

RIGHT OF WAY EASEMENT

THE TOWN OF ORO VALLEY, ARIZONA, an Arizona municipal corporaiton

(hereinafter referred to as "Grantor"), hereby grants to **Tucson Electric Power Company**, an Arizona corporation, its successors and assigns (hereinafter referred to as "Grantee"), an easement and right of way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time electric lines and appurtenant facilities for the transmission and distribution of electricity, consisting of wires, underground conduits, cables, vaults, manholes, handholes, and including above-ground enclosures, markers, concrete pads, risers, poles, anchors, guy wires and other appurtenant fixtures and equipment necessary or useful for distributing electrical energy and for communication facilities of other entities, in, over, under, across and along that certain real property described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

Grantor agrees for itself, its successors and assigns, not to erect, place or maintain, nor to permit the erection, placement or maintenance of any building, landscaping, earth fill, walls or fences upon the above-described easement which would impair the repair, maintenance or removal of any or all of the facilities. All systems, including electrical and communication installed by Grantee in and upon the above-described easement and right of way, shall remain the personal property of the Grantee and shall not be deemed a part of the realty.

Grantee and its contractors, agents and employees shall have the right to trim or top such trees and to cut such roots and remove such obstacles that could endanger or interfere with said systems, and shall have free access to said systems and every part thereof, at all times, for the purpose of exercising the rights herein granted.

Grantee shall have the right during construction of the initial facilities, to use for the purposes incidental to said construction, a strip of land 10 feet in width adjacent and contiguous to the herein-granted easement and right of way, said strip to be in whole or in part on each side of said easement and right of way, said right to use said strip of land ceasing and being terminated at such time as said initial construction is completed.

Grantor shall not increase or decrease the ground surface elevation within the boundary of the above-described easement and right of way after approved final grade is established and meets Grantee's construction standards. Subsequent to the construction, the ground surface shall not be penetrated to a depth in excess of 12 inches by any tool or implement, without having the underground facilities located and taking all necessary precautions to protect them. If subsequent to construction, Grantor changes the grade in such a way as to require relocation of the facilities, the cost shall be borne by Grantor or subsequent owners.

Grantor hereby agrees that these covenants are made for the above-described real property which is the subject of this easement and right of way. Grantor hereby warrants and represents, and acknowledges Grantee's reliance upon said warranty and representation, that Grantor has good and sufficient title to the real property in order to grant said easement and right of way, subject to all matters apparent or of record.

EXHIBIT "A" Page 1 of 2
LEGAL DESCRIPTION
UNDERGROUND UTILITY EASEMENT

An easement, 10 feet in width and a transformer easement 15 feet square, for the installation and maintenance of electrical facilities over a portion of Section 2, Township 12 South, Range 13 East of the Gila and Salt River Meridian, Pima County Arizona, the centerline of which is more particularly described as follows:

Commencing at a brass capped survey monument at the northeast corner of said Section 2;

Thence South $00^{\circ} 06' 35''$ East along the east line of said Section 2 a distance of 2790.00 feet;

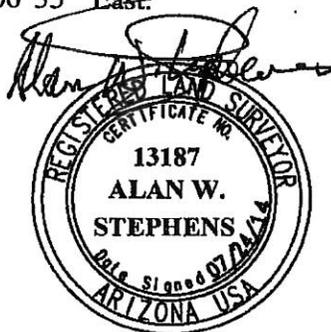
Thence North $89^{\circ} 53' 25''$ East a distance of 14.00 feet to an existing electrical transformer and the **Point of Beginning**;

Thence South $89^{\circ} 53' 25''$ West a distance of 19.00 feet;

Thence South $00^{\circ} 06' 35''$ East parallel with the east line of said Section 2, and 5.00 feet westerly, therefrom a distance of 743.00 feet;

Thence North $86^{\circ} 37' 00''$ West a distance of 600.00 feet to the center of a transformer easement 15.00 feet square, the sidelines of which are parallel with and perpendicular to the last described line.

The Basis of Bearing for this description is a brass capped survey monument at the northeast corner of Section 2 and a brass capped survey monument at the Southeast corner of Section 2, said bearing being South $00^{\circ} 06' 35''$ East.

