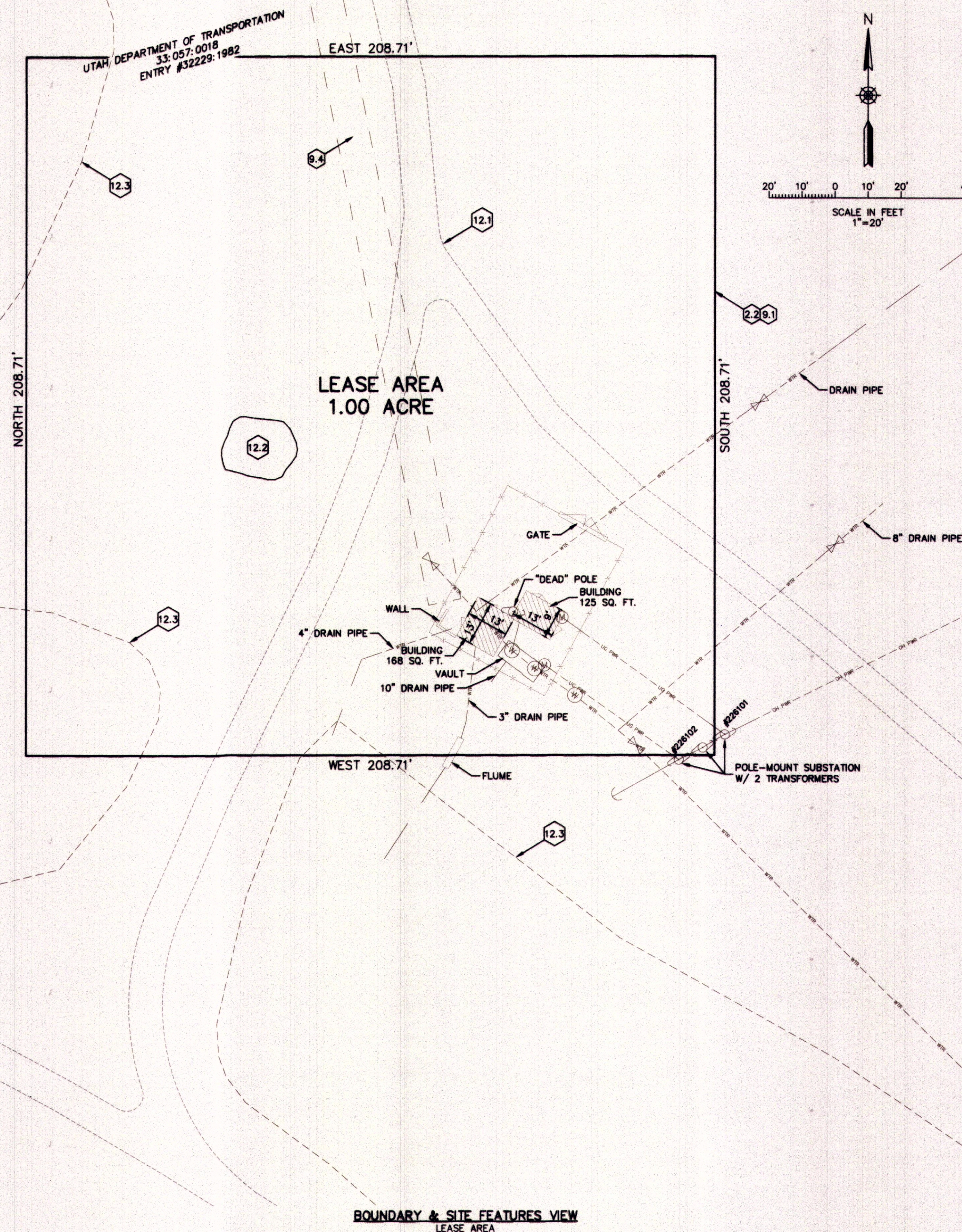


A.L.T.A./A.C.S.M. LAND TITLE SURVEY FOR
PACIFICORP
 (UTAH POWER & LIGHT COMPANY)

COLTON WELLS 1 & 2
 UTAH COUNTY, UTAH
 LOCATED IN THE S1/2 NW1/4 & SW1/4 SE1/4 OF SECTION 22, T. 11 S., R. 8 E., S.L.B.&M.
