

WHEN RECORDED RETURN TO:

Kennecott Utah Copper LLC
4700 Daybreak Parkway.
South Jordan, Utah 84009
Attn: Land Management

Space above for County Recorder's Use

Parcel No. 2:E
Tax Parcel No. 26-17-200-005-4002
S.L.County Surveyor W.O. # W101823023

STORM DRAIN EASEMENT

THIS GRANT OF EASEMENT (this “**Grant of Easement**”) is entered into this ____ day of _____, by **KENNECOTT UTAH COPPER LLC**, a Utah limited liability company formerly known as Kennecott Utah Copper Corporation (“**Grantor**”), whose address is 4700 Daybreak Parkway, South Jordan, Utah, 84009, in consideration of the sum of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby grants and conveys against all those claiming by, through or under Grantor the Easement (defined below) located on, over, and across certain real property owned by Grantor in Salt Lake County, Utah and more particularly described in Exhibit A attached hereto (the “**Property**”) to COPPERTON METRO TOWNSHIP, a body corporate and politic of the State of Utah (“**Grantee**”), a perpetual, non-exclusive easement, for the purpose of installing, operating, repairing, replacing, and maintaining storm drainage conveyance improvements or structures over, under, through, and across the Property (the “**Easement**”).

Grantor reserves the right to use the Property, to place or grant other easements on, along, across, or under the Property, and to otherwise make improvements to the Property, provided that the Grantor shall not unreasonably interfere with Grantee’s use of the Easement. Grantor reserves the right and privilege at any and all times hereinafter, to discharge through the air upon each and every portion of the Property, any and all gases, dust, dirt, fumes, particulates and other substances and matter which may be released, given, thrown or blown off, emitted or discharged in the course of, by, or through the existence of or operations of any and all smelting plants, reduction works, mines, mills, refineries, manufactories, tailing deposits and other works and factories which now are, or which may hereafter at any time be established or operated by Grantor, its successors, grantees, tenants or assigns, within Salt Lake County, Utah.

The Easement is hereby conveyed to Grantee “AS IS”, “WHERE IS”, without representations or warranties, either express or implied, “with all faults”, including but not limited to both latent and patent defects. This Grant of Easement shall be deemed to run with the Property and shall be binding upon and inure to the benefit of the successors and assigns of Grantor.

The provisions of this Grant of Easement shall be governed by and construed in accordance with the laws of the State of Utah. If any provision of this Grant of Easement or the application thereof to any person or circumstance shall be invalid or unenforceable to any extent, the remainder of this Grant of Easement and the application of such provision to other persons or circumstances shall not be affected thereby, and shall be enforced to the extent permitted by applicable law. The person signing below hereby represents and warrants that they are authorized to execute the Grant of Easement.

**EXHIBIT A
TO
EASEMENT AGREEMENT**

Legal Description of the Property

The real property referenced in the foregoing instrument as the Storm Drain Easement is located in Salt Lake County, Utah and is more particularly described as:

A Storm Drain Easement being part of an entire tract, as described in that Quit Claim Deed, recorded as Entry #11139545, in Book 9907, on Page 1815, in the Office of the Salt Lake County Recorder. Said storm drain easement is located in the Northwest Quarter of Section 17, Township 3 South, Range 2 West, Salt Lake Base & Meridian and is described as follows:

