



W2774941

WHEN RECORDED, RETURN TO:

Summit Mountain Holding Group, L.L.C.
3632 N. Wolf Creek Drive
Eden, Utah 84310
Attention: JEFF WEBER-BELOW

E# 2774941 PG 1 OF 4
LEANN H KILTS, WEBER COUNTY RECORDER
21-JAN-16 426 PM FEE \$16.00 DEP JKC
REC FOR: WATTS ENTERPRISES

**TERMINATION OF
TEMPORARY EASEMENT
FOR ROAD CONSTRUCTION AND SLOPE MAINTENANCE
PHASE 1D – EASEMENT A**

This TERMINATION OF TEMPORARY EASEMENT FOR ROAD CONSTRUCTION AND SLOPE MAINTENANCE (this "Termination") is made this 21 day of JAN, 2016, by and between SMHG LANDCO LLC ("Grantor"), as successor in interest to Summit Mountain Holding Group, L.L.C. ("SMHG"), and SMHG PHASE I LLC, a Delaware limited liability company ("Grantee").

RECITALS

A. On January 17, 2014, SMHG executed that certain Temporary Easement Agreement for Road Construction and Slope Maintenance Phase 1D – Easement A, recorded on January 27, 2014 as Entry No. 2672960 in the Official Records of Weber County, Utah ("Easement") in favor of Grantee against the certain real property then owned by SMHG as described in Exhibit "A" attached hereto and incorporated herein by reference (the "Easement Property").

B. On June 19, 2014, SMHG executed that certain Special Warranty Deed, recorded on June 20, 2014 as Entry No. 2691509 in the Official Records of Weber County, Utah transferring ownership of the Easement Property to Grantor.

C. Grantor and Grantee wish to terminate and abandon the Easement and release the Easement Property as provided herein.

NOW THEREFORE, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantor and Grantee hereby agree as follows:

AGREEMENT

Termination of Easement. Grantor and Grantee hereby permanently and irrevocably terminate and abandon the Easement, and all rights and obligations thereunder are terminated, released, and of no further force and effect. Upon recordation of this Termination in the Official Records of Weber County, the Easement Property shall be deemed to be free and clear of the effect of the Easement to the same extent as if the Easement had never been created. Grantee hereby terminates, releases, relinquishes, surrenders, disclaims and abandons all rights, title, and interest in the Easement and the Easement Property.

[Signatures on following page.]


IN WITNESS WHEREOF, Grantor and Grantee have executed this Termination of Temporary Easement for Road Construction and Slope Maintenance as of the date first indicated above.

GRANTOR:

SMHG LANDCO LLC, a Delaware limited liability company

By: Summit Mountain Holding Group, L.L.C., a Utah limited liability company
Its: Sole Member

By: Summit Revolution LLC, a Delaware limited liability company
Its: Sole Member

By: 
Name: Jeff Werbelow
Its: Authorized Signatory

GRANTEE:

SMHG PHASE I LLC, a Delaware limited liability company

By: SMHG Investments LLC, a Delaware limited liability company
Its: Sole Member


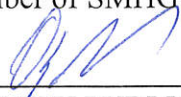
By: 
Name: Jeff Werbelow
Its: Authorized Signatory

EXHIBIT "A"**Legal Description of Released Easement Property**

Beginning at a point that is on the Northerly Boundary Line of Summit Eden Phase 1D, said point lies South 525.11 feet and East 1,500.59 feet; from the North Quarter Corner of Section 8, Township 7 North, Range 2 East, Salt Lake Base and Meridian (Basis of Bearings is North 89°55'51" West between the Northeast Corner of Section 1 Township 7 North, Range 1 East, Salt Lake Base and Meridian and the Weber County Monument at the intersection of the Weber/Cache County Line and the Section Line, Tie from the Northeast Corner of Said Section 1 to the North Quarter Corner of Section 8 is South 53°43'38" East 9,312.68 feet); running thence South 43°58'09" West along said Boundary Line 142.59 feet; thence North 51°17'33" West 3.94 feet; thence North 27°04'55" East 163.02 feet to the Parcel "D" Line of Summit Eden Phase 1B; thence along said Parcel Line following two (2) courses, 1) easterly along a 455.00 foot radius curve to the right, (chord bears South 52°25'52" East a distance of 51.60 feet), through a central angle of 6°30'03", a distance of 51.62 feet, 2) North 35°01'14" East 35.10 feet; thence South 19°31'20" East 72.40 feet; thence southerly along a 10.00 foot radius curve to the right, (chord bears South 12°13'24" West a distance of 10.52 feet), through a central angle of 63°29'28", a distance of 11.08 feet; thence South 43°58'09" West 14.86 feet; thence South 32°39'25" East 36.47 feet; thence South 43°58'09" West 11.90 feet to the Northerly boundary Line of said Summit Eden Phase 1D; thence along said Northerly Line the following three (3) Courses: 1) North 46°01'51" West 27.34 feet, 2) northerly along a 23.00 foot radius curve to the right, (chord bears North 01°01'52" West a distance of 32.53 feet), through a central angle of 90°00'01", a distance of 36.13 feet and 3) North 46°01'51" West 50.00 feet to the point of beginning.

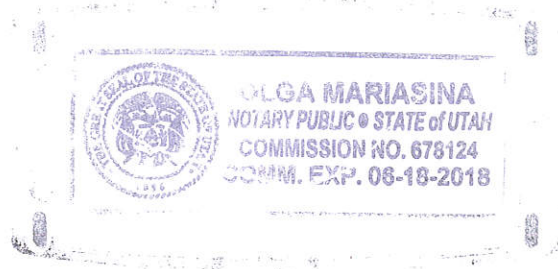
STATE OF UTAH)
 :ss.
COUNTY OF WEBER)

The foregoing instrument was acknowledged before me this 21st day of January, 2016, by Jeff Werbelow, Authorized Signatory of Summit Revolution LLC, the Sole Member of Summit Mountain Holding Group, L.L.C., the Sole Member of SMHG Landco LLC.




NOTARY PUBLIC
Residing at: Ogden, UT 84401

My Commission Expires:
6-18-18



STATE OF UTAH)
 :ss.
COUNTY OF WEBER)

The foregoing instrument was acknowledged before me this 21st day of January, 2016, by Jeff Werbelow, Authorized Signatory of SMHG Investments LLC, the Sole Member of SMHG Phase I LLC.



NOTARY PUBLIC
Residing at: Ogden, UT 84401

My Commission Expires:
6-18-18

