

A RESOLUTION OF THE SALT LAKE COUNTY COUNCIL APPROVING AN EASEMENT PURCHASE AGREEMENT AND AUTHORIZING THE GRANT OF A WATER LINE EASEMENT AND A TEMPORARY CONSTRUCTION EASEMENT TO WHITE CITY WATER IMPROVEMENT DISTRICT

RECITALS

A. Salt Lake County (the “County”) owns a parcel of real property located at approximately 1900 East 9800 South in Sandy, Utah, including Parcel No. 28-09-426-027, which was acquired as a proposed extension of Highland Drive (the “County Property”).

B. White City Water Improvement District (the “District”) would like to acquire a 15-foot wide perpetual easement across the County Property to construct, operate, repair, and replace a water pipeline.

C. The District would also like to acquire a related 50-foot wide temporary construction easement in the same approximate area to be used during the construction and installation of the water pipeline.

D. As consideration for these easements, the District will pay \$1,000.00 and abide by the terms and conditions of the documents identified in Paragraph E, which the Salt Lake County Real Estate Section as determined to constitute full and adequate consideration in exchange for the easements.

E. The County and the District have prepared an Easement Purchase Agreement (“Purchase Agreement”) attached as Exhibit 1 hereto, and a related Non-Exclusive Pipeline Right-of-Way and Easement Agreement (the “Easement Agreement,” attached as Exhibit A to the Purchase Agreement) and Temporary Construction Easement (attached as Exhibit B to the Purchase Agreement). The Easement Agreement and the Temporary Construction Easement are collectively referred to as the “Easements”.

F. It has been determined that the best interests of the County and the general public

will be served by granting the Easements to the District. The terms and conditions of the Purchase Agreement and the Easements are in compliance with all applicable state statues and county ordinances.

NOW, THEREFORE, IT IS HEREBY RESOLVED by the Salt Lake County Council that the Purchase Agreement, attached hereto as Exhibit 1 is hereby approved; and the Mayor is hereby authorized to execute said Purchase Agreement.

IT IS FURTHER RESOLVED by the Salt Lake County Council that the Mayor and County Clerk are hereby authorized consistent with the terms of the Purchase Agreement to execute the Easements, attached to the Purchase Agreement, and to deliver the fully executed document to the County Real Estate Section for delivery to the District upon receipt of payment as directed by the Purchase Agreement.

APPROVED and ADOPTED this _____ day of _____, 2023.

SALT LAKE COUNTY COUNCIL

By: _____
Aimee Winder Newton, Chair

ATTEST:

Lannie Chapman
Salt Lake County Clerk

Council Member Alvord voting _____
Council Member Bradley voting _____
Council Member Bradshaw voting _____
Council Member Granato voting _____
Council Member Harrison voting _____
Council Member Stewart voting _____
Council Member Stringham voting _____
Council Member Theodore voting _____
Council Member Winder Newton voting _____

APPROVED AS TO FORM:

R. Christopher Preston
Deputy District Attorney

EXHIBIT 1
(Easement Purchase Agreement)

EASEMENT PURCHASE AGREEMENT

This EASEMENT PURCHASE AGREEMENT ("Agreement") is made and executed this ___ day of _____, 2023, by and between SALT LAKE COUNTY, a body corporate and politic of the State of Utah, hereinafter referred to as GRANTOR, which expression shall include its successors-in-interest and assigns, and WHITE CITY IMPROVEMENT DISTRICT, a body politic of Salt Lake County, hereinafter referred to as GRANTEE.

RECITALS

- A. GRANTOR owns a parcel of land located at 1900 East 9800 South, Sandy, Utah, specifically identified as Parcel No. 28-09-426-027 (the "Property").
- B. GRANTEE desires to obtain an easement and a temporary construction easement on, across or below portions of the Property (the "Easement Area") to allow Grantee to construct, operate, repair and replace thereon a water pipeline.
- C. GRANTOR is willing to grant and convey to GRANTEE an easement and a temporary construction easement over the Property in accordance with the terms and conditions of this Agreement.

