

When recorded return to:
Snyderville Basin Water Reclamation District
2800 Homestead Road. Park City, Utah 84098

ENTRY NO. 00842085

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Easements PAGE 1/10

ALAN SPRIGGS, SUMMIT COUNTY RECORDER

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GRANT OF SANITARY SEWER EASEMENT(S)
FOR CONSTRUCTION AND MAINTAINENCE OF WASTEWATER COLLECTION
AND TRANSPORTATION PIPELINE(S)

Iron Mountain Associates, L.L.C., a Utah limited liability company, ("IMA" or "Grantor"), acting as the "Declarant" (as that term is defined in that certain Declaration of Covenants, Conditions and Restrictions for The Colony at White Pine Canyon ["CCR's"], recorded in the Office of the Summit County Recorder on September 24, 1998, as Entry No. 518327, in Book 1185, at pages 93-147) and exercising its authority as the Declarant pursuant to the CCR's, does hereby convey and warrant to the Snyderville Basin Water Reclamation District, a special District of the state of Utah. (the "District") Grantee, of Summit County, Utah. For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, permanent easements and rights-of-way in The Colony at White Pine Canyon – Phase 4A Final Subdivision Plat for the purpose of constructing, operating and maintaining one or more underground pipelines in the easement granted herein for the collection and transportation of wastewater as permitted by the District in the exclusive discretion of the District, over, across, through and under the premises of the Grantor situated in Summit County, Utah which are more specifically described as follows:

SANITARY SEWER EASEMENT (A)

THE COLONY PHASE 4A

An easement being 15.0 feet either side of the following described centerline, starting in the Southeast Quarter of Section 1, Township 2 South, Range 3 East, Salt Lake Base and Meridian and continuing into Section 12, Township 2 South, Range 3 East, Salt Lake Base and Meridian, Summit County, Utah, more particularly described as follows;

Beginning at a point which lies North a distance of 1162.00 feet and East a distance of 993.65 feet from the South Quarter corner of said Section 1 (Basis of Bearing is North 89°40'05" East along the section line from the Southwest corner of said Section 1 to the said South Quarter corner of Section 1); thence leaving said point of beginning South 12°52'12" West a distance of 53.86 feet; South 81°15'52" West a distance of 117.10 feet; to a point on a 302.05 foot radius curve to the left, center bears South 40°24'29" East; thence along the arc of said curve through a central angle of 16°05'22", a distance of 84.82 feet; thence South 33°26'49" West as distance of 140.41 feet to a point on a 200.00 foot radius curve to the left, center bears South 56°33'11" East; thence along the arc of said curve through a central angle of 18°26'53", a distance of 64.40 feet; thence South 14°59'56" West a distance of 27.93 feet to a point on a 100.00 foot radius curve to the left, center bears South 75°00'04" East; thence along the arc of said curve through a central angle of 33°24'00", a distance of 58.29 feet; thence South 18°24'04" East a distance of 232.47 feet to a point on a 291.50 foot radius curve to the right, center bears South 69°26'25" West; thence along the arc of said curve through a

