

7045049

WHEN RECORDED MAIL TO:
Questar Regulated Services Company
P.O. Box 45360, Right-of-way
Salt Lake City, UT 84145-0360

3736Wasa.1o
RW01

RIGHT-OF-WAY AND EASEMENT GRANT
(Open area)
UT 19221

WASATCH COMMONS CROWN, L.L.C., A Utah Limited Liability Company,
"Grantor", does 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 (referred to in this Grant as the "Easement") to lay, maintain,
operate, repair, inspect, protect, remove and replace pipelines, valves, valve boxes and other gas
transmission and distribution facilities (referred to in this Grant collectively as "Facilities") within
that certain development known as Wasatch Commons, in the vicinity of 1411 South Utah Street,
Salt Lake City, Salt Lake County, Utah, which development is more particularly described as:

Land of Grantor located in Section 15, Township 1 South, Range 1 West, Salt
Lake Base and Meridian;

Parcel No. 1:

All of Lots 9 and 10 and the North 94.05 feet of Lot 8, Block 1,
UTAH SOUTHERN ADDITION, according to the official plat thereof, as
recorded in the office of the Salt Lake County Recorder.

Parcel No. 2:

COMMENCING at a point 25.3 feet South of the Northwest corner of
Lot 19, Block 1, UTAH SOUTHERN ADDITION, a subdivision of part of
the Northeast quarter of Section 15, Township 1 South, Range 1
West, Salt Lake Base and Meridian, and running thence South 68.75
feet; thence East 121 feet; thence North 68.75 feet; thence West
121 feet to the point of BEGINNING.

Parcel No. 3:

COMMENCING at the Northwest corner of Lot 19, Block 1, UTAH
SOUTHERN ADDITION, a subdivision of part of the West half of the
Northeast quarter of Section 15, Township 1 South, Range 1 West,
Salt Lake Base and Meridian, and running thence South 25.3 feet;
thence East 267 feet; thence North 25.3 feet; thence West 267 feet
to the place of BEGINNING.

7045049
08/04/98 08:28 AM 25.00
NANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
QUESTAR GAS COMPANY
PO BOX 45360
SLC, UT 84145-0360
REC BY:R JORDAN

DEPUTY - WI

BK 8054 PG 2609

Parcel No. 4:

COMMENCING at the Northwest corner of Lot 19, Block 1, UTAH SOUTHERN ADDITION, a subdivision of part of the West half of the Northeast quarter of Section 15, Township 1 South, Range 1 West, Salt Lake Base and Meridian, and running thence North 99.00 feet; thence East 267 feet; thence South 99.00 feet; thence West 267 feet to the point of BEGINNING.

Less and excepting therefrom:

COMMENCING at a point 30.7 feet North and 33 feet West of the Southeast corner of Lot 18, Block 1, UTAH SOUTHERN ADDITION, a subdivision of part of the Northeast quarter of Section 15, Township 1 South, Range 1 West, Salt Lake Base and Meridian, and running thence North 68 feet; thence West 103 feet; thence South 68 feet; thence East 103 feet to the place of the BEGINNING.

Parcel No. 5:

The West 133.5 feet of the South 43.45 feet of Lot 19 and the West 133.5 feet of the North 25.3 feet of Lot 20, Block 1, UTAH SOUTHERN ADDITION, a subdivision of part of the Northeast Quarter of Section 15, Township 1 South, Range 1 West, Salt Lake Base and Meridian.

Parcel No. 6:

The South 43.45 feet of Lot 8, and the North 25.3 feet of Lot 7, Block 1, UTAH SOUTHERN ADDITION, a subdivision of part of the Northeast quarter of Section 15, Township 1 South, Range 1 West, Salt Lake Base and Meridian.

Parcel No. 7:

BEGINNING at the Southeast corner of Lot 9, Block 1, UTAH SOUTHERN ADDITION, a subdivision located in the Northeast quarter of Section 15, Township 1 South, Range 1 West, Salt Lake Base and Meridian, running thence North 99 feet along the East boundary of said Lot 9; thence East 20 feet to a point on the West boundary of Lot 18; thence South 261.85 feet along the Western boundary of Lots 18, 19 and 20; thence West 20 feet to a point on the Eastern boundary of Lot 7; thence North 162.85 feet along the Eastern boundary of Lots 7, 8 and 9 to the point of BEGINNING.

