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24 JANUARY 94 12:01 PM  
KATIE L. DIXON  
RECORDER, SALT LAKE COUNTY, UTAH  
SALT LAKE CITY AIRPORT  
776 NORTH TERMINAL DR SLC, UT 84122  
ATTN: TERESA  
REC BY: DIANE KILPACK, DEPUTY

No Fee

After recording return  
to Salt Lake City Recorder

Lonepeak Estates  
Phase I

**Avigation Easement**

LONEPEAK VIEW ESTATES INC. hereinafter referred to as "Grantor" hereby grants and conveys to SALT LAKE CITY CORPORATION, hereinafter referred to as "Grantee", for good and valuable consideration given by the Grantee to the Grantor in the form of Grantee's approval development of Grantor's land by memorializing an existing prescriptive common law avigation associated with the Airport activities of the Salt Lake City Airport II, the receipt and sufficiency of which are hereby acknowledged, a perpetual and assignable easement in and over the parcel of land described in Exhibit "A", attached hereto and by this reference incorporated herein, hereinafter referred to as the "Real Property", for the free and unrestricted passage of aircraft of any and all kinds now or hereafter developed for the purpose of transporting persons or property through the air, in, through, across and about the airspace over the Real Property above a flat plain 4758 feet mean sea level, as determined by U.S.G.S. datum coterminous with the boundaries of the Real Property (hereinafter referred to as the "Airspace").

Grantor further agrees that the easement and rights hereby granted to the Grantee in and over the Real Property are for the purpose of insuring that the Airspace shall remain free and clear for the flight of an aircraft in landing or taking off at or otherwise using the Salt Lake City Airport II described in Exhibit "B" attached hereto, and by this reference incorporated herein, (hereinafter referred to as "Airport"). Said easement, and the rights appertaining thereto shall be for the benefit of Grantee, its successors, assigns, guests, invitees, including any and all persons, firms or corporations operating aircraft to or from the Airport. Said easement and the burden thereof, together with all things which may be alleged to be incidental to or to result from the use and enjoyment of said easement, shall constitute permanent burdens and servient tenements on the Real Property and such burdens and tenements shall run with the land and be binding upon and enforceable against all successors in right, title or interest to said Real Property and shall be unlimited as to frequency.

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Grantor agrees that it, its heirs, successors and assigns shall not hereafter erect, or permit the erection or growth of any object within the Airspace. This easement grants the right of flight for the passage of aircraft in the Airspace, together with the right to cause or create, or permit or allow to be caused or created in the Airspace and within, above and adjacent to the Real Property, such annoyances as may be inherent in, or may arise or occur from or during the operation of aircraft.

In the event Grantee permits in excess of 400 Aircraft to be based at Salt Lake City Airport II at any time, this easement shall terminate and all rights shall revert to the fee owners of the "Real Property" at the time of termination if Grantor does not restrict the number of such aircraft to 400 or less within 30 days after written notice has been sent by Grantor or its successors in interest notifying Grantee that the number of aircraft based at Salt Lake City Airport II exceeds 400.

WITNESS the hand of Grantor this 2nd day  
of May, 1993

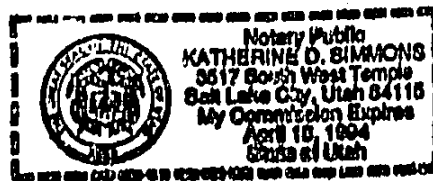
GRANTOR(S)

Lonepeak View Estates Inc.

By Roger J. Knight  
Roger J. Knight

Its President

Katherine D. Simmons  
Notary Public, residing in  
Salt Lake City, Utah  
My Commission Expires  
April 10, 1994



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*Exhibit A*

*Beginning at a point N. 0°05'54"W. 579.30 feet from the SW Corner of Section 31, T. 2 S., R. 1 W., S.L.B. & M.; thence N.0°05'54"W. 550.72 feet, thence S.89°49'27"E. 990.00 feet; thence N.0°05'54"W. 330.00 feet; thence S. 89°49'27"E. 462.73 feet; thence S.0°09'21"W. 601.00 feet; thence N.09°50'38"W. 100.00 feet; thence N.77°22'48"W. 51.21 feet; thence N.89°49'27"W. 1000.11 feet; thence S.0°05'54"E. 100.02 feet; thence S.5°36'42"W. 100.50 feet; thence S.0°05'54" E. 100.00 feet; thence S.89°54'06"W. 100.00 feet; thence N.77°58'34"W. 51.14 feet; thence S.89°54'06"W. 140.00 feet to the point of beginning, containing 14.186 Acres.*

*Exhibit B*

**Salt Lake City Airport II—Master  
plan—Boundaries described:**

The exterior boundaries of Salt Lake City Airport II are particularly described as follows:

