

WHEN RECORDED MAIL TO:
Questar Regulated Services Company
P.O. Box 45360, Right-of-way
Salt Lake City, UT 84145-0360

7586268
03/01/2000 04:39 PM 16.00
NANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
BRIGHTON TITLE
BY: ADB, DEPUTY - WI 4 P.

1181cent.le; RW01

RIGHT-OF-WAY AND EASEMENT GRANT
UT 19711

7586268

CENTER POINT BUSINESS PARK, L.L.C., 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: Eight 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 CENTER POINT BUSINESS PARK, in the vicinity of 14600 South 980
West, Bluffdale, Salt Lake County, Utah, which development is more particularly described as:

Land of Grantor located in the Northeast Quarter of Section 11, Township 4 South,
Range 1 West, Salt Lake Base and Meridian;

Beginning at a point on the Quarter Section Line, said point being North
89°28'05" East 509.77 feet from the Center of said Section 11; thence South
89°28'05" West 412.85 feet along the Quarter Section Line; thence North 973.31
feet to the southerly line of a railroad right-of-way; thence North 28°46'20" East
898.66 feet along the southerly line of said railroad right-of-way; thence South
0°38'34" West 1,757.30 feet 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.

BK8345P67700

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 29 day of February, 2000.

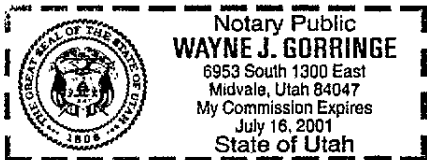
Center Point Business Park, L.L.C.

By- OHM, LC, Manager

By- [Signature]
Michael A. Olsen, Manager

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

On the 29th day of FEB, 2000, personally appeared before me
MICHAEL A. OLSEN who, being duly sworn, did say that
he/she is a Manager of OHM, LC, Manager of Center Point Business Park, L.L.C., 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.



[Signature]
Notary Public

EXHIBIT "A"

ALL RIGHTS OF WAY TO BE 16' IN WIDTH, WITH CENTER OF RIGHT OF WAY TO BE THE SAME AS PROPOSED GAS.

CAUTION:

DO NOT INSTALL GAS MAIN CLOSER THAN 8 FT. TO ANY STRUCTURE.

