

9164857

WHEN RECORDED MAIL TO:

Questar Regulated Services Company  
P.O. Box 45360, Right-of-way  
Salt Lake City, UT 84145-0360  
2525tai-p.le; RW01

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9164857  
09/03/2004 01:14 PM \$14.00  
Book - 9034 Pg - 1638-1640  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
QUESTAR REGULATED SERVICES  
PO BOX 45360  
SLC UT 84145-0360  
BY: ZJM, DEPUTY - WI 3 P.

Space above for County Recorder's use  
PARCEL I.D.# 27-01-301-004

**RIGHT-OF-WAY AND EASEMENT GRANT**  
UT 21386

TAI-PAN HOLDINGS, LLC, A Utah Limited Liability Company

"Grantor", does hereby convey and warrant to QUESTAR GAS COMPANY, a corporation of the State of Utah, "Grantee", its successors and assigns, for the sum of ONE DOLLAR (\$1.00) in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged, a right-of-way and easement (referred to in this Grant as the "Easement") to lay, maintain, operate, repair, inspect, protect, remove and replace pipelines, valves, valve boxes and other gas transmission and distribution facilities (referred to in this Grant collectively as "Facilities") as follows: Ten feet on each side of the centerlines shown on the attached plat, designated Exhibit "A", and by reference made a part of this Grant, which centerlines are within that certain development known as Tai-Pan Trading, in the vicinity of 555 W. 9000 S., which development is more particularly described as:

Land of Grantor located in Section 1, Township 3 South, Range 1 West, Salt Lake Base and Meridian;

Beginning at a point Being the Northwest Corner of Sandy Parkway Plat B and also being on the south line of 9000 South Street, said point being South 89°58'11" East 1,015.74 feet along the quarter section line and South 00°00'41" East 17.02 feet along the extension of west line of said Sandy Parkway Plat B from the West corner of said Section 1; running thence South 00°00'41" East 526.43 feet along the west line of said Sandy Parkway Plat B; thence North 89°59'43" West 537.46 feet; thence North 443.70 feet to the South line of 9000 South Street; thence North 89°53'45" East 120.07 feet along the South line of said 9000 South Street; thence North 78°49'15" East 425.36 feet along the south line of said 9000 South Street to the point of beginning.

TO HAVE AND TO HOLD the same unto its successors and assigns, so long as Grantee shall require with the right of ingress and egress to and from the Easement to maintain, operate, repair,

inspect, protect, remove and replace the Facilities. During temporary periods, Grantee may use such portion of the property along and adjacent to the Easement as may be reasonably necessary in connection with construction, maintenance, repair, removal or replacement of the Facilities. Grantor(s) shall have the right to use the surface of the Easement except for the purposes for which this Easement is granted provided such use does not interfere with the Facilities or any other rights granted to Grantee by this Grant.

Grantor(s) shall not build or construct, nor permit to be built or constructed, any building or other improvement over or across the Easement, nor change the contour thereof, without written consent of Grantee. This Grant shall be binding upon the successors and assigns of Grantor(s) and may be assigned in whole or in part by Grantee without further consideration.

It is hereby understood that any person(s) securing this Grant on behalf of Grantee are without authority to make any representations, covenants or agreements not expressed in this Grant.

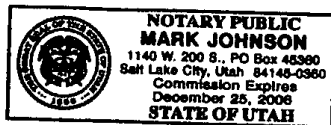
WITNESS the execution hereof this 26 day of August, 2004.

