an internet and telephone system (hereinafter referred to as the "Fiber Optic Wiring") consisting of wires, underground conduits, cables, pedestals, vaults, and including but not limited to above ground enclosures, markers and concrete pads or other appurtenant fixtures and equipment necessary or useful for distributing internet and telephone services and other like communications, in, on, over, under, across and along that certain real property (the "Premises") located in Wasatch County, Utah described as follows:

### LEGAL DESCRIPTION

LOTS 1-51, THE GREENERHILLS SUBDIVISION, ACCORDING TO THE PLAT, IN THE OFFICIAL RECORDS OF THE WASATCH COUNTY RECORDER, WASATCH COUNTY, UTAH.

ADDRESSES ON THE FOLLOWING STREETS: GREENERHILLS DR., GREENERHILLS LN., AND GREENERHILLS CT. *PARCEL # 20-0200 THRU 20-0250*

The Grantor(s) agree(s) for itself and its heirs and assigns that the Fiber Optic Wiring on the Premises shall be and remain the personal property of the Grantee and may not be altered, obstructed or removed without the express written consent of the Grantee. The Grantee, and its contractors, agents and employees, shall have the right to trim or cut trees and/or roots which may endanger or interfere with said Fiber Optic Wiring and shall have free access to said Company Wiring and every part thereof, at all times for the purpose of exercising the rights herein granted; provided, however, that in making any excavation on said Premises of the Grantor, the Grantee shall make the same in such manner as will cause the least injury to the surface of the ground around such excavation, and shall replace the earth so removed by it and restore the area to as near the same condition as it was prior to such excavation as is practical. This Easement shall run with the land for so long as the Grantee, its successors or assigns provides internet and telephone service to the Premises.

IN WITNESS WHEREOF, the parties hereto have caused this Easement to be executed by their duly authorized representatives as of the date first written above.

**GRANTOR**

Greenerhills Homeowners Association, Inc.

BY: Cindy Cossart  
 NAME: CINDY COSSART  
 TITLE: PRESIDENT - GREENERHILLS HOA

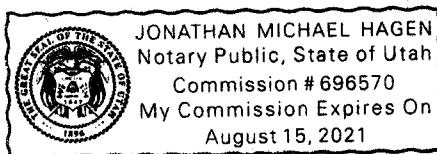
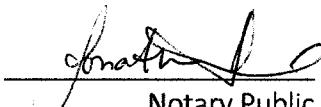
State of Utah

County of WASATCH

On this 1 day of APRIL, in the year 2021, before me Jonathan Hagen a notary public, personally appeared Cindy Cossart, proved on the basis of satisfactory evidence to be the person(s) whose name(s) is (is/are) subscribed to this instrument, and acknowledged She (he/she/they) executed the same.

Witness my hand and official seal

(Seal)



 A handwritten signature of Jonathan Hagen in black ink.

Notary Public

**GRANTEE**

Strawberry Communications, LLC.

BY: Alex Veator  
 NAME: ALEX VEATOR  
 TITLE: PARTNER

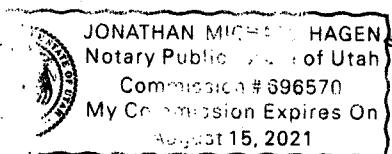
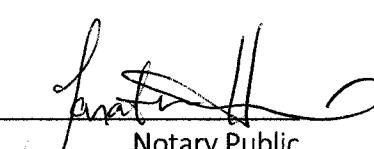
State of Utah

County of WASATCH

On this 1 day of APRIL, in the year 2021, before me Jonathan Hagen a notary public, personally appeared Alex Veator, proved on the basis of satisfactory evidence to be the person(s) whose name(s) is (is/are) subscribed to this instrument, and acknowledged he (he/she/they) executed the same.

Witness my hand and official seal

(Seal)



 A handwritten signature of Jonathan Hagen in black ink.

Notary Public