central angle of $11^{\circ}39'16''$, a distance of 59.29 feet to a point on a 300.00 foot radius curve to the right, center bears South $81^{\circ}03'29''$ West; thence along the arc of said curve through a central angle of $22^{\circ}53'39''$, a distance of 119.87 feet to a point on a 1024.67 foot radius curve to the left, center bears South $76^{\circ}07'16''$ East; thence along the arc of said curve through a central angle of $14^{\circ}07'32''$, a distance of 252.62 feet to a point on a 1080.74 foot radius curve to the left, center bears North $88^{\circ}58'42''$ East; thence along the arc of said curve through a central angle of $8^{\circ}30'15''$, a distance of 160.41 feet to a point on a 800.00 foot radius curve to the right, center bears South $80^{\circ}17'22''$ West; thence along the arc of said curve through a central angle of $11^{\circ}50'50''$, a distance of 165.42 feet; thence South $2^{\circ}08'12''$ West a distance of 74.22 feet; thence South $4^{\circ}50'23''$ West a distance of 75.42 feet to a point on a 700 foot radius curve to the right, center bears North $85^{\circ}09'37''$ West; thence along said curve through a central angle of $4^{\circ}00'46''$, a distance of 49.03 feet to a point on a 860 foot radius curve to the left, center bears South $81^{\circ}08'51''$ East; thence along the arc of said curve through a central angle of $10^{\circ}10'22''$, a distance of 152.69 feet to a point on a 860 foot radius curve to the left, center bears North $88^{\circ}40'47''$ East; thence along the arc of said curve through a central angle of $9^{\circ}42'07''$, a distance of 145.63 feet to a point on a 700 foot radius curve to the left, center bears North $78^{\circ}58'40''$ East; thence along the arc of said curve through a central angle of $4^{\circ}36'55''$, a distance of 56.39 feet to a point on a 100 foot radius curve to the right, center bears South $74^{\circ}21'45''$ West; thence along the arc of said curve through a central angle of $86^{\circ}24'27''$, a distance of 150.81 feet thence North $57^{\circ}53'57''$ West a distance of 15.87 feet to a point on a 100 foot radius curve to the right, center bears North $32^{\circ}06'03''$ East; thence along the arc of said curve through a central angle of $42^{\circ}36'04''$, a distance of 74.35 feet; thence North $15^{\circ}17'53''$ West a distance of 275.00 feet; thence North $15^{\circ}17'53''$ West a distance of 227.57 feet to a point on a 100.00 foot radius curve to the left, center bears South $74^{\circ}42'07''$ West; thence along the arc of said curve through a central angle of $82^{\circ}08'56''$, a distance of 143.38 feet; thence South $82^{\circ}33'11''$ West a distance of 25.12 feet to a point on a 102.92 foot radius curve to the left, center bears South $38^{\circ}39'34''$ East; thence along the arc of said curve through a central angle of $63^{\circ}19'42''$, a distance of 113.76 feet; thence South $11^{\circ}59'15''$ East a distance of 156.14 feet to a point on a 800 foot radius curve to the left, center bears North $78^{\circ}00'45''$ East; thence along said curve through a central angle of $5^{\circ}53'18''$, a distance of 82.22 feet; thence South $17^{\circ}52'34''$ East a distance of 29.76 feet to a point on a 490 foot radius curve to the right, center bears South $72^{\circ}07'26''$ West; thence along the arc of said curve through a central angle of $26^{\circ}12'32''$, a distance of 224.14 feet; thence South $8^{\circ}19'59''$ West a distance of 91.45 feet to a point on a 610 foot radius curve to the left, center bears South $81^{\circ}40'01''$ East; thence along said curve through a central angle of $16^{\circ}21'44''$, a distance of 174.20 feet to a point on a 490 foot radius curve to the right, center bears South $81^{\circ}58'15''$ West; thence along said arc of said curve through a central angle of $11^{\circ}58'34''$, a distance of 102.42 feet to a point on a 1010.00 foot radius curve to the left, center bears South $86^{\circ}03'11''$ East; thence along the arc of said curve through a central angle of $01^{\circ}30'08''$, a distance of 26.48 feet; thence South $00^{\circ}18'41''$ East a distance of 59.72 feet; thence South $30^{\circ}41'12''$ West a distance of 106.14 feet; thence South $00^{\circ}22'32''$ East a distance of 51.08 feet; thence South $35^{\circ}27'14''$ East a distance of 101.84 feet; thence South $12^{\circ}06'53''$ West a distance of 115.20 feet to a point on a 400.12 foot radius curve to the right, center bears North $67^{\circ}21'37''$ West; thence along the arc of said curve through a central angle of $25^{\circ}22'22''$, a distance of 177.19 feet to a point on a 158.69 foot radius curve to the left, center bears South $41^{\circ}59'08''$ East; thence along the arc of said curve through a central angle of $83^{\circ}25'03''$, a distance of 231.04 feet to a point on a 134.53 foot radius curve to the left, center bears North $57^{\circ}26'18''$ East; thence along the arc of said curve through a central angle of $35^{\circ}53'11''$, a distance of 84.26 feet to a point on a 1918.58 foot radius curve to the right, center bears South $21^{\circ}33'07''$ West; thence along the arc of said curve through a central angle of $2^{\circ}08'39''$, a distance of 71.80 feet to a

