

REV05042015

Return to:

Rocky Mountain Power
Lisa Louder/Chris Patterson
1407 West North Temple Ste. 110
Salt Lake City, UT 84116

13926887 B: 11325 P: 5516 Total Pages: 4
04/05/2022 02:30 PM By: asteffensen Fees: \$40.00
EASEMENT - EASEMENT OR GRANT OF EASEMENT
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: ROCKY MOUNTAIN POWER
ATTN: LISA LOUDER 1407 W NORTH TEMPLE STE 110 SALT LAKE CITY, UT 84116

Project Name:

WO#: 8159156

RW#:

UNDERGROUND RIGHT OF WAY EASEMENT

For value received, JEFF'S SHED LLC ("Grantor"), hereby grants Rocky Mountain Power, an unincorporated division of PacifiCorp its successors and assigns, ("Grantee"), an easement for a right of way 5 feet in width and 89 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:

Legal Description:

5 Feet wide Along the most southerly Boundary Line, running 89 Feet from East to West of the following Parcel:
COM 774.8 FT W & S 1^30' E 22 RDS FR N 1/4 COR SEC 33, T 1S, R 1E, SL MER, W 77 FT; S 12.5 RDS; E 77 FT; N 12.5 RDS TO BEG. 0.36 AC 8427-4369 8427-4372 8890-915 8890-0918 9209-1063 9353-1820 9353-2873 9420-9139 9969-5869 10470-7761

Assessor Parcel No. 16331280070000

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.

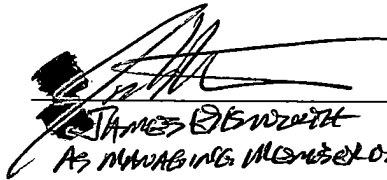
At no time shall Grantor place or store any flammable materials (other than agricultural crops), or light any fires, on or within the boundaries of the right of way. Subject to the

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.

To the fullest extent permitted by law, each of the parties hereto waives any right it may have to a trial by jury in respect of litigation directly or indirectly arising out of, under or in connection with this agreement. Each party further waives any right to consolidate any action in which a jury trial has been waived with any other action in which a jury trial cannot be or has not been waived.

Dated this 28 day of MARCH, 2022



JAMES BENOWITZ GRANTOR
AS MANAGING MEMBER OF JOE'S SHED LLC

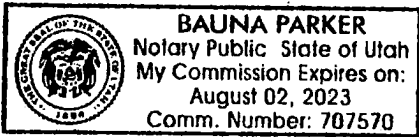
GRANTOR

Acknowledgment by a Corporation, LLC, or Partnership:

STATE OF _____)
) ss.
County of _____)

On this ___ day of _____, 20___, before me, the undersigned Notary Public in and for said State, personally appeared James Elsworth (name), known or identified to me to be the MANAGING MEMBER (president / vice-president / secretary / assistant secretary) of the corporation, or the (manager / member) of the limited liability company, or a partner of the partnership that executed the instrument or the person who executed the instrument on behalf of JEFFS SHED LLC (entity name), and acknowledged to me that said entity executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



Bauna Parker

(notary signature)

