

**When Recorded Mail to:**

David W. Johnson  
P.O. Box 3598  
Park City, Utah 84060

**GRANT OF RIGHT OF WAY**

FOR TEN DOLLARS (\$10.00) and other good and valuable consideration, the PROSPECTOR SQUARE CONDOMINIUMS ASSOCIATION OF UNIT OWNERS (referred to below as "Grantor"), hereby grants and conveys to GAGE ENTERPRISES, INC., A UTAH CORPORATION (referred to below as the "Grantee"), and to the successors and assigns of Grantee, a non-exclusive right-of-way for pedestrian and vehicular ingress and egress over those portions of the following described real property owned by Grantor, situated in the County of Summit, State of Utah, and more particularly described as follows:

Front Parcel. A 14' wide easement, 7.0' each side of the following described centerline: BEGINNING at a point South 1936.46 feet and West 683.12 feet from the Northeast corner of Section 9, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said point also being on the easterly right-of-way line of Gold Dust Lane, a public right-of-way; and running thence East 40.19 feet; thence North 321.00 feet; thence North 24 Degrees 37'39" East 16.80 feet; thence North feet to a point on the southerly right-of-way line of Sidewinder Drive, a public right-of-way and terminating; and

Rear Parcel. A 14' wide easement, 7.0' each side of the following described centerline: BEGINNING at a point South 1557.51 feet and West 355.49 feet from the Northeast corner of Section 9, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said point also being on the southerly right-of-way line of Sidewinder Drive, a public right-of-way; and running thence South 16 Degrees 29'00" East 206.03 feet; thence South 73 Degrees 31'00" West 35.00 feet to a point on the West boundary line of the PROSPECTOR SQUARE CONDOMINIUMS SUPPLEMENTAL PLAT according to the official plat thereof on file in the office of the Summit County Recorder, Entry No. 151588 and terminating.

In addition, and for purposes of emergency vehicle access only, Grantor hereby grants to Grantee such additional width in the above-described Front and Rear Parcel easements, as is required for such emergency vehicle access.

It is also the intent that the side lines of the above described easements extend to the public right-of-way lines and boundary lines mentioned herein. This Grant of Right of Way includes the right of the Grantee, its agents, guests and employees, to enter upon the above-referenced property for the purpose of exercising the rights herein granted. This Grant of Right of Way shall run with the land.

Grantee acknowledges and agrees that, in the event the premises described as the "Conference Center" on the 3<sup>rd</sup> Supplemental Plat of the Prospector Square Condominiums, recorded as Entry No. 182367 on August 7, 1981 in the office of the Summit County Recorder, are ever destroyed, and Grantor elects to rebuild the Conference Center and/or any other facility or facilities in a manner which might encroach onto the Rear Parcel easement described above, then, in such event, Grantor shall have the right to move the location of the Rear Parcel easement described above; provided that Grantor simultaneously gives to Grantee equivalent access to the rear of Grantee's property.

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ALAN SPRIGGS, SUMMIT COUNTY RECORDER  
1998 JAN 05 16:20 PM FEE \$15.00 BY DMG  
REQUEST: PARK CITY TITLE

IN WITNESS WHEREOF, the undersigned has set its hand as of the date indicated below.

PROSPECTOR SQUARE CONDOMINIUMS  
ASSOCIATION OF UNIT OWNERS

BY: *Sam Williams* 11-25-97  
Sam Williams Date

ITS: \_\_\_\_\_  
President

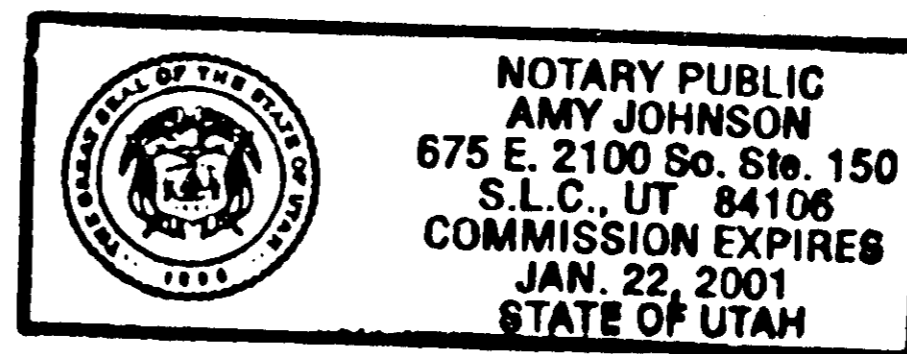
STATE OF UTAH )  
County of ) : ss.