point on a 100.02 foot radius curve to the right, center bears South 23°42'01" West; thence along the arc of said curve through a central angle of 77°45'17", a distance of 135.74 feet; thence South 13°32'34" East a distance of 229.79 feet; thence South 27°55'29" East a distance of 345.82 feet; thence South 36°11'16" East a distance of 255.03 feet; thence South 40°45'38" East a distance of 158.24 feet; thence South 59°49'31" East a distance of 343.41 feet; thence South 40°05'37" East a distance of 195.42 feet; thence South 18°48'11" East a distance of 102.19 feet; thence South 15°00'33" West a distance of 99.37 feet; thence South 38°17'37" West a distance of 49.16 feet; thence South 56°27'31" East a distance of 143.74 feet; thence South 28°15'22" East a distance of 260.61 feet; thence South 29°38'49" East a distance of 257.92 feet; to a point on a 600.00 foot radius curve to the right, center bears South 60°21'11" West; thence along the arc of said curve through a central angle of 03°31'19", a distance of 36.88 feet; thence South 26°07'30" East a distance of 306.81 feet to a point on a 491.50 foot radius curve to the right, center bears South 63°52'30" West; thence along the arc of said curve through a central angle of 6°46'43", a distance of 58.15 feet; thence South 19°20'47" East a distance of 347.85 feet to a point on a 508.50 foot radius curve to the left, center bears North 70°39'13" East; thence along the arc of said curve through a central angle of 5°56'55", a distance of 52.79 feet; thence South 25°17'42" East a distance of 373.31 feet to a point of terminus.

SANITARY SEWER EASEMENT (B)

THE COLONY PHASE 4A

An easement being 15.0 feet either side of the following described centerline, starting in the Northeast Quarter of Section 12, Township 2 South, Range 3 East, Salt Lake Base & Meridian, more particularly described as follows;

Beginning at a point which lies South a distance of 2395.38. feet and East a distance of 527.91 feet from the South Quarter corner of Section 1, Township 2 South, Range 3 East, Salt Lake Base & Meridian (basis of bearing is North 89°40'05" East along the section line from the Southwest corner of said Section 1 to the said South Quarter corner of Section 1); thence leaving said point of beginning South 37°18'16" West a distance of 206.88 feet; thence South 69°34'17" West a distance of 597.14 feet; thence South 41°56'34" West a distance of 67.04 feet; thence South 17°30'54" West a distance of 140.60 feet to the point of terminus.

SANITARY SEWER EASEMENT (C)

THE COLONY PHASE 4A

An easement being 15.0 feet either side of the following described centerline, starting in the Southeast Quarter of Section 12, Township 2 South, Range 3 East, Salt Lake Base & Meridian, more particularly described as follows;

Beginning at a point which lies South a distance of 2700.94 feet and East a distance of 689.87 feet from the South Quarter corner of Section 1, Township 2 South, Range 3 East, Salt Lake Base &

Meridian (basis of bearing is North 89°40'05" East along the section line from the Southwest corner of said Section 1 to the said South Quarter corner of Section 1); and running thence South 00°47'50" West a distance of 205.09 feet; thence South 13°20'58" West a distance of 79.95 feet to a point on a 100.00 foot radius curve to the left, center bears South 76°39'02" East; thence along said arc 64.54 feet through a central angle of 36°58' 47" to a point on a 100.00 foot radius curve to the right, center bears South 66°22'11" West; thence along said arc 48.24 feet through a central angle of 27°38'25"; thence South 04°00'36" West a distance of 50.76 feet; thence South 30°56'36" West a distance of 48.85 feet to a point on a 200.00 foot radius curve to the left, center bears South 59°03'24" East; thence along said arc 144.85 feet through a central angle of 41°29'45"; thence South 10°33'10" East 186.84 feet to a point on a 100.00 foot radius curve to the right, center bears South 79°26'50" West; thence along said arc 157.64 feet through a central angle of 90°19'11"; thence South 79°46'01" West a distance of 41.43 feet to a point on a 100.02 foot radius curve to the left, center bears South 10°14'17" East; thence along said arc 161.65 feet through a central angle of 92°35'48" to the point of terminus.

