

American Oil Co.
P.O. Box 898
SLC

BOOK 816 PAGE 191
LEASE

SS #10041 (3585)
ROY, UTAH

This Lease made this 18th day of August, 1965, by and between DARRELL NIELSEN, a single man, RICHARD BRIGGS and RUTH D. BRIGGS, his wife, and RAY E. LUCAS and DELORES M. LUCAS, his wife, whose address is Ogden, Utah Lessor, and THE AMERICAN OIL COMPANY, a Maryland corporation, with its main business office at 910 South Michigan Avenue, Chicago, Illinois, Lessee:

WITNESSETH:

1. The Lessor hereby demises and leases to Lessee, the following described premises situated in the City of Roy, County of Weber, State of Utah, more particularly described as follows, to-wit:

That part of the Northwest Quarter (NW $\frac{1}{4}$) of Section numbered Twenty-four (24), in Township Five (5) North, of Range Two (2) West of the Salt Lake Meridian, United States Survey, situated in the City of Roy, Weber County, State of Utah, described viz:

Beginning at a point which is Fifty (50) feet East and Thirty-three (33) feet South of said Northwest corner of said Section Twenty-four (24), said point also being the point of intersection of the Southerly right of way line of 5600 South Street with the Easterly right of way line of U. S. Highway 89-91, in the City of Roy, Utah; thence South along the Easterly right of way line of said U. S. Highway 89-91 a distance of One Hundred Twenty-Five (125) feet; thence East One Hundred Fifty (150) feet; thence North One Hundred Twenty-Five (125) feet to a point on the Southerly right of way line of said 5600 South Street; thence West along said Southerly right of way line of said 5600 South Street One Hundred Fifty (150) feet to the point of beginning.

Together with all buildings, improvements, equipment, fixtures, machinery and appliances owned or controlled by Lessor and located or to be erected or installed by Lessor thereon; and all rights, alleys, rights-of-way, easements, appurtenances thereunto belonging or in anywise appertaining; and all rights of Lessor in and to any public or private thoroughfares abutting the above described premises, all being hereafter referred to as the "demised premises".

TO HAVE AND TO HOLD unto Lessee for a term commencing on the 1st day of October, 1965 and ending on the 30th day of September, 1975.

The rental for the demised premises, certain extension and cancellation privileges, and a purchase option, or options, are more fully set forth in that certain Agreement between the parties hereto, of even date herewith, and this Lease is subject to all the covenants, conditions and terms set forth in said Agreement, which is hereby adopted herein and made a part hereof by reference to the same full extent as if all the covenants, conditions and terms thereof were copied in full herein.

IN WITNESS WHEREOF, the parties hereto have duly signed these presents and affixed their respective seals the day and year first above written.

WITNESS:

Ray E. Lucas (SEAL)
Ray E. Lucas, Lessor
Delores M. Lucas (SEAL)
Delores M. Lucas, Spouse of Lessor

Darrell Nielsen (SEAL)
Darrell Nielsen, Lessor
Richard Briggs (SEAL)
Richard Briggs, Spouse of Lessor
Ruth D. Briggs
Ruth D. Briggs, Spouse of Lessor

WITNESS: Walter H. Fox (WAS TO ALL)
Walter H. Fox

THE AMERICAN OIL COMPANY
By R. H. Danielson
R. H. Danielson - Regional Manager
Form 528-S Rev 1-61

OVER

1. STATE OF UTAH)
) ss
COUNTY OF WEBER)

On the 18th day of August, 1965, personally appeared before me DARRELL NIELSEN, a single man, the signer of the foregoing instrument, who duly acknowledged to me that he executed the same.

My Commission Expires:
January 20, 1969

Richard W. Brann
Notary Public, Residing at
Ogden, Weber County, Utah

STATE OF UTAH)
) ss
COUNTY OF WEBER)

On the 18th day of August, 1965, personally appeared before me RICHARD BRIGGS and RUTH D. BRIGGS, his wife, the signers of the foregoing instrument, who duly acknowledged to me that they executed the same.

My Commission Expires:
January 20, 1969

Richard W. Brann
Notary Public, Residing at
Ogden, Weber County, Utah

3. STATE OF UTAH)
) ss
COUNTY OF WEBER)

On the 18th day of August, 1965, personally appeared before me RAY E. LUCAS and DELORES M. LUCAS, his wife, the signers of the foregoing instrument, who duly acknowledged to me that they executed the same.

My Commission Expires:
January 20, 1969

FILED AND RECORDED FOR 360
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Richard W. Brann
Notary Public, Residing at
Ogden, Weber County, Utah

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DARRELL NIELSEN
WEBER COUNTY RECORDER
DEPUTY *Colin B. Smith*

Filed Indexed
Recorded Abstracted
Certified