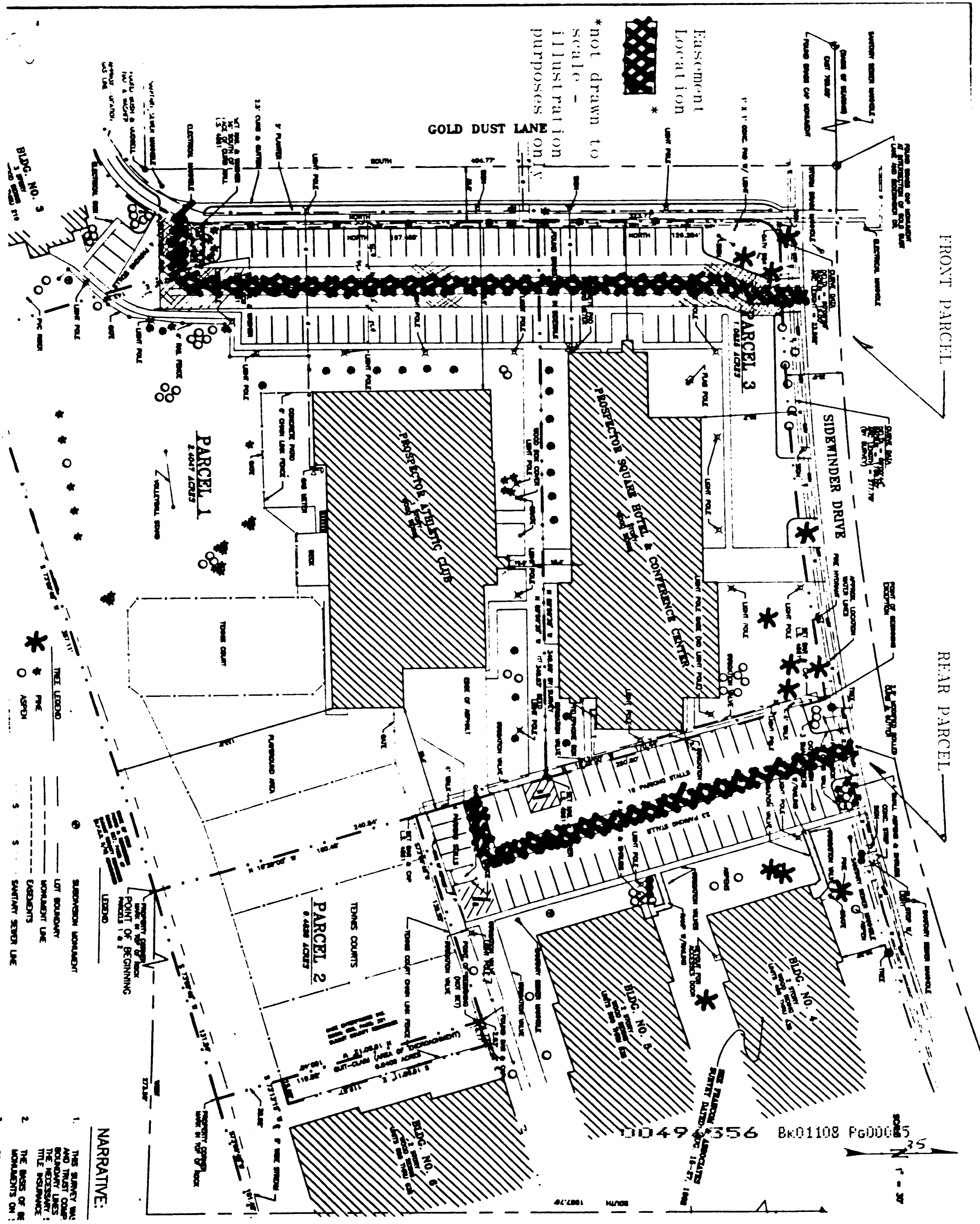
On the 25<sup>th</sup> day of November, 1997, personally appeared before me Sam Williams, the President of the PROSPECTOR SQUARE CONDOMINIUMS ASSOCIATION OF UNIT OWNERS, the signer of the within instrument, who duly acknowledged to me that he executed the same.

*Amy Johnson*  
Notary Public

My commission Expires: Jan 22, 2001

Residing at: East Lake County





\*not drawn to scale - illustration purposes only

Easement Location \*

BUDG. NO. 3

TRAIL LEGEND  
 \* PINE  
 O ASPEN

LEGEND  
 SUBDIVISION MONUMENT  
 LOT BOUNDARY MONUMENT LINE  
 EASEMENTS  
 SURVEY STAKE LINE

**NARRATIVE:**

1. THIS SURVEY WAS AND TRUST COMP BOUNDARY LINES THE NECESSARY TITLE RESERVANCE THE BASES OF BE MONUMENTS ON: MONUMENTARY SYMBOLS

0049 356 Br01108 Pg0005

SCALE  
 1" = 30'