IN CONSIDERATION of the covenants and conditions set forth herein, it is mutually agreed by the parties hereto as follows:

1. GRANTOR agrees to grant, convey, and deliver to GRANTEE the following:

A perpetual easement to GRANTEE over portions of Parcel No. 28-09-426-027 as provided in the Non-Exclusive Pipeline Right-of-Way and Easement Agreement (the "Pipeline Easement") attached hereto as Exhibit A and incorporated herein by this reference.

A temporary construction easement to GRANTEE over portions of Parcel 28-09-426-027 as provided in the Temporary Construction Easement attached hereto as Exhibit B and incorporated herein by this reference.

2. GRANTEE shall have the right, without compensation to the GRANTOR, to cut and to keep clear all trees, brush, native growth or foliage and any and all other obstructions that may, in the GRANTEE'S sole opinion, endanger, hinder or conflict with the exercise by GRANTEE of its easement rights and interests hereunder including access to the property burdened by the Pipeline Easement.

3. GRANTOR agrees that it shall not construct or place any permanent buildings or other structures or improvements, or plant any trees or shrubs whose roots would contact GRANTEE'S storm drain line within the property burdened by the Pipeline Easement, or otherwise do anything or take any action which would unreasonably obstruct or interfere in any way with the GRANTEE'S easement rights and interests in the Pipeline Easement.

4. IN CONSIDERATION of the sale and conveyance of said Easements, GRANTEE

shall abide by the terms and conditions of the Pipeline Easement and the Temporary Construction Easement and shall pay the GRANTOR the amount of \$1,000.00 payable as follows: full purchase price at closing. GRANTOR and GRANTEE hereby acknowledge that this is negotiated consideration that constitutes just, fair, and adequate compensation for the Easements.

5. GRANTOR and GRANTEE understand and agree that this Agreement shall not be considered final until executed by the Mayor of Salt Lake County.

6. GRANTOR and GRANTEE agree that Derrick Sorensen of the Salt Lake County Real Estate Section shall act as closing agent in accordance with the terms of this Agreement for the parties hereto.

7. It is agreed that the terms herein, including the attachments, constitute the entire Agreement between GRANTOR and GRANTEE and that no verbal statement made by anyone shall be construed to be part of this Agreement unless incorporated in writing herein.

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be duly executed this__ day of_____, 2023.

GRANTOR: Salt Lake County

By Exhibit Only, Do Not Sign
Mayor or Designee

RECOMMENDED FOR APPROVAL:

By _____
~~Martin Jensen, Director~~ Derrick Sorensen
Salt Lake County ~~Parks and Recreation~~ Real Estate

REVIEWED AS TO FORM AND LEGALITY Salt Lake County District Attorney's Office

GRANTEE: White City Water Improvement
District

By *Barbara L. Hunt*
Its: *Chair*

EXHIBIT A
PIPELINE EASEMENT

WHEN RECORDED MAIL TO
White City Water Improvement District
999 E. Galena Dr.
Sandy, UT 84094

PARCEL ID #28-09-426-027

NON-EXCLUSIVE PIPELINE RIGHT-OF-WAY AND EASEMENT AGREEMENT

SALT LAKE COUNTY, a body corporate and politic of the State of Utah ("Grantor"), hereby grants and conveys, to the WHITE CITY WATER IMPROVEMENT DISTRICT, a metropolitan water district organized under the laws of the State of Utah ("Grantee"), for valuable consideration, a perpetual, non-exclusive right-of-way and easement to construct, maintain, protect, inspect, operate, repair and replace a water pipeline, valves, and other associated structures and appurtenances (collectively referred to as the "Pipeline") over, across, under, and through a parcel of land situated in Salt Lake County, State of Utah as disclosed in that Quitclaim Deed recorded on June 23, 1997 as Entry No. 6674477, which parcel is fifteen (15) feet in width, seven and a half (7.5) feet perpendicularly distant on each side of the as constructed centerline of the Pipeline, with the proposed location of the centerline more particularly described as follows:

See Exhibit 1

hereinafter the "Easement Property." This right-of-way and easement shall carry with it the right of vehicular and pedestrian ingress and egress to and from, and access on and along the Easement Property, with the right to use existing and future roads and trails, for the purposes of constructing, inspecting, repairing, protecting and maintaining the Pipeline and the removal or replacement of same at will, either in whole or in part, and the replacement of the Pipeline with either like or different sized facilities.