SANITARY SEWER EASEMENT (D)

THE COLONY PHASE 4A

An easement being 15.0 feet either side of the following described centerline, starting in the Southeast Quarter of Section 12, Township 2 South, Range 3 East, Salt Lake Base & Meridian, more particularly described as follows;

Beginning at a point which lies South a distance of 3605.25 feet and East a distance of 628.08 feet from the South Quarter corner of Section 1, Township 2 South, Range 3 East, Salt Lake Base & Meridian (basis of bearing is North 89°40'05" East along the section line from the Southwest corner of said Section 1 to the said South Quarter corner of Section 1); thence leaving said point of beginning South 08°52'26" East a distance of 71.65 feet to a point on a 672.51 foot radius curve to the right, center bears South 81°07'34" West; thence along the arc of said curve through a central angle of 11°13'02", a distance of 131.66 feet to a point on a 200.00 foot radius curve to the left, center bears South 87°39'24" East; thence along the arc of said curve through a central angle of 27°30'30", a distance of 96.02 feet; thence South 25°09'54" East a distance of 13.64 feet to a point on a 276.97 foot radius curve to the right, center bears South 42°52'26" West; thence along the arc of said curve through a central angle of 29°36'34", a distance of 143.13 feet to a point on a 150.00 foot radius curve to the right, center bears South 72°29'01" West; thence along the arc of said curve through a central angle of 11°59'39", a distance of 31.40 feet to a point on a 167.83 foot radius curve to the left, center bears North 84°28'39" East; thence along the arc of said curve through a central angle of 50°36'00", a distance of 148.22 feet to a point on a 100.00 foot radius curve to the right, center bears South 33°52'39" West; thence along the arc of said curve through a central angle of 36°34'01", a distance of 63.82 feet to a point on a 140.65 foot radius curve to the right, center bears South 70°26'40" West; thence along the arc of said curve through a central angle of 30°47'59", a distance of 75.61 feet to a point on a 70.00 foot radius curve to the left, center bears South 58°52'51" East; thence along the arc of said curve through a central angle of 84°59'07", a distance of 103.83 feet; thence South 53°51'58" East a distance of 211.84 feet to a point on a 200.00 foot radius curve to the right, center bears South 36°08'02" West; thence along the arc of said curve through a central angle of 8°59'19", a distance of

31.38 feet; thence South 44°52'39" East a distance of 113.41 feet; thence South 28°42'52" East a distance of 379.39 feet; thence South 23°08'10" West a distance of 81.91 feet to a point on a 80.00 foot radius curve to the right, center bears North 66°51'50" West; thence along the arc of said curve through a central angle of 57°02'39", a distance of 79.65 feet; thence South 80°10'48" West a distance of 14.78 feet to a point on a 100.00 foot radius curve to the left, center bears South 09°49'12" East; thence along the arc of said curve through a central angle of 22°17'33", a distance of 38.91 feet; thence South 57°53'16" West a distance of 33.13 feet to a point on a 150.00 foot radius curve to the right, center bears South 67°53'16" West; thence along the arc of said curve through a central angle of 52°44'09", a distance of 138.06 feet to a point on a 100.00 foot radius curve to the left, center bears South 59°22'36" East; thence along the arc of said curve through a central angle of 66°51'47", a distance of 116.70 feet; thence South 36°14'15" East a distance of 132.76 feet to the point of terminus. Said point of terminus lying South a distance of 5468.25 feet and East a distance of 1249.56 feet from the South Quarter corner of said Section 1.

