

PAGE ( ) NUMBER ( ) ABSTRACT ( ) / FILE ( ) CHECK ( )

TRANS BF 11-97

00201350 BK 00375 Pg 00297-00299  
WASATCH CO RECORDER-ELIZABETH K PARCELL  
1998 MAR 10 08:08 AM FEE \$15.00 BY HWC  
REQUEST: UTAH POWER & LIGHT

Return to:

Claudia Conder  
Property Management Dept.  
1407 West North Temple  
Salt Lake City, Utah 84140

PN: W29230  
January 7, 1998

### RIGHT OF WAY EASEMENT

For value received, Austin Investments  
(Grantor) hereby grants to PacifiCorp, an Oregon corporation, its successors and assigns (Grantee), an easement for a right of way 5 feet in width 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 therefor; and pads, transformers, switches, vaults and cabinets, along the general course now located by Grantee on, over or under the surface of the real property of Grantor in Wasatch County, State of Utah, more particularly described as follows:

Beginning on the south boundary line of the Grantor's land at a point 2045 feet west, more or less, along the one quarter section line from the east one quarter corner of Section 7, T. 2 S., R. 5 E., S.L.M., thence West 5.4 feet, more or less, along said south boundary line to the northeasterly right of way line of the Grantee's existing right of way, thence N.21°44'W. (N.21°39'E. surveyed) 578.3 feet, more or less, along a line which is parallel to and 25 feet perpendicularly distant northeasterly from an existing power line on said land to the northwesterly boundary line of said land, thence northeasterly 8.5 feet, more or less, along said northwesterly boundary line, thence S.21°44'E. (S.21°39'E. surveyed) 587.1 feet, more or less, along a line which is parallel to and 30 feet perpendicularly distant northeasterly from said power line to the point of beginning, and being in the SW1/4 of the NE1/4 of said Section 7, containing 0.07 of an acre, more or less.

Beginning on the south boundary line of the Grantor's land at a point 2104 feet west, more or less, along the one quarter section line from the east one quarter corner of Section 7, T. 2 S., R. 5 E., S.L.M., thence West 5.4 feet, more or less, along said south boundary line, thence N.21°44'W. 481.4 feet, more or less, along a line which is parallel to and 30 feet perpendicularly distant southwesterly from an existing power line on said land to the northwesterly boundary line of said land, thence northeasterly 8.5 feet, more or less, along said northwesterly boundary line to a point on the Grantee's existing right of way line, thence S.21°44'E. 490.2 feet.



APPROVED AS  
TO DESCRIPTION  
DB

more or less, along said existing right of way line which is parallel to and 25 feet perpendicularly distant southwesterly from said power line to the point of beginning, and being in the SW1/4 of the NE1/4 of said Section 7, containing 0.06 of an acre, more or less.

Total area 0.13 of an acre, more or less.

This easement is granted in accord with and supplements a prior easement dated May 15, 1990 and recorded on the 23<sup>rd</sup> day of May, 1990, in the office of the County Recorder of Wasatch County, Utah in Book 218 at Page 377-338.

Assessor's Map No. \_\_\_\_\_ Tax Parcel No. \_\_\_\_\_

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 therefor) the future right to keep the right of way and adjacent lands clear of all brush, trees, timber, structures and other hazards which might endanger Grantee's facilities or impede Grantee's activities.

At no time shall Grantor erect or permit the erection of any buildings or structures of any kind or nature, or place or use or permit any equipment or material of any kind that exceeds 12 feet in height, or light any fires, or 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 roads, agricultural crops and other 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; and this easement shall terminate if and when Grantee

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shall have abandoned all use of the right of way and no longer has any future need therefor.

Signed this 2<sup>nd</sup> day of March, 19 98

Evelyn M. Austin  
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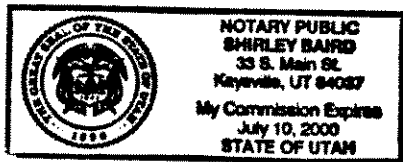
**REPRESENTATIVE ACKNOWLEDGEMENT**

STATE OF Utah )  
County of Davis ) ss.

This instrument was acknowledged before me on March 2, 19 98, by  
Evelyn M. Austin as \_\_\_\_\_  
of \_\_\_\_\_

Shirley Baird  
\_\_\_\_\_  
Notary Public

My Commission Expires July 10, 2002



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