

WHEN RECORDED PLEASE RETURN TO:

Clinton Corners
1572 Woodland Park Dr., Ste. 505
Layton, Utah 84041
14-489-0004

PUBLIC UTILITY EASEMENT

For the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned GRANTOR hereby grants, conveys, sells, and sets over to Questar Gas, Rocky Mountain Power and CenturyLink, (together Questar, Rocky Mountain and Century Link are referred to herein as GRANTEE) and their successors and assigns, a perpetual right-of-way and public utility easement to lay, maintain, operate, repair, inspect, protect, install, remove and replace natural gas line(s), electrical line(s) and telephone line(s) (together, "Lines") said right-of-way and easement being situated in City of Clinton, State of Utah, over and through a parcel of the GRANTOR'S land, more fully described as follows:

BEGINNING AT A POINT THAT IS SOUTH 0°09'39" WEST ALONG THE LOT LINE 143.65 FEET FROM THE NORTHWEST CORNER OF LOT 1, CLINTON CORNERS COMMERCIAL SUBDIVISION - AMENDING LOT 1, A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 5 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE SOUTH 89°59'06" EAST 164.98 FEET TO THE EAST LINE OF SAID SUBDIVISION; THENCE SOUTH 0°09'39" WEST 20.00 FEET ALONG SAID EAST LINE; THENCE NORTH 89°59'06" WEST 164.98 FEET TO THE WEST LINE OF SAID SUBDIVISION; THENCE NORTH 0°09'39" EAST 20.00 FEET ALONG SAID WEST LINE TO THE POINT OF BEGINNING.
CONTAINS 0.076 ACRES.

TO HAVE AND TO HOLD the same unto GRANTOR, its successors and assigns, with the right of ingress and egress in GRANTEE, its officers, employees, representatives, agents and assigns to enter upon the above described property with such equipment as is necessary to install, maintain, operate, repair, inspect, protect, remove and replace said Lines. During construction periods, GRANTEE and its agents may use such portion of GRANTOR'S property along and adjacent to said right-of-way as may be reasonably necessary in connection with the construction or repair of said Lines. The contractor performing the work shall restore all property through which the work traverses, to as near its original condition as is reasonably possible.

ACCOMMODATION RECORDING ONLY.
BONNEVILLE SUPERIOR TITLE COMPANY MAKES NO
REPRESENTATION AS TO CONDITION OF TITLE.
NOR DOES IT ASSUME ANY RESPONSIBILITY
FOR VALIDITY, SUFFICIENCY OR EFFECTS
OF DOCUMENT

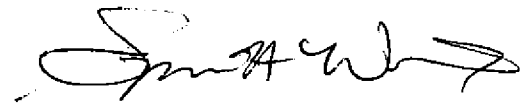
GRANTOR shall have the right to use said premises except for the purposes for which this right-of-way and public utility easement is granted to GRANTEE, provided such use shall not interfere with the Lines or the collection and conveyance of utilities through said Lines or any other rights granted to GRANTEE hereunder.

GRANTOR warrants that it and no one else holds title to the above described property and that it has authority to grant said easement to GRANTEE.

GRANTOR shall not build or construct or permit to be built or constructed, any building over or across said right-of-way. This right-of-way and easement grant shall be binding upon and inure to the benefit of the successors and assigns of GRANTOR and the successors and assigns of GRANTEE.

IN WITNESS WHEREFORE, the GRANTOR has executed this right-of-way and easement this 29 day of May, 2014.

Clinton Corners, LLC

A handwritten signature in black ink, appearing to read "Spencer H. Wright", is written over a horizontal line.

By: Spencer H. Wright the manager of Teton
Investment Holding, LLC, its member

ACKNOWLEDGMENT

State of Utah }
County of DAVIS }

On the 29th day of May, 2014, personally appeared before me, Spencer H. Wright who being by me duly sworn did say that he is a manager of Teton Investment Holding, LLC, the member of Clinton Corners, LLC and that said instrument was rightfully signed in behalf of said limited liability company pursuant to authorization vested in him.

Residing at: Laighton, UT

Chasaleena Baxter
A Notary Public commissioned in Utah

Commission Expires: 03/03/2015

Chasaleena Baxter
Print Name

