

When recorded return to:  
Tetra Tech CSI  
Attention: B. Pulsipher  
1110 West 3300 South  
South Salt Lake City, Utah 84119

ENT 91283:2005 PG 1 of 5  
RANDALL A. COVINGTON  
UTAH COUNTY RECORDER  
2005 Aug 18 2:19 pm FEE 19.00 BY SB  
RECORDED FOR PULSIPHER, BERNE W

Parcel No. 190280075

### EASEMENT

Garff Warner Automotive Group LLC, Grantors, hereby grants and conveys to UTAH TELECOMMUNICATION OPEN INFRASTRUCTURE AGENCY, an inner local cooperative entity of the State of Utah, Grantee, its successors and assigns, in consideration of Five Thousand Dollars (\$5000.00) and other good and valuable consideration, certain perpetual easements for the installation and continued maintenance, repair, alteration, and replacement of communications lines, facilities and appurtenances of the Grantee, on, over, across, under, and through the premises of the Grantor in Utah County, State of Utah, more particularly described as follows: COM S 89 DEG 8'12"E 671.43 FT & S 791.68 FT FR N 1/4 COR. SEC. 27, T6S, R2E, SLB&M.; N 89 DEG 53'8"E 118.57 FT; S 89 DEG 36'34"E 93.13 FT; S 89 DEG 49'44"E 204.45 FT; S 4 DEG 5'45"W 261.55 FT; N 89 DEG 59'6"W 3 FT; S 6 DEG 53'54"W 83.54 FT; S 84 DEG 19'11"E 4.7 FT; S 1 DEG 51'54"W 16.78 FT; N 89 DEG 4'2"W 383.37 FT; ALONG A CURVE TO L (CHORD BEARS: S 82 DEG 27'7"W 16.52 FT, RADIUS=56 FT); N 1 DEG 46'55"E 358.17 FT TO BEG. AREA 3.355 AC..

A 25 foot permanent easement, for a telecommunications cabinet and facilities on, over, across, and under the property as described in Book 19 Page 028 at the Utah County Records Office, all lying within Utah County, Utah and more particularly described as follows: COM S 89 DEG 8'12"E 671.43 FT & S 1149.85 FT FR N 1/4 COR. SEC. 27, T6S, R2E, SLB&M.; N 1 DEG 46'55"E 36.00 FT; N 89 DEG 53'8"E 25.00 FT; S 1 DEG 51'54"W 31.00 FT; ALONG A CURVE TO L (CHORD BEARS: S 82 DEG 27'7"W 16.52 FT, RADIUS=37.18 FT TO BEG.

The attached sketch is incorporated by reference as part of this Easement.

The Easement hereby granted consists of a perpetual Easement to construct, reconstruct, operate, repair, replace and maintain communications lines, facilities and appurtenant structures on, over, across, under, and through a strip of land as herein described.

Together with all rights of ingress and egress necessary or convenient for the full and complete use, occupation and enjoyment of the Easement granted and all rights and privileges incident thereto, with Grantee's use, occupation or enjoyment of this Easement.

Grantee agrees to hold and save the Grantor harmless from any and all damages suffered by Grantor arising from Grantee's use of the Easement herein granted and agrees to repair any damage or pay the reasonable value of said damages, at Grantee's option, which may arise to the premises through Grantee's use, occupation and possession of the rights herein granted.