 SHEET 2 OF 3



NARRATIVE:

- THE PURPOSE OF THIS SURVEY WAS TO (1) LOCATE AND MONUMENT THE BOUNDARY OF THE SURVEY PARCEL SHOWN HEREON, AND TO SHOW EXISTING SITE FEATURES ON SAID PARCEL, BEING LOCATED IN THE SOUTH 1/2 OF THE NW 1/4 OF SECTION 22, TOWNSHIP 11 SOUTH, RANGE 8 EAST, S.L.B.&M.; AND (2) SHOW THE EXISTING SITE FEATURES ON THE LEASE AREA SHOWN HEREON, BEING LOCATED IN THE SW1/4 OF THE SE1/4 OF SAID SECTION 22.
- MONUMENTS USED FOR THE CONTROL OF THIS SURVEY ARE THOSE FOUND SECTION MONUMENTS SHOWN ON THE PLAT.
- A MAP OF COLTON WELLS NO. 1 AND NO. 2, DATED MARCH 22, 1957, AND FILED AS MAP NO. 35 IN PACIFICORP'S RECORDS (COPY AVAILABLE FROM OUR OFFICE), SHOWS FENCES ALONG THE SOUTHEAST AND SOUTHWEST BOUNDARIES OF THE SURVEY PARCEL. SAID MAP AND THE VESTING DEED FOR THE SURVEY PARCEL EXISTED PRIOR TO THE UTAH COUNTY MONUMENT FOR THE WEST QUARTER CORNER OF SECTION 22, THE CORNER TO WHICH THE PARCEL IS TIED. THE CURRENTLY EXISTING FENCES ALONG SAID BOUNDARIES WERE ACCEPTED AS THE BEST EVIDENCE OF THE LOCATION OF THE SURVEY PARCEL. THE TIE TO THE POINT OF BEGINNING HAS BEEN ADJUSTED ACCORDINGLY.
- NO EVIDENCE FOR THE BOUNDARY OF THE LEASE AREA WAS FOUND DURING THE SURVEY, NOR INDICATED ON THE MAP REFERENCED IN NOTE 2.1 ABOVE. THE BOUNDARY IS SHOWN IN ITS RECORD LOCATION.
- BASIS OF BEARINGS IS S 45°06'13\" E FROM THE WEST 1/4 CORNER TO THE SOUTH 1/4 CORNER OF SAID SECTION 35.
- A TITLE REPORT WAS PROVIDED BY TITLE WEST / STEWART TITLE GUARANTY COMPANY, AND IS KNOWN AS COMMITMENT/ORDER NO. 4650947 (1ST AMENDMENT), WITH AN EFFECTIVE DATE OF JAN. 27, 2014. EXCEPTIONS LISTED AND/OR SHOWN HEREON ARE FROM SAID TITLE REPORT. PARCELS 1, 2, AND 3 REFERRED TO IN SAID REPORT ARE HOUSTON PARCEL 33:056:0005, HOUSTON PARCEL 33:056:0025, AND U.D.O.T. PARCEL 33:057:0018, RESPECTIVELY.
- REFERENCES TO BOOK AND PAGE (B. ### P. ##) OR ENTRY NUMBER AND YEAR (E. #####) LISTED HEREON REFER TO OFFICIAL RECORDS IN THE OFFICE OF THE UTAH COUNTY RECORDER.
- THERE IS AN APPARENT DEED GAP BETWEEN HOUSTON PARCELS 33:056:0005 AND 33:056:0025, BUT IT IS THE SURVEYOR'S OPINION THAT THEY ARE INTENDED TO RUN ALONG ALIQUOT LINES, ELIMINATING THE GAP.
- THE DEED FOR HOUSTON PARCEL 33:056:0025 DOESN'T EXCLUDE THE SURVEY PARCEL, BUT THE DEED FOR THE SURVEY PARCEL MAKES IT CLEAR THAT THERE IS NO OVERLAP, BECAUSE THE GRANTOR OWNED THE HOUSTON PARCEL AT THE TIME OF THE CONVEYANCE.
- ENCUMBRANCES SHOWN OR LISTED HEREON ARE LIMITED TO THOSE PROVIDED BY CLIENT, LISTED IN ABOVE-REFERENCED TITLE REPORT, OR OBSERVED DURING THE SURVEY. SAID ENCUMBRANCES ENCUMBER THE SURVEY PARCEL OR LEASE AREA UNLESS NOTED AS BENEFITING THEM. EXCEPTION NUMBERS ARE LISTED AS APPLICABLE.
