

8979763

Return to:
Lisa Louder
PacifiCorp
1407 West North Temple, Suite #320
Salt Lake City, UT 84116
PN: DZWF/2003/C/022/2358253
RW: 20030240.26

8979763
02/17/2004 02:12 PM 17.00
Book - 8946 Pg - 2278-2281
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
UTAH POWER & LIGHT
1407 W NORTH TEMPLE
SLC UT 84116-3171
BY: ALG, DEPUTY - WI 4 P.

RIGHT OF WAY EASEMENT

For value received, **Vasilios C. Priskos**, ("Grantor"), hereby grants to PacifiCorp, an Oregon corporation, its successors and assigns, ("Grantee"), an easement for a right of way 7 feet in width and 170 feet in length, more or less, for the construction, reconstruction, operation, maintenance, repair, replacement, enlargement, and removal of electric power transmission, distribution and communication lines and all necessary or desirable accessories and appurtenances thereto, including without limitation: supporting towers, poles, props, guys and anchor, including guys and anchors outside of the right of way; wires, fibers, cables and other conductors and conduits therefor; and pads, transformers, switches, vaults and cabinets, along the general course now located by Grantee on, over or under the surface of the real property of Grantor in Salt Lake County, State of Utah, more particularly described as follows and as more particularly described and/or shown on Exhibit(s) "A" and "B" attached hereto and by this reference made a part hereof:

An easement on an entire tract conveyed by that certain Warranty Deed dated August 20, 1997 and recorded as Entry No. 6719297 in Book 7738 at Page 0563 of the Official Records of the Salt Lake County Recorder and situate in the Southeast Quarter of Section 29, Township 1 South, Range 1 East, Salt Lake Base and Meridian, Salt Lake County, Utah. The boundary of said easement is described as follows:

Beginning at the Southeast corner of the grantor's land which is 175.00 feet S.89°48'43"W along the lot line from the Southeast corner of Lot 1, Block 28, Ten-Acre Plat "A", Big Field Survey; running thence S.89°48'43"W 85.00 feet; thence N.00°11'17"W 6.40 feet; thence N.89°40'31"E 85.00 feet; thence S.00°11'17"E 6.60 feet to the point of beginning. The above-described easement contains 552 square feet or 0.013 acre.

Affecting Parcel ID: 16-29-404-027

Also beginning at the Southeast corner of the grantor's land which is 90.00 feet S.89°48'43"W along the lot line from the Southeast corner of Lot 1, Block 28, Ten-Acre Plat "A", Big Field Survey and running thence S.89°48'43"W 85.00 feet; thence N.00°11'17"W 6.60 feet; thence N.89°40'31"E 85.00 feet; thence S.00°11'17"E 6.80 feet to the point of beginning. The above-described part of an entire tract contains 570 square feet or 0.013 acre.

Affecting Parcel ID: 16-29-404-028

Together with the right of access to the right of way from adjacent lands of Grantor for all activities in connection with the purposes for which this easement has been granted; and together with

the present and (without payment therefor) the future right to keep the right of way and adjacent lands clear of all brush, trees, timber, structures, buildings and other hazards which might endanger Grantee's facilities or impede Grantee's activities.

Prior to the time of conveyance of this easement, Grantor installed and currently maintains certain sign(s) in connection with Grantor's business, which signs are located within proximity of an existing electric transmission/distribution line. The location of Grantee's signs and the existing transmission line are shown on Exhibit " B ", attached to and made a part of this Easement by reference. Grantor agrees that such signs shall not be relocated, rebuilt or modified within the easement area without the prior written approval of Grantee.

At no time shall Grantor place, use or permit any equipment or material of any kind that exceeds twelve (12) feet in height, light any fires, place or store any flammable materials (other than agricultural crops), on or within the boundaries of the right of way. Subject to the foregoing limitations, the surface of the right of way may be used for agricultural crops and other purposes not inconsistent, as determined by Grantee, with the purposes for which this easement has been granted.

The rights and obligations of the parties hereto shall be binding upon and shall benefit their respective heirs, successors and assigns.

