

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



ENT 5077:2010 PG 1 of 2  
RODNEY D. CAMPBELL  
UTAH COUNTY RECORDER  
2010 Jan 20 2:48 pm FEE 0.00 BY CS  
RECORDED FOR UDOT-R/W INSTRUMENTS SECTION

## Easement

(LIMITED LIABILITY COMPANY) Tax ID No. 13:063:0026  
Utah County Parcel No. I15-6:2103:EC  
Project No. MP-I15-6(178)245

Tropical Development, LLC, a Limited Liability Company of the State of \_\_\_\_\_ Grantor, hereby GRANTS AND CONVEYS to the city of American Fork, at 51 East Main Street, American Fork, Utah 84003, Grantee, for the sum of \_\_\_\_\_ Dollars, a perpetual easement, upon part of an entire tract of property situate in the N½SE¼ of Section 25, Township 5 South, Range 1 East, SLB&M, for the purpose of constructing cut and/or fill slopes and appurtenant parts thereof to facilitate the construction of a freeway known as Project No. MP-I15-6. The easement includes the right to maintain and continue the existence of said cut and/or fill slopes in the same grade and slope ratio as constructed by UDOT. The Easement shall run with the Real Property and shall be binding upon the Grantor and the Grantors 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 a point in the southerly highway right of way line of Sam White Lane in American Fork and the northerly boundary line of said entire tract, which point is 78.94 feet S.00°25'38"E. along the section line and 2148.11 feet West from the East Quarter corner of said Section 25; and running thence S.00°00'14"W. 4.77 feet along the easterly boundary line of entire tract, to a point 50.00 feet perpendicularly distant southerly from the control line of Sam White Lane in American Fork, opposite approximate Engineers Station 14+24.75; thence Westerly 136.28 feet along the arc of a 1550.00-foot radius curve to the right (chord bears S.87°26'43"W. 136.23 feet) concentric with the control line of said Sam White Lane; thence S.89°57'50"W. 59.80 feet parallel to said control line of Sam White Lane; thence Northeasterly 18.14 feet along the arc of a 15.00-foot radius curve to the right (chord bears N.55°00'50"E. 17.05 feet); thence N.89°39'14"E. 181.93 feet along said southerly highway right of way line to the point of beginning. The above described part of an entire tract contains 1,695 square feet in area or 0.039 acre.

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(Note: Rotate the above described 0°00'29" counterclockwise to equal record bearings)

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IN WITNESS WHEREOF, said Tropical Development, LLC has caused this instrument to be executed by its proper officers thereunto duly authorized, this 18th day of December, A.D. 2009.

STATE OF Utah )  
COUNTY OF Utah ) ss.

Tropical Development, LLC  
Limited Liability Company  
By Richard C. Rife  
Manager

On the date first above written personally appeared before me, Richard C. Rife, who, being by me duly sworn, says that he is the Manager of Tropical Development LLC, a Limited Liability Company, and that the within and foregoing instrument was signed in behalf of said company by authority of its Articles of Organization, and said Richard C. Rife acknowledged to me that said company executed the same.

WITNESS my hand and official stamp the date in this certificate first above written:

Nina B. Peterson  
Notary Public

