

117. UTAH POWER & LIGHT COMPANY
EASEMENT

BUNNELL FARMS, INC.

doing business in the State of Utah, Grantor, hereby grants, bargains, sells, conveys and warrants to UTAH POWER & LIGHT COMPANY, a corporation, Grantee, its successors and assigns for a valuable consideration, a perpetual easement and right of way for the construction, erection, operation and continued maintenance, repair, alteration, inspection, relocation and/or replacement of one ~~one~~ ^{53' 75"} wood pole or steel tower lines for the transmission circuits of the Grantee, together with necessary cross-arms and other attachments, including guys, stubs and anchors affixed thereto for the support of said circuits, in, upon, along, over, through, across and under a tract of land situated in the County of Utah, State of Utah, particularly described as follows:

Said tracts of land situate in Lot 2 of Section 33 and the SW 1/4 of the NW 1/4 of Section 34, Township 6 South, Range 2 East, Salt Lake Meridian, described as follows:

Beginning at the northeast corner of the Grantor's land at a point 1479 feet south and 1320 feet west, more or less, from the northeast corner of Section 33, T.6 S., R.2 E., S.L.M. and running thence South 63 feet, more or less, along the east boundary line of said Grantor's land, thence N.87°34'W. 148 feet, more or less, and S.89°53'W. 1850 feet, more or less, thence N.25°33'W. 80 feet, more or less, to the north boundary line of said Grantor's land, thence East 2020 feet, more or less, along said north boundary line to the point of beginning; containing 3.26 acres, more or less.

Beginning at the north boundary line of the grantor's land at a point 930 feet north and 140 feet east, more or less, from the west one quarter corner of Section 34, T.6 S., R.2 E., S.L.M. and running thence N.76°20'E. 129 feet, more or less, along said north boundary line, thence S.35°34'E. 990 feet, more or less, to the south boundary line of said Grantor's land, thence West 148 feet, more or less, along said south boundary line, thence N.35°34'W. 955 feet, more or less, to the point of beginning; containing 2.68 acres, more or less.

Total 5.94 acres, more or less.

Together with full right and authority to Grantee, its successors, licensees, lessees, contractors or assigns, and its and their agents and employees to enter at all times upon said premises to survey, construct, repair, remove, replace, reconstruct, patrol, inspect, improve, enlarge and maintain electric transmission and distribution lines and communication facilities, both overhead and underground, including towers, poles and other supports, together with braces, guys, anchors, cross-arms, cables, conduits, wires, conductors, manholes, transformers and other fixtures, devices and appurtenances used or useful in connection therewith, and full right and authority to cut, remove, trim or otherwise control all trees, brush and other growth on or overhanging said premises.

At no time shall any flammable material or any building of any kind be placed or erected within the boundaries of said right of way, nor shall any equipment or material of any kind that exceeds 12 feet in height be ~~placed or used~~ ^{placed or used} thereon by Grantor or by Grantor's heirs, successors or assigns. *Started 5-8-78* *RE*

~~Subject to the foregoing limitations, said right of way may be leased by Grantor for roads, agricultural crops and other purposes not inconsistent with this easement.~~ *RE*

WITNESS the hand of the Grantor, this 15th day of May, A.D. 1978

Bunnell Farms Inc. Company

By *Elvin W. Bunnell* President

STATE OF UTAH, : ss. Attest: *Elvin W. Bunnell*
County of UTAH : : Secretary

On the 15th day of May, A.D. 1978, personally appeared before me, ELVIN W. BUNNELL, who being by me duly sworn did say that he is the President of BUNNELL FARMS, INC. corporation, and that said instrument was signed in behalf of said corporation by authority of its Board of Directors and said Elvin W. Bunnell acknowledged to me that said corporation executed the same.

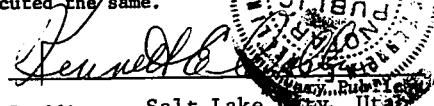
My Commission expires:
May 3, 1980

Description Approved *RE*
Form & Execution Approved

Residing at Salt Lake City, Utah

File No.

800-1648
MAY 5 1978



1991

RECORDED AT THE REQUEST OF
UTAH POWER & LIGHT

BOOK _____ PAGE _____

1978 MAY 24 AM 11:14

NINA D. REID
"ALL COMPANY" REC'D.
DEPUTY REC'D.

PR. _____ ABS. _____ IND. _____
P. _____ S. _____ T. _____ R. _____

UTAH POWER & LIGHT

(21)