This Agreement and the rights-of-way and easements granted hereby are subject to the following terms and conditions:

1. Grantee may place in the Easement Property such reasonably necessary vents, valves, blow-offs, and other facilities and structures for the normal operation and maintenance of the Pipeline provided that such vents, valves, blow-offs, and facilities do not unreasonably interfere with the use of any road, path, trail or right-of-way, and provided that they do not pose a significant risk to public safety or damage to property. The Metropolitan Water District of Salt Lake & Sandy, or its successors and assigns ("Metropolitan"), has a non-exclusive easement for an underground pipeline as reflected in the Non-Exclusive Pipeline Right-of-Way and Easement Agreement recorded in the Salt Lake County Recorder's Office on November 23, 2004, as Entry No. 9230551 in Book 9064 at Page 1366 (the "Metropolitan Easement"). In accordance with the Metropolitan

Easement, Grantee must consult and cooperate with Metropolitan in the location, maintenance and operation of the Pipeline.

2. Following the completion of any construction, maintenance, repair, replacement or removal of the Pipeline ("Grantee's Work"), Grantor's land shall be restored by Grantee, at Grantee's sole expense, to the same or better condition than before such work, taking into account the nature of the present and anticipated future uses the Easement Property and the restrictions and limitations placed on such uses under this Agreement. If Grantee's Work has affected any existing road, path, trail or right-of-way, Grantee shall restore the road, path, trail or right-of-way to the same or better condition that existed prior to Grantee's Work.

3. Subject to paragraph 2, above, Grantee shall have the right to cut, damage or remove trees, vegetation, landscaping and other improvements from the Easement Property as necessary during the construction, maintenance, repair or replacement of the Pipeline and the other improvements related to the construction of the Pipeline.

4. Grantor hereby reserves its own and other uses of the Easement Property, provided that such uses shall not unreasonably interfere with the Pipeline or the other purposes for which this easement and right-of-way are granted. In allowing other uses of the Easement Property, Grantor shall comply with such safety and encroachment specifications as are standard practice for large culinary water pipelines, or as may be required by applicable laws and regulations. In addition, Grantor agrees:

a. Crossing utilities shall maintain a vertical offset of not less than 18 inches from the outside wall of the Pipeline.

b. Angles of crossing utilities shall be 90 degrees in relation to the Pipeline whenever practicable, and not less than 60 degrees, unless otherwise approved in writing by Grantee, which approval shall not be unreasonably withheld.

c. Parallel buried power lines and metallic gas mains protected by impressed current shall maintain a horizontal offset of not less than fifteen (15) feet from the centerline of the Pipeline and other parallel utilities shall maintain a horizontal offset of not less than ten (10) feet from the centerline of the Pipeline, except when otherwise agreed by the parties in writing.

d. no parallel electric rail lines or overhead high voltage power lines shall be permitted in the Easement Property.

e. Grantor shall notify Grantee of any additional easements, licenses or rights-of-way granted within the Easement Property and shall require the holders of such easements, licenses or rights-of-way to consult and cooperate with Grantee in the location, maintenance and operation of their facilities.