- THE FOLLOWING ENCUMBRANCES AFFECT OR MAY AFFECT THE SURVEY PARCEL OR LEASE AREA AS NOTED, AND ARE SHOWN GRAPHICALLY ON THIS PLAT:
 - LEASE IN FAVOR OF UTAH POWER & LIGHT COMPANY (COMPRISES LEASE AREA HEREON) (E. 2602:1953) (#28).
 - POLE LINE EASEMENT IN FAVOR OF UTAH POWER & LIGHT COMPANY (NO WIDTH DEFINED) (MAY BENEFIT SURVEY PARCEL) (E. 9163:1953) (#32).
 - POLE LINE EASEMENT IN FAVOR OF UTAH POWER & LIGHT COMPANY (NO WIDTH DEFINED) (MAY BENEFIT SURVEY PARCEL) (E. 4648:1955) (#33).
 - EASEMENT FOR UNDERGROUND PIPELINE IN FAVOR OF HELPER CITY (10' WIDE) (CROSSES LEASE AREA) (E. 2507:1960) (#36).
 - POLE LINE EASEMENT IN FAVOR OF UTAH POWER & LIGHT COMPANY (MAY BENEFIT SURVEY PARCEL) (E. 933:1962) (#37).
- RESERVATION OF MINERALS, OIL, GAS, AND HYDRO-CARBONS (BLANKET ENCUMBRANCE COVERING LEASE AREA) (E. 32228:1982) (#39).
- RECORD DOCUMENTS WERE PROVIDED FOR THE FOLLOWING ENCUMBRANCES, BUT THEY DO NOT AFFECT THE SURVEY PARCEL OR LEASE AREA:
 - APPLICATION FOR ASSESSMENT AND TAXATION (E. 22624:2008) (#12).
 - APPLICATION FOR ASSESSMENT AND TAXATION (E. 22625:2008) (#13).
 - INDENTURE IN FAVOR OF THE DENVER AND RIO GRANDE WESTERN RAILWAY COMPANY (B. S. P. 177) (#22).
 - RESERVATION OF COAL, PROSPECTING, AND MINING RIGHTS IN FAVOR OF THE UNITED STATES (E. 9846:1919) (#24).
 - POLE LINE EASEMENT IN FAVOR OF UTAH POWER & LIGHT COMPANY (E. 9427:1934) (#26).
 - EASEMENT DEED IN FAVOR OF THE DENVER AND RIO GRANDE WESTERN RAILROAD COMPANY (E. 1201:1963) (#38).
 - EASEMENT IN FAVOR OF PRICE CITY (E. 29583:1996) (#40).
 - DEED OF DEDICATION FOR PIPELINE IN FAVOR OF HELPER CITY (E. 47370:1997) (#41).
 - SURPLUS WATER AGREEMENT AND CONDITIONAL GRANT OF EASEMENT BY AND BETWEEN HELPER CITY, JOSEPH DON JACKSON, AND THE JACKSON FAMILY TRUST DATED JULY 24, 1996 (E. 79807:2012) (#51).
- THE FOLLOWING ENCUMBRANCES AFFECT OR MAY AFFECT THE SURVEY PARCEL OR LEASE AREA AS NOTED, BUT CANNOT BE SHOWN GRAPHICALLY DUE TO LACK OF CLARITY AS TO THE NATURE AND EXTENT OF THE ENCUMBRANCE:
 - UTAH COUNTY ZONING ORDINANCE (BLANKET ENCUMBRANCE COVERING SURVEY PARCEL AND LEASE AREA) (E. 16142:1990, E. 16143:1990) (#15).
 - ORDINANCE REVISING THE BOUNDARIES OF SERVICE AREA NO. 9 (BLANKET ENCUMBRANCE COVERING SURVEY PARCEL AND LEASE AREA) (E. 16149:1990) (#16).
 - CERTIFICATE OF CREATION OF THE UTAH VALLEY DISPATCH SPECIAL SERVICE DISTRICT (BLANKET ENCUMBRANCE COVERING SURVEY PARCEL AND LEASE AREA) (E. 114949:2008) (#17).
 - CERTIFICATE OF ANNEXATION PERTAINING TO THE UTAH COUNTY SERVICE AREA NO. 8 (BLANKET ENCUMBRANCE COVERING SURVEY PARCEL AND LEASE AREA) (E. 134212:2008) (#18).
 - CERTIFICATE OF CREATION OF THE UTAH VALLEY ROAD SPECIAL SERVICE DISTRICT (BLANKET ENCUMBRANCE COVERING SURVEY PARCEL AND LEASE AREA) (E. 50963:2009) (#19).