Beginning at a point S. 89° 55' 30" E. 1,557.37 feet from the northwest corner of Section 19, Township 2 South, Range 1 West, Salt Lake Base and Meridian, and running thence S. 89° 55' 30" E. 1,525.73 feet; thence South 33.00 feet; thence S. 89° 55' 30" E. 758.75 feet; thence S. 0° 06' 29" E. 2,608.68 feet; thence S. 89° 59' 40" E. 1,410.75 feet; thence S. 89° 49' 50" E. 642.60 feet; thence S. 29° 52' 00" E. 285.10 feet, more or less; thence S. 10° 47' 00" E. 505.50 feet; thence S. 19° 47' 00" E. 628.13 feet; thence S. 89° 49' 40" E. 957.87 feet; thence S. 0° 17' 02" W. 1,320.00 feet; thence S. 89° 49' 40" E. 420.00 feet; thence South 33.00 feet; thence S. 89° 49' 40" E. 240.00 feet; thence S. 0° 17' 02" W. 2,621.40 feet; thence N. 89° 55' 08" W. 1,476.20 feet; thence S. 17° 40' 00" W. 1,084 feet; thence S. 5° 27' 00" E. 960.70 feet; thence S. 89° 29' 00" W. 347.74 feet; thence S. 0° 52' 30" E. 600.00 feet; thence S. 89° 29' 00" W. 746.80 feet; thence North 350.00 feet; thence West 350.00 feet; thence South 353.15 feet; thence S. 89° 29' 00" W. 54.40 feet; thence S. 86° 59' 57" W. 350.00 feet; thence N. 89° 58' 00" W. 3,147.49 feet; thence N. 10° 48' 00" W. 224.11 feet to the point of curvature; thence along the arc of a 2,814.93 foot radius curve to the right 810.64 feet; thence N. 5° 42' 00" E. 2,128.30 feet to a point of curvature; thence along the arc of a 3,487.87 foot radius curve to the left 1,552.31 feet; thence N. 19° 48' 00" W. 648.80 feet, more or less; thence S. 89° 55' 10" E. 212.90 feet, more or less; thence N. 23° 59' 00" W. 111.00 feet, more or less; thence N. 22° 36' 00" W. 2,006.50 feet; thence N. 7° 55' 00" W. 696.30 feet; thence S. 89° 55' 40" E. 1,245.35 feet; thence North 2,608.75 feet; thence S. 89° 55' 30" E. 40.54 feet; thence North 33 feet to the point of beginning; and

Commencing at a point along the centerline of 7800 South Street, said point being the Northeast corner of the Northwest ¼, Northeast ¼ of Section 31, Township 2 South, Range 1 West, Salt

Lake Meridian; thence North 89° 59' 50" West 316.224 feet along the section line; thence South 1° 04' 53" East 238 feet, more or less to the north right-of-way line of the existing Bingham Highway, (Utah State Department of Highways Project No. S-6); thence northeasterly 334 feet, more or less, along said North Line and along the arc of a 3,894.8 foot radius curve to the right, to the intersection of said North line and the East boundary line of said grantor's land; thence North 0° 04' 02" East 120 feet, more or less, along said East boundary line to the point of beginning, and

Commencing at a point which is 961.301 feet West and 216.167 feet South from the Northeast corner of Section 31, Township 2 South, Range 1 West, Salt Lake Meridian; thence South 82° 00' 00" West 361 feet, more or less, to the intersection of the west boundary line of said grantor's land and the south right-of-way line to the existing Bingham Highway (Utah State Department of Highways Project No. S-6); thence northeasterly 358 feet, more or less, along said south Line and along the arc of a 3,759.8 foot radius curve to the right, (whose tangent bears North 71° 03' 29" East at said property intersection); thence South 13° 55' 08" East 55 feet, more or less, to the point of beginning; and

Beginning at the Southeast corner of the Northwest quarter of the Northeast quarter of Section 31, Township 2 South, Range 1 West, Salt Lake Base and Meridian; running thence West 245.21 feet; thence N. 1° 47' 22" W. 931.41 feet to a point on the arc of a curve to the right; thence easterly along the arc of said curve (which is the southerly right-of-way line of the Bingham Highway) 283.03 feet, more or less; thence N. 82° 30' 00" E. 333.84 feet; thence S. 13° 12' 38" E. 933.70 feet; thence West 35.56 feet; thence S. 0° 17' 40" W. 545.15 feet; thence West 513.25 feet; thence N. 0° 17' 40" E. 371.74 feet to the point of beginning.

Total airport property 1,223.92 acres, more or less.

BK 6856 PG 1500