

Please return to:
Ronald D. Scorse
Arizona Public Service Co.
PO Box 600
Snowflake, AZ 85937

UTILITY EASEMENT

NE 1/3, 19N, 14E
WA 55-1772
RS 406-22-04

In consideration of One Dollar (\$1.00), the receipt of which is hereby acknowledged, FIRST AMERICAN TITLE INSURANCE COMPANY, a California corporation, as TRUSTEE (# 7734) hereinafter called "Grantor") does hereby grant and convey to ARIZONA PUBLIC SERVICE COMPANY (hereinafter called "Company"), its successors and assigns, an easement eight feet in width, to construct, operate and maintain electric lines and appurtenant facilities upon, across, over, and under the surface of the premises hereinafter described.

The premises through and across which this easement is granted are situated in Coconino County, Arizona, and are described as follows:

Lot 16, TURQUOISE RANCH, according to the plat of record in the office of the County Recorder of Coconino County, Arizona, recorded in Book 7 of Surveys, pages 46-46E (1285/454).

This easement is to lie 4.0 feet on each side of the following described centerline:

Commencing at the Northeast corner of said Lot 16, also being the Northeast corner of Section 3, Township 19 North, Range 14 East of the Gila and Salt River Base and Meridian, Coconino County, Arizona; thence South (assumed) along the East lot line and section line, a distance of 1212.62 feet to the TRUE POINT OF BEGINNING of this easement; thence North 60°08'12" West a distance of 876.54 feet; thence South 12°54'19" West a distance of 438.75 feet; thence South 28°51'47" West a distance of 86.88 feet thence South 30°56'34" West a distance of 1314.92 feet; thence South 05°46'33" West a distance of 211.0 feet.

Together with the right to operate, repair, replace, maintain, and remove said lines and appurtenant facilities from said premises; to add to or alter said lines and/or facilities at any reasonable time, and to trim or remove any trees or shrubs that in the judgment of the Company may interfere with the construction or endanger the operation of said lines and/or facilities, with access to said easement and egress therefrom to permit normal operations of the Company in connection with said lines and/or facilities, and to permit the installation of the wires, fixtures, conduits, or cables of any other company within the boundaries of this easement.

Grantor shall not erect or construct or permit to be erected or constructed any building or other structure or drill any well within the limits of said easement; nor shall Grantor plant or permit to be planted any trees within the limits of said easement without the prior written consent of the Company; provided, however, Grantor shall have the right to construct and erect fences within the limits of said easement in a manner which will not unreasonably interfere with the Company's right of access to its lines and/or facilities.

By accepting this easement, the Company agrees to exercise reasonable care to avoid damage to said premises and all property that may at any time be thereon.

FIRST AMERICAN TITLE INSURANCE
COMPANY
By: Roderick N. Collier
Title: Trust Officer

Dated: March 11th, 1991

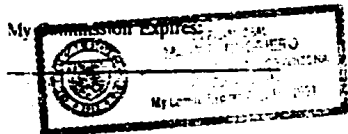
WITNESS:

STATE OF ARIZONA)
COUNTY OF Maricopa) ss.

This instrument was acknowledged before me this 11th day of March, 19 91 by RODERICK N. COLLIER, Trust Officer of First American Title Insurance Company, a California corporation, (Name) as TRUSTEE under Trust 7734

IN WITNESS WHEREOF I hereunto set my hand and official seal.

H. W. L. Collier
Notary Public



1391-448