Excepting therefrom those areas designated as structures (buildings, pools, storage buildings, parking structure and similar structures) as shown on the attached plat, designated as Exhibit "A"; and by reference made a part of this Grant.

TO HAVE AND TO HOLD the same unto Questar Gas Company, its successors and assigns, so long as Grantee shall require with the right of ingress and egress to and from the Easement to maintain, operate, repair, inspect, protect, remove and replace the Facilities. During temporary periods, Grantee may use such portion of the property along and adjacent to the Easement 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 the surface of the Easement except for the purposes for which this Easement is granted provided such use does not interfere with the Facilities or any other rights granted to Grantee by this Grant.

Grantor(s) shall not build or construct, nor permit to be built or constructed, any building or other improvement over or across the Easement, nor change the contour thereof, without written consent of Grantee, which consent shall not be unreasonably withheld. This Grant shall be binding upon the successors and assigns of Grantor(s) and may be assigned in whole or in part by either party hereto.


It is understood that following the construction of said facilities, a Corrective Right-of-Way and Easement Grant may be executed by Grantor to define the location of 16.0 foot rights-of-way with the facilities being the centerline of said right-of-way.

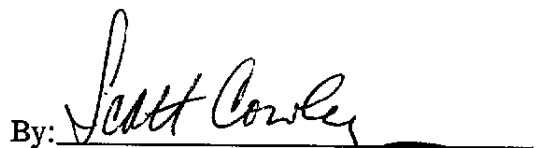
It is hereby understood that any person(s) securing this Grant on behalf of Grantee are without authority to make any representations, covenants or agreements not expressed in this Grant.

WITNESS the execution hereof this 13th day of MAY, 1998.

By: WASATCH COHOUSING,
A Utah Non-profit Corporation, Member

ATTEST:

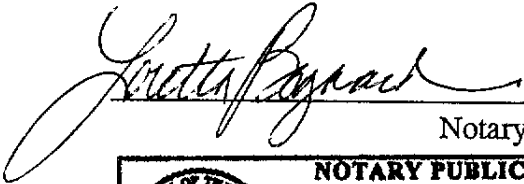

Michael Polacek, Secretary

By: 
Scott Cowley, President

(SEAL)

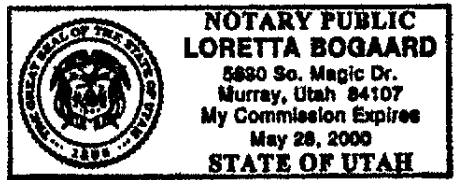
STATE OF UTAH)
) ss.
COUNTY OF SALT LAKE)

On the 13th day of MAY, 1998, personally appeared before me Scott Cowley, and Michael Polacek who, being duly sworn, did say that they are the President and Secretary, respectively, of WASATCH COHOUSING, a Member of Wasatch Common Crown, L.L.C, and that the foregoing instrument was signed on behalf of said corporation by authority of a resolution of its Board of Trustees, and said Scott Cowley and Michael ^{POLACEK} ~~Cowley~~ acknowledged to me that said corporation duly executed the same.