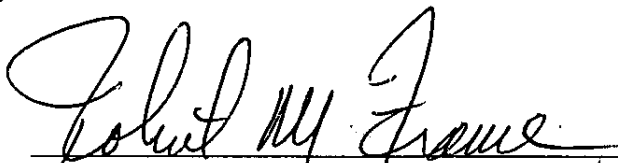
DATED this 16th day of February, 2004

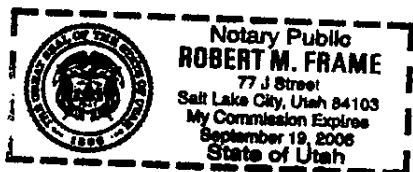
By: 
Vasilios C. Priskos

STATE OF UTAH)
 §
COUNTY OF SALT LAKE)

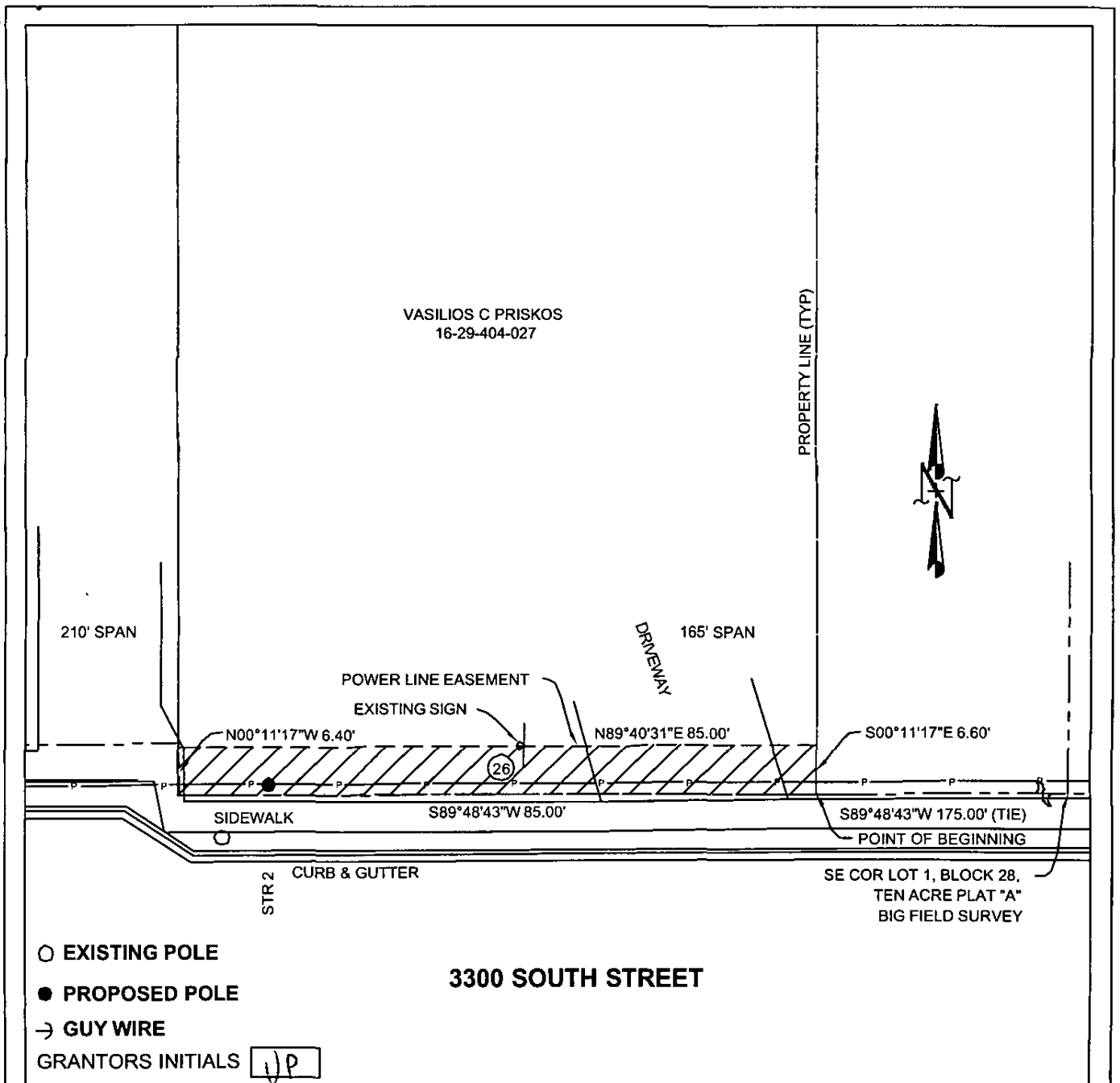
INDIVIDUAL ACKNOWLEDGMENT

This instrument was acknowledged before me on this 16th day of February, 2004, by Vasilios C. Priskos.