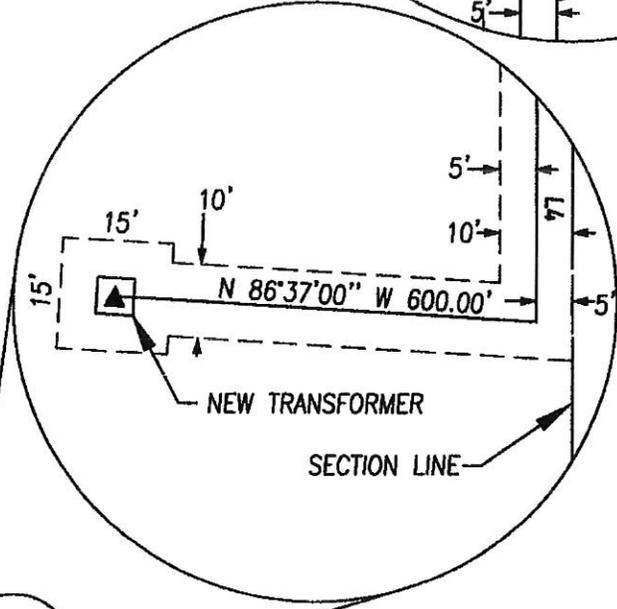
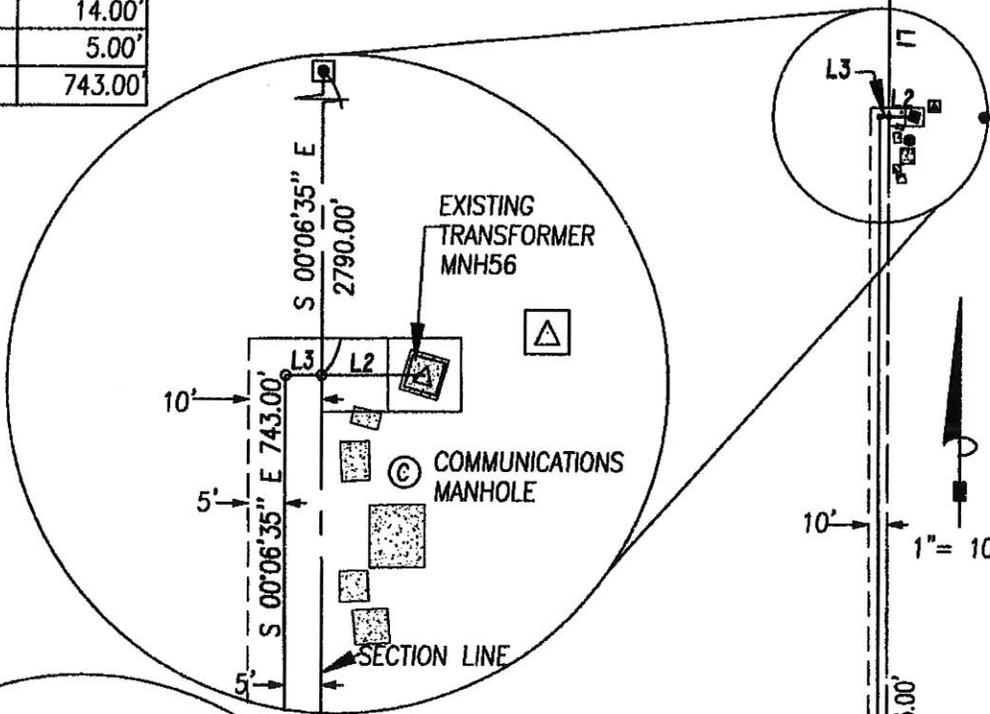


Expires 6/30/2016

NUMBER	DIRECTION	DISTANCE
L1	S 00°06'35" E	2790.00'
L2	N 89°53'25" E	14.00'
L3	N 89°53'25" E	5.00'
L4	S 00°06'35" E	743.00'

TANGERINE ROAD

NORTHEAST CORNER SECTION 2,
TOWNSHIP 12 S., RANGE 13 EAST.



10' UNDERGROUND
ELECTRIC EASEMENT

SECTION LINE



Expires 6/30/2016

NARANJA DRIVE

SOUTHEAST CORNER SECTION 2
TOWNSHIP 12 S., RANGE 13 EAST

DRAWN BY: T.M.S.
DATE: 07/18/2014
DWG. NO.: 14130
APPROVED BY: A.W.S.

EASEMENT EXHIBIT

AN EASEMENT OVER A PORTION OF SECTION 2, TOWNSHIP 12 SOUTH,
RANGE 13 EAST OF THE GILA AND SALT RIVER MERIDIAN, PIMA
COUNTY ARIZONA.

SHT. NO.
1 OF 1