DEED OF EASEMENT

FOR Ten (\$10.00) Dollars and other good and 'valuable consideration, JEFF NIELSEN d/b/a NIELSEN VALVE & SUPPLY (referred to herein as Grantor) hereby gives and grants to WALDO COMPANY (referred to herein as Grantee) an easement for the passage of vehicular and pedestrian traffic and/or the construction of the utilities for domestic purposes over the following described property:

A 40.00 foot easement more particularly described as follows:

The North 40.00 feet of the N.E. 1/4 of the N.E. 1/4 of Section 24, T.6S., R.1W., S.L.B.&N.

The condition of the foregoing easement grant is such that if the use to which the said vehicular and utility easement is being put by Grantee or his licensees or invitees increases substantially, as measured by objective indicators, then, and in that event, the Grantee, or his successors and assigns shall improve the property affected by the easement so as to control the dust and increased pedestrian and/or vehicular traffic caused by such substantially increased use, if any. The intention of this condition is such that the Grantee shall take reasonable measures to control the effects of the increased traffic, particularly dust and pedestrian access on to adjacent property in such a manner as may be reasonably necessary to mitigate the effects thereof. By way of example only, such action may

necessitate surfacing the easement granted, and/or fencing of the boundaries thereof.

It is further understood that grantor will allow grantee to use existing road until such time as it is economically feasible for primary user to build a road along the section line as it is described in this easement.

IN WITNESS WHEREOF, this Deed of Easement executed this

Arch
day of February, 1986.

Jeff Nielsen d/b/a Nielsen Valve & Supply

STATE OF UTAH

COUNTY OF SALT LAKE

On this Jill day of February, 1986, before me, the undersigned Notary Public in and for said County and State, personally appeared Jeff Nielsen, known to me to be the person whose name is subscribed to the within instrument, and acknowledged that he executed the same.

WITNESS my hand official seal.

My Commission Expires:

Residing at:

² 7839