

AFTER RECORDATION
 MAIL TO:
 HEBER CITY CORPORATION
 75 NORTH MAIN STREET
 HEBER CITY, UT 84032

Ent 502870 Bk 1362 Pg 1812-1814
 Date: 29-JUN-2021 9:19:30AM
 Fee: \$40.00 Check Filed By: HP
 MARCY M MURRAY, Recorder
 WASATCH COUNTY CORPORATION
 For: IVORY LAND CORPORATION

GRANT OF RIGHT-OF-WAY EASEMENT TO HEBER CITY

For good and valuable consideration, receipt of which is hereby acknowledged, the undersigned Property Owner Ivory Land Corporation as GRANTOR(S) hereby grant to HEBER CITY, a municipal corporation situated in Wasatch County, the State of Utah, as CITY, a permanent easement and right-of-way for the purpose of accessing, constructing, operating, and maintaining storm drainage in the easement granted herein. Said easement is described as follows:

(See Attached Exhibit 'A' for Legal Description & Location Map)

GRANTOR hereby grants to CITY a perpetual right of public access and ingress and egress to and from and along said right-of-way with the right to operate, maintain, repair, replace, augment and/or remove the public facilities as deemed necessary; also the right to trim, clear or remove, at any time from said right-of-way any tree, brush, structure or obstruction of any character whatsoever, which in the sole judgment of CITY may endanger the safety of or interfere with the operation of CITY's facilities. The Grantor and its successors in interest hereby forever relinquish the right to construct any improvement, structure, change in topography, or landscaping which would interfere with the operation, replacement or repair of the storm drainage constructed and maintained under the provisions of this easement, without the express written consent in advance of the CITY. Any improvements erected within this easement without written consent will be removed at the current lot owner's expense.

GRANTOR agrees on its own behalf, and on behalf of its successors in interest, that it will indemnify and hold harmless CITY for any damages to the property which result from maintenance and repair operations by CITY of its facilities within the easement.

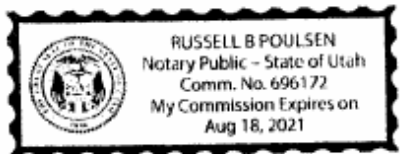
GRANTOR may use said land as a driveway and parking, and to the extent of such use, may surface or pave the area, subject to the restrictions as to changes in existing topography set forth above.

CITY shall have the right to transfer and assign all or a portion of this easement to its successor in interest, or to any other political subdivision or public utility for use of the above stated purpose.

GRANTOR: *K. Anglesy* Date: 6/21/21
Kevin Anglesy secretary
 (Printed Name) IVORY LAND CORPORATION

