

When recorded return to:  
Rocky Mountain Power  
Lisa Louder/ Debbie Mounteer  
1407 West North Temple Ste. 110  
Salt Lake City, UT 84116

**ENTRY NO. 00928457**

08/15/2011 04:14:41 PM B: 2091 P: 1797

Easements PAGE 1/4

ALAN SPRIGGS, SUMMIT COUNTY RECORDER  
FEE 16.00 BY ROCKY MOUNTAIN POWER



Project Name: SW Wyoming Silvercreek  
Tract Number: SWSC-UT-SU-0490  
WO#: 10042920  
RW#: 20080010

### **RIGHT OF WAY EASEMENT**

For value received, **GARFF ROGERS RANCH, LLC**, a limited liability company, ("Grantor"), hereby grants to **PACIFICORP**, an Oregon Corporation, d/b/a **ROCKY MOUNTAIN POWER** its successors and assigns, ("Grantee"), an easement for a right of way 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 anchors, including guys and anchors outside of the right of way; wires, fibers, cables and other conductors and conduits therefore; 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 Summit County, State of Utah more particularly described as follows and as more particularly described and/or shown on Exhibit A attached hereto and by this reference made a part hereof:

Legal Description: **An easement 60 to 65 feet in width, being 30 to 32.5 feet each side, as described, of the following-described center line:** Beginning at a point on Grantor's southerly boundary that is located South 00°20'40" West 1211.1 feet along the section line and WEST 30.0 feet from the East Quarter Corner of Section 25, Township 1 South, Range 4 East (West Quarter Corner of Section 30, Township 1 South, Range 5 East), Salt Lake Base and Meridian; running thence with a width of 60 feet (30 feet each side of center line) North 00°20'40" East 504.8 feet; thence with a width of 65 feet (32.5 feet each side of center line) North 59°00'25" East 3615.2 feet; thence with a width of 60 feet (30 feet each side of center line) North 59°00'25" East 478.8 feet; thence with a width of 65 feet (32.5 feet each side of center line) North 59°00'25" East 508.0 feet; thence with a width of 60 feet (30 feet each side of center line) North 59°00'25" East 987.4 feet; thence with a width of 65 feet (32.5 feet each side of center line) North 59°00'25" East 634.0 feet to Grantor's east boundary.

LESS that portion within Browns Canyon Ranching Co Ltd parcel SS-80-7.  
LESS that portion within the State Route 189 right-of-way.

**Containing 5.63 acres.**

Easement side lines shall be shortened or lengthened to extend to Grantor's boundaries.

Being in the NE1/4 SE1/4 of Section 25, Township 1 South, Range 4 East; and in Lot 2, Lot 3, the SW1/4 NE1/4, and the N1/2 NE1/4 of Section 30, Township 1 South, Range 5 East; Salt Lake Base and Meridian.

Basis of bearings is Universal Transverse Mercator (UTM) coordinate system, North American Datum (NAD) 1983, Zone 12, North.

Assessor Parcel No. SS-79 and SS-79-A

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 therefore) 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.

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.

**THIS EASMENT IS GRANTED IN ACCORD WITH AND AFTER CONSTRUCTION WILL REPLACE A PRIOR EASMENT DATED June 5<sup>th</sup> 1970 AND RECORDED ON THE DAY 6<sup>th</sup> OF October 1970 IN THE OFFICE OF THE COUNTY RECORDER OF SUMMIT COUNTY, BOOK M28 Page 231 and another EASEMENT DATED September 14<sup>th</sup> 1973 RECORDED UNDER BOOK M56 Page 247.**

Dated this 14<sup>th</sup> day of July, 2011.

**GRANTORS**

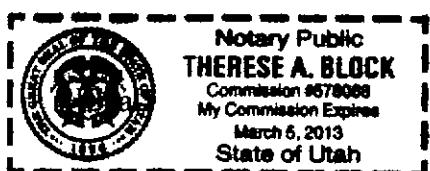
  
\_\_\_\_\_  
Robert H. Garff - Manager

  
\_\_\_\_\_  
Edward B. Rogers - Manager

## REPRESENTATIVE ACKNOWLEDGEMENT

State of Utah }  
County of Summit } SS.

This instrument was acknowledged before me on this 14<sup>th</sup> day of July,  
2011, by **Robert H. Garff**, as Manager of Garff Rogers Ranch, LLC, a limited  
liability company.



