



Weber County



W2623930

EN 2623930 PG 1 OF 3
ERNEST D ROWLEY, WEBER COUNTY RECORDER
06-MAR-13 1215 PM FEE 4.00 DEP SGC
REC FOR: WEBER COUNTY PLANNING

Covenant Allowing Construction of Future Road

GRANTORS, Lance & Leslie Roylance, hereby grant to Weber County, GRANTEE, its successors and assigns, the following described covenant allowing the construction of a road across a portion of the following described properties (hereafter the Properties):

Legal Descriptions (See Exhibit A):

Property No. 1: Lance Roylance Subdivision 1st Amendment

Property No. 2: Remainder Parcel Description

Grantors, their heirs, legal representatives, or assigns, including any future owner or leaseholder of the Properties, agree to either construct or allow construction of a road, as described herein, within the area designated on the Lance Roylance Subdivision 1st Amendment (Property No. 1.) dedication plat as "Future Road Dedication" and within the land described as "Remainder Parcel" herein (Property No. 2.).

Grantors, their heirs, legal representatives, or assigns, including any future owner or leaseholder of the Properties agree that the road must be constructed, or an appropriate financial guarantee approved by Weber County for construction of the road, must be provided in conjunction with any future subdivision of Property No. 2.

Grantors, their heirs, legal representatives, or assigns, including any future owner or leaseholder of the Properties shall not be responsible for any costs associated with construction of the road if it is built by another party prior to any further subdivision proposals on the Properties.

Grantors, their heirs, legal representatives, or assigns, including any future owner or leaseholder of the Properties agree that when the road is constructed by another party, or when the owner(s) of the Properties chooses to develop, an amended subdivision process shall be required.

This Covenant shall run with the Properties, and shall be binding on all future owners, heirs, assigns, leaseholders, or other legal representatives.

This Covenant may be assigned by the Grantee to any other party.

Weber County hereby reserves all rights of enforcement and other remedies available at law. This Covenant shall remain in effect until a road is constructed or until Weber County releases Grantor from this covenant.



Weber County

Dated this 25th day of FEBRUARY, 2013.

[Signature]
Signed

Signed

Leslie Roylance
Signed

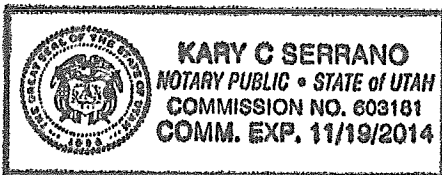
State Of Utah)

ss:

County Of Weber)

On the 25th day of FEBRUARY, 2013 personally appeared before me
LANCE ROYLANCE and LESLIE ROYLANCE
the signers of the within instrument and who duly acknowledged to me that they executed the same.

My Commission Expires:



Kary C. Serrano
Notary Public



Weber County

EXHIBIT A

Property No. 1:

The south 30 feet of Lot 2, Lance Roylance Subdivision 1st Amendment, being a part of the Northeast quarter of Section 34, Township 7 North, Range 1 East, Salt Lake Base and Meridian.

Property No. 2:

A 30 foot wide strip of land in the Northeast quarter of Section 34, Township 7 North, Range 1 East, Salt Lake Base and Meridian. The north line of the 30 foot strip is described as follows:

Beginning at the Southwest corner of Lot 2, Lance Roylance Subdivision 1st Amendment, thence running South 89°49'56" East 342.28 feet to the point of terminus.