5. Grantor further agrees that:

a. Grantor shall not build, install, allow or otherwise place upon the Easement Property within fifteen feet of the centerline of the Pipeline (i) any permanent structure, including but not limited to buildings or masonry fences, or (ii) any structure which interferes with, or renders more difficult or expensive Grantee's use of the rights-of-way and easements granted under

this Agreement, without Grantee's written permission. Upon demand of Grantee, Grantor shall remove any prohibited structure immediately from the Easement Property.

b. Grantor shall not plant trees within the Easement Property within fifteen feet of the centerline of the Pipeline, and shall not plant shrubs with roots that are reasonably expected to contact or interfere with the Pipeline;

c. Grantor shall not remove cover or materials from, or place fill or materials within, the Easement Property within seven and a half (7.5) feet of the centerline of the Pipeline without the prior written consent of Grantee, which consent shall not be unreasonably withheld;

d. Grantor may cross or cover the Easement Property with sidewalks, curbs and gutters, asphalt roadways, driveways, or other similar non-permanent improvements, but only upon the prior written consent of Grantee, which consent may not be unreasonably withheld, and upon such terms as Grantee may reasonably require.

6. Grantee may assign this Agreement, any of its rights under this Agreement, and the rights-of-way and/or easements granted it by this Agreement to a successor operator of the Pipeline; or to any other party with the written consent of the Grantor, which consent shall not be unreasonably withheld.

7. Grantor represents that it knows of no unrecorded liens, encumbrances, contracts or leases which burden, claim an interest in, are secured by, or otherwise affect the interests and/or rights granted by this Agreement to Grantee in the Easement Property.

8. This Agreement anticipates use of the Easement Property by Grantee for the Pipeline and for services it deems appropriate for the installation and operation of the Pipeline. In addition, Grantee is hereby given the right to use the Easement Property for additional water pipelines, utility lines, communications lines reasonably necessary for the operation of the Pipeline, provided that they do not materially increase burden on Grantor's remaining property.

9. Grantee may at any time permanently abandon these rights-of-way and easements. Within 180 days after abandonment, Grantee shall (a) remove the Pipeline or (b) secure the Pipeline in such a manner as to cause it to be as safe as is reasonably possible and seal the pipe ends with a suitable end closure, in compliance with all applicable regulations and industry standards, provided that portions of the pipeline that are above ground shall be removed. Additionally, upon such abandonment action, Grantee shall execute and record a reconveyance and release hereof, whereupon this Easement and all rights and privileges herein granted shall be fully cancelled and terminated.

10. Grantee shall indemnify, defend, and hold harmless the Grantor, its employees, officers, and agents (all in their representative and individual capacities) for any claims, cause of action, costs, defenses or judgments for the wrongful or negligent acts or omissions of the Grantee, its officers, employees, agents or subcontractors in the course of construction, maintenance, repair or replacement of the Pipeline or other use of the Easement Property under the terms of this Agreement.

11. This Agreement may be amended only by written instrument executed by all parties.

12. All of the grants, covenants, terms, provisions and conditions in this Agreement shall run with the land and shall be binding upon and inure to the benefit of the successors, assigns, heirs, executors and administrators of the parties.

13. The perpetual rights-of-way and easements granted by this Agreement shall terminate upon the occurrence of the following conditions:

- a. the dedication by Grantor of the Easement Property as a public street pursuant to Utah law, and
- b. the adoption, by the governing body with jurisdiction over such street, of an appropriate agreement or instrument recognizing Grantee's powers and rights under Utah law to own, construct, operate and maintain the Pipeline in such street.

14. This Agreement, including any exhibits, constitutes the entire agreement of the parties and supersedes all prior understandings, representations or agreements of the parties regarding the subject matter of this Agreement.

15. By accepting and recording this Agreement, Grantee agrees to be bound by its terms.

Executed this ___ day of _____, 2023.

GRANTOR:
SALT LAKE COUNTY

By: Exhibit Only, Do Not Sign
Mayor or Designee

By: _____
Salt Lake County Clerk

GRANTEE:
WHITE CITY WATER IMPROVEMENT DISTRICT

By: Paulina F. Fluit
Its: Chair

[Acknowledgements on Following Page]

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

On this ___ day of _____, 2023, personally appeared before me _____ who being duly sworn did say that (s)he is the _____ of Salt Lake County, Office of Mayor, and that the foregoing instrument was signed on behalf of Salt Lake County by authority of law.

