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RECORDED AT THE REQUEST OF

Waldo Company

1995 MAR 18 PM 1:28

NOTARIAL PUBLIC
STATE OF UTAH
JEFF NIELSEN
BY *[Signature]*

7839

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.&M.

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

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