



ENT 48854:2016 PG 1 of 3  
JEFFERY SMITH  
UTAH COUNTY RECORDER  
2016 Jun 01 9:16 am FEE 14.00 BY DA  
RECORDED FOR HORTON, D R

Return to:  
Rocky Mountain Power  
Lisa Louder  
1407 West North Temple Ste. 110  
Salt Lake City, UT 84116

### **BLANKET EASEMENT**

For good and valuable consideration, D R Horton, Inc, a Delaware Corporation, (“Grantor”), hereby grants to Rocky Mountain Power, an unincorporated division of PacifiCorp, its successors and assigns, (“Grantee”), a blanket easement 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:; wires, fibers, cables and other conductors and conduits therefore; and pads, transformers, switches, vaults and cabinets, on, over, or under the surface of the real property of Grantor in Utah County, State of Utah more particularly described as follows and as more particularly described and/or shown on Exhibit A attached hereto and by this reference made a part hereof:

#### Legal Description: Plat 2-E Legacy Farms

A parcel of land lying and situate in the Southeast Quarter of Section 26, Township 5 South, Range 1 West, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point which is South 00°33'28" West 35.46 feet along the Section Line, and West 1,349.52 feet from the East Quarter Corner of said Section 26, and running thence South 00°00'17" East 84.88 feet; thence North 89°59'52" West 529.69 feet to the proposed Easterly Right-of-Way Line of Highpoint Drive (120 East); thence along said Easterly Line the following two (2) courses (1) North 00°00'08" East 79.26 feet (2) North 44°58'08" East 7.08 feet to the Southerly Right-of-Way Line of 400 South Street; thence along said Southerly Line the following course (1) North 89°56'07" East 524.68 feet to the Point of Beginning.

Containing 44,785 square feet / 1.028 acres / 18 Lots

Prior to recording the subdivision plat and extinguishing this Blanket Easement, Grantee shall verify to its sole satisfaction and at the sole cost to Grantor, that the legal description of the public utility easement or easements as shown on the subdivision plat attached on Exhibit A, match the actual location of all facilities installed pursuant to this blanket easement. In the event the actual location of the installed facilities differs from the legal description of the public utility easement(s) on the subdivision plat, Grantor shall: (1) pay all costs to relocate such facilities to areas entirely within the public utility easements as described on the subdivision plat; or (2) modify the public utility easements on the subdivision plat to reflect the actual location of all installed facilities, at sole cost to Grantor; or (3) provide an easement to Grantee at Grantor’s sole cost and expense, for the specific location of the installed facilities. If Rocky Mountain Power is satisfied, in its reasonable discretion, that all facilities installed pursuant to this Blanket Easement are located entirely within the designated utility easements