NOTARY PUBLIC
Residing in Salt Lake County

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On this ___ day of _____, 2023, personally appeared before me _____, who being by me duly sworn, did say and acknowledge that (s)he is the _____ Clerk of Salt Lake County, and that the foregoing Instrument was signed by her/him on behalf of Salt Lake County by authority of a Resolution of the Salt Lake County Council.

NOTARY PUBLIC
Residing in Salt Lake County

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

On this 7th day of March, 2023, personally appeared before me Pauline F Flist who being duly sworn did say that (s)he is the Chair, WCID Board of White City Water Improvement District, and that the foregoing instrument was signed on behalf of White City Water Improvement District by authority of law.

Pauline F Flist

NOTARY PUBLIC
Residing in Salt Lake County



Exhibit 1
Legal Description of the Centerline for the Easement Property

AFFECTED PARCEL VESTING AND DESCRIPTION

TAX ID NO: 28-09-426-027
Entry 6674477 Book 7695 Page 557

PARCEL NO. 1

Beginning at the Northwest corner of Falconhurst No. 1 Subdivision, said point being North 89°35'06" West 662.28 feet from the Northeast corner of the Southeast quarter of section 9, Township 3 South, Range 1 East, Salt Lake Base and Meridian, and running thence North 89°35'06" West 126.77 feet; thence South 0°00'50" West 577.05 feet to point of 2599.63 foot radius curve to the right; thence Southwesterly along the arc of said curve 737.36 feet to point of tangency; thence South 14°00' West 13.40 feet; thence South 89°42'08" East 235.29 feet to the Southwest corner of Falconhurst No. 1 Subdivision; thence North 0°01'31" West 1317.71 feet to the point of beginning. Containing 4.454 acres.

PARCEL NO.2

Beginning at point North 89°35'06" West 789.05 feet from the Northeast corner of the Southeast quarter of Section 9, Township 3 South, Range 1 East, Salt Lake Base and Meridian, and running thence South 0°00'50" West 577.05 feet to point of 2599.68 foot radius curve to the right; thence Southwesterly along the arc of said curve 737.36 feet to point of tangency; thence South 14°00' West 304.58 feet; thence North 72°00' West 116.90 feet to point of 179.34 foot radius curve to the left, thence Northwesterly along the arc of said curve 57.38 feet; thence North 15°00' East 11.58 feet; thence South 75°00' East 28.23 feet; thence North 16°15'54" East 200.93 feet to point of 2493.68 foot radius curve to the left; thence Northeasterly along the arc of said curve 707.30 feet to point of tangency; thence North 0°00'50" East 577.79 feet; thence South 89°35'06" East 106.00 feet to the point of beginning. Containing 4.223 acres.

