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ENT 96914:2005 PG 1 of 3  
RANDALL A. COVINGTON  
UTAH COUNTY RECORDER  
2005 Aug 31 1:28 pm FEE 14.00 BY SW  
RECORDED FOR CHARTER SCHOOL PROPERTIES V

### GRANT OF EASEMENT

This Easement is granted this 31<sup>st</sup> day of August, 2005, by Charter School Properties V, LLC, a Utah limited liability company (hereinafter "Grantor") in favor of Questar Gas Company (hereinafter "Grantee").

WHEREAS, Grantor desires Grantee to install, maintain, and service a gas line ("Gas Line") to service Grantor's parcel; and,

WHEREAS, Grantee desires Grantor to grant Grantee an easement for access, installation, and maintenance of the Gas Line;

NOW THEREFORE, for good and valuable consideration, the recitals above incorporated herein by this reference, the undersigned grants the following easement to Grantee:

1. Grantor hereby conveys and grants to Grantee, and its successor in interest and assigns, a non-exclusive easement for ingress and egress for the purpose of installing, maintaining and servicing the Gas Line, to the parcels more particularly described in the attached Exhibit "A".
2. The easement granted herein shall run with the land.
3. The easement granted herein is not intended to be and shall not be construed to be a public easement and shall not and does not constitute a dedication of a grant for public use. It is granted specifically and exclusively to benefit the Grantee.
4. Grantee shall be solely responsible for any and all maintenance of the Gas Line, including all costs and charges associated with such maintenance, that may be required. Grantor has no obligation whatsoever to improve or maintain the Gas Line.

WITNESS the hand of said grantor, this 31<sup>st</sup> day of August, 2005.



GLENN L. WAY, Manager  
CHARTER SCHOOL PROPERTIES V, LLC

STATE OF UTAH )

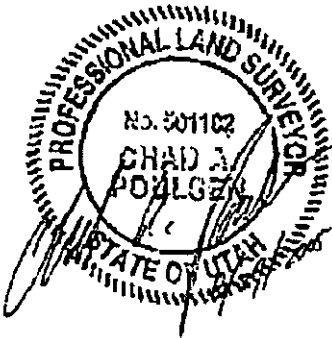
: ss.



COUNTY OF UTAH )

On the 31<sup>ST</sup> day of August, 2005, personally appeared before me Glenn L. Way, Manager for Charter School Properties V, LLC the signor of the within instrument who duly acknowledged before me that he executed the same on behalf of said company.

  
\_\_\_\_\_  
Notary Public

**EXHIBIT A**

**LEGAL DESCRIPTION  
PREPARED FOR  
RAY MORLEY  
SPANISH FORK CHARTER SCHOOL  
SPANISH FORK, UTAH  
(August 29, 2005)**

**PROPOSED PUBLIC UTILITY EASEMENT  
(South side of 1100 South Street, 10 feet wide)**

Beginning at a point located N89°35'19"E along the 1/4 Section line 290.28 feet and North 859.64 feet from the West 1/4 Corner of Section 25, Township 8 South, Range 2 East, Salt Lake Base & Meridian; thence N21°08'26"W 10.72 feet; thence East 899.93 feet; thence along the arc of a 466.00 foot radius curve to the left 305.53 feet through a central angle of 37°33'55" (chord: N71°13'03"E 300.08 feet); thence N52°26'05"E 34.40 feet; thence S9°32'37"E 11.33 feet; thence S52°26'05"W 29.08 feet; thence along the arc of a 476.00 foot radius curve to the right 312.08 feet through a central angle of 37°22'55" (chord: S71°13'03"W 306.52 feet); thence West 896.06 feet to the point of beginning.

Contains: 0.28 +/- Acres

**PROPOSED PUBLIC UTILITY EASEMENT  
(Onsite, 20 feet wide)**

Beginning at a point located N89°35'19"E along the 1/4 Section line 789.78 feet and North 932.05 feet from the West 1/4 Corner of Section 25, Township 8 South, Range 2 East, Salt Lake Base & Meridian; thence North 53.52 feet; thence N10°23'24"W 256.50 feet; thence along the arc of a 68.00 foot radius curve to the right 106.81 feet through a central angle of 90°00'00" (chord: N34°36'36"E 96.17 feet); thence N79°36'36"E 125.94 feet; thence along the arc of a 68.00 foot radius curve to the right 42.00 feet through a central angle of 35°23'24" (chord: S82°41'42"E 41.34 feet); thence S65°00'00"E 181.80 feet; thence along the arc of a 68.00 foot radius curve to the right 47.12 feet through a central angle of 39°42'07" (chord: S45°08'57"E 46.18 feet); thence S25°17'53"E 243.35 feet; thence along the arc of a 268.00 foot radius curve to the right 64.50 feet through a central angle of 13°47'22" (chord: S18°24'12"E 64.35 feet); thence S78°29'29"W 20.00 feet; thence along the arc of a 248.00 foot radius non-tangent curve concave southwesterly (radius bears: S78°29'29"W) 59.67 feet through a central angle of 13°47'22" (chord: N18°24'12"W 59.54 feet); thence N25°17'53"W 243.35 feet; thence along the arc of a 48.00 foot radius curve to the left 33.26 feet through a central angle of 39°42'07" (chord: N45°08'57"W 32.60 feet); thence N65°00'00"W 181.80 feet; thence along the arc of a 48.00 foot radius curve to the left 29.65 feet through a central angle of 35°23'24" (chord: N82°41'42"W 29.18 feet); thence S79°36'36"W 125.94 feet; thence along the arc of a 48.00 foot radius curve to the left 75.40 feet through a central angle of 90°00'00" (chord: S34°36'36"W 67.88 feet) thence S10°23'24"E 258.32 feet; thence South 55.34 feet; thence West 20.00 feet to the point of beginning

Contains: 0.50 +/- Acres