

REV100815

Return to:  
Rocky Mountain Power  
Lisa Louder/Kade Campbell  
1407 West North Temple Ste. 110  
Salt Lake City, UT 84116

Project Name: Apple Street Relocation (#4)  
WO#: 6734137  
RW#: 2019BAY007

### RIGHT OF WAY EASEMENT

For value received, **Willow Creek IV-V Associates of Grantsville, LLC**, (“Grantor”), hereby grants to Rocky Mountain Power, an unincorporated division of PacifiCorp, its successors and assigns, (“Grantee”), an easement for a right of way 7 feet in width and 92.5 feet in length, more or less, 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 Tooele County, State of Utah more particularly described as follows and as more particularly described and/or shown on Exhibit “A” attached hereto and by this reference made a part hereof:

**Legal Description:** An easement 7 feet in width, being south of and adjoining the following described line: Beginning at the Northeast Corner of Lot 4, Block 21, Plat A, Grantsville City Survey; Running thence West 92.5 feet to Grantor’s Northwest Corner.

Containing 0.015 of an acre, and being in Lot 4, Block 21, Plat A, Grantsville City Survey (in the NW1/4 of the SE1/4 of Section 36, Township 2 South, Range 6 West, Salt Lake Base and Meridian).

**Assessor Parcel No.:** 1-99-0-04

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 therefore) the future

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right to keep the right of way 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 (12) feet in height, light any fires, place or store any flammable materials (other than agricultural crops), 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.

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 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 7<sup>th</sup> day of October, 2020.

**Willow Creek IV-V Associates of Grantsville, LLC**

By: 

Name: SCOTT NIBLACK

Title: MANAGER

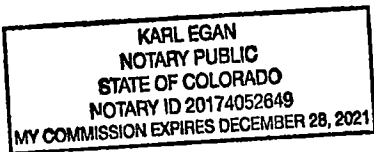
**Acknowledgment by a Corporation, LLC, or Partnership:**

STATE OF Colorado )  
 ) ss.  
County of Denver )

On this 7<sup>th</sup> day of OCTOBER, 2020, before me, the undersigned Notary Public in and for said State, personally appeared SCOTT NIOBLACK (name), known or identified to me to be the MANAGER (president / vice-president / secretary / assistant secretary) of the corporation, or the (manager / member) of the limited liability company, or a partner of the partnership that executed the instrument or the person who executed the instrument on behalf of WILLOW CREEK IV-VI ASS. of COVINGTON (entity name), 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.

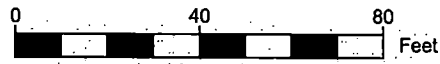
[Signature]  
(Notary Signature)



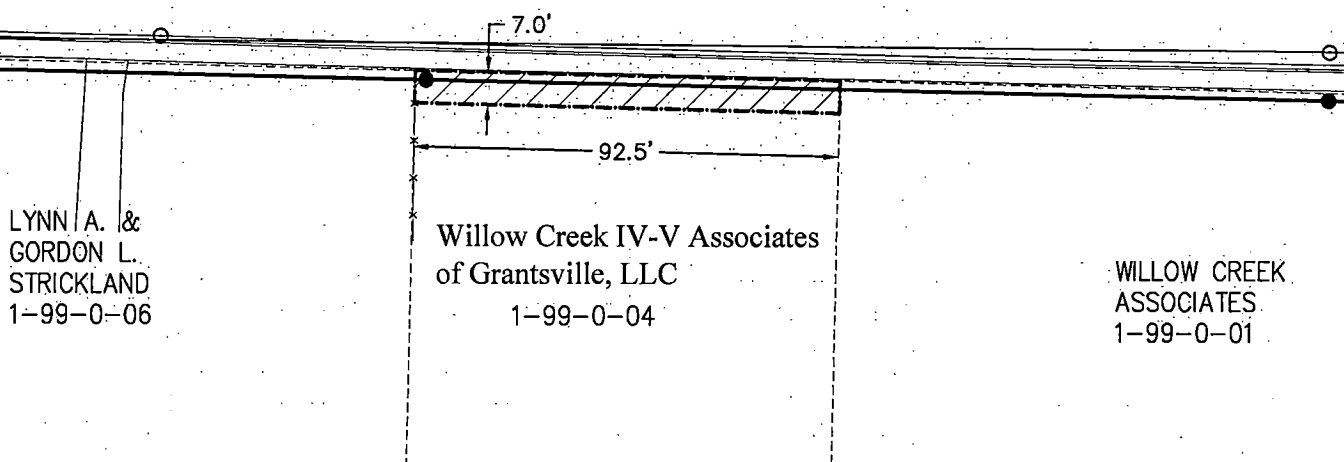
NOTARY PUBLIC FOR Colorado (state)  
Residing at: Denver, Colorado (city, state)  
My Commission Expires: 12/28/2021 (d/m/y)

**Property Description**

Lot 4, Block 21, Plat A, Grantsville City Survey  
 (NW1/4 of the SE1/4 of Section 36, T2S, R6W, SLB&M)  
 County: Tooele State: Utah  
 Parcel Number: 1-99-0-04

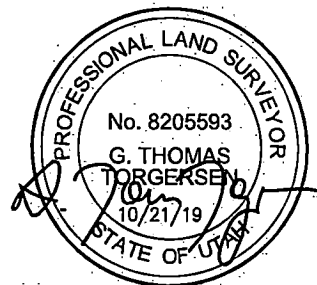


APPLE STREET



LEGEND:

- PAVED ROAD
- x-x-x-x-x-x- FENCE
- EXISTING POWER LINE
- PROPOSED POWER LINE
- EXISTING POLE
- ← PROPOSED GUY/ANCHOR
- PROPOSED POLE



CC#:	WO# 6734137
Landowner:	WILLOW CREEK
Drawn by:	RJB
Date:	10/21/19
Dwg.#:	19516.4
Ref.#:	

This drawing should be used only as a representation of the location of the easement being conveyed. The exact location of all structures, lines and appurtenances is subject to change within the boundaries of the described easement area.



**EXHIBIT A**