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11/19/2020 2:24:00 PM \$40.00  
Book - 11064 Pg - 1602-1605  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
STEWART TITLE INS AGCY OF UT  
BY: eCASH, DEPUTY - EF 4 P.

WHEN RECORDED RETURN TO:  
Rocky Mountain Power  
Lisa Louder  
1407 West North Temple Ste. 110  
Salt Lake City, UT 84116

Project # 6892541

14-26-476-032  
**RIGHT OF WAY EASEMENT**

For value received, WDG WV CONVENIENCE, LLC, a Utah limited liability company (“Grantor”), hereby grants Rocky Mountain Power, an unincorporated division of PacifiCorp its successors and assigns (“Grantee”), an easement for a right of way for the construction, reconstruction, operation, maintenance, repair, replacement, enlargement, and removal of electric power transmission, distribution and communication lines and all necessary or desirable accessories and appurtenances thereto, including without limitation: supporting towers, poles, props, guys and anchors, including guys and anchors outside of the right of way; wires, fibers, cables and other conductors and conduits therefore; and pads, transformers, switches, vaults and cabinets, on, over, or under the surface of the real property of Grantor in Davis County, State of Utah, more particularly described and shown on Exhibit “A” attached hereto (the “Easement”) and by this reference made a part hereof.

Together with the right of access to the Easement 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 therefore) the future right to keep the Easement and adjacent lands clear of all brush, trees, timber, structures, buildings and other hazards which might endanger Grantee’s facilities or impede Grantee’s activities.

At no time shall Grantor place, use or permit any equipment or material of any kind that exceeds twelve feet (12’) in height, light any fires, place or store any flammable materials (other than agricultural crops), on or within the boundaries of the Easement. Subject to the foregoing limitations, the surface of the Easement may be used for any purposes not inconsistent 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.

To the fullest extent permitted by law, each of the parties hereto waives any right it may have to a trial by jury in respect of litigation directly or indirectly arising out of, under or in connection with this agreement. Each party further waives any right to consolidate

**COURTESY RECORDING**  
This document is being recorded solely as a courtesy and an accommodation to the parties named herein. Stewart Title hereby expressly disclaims any responsibility or liability for the accuracy or the content thereof.

any action in which a jury trial has been waived with any other action in which a jury trial cannot be or has not been waived.

Dated this 11 day of NOVEMBER, 2020.

WDG WV CONVENIENCE, LLC  
a Utah limited liability company



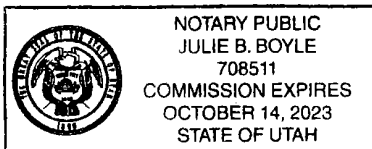
By: Spencer H. Wright  
Its: Manager

STATE OF Utah )  
 ) ss.  
County of Davis )

On this 11 day of November, 2020, before me, the undersigned Notary Public in and for the State of Utah, personally appeared Spencer H. Wright, known or identified to me, who executed the foregoing instrument as Manager of WDG WV CONVENIENCE, LLC and acknowledged to me that said entity executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Julie B. Boyle (Notary Signature)



NOTARY PUBLIC FOR Utah (state)  
Residing at: Davis County (city, state)  
My Commission Expires: 10-14-2023 (d/m/y)

**EXHIBIT "A"**  
Legal Description and Depiction of Easement

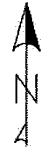
PacifiCorp Easement Description:

A PACIFICORP EASEMENT BEING PART OF A TRACT OF LAND SITUATED IN THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 2 WEST, SALT LAKE BASE & MERIDIAN, FURTHER DESCRIBED AS FOLLOWS:

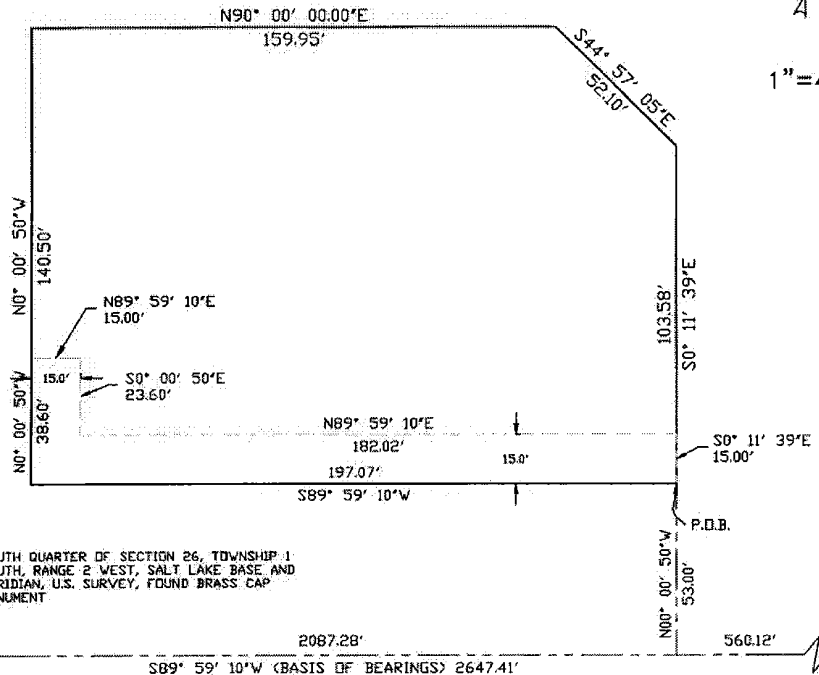
BEGINNING AT A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF 3500 SOUTH STREET, SAID POINT BEING S89°59'10"W 560.12 FEET AND N00°00'50"W 53.00 FEET FROM THE SOUTHEAST CORNER OF SAID SECTION 26; THENCE S89°59'10"W ALONG SAID NORTHERLY RIGHT OF WAY LINE OF 3500 SOUTH STREET 197.07 FEET; THENCE N00°00'50"W 38.60 FEET; THENCE N89°59'10"E 15.00 FEET; THENCE S00°00'50"E 23.60; THENCE N89°59'10"E 182.02; THENCE S00°11'39"E 15.00 FEET BACK TO THE POINT OF BEGINNING.

CONTAINING 3,310 SQUARE FEET OR 0.076 ACRES, MORE OR LESS.

# ROCKY MOUNTAIN POWER EASEMENT



1" = 40'



SOUTH QUARTER OF SECTION 26, TOWNSHIP 1 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, FOUND BRASS CAP MONUMENT

SOUTHEAST CORNER OF SECTION 26, TOWNSHIP 1 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, FOUND BRASS CAP MONUMENT

**LEGEND**

- = SECTION CORNER
- = BOUNDARY LINE
- - - = SECTION TIE LINE
- - - = EASEMENT LINE



Wright Development Group  
1178 W. Legacy Crossing Blvd Ste 100  
Centerville Utah 84014  
PH: (801) 773-7339

**PROJECT INFO.**

DESIGNER: THOMAS HUNT  
DATE: 10/29/2020  
NAME: S. HANSEN  
SCALE: 1"=40'