

2113875

LEASE

This Indenture, dated the 25th day of August, 1965,

by and between ZIONS SECURITIES CORPORATION

of Salt Lake City, Utah

hereinafter called "Lessor," and CHEVRON OIL COMPANY, a California corporation, doing business as STANDARD OIL COMPANY OF CALIFORNIA, hereinafter called "Lessee."

WITNESSETH:

That for the term and upon the terms and conditions set forth in that certain written lease agreement, bearing date August 25, 1965, from Lessor to Lessee, all of which terms and conditions are hereby made a part hereof, as fully and completely as if herein specifically set out in full, Lessor has leased, demised and let, and does hereby lease, demise and let, unto Lessee, the following described real property, situate, lying and being in the City of Salt Lake, County, Precinct, or Island of Salt Lake, State or Territory of Utah, more particularly described as follows, to-wit:

Beginning at a point in the west line of Industrial Road; said point being located 50.0 feet So. 03'08" E and 25.0 feet S 89° 56' 52" W from a Salt Lake City monument located at the intersection of the center lines of Industrial Road and 17th South Street, and running thence So. 03'08" E 198.70 feet; thence So. 89° 56' 52" W 49.73 feet; thence No. 03'08" W 223.70 feet to the South line of 17th South Street; thence N 89° 56' 52" E. 197.93 feet; thence No. 03'08" W 5.70 feet; thence N 89° 56' 52" E. 87.45 feet; thence So. 03'08" E. 5.70 feet; thence N 89° 56' 52" E 109.35 feet; thence Southerly along the arc of a curve to the right (radius 25.0 feet, bearing So. 03'08" E) 39.27 feet to the point of beginning. Contains 94.258 square feet or 2.16 acres.

Also: Beginning at a point in the north line of 17th South Street, said point being located 156.25 feet S 89° 56' 52" W. and 25.0 feet No. 03'08" W. from a Salt Lake City monument located at the intersection of the center lines of Industrial Road and 17th South Street; thence S. 89° 56' 52" W. 3.10 feet; thence So. 03'08" E. 4.08 feet; thence S. 89° 56' 52" W. 43.50 feet; thence No. 03'08" W. 34.68 feet; thence No. 89° 56' 52" E. 48.40 feet; thence So. 03'08" E. 30.60 feet to the point of beginning. Contains 1,666 square feet or 0.04 acres.

IN WITNESS WHEREOF, the parties hereto have executed this instrument.

ZIONS SECURITIES CORPORATION

Lessor

By: Taylor H. Merrill
asst. mgr. Lessor

CHEVRON OIL COMPANY, doing business as
STANDARD OIL COMPANY OF CALIFORNIA,
Lessee.

By: M. E. Joubert

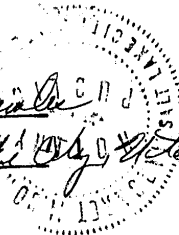
(Acknowledge here)

STATE OF UTAH

COUNTY OF SALT LAKE

On the 8th day of September, 1965, personally appeared before me Taylor H. Merrill, who being by me duly sworn did say, that he is the Asst. Manager of Zions Securities Corporation and that said instrument was signed in behalf of said corporation and by authority of a resolution of its board of directors, and said Taylor H. Merrill acknowledged to me that said corporation executed the same.

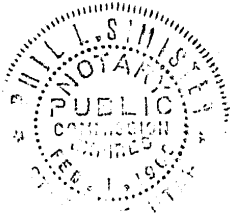
Margaret M. Child
Notary Public
Residing at Salt Lake City Utah



My Commission Expires:
7/26/69

STATE OF UTAH)
) SS
COUNTY OF SALT LAKE)

On this 16TH day of SEPTEMBER, 1965 personally appeared before me M. E. Fountain who is being by me duly sworn did say that he is the Division Sales Manager and attorney in fact of Chevron Oil Company, doing business as Standard Oil Company of California, and that said instrument was signed in behalf of said Corporation by authority, and said M. E. Fountain acknowledged to me that he as such attorney in fact executed the same.



Phil L. Simister

Notary Public
Residing at Salt Lake City, Utah

My Commission Expires:

NOTARY PUBLIC
Commission Expires Feb. 1, 1968

Recorded SEP 29 1965 at 9:15^A m.
Request of Standard Oil of Calif.
Fee Paid HAZEL TAGGART CHASE
Recorder, Salt Lake County, Utah
\$ 4.50 By Sydney Jones Deputy
Ref. 164 So. W. Temple
% Mr. Hollingshaus