ADDITION TO SANITARY SEWER EASEMENT (D)

THE COLONY PHASE 4A

A parcel of land lying and situate in the Southeast Quarter of Section 12, Township 2 South, Range 3 East, Salt Lake Base and Meridian, being more particularly described as follows;

Beginning at a point which lies South a distance of 4026.39 feet and East a distance of 764.37 feet from the South Quarter corner of Section 1, Township 2 South, Range 3 East, Salt Lake Base & Meridian (basis of bearing is North 89°40'05" East along the section line from the Southwest corner of said Section 1 to the said South Quarter corner of Section 1); and running thence South 26°24'31" East 163.59 feet; thence South 64°19'48" West 2.32 feet; thence 134.97 feet along the arc of a 152.83 foot radius curve to the right, center bears North 33°52'39" East, through a central angle of 50°36'00"; thence 34.54 feet along the arc of a 165.00 foot radius curve to the left, center bears South 84°28'39" West, through a central angle of 11°59'39"; thence North 63°35'59" East 3.51 feet to the point of beginning.

SANITARY SEWER EASEMENT (E)

THE COLONY PHASE 4A

An easement being 15.0 feet either side of the following described centerline, starting in the Southeast Quarter of Section 12, Township 2 South, Range 3 East, Salt Lake Base & Meridian, more particularly described as follows;

Beginning at a point which lies South a distance of 4230.40 feet and East a distance of 1772.76 feet from the South Quarter corner of Section 1, Township 2 South, Range 3 East, Salt Lake Base & Meridian (basis of bearing is North 89°40'05" East along the section line from the Southwest corner of

said Section 1 to the said South Quarter corner of Section 1); thence leaving said point of beginning South 53°52'30" West a distance of 20.11 feet to a point on a 100.00 foot radius curve to the right, center bears North 36°07'30" West; thence along the arc of said curve through a central angle of 65°32'34", a distance of 114.39 feet to a point on a 96.00 foot radius curve to the left, center bears South 29°25'04" West; thence along the arc of said curve through a central angle of 19°23'01", a distance of 32.48 feet; thence North 79°57'57" West a distance of 124.31 feet to a point on a 100.00 foot radius curve to the right, center bears North 10°02'03" East; thence along the arc of said curve through a central angle of 14°13'54", a distance of 24.84 feet; thence North 65°44'03" West a distance of 88.32 feet to the point of terminus. Said point of terminus lying South a distance of 4172.42 feet and East a distance of 1391.42 feet from the South Quarter corner of said Section 1.

Also granting to the Snyderville Basin Water Reclamation District a perpetual right of ingress and egress to and from and along the above described rights of way and with the right to operate, maintain, repair, replace, augment and/or remove the pipelines deemed necessary by the District for the collection and transportation of wastewater; also the right to trim, clear or remove, at any time from said right of way any tree, brush, structure or obstruction of any character whatsoever, which in the sole judgment of the Grantee may endanger the safety of or interfere with the operation of the Grantee's facilities. The Grantor and its successors in interest hereby forever relinquish the right to construct any improvement, which would interfere with the operation, replacement or repair of pipelines constructed and maintained under the provisions of this easement and covenant and agree that no improvement, trees or structures will be constructed over the surface of the easement granted herein, without the express written consent in advance of the Grantee, which would interfere with the right of the Grantee to operate, maintain, repair or replace the sewer pipeline constructed by or for the Grantee.

Also granting to the Snyderville Basin Water Reclamation District a perpetual right of ingress and egress to the above-described permanent easements over, across and through the premises of the Grantor situated in Summit County, Utah which are more particularly described as follows:

SANITARY SEWER ACCESS EASEMENT (ROADS)

THE COLONY PHASE 4A

An easement for access on all Road Easements, Driveway Easements and Secondary Access Easements, as shown on the official plat of The Colony at White Pine Canyon Phase 4A Final Subdivision Plat. Said easements lying within Sections 1, 12 and 13, Township 2 South, Range 3 East, Salt Lake Base & Meridian, Summit County, Utah.

