

Project Name (Subdivision):

Lemp Pathway Easement - Barnett Property

PEDESTRIAN PATHWAY EASEMENT

THIS AGREEMENT, made this _____ day of _____, 2021, between Edgar R. Barnett, hereinafter referred to as "Grantor", and the City of Meridian, an Idaho municipal corporation, hereinafter referred to as "Grantee";

WITNESSETH:

WHEREAS, Grantor is the owner of real property on portions of which the City of Meridian desires to establish a public pathway; and

WHEREAS, the Grantor desires to grant an easement to establish a public pathway and provide connectivity to present and future portions of the pathway; and

WHEREAS, Grantor shall construct the pathway improvements upon the easement described herein; and

NOW, THEREFORE, the parties agree as follows:

THE GRANTOR does hereby grant unto the Grantee an easement on the following property, described on Exhibit "A" and depicted on Exhibit "B" attached hereto and incorporated herein.

THE EASEMENT hereby granted is for the purpose of providing a public pedestrian pathway easement for multiple-use non-motorized recreation, with the free right of access to such facilities at any and all times.

TO HAVE AND TO HOLD, said easement unto said Grantee, its successors and assigns forever.

THE GRANTOR hereby covenants and agrees that it will not place or allow to be placed any permanent structures, trees, brush, or perennial shrubs or flowers within the area described for this easement, which would interfere with the use of said easement, for the purposes stated herein.

IT IS EXPRESSLY UNDERSTOOD AND AGREED, by and between the parties hereto, that the Grantor shall repair and maintain the pathway improvements.

THE GRANTOR hereby covenants and agrees with the Grantee that should any part of the easement hereby granted become part of, or lie within the boundaries of any public street,

GRANTEE: CITY OF MERIDIAN

Robert E. Simison, Mayor

Attest by Chris Johnson, City Clerk

STATE OF IDAHO,)
 : ss.
County of Ada)

This record was acknowledged before me on _____ (date) by Robert E. Simison and Chris Johnson on behalf of the City of Meridian, in their capacities as Mayor and City Clerk, respectively.

(stamp)

Notary Signature

My Commission Expires: _____



601 Sherman Ave, Suite 1
Coeur d'Alene, ID 83814

(208) 758-8601

EXHIBIT A
LEGAL DESCRIPTION
of
SIDEWALK EASEMENT
EDGAR R. BARNETT
TO
CITY OF MERIDIAN

That portion of Lots 14 and Lot 13, Block 2 of Larkwood Subdivision, according to the plat thereof, filed in Book 58 of Plats at pages 5494 and 5495, and Amended by an Affidavit recorded January 15, 1991, as Instrument No. 9102501, records of Ada County, Idaho, being situated in the Southeast 1/4 of the Southeast 1/4 of Section 30, Township 4 North, Range 1 East, Boise Meridian, Ada County, City of Meridian, Idaho, described as follows:

Commencing at the southeast corner of said Section 30, from which the South 1/4 corner of said Section bears North 89°46'27" West, 2,632.50 feet; thence along the south line of said Section North 89°46'27" West, 229.92 feet; thence leaving said south line North 00°25'24" East, 30.00 feet, more or less, to the southeast corner of said Lot 14; thence along the east line of said Lot 14 North 00°25'24" East, 30.00 feet to the POINT OF BEGINNING:

thence leaving said east line North 89°46'27" West, 135.40 feet;

thence 33.96 feet along the arc of a non-tangent curve to the right having a radius of 65.00 feet and a central angle of 29°56'02"; said curve having a long chord which bears North 74°48'53" West, a chord distance of 33.57 feet;

thence 28.75 feet along the arc of a reverse curve to the left having a radius of 55.00 feet and a central angle of 29°57'09"; said curve having a long chord which bears North 74°49'26" West, a chord distance of 28.43 feet, more or less, to the easterly boundary line of Tustin Subdivision No. 2, according to the plat thereof filed in Book 108 of Plats at pages 15190-15192, as Instrument No. 2015-040515, records of Ada County, Idaho;

thence along said east line North 00°25'24" East, 12.00 feet;

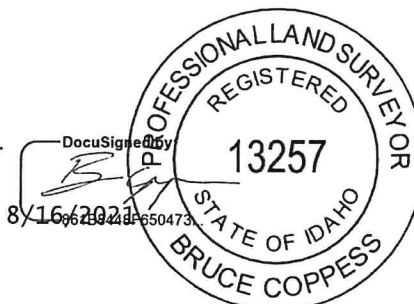
thence leaving said east line 34.98 feet along the arc of a non-tangent curve to the right having a radius of 67.00 feet and a central angle of 29°54'45"; said curve having a long chord which bears South 74°48'14" East, a chord distance of 34.58 feet;

thence 27.69 feet along the arc of a reverse curve to the left having a radius of 53.00 feet and a central angle of 29°56'02"; said curve having a long chord which bears South 74°48'53" East, a chord distance of 27.38 feet;

thence South 89°46'27" East, 135.45 feet, more or less,
to the east line of said Lot 14;

thence South 00°25'24" West, 12.00 feet to the POINT OF BEGINNING.

Containing 2,377 square feet or (0.055 acres), more or less.