Centerline Description

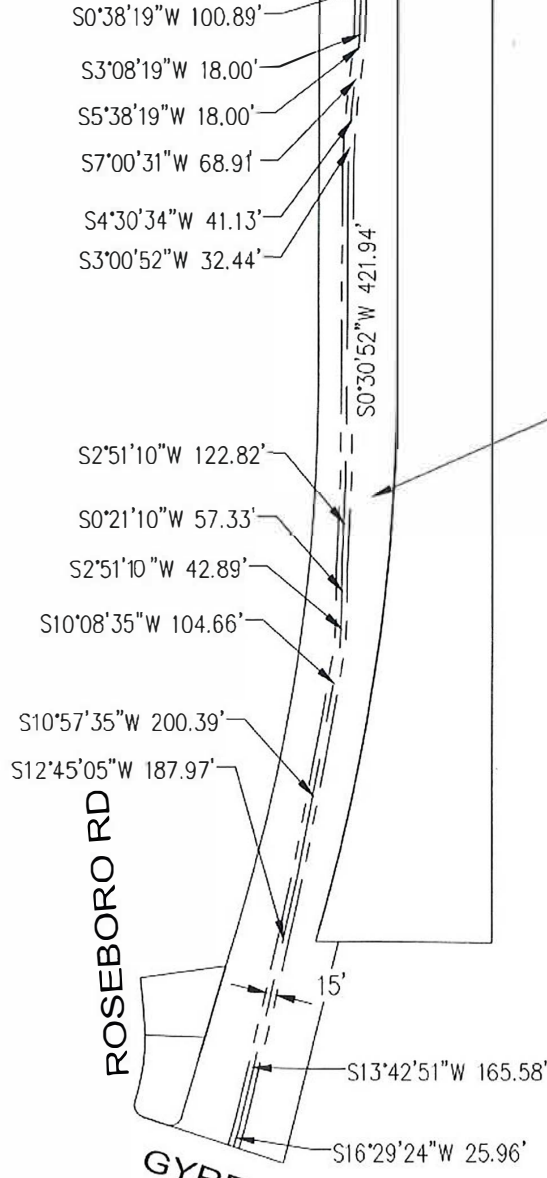
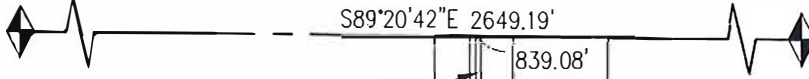
Commencing at the East quarter corner of Section 9, Township 3 South, Range 1 East, Salt Lake Meridian; thence North 89°20'42" West 839.08 feet along quarter section line to the POINT OF BEGINNING; thence South 00°38'19" West 100.89 feet; thence South 03°08'19" West 18.00 feet; thence South 05°38'19" West 18.00 feet; thence South 07°00'31" West 68.91 feet; thence South 04°30'34" West 41.13 feet; thence South 03°00'52" West 32.44 feet; thence South 00°30'52" West 421.94 feet; thence South 02°51'10" West 122.82 feet; thence South 00°21'10" West 57.33 feet; thence South 02°51'10" West 42.89 feet; thence South 10°08'35" West 104.66 feet; thence South 10°57'35" West 200.39 feet; thence South 12°45'05" West 187.97 feet; thence South 13°42'51" West 165.58 feet; thence South 16°29'24" West 25.96 feet to a point on the Northerly right of way line of Gyrfalcon Drive and the POINT OF ENDING.

The sidelines of said strip shall be lengthened or shortened to begin and end at the boundary of the grantors parcel.

FND SLCO BC
C/4 COR SEC 9
T3S R1E SLM

9800 SOUTH

FND SLCO BC
E/4 COR SEC 9
T3S R1E SLM



ROSEBORO RD

GYRFALCON DR



28-09-426-027
SALT LAKE COUNTY



6875 SOUTH 900 EAST
SALT LAKE CITY, UTAH 84047
TEL 801.523.0100 · FAX 801.523.0990
www.sunrise-eng.com

U:\White City\9900 South Water Tank\WCW-TRACTMAP.dwg Aug 30, 2022 12:33pm drabison

EXHIBIT B
TEMPORARY CONSTRUCTION EASEMENT

WHEN RECORDED RETURN TO:
White City Water Improvement District
999 E. Galena Dr.
Sandy, UT 84094

Space above for County Recorder's use

**TEMPORARY
CONSTRUCTION EASEMENT**

*Tax Serial No. 28-09-426-027
Real Estate # _____*

SALT LAKE COUNTY, a body corporate and politic of the state of Utah, GRANTOR, hereby grant and convey to WHITE CITY WATER IMPROVEMENT DISTRICT, a metropolitan water district organized under the laws of the State of Utah, GRANTEE for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, a temporary construction easement under, over and across a parcel of land situated in Salt Lake County, State of Utah as disclosed in that Quitclaim Deed recorded on June 23, 1997 as Entry No. 6674477, which parcel is fifty (50) feet in width, twenty-five (25) feet perpendicularly distant on each side of the as constructed centerline of the Pipeline, with the proposed location of the centerline more particularly described as follows (the "Easement Area"):

(SEE EXHIBIT 1)

The purpose of this temporary construction easement is to permit Grantee the right to access install, construct, inspect, maintain, operate, repair, protect, remove and replace water pipeline, valves, and other associated structures and appurtenances (collectively referred to as the "Pipeline") over, across, under and through the Easement Area. This temporary construction easement shall carry with it the right of vehicular and pedestrian ingress and egress to and from, and access on and along the Easement Area.