Notary Public



My commission expires: 09/19/06



EASEMENT DESCRIPTION:

An easement over property owned by VASILIOS C PRISKOS, ("Grantors"), situated in Section 29, Township 1 South, Range 1 East, Salt Lake Base & Meridian, Salt Lake County, Utah, and being more particularly described as follows:

The portion of "Grantor's" land shown above (see easement document)

Contains: 0.013 acres, more or less, (as described)

THIS DRAWING SHOULD BE USED ONLY AS A REPRESENTATION OF THE LOCATION OF THE EASEMENT BEING CONVEYED. THE EXACT LOCATION OF ALL STRUCTURES, LINES AND APPURTENANCES IS SUBJECT TO CHANGE WITHIN THE BOUNDARIES OF THE RIGHT OF WAY HEREIN GRANTED

REV 1	DATE: 02/03/04	DESC. KC-112 COTTONWOOD DISTRIBUTION	BY SAM	CHK SB	APP TWH
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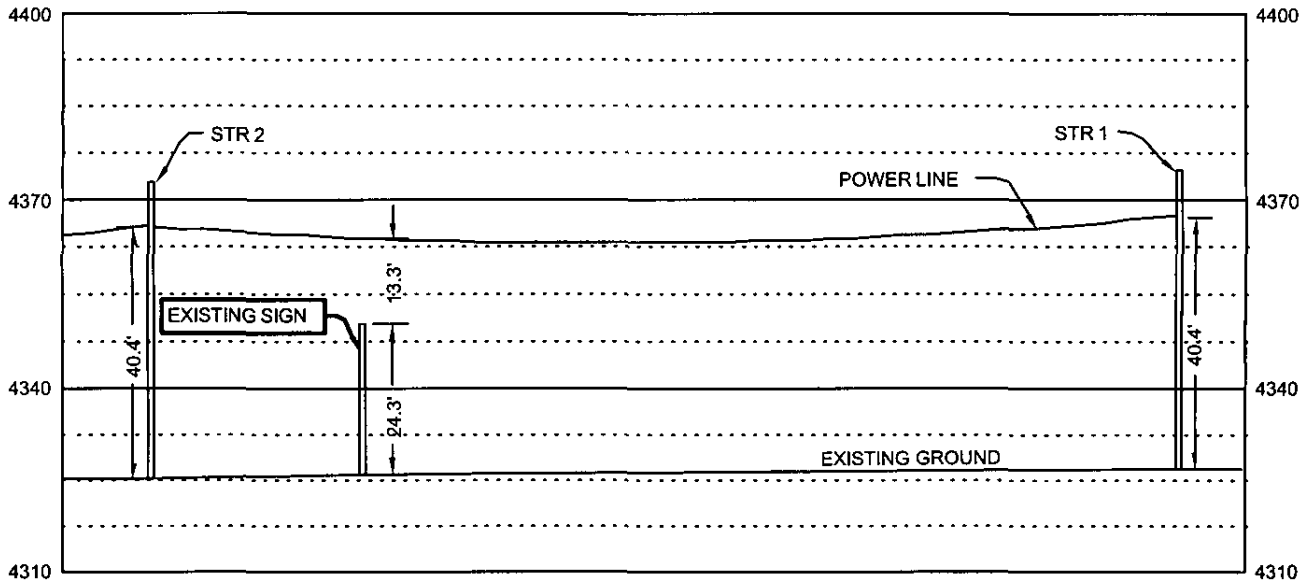
TEC ELECTRICAL CONSULTANTS, INC
SALT LAKE CITY, UTAH

