

When Recorded Return To: WCWCD 136 North 100 East St. George UT 84770 (435) 673-3617	
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PERPETUAL IRRIGATION LINE AND FIBEROPTIC CONDUIT EASEMENT

MAXINE A. GRAFF FAMILY LIVING TRUST, dated 11/18/99, Maxine A. Graff, sole Trustee, Grantor(s), of the counties, and state(s) set forth below, hereby Grants to the WASHINGTON COUNTY WATER CONSERVANCY DISTRICT, Grantee, for the sum of ten dollars (\$10.00) and other good and valuable consideration, the following described tract of land for a perpetual easement to erect, construct, install, and lay and thereafter access, use, operate, inspect, repair, maintain, replace and remove an irrigation line and fiberoptic conduit, at Grantee's expense, over, across and through said easement located in Washington County, Utah:

A 25.00 foot wide permanent and a 50.00 foot construction easement located in Section 17, Township 42 South, Range 16 West, Salt Lake Base & Meridian, said permanent easement being 12.50 feet, and the construction easement being 12.50 feet on northerly side and 37.50 feet on the southerly side of the following described line:

Commencing at the North ¼ Corner of said Section 17; Thence South 89°04'55" East, 583.39 feet along the section line;

Thence South, 471.21 feet to the **POINT OF BEGINNING**, said point also being on the northerly line of a parcel of land as recorded in Book 890, Page 518, Washington County Official Records,

Thence South 30°14'31" West, 12.56 feet;

Thence North 53°56'11" West, 80.37 feet;

Thence North 60°35'59" West, 198.41 feet;

Thence North 59°01'48" West, 128.13 feet;

Thence North 36°10'08" West, 139.82 feet to the point of a 200.00 foot radius curve to the left;

Thence Northwesterly, 52.24 feet along the arc of said curve through a central angle of 14°57'57";

Thence North 51°08'04" West, 93.08 feet to the point of a 70.00 foot radius curve to the right;

Thence Northerly, 63.44 feet along the arc of said curve through a central angle of 51°55'23";

Thence North 00°47'19" East, 16.13 feet to a point on the north line of said Section 17 and the **POINT OF TERMINIUS**.

Length of line = 784.18 feet.
Permanent easement contains 0.45 acres more or less.

SUBJECT TO easements, rights of way, restrictions, and reservations of record.

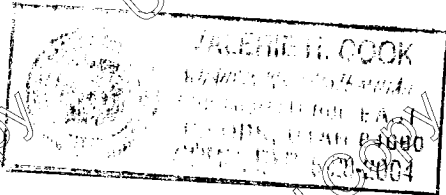
WITNESS the hand of said Grantor(s), this 23rd day of December, 2003.

MAXINE A. GRAFF FAMILY LIVING TRUST

Maxine A. Graff, Trustee
Maxine A. Graff, Trustee

STATE OF UTAH)
)ss.
COUNTY OF ~~WASHINGTON~~ UTAH)

On the 23rd day of DECEMBER, 2003, personally appeared before me
Maxine A. Graff, and acknowledged to me that she executed the foregoing instrument.



Valerie H. Cook
NOTARY PUBLIC