

Project Name (Subdivision):
Apex Northwest Subdivision No. 4

ESMT-2023-0148

PEDESTRIAN PATHWAY EASEMENT

THIS AGREEMENT, made this 21st day of November 20 23, between Brighton Development Inc., 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 covenants and agrees that Grantor shall not place or allow to be placed any permanent structures or obstructions within the easement area that would interfere with Grantee's use of said easement, including, but not limited to, buildings, trash enclosures, carports, sheds, fences, trees, or shrubs.

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 11-21-2023

Attest by Chris Johnson, City Clerk 11-21-2023

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

This record was acknowledged before me on 11-21-2023 (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: 3-28-2028

October 9, 2023
Apex Northwest Subdivision No. 4
Project No. 22-053
Legal Description
City of Meridian Pathway Easement

Exhibit A

A parcel of land for a City of Meridian Pathway Easement situated in a portion of the Northwest 1/4 of the Southeast 1/4 of Section 31, Township 3 North, Range 1 East, B.M., City of Meridian, Ada County, Idaho, and being more particularly described as follows:

Commencing at a 5/8-inch rebar marking the South 1/4 corner of said Section 31, which bears N89°42'21"W a distance of 2,640.00 feet from an aluminum cap marking the Southeast corner of said Section 31;
Thence following the westerly line of Southwest 1/4 of the Southeast 1/4 of said Section 31, N00°16'52"E a distance of 1,342.44 feet to the Center-South 1/16 corner of said Section 31;
Thence leaving said westerly line of said Southwest 1/4 of the Southeast 1/4 and following the westerly line of the Northwest 1/4 of the Southeast 1/4 of said Section 31, N00°16'52"E a distance of 50.01 feet to the **POINT OF BEGINNING**.

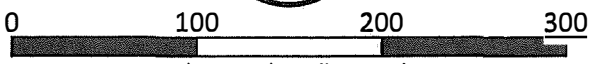
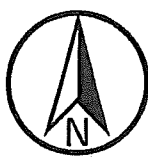
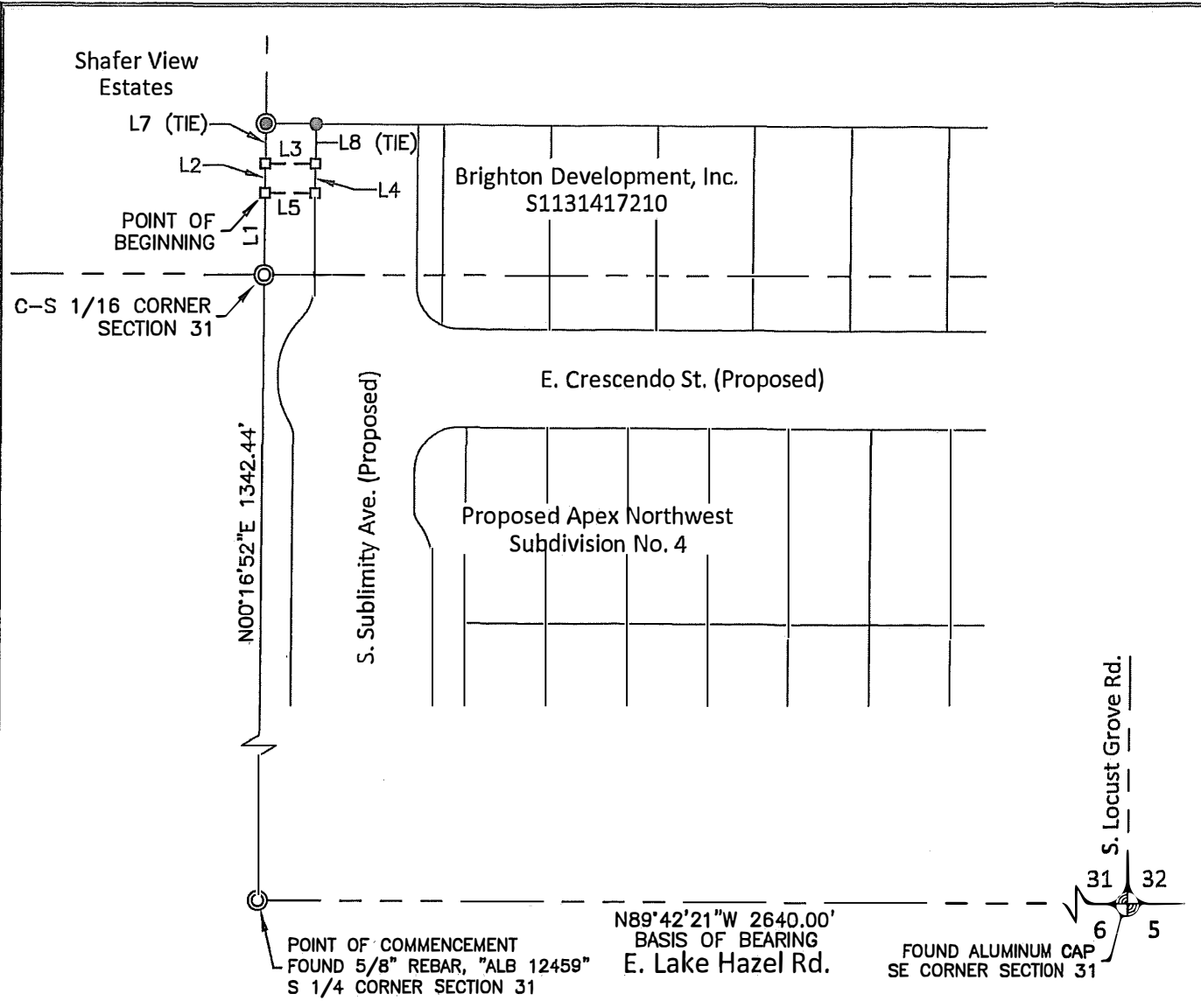
Thence following said westerly line, N00°16'52"E a distance of 18.00 feet;
Thence leaving said westerly line, S89°43'08"E a distance of 31.00 feet;
Thence S00°16'52"W a distance of 18.00 feet;
Thence N89°43'08"W a distance of 31.00 feet to the **POINT OF BEGINNING**.