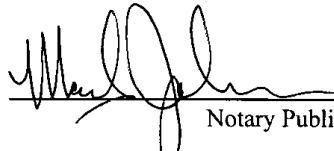
TAI-PAN HOLDINGS, LLC

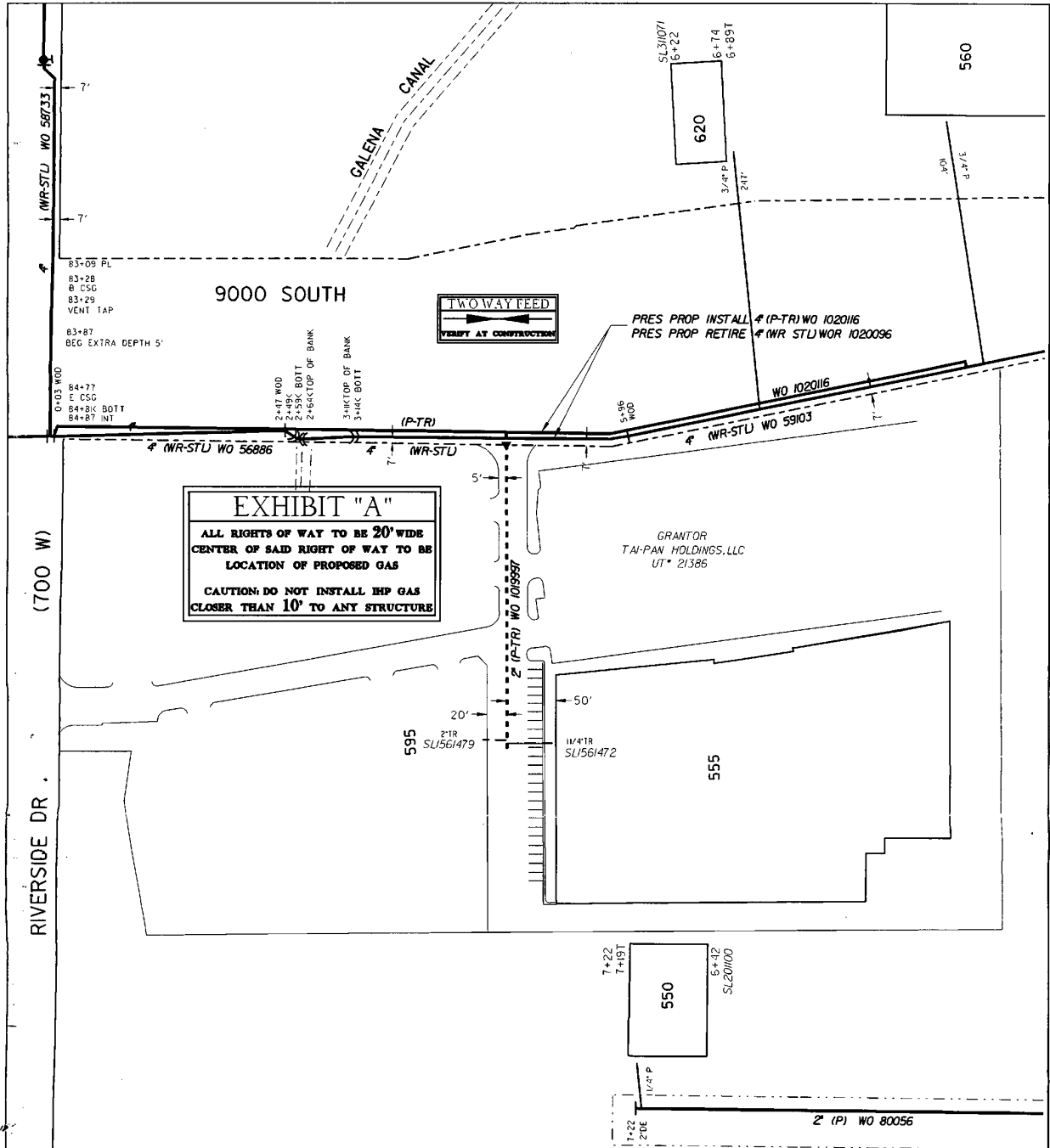
By-   
Mike C. Stangl, Manager

STATE OF UTAH )  
 ) ss.  
COUNTY OF SALT LAKE )

On the 26<sup>th</sup> day of August, 2004, personally appeared before me Mike C. Stangl who, being duly sworn, did say that he/she is a Manager of Tai-Pan Holdings, LLC, and that the foregoing instrument was signed on behalf of said company by authority of it's Articles of Organization or it's Operating Agreement.



  
Notary Public



AS-BUILT FIELD NOTES COMPLETION REPORT		PROPOSED INSTALLATION of IHP MAIN							
DATE COMPLETED:		PROPOSED PIPE			AS-BUILT PIPE			CITY/CO SANDY CENTER SALT LAKE	
CONTRACTOR:		SIZE	FOOTAGE	TYPE	SIZE	FOOTAGE	TYPE	SUB/PROJ TAI-PAN TRADING RAC 721	
FOREMAN:		2"	260	P-TR				JOB LOCATION 555 WEST 9000 SOUTH	
INSPECTOR:								PERMITS <input type="checkbox"/> HWY <input type="checkbox"/> FT <input type="checkbox"/> CNTY <input type="checkbox"/> FT <input checked="" type="checkbox"/> CTY 10 <input type="checkbox"/> ET <input type="checkbox"/> NONE	
EXCESS COSTS								<input type="checkbox"/> RVR/CANAL <input type="checkbox"/> RAILROAD <input type="checkbox"/> OTHER	
DESCRIPTION		TOTAL FOOTAGE 260		17# MAG ANODE(S)		TEST STATION(S)		TOTAL FOOTAGE	
QUANTITY		NUMBER OF SERVICES 2							
		PROJECT CONTACT: JIM WHITAKER							
		PHONE # (801) 972-2324 CELL # (801) 712-5560							
		DRAWN BY DEBRA J				CHECKED BY			
		DATE 7-1-04				REVISED DATE BY			
		APPROVED BY CORROSION				EXT. 3413			
		CUTS & REPAIRS							
		KIND	SIZE	DEPTH	SAW	CUT LIN. FT.	REPAIR SQ. FTG.		
DIMENSION ADOPTED		1" = 100'							
BOC TO BOC									
		BLANKET # 1003439		ML # 1013114		MJ 1019997			
		DETAILS							
		*INSTALL PROPOSED MAIN AS SHOWN UNLESS OTHERWISE SPECIFIED BY QUESTAR GAS INSP. *							
		NOTES: 1. CALL BLUE STAKES FOR LOCATION OF UNDERGROUND UTILITIES 532-5000 OR 1-800-662-4111 2. LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION.							