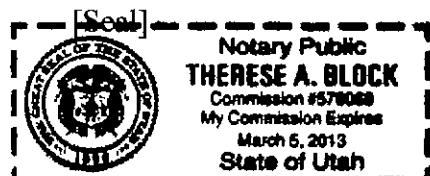
Therese A. Block  
Notary Public

My commission expires: 3-5-13

## REPRESENTATIVE ACKNOWLEDGEMENT

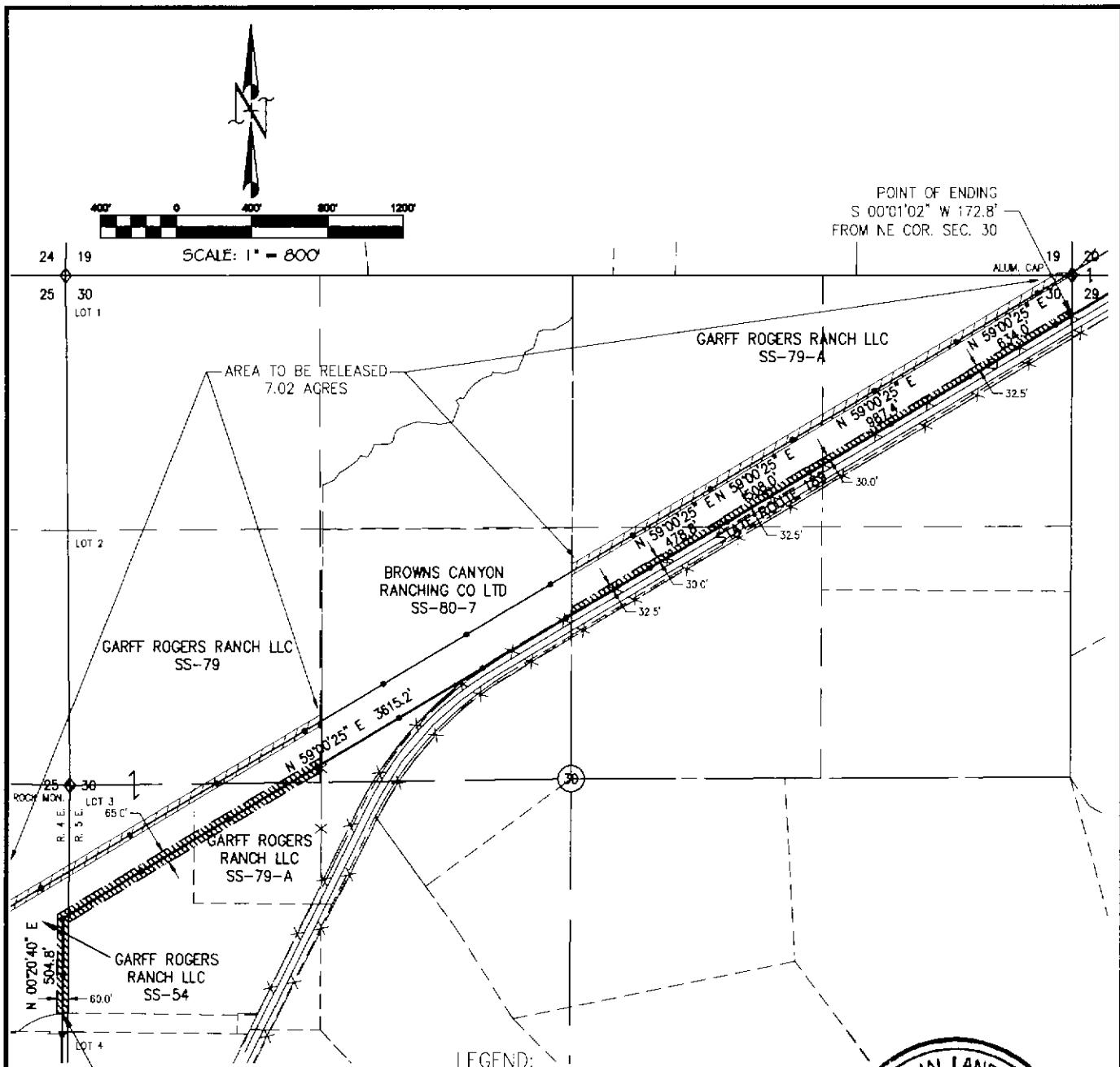
State of Utah }  
County of Summit } SS.

This instrument was acknowledged before me on this 14<sup>th</sup> day of July,  
2011, by **Edward B. Rogers**, as Manager of Garff Rogers Ranch, LLC, a limited  
liability company.



Therese A. Block  
Notary Public

My commission expires: 3-5-13



NOTE: PROPOSED EASEMENT IS 60 TO 65 FEET WIDE, 30 TO 32.5 FEET EACH SIDE OF CENTER LINE, AS DESCRIBED (LESS THAT PORTION WITHIN THE SR. LAB RIGHT OF WAY).

CONTAINING 5.63 ACRES.

DEGREES OF BEARING IS UTM NAD 83 ZONE 13 NORTH

THIS DRAWING SHOULD BE USED ONLY AS A REPRESENTATION OF THE LOCATION OF THE EASMENT 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.

LEGEND: \

	SECTION COR. MONUMENT
	R/W OR PROPERTY MON.
	EXISTING POWER POLE
	PROPOSED POWER POLE
	PROPOSED GUY ANCHOR
	SECTION LINE
	1/4 SECTION LINE
	1/16 SECTION LINE
	PROPERTY LINE
	EXISTING FENCE
	EXISTING POWER LINE
	PROPOSED POWER LINE
	EXISTING EASEMENT
	PROPOSED EASEMENT



PREPARED BY  
**TORGERSEN ENGINEERING**  
379 PAHVANT DR., RICHFIELD, UTAH 84701

PREPARED BY.  
**EN ENGINE**  
DR. RICHARD L. TAYLOR

NO. DATE		REVISIONS	ENGINEER	DES./ DR.	CHECKED	APPROVED
TRANSMISSION			EXHIBIT "A" COALVILLE-SILVER CREEK 138KV EASEMENT #2 (GARFF ROGERS RANCH LLC) SEC. 25, T.1S., R4E; SEC. 30, T.1S., R5E; S.L.B.&M.			PREPARED FOR:
DISCIPLINE ENG.	PROJ/ER#	PL#	00928457 Page 4 of 4 Sum			PACIFIC CORP A SUBSIDIARY OF THE PCL GROUP
PROJECT ENG.	DATE:	04/21/2011	1102RMP-SC			
APPROVAL ENG.	ENG:	DES:	SHEET 1 of 1	REVISION 0	mit County	
	DR:	GTT	CH:	RKT		
SCALE:	1" = 800'					