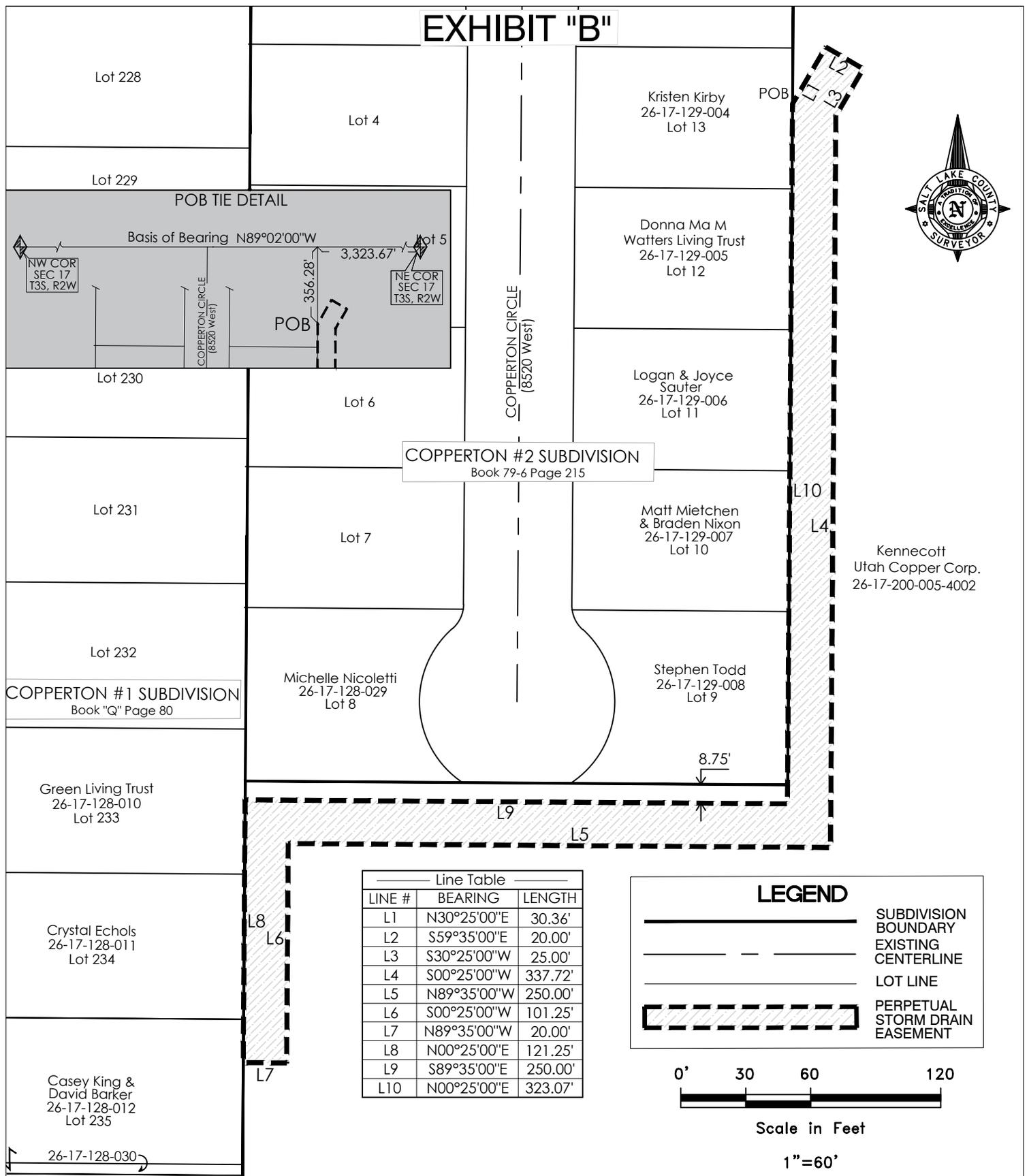
Beginning at a point on a westerly boundary line of said entire tract, which point is 3,323.67 feet N. 89°02'00" W. along the northerly section line and 356.28 feet S. 00°25'00" W. from the Northeast corner of said Section 17; thence N. 30°25'00" E. 30.36 feet; thence S. 59°35'00" E. 20.00 feet; thence S. 30°25'00" W. 25.00 feet to a point, 20.00 feet, perpendicularly distant easterly, from said westerly boundary line; thence S. 00°25'00" W. 337.72 feet along a line parallel with said westerly boundary line and a southerly projection to a point, 28.75 feet, perpendicularly distant southerly, from a northerly boundary line of said entire tract; thence N. 89°35'00" W. 250.00 feet along a line parallel with said northerly boundary line to a point 20.00 feet, perpendicularly distant easterly, from said westerly boundary line; thence S. 00°25'00" W. 101.25 feet along a line parallel with said westerly boundary line; thence N. 89°35'00" W. 20.00 feet to said westerly boundary line; thence N. 00°25'00" E. 121.25 feet along said westerly boundary line to a point 8.75 feet, perpendicularly distant southerly, from a northerly boundary line of said entire tract; thence S. 89°35'00" E. 250.00 feet along a line parallel with said northerly boundary line to a southerly projection of an interior corner of said entire tract; thence N. 00°25'00" E. 323.07 feet along a westerly boundary line of said entire tract to the point of beginning.

The above described storm drain easement contains 14,387 square feet in area, or 0.330 acre, more or less.

EXHIBIT "B" By this reference, made a part hereof.

BASIS OF BEARING is N. 89°02'00" W. along the northerly section line between the Northeast corner and the Northwest corner of said Section 17, Township 3 South, Range 2 West, Salt Lake Base and Meridian.

EXHIBIT "B"



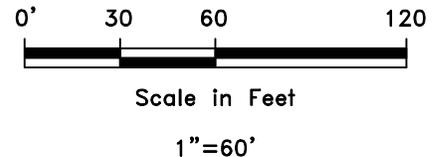
COPPERTON #2 SUBDIVISION
Book 79-6 Page 215

COPPERTON #1 SUBDIVISION
Book "Q" Page 80

Line Table		
LINE #	BEARING	LENGTH
L1	N30°25'00"E	30.36'
L2	S59°35'00"E	20.00'
L3	S30°25'00"W	25.00'
L4	S00°25'00"W	337.72'
L5	N89°35'00"W	250.00'
L6	S00°25'00"W	101.25'
L7	N89°35'00"W	20.00'
L8	N00°25'00"E	121.25'
L9	S89°35'00"E	250.00'
L10	N00°25'00"E	323.07'

LEGEND

- SUBDIVISION BOUNDARY
- EXISTING CENTERLINE
- LOT LINE
- PERPETUAL STORM DRAIN EASEMENT



Copperton Storm Drain Easement
Kennecott Copper Corporation
8235 West State Highway 48

Prepared for:
Salt Lake County Engineering Dept.

Sec. 17, T.3 S., R.2 W., S.L.B.&M.
Work Order No. W101823133

Prepared by the Office of:
Reid J. Demman, P.L.S.
Salt Lake County Surveyor

2001 S. State St. #N1-400
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