

9735570

WHEN RECORDED MAIL TO:
Questar Gas Company
P.O. Box 45360, Right-of-way
Salt Lake City, UT 84145-0360
3076comp.le; RW01

9735570
05/26/2006 12:18 PM \$14.00
Book - 9299 Pg - 6619-6621
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
QUESTAR GAS COMPANY
PO BOX 45360
SLC UT 84145-0360
BY: ZJM, DEPUTY - 01 3 P.

Space above for County Recorder's use
PARCEL I.D.# 22-30-227-103

RIGHT-OF-WAY AND EASEMENT GRANT
UT 22238

COMPLEX 613, LLC, A Utah Limited Liability Company

"Grantor", does hereby convey and warrant to QUESTAR GAS COMPANY, a corporation of the State of Utah, "Grantee", its successors and assigns, for the sum of ONE DOLLAR (\$1.00) in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged, a right-of-way and easement (referred to in this Grant as the "Easement") to lay, maintain, operate, repair, inspect, protect, remove and replace pipelines, valves, valve boxes and other gas transmission and distribution facilities (referred to in this Grant collectively as "Facilities") as follows: Ten feet on each side of the centerlines shown on the attached plat, designated Exhibit "A", and by reference made a part of this Grant, which centerlines are within that certain development known as 613 Fort Union Blvd. Building B, in the vicinity of 613 Fort Union Blvd., which development is more particularly described as:

Land of Grantor located in the Northeast Quarter of Section 30, Township 2 South, Range 1 East, Salt Lake Base and Meridian;

Beginning at a point South 0°12'32" East 1,218.26 feet and West 394.35 feet and North 2°00'00" West 45.07 feet from the Northeast corner of said Section 30, said point being on the North line of 7200 South Street; running thence North 2°00'00" West 549.93 feet; thence West 128.71 feet; thence South 2°00'00" East 322.97 feet; thence East 10.00 feet; thence South 2°00'00" East 120.00 feet; thence East 11.06 feet; thence South 2°00'00" East 108.00 feet; thence East 92.60 feet; thence North 86°02'23" East 15.05 feet to the point of beginning.

TO HAVE AND TO HOLD the same unto its successors and assigns, so long as Grantee shall require with the right of ingress and egress to and from the Easement to maintain, operate, repair, inspect, protect, remove and replace the Facilities. During temporary periods, Grantee may use such portion of the property along and adjacent to the Easement as may be reasonably necessary

in connection with construction, maintenance, repair, removal or replacement of the Facilities. Grantor(s) shall have the right to use the surface of the Easement except for the purposes for which this Easement is granted provided such use does not interfere with the Facilities or any other rights granted to Grantee by this Grant.

Grantor(s) shall not build or construct, nor permit to be built or constructed, any building or other improvement over or across the Easement, nor change the contour thereof, without written consent of Grantee; provided, however, that nothing contained herein shall prohibit Grantor from building or constructing, or permitting to be built or constructed curb and gutter, sidewalks, pavement, landscaping or similar improvements over and across said right-of-way, so long as said improvements do not damage said facilities .

This Grant shall be binding upon the successors and assigns of Grantor(s) and may be assigned in whole or in part by Grantee without further consideration.

It is hereby understood that any person(s) securing this Grant on behalf of Grantee are without authority to make any representations, covenants or agreements not expressed in this Grant.

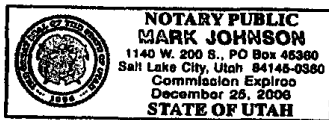
WITNESS the execution hereof this 15 day of MAY, 2006.

