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05/31/96 2:39 PM 6371483 27.00
NANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
FIRST AMERICAN TITLE
REC BY: V ASHBY DEPUTY - WI

When recorded, mail to:

Robert D. Tingey
175 West 200 South, #4000
Salt Lake City, Utah 84101

RIGHT OF WAY AND EASEMENT AGREEMENT

This Right of Way and Easement Agreement is made and entered into this 22nd day of April, 1996, by and between CHAN L. MAXFIELD and NAOMI T. MAXFIELD, hereinafter collectively referred to as "Grantee," and CRP, Inc., a Utah corporation, hereinafter referred to as "Grantor".

R E C I T A L S

A. Grantor is the owner in fee simple, of a certain parcel of real property situated in Salt Lake County, State of Utah, which parcel shall hereinafter be referred to as the "CRP Parcel," and which is more particularly described as:

Beginning at an existing fence corner, said point being North 2730.256 feet and West 2317.338 feet from the Southeast corner of Section 23, Township 1 South, Range 1 West, Salt Lake Base and Meridian; and running thence South 24°59'00" West 320.60 feet to a point lying Southwesterly 2.0 feet from the Southwesterly face of a building; thence North 65°01'40" West 210.061 feet parallel to said building; thence North 02°59'46" East 96.314 feet; thence North 83°17'30" East 73.30 feet; thence North 07°55'30" East 95.80 feet to an existing gate post in a fence; thence North 89°26'30" East along said fence 234.80 feet to the point of beginning. Contains 57,441 square feet or 1.3187 acres.

B. Grantee is the owner in fee simple of the following described parcel of real property, situated in Salt Lake County, State of Utah, which parcel shall hereinafter be referred to as the "Maxfield Parcel," and which is more particularly described as follows:

Beginning at a point on the North line of Beardsley Place (2480 South), said point being North 00°07'00" East 2704.67 feet and South 89°26'30" West 1988.53 feet and South 00°33'30" East 550.00 feet and South 89°26'30" West 751.24 feet from the Southeast corner of Section 23, Township 1 South, Range 1 West, Salt Lake Base and Meridian, and running thence South 89°26'30"

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West along said North line 30.00 feet; thence North 74°21'38" West 60.00 feet to a point on a curve to the left, the radius point of which is North 74°21'38" West 690.98 feet; thence Northerly along the arc of said curve and through a central angle of 15°54'32", 191.86 feet to a point of tangency; thence North 00°16'10" West 234.41 feet to a point of a 841.00 foot radius curve to the right; thence Northerly along the arc of said curve and through a central angle of 15°57'21", 234.20 feet; thence South 89°54'18" East 474.20 feet; thence South 24°59'00" West 75.00 feet; thence South 89°26'30" West 234.80 feet; thence South 07°55'30" West 95.80 feet; thence South 83°17'30" West 73.30 feet; thence South 02°59'46" West 196.10 feet; thence North 87°00'14" West 92.28 feet; thence South 00°16'10" East 100.00 feet to a point of a 740.98 foot radius curve to the right; thence Southerly along the arc of said curve and through a central angle of 13°08'59", 170.06 feet; thence South 77°07'11" East 31.33 feet; thence South 00°33'30" East 30.00 feet to the point of beginning. Contains 2.301 acres or 100,233 square feet.

C. Access to portions of the Maxfield Parcel may be obtained only over and across the CRP Parcel.

D. The parties hereto desire to establish the rights of the parties in and to the premises.

NOW, THEREFORE, in consideration of the above premises and for payment of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, the undersigned parties hereby agree as follows:

1. Grantor hereby grants, bargains, sells and conveys to Grantee and his respective successors and assigns, for the benefit of and as an appurtenance to the Maxfield Parcel, a non-exclusive right of way and easement, as more particularly described in paragraph 2 below, over and across the portion of the CRP Parcel more particularly described as follows:

Beginning at a point North 0°07'00" East 2704.67 feet and South 89°26'30" West 1988.53 feet and South 00°33'30" East 550.00 feet and South 89°26'30" West 739.93 feet and North 5°25'20" East 147.46 feet and North 25°31' East 120.31 feet and North 2°59'46" East 145.20 feet from the Southeast corner of Section 23, Township 1 South, Range 1 West, Salt Lake Base and Meridian and running thence North 2°59'46" East 96.31 feet; thence North 83°17'30" East 73.30 feet; thence North 7°55'30"

East 95.80 feet; thence North 89°26'30" East 19.26 feet; thence South 7°55'30" West 238.22 feet; thence North 65°01'40" West 85.47 feet to the point of beginning.

This easement and right of way is superior and paramount to the rights of Grantor in the respective servient estates so created, and the parties further agree that it is a covenant that shall run with the land.

2. Grantee is granted the right with regard to the property located within the right of way and easement granted herein to use such right of way and easement for ingress and egress to and from the Maxfield Parcel.

3. Grantor reserves the right to use the portion of the CRP Parcel located within the right of way and easement granted herein for purposes which will not interfere with Grantee's full enjoyment of the rights hereby granted.

