

11181910

When recorded return to:
Rocky Mountain Power
Lisa Louder/Yuka Jenkins
1407 West North Temple Ste. 110
Salt Lake City, UT 84116

Project Name: IEW UTA Frontrunner
WO#: 5360151.YJ

UTA Parcel No: SAN-18:E
UTA Project No. SLC/UC Commuter Rail

11181910
05/13/2011 10:03 AM \$0.00
Book - 9924 Pg - 2350-2353
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
UTAH TRANSIT AUTHORITY
C/O PROPERTY MANAGER
3600 S 700 W
SALT LAKE CITY UT 84130-0910
BY: ZJM, DEPUTY - WI 4 P.

UNDERGROUND RIGHT OF WAY EASEMENT

For value received, **BHCP Sandy LLC, a Delaware limited liability company** ("Grantor"), hereby grants to PacifiCorp, an Oregon Corporation, d/b/a Rocky Mountain Power its successors and assigns, ("Grantee"), an easement for a right of way (10) feet in width and (302) feet in length, more or less, for the construction, reconstruction, operation, maintenance, repair, replacement, enlargement, and removal of underground 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 therefor; and pads, transformers, switches, cabinets, and vaults on, across, or under the surface of the real property of Grantor in **Salt Lake** 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:

A right of way described as follows:

A PARCEL OF LAND LYING AND SITUATE IN THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 2 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE WEST LINE OF THE UNION PACIFIC RAILROAD, SAID POINT BEING NORTH 1,058.64 FEET AND EAST 653.88 FEET AND SOUTH 59°57'35" EAST 505.61 FEET AND SOUTHEASTERLY 361.26 FEET ALONG THE ARC OF A NON-TANGENT 440.47 FEET RADIUS CURVE TO THE RIGHT, CHORD BEARS SOUTH 37°22'46" EAST 351.22 FEET, THROUGH A CENTRAL ANGLE OF 46°59'32" AND SOUTH 12°57'35" EAST 204.76 FEET AND NORTH 72°05'59" EAST 108.00 FEET AND SOUTH 18°09'27" EAST 170.00 FEET AND NORTH 77°02'25" EAST 269.81 FEET AND NORTH 08°07'19" WEST 182.93 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 72°58'33" WEST 300.64 FEET; THENCE NORTH 18°09'27" WEST 8.36 FEET; THENCE SOUTH 72°05'59" WEST 14.33 FEET; THENCE NORTH 17°01'27" WEST 1.86 FEET; THENCE NORTH 72°58'33" EAST 316.70 FEET; THENCE SOUTH 08°07'19" EAST 10.12 FEET TO THE POINT OF BEGINNING.

CONTAINS 3,040 SQUARE FEET, 0.0698 ACRES.

Assessor Parcel No. 21-36-377-013

Together with the right of access to the right of way from adjacent lands of Grantor for all activities in connection with the purposes for which this easement has been granted; and together with the present and (without payment therefor) the future right to keep the right of way clear of all brush, trees, timber, structures, buildings and other hazards which might endanger Grantee's facilities or impede Grantee's activities.

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Grantee acknowledges that Grantor utilizes the Easement area for automotive parking. Grantee agrees not to locate any facilities or equipment within the Easement area that will impair Grantor's ability to park vehicles.

At no time shall Grantor place or store any flammable materials (other than agricultural crops), or light any fires, on or within the boundaries of the right of way. Subject to the foregoing limitations, the surface of the right of way may be used for agricultural crops and other purposes not inconsistent, as determined by Grantee, with the purposes for which this easement has been granted.

The rights and obligations of the parties hereto shall be binding upon and shall benefit their respective heirs, successors and assigns.

Dated this 11 day of April, 2011.

GRANTOR:

BHCP Sandy LLC, a Delaware limited liability company

By: 

Print Name: Adam Milstein

Its: Manager

REPRESENTATIVE ACKNOWLEDGEMENT

State of _____ }
County of _____ } SS.

See attached

This instrument was acknowledged before me on this _____ day of _____, 2011, by _____, as _____ of _____

Name of Representative

Title of Representative

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of Los Angeles

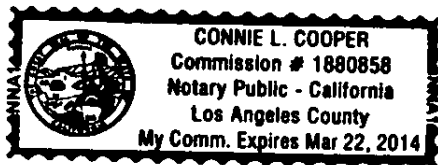
On 4/11/11
Date

before me,

Connie L. Cooper, Notary Public
Here Insert Name and Title of the Officer

personally appeared

Adam M. STEIN
Name(s) of Signer(s)



who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: [Signature]

Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____

Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

Signer's Name: _____

- ☐ Corporate Officer — Title(s): _____
☐ Individual
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer Is Representing: _____

- ☐ Corporate Officer — Title(s): _____
☐ Individual
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer Is Representing: _____

Exhibit "A"

