

WHEN RECORDED MAIL TO:
Questar Gas Company
P.O. Box 45360, Right-of-way
Salt Lake City, UT 84145-0360
40987.MORE.PLS.lc;

ENT 66936:2019 PG 1 of 4
Jeffery Smith
Utah County Recorder
2019 Jul 18 03:21 PM FEE 40.00 BY MG
RECORDED FOR Dominion Energy
ELECTRONICALLY RECORDED

Space above for County Recorder's use
PARCEL I.D.# 21:027:0016

RIGHT-OF-WAY AND EASEMENT GRANT

40987

M Moreno Robins Properties LC, Utah Limited Company, "Grantor", does hereby convey and warrant to QUESTAR GAS COMPANY, a corporation of the State of Utah, dba Dominion Energy 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 30 feet in width to construct, lay, maintain, operate, repair, alter, inspect, protect, make connections to, remove and replace pipelines, valves, valve boxes and install cathodic monitoring and mitigation facilities and other gas transmission and distribution facilities (hereinafter collectively called "Facilities"), through and across the following described land and premises situated in the County of Utah, State of Utah, and more particularly described as follows, to-wit:

Land of the Grantor located in the Northwest Quarter of Section 4, Township 7 South, Range 2 East, Salt Lake Base and Meridian;

the centerline of said right-of-way and easement shall extend through and across the above-described land and premises as follows, to-wit:

A THIRTY FOOT WIDE STRIP OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 7 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, UTAH COUNTY, UTAH, BEING 15 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

BEGINNING AT A POINT ON THE GRANTORS NORTH PROPERTY LINE, SAID POINT BEING EAST 974.69 FEET ALONG THE SECTION LINE AND SOUTH 271.67 FEET FROM THE NORTHWEST CORNER OF SECTION 4, TOWNSHIP 7 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN. THENCE SOUTH 07°21'28" WEST 784.71 FEET TO THE CENTERLINE OF AN EXISTING DOMINION ENERGY RIGHT OF WAY, THENCE SOUTH 02°50'05" WEST 93.74 TO A POINT ON THE GRANTORS SOUTH PROPERTY LINE.

CONTAINS 26,353.59 SQUARE FEET OR 0.605 ACRES

TO HAVE AND TO HOLD the same unto said Grantee, its successors and assigns, so long as such facilities shall be maintained, with the right of ingress and egress to and from said right-of-way to construct, lay, maintain, operate, repair, alter, inspect, protect, make connections to, remove and replace the same. This right-of-way and easement shall carry with it the right to use any available access road(s) for the purpose of conducting the foregoing activities. During temporary periods, Grantee may use such portion of the property along and adjacent to said right-of-way 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 said premises except for the purposes for which this right-of-way and easement is granted to Grantee, provided such use does not interfere with the facilities or any other rights granted to Grantee hereunder.

Without limiting the generality of the foregoing, Grantor(s) does hereby covenant, warrant and agree as follows:

1. Grantor(s) shall not build or construct, nor permit to be built or constructed, over or across the right-of-way, any building, retaining walls, rock walls, footings or improvement which impairs the maintenance or operation of the Facilities.

2. Grantor(s) shall not change the contour within the right-of-way without prior written consent of Grantee.

3. Grantor(s) shall not plant, or permit to be planted, any deep rooted trees, or any vegetation with roots that may damage the Facilities, within the right-of-way, without prior written consent of Grantee.

4. Grantor(s) shall not place personal property within the right-of-way that impairs the maintenance or operation of the Facilities.

5. Grantee shall have the right to cut and remove timber, trees, brush, overhanging branches, landscaping and improvements or other obstructions of any kind and nature which may injure or interfere with Grantee's use, occupation or enjoyment of this easement and right-of-way, without liability to Grantor(s), and without any obligation of restoration or compensation.

This right-of-way shall be binding upon and inure to the benefit of the successors and assigns of Grantor(s) and the successors and assigns of Grantee, and may be assigned in whole or in part by Grantee.

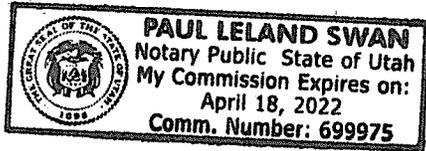
It is hereby understood that any parties securing this grant on behalf of Grantee are without authority to make any representations, covenants or agreements not herein expressed.

WITNESS the execution hereof this 18 day of July, 2019.

By- M Moreno Robins

STATE OF UTAH)
) ss.
COUNTY OF UTAH)

On the 18 day of July, 2019 personally appeared before me M MORENO ROBINS who, being duly sworn, did say that he/she is a Manager of M MORENO ROBINS PROPERTIES LLC and that the foregoing instrument was signed on behalf of said company by authority of its Articles of Organization or its Operating Agreement.



Paul Leland Swan
Notary Public



NW COR SEC 4
TOWNSHIP 7 SOUTH
RANGE 2 EAST
S.L.B.&M.

NE COR SEC 4
TOWNSHIP 7 SOUTH
RANGE 2 EAST
S.L.B.&M.

DESPAIN RANCH LLC
PARCEL 23
ENTRY# 4389
BOOK 4404 PAGE 541

DESPAIN RANCH LLC
PARCEL 16
ENTRY# 4389
BOOK 4404 PAGE 539

GRANTOR: MADRENO ROBINS
PROPERTIES LC
ENTRY# 1528272002

MADRENO ROBINS
PROPERTIES LC
ENTRY# 1528272002

SPALLE, DOUGLAS ALAN &
CAROLYN
ENTRY# 992132015

LEGEND

- PROPERTY LINE
- RIGHT-OF-WAY LINE
- SECTION LINE
- NEW PERMANENT RIGHT OF WAY
- TEMPORARY WORK SPACE
- EXISTING RIGHT OF WAY
- SECTION CORNER
- POINT OF BEGINNING
- ANGLE/END POINT

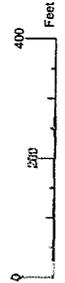


PROPOSED RIGHT-OF-WAY LEGAL DESCRIPTION:

A THIRTY FOOT WIDE STRIP OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 7 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, UTAH COUNTY, UTAH, BEING 15 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

BEGINNING AT A POINT ON THE GRANTORS NORTH PROPERTY LINE, SAID POINT BEING EAST 974.69 FEET ALONG THE SECTION LINE AND SOUTH 271.67 FEET FROM THE NORTHWEST CORNER OF SECTION 4, TOWNSHIP 7 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN. THENCE SOUTH 07°21'28" WEST 784.71 FEET TO THE CENTERLINE OF AN EXISTING DOMINION ENERGY RIGHT OF WAY, THENCE SOUTH 02°50'05" WEST 93.74 TO A POINT ON THE GRANTORS SOUTH PROPERTY LINE.

CONTAINS 26,353.59 SQUARE FEET OR 0.605 ACRES



PROPOSED DOMINION ENERGY UTAH RIGHT-OF-WAY

LOCATED IN
SECTION 4 T7S R2E S.L.B.&M.
UTAH COUNTY, UTAH

SCALE
1" = 200' ON 11X17 PRINT

DRAWN BY
EPOCH CLEMENCE

SURVEY DATE
MAY 8, 2019



1140 WEST 200 SOUTH
SALT LAKE CITY, UTAH

Parcel # 21-027-0016