

Project Name or Subdivision Name:

Nine Mile Creek Bungalows

Sanitary Sewer & Water Main Easement Number: _____

Identify this Easement by sequential number if the project contains more than one easement of this type. See instructions/checklist for additional information.

For Internal Use Only

Record Number: ESMT-2024-0077

SANITARY SEWER AND WATER MAIN EASEMENT

THIS Easement Agreement made this 11th day of June 20 24 between
Robyn Elizabeth Shea ("Grantor") and the City of Meridian, an Idaho
Municipal Corporation ("Grantee");

WHEREAS, the Grantor desires to provide a sanitary sewer and water main right-of-way across the premises and property hereinafter particularly bounded and described; and

WHEREAS, the sanitary sewer and water is to be provided for through underground pipelines to be constructed by others; and

WHEREAS, it will be necessary to maintain and service said pipelines from time to time by the Grantee;

NOW, THEREFORE, in consideration of the benefits to be received by the Grantor, and other good and valuable consideration, the Grantor does hereby give, grant and convey unto the Grantee the right-of-way for an easement for the operation and maintenance of sanitary sewer and water mains over and across the following described property:

(SEE ATTACHED EXHIBITS A and B)

The easement hereby granted is for the purpose of construction and operation of sanitary sewer and water mains and their allied facilities, together with their maintenance, repair and replacement at the convenience of the Grantee, with the free right of access to such facilities at any and all times.

TO HAVE AND TO HOLD, the said easement and right-of-way unto the said Grantee, its successors and assigns forever.

IT IS EXPRESSLY UNDERSTOOD AND AGREED, by and between the parties hereto, that after making repairs or performing other maintenance, Grantee shall restore the area of the easement and adjacent property to that existent prior to undertaking such repairs and maintenance. However, Grantee shall not be responsible for repairing, replacing or restoring anything placed within the area described in this easement that was placed there in violation of this easement.

GRANTEE: CITY OF MERIDIAN

Robert E. Simison, Mayor 6-11-2024

Attest by Chris Johnson, City Clerk 6-11-2024

STATE OF IDAHO.)

: SS.

County of Ada)

This record was acknowledged before me on 6-11-2024 (date) by Robert E. Simison and Chris Johnson on behalf of the City of Meridian, in their capacities as Mayor and City Clerk, respectively.

Notary Stamp Below

Notary Signature

My Commission Expires: 3-28-2028

Lot #6
Nine Mile Creek Bungalows



E OVERLAND RD

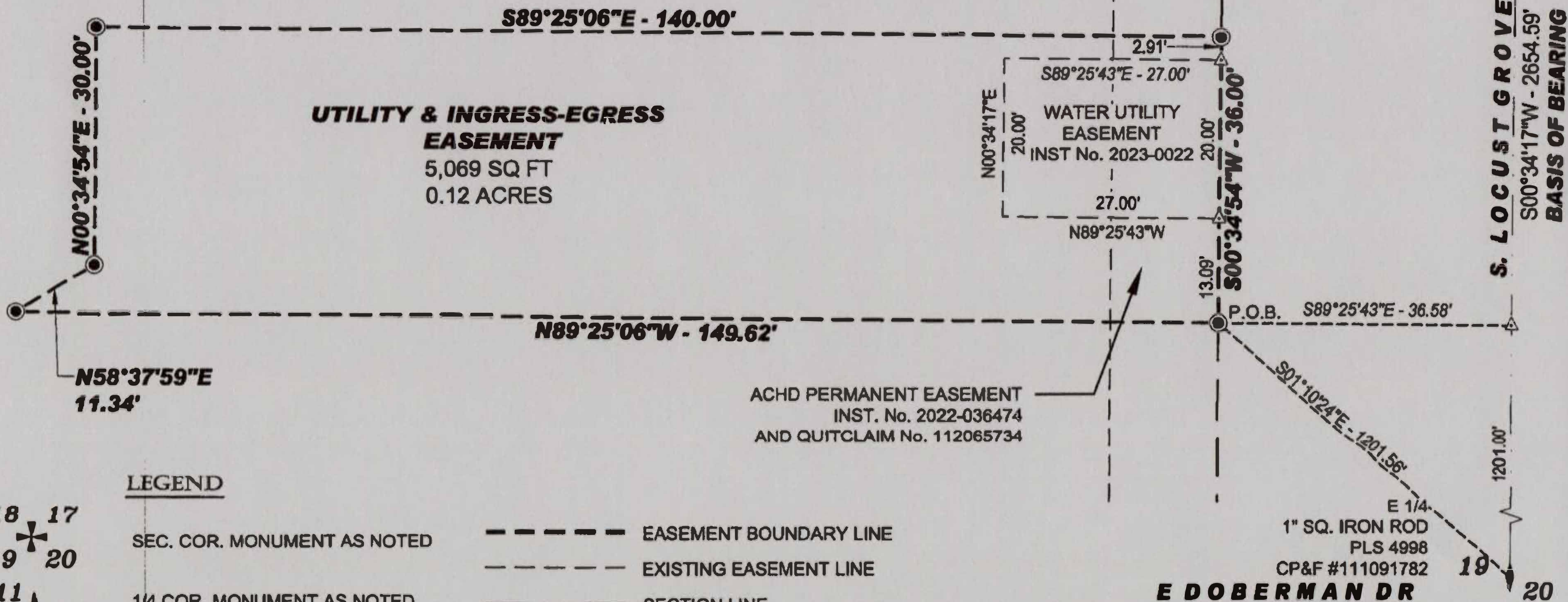
NE SEC. COR.

