

RECORDING REQUESTED BY:
First American Title Insurance Agency, LLC

AND WHEN RECORDED MAIL TO:
Canyon Oaks Associates, L.C.
1855 North 690 East
Orem, UT 84097

RIGHT-OF-WAY EASEMENT

This indenture, made this Nineteenth day of December, 2005, between Canyon Oaks Associates, L.C., Grantor, and John C. Lewis, Robert W. Clark, Ronnie Johansen, Steven W. Bentley, David Pearson, and Chris Treadwell, Grantee;

WITNESSETH:

That for and in consideration of \$1.00 and other good and valuable consideration, the receipt of which is hereby acknowledged, the Grantor does hereby grant, bargain, sell and convey unto the Grantee, and their assigns a non-exclusive easement over and across the following described property:

See Attached Exhibit "A"

Said easement is for Ingress and Egress over and across the property described as Exhibit "A". Said easement shall include the right to install, maintain, and repair improvements on the subject land as deemed necessary for vehicular and/or pedestrian access.

If at any time this easement is abandoned by Grantee, or their assigns, the rights granted herein shall cease and terminate and the land traversed by or included in the easement so abandoned shall revert to the then owner of the above described property and be free of said easement as fully and completely as if this indenture had not been made.

IN WITNESS WHERE the Grantor has caused this indenture to be signed on the day and year first written above.

Canyon Oaks Associates, L.C.



Steven W. Bentley, manager

STATE OF Utah)
)ss.
County of Utah)

On 12-19-05, before me, the undersigned Notary Public, personally appeared **Steven W. Bentley, manager**, 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.

My Commission Expires: 02-10-2009



Notary Public



EXHIBIT "A"

A 60.00 foot wide access easement 30.00 feet each side of the following described centerline:

Beginning at a point of curvature which point is South 89°49'44" West along the Section line 1230.833 feet and North 797.122 feet from the South Quarter corner of Section 7, Township 6 South, Range 3 East, Salt Lake Base and Meridian; thence along the arc of a 220.00 foot radius curve to the right 228.456 feet through a central angle of 59°29'53", the chord of which bears South 75°15'38" East 218.329 feet; thence South 45°30'42" East 153.483 feet to a point of curvature; thence along the arc of a 125.00 foot radius curve to the left 95.090 feet through a central angle of 43°35'10", the chord of which bears South 67°18'17" East 92.814 feet; thence South 89°05'52" East 137.125 feet to a point of curvature; thence along the arc of a 193.00 foot radius curve to the right 280.565 feet through a central angle of 83°17'28", the chord of which bears South 47°27'08" East 256.505 feet; thence South 05°48'24" East 42.852 feet to a point of curvature; thence along the arc of a 125.00 foot radius curve to the left 148.245 feet through a central angle of 67°57'01", the chord of which bears South 39°46'55" East 139.708 feet; thence South 73°45'26" East 48.372 feet to a point of curvature; thence along the arc of a 250.00 foot radius curve to the left 54.556 feet through a central angle of 12°30'12", the chord of which bears South 80°00'32" East 54.448 feet; thence South 86°15'38" East 96.938 feet; thence South 83°26'39" East 57.773 feet to a point of curvature; thence along the arc of a 18.00 foot radius curve to the left 42.853 feet through a central angle of 136°24'22", the chord of which bears North 30°09'51" East 33.426 feet; thence North 37°59'55" West 3.598 feet to a point of curvature; thence along the arc of a 30.00 foot radius curve to the left 15.445 feet through a central angle of 29°29'52", the chord of which bears North 52°44'51" West 15.275 feet; thence North 67°29'47" West 63.787 feet to a point of curvature; thence along the arc of a 51.00 foot radius curve to the right 127.697 feet through a central angle of 143°27'37", the chord of which bears North 04°14'01" East 96.858 feet; thence North 75°57'50" East 33.380 feet; thence North 79°16'13" East 117.275 feet to a point of curvature; thence along the arc of a 150.00 radius curve to the left 112.687 feet through a central angle of 43°02'35", the chord of which bears North 57°44'56" East 110.055 feet; thence North 36°13'38" East 144.712 feet to a point of curvature; thence along the arc of a 100.00 foot radius curve to the left 25.359 feet through a central angle of 14°31'46", the chord of which bears North 28°57'45" East 25.291 feet; thence North 21°41'52" East 67.963 feet to a point of curvature; thence along the arc of a 50.00 foot radius curve to the right 25.142 feet through a central angle of 28°48'40", the chord of which bears North 36°06'12" East 24.878 feet; thence North 50°30'32" East 27.281 feet to a point of curvature; thence along the arc of a 100.00 foot radius curve to the left 85.602 feet through a central angle of 49°02'47", the chord of which bears North 25°59'09" East 83.012 feet; thence North 01°27'45" East 183.841 feet to the southerly line of the Canyon Oaks Associates L.C. property recorded as Entry No. 82306:2002 on file with the Utah County Recorder's Office.