1402 South 400 West, Suite 200, UT 84115 (801) 585-3000

EXHIBIT "A"
EASEMENT THROUGH
VASILIOS C PRISKOS PROPERTY
SECTION 29, T.1.S., R.1.E.
SALT LAKE BASE & MERIDIAN

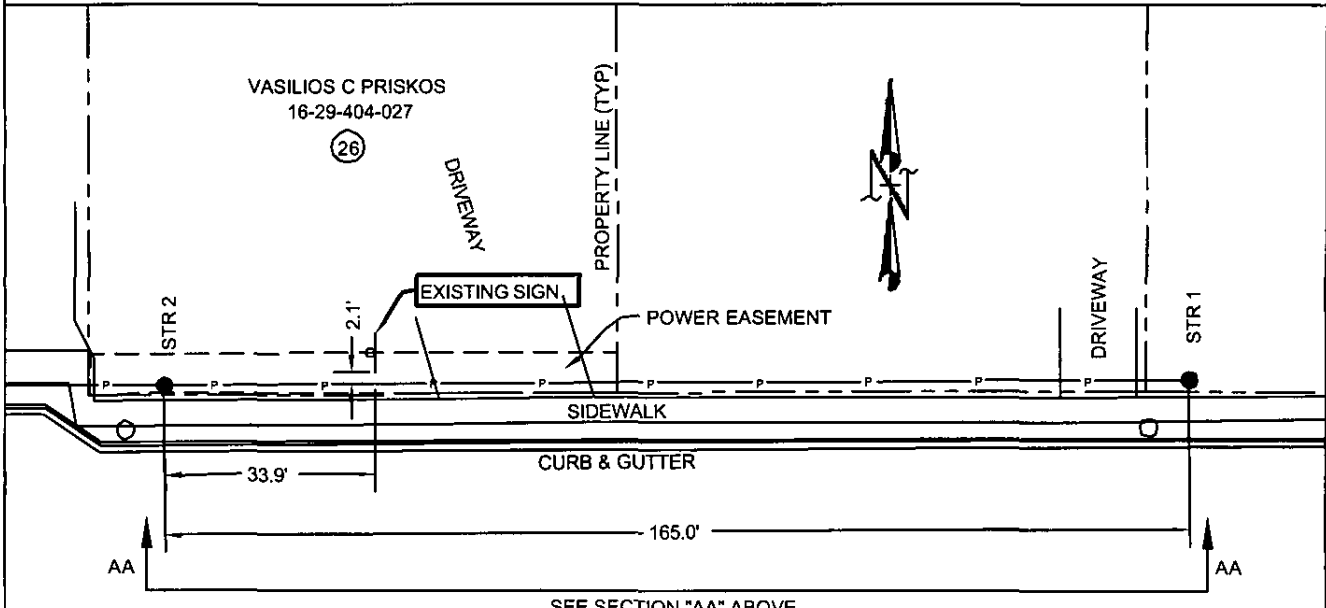
PACIFICORP

ROW# 20030240 SCALE 1"=20'



SIGN DIMENSIONS
 HEIGHT= ???'
 WIDTH= 6'
 DEPTH= 1'

PROFILE "AA"
 SCALE: 1"=30'



- EXISTING POLE
 - PROPOSED POLE
 - GUY WIRE
- GRANTORS INITIALS UR

3300 SOUTH STREET

PLAN
 SCALE: 1"=30'

THIS DRAWING SHOULD BE USED ONLY AS A REPRESENTATION OF THE LOCATION OF THE EASEMENT BEING CONVEYED. THE EXACT LOCATION OF ALL STRUCTURES, LINES AND APPURTENANCES IS SUBJECT TO CHANGE WITHIN THE BOUNDARIES OF THE RIGHT OF WAY HEREIN GRANTED

REV 0	DATE: 02/11/04	DESC. KC-112 COTTONWOOD DISTRIBUTION	BY SAM	CHK SB	APP TWH
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TELECOMMUNICATIONS ELECTRICAL CONSULTANTS, INC.
 SALT LAKE CITY, UTAH

1400 South 600 West, Suite 200, Salt Lake City, UT 84143 (801) 488-8888

EXHIBIT "B"
 SIGN EXHIBIT FOR
 VASILIOS C PRISKOS PROPERTY
 SECTION 29, T.1.S., R.1.E.
 SALT LAKE BASE & MERIDIAN

PACIFICORP

ROW# 20030240 SCALE 1"=30'