This temporary construction easement is taken for a one year period to commence with construction of the Pipeline and expire at the time the Pipeline is put into service. Unless the construction contemplated hereunder is completed prior thereto or the parties agree to extend the expiration date in writing, this temporary construction easement will expire of its own terms on March 1, 2024.

The Metropolitan Water District of Salt Lake & Sandy, or its successors and assigns ("Metropolitan"), has a non-exclusive easement for an underground pipeline as reflected in the Non-Exclusive Pipeline Right-of-Way and Easement Agreement recorded in the Salt Lake County Recorder's Office on November 23,

2004, as Entry No. 9230551 in Book 9064 at Page 1366 (the "Metropolitan Easement"). In accordance with the Metropolitan Easement, Grantee must consult and cooperate with Metropolitan in the location, maintenance and operation of the Pipeline.

Grantee shall repair any damage to Grantor's property resulting from the installation of the Pipeline ("Grantee's Work") and shall remove all construction debris upon completion of the construction. Grantee and its agents and contractors, in performance of any work on this easement, shall restore all property through which work traverses to as near its original condition as is reasonably possible. If Grantee's Work has affected any existing road, path, trail or right-of-way, Grantee shall restore the road, path, trail or right-of-way to the same or better condition that existed prior to Grantee's Work.

GRANTOR:
SALT LAKE COUNTY

By: Exhibit Only, Do Not Sign
Mayor or Designee

By: _____
Salt Lake County Clerk

GRANTEE:
WHITE CITY WATER IMPROVEMENT DISTRICT

By: *Reynolds J. Flint*
Its: *Chair*

[Acknowledgements on Following Page]

STATE OF UTAH)
 :ss
COUNTY OF SALT LAKE)

On this ___ day of _____, 2023, personally appeared before me _____ who being duly sworn did say that (s)he is the _____ of Salt Lake County, Office of Mayor, and that the foregoing instrument was signed on behalf of Salt Lake County by authority of law.

NOTARY PUBLIC
Residing in Salt Lake County

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On this ___ day of _____, 2023, personally appeared before me _____, who being by me duly sworn, did say and acknowledge that (s)he is the _____ Clerk of Salt Lake County, and that the foregoing Instrument was signed by her/him on behalf of Salt Lake County by authority of a Resolution of the Salt Lake County Council.

NOTARY PUBLIC
Residing in Salt Lake County

STATE OF UTAH)
 :ss
COUNTY OF SALT LAKE)

On this 7th day of March, 2023, personally appeared before me Paulina F. Flint who being duly sworn did say that (s)he is the Chair, WCIWID Bd of Trustees of White City Water Improvement District, and that the foregoing instrument was signed on behalf of White City Water Improvement District by authority of law.

Paul H. Ashton

NOTARY PUBLIC
Residing in Salt Lake County



Exhibit 1
Legal Description of the Centerline for the Easement Parcel

AFFECTED PARCEL VESTING AND DESCRIPTION

TAX ID NO: 28-09-426-027
Entry 6674477 Book 7695 Page 557

PARCEL NO. 1

Beginning at the Northwest corner of Falconhurst No. 1 Subdivision, said point being North 89°35'06" West 662.28 feet from the Northeast corner of the Southeast quarter of section 9, Township 3 South, Range 1 East, Salt Lake Base and Meridian, and running thence North 89°35'06" West 126.77 feet; thence South 0°00'50" West 577.05 feet to point of 2599.63 foot radius curve to the right; thence Southwesterly along the arc of said curve 737.36 feet to point of tangency; thence South 14°00' West 13.40 feet; thence South 89°42'08" East 235.29 feet to the Southwest corner of Falconhurst No. 1 Subdivision; thence North 0°01'31" West 1317.71 feet to the point of beginning. Containing 4.454 acres.