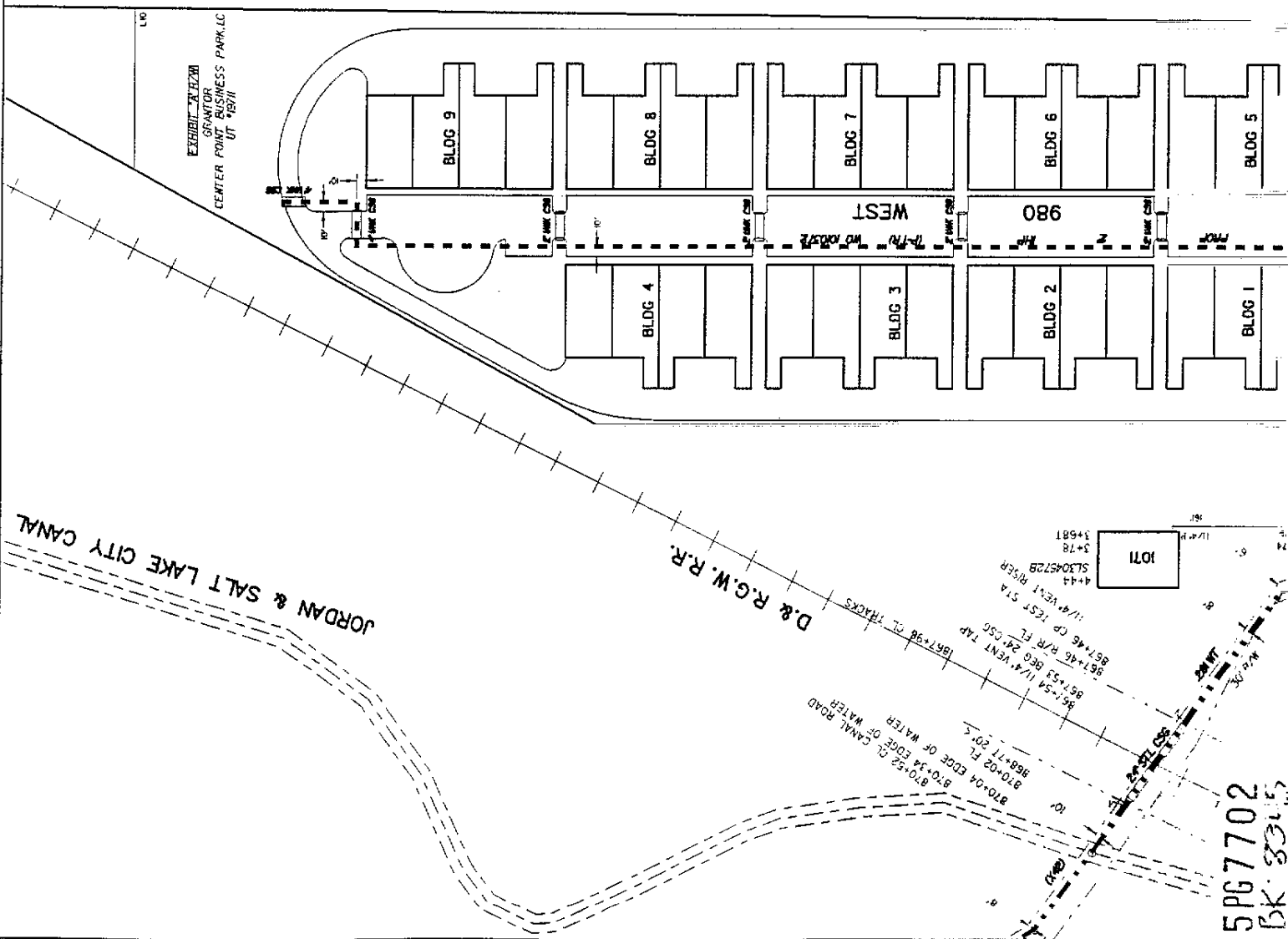
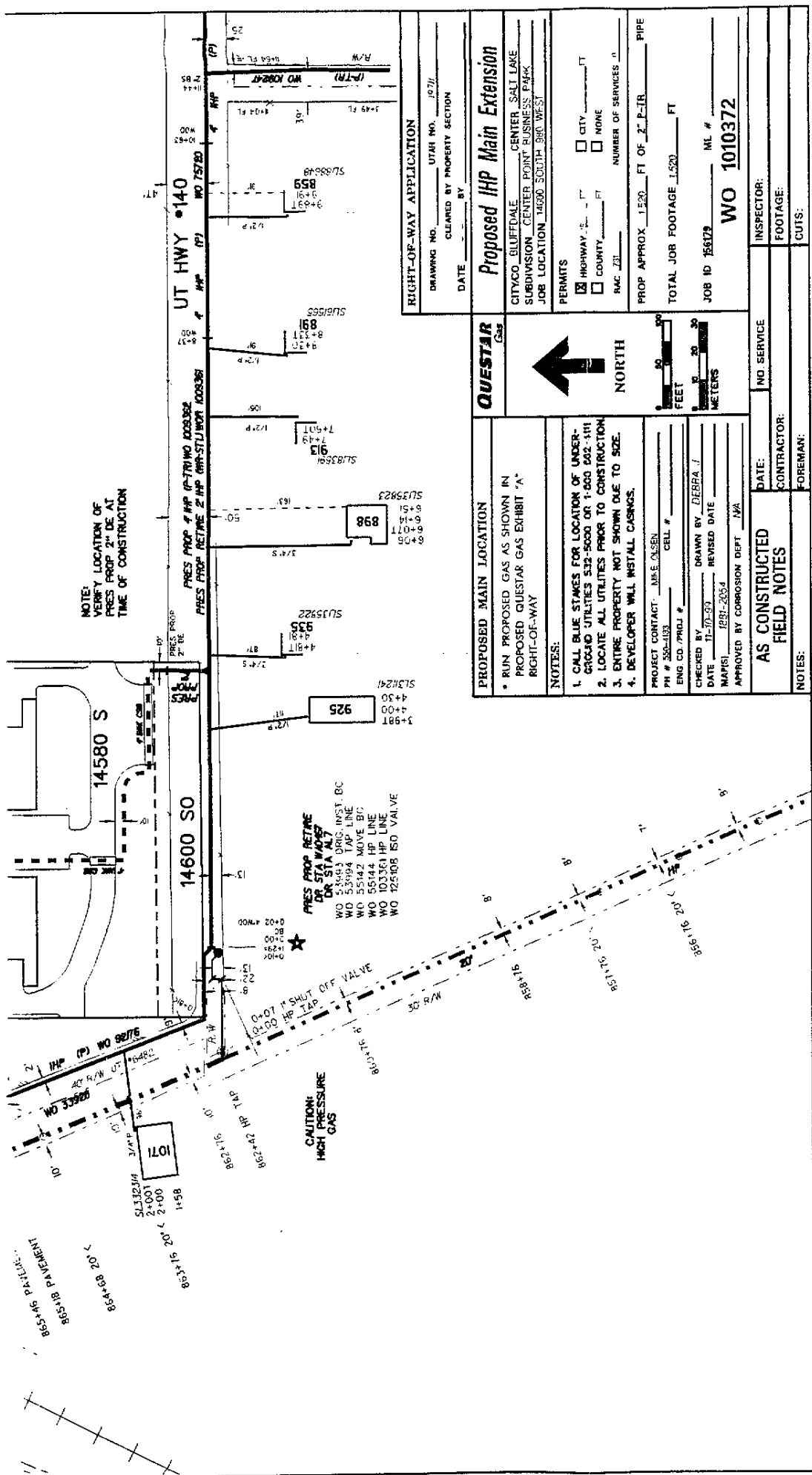


