

UTAH POWER & LIGHT COMPANY
EASEMENT

71.

DONALD N. FENN and DIXIE FENN
his wife, Grantor s, do hereby convey to UTAH POWER & LIGHT COMPANY, a corporation, its successors in interest and assigns, Grantee, for the sum of One Dollar (\$1.00) and other valuable consideration, a perpetual easement and right of way for the erection, operation and continued maintenance, repair, alteration, inspection, relocation and replacement of one or more transmission and distribution circuits of the Grantee, with the necessary poles, towers, guys, stubs, crossarms, braces and other attachments affixed thereto, for the support of said circuits, on, over and across the following described real property located in Utah County, Utah:

Said tract of land situate in the NE 1/4 of the NW 1/4 of Section 27, Township 5 South, Range 1 East, Salt Lake Meridian, described as follows:

Beginning at the west boundary line of the Grantors' land at a point 505 feet south and 960 feet west, more or less, from the north one quarter corner of Section 27, T.5 S., R.1 E., S.L.M., and running thence S.1°02'W. 137 feet, more or less, along said west boundary line, thence S.65°07'E. 765 feet, more or less, to the east boundary line of said Grantors' land, thence N.0°43'E. 137 feet, more or less, along said east boundary line, thence N.65°07'W. 770 feet, more or less, to the point of beginning; containing 2.20 acres, more or less.

Together with full right and authority to Grantee, its successors, licensees, lessees, contractors or assigns, and its and their agents and employees to enter at all times upon said premises to survey, construct, repair, remove, replace, reconstruct, patrol, inspect, improve, enlarge and maintain electric transmission and distribution lines and communication facilities, both overhead and underground, including towers, poles and other supports, together with braces, guys, anchors, crossarms, cables, conduits, wires, conductors, manholes, transformers and other fixtures, devices and appurtenances used or useful in connection therewith, and full right and authority to cut, remove, trim or otherwise control all trees, brush and other growth on or overhanging said premises.

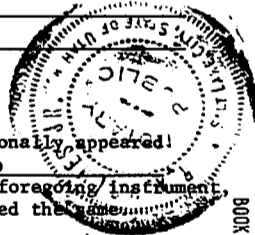
At no time shall any flammable material or any building of any kind be placed or erected within the boundaries of said right of way, nor shall any equipment or material of any kind that exceeds 12 feet in height be placed or used thereon by Grantor or by Grantor's heirs, successors or assigns.

Subject to the foregoing limitations, said right of way may be leased by Grantor for roads, agricultural crops and other purposes not inconsistent with this easement.

WITNESS the hand s of the Grantor s, this 9th day of January, A.D. 19 78.

Donald N. Fenn
Dixie Fenn

STATE OF UTAH)
County of UTAH) ss



On the 9th day of January, A.D. 19 78, personally appeared before me DONALD N. FENN and DIXIE FENN his wife, personally known to me to be the signer of the foregoing instrument, who duly acknowledged to me that THEY executed the same.

My Commission expires: JUNE 3, 1981

Ray A. Holmes Jr
Notary Public
Residing at SALT LAKE CITY, UT.
File No. _____

Description Approved Del
Form & Execution Approved RR

RETURN TO: RAY A. HOLMES, JR.
Utah Power & Light Co.
Legal Dept.
P. O. Box 899
Salt Lake City, Utah 84178

BOOK 1624 PAGE 540

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BOOK 1624 PAGE 541

RECORDED AT THE REQUEST OF
UTAH POWER & LIGHT

BOOK _____
1978 FEB 27 AM 10:33

MINOR COUNTY CLERK
UTAH COUNTY CLERK
DEPUTY CLERK
PR _____ ABS _____ IND _____
PL _____ S _____ T _____ R _____

UTAH POWER & LIGHT

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