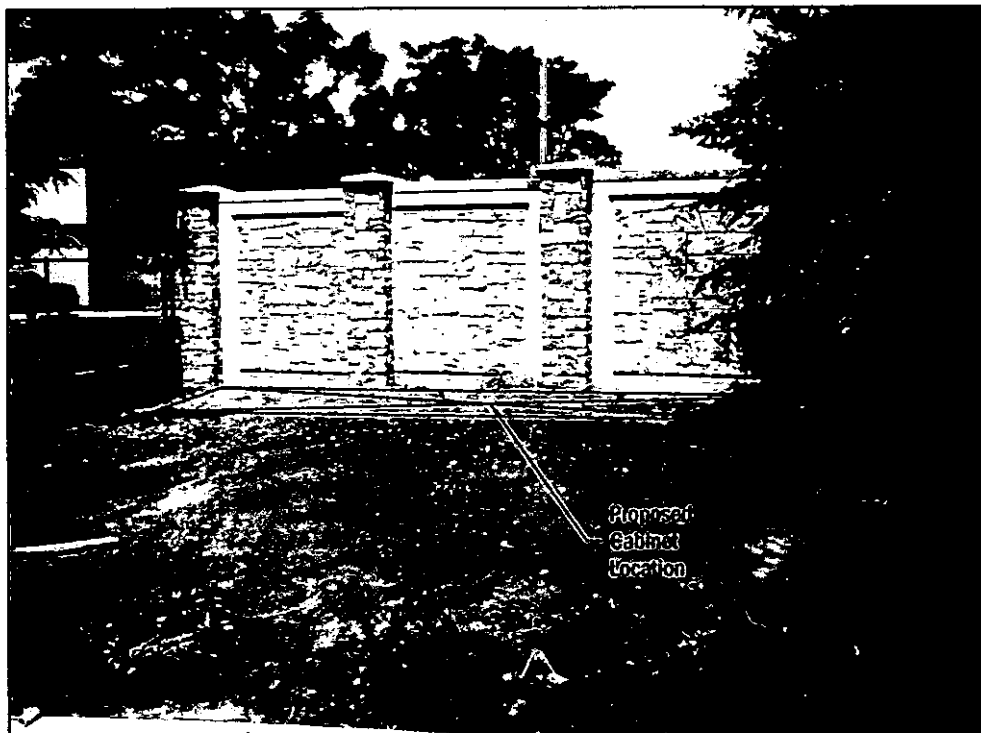
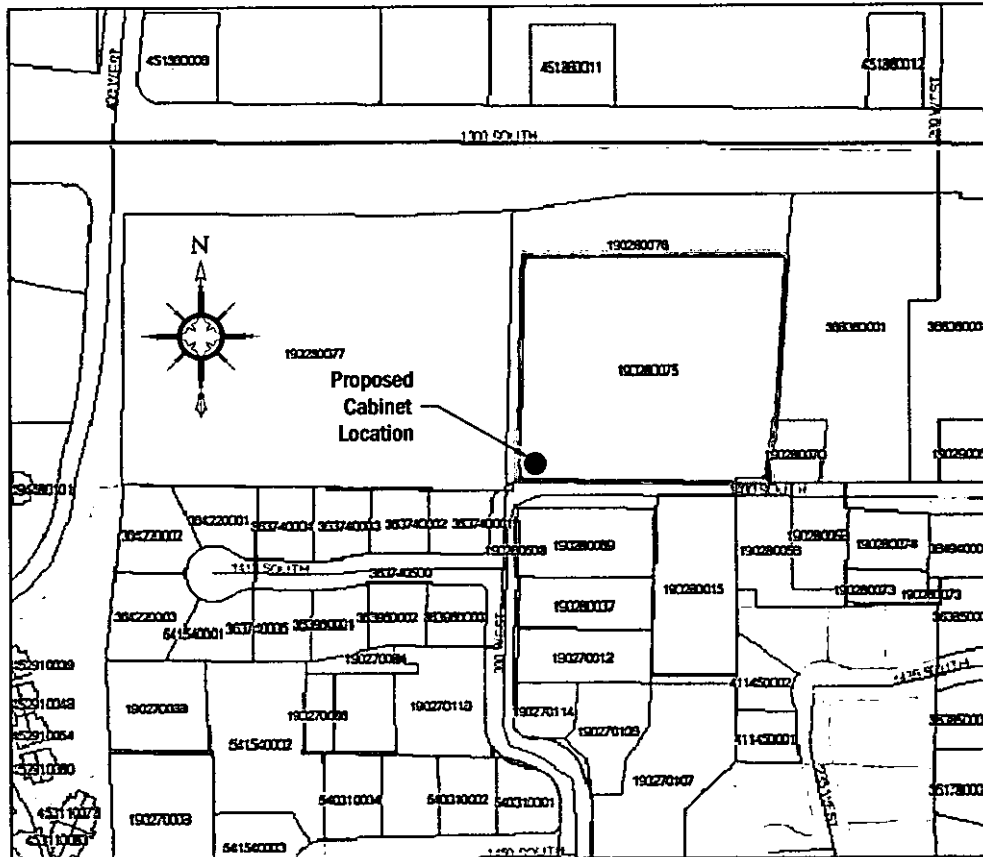
Grantee agrees to place a Fiber Optic Cable in the Existing conduit system provided by the Grantor. Fiber shall be capable of providing future service, (Actual Fiber size to be determined by UTOPIA at time of construction). This does not imply actual connectivity to the UTOPIA system, only that the facilities be placed for future utilization by the Grantor and/or Grantee.