EXHIBIT "A"
CRIMATEC
CENTER POINT BUSINESS PARK, LC
UT 48711

5PG7702
BK 8305



NOTE: VERIFY LOCATION OF PRES PROP 2ND DE AT TIME OF CONSTRUCTION

UT HWY 140

14580 S
14600 SO

CAUTION: HIGH PRESSURE GAS

PROPOSED MAIN LOCATION
* RUN PROPOSED GAS AS SHOWN IN PROPOSED QUESTAR GAS EXHIBIT 'A' RIGHT-OF-WAY

- NOTES:
1. CALL BLUE STAKES FOR LOCATION OF UNDERGROUND UTILITIES 532-5000 ON 1-600 042-111
 2. LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION
 3. ENTIRE PROPERTY NOT SHOWN DUE TO SIZE
 4. DEVELOPER WILL INSTALL CASINGS.

PROJECT CONTACT: MRS. OLSEN
PH # 532-4123 CELL #
ENG. CO./PROJ. #
CHECKED BY: DEBRA J
DATE: 7-10-93 REVISED DATE
MAPS: 1221-2054
APPROVED BY CORROSION DEPT: JVA

AS CONSTRUCTED
FIELD NOTES

DATE: _____
CONTRACTOR: _____
FOREMAN: _____

QUESTAR Gas



RIGHT-OF-WAY APPLICATION
DRAWING NO. _____ UTAH NO. 16711
CLEARED BY PROPERTY SECTION
DATE _____ BY _____

Proposed IHP Main Extension

CITY: CO. BLUFFDALE CENTER SALT LAKE
SUBDIVISION: CENTER POINT BUSINESS PARK
JOB LOCATION: 14600 SOUTH 980 WEST

PERMITS
 HIGHWAY _____ FT CITY _____ FT
 COUNTY _____ FT NONE
RAC: ZBI _____ NUMBER OF SERVICES: 1

PROP APPROX: 1520 FT OF 2" P-IR PIPE
TOTAL JOB FOOTAGE: 1,520 FT

JOB ID: 158179 ML #: WO 1010372

INSPECTOR: _____
FOOTAGE: _____
CUTS: _____

145PG7703
BK 2345