PARCEL NO.2

Beginning at point North 89°35'06" West 789.05 feet from the Northeast corner of the Southeast quarter of Section 9, Township 3 South, Range 1 East, Salt Lake Base and Meridian, and running thence South 0°00'50" West 577.05 feet to point of 2599.68 foot radius curve to the right; thence Southwesterly along the arc of said curve 737.36 feet to point of tangency; thence South 14°00' West 304.58 feet; thence North 72°00' West 116.90 feet to point of 179.34 foot radius curve to the left, thence Northwesterly along the arc of said curve 57.38 feet; thence North 15°00' East 11.58 feet; thence South 75°00' East 28.23 feet; thence North 16°15'54" East 200.93 feet to point of 2493.68 foot radius curve to the left; thence Northeasterly along the arc of said curve 707.30 feet to point of tangency; thence North 0°00'50" East 577.79 feet; thence South 89°35'06" East 106.00 feet to the point of beginning. Containing 4.223 acres.

Centerline Description

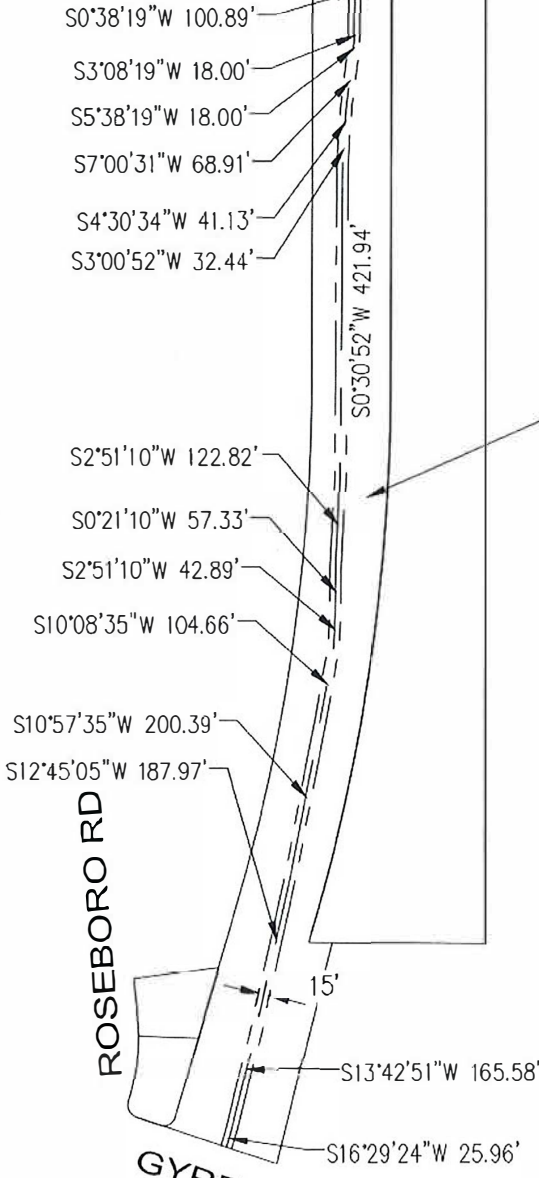
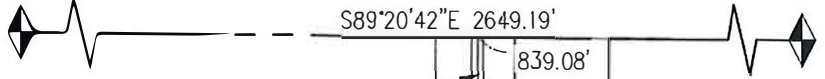
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C/4 COR SEC 9
T3S R1E SLM

9800 SOUTH

FND SLCO BC
E/4 COR SEC 9
T3S R1E SLM



28-09-426-027
SALT LAKE COUNTY

U:\White City\9900 South Water Tank\WCM-TRACTMAP.dwg Aug 30, 2022 12:53pm drabbson

ROSEBORO RD

GYRFALCON DR



6875 SOUTH 900 EAST
SALT LAKE CITY, UTAH 84047
TEL 801.523.0100 · FAX 801.523.0990
www.sunrise-eng.com