

PARTIAL RELEASE OF EASEMENT

TYPE OF EASEMENT BEING PARTIALLY RELEASED: water line and water meter easement

GRANTEE: CITY OF MERIDIAN

GRANTORS: Settlers Crossing LLC, INCLUDING SUCCESSORS AND ASSIGNS

WHEREAS, by easement dated January 18, 2007 and recorded as **Instrument Number** 107008142 **in the land records of Ada County, State of Idaho**, an easement of the type an nature set forth in the above-captioned title was granted to the City of Meridian, an Idaho Municipal Corporation (“the Easement”), upon the real property legally described therein.

WHEREAS, the continuance of a certain portion of the Easement is no longer necessary or desirable.

NOW, THEREFORE, in consideration of the premises, the City of Meridian does hereby release, vacate, and abandon that certain portion of the Easement on the lands more particularly described on Exhibit A, and depicted on Exhibit B, attached hereto and incorporated herein.

All rights and privileges under the under the above-described document in and to the remaining lands covered by the Easement shall remain and continue in the Grantee and shall not be affected in any way hereby.

I WITNESS WHEREOF, THE CITY OF MERIDIAN has caused these presents to be executed by its proper officers thereunto duly authorized this 22nd day of March, 2022.

CITY OF MERIDIAN

Robert E. Simison, Mayor 3-22-2022

Attest by Chris Johnson, City Clerk 3-22-2022

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

This record was acknowledged before me on 3-22-2022 (date) by Robert E. Simison an Chris Johnson on behalf of the City of Meridian, in their capacities as Mayor and City Clerk, respectively.

(stamp)

Notary Signature
My Commission Expires: 3-28-2028

Exhibit A

PARTIAL RELEASE OF WATER EASEMENT LEGAL DESCRIPTION

ACCURATE
SURVEYING & MAPPING



Easement Vacation Description

Vacation of a portion of the Water Line and Water Meter Easement recorded as Instrument No. 107008142, Ada County Records, said easement is within the Southwest Quarter, Section 31, Township 4 North, Range 1 East of the Boise Meridian, Meridian City, Ada County, Idaho, being more particularly described as follows:

Commencing at the found 3.25 inch aluminum cap monument stamped PLS 12087 at the corner common to Township 4 North, Range 1 East and Township 3 North, Range 1 East, and Township 4 North, Range 1 West, and Township 3 North, Range 1, from which the 3.5 inch found brass cap monument stamped PLS 8575 at the Quarter Corner common to Section 31, T4N, R1E and Section 36, T3N, R1W bears N 00° 21' 27" E a distance of 2650.12 feet; thence N 00° 21' 27" E along the township line for a distance of 494.48 feet; thence S 89° 08' 33" E for a distance of 293.53 feet; thence S 00° 58' 29" W for a distance of 74.55 feet to the **REAL POINT OF BEGINNING**;

Thence S 45° 00' 00" E for a distance of 1.06 feet;

Thence N 89° 06' 49" W for a distance of 3.36 feet;

Thence N 45° 00' 00" E for a distance of 2.34 feet;

Thence S 45° 00' 00" E for a distance of 1.34 feet to the **REAL POINT OF BEGINNING**.

Easement Vacation area is 2.7 square feet, more or less.