COMPLEX 613, LLC

By- [Signature]
LARRY B. WEBSTER, Manager

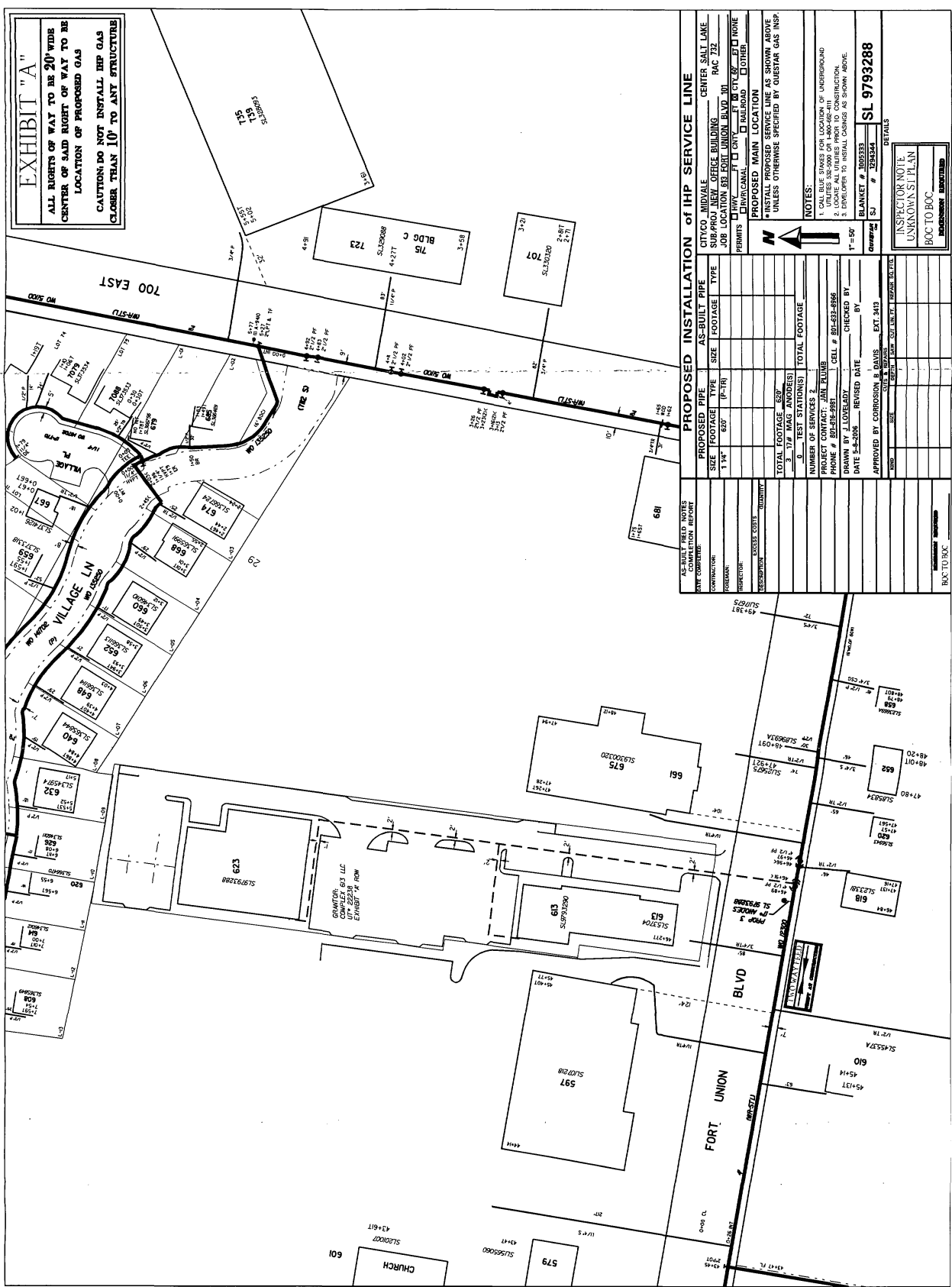
STATE OF UTAH)
) ss.
COUNTY OF SALT LAKE)

On the 15 day of May, 2006, personally appeared before me LARRY B. WEBSTER who, being duly sworn, did say that he is a Manager of COMPLEX 613, LLC, and that the foregoing instrument was signed on behalf of said company by authority of it's Articles of Organization or it's Operating Agreement.



[Signature]
Notary Public

EXHIBIT "A"
 ALL RIGHTS OF WAY TO BE 30' WIDE
 CENTER OF SAID RIGHT OF WAY TO BE
 LOCATION OF PROPOSED GAS
 CAUTION: DO NOT INSTALL IHP GAS
 CLOSER THAN 10' TO ANY STRUCTURE



PROPOSED INSTALLATION OF IHP SERVICE LINE			
CITY/CO: MIDVALE		CENTER: SALT LAKE	
SUB PROJ: JURY OFFICE BUILDING		RAC: 732	
JOB LOCATION: 392 FORT UNION BLVD		JOB NO: 2022-0000	
PERMITS: IHP		OTHER: IHP	
PROPOSED MAIN LOCATION: IHP			
*INSTALL PROPOSED SERVICE LINE AS SHOWN ABOVE UNLESS OTHERWISE SPECIFIED BY QUESTAR GAS INSP			
NOTES: 1. CALL QUESTAR GAS TO VERIFY LOCATION OF UNDERGROUND IHP LINES PRIOR TO CONSTRUCTION. 2. LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION. 3. REFER TO SERIAL LOGS AS SHOWN ABOVE. 4. IHP SERVICE LINE SHALL BE INSTALLED AT A MINIMUM OF 18" COVER. 5. IHP SERVICE LINE SHALL BE INSTALLED AT A MINIMUM OF 18" COVER. 6. IHP SERVICE LINE SHALL BE INSTALLED AT A MINIMUM OF 18" COVER. 7. IHP SERVICE LINE SHALL BE INSTALLED AT A MINIMUM OF 18" COVER. 8. IHP SERVICE LINE SHALL BE INSTALLED AT A MINIMUM OF 18" COVER. 9. IHP SERVICE LINE SHALL BE INSTALLED AT A MINIMUM OF 18" COVER. 10. IHP SERVICE LINE SHALL BE INSTALLED AT A MINIMUM OF 18" COVER.			
PROJECT CONTACT: JAN PLUMB PHONE # 801-228-2881 DATE: 12/28/2022 APPROVED BY: CORROSION & DAVIS EXT. 340		CHECKED BY: J. LOVELL CELL # 801-228-2886 REVISION DATE: 12/28/2022 EXT. 340	
DRAWN BY: J. LOVELL DATE: 12/28/2022 APPROVED BY: CORROSION & DAVIS EXT. 340		BLANKET # 220333 CONTRACT # 220334 SL 9793288	
INSPECTOR NOTE: UNKNOWN S.I.P.L.N. BOC TO BOC INSPECTION REPORT			