4. In further consideration of the mutual promises and obligations set forth herein, Grantee hereby grants, bargains, sells and conveys to Grantor and its respective successors and assigns, for the benefit of and as an appurtenance to the CRP Parcel, a non-exclusive right of way and easement, for the purpose of access and loading and unloading, over and across the portion of the Maxfield Parcel more particularly described as follows:

Beginning at a point North 2730.256 feet and West 2317.538 feet and South 89°26'30" West 234.80 feet from the Southeast corner of Section 23, Township 1 South, Range 1 West, Salt Lake Base and Meridian and running thence South 7°55'30" West 95.80 feet; thence South 83°17'30" West 5.00 feet; thence North 1°05'34" East 95.68 feet; thence North 89°26'30" East 20.00 feet to the point of beginning.

This easement and right of way is superior and paramount to the rights of Grantee in the respective servient estates so created, and the parties further agree that it is a covenant that shall run with the land.

5. Grantee reserves the right to use the portion of the Maxfield Parcel located within the right of way and easement granted herein for purposes which will not interfere with Grantor's full enjoyment of the rights hereby granted.

IN WITNESS WHEREOF, the undersigned parties have executed

this Agreement on the date hereinabove first written.

GRANTEE

Chan L. Maxfield

CHAN L. MAXFIELD

Naomi T. Maxfield

NAOMI T. MAXFIELD

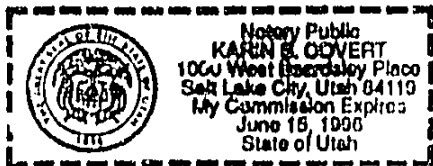
GRANTOR

CRP, INC.
a Utah corporation

By *Sam J. Hansen*
Its _____ V.P. Mfg.

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

On the 22nd day of April, 1996, personally
appeared before me Chan L. Maxfield, one of the signers of the
within instrument, who duly acknowledged to me that he executed
the same.



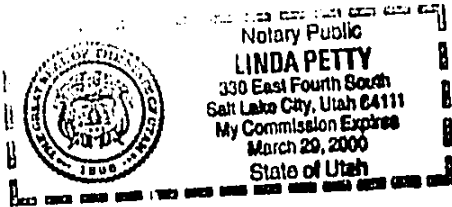
Karen B. Covert

NOTARY PUBLIC

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

On the 22nd day of April, 1996, personally
appeared before me Naomi T. Maxfield, one of the signers of the

within instrument, who duly acknowledged to me that she executed the same.

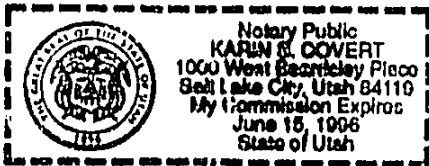


[Handwritten Signature]
NOTARY PUBLIC

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

On the 22nd day of April, 1996, personally appeared before me Larry J. Hansen the V.P. Mfg. of CRP, Inc., one of the signers of the within instrument, who duly acknowledged to me that he executed the same for and on behalf of CRP, Inc.

[Handwritten Signature]
NOTARY PUBLIC



CONSENT

The undersigned hereby consents to the easement and right-of-way granted herein.

DATED May 24, 1996.

THE ADMINISTRATOR OF THE SMALL BUSINESS ADMINISTRATION, AN AGENCY OF THE GOVERNMENT OF THE UNITED STATES

By Mary Saccaro
Its _____

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

~~On the _____ day of _____, 1996, personally appeared before me _____, who being duly sworn did say he/she is the _____ of THE ADMINISTRATOR OF THE SMALL BUSINESS ADMINISTRATION, AN AGENCY OF THE GOVERNMENT OF THE UNITED STATES, and that he/she signed this consent for and on behalf of the said THE ADMINISTRATOR OF THE SMALL BUSINESS ADMINISTRATION, AN AGENCY OF THE GOVERNMENT OF THE UNITED STATES.~~

NOTARY PUBLIC

CONSENT

The undersigned hereby consents to the easement and right-of-way granted herein.

DATED May 24, 1996.

THE SMALL BUSINESS ADMINISTRATION,
AN AGENCY OF THE GOVERNMENT OF THE
UNITED STATES

By *Margaret Satter*
Its _____

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

On the _____ day of _____, 1996, personally appeared before me _____, who being duly sworn did say he/she is the _____ of THE SMALL BUSINESS ADMINISTRATION, AN AGENCY OF THE GOVERNMENT OF THE UNITED STATES, and that he/she signed this consent for and on behalf of the said THE SMALL BUSINESS ADMINISTRATION, AN AGENCY OF THE GOVERNMENT OF THE UNITED STATES.

NOTARY PUBLIC

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

No. 5907

State of California

County of Fresno

On May 29, 1996 before me, Rosa M Rodriguez
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared Marge Soltero
NAME(S) OF SIGNER(S)

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Rosa M Rodriguez
SIGNATURE OF NOTARY

OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

CAPACITY CLAIMED BY SIGNER

- INDIVIDUAL
- CORPORATE OFFICER

TITLE(S)

- PARTNER(S) LIMITED
- GENERAL

- ATTORNEY-IN-FACT
- TRUSTEE(S)
- GUARDIAN/CONSERVATOR
- OTHER: _____

SIGNER IS REPRESENTING:
NAME OF PERSON(S) OR ENTITY(IES)

DESCRIPTION OF ATTACHED DOCUMENT

TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES

DATE OF DOCUMENT

SIGNER(S) OTHER THAN NAMED ABOVE

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