

Project Name (Subdivision):

Apex Offsite Sewer

Sanitary Sewer Easement Number: 2

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

SANITARY SEWER EASEMENT

THIS Easement Agreement, made this ____ day of _____, 20____ between DWT Investments LLC ("Grantor"), and the City of Meridian, an Idaho Municipal Corporation ("Grantee");

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

WHEREAS, the sanitary sewer 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 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 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, it's 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.

THE GRANTOR covenants and agrees that Grantor 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.

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: _____

September 23, 2020
Project No.: 18-037
DWT Investments, LLC
Legal Description
City of Meridian Sewer Easement

Exhibit A

A parcel of land for a sewer easement situated in a portion of the South 1/2 of the Southwest 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 found 5/8-inch rebar marking the South 1/4 corner of said Section 31, thence following the southerly line of said Southwest 1/4 of the Southeast 1/4, S89°42'21"E a distance of 1,320.00 feet to a found 5/8-inch rebar marking the Southeast corner of said Southwest 1/4 of the Southeast 1/4 (East 1/16 corner); Thence leaving said southerly line and following the easterly line of said Southwest 1/4 of the Southeast 1/4, N00°07'49"W a distance of 644.42 feet to the **POINT OF BEGINNING**.

Thence leaving said easterly line, N89°42'21"W a distance of 1,261.62 feet;
Thence N00°16'52"E a distance of 18.09 feet;
Thence N47°56'12"E a distance of 10.25 feet;
Thence S89°42'21"E a distance of 1,253.86 feet to the easterly line of said Southwest 1/4 of the Southeast 1/4;
Thence following said easterly line, S00°07'49"E a distance of 25.00 feet to the **POINT OF BEGINNING**.

Said parcel contains a total of 0.723 acres (31,509 square feet), more or less, and is subject to all existing easements and/or rights-of-way of record or implied.

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



9.23.2020

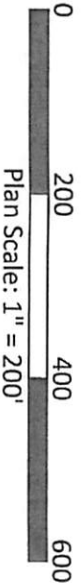
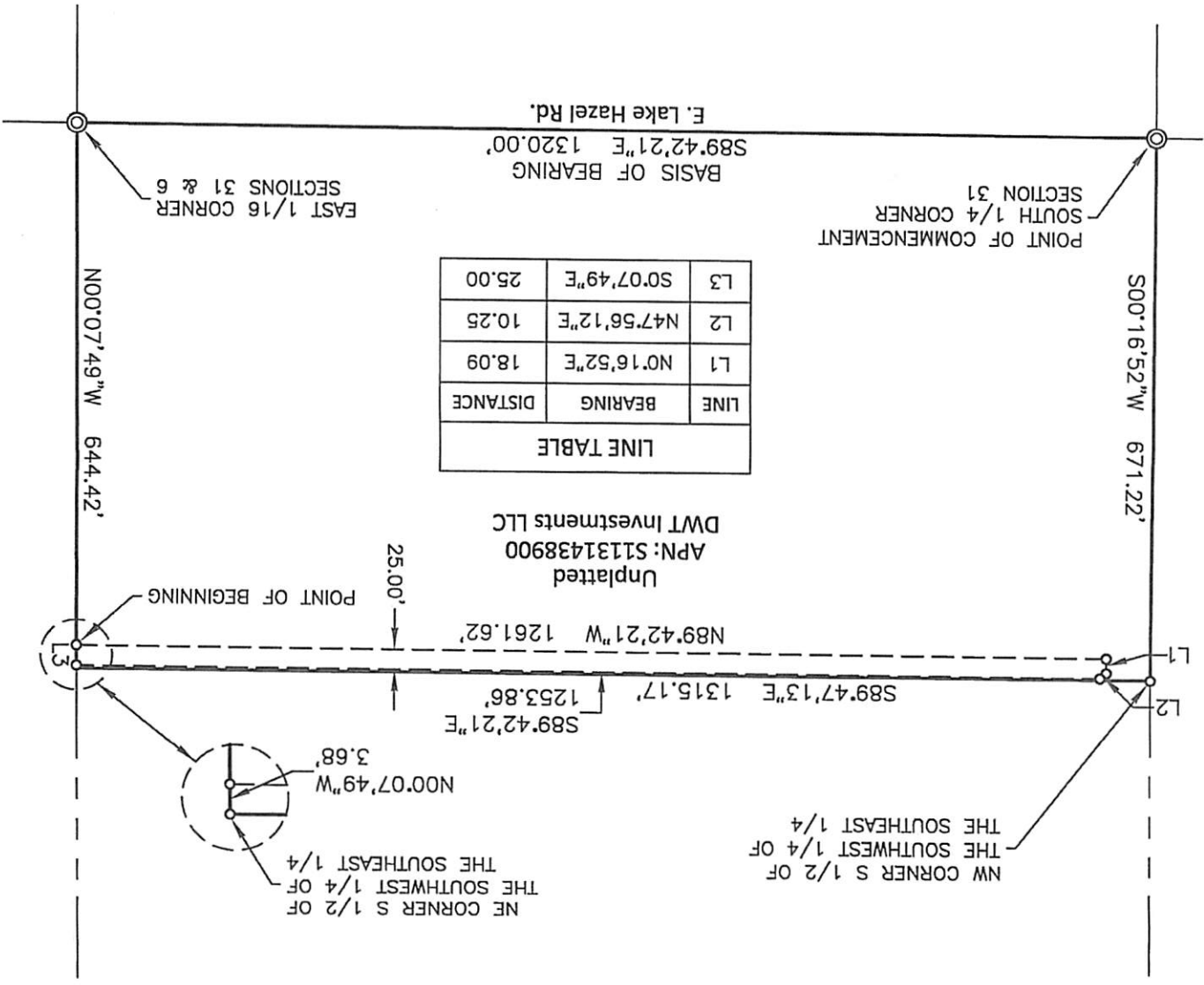
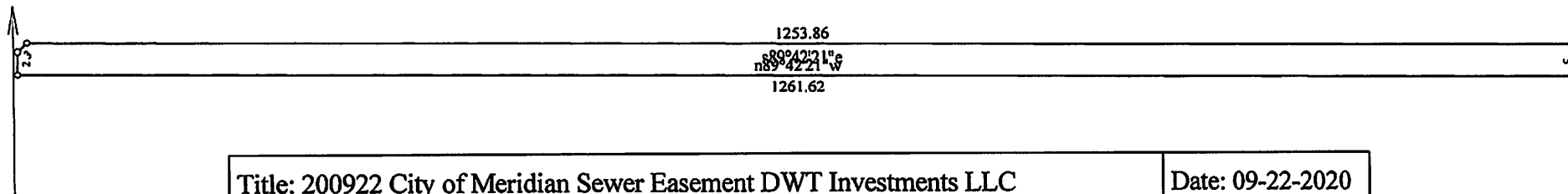


Exhibit B
City of Meridian Sewer Easement

S 1/2 of SW 1/4 of SE 1/4 of Sec. 31, T3N., R1E., B.M.
City of Meridian, Ada County, Idaho



Title: 200922 City of Meridian Sewer Easement DWT Investments LLC		Date: 09-22-2020
Scale: 1 inch = 125 feet	File:	
Tract 1: 0.723 Acres: 31509 Sq Feet: Closure = n54.3430e 0.01 Feet: Precision = 1/450165: Perimeter = 2569 Feet		
001=n89.4221w 1261.62	003=n47.5612e 10.25	005=s00.0749e 25.00
002=n00.1652e 18.09	004=s89.4221e 1253.86	