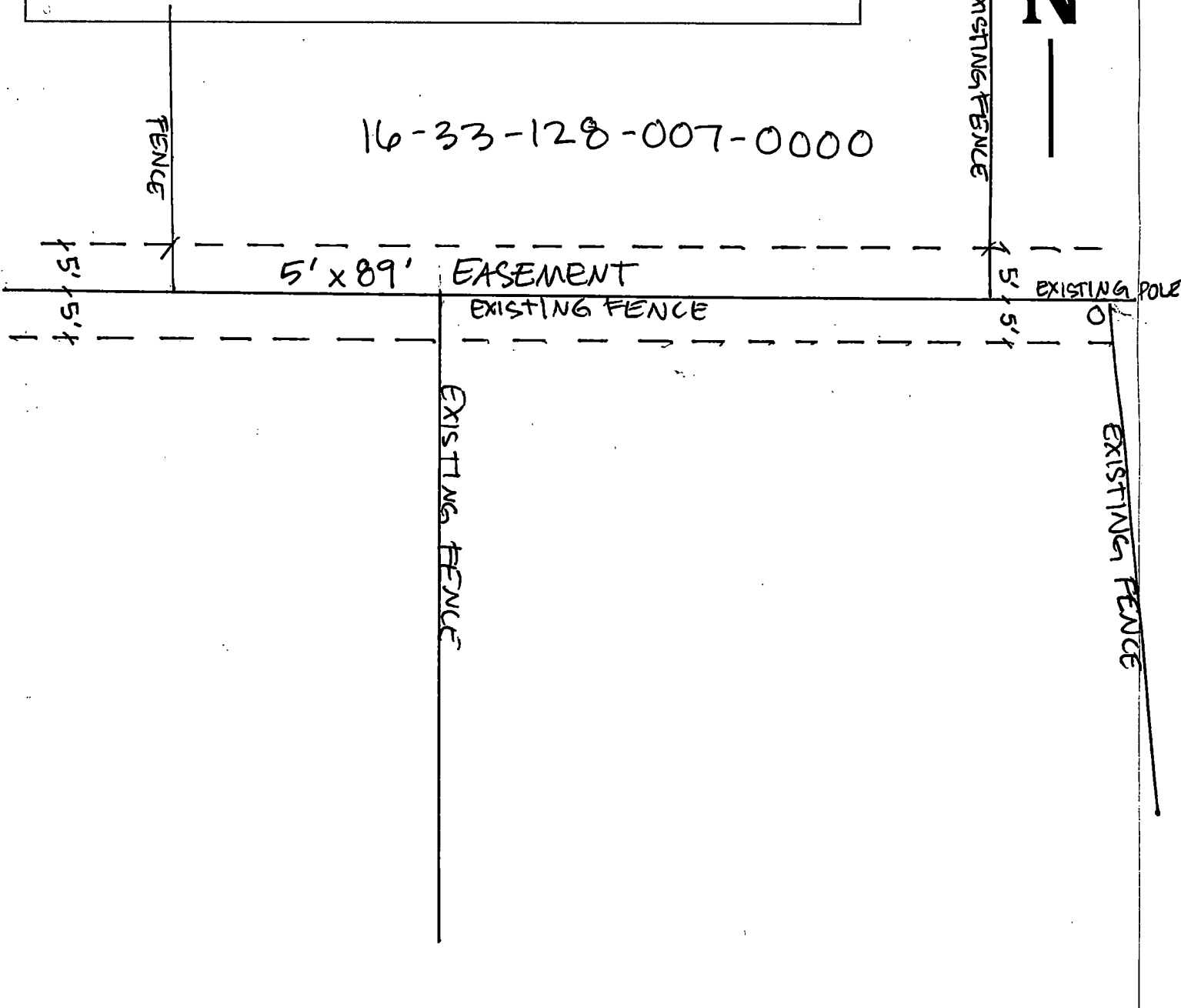
NOTARY PUBLIC FOR Utah (state)
Residing at: Millcreek, Utah (city, state)
My Commission Expires: 2 Aug 2023 (d/m/y)

Property Description

Quarter: _____ Quarter: _____ Section: _____ Township _____ (N or S),
 Range _____ (E or W), _____ Meridian
 County: Salt Lake State: Utah
 Parcel Number: 16-33-128-007-0000



16-33-128-007-0000



CC#: 11441 WO#: 8159156

Landowner Name: _____

Drawn by: _____

This drawing should be used only as a representation of the location of the easement being conveyed. The exact location of all structures, lines and appurtenances is subject to change within the boundaries of the described easement

EXHIBIT A



SCALE: 1/16" = 1'