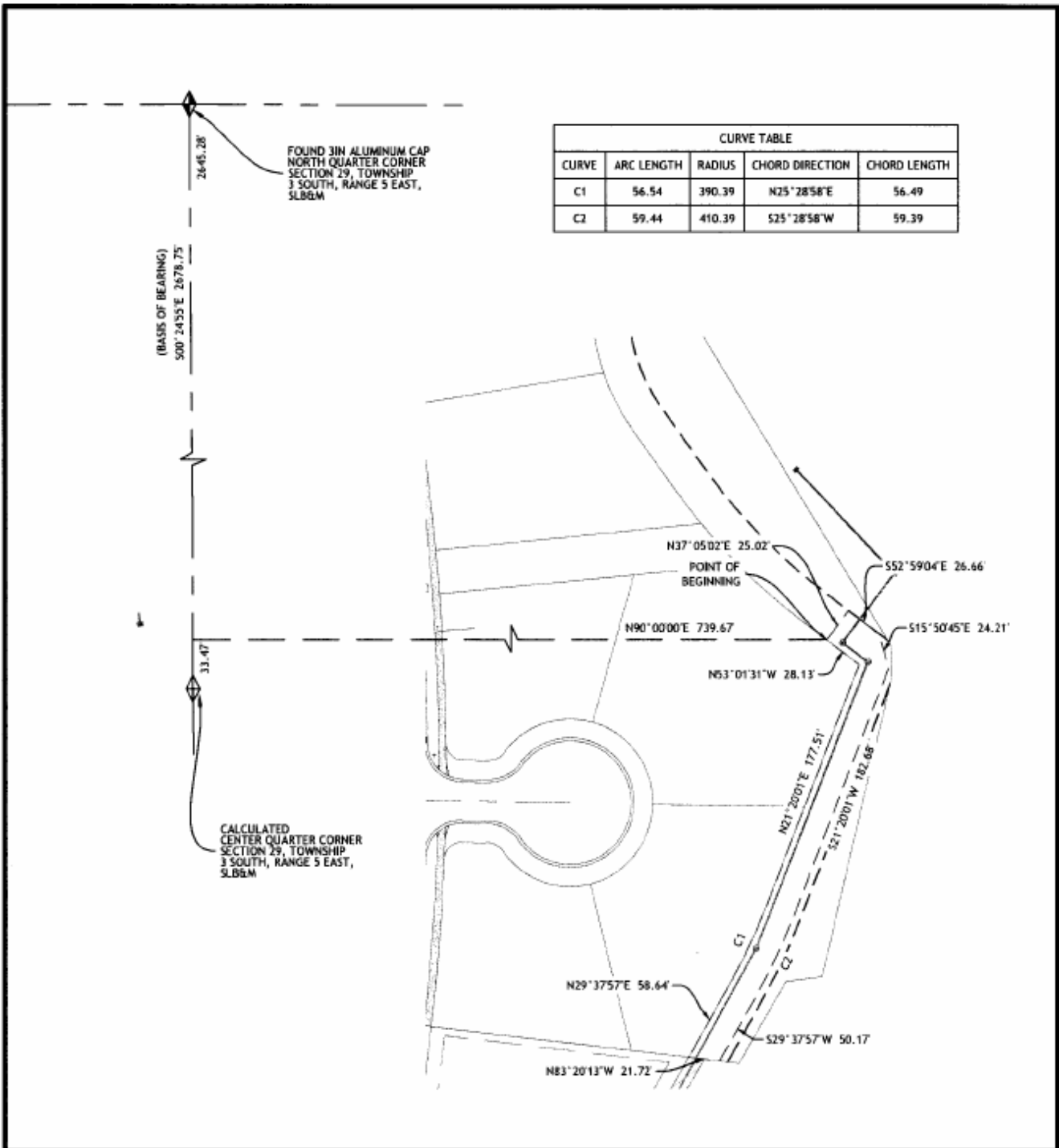
STATE OF UTAH)
) ss.
 COUNTY OF SALT LAKE)

On the 21st day of JUNE, 2021, personally appeared before me KEVIN ANGELESY, the landowner of the property described in the attached Exhibit A and duly acknowledged to me that they executed the same.



R. P. [Signature]
 NOTARY PUBLIC

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SCALE: 1" = 100'



Coyote Ridge Storm Drain Easement

DATE:
02/26/21

FIGURE:
1 OF 1

EXHIBIT A
STORM DRAIN
EASEMENT DESCRIPTION

THAT PORTION OF THE EAST HALF OF SECTION 29, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN; HEBER CITY, WASATCH COUNTY, UTAH AS DESCRIBED:

BEGINNING AT A POINT IN THE EAST HALF OF SAID SECTION 29, SAID POINT BEING $S00^{\circ}24'55''E$ 2645.28 FEET ALONG THE WEST LINE OF THE NORTHEAST QUARTER AND $N90^{\circ}00'00''E$ 739.67 FEET FROM THE NORTH QUARTER CORNER OF SECTION 29, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE $N37^{\circ}05'02''E$ 25.02 FEET; THENCE $S52^{\circ}59'04''E$ 26.66 FEET; THENCE $S15^{\circ}50'45''E$ 24.21 FEET; THENCE $S21^{\circ}20'01''W$ 182.68 FEET; THENCE ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 410.39 FEET, A DISTANCE OF 59.44 FEET, A CHORD DIRECTION OF $S25^{\circ}28'58''W$ AND A CHORD DISTANCE OF 59.39 FEET; THENCE $S29^{\circ}37'57''W$ 50.17 FEET; $N83^{\circ}20'13''W$ 21.72 FEET; THENCE $N29^{\circ}37'57''E$ 58.64 FEET; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 390.39 FEET, A DISTANCE OF 56.54 FEET, A CHORD DIRECTION OF $N25^{\circ}28'58''E$ AND A CHORD DISTANCE OF 56.49 FEET; THENCE $N21^{\circ}20'01''E$ 177.51 FEET; THENCE $N53^{\circ}01'31''W$ 28.13 FEET TO THE POINT OF BEGINNING.

CONTAINS 0.16 ACRES`

21-4365