

7

WHEN RECORDED MAIL TO:

Questar Gas Company
P.O. Box 45360, Right-of-way
Salt Lake City, UT 84145-0360
FL19/Dean.ic; RW01
Revised 3/9/10



"W2464290"

E# 2464290 PG 1 OF 2
ERNEST D ROWLEY, WEBER COUNTY RECORDER
24-MAR-10 1108 AM FEE \$12.00 DEP LF
REC FOR: QUESTAR GAS CO

Space above for County Recorder's use
PARCEL I.D.# 08-005-0008 ✓

RIGHT-OF-WAY AND EASEMENT GRANT
UT 00238

LOEL W. DEAN and KATHLEEN C. DEAN,
Trustees of THE DEAN FAMILY TRUST dated 7/2/92

Grantors, of Weber County, State of Utah, do hereby convey and warrant to QUESTAR GAS COMPANY, a corporation of the State of Utah, Grantee, its successors and assigns, for the sum of ONE DOLLAR (\$1.00) in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged, a right-of-way and easement 30.0 feet in width to lay, maintain, operate, repair, inspect, protect, remove and replace pipelines, valves, valve boxes and other gas transmission and distribution facilities (hereinafter collectively called "facilities") through and across the following-described land and premises situated in the County of Weber, State of Utah, to-wit:

Land of the Grantor located in the Northwest Quarter of Section 1, Township 5 North, Range 2 West, Salt Lake Base and Meridian;

the running line of said right-of-way and easement shall extend through and across the above-described land and premises, with the right-of way being 10.0 feet west and 20.0 feet east of the running line, as follows, to-wit:

Beginning at a point on the north line of the Union Pacific Railroad right-of-way that is approximately 335.00 feet South and 1195.00 feet West of the Northwest Corner of said Section 1; running thence North 18°40'00" West 93.00 feet; thence North 12°30'00" East 134.00 feet; thence North 27°10'00" East 111.00 feet, to the South line of a County Road (3300 South Street), which is 1,255.00 feet East and 23.00 feet South of the Northwest Corner of said Section 1.

TO HAVE AND TO HOLD the same unto said Questar Gas Company, its successors and assigns, so long as such facilities shall be maintained, with the right of ingress and egress to and from said right-of-way to maintain, operate, ~~repair~~, inspect, protect, remove and replace the same. During temporary periods, Grantee may use such portion of the property along and adjacent to said right-of-way as may be reasonably necessary in connection with construction, maintenance, repair, removal or replacement of the facilities. Grantor(s) shall have the right to use said premises except for the purposes for which this right-of-way and easement is granted to

Grantee, provided such use does not interfere with the facilities or any other rights granted to Grantee hereunder.

Grantor(s) shall not build or construct, nor permit to be built or constructed, any building or other improvement over or across said right-of-way, nor change the contour thereof, without written consent of Grantee; provided, however, that nothing contained herein shall prohibit Grantor from building or constructing, or permitting to be built or constructed curb and gutter, sidewalks, pavement, landscaping or similar improvements over and across said right-of-way, so long as said improvements do not damage said facilities.

Grantee, following the installation or maintenance, of the facilities, shall restore the surface of the right-of-way and easement, and any improvements, to, as near as practicable, the condition of the surface, prior to said installation or maintenance.

This right-of-way shall be binding upon and inure to the benefit of the successors and assigns of Grantor(s) and the successors and assigns of Grantee, and may be assigned in whole or in part by Grantee.

It is hereby understood that any parties securing this grant on behalf of Grantee are without authority to make any representations, covenants or agreements not herein expressed.

WITNESS the execution hereof this 12 day of March, 2010.

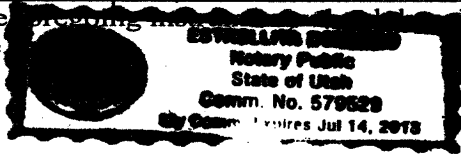
THE DEAN FAMILY TRUST, dated 7/2/92

By- Loel W. Dean Trustee
Loel W. Dean, Trustee

By- Kathleen C. Dean Trustee
Kathleen C. Dean, Trustee

STATE OF UTAH)
) ss.
COUNTY OF WEBER)

On the 12th day of March, 2010, personally appeared before me Loel W. Dean and Kathleen C. Dean, the signer(s) of the foregoing instrument, who acknowledged to me that he/she/they executed the same.



Estrellita Almonarez
Notary Public