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GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
ROCKY MOUNTAIN POWER
ATTN: LISA LOUDER
1407 W NORTH TEMPLE STE 110
SLC UT 84116-3171
BY: HNP, DEPUTY - WI 3 P.

Return to: Rocky Mountain Power
Alan Draper
1407 W. North Temple, #110
Salt Lake City, UT 84116

CC#: Work Order#: 5587689

UNDERGROUND RIGHT OF WAY EASEMENT

For value received, **Cookietree, Inc.** ("Grantor"), hereby grants to PacifiCorp, an Oregon Corporation, d/b/a Rocky Mountain Power its successors and assigns, ("Grantee"), an easement for a right of way 10 feet in width with varying widths defined in the meets and bounds description forthwith for the construction, reconstruction, operation, maintenance, repair, replacement, enlargement, and removal of underground electric power transmission, distribution and communication lines and all necessary or desirable accessories and appurtenances thereto, including without limitation: wires, fibers, cables and other conductors and conduits therefor; and pads, transformers, switches, cabinets, and vaults on, across, or under the surface of the real property of Grantor in Salt Lake County, State of Utah, more particularly described as follows and as more particularly described and/or shown on Exhibit(s) Please see exhibit A attached hereto and by this reference made a part hereof:

Legal Description: A 10' wide easement lying 5' each side of a buried power line more particularly described as follows:

Beginning at a point on the North line of an existing building, said point lies North 68°30'37" West 219.77 feet along the the North line of Lot 21, NIN Tech East VIII, according to the official plat thereof and South 55.29 feet from the Northeast corner os said Lot 21 and running thence North 11.11 feet; thence East 89.02 feet; thence South 68°30'37" East 113.66 feet; thence South 08°24'32" West 66.90 feet; thence South 27°21'18" West 224.38 feet; thence West 391.39 feet; thence North 12.12 feet to the point of terminus.

Assessor Parcel No: 15-07-477-005

Together with the right of access to the right of way from adjacent lands of Grantor for all activities in connection with the purposes for which this easement has been granted; and together with the present and (without payment therefor) the future right to keep the right of way clear of all brush, trees, timber, structures, buildings and other hazards which might endanger Grantee's facilities or impede Grantee's activities. It is noted, the easement does pass under a fence on the property, but it does not impede grantee's ability to maintain said line.

At no time shall Grantor place or store any flammable materials (other than agricultural crops), or light any fires, on or within the boundaries of the right of way. Subject to the foregoing limitations, the surface of the right of way may be used for agricultural crops and other purposes not inconsistent, as determined by Grantee, with the purposes for which this easement has been granted.

The rights and obligations of the parties hereto shall be binding upon and shall benefit their respective heirs, successors and assigns.

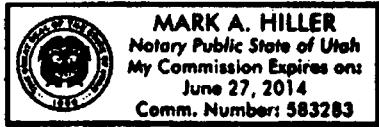
Dated this 30th day of December, 2011.

Harold W. Rosemann CFO
Cookie tree, Inc GRANTOR

REPRESENTATIVE ACKNOWLEDGEMENT

State of Utah
County of Salt Lake } SS.

This instrument was acknowledged before me on this 30 day of December,
2011, by Harold W. Rosemann, as C.F.O.,
Name of Representative Title of Representative
of Cookie tree, Inc
Name of Entity on behalf of whom instrument was executed



[Seal]

[Signature]
Notary Public

My commission expires: June 27, 2014