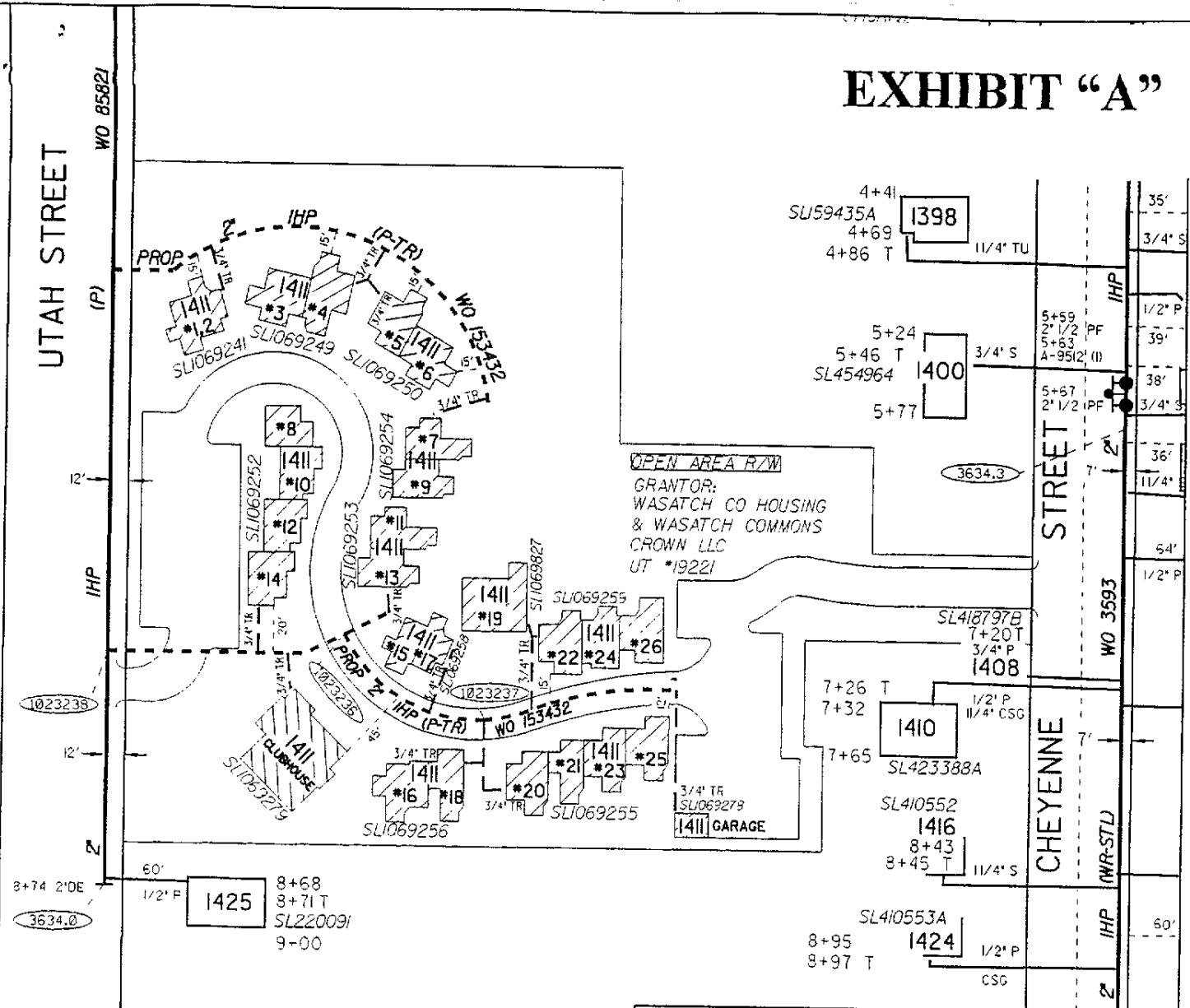
Notary Public

*Strike clause not applicable



BK8054PG2612

EXHIBIT "A"



RIGHT-OF-WAY APPLICATION

DRAWING NO. _____ UTAH NO. 19221
 CLEARED BY PROPERTY SECTION
 DATE _____ BY _____

PROPOSED MAIN LOCATION

* INSTALL PROPOSED MAIN AS SHOWN UNLESS OTHERWISE SPECIFIED BY QUESTAR GAS INSPECTOR.

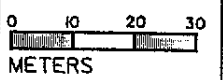
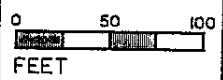
NOTES:

- CALL BLUE STAKES FOR LOCATION OF UNDERGROUND UTILITIES 532-5000 OR 1-800-662-4111
- LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION.

PROJECT CONTACT: JEFF CHAPMAN
 PH. # 973-6471 CELL # 547-6978
 ENG. CO./PROJ. # _____
 CHECKED BY _____ DRAWN BY B.WELLS
 DATE 02-10-98 REDRAWN 05-05-98
 MAP(S) 1878-2146
 APPROVED BY CORROSION DEPT. N/A



NORTH



Proposed IHP Main Extension

CITY/CO SALT LAKE CITY AREA SALT LAKE
 SUBDIVISION WASATCH COMMONS
 JOB LOCATION 1411 SOUTH UTAH ST

PERMITS
 HIGHWAY _____ FT CITY 15 _____ FT
 COUNTY _____ FT NONE
 PERMIT CODE _____ RAC 411 SERVICES 13

PROP APPROX 740 FT OF 2" (P-TR) PIPE
 PROP APPROX _____ FT OF _____ PIPE
 PROP APPROX _____ FT OF _____ PIPE
 TOTAL JOB FOOTAGE 740 FT
 JOB ID 1005844 ML # 1003744

WO 153432

BK 8054 PG 2613