

ER 67-4100

112277

(Utah Individual 5-76)

9492
UTAH POWER & LIGHT COMPANY
EASEMENT

78.A

Douglas E Nicholes and Mary Lou D. Nicholes,
his wife, Grantor s, do hereby convey to UTAH POWER & LIGHT
COMPANY, a corporation, its successors in interest and assigns, Grantee,
for the sum of One Dollar (\$1.00) and other valuable consideration, a
perpetual easement and right of way for the erection, operation and continued
maintenance, repair, alteration, inspection, relocation and replacement of
one or more transmission and distribution circuits of the Grantee, with the
necessary poles, towers, guys, stubs, crossarms, braces and other attachments
affixed thereto, for the support of said circuits, on, over and across the
following described real property located in Utah County, Utah:

Said tract of land situate in the NW 1/4 of the SE 1/4 of Section 26,
Township 5 South, Range 1 East, Salt Lake Meridian, described as follows:

Beginning at the west boundary line of the Grantors' land at a point
1460 feet north and 2120 feet west, more or less, from the south east corner
of Section 26, T. 5 S., R. 1 E., S.L.M. and running thence North 137 feet,
more or less, along said west boundary line, thence S. 65°07' E. 390 feet,
more or less, to the east boundary line of said Grantors' land, thence
South 137 feet, more or less, along said east boundary line, thence N. 65°
07' W. 390 feet, more or less, to the point of beginning; containing 1.12
acres, more or less.

Grantee agrees to reimburse Grantor for actual damage to
Grantor's crops and property caused by Grantee in constructing
or maintaining the said line.

Together with full right and authority to Grantee, its successors, licensees,
lessees, contractors or assigns, and its and their agents and employees to
enter at all times upon said premises to survey, construct, repair, remove,
replace, reconstruct, patrol, inspect, improve, enlarge and maintain electric
transmission and distribution lines and communication facilities, both overhead
and underground, including towers, poles and other supports, together with
braces, guys, anchors, crossarms, cables, conduits, wires, conductors, manholes,
transformers and other fixtures, devices and appurtenances used or useful in
connection therewith, and full right and authority to cut, remove, trim or
otherwise control all trees, brush and other growth on or overhanging said
premises.

At no time shall any flammable material or any building of any kind be placed
or erected within the boundaries of said right of way, nor shall any equipment
or material of any kind that exceeds 12 feet in height be placed or used
thereon by Grantor or by Grantor's heirs, successors or assigns.

Subject to the foregoing limitations, said right of way may be leased by Grantor
for roads, agricultural crops and other purposes not inconsistent with this
easement.

WITNESS the hand 5 of the Grantors s, this 19TH day of DECEMBER,
A.D. 19 77.

STATE OF UTAH

County of UTAH

ss

On the 19TH day of DECEMBER, A.D. 19 77, personally appeared
before me DOUGLAS E. NICHOLAS and MARY LOU D. NICHOLAS,
his wife, personally known to me to be the signers of the foregoing instrument,
who duly acknowledged to me that THEY executed the same.

My Commission expires:

JUNE 3, 1981

Description Approved WV

Form & Execution Approved RC

Residing at

SALT LAKE CITY, UT.

File No.

RETURN TO: RAY A. HOLMES, JR.
Power & Light Co.
Legal Dept.
P. O. Box 899
Salt Lake City, Utah 84101

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RECORDED AND REQUEST OF
Wab Tamm & Legit

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