Said parcel contains 558 square feet, more or less, and is subject to any existing easements and/or rights-of-way of record or implied.

Attached hereto is **Exhibit B** and by this reference is hereby made a part hereof.



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Plan Scale: 1" = 100'

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N0°16'52"E	50.01
L2	N0°16'52"E	18.00
L3	S89°43'08"E	31.00
L4	S0°16'52"W	18.00
L5	N89°43'08"W	31.00
L7	S0°16'52"W	24.55
L8	S0°16'52"W	24.55

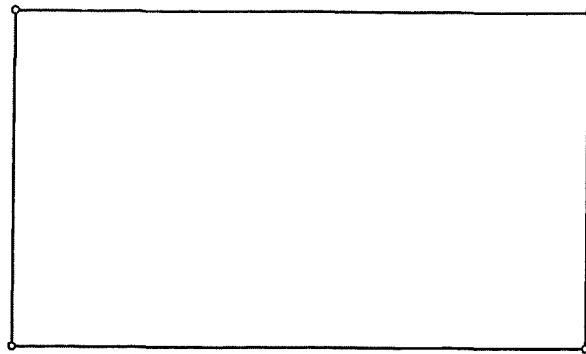
km
ENGINEERING
 5725 NORTH DISCOVERY WAY
 BOISE, IDAHO 83713
 PHONE (208) 639-6939
 kmengllp.com

DATE: October 2023
 PROJECT: 22-053

SHEET:
 1 OF 1

Exhibit B - City of Meridian Pathway Easement
 Apex Northwest Subdivision No. 4

A portion of the NW 1/4 of the SE 1/4 of Section 31,
 T3N., R1E., B.M., City of Meridian, Ada County, Idaho



Title:		Date: 10-04-2023
Scale: 1 inch = 10 feet	File: Deed Plotter.des	
Tract 1: 0.013 Acres: 558 Sq Feet: Closure = n00.0000e 0.00 Feet: Precision >1/999999: Perimeter = 98 Feet		
001=n00.1652e 18.00	003=s00.1652w 18.00	
002=s89.4308e 31.00	004=n89.4308w 31.00	