 - TRANSCRIPT OF LANDS FOR PERMANENT RESERVOIRS (BLANKET ENCUMBRANCE COVERING PORTION OF SURVEY PARCEL IN NW1/4 NW1/4 OF SECTION 22) (E. 3461:1907) (#23).
- RESERVATION OF MINERALS, MINERAL RIGHTS, AND OIL (BLANKET ENCUMBRANCE ACROSS LEASE AREA) (E. 7701:1927) (#25).
- EASEMENT IN FAVOR OF THE MOUNTAIN STATES TELEPHONE AND TELEGRAPH CO. (BLANKET EASEMENT COVERING PORTION OF SURVEY PARCEL IN SW1/4 NW1/4 OF SECTION 22) (E. 13407:1936) (#27).
- EASEMENTS AND RIGHTS OF WAY IN FAVOR OF UTAH POWER & LIGHT COMPANY (BLANKET ENCUMBRANCES COVERING LEASE AREA AND ADJOINING U.D.O.T. PARCEL; MAY BENEFIT LEASE AREA) (E. 2602:1953) (#29).
- RESERVATION OF MINERALS, MINERAL RIGHTS, AND OIL (BLANKET ENCUMBRANCE COVERING PORTION OF SURVEY PARCEL IN E1/2 NW1/4 OF SECTION 22) (E. 6225:1953) (#30).
- EASEMENTS AND RIGHTS OF WAY IN FAVOR OF UTAH POWER & LIGHT COMPANY (LOCATIONS UNDESCRIBED) (BENEFIT SURVEY PARCEL) (E. 6226:1953) (#31).
- CERTIFICATE OF APPROPRIATION OF WATER (MAY AFFECT LEASE AREA) (E. 13292:1958) (#34).
- CERTIFICATE OF APPROPRIATION OF WATER (MAY AFFECT LEASE AREA) (E. 13293:1958) (#35).
- OIL AND GAS LEASE (E. 97699:2000) AND CORRECTION THEREOF (E. 49839:2001) IN FAVOR OF LANDCO ENERGY, INC. (MAY AFFECT LEASE AREA). ALSO ASSIGNMENTS OF OVERRIDING ROYALTY INTEREST IN FAVOR OF PENNSYLVANIA MINERALS, LLC (E. 21912:2002) AND DOUGLAS J. GUION (E. 21913:2002) (MAY AFFECT SURVEY PARCEL AND LEASE AREA). (#42).
- OIL AND GAS LEASE (E. 97700:2000) AND CORRECTION THEREOF (E. 49838:2001) IN FAVOR OF LANDCO ENERGY, INC. (MAY AFFECT LEASE AREA). ALSO ASSIGNMENTS OF OVERRIDING ROYALTY INTEREST IN FAVOR OF PENNSYLVANIA MINERALS, LLC (E. 21912:2002) AND DOUGLAS J. GUION (E. 21913:2002) (MAY AFFECT SURVEY PARCEL AND LEASE AREA). (#43).
- OIL AND GAS LEASE (E. 97701:2000) AND CORRECTION THEREOF (E. 49840:2001) IN FAVOR OF LANDCO ENERGY, INC. (MAY AFFECT LEASE AREA). ALSO ASSIGNMENTS OF OVERRIDING ROYALTY INTEREST IN FAVOR OF PENNSYLVANIA MINERALS, LLC (E. 21912:2002) AND DOUGLAS J. GUION (E. 21913:2002) (MAY AFFECT SURVEY PARCEL AND LEASE AREA). (#44).
- MINERAL DEED IN FAVOR OF JOSEPH W. JACKSON PROPERTIES, L.C. (MAY AFFECT SURVEY PARCEL AND LEASE AREA) (E. 25151:2001) (#45).
- OIL AND GAS LEASE IN FAVOR OF LANDCO ENERGY, INC. (E. 96413:2001). ALSO ASSIGNMENT OF OIL AND GAS LEASE IN FAVOR OF PRIMA OIL & GAS COMPANY (E. 134499:2001). ALSO ASSIGNMENTS OF OVERRIDING ROYALTY INTEREST IN FAVOR OF PENNSYLVANIA MINERALS, LLC (E. 21912:2002) AND DOUGLAS J. GUION (E. 21913:2002). (MAY AFFECT SURVEY PARCEL AND LEASE AREA) (#46).