SANITARY SEWER ACCESS EASEMENT (1)

THE COLONY PHASE 4A

An easement being 6.0 feet either side of the following described centerline, starting in the Southeast Quarter of Section 12, Township 2 South, Range 3 East, Salt Lake Base & Meridian, more particularly described as follows;

Beginning at a point which lies South a distance of 3056.70 feet and East a distance of 478.00 feet from the South Quarter corner of Section 1, Township 2 South, Range 3 East, Salt Lake Base & Meridian (basis of bearing is North 89°40'05" East along the section line from the Southwest corner of said Section 1 to the said South Quarter corner of Section 1); said point of beginning being on a 50.00 foot radius curve to the right, center bears North 14°04'26" West; thence along the arc of said curve through a central angle of 38°47'13", a distance of 33.85 feet; thence North 65°17'13" West a distance of 83.28 feet to a point on a 145.00 foot radius curve to the right, center bears North 24°42'47" East; thence along the arc of said curve through a central angle of 33°27'41", a distance of 84.68 feet; thence North 31°49'32" West a distance of 180.70 feet to a point on a 100.00 foot radius curve to the left, center bears South 58°10'28" West; thence along the arc of said curve through a central angle of 78°27'44", a distance of 136.94 feet; thence South 69°42'44" West a distance of 141.96 feet to a point on a 50.00 foot radius curve to the left, center bears South 20°17'16" East; thence along the arc of said curve through a central angle of 19°46'14", a distance of 17.25 feet to a point on a 25.00 foot radius curve to the right, center bears North 40°03'30" West; thence along the arc of said curve through a central angle of 67°47'55", a distance of 29.58 feet; thence North 62°15'35" West a distance of 45.85 feet to a point on a 42.00 foot radius curve to the right, center bears North 27°44'25" East, thence along the arc of said curve through a central angle of 48°46'09", a distance of 35.75 feet to the point of terminus. Said point of terminus lying South a distance of 2781.08 feet and West a distance of 145.81 feet from the South Quarter corner of said Section 1.

SANITARY SEWER ACCESS EASEMENT (2)

THE COLONY PHASE 4A

An easement being 6.0 feet either side of the following described centerline, starting in the Southeast Quarter of Section 12, Township 2 South, Range 3 East, Salt Lake Base & Meridian, more particularly described as follows;

Beginning at a point which lies South a distance of 3564.31 feet and East a distance of 1295.90 feet from the South Quarter corner of Section 1, Township 2 South, Range 3 East, Salt Lake Base & Meridian (basis of bearing is North 89°40'05" East along the section line from the Southwest corner of said Section 1 to the said South Quarter corner of Section 1); thence South 36°20'46" East a distance of 32.03 feet; thence North 85°01'05" East a distance of 14.56 feet to the point of terminus.

SANITARY SEWER ACCESS EASEMENT (3)

THE COLONY PHASE 4A

An easement being 6.0 feet either side of the following described centerline, starting in the Southeast Quarter of Section 12, Township 2 South, Range 3 East, Salt Lake Base & Meridian, more particularly described as follows;

Beginning at a point which lies South a distance of 4401.72 feet and East a distance of 859.36 feet from the South Quarter corner of Section 1, Township 2 South, Range 3 East, Salt Lake Base & Meridian (basis of bearing is North 89°40'05" East along the section line from the Southwest corner of said Section 1 to the said South Quarter corner of Section 1); thence leaving said point of beginning South 48°34'34" West a distance of 40.94 feet to a point on a 40.29 foot radius curve to the right, center bears North 41°22'27" West; thence along the arc of said curve through a central angle of 112°46'56", a distance of 79.30 feet to a point on a 1169.07 foot radius curve to the right, center bears North 75°00'30" East; thence along the arc of said curve through a central angle of 10°13'09", a distance of 208.51 feet to a point on a 563.00 foot radius curve to the left, center bears South 85°13'39" West; thence along the arc of said curve through a central angle of 20°43'52", a distance of 203.71 feet to a point on a 124.38 foot radius curve to the right, center bears North 64°29'47" East; thence along the arc of said curve through a central angle of 41°16'56", a distance of 89.62 feet to the point of terminus. Said point of terminus lying South a distance of 3923.33 feet and East a distance of 667.77 feet from the South Quarter corner of said Section 1.