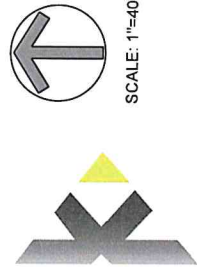


EXHIBIT 'B'

EDGAR R. BARNETT - PATHWAY EASEMENT

Located in the SE 1/4 of the SE 1/4, Section 30, Township 4 North, Range 1 East,
B.M. Ada County, City of Meridian, State of Idaho,

SCALE: 1"=40'

LINE TABLE		
LINE #	LENGTH	BEARING
L1	12.00	N0°25'24"E
L2	12.00	S0°25'24"W

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD LENGTH	CHORD BEARING
C1	33.96	65.00	29°56'02"	33.57	N74°48'53"W
C2	28.75	55.00	29°57'09"	28.43	N74°49'26"W
C3	34.98	67.00	29°54'45"	34.58	S74°48'14"E
C4	27.69	53.00	29°56'02"	27.38	S74°48'53"E

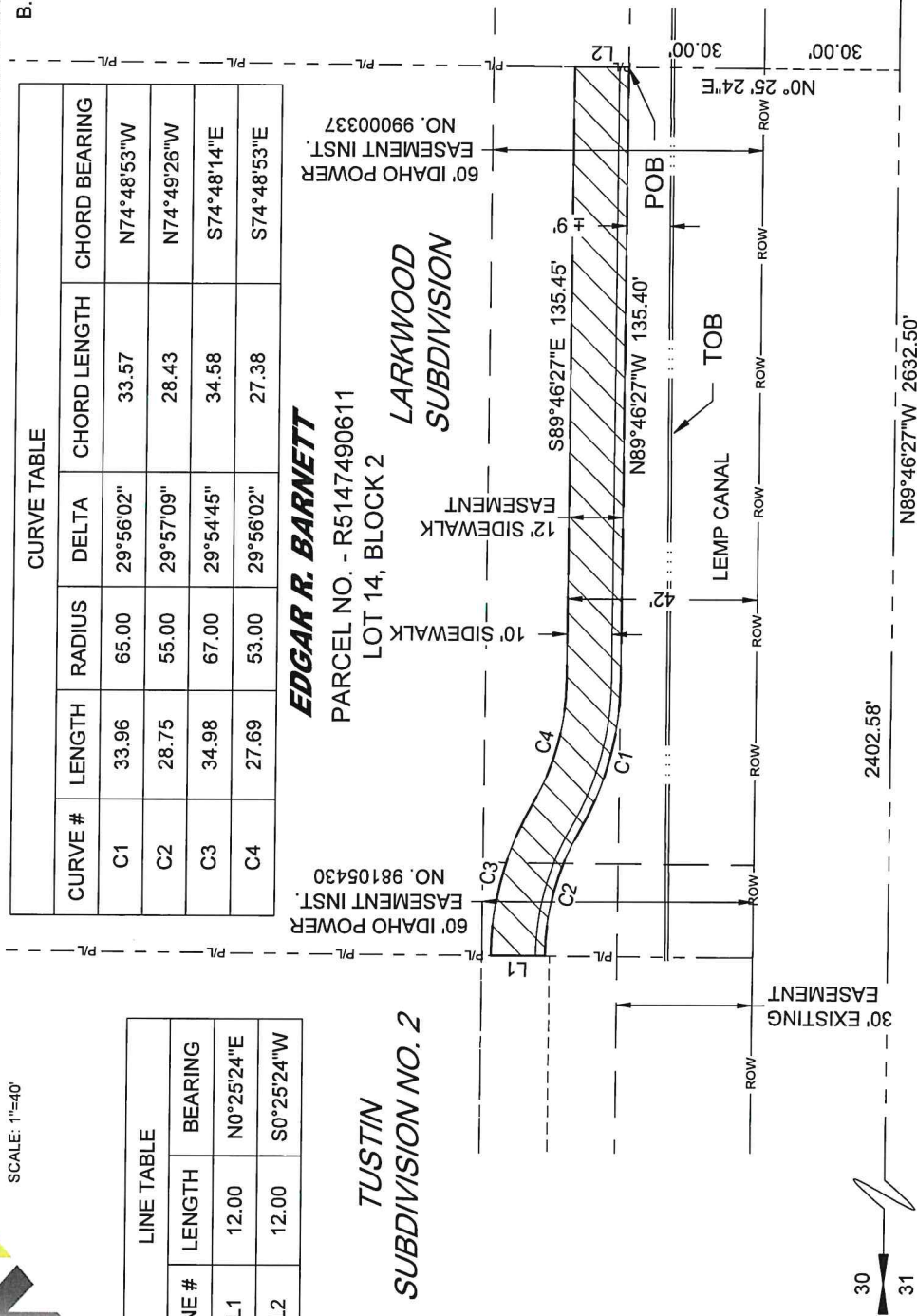
601 IDAHO POWER
EASEMENT INST.
NO. 98105430

EDGAR R. BARNETT
PARCEL NO. - R5147490611

TUSTIN
SUBDIVISION NO. 2

LARKWOOD
SUBDIVISION

60' IDAHO POWER
EASEMENT INST.
NO. 99000337

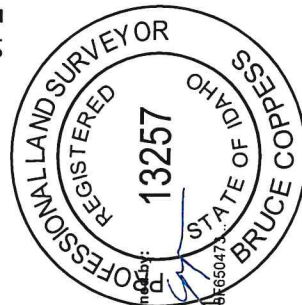


E. MCMILLAN ROAD

LEGEND

POC	POINT OF COMMENCEMENT
POB	POINT OF BEGINNING
TOB	TOP OF BANK

EASEMENT ACQUISITION AREA 2,377 SQ. FT.



DocuSign Envelope by:

8X16/2021