Exhibit B

PARTIAL RELEASE OF WATER EASEMENT EASEMENT MAP

EXHIBIT MAP

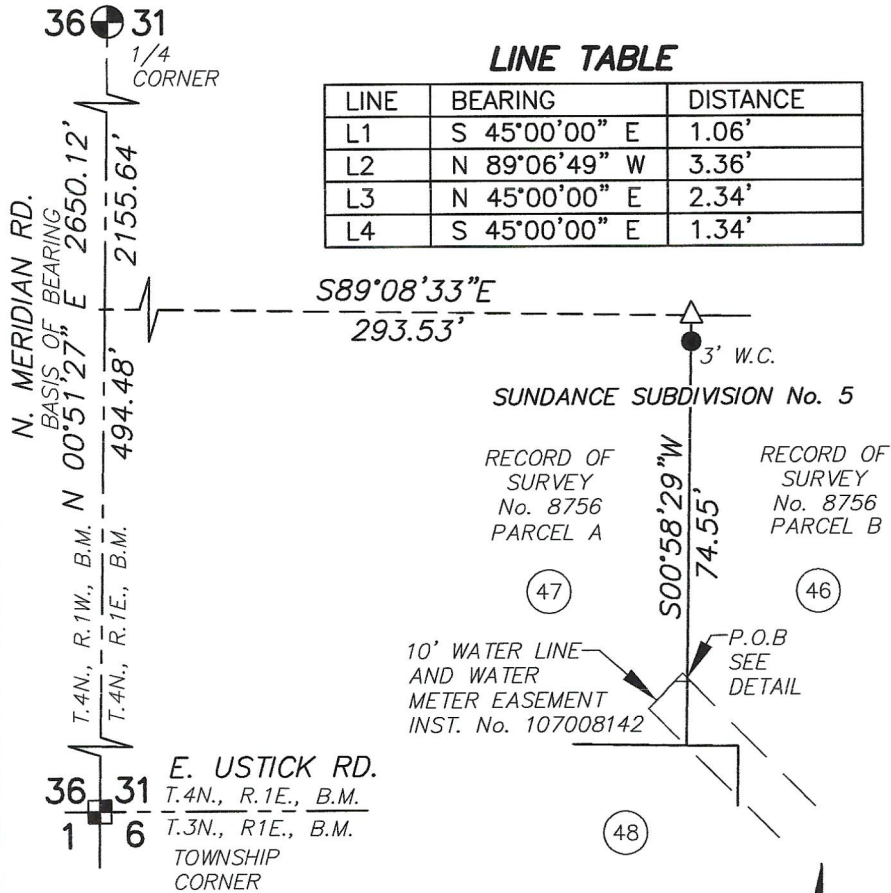
EASEMENT VACATION FOR HATCH DESIGN ARCHITECTURE
 A PORTION OF LOTS 46 & 47, BLOCK 7, SUNDANCE SUBDIVISION No. 5,
 BOOK 98 OF PLATS, PAGES 12523-12526, ADA COUNTY RECORDS.
 SHOWN AS PARCELS A & B, RECORD OF SURVEY No. 8756
 LYING WITHIN GOVERNMENT SW 1/4 OF SECTION 31, T.4N., R.1E., B.M.
CITY OF MERIDIAN — COUNTY OF ADA — STATE OF IDAHO

LINE TABLE

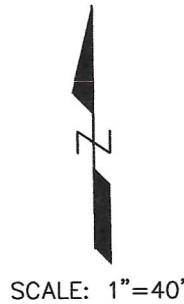
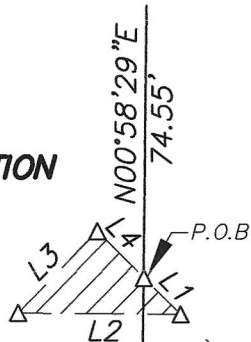
LINE	BEARING	DISTANCE
L1	S 45°00'00" E	1.06'
L2	N 89°06'49" W	3.36'
L3	N 45°00'00" E	2.34'
L4	S 45°00'00" E	1.34'

LEGEND

- PARCEL LINE
- EASEMENT
- EASEMENT VACATION
- FOUND 3 1/2" BRASS CAP MONUMENT IN ASPHALT, PLS 8575
- FOUND 3.25" ALUMINUM CAP, PLS 12087
- FOUND 5/8" IRON PIN, WITH PLASTIC CAP, PLS 7316 OR AS NOTED
- CALCULATED POINT
- ORIGINAL PLATTED LOT NUMBER, SUNDANCE SUBDIVISION No. 5
- W.C. WITNESS CORNER



DETAIL EASEMENT VACATION N.T.S.



ACCURATE
 SURVEYING & MAPPING

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