

Project Name (Subdivision):

VACATION TWISTED CREEK STREET

Sanitary Sewer & Water Main Easement Number:

1

Identify this Easement by sequential number if Project contains more than one easement of this type.  
(See Instructions for additional information).

### SANITARY SEWER AND WATER MAIN EASEMENT

THIS Easement Agreement, made this \_\_\_ day of \_\_\_\_\_ 20\_\_ between  
Jump Creek Subdivision HOA Inc ("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

\_\_\_\_\_  
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: \_\_\_\_\_

**EXHIBIT A**

**DESCRIPTION FOR  
CITY OF MERIDIAN SEWER AND WATER LINE EASEMENT  
JUMP CREEK SUBDIVISION**

A the NE 1/4 of the SE 1/4 of Section 28, Township 4 North, Range 1 West, Boise Meridian, Meridian, Ada County, Idaho being more particularly described as follows:

Commencing at the Southeast corner of said Section 28 from which the East 1/4 corner of said Section 28 bears North 00°31'08" East, 2637.33 feet;

thence along the East boundary line of said Section 28 North 00°31'08" East, 1,629.07 feet;

thence leaving said East boundary line North 89°28'52" West, 48.00 feet to a point on the West right-of-way line of N. Black Cat Road, said point also being the **REAL POINT OF BEGINNING**;

thence along said West right-of-way line South 00°31'08" West, 19.27 feet;

thence leaving said West right-of-way line North 89°28'52" West, 125.00 feet;

thence North 00°31'08" East, 36.97 feet;

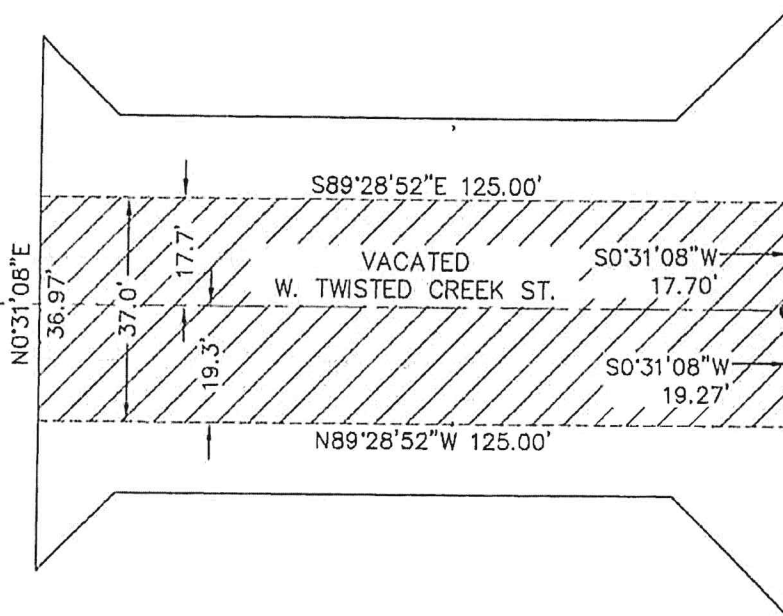
thence South 89°28'52" East, 125.00 feet to a point on the West right-of-way line of N. Black Cat Road;

thence along said West right-of-way line South 00°31'08" West, 17.70 feet to the **REAL POINT OF BEGINNING**.



# EXHIBIT B

N. MAPLESTONE AVE.



1/4  
S28 S27

1008.27'

RPOB

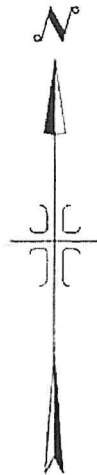
N89°28'52"W  
48.00'

N0°31'08"E 2637.33'  
BASIS OF BEARING

N. BLACK CAT RD.

1629.07'

S28 S27  
S33 S32



SCALE: 1" = 30'



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IDAHO  
SURVEY  
GROUP, LLC

6955 W EMERALD ST.  
BOISE, IDAHO 83704  
(208) 840-8570

EXHIBIT — DRAWING FOR  
CITY OF MERIDIAN SEWER AND WATER LINE EASEMENT  
JUMP CREEK SUBDIVISION

LOCATED IN THE NE 1/4 OF THE SE 1/4 OF SECTION 28, T.4N., R.1W.,  
BOISE MERIDIAN, CITY OF MERIDIAN, ADA COUNTY, IDAHO

JOB NO.  
18-198

SHEET NO.  
1

DWG. DATE  
4/1/2020