- OIL AND GAS LEASE IN FAVOR OF LAND ENERGY, INC. (MAY AFFECT PORTION OF SURVEY PARCEL WITHIN E1/2 NW1/4 OF SECTION 22) (E. 66646:2004) (#47).
- OIL AND GAS LEASE IN FAVOR OF LAND ENERGY, INC. (MAY AFFECT PORTION OF SURVEY PARCEL WITHIN SW1/4 NW1/4 OF SECTION 22) (E. 66651:2004) (#48).
- OIL AND GAS LEASE IN FAVOR OF LAND ENERGY, INC. (MAY AFFECT PORTION OF SURVEY PARCEL WITHIN E1/2 NW1/4 OF SECTION 22) (E. 66653:2004) (#49).
- PAID-UP OIL AND GAS LEASE IN FAVOR OF LONE TREE ENERGY & ASSOCIATES, LLC (MAY AFFECT PORTION OF SURVEY PARCEL WITHIN SW1/4 NW1/4 OF SECTION 22) (E. 73223:2009) (#50).
- EASEMENT DEED BY COURT ORDER IN FAVOR OF QWEST COMMUNICATIONS CORPORATION AND OTHERS (MAY AFFECT SURVEY PARCEL AND LEASE AREA) (E. 88396:2013) (#52).
- THIRTIETH SUPPLEMENTAL INDENTURE TO MORTGAGE AND DEED OF TRUST BETWEEN UTAH POWER & LIGHT COMPANY, MORGAN GUARANTY TRUST COMPANY OF NEW YORK, AND R. AMUNDSEN (MAY AFFECT SURVEY PARCEL AS BLANKET ENCUMBRANCE) (E. 1114 & E. 1115) (#62).
- THE FOLLOWING ENCUMBRANCES AFFECT OR APPEAR TO AFFECT THE SURVEY PARCEL OR LEASE AREA AS NOTED, BUT NO RECORD EVIDENCE WAS PROVIDED (EVIDENCE WAS OBSERVED ON GROUND):
 - LIKELY USE OF EXISTING ROADS BY OTHERS (LEASE AREA).
 - PIPE STOCKPILE, OWNERSHIP OF WHICH IS UNKNOWN (LEASE AREA).
 - DEPRESSIONS THAT MAY COLLECT OR ROUTE STORM WATER AND/OR OTHER DISCHARGE FROM ON- OR OFF-SITE FACILITIES (MAY BENEFIT AND/OR ENCUMBER LEASE AREA).
 - OVERHEAD COMMUNICATIONS LINE (SURVEY PARCEL).
 - WATER PIPELINE, POSSIBLY OWNED BY PRICE CITY (SURVEY PARCEL).
- APPARENT AGRICULTURAL USE OUTSIDE CHAIN-LINK FENCE (LEASE AREA AND SURVEY PARCEL).
- BOTH THE SURVEY PARCEL AND THE LEASE AREA ARE LOCATED WITHIN FEMA FIRM PANEL 4955170700A. THE PANEL HAS NOT BEEN PRINTED BY FEMA AND THE AREA IS DESIGNATED AS BEING IN FLOOD ZONE "X" ON FIRM INDEX 495517IND0A.
- LIABILITY IS SPECIFICALLY DISCLAIMED FOR ANY SITE FEATURES THAT WERE NOT LOCATED DUE TO BEING COVERED BY SNOW AT THE TIME OF THE SURVEY.
- ANY UNDERGROUND UTILITIES SHOWN ARE BASED ON OBSERVATION OF ABOVE-GROUND FEATURES AND/OR PAINT MARKINGS IN COMBINATION WITH MAPPING PROVIDED BY UTILITY COMPANIES OR CLIENT. ACTUAL LOCATIONS OF UTILITIES MAY VARY FROM THOSE SHOWN, AND OTHER UTILITIES MAY BE BURIED AT THIS SITE. NO EXCAVATION ACTIVITY SHOULD RELY ON THIS PLAT.

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A.L.T.A./A.C.S.M. LAND TITLE SURVEY FOR PACIFICORP (UTAH POWER & LIGHT COMPANY) COLTON WELLS 1 & 2 UTAH COUNTY, UTAH LOCATED IN THE S1/2 NW1/4 & SW1/4 SE1/4 OF SECTION 22, T. 11 S., R. 8 E., S.L.B.&M.		
SURVEY BY: GTT DATE: 1/29/2014	DRAWING BY: GTT DATE: 2/14/2014	CHECKED BY: RKT DATE: 2/14/2014
SHEET 2 OF 3		1312RMP-CP_S22