SANITARY SEWER ACCESS EASEMENT (4)

THE COLONY PHASE 4A

An easement being 6.0 feet either side of the following described centerline, starting in the Southeast Quarter of Section 12, Township 2 South, Range 3 East, Salt Lake Base & Meridian, more particularly described as follows;

Beginning at a point which lies South a distance of 4627.92 feet and East a distance of 1925.07 feet from the South Quarter corner of Section 1, Township 2 South, Range 3 East, Salt Lake Base & Meridian (basis of bearing is North 89°40'05" East along the section line from the Southwest corner of said Section 1 to the said South Quarter corner of Section 1); said point of beginning being on a 32.43 foot radius curve to the right, center bears North 06°25'05" West; thence along the arc of said curve through a central angle of 74°23'40", a distance of 42.10 feet; thence North 25°13'46" West a distance of 189.40 feet to a point on a 175.00 foot radius curve to the left, center bears South 64°46'14" West; thence along the arc of said curve through a central angle of 32°12'47", a distance of 98.39 feet to a point on a 125.00 foot radius curve to the right, center bears North 32°33'28" East; thence along the arc of said curve through a central angle of 38°15'14", a distance of 83.46 feet to a point on a 100.00

foot radius curve to the left, center bears South 70°48'42" West; thence along the arc of said curve through a central angle of 15°15'18", a distance of 26.63 feet to the point of terminus. Said point of terminus lying South a distance of 4275.65 feet and East a distance of 1683.76 feet from the South Quarter corner of said Section 1.

The easements granted herein are subject to the condition that the grantee shall indemnify and hold harmless, the Grantor, its heirs and successors against any and all liability caused by the acts of the Grantee, its contractors or agents, during the construction, operation or maintenance of the sewer pipeline provided for in this Grant of Easements; the Grantor's right to indemnification or to be held harmless by the Grantee under the terms of this paragraph are expressly conditioned upon prompt and immediate notice to the Grantee of any claim or demand which would cause a claim against the Grantee and upon the Grantee's right to defend any claim against the Grantor which would cause a claim of indemnification against the Grantor. This provision shall not be interpreted or construed to waive the rights of the Grantee to the affirmative defenses to claims provided under the Utah Governmental Immunity Act.

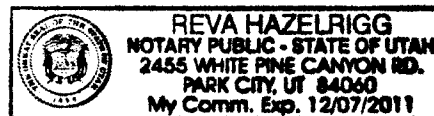
WITNESS the hand of said Grantor this 6th Day of MARCH, 2008.

IRON MOUNTAIN ASSOCIATES, L.L.C.

By: WPA Ltd., Its Manager

By: White Pine Associates, Inc., Its General Partner

By: *Keith R. Kelley*
Keith R. Kelley
Vice-President / Secretary



STATE OF UTAH)
COUNTY OF SUMMIT)

On the 6 day of March, 2008, personally appeared before me, Keith R. Kelley known to me to be the Vice-President / Secretary of White Pine Associates, Inc. who is the signor of the foregoing instrument, and who did personally acknowledge to me that the foregoing easement was executed by the Grantor.

12/07/11
My Commission Expires

Reva Hazelrigg
NOTARY PUBLIC

All Lots Within The Colony
at White Pine Canyon Phase 4A

CWPC-12-AM
CWPC-4A-A
CWPC-4B-A
PP-10
CWPC-11-AM

SANITARY SEWER EASEMENT
EXHIBIT FOR COLONY PHASE 4A

