

WHEN RECORDED RETURN TO:
Mountain West Small Business Finance
2595 East 3300 South
Salt Lake City, Utah 84109

Ent 156449 BK 245 Pg 296
Date: 12-AUG-2019 9:06:55AM
Fee: \$40.00 Check Filed By: CA
COLLEEN ALLEN, Recorder
WAYNE COUNTY
For: BACKMAN TITLE

NOTICE OF LEASE

Notice is hereby given the that following named Lessor and Lessee have entered into
a lease agreement dated July 5, 2019 affecting real property located in
Wayne County, Utah at:

670 East Highway 24, Torrey, UT 84775

more particularly described in Exhibit A which is attached hereto and made a part hereof by this
reference.

DATED August 8, 2019

LESSOR:

670 TORREY LLC


By: Bert David Christenson, Manager

LESSEE:

EVOKE HOTEL MANAGEMENT, LLC


By: Bert David Christenson, Manager

EXHIBIT "A"

LEGAL DESCRIPTION

Beginning at the Northwest corner of Tax Parcel O-867, said point being located North 00°11'48" West 1219.43 feet along the Quarter Section line and North 89°58'02" West 455.81 feet along the South right-of-way line of State Highway U-24 from the South Quarter corner of Section 7, Township 29 South, Range 5 East, Salt Lake Base and Meridian; and running thence South 448.65 feet along the West boundary of Parcel O-867 to the North line of Parcel O-867-2; thence South 89°59'23" West 430.80 feet along the existing fence line to the East boundary of Tax Parcel O-865; thence North 00°21'25" West 448.98 feet along said East boundary to the aforesaid South right-of-way line of State Highway U-24; thence South 89°58'02" East 433.59 feet along said right-of-way line to the point of beginning.

Together with an access easement and right-of-way described as follows: Beginning at the Northwest corner of Janet Quinn Smith & Paul Smith Parcel O-867, said point being located North 00°11'48" West 1219.43 feet along the Quarter Section line and North 89°58'02" West 455.81 feet along the South right-of-way line of State Highway U-24 from the South Quarter corner of Section 7, Township 29 South, Range 5 East, Salt Lake Base and Meridian; and running thence South 89°58'02" East 32 feet along said right-of-way line to a rebar & cap marked LS6616; thence South 30.00 feet; thence West 8 feet; thence South 418.62 feet to a rebar & cap marked LS161712 on the South boundary of Parcel O-867; thence South 89°59'23" West 24.00 feet along the South boundary to a rebar & cap marked LS164561 at the Southwest corner of said parcel; thence North 448.65 feet along the West boundary of said parcel to the point of beginning.

Parcel No.: 01-0039-0889