BRASS CAP

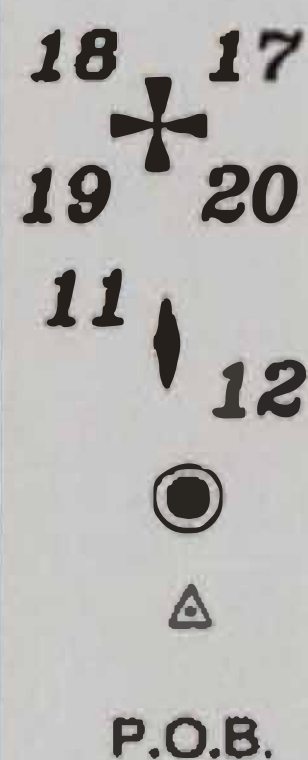
PLS 5291

CP&F #2015-070814

1" = 20'



LEGEND



SEC. COR. MONUMENT AS NOTED
1/4 COR. MONUMENT AS NOTED
SET 5/8" REBAR "KHC PLS 9895"
CALC POINT
POINT OF BEGINNING

----- EASEMENT BOUNDARY LINE
----- EXISTING EASEMENT LINE
----- SECTION LINE
----- TIE LINE
----- RIGHT-OF-WAY

Utility
Water Sewer & INGRESS/EGRESS
EASEMENT DISPLAY
A PORTION OF THE SOUTHEAST 1/4 OF THE
Northeast 1/4 OF SECTION 19, TOWNSHIP 3
NORTH, RANGE 1 EAST, B.M., CITY OF
MERIDIAN, ADA COUNTY, IDAHO
-2024-

FILE: 22061 - Shea EASE DISPLAY.dwg

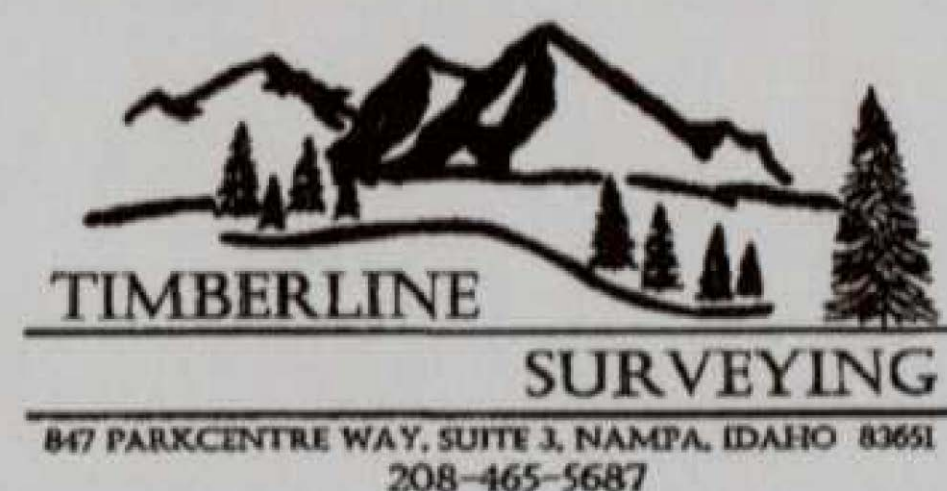


Exhibit B

Water & Sewer **LEGAL DESCRIPTION FOR
CITY OF MERIDIAN
UTILITY & INGRESS/EGRESS EASEMENT**

Lot #6 Nine Mile Creek Bungalows

A parcel land located in the Southeast 1/4 of the Northeast 1/4 of Section 19, Township 3 North, Range 1 East, Boise Meridian, City of Meridian, Ada County, Idaho. Being further described as follows:

BASIS OF BEARING:

The East line of the Northeast 1/4 of Section 19, Township 3 North, Range 1 East, Boise Meridian, derived from found monuments and taken as South 00°34'17" West, with a distance between monuments found to be 2654.59 feet.

BEGINNING at a point along the Westerly Right-of-Way of S. Locust Grove Rd. from which the East 1/4 corner of Section 19 Township 3 North, Range 1 East, B.M. bears South 01°10'24" East, a distance of 1201.56 feet;

thence leaving said Westerly Right-of-Way North 89°25'06" West, a distance of 149.62 feet;

thence North 58°37'59" East, a distance of 11.34 feet;

thence North 00°34'54" East, a distance of 30.00 feet;

thence South 89°25'06" East, to a point on the Westerly Right-of-Way of S. Locust Grove Rd., a distance of 140.00 feet;

thence along said Westerly Right-of-Way, South 00°34'54" West, a distance of 36.00 feet to the **POINT OF BEGINNING.**

Said parcel containing 5,069 square feet or 0.12 acres, more or less and is subject to all existing easements and/or rights-of-way of record or implied.

END OF DESCRIPTION.

Kenneth H. Cook, P.L.S. 9895
Timberline Surveying
316 S Kimball Ave., Ste 207
Caldwell, ID 83605
(208) 465-5687

