

AFTER RECORDING, PLEASE RETURN TO:

Kennecott Utah Copper, LLC
4700 Daybreak Parkway
South Jordan, Utah 84009
Attn: Jeff Stephenson

SPECIAL WARRANTY DEED

A portion of Tooele County Tax Parcel No. 05-028-0-0056

FOR GOOD AND VALUABLE CONSIDERATION, **SADDLEBACK PASTURES, L.C.**, a Utah limited liability company ("**Grantor**"), having an address of 925 West 100 North, Suite F, P.O. Box 540478, North Salt Lake, Utah, 84054, hereby CONVEYS AND WARRANTS, against those claiming by, through and under the Grantor and not otherwise, to **KENNECOTT UTAH COPPER LLC**, a Utah limited liability company, formerly known as KENNECOTT UTAH COPPER CORPORATION ("**Grantee**"), having an address of 4700 Daybreak Parkway, South Jordan, Utah, 84009, all of the Grantor's right, title and interest in and to the following real property located in Tooele County, State of Utah (the "**Property**"), as more particularly described as follows:

See **Exhibit "A"** attached hereto and by this reference made a part hereof

Grantor hereby reserves any and all water and water rights, if any, however evidenced and whether or not appurtenant to the Property, relating to or connected with the Property, including stock in water companies.

SUBJECT TO all restrictions, reservations, easements and other matters of record, all matters that would be revealed by a current and accurate survey or physical inspection of the Property, and taxes for the current year and thereafter.

TO HAVE AND TO HOLD the same, together with all tenements, hereditaments, and appurtenances thereunto belonging, unto the Grantees, and its successors and assigns, forever.

DATED as of this 23rd day of June, 2020.

GRANTOR:

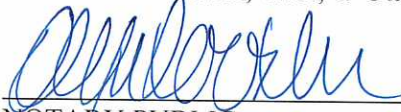
SADDLEBACK PASTURES, L.C.
a Utah limited liability company

By: Christopher F. Robinson
Christopher F. Robinson, Manager

Jerry Houghton, Tooele County Recorder

STATE OF UTAH)
)
:SS.
COUNTY OF SALT LAKE)

The foregoing instrument was signed before me this 23 day of June, 2020, by Christopher F. Robinson, the Manager of Saddleback Pastures, L.C., a Utah limited liability company.



NOTARY PUBLIC
Residing at: Salt Lake County, UT

My Commission Expires:

10/18/22

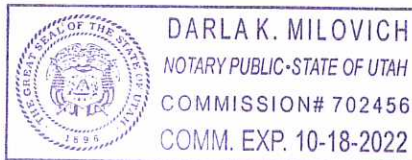


EXHIBIT "A"
TO
SPECIAL WARRANTY DEED

A parcel of land located in Tooele County, State of Utah:

20' Wide Public Strip of Land Along the West Side of the Proposed 1200 East

Beginning at a point that lies South 00°11'20" West along the section line 1,918.96 feet from the East Quarter Corner of said Section 10, (basis of bearing being S 00°11'20" W between the East Quarter Corner and the Southeast Corner of Section 10, T2S, R4W, SLB&M), and running thence South 00°11'20" West along said section line 20.86 feet; thence northwesterly along the arc of a 938.00 foot radius non-tangent curve to the left, through a central angle of 03°55'00" a distance of 64.12 feet (chord bearing N 75°04'25" W, chord length 64.11'); thence North 00°11'20" East 365.84 feet; thence North 89°57'01" West 14.88 feet; thence North 00°02'59" East 100.00 feet; thence South 89°57'01" East 15.12 feet; thence North 00°11'20" East 129.56 feet to the south line of Lake Point Estates Phase 2, Lot 211 as recorded in the office of the Tooele County Recorder as Entry No. 293407; thence South 89°58'12" East along said south line 20.00 feet; thence South 00°11'20" West 134.61 feet; thence southwesterly along the arc of a 15.00 foot radius tangent curve to the right, through a central angle of 90°16'42" a distance of 23.63 feet (chord bearing S 45°19'41" W, chord length 21.26'); thence South 00°02'59" West 60.00 feet; thence southeasterly along the arc of a 15.00 foot radius non-tangent curve to the right, through a central angle of 89°43'16" a distance of 23.49 feet (chord bearing S 44°40'20" E, chord length 21.16'); thence South 00°11'20" West 355.02 feet; thence southeasterly along the arc of a 958.00 foot radius non-tangent curve to the right, through a central angle of 02°36'04" a distance of 43.49 feet (chord bearing S 74°46'27" E, chord length 43.49') to the point of beginning.

Encompassing 13,329 square feet or 0.306 acres.

Tooele County Tax Parcel No.: a portion of 05-028-0-0056