

Return to: Tom Shirley
Rocky Mountain Power
455 N Old Hwy 91
Hurricane, UT 84737

DOC # 20170023388

Easements Page 1 of 3
Russell Shirts Washington County Recorder
06/07/2017 09:15:15 AM Fee \$ 14.00
By ROCKY MOUNTAIN POWER



CC#: 11391 WO#: 5214458

RIGHT OF WAY EASEMENT

For value received, Dale Beddo, Advantage Homes, ("Grantor"), hereby grants to PacifiCorp, an Oregon corporation, its successors and assigns, ("Grantee"), an easement for a right of way 10 feet in width and 686.88 feet in length, more or less, 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 anchor, 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 Washington County, State of Utah, more particularly described as follows and as more particularly described and/or shown on Exhibit(s) A attached hereto and by this reference made a part hereof.

A 10-FOOT WIDE EASEMENT FOR OVERHEAD POWER LINES WITH CENTERLINE DESCRIBED AS FOLLOWS:

BEGINNING AT AN EXISTING POWER POLE SAID POINT LIES SOUTH 00°05'44" EAST 324.52 FEET ALONG THE SECTION LINE AND NORTH 90°00'00" EAST 461.67 FEET FROM THE NORTHWEST CORNER OF SECTION 26, TOWNSHIP 42 SOUTH, RANGE 12 WEST OF THE SALT LAKE BASE AND MERIDIAN AND RUNNING; THENCE SOUTH 09°57'29" EAST 686.88 FEET TO THE POINT OF TERMINUS OF SAID EASEMENT.

Assessor's Map No. Book 3, Page 42-26

Tax Parcel No. 2178-A-1-A-SE

2189-B-SE

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, buildings and other hazards which might endanger Grantee's facilities or impede Grantee's activities.

At no time shall Grantor place, use or permit any equipment, material or vegetation of any kind that exceeds twelve (12) feet in height, light any fires, 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 agricultural crops and other purposes not inconsistent, as determined by Grantee, 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.

DATED this 22 day of Aug, 2008


Dale Beddo, Advantage Homes

INDIVIDUAL ACKNOWLEDGMENT

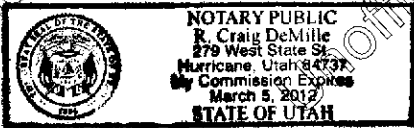
STATE OF UTAH)

ss.

County of WASHINGTON)

This instrument was acknowledged before me on this 22 day of AUGUST, 2008, by DALE BEDDO

(Notary: Insert Grantor Name Here)





Notary Public

My commission expires: 3/5/12

REPRESENTATIVE ACKNOWLEDGMENT

STATE OF _____)

ss.

County of _____)

This instrument was acknowledged before me on this _____ day of _____, 2005, by _____, as _____ of _____.

Notary Public
My commission expires: _____

Property Description

Section: 26 Township 42 (N or S), Range 12 (E or W)
SALT LAKE BASE & Meridian
 County: Washington State: Utah
 Parcel Number: 2178-A-1-A-SE & 2189-B-SE



CC#: 11391 WO#: 5214458
 Landowner Name: Lowe Land Develop.
 Drawn by: Berry Thompsen Northern Eng

This drawing should be used only as a representation of the location of the easement being conveyed. The exact location of all structures, lines and appurtenances is subject to change within the boundaries of the described easement

EXHIBIT A

PacifiCorp

SCALE: