

When Recorded Return To:

EASEMENT DEED

_____, Grantor, hereby, quit claims, grants, and conveys to the Weber County, his successors, assigns, and agents, (collectively the "County Surveyor"), Grantee, a right to enter on, over, across, or through the property, as described below, for the purpose of accessing a government survey monument or public land survey government corner location that may exist on or near the property as may be required by the County Surveyor to conduct future surveying activities. When accessing the government survey monument or public land survey government corner location the Grantee will make reasonable efforts to minimize the effect of entry upon the property.

Furthermore, the Grantor, hereby, grants and conveys to the County Surveyor a Perpetual Easement to access, inspect, repair, replace, maintain, alter, or adjust a government survey monument or public land survey government corner location that may exist on or near the property as may be required or deemed necessary by the County Surveyor.

Furthermore, this Right of Entry and Perpetual Easement shall run with the land and are binding on the Grantor, his successors, heirs, assigns, and agents, in perpetuity.

LEGAL DESCRIPTION:

A part of Section 6, Township 7 North, Range 2 East, Salt Lake Base and Meridian:
Beginning at a point located North 47°15'00" West 476.87 feet from a Brass Cap Monument marking an angle point in the Weber-Cache County line, said County Monument being located 3002.78 feet East, 3624.00 feet South and 476.87 feet South 47°15'00" East from the Northwest corner of said Section 6; and running thence South 42°45'00" West 695.00 feet; thence South 77°01'52" West 71.54 feet; thence North 12°58'08" West 86.24 feet; thence Northwesterly along the arc of a 78.00 foot radius curve to the right a distance of 127.29 feet (Delta is 93°30'17" and Long Chord bears North 52°28'21" West 113.63 feet); thence North 5°43'14" West 55.33 feet to a point of curvature; thence Northwesterly along the arc of a 2.00 foot radius curve to the left a distance of 3.14 feet (Delta is 90°00'00" and Long Chord bears North 50°43'14" West 2.83 feet); thence South 84°16'46" West 33.60 feet to a point of curvature; thence Southwesterly along the arc of a 22.00 foot radius curve to the left a distance of 19.37 feet (Delta is 50°26'23" and Long Chord bears South 59°03'35" West 18.75 feet); thence Southerly along the arc of a 129.01 foot radius curve to the left a distance of 67.52 feet (Delta is 29°59'11" and Long Chord bears South 18°50'48" West 66.75 feet); thence Southwesterly along the arc of a 88.00 foot radius curve to the right a distance of 70.31 feet (Delta is 45°46'44" and Long Chord bears South 26°44'35" West 68.46 feet); thence Southwesterly along the arc of a 43.00 foot radius curve to the right a distance of 9.69 feet (Delta is 12°55'00" and Long Chord bears South 56°05'27" West 9.67 feet) to the Easterly right-of-way of Summit Pass Road; thence along said right-of-way the following two (2) courses: (1) Northerly along the arc of a 133.00 foot radius curve to the left a distance of 99.07 feet (Delta is 42°40'43" and Long Chord bears North 2°04'44" East 96.79 feet) and (2) North 19°15'33" West 57.55 feet to a point on the Southerly line of Powder Ridge Condominiums Phase 1 Amended, according to the official plat thereof; thence along said Plat the following two (2) courses: (1) North 30°05'07" East 59.92 feet and (2) South 75°00'00" East 135.64 feet; thence South 5°43'14" East 78.77 feet; thence Southeasterly along the arc of a 42.00 foot radius curve to the left a distance of 96.71 feet (Delta is 131°31'37" and Long Chord bears South 71°29'02" East 76.60 feet); thence North 42°45'00" East 343.30 feet; thence Northeasterly along the arc of a 32.00 foot radius curve to the left a distance of 9.55 feet (Delta is 17°06'04" and Long Chord bears North 34°11'58" East 9.52 feet); thence North 25°38'56" East 18.95 feet; thence Northeasterly along the arc of a 68.00 foot radius curve to the right a distance of 20.30 feet (Delta is 17°06'10" and Long Chord bears North 34°12'01" East 20.22 feet); thence North 42°45'00" East 130.66 feet; thence North 47°15'00" West 75.00 feet; thence North 42°45'00" East 136.00 feet to the said County line; thence along said County line South 47°15'00" East 216.00 feet to the point of beginning.

Contains 125,267 s.f. or 2.88 acres

Developer: _____

INDIVIDUAL ACKNOWLEDGMENT

State of Utah)
 ss
County of Weber)

On the _____ day of _____ A.D. 20____
personally appeared before me _____ the signer of the within
instrument, who duly acknowledged to me that he/she executed the same.

Notary Public
Residing at: _____, Utah

CORPORATE ACKNOWLEDGMENT

State of Utah)
 ss
County of Weber)

On the _____ day of _____ A.D. 20____
personally appeared before me _____ duly sworn, did say
that he/she is the _____ of _____,
the corporation which executed the foregoing instrument, and that said instrument was signed in behalf of said
corporation by authority of a Resolution of its Board of Directors that the said corporation executed the same.

Notary Public
Residing at: _____, Utah