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*Signature Page to Follow*



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**utopia**



**TETRA TECH**  
CONSTRUCTION SERVICES, INC.

SCALE:	N.T.S.
CITY:	Orem
CABINET LOCATION:	265 West 1400 South
SHEET #:	1 of 2
DATE:	07-11-05

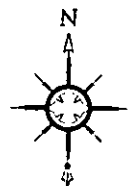
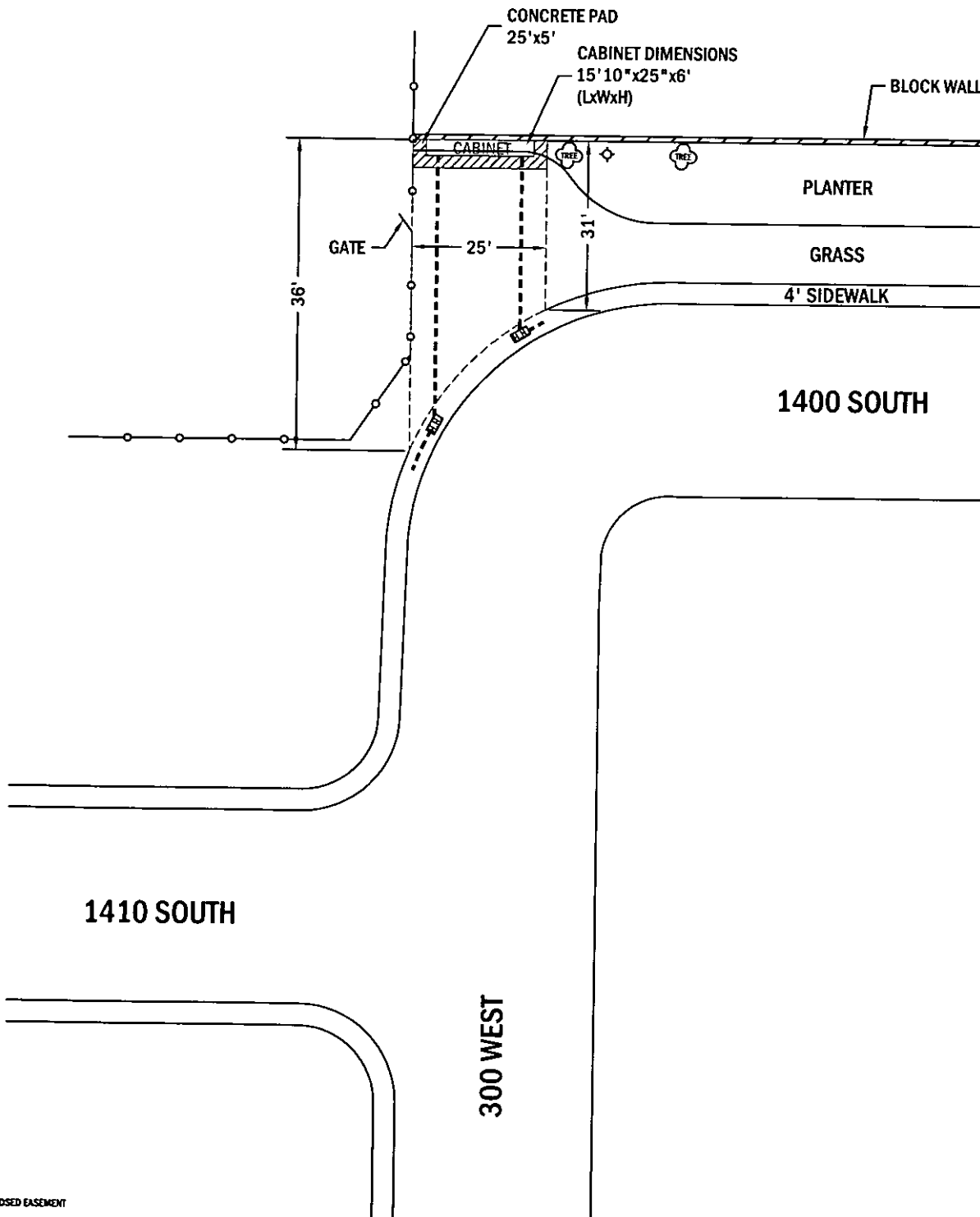
# OR-28 Proposed Cabinet Location

265 West 1400 South, Orem, UT 84058-7326

Parcel #: 190280075

Book: 19 Page: 028

ENT 91283:2005 PG 5 of 5



utopia

TETRA TECH  
CONSTRUCTION SERVICES, INC.

SCALE:	N.T.S.
CITY:	Orem
CABINET LOCATION:	265 West 1400 South
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APPENDIX "A"