

Quit Claim Deed

Derkatz Holdings, LTD, of 2911 Little Cottonwood Road, Sandy, Utah, hereinafter known as the "grantor," who holds property located at 4584 West 5800 North, Benson, Utah, and parcel number 12-033-0013 hereby quit claims to Benson Farm, LLC, grantee, of 2911 Little Cottonwood Road, Sandy, Utah for the sum of \$10.00 for the following tract(s) of land in Cache County, Utah, to wit:

Parcel Number(s): 13-043-0002, 12-033-0013

See attached legal description.

Witness the hand of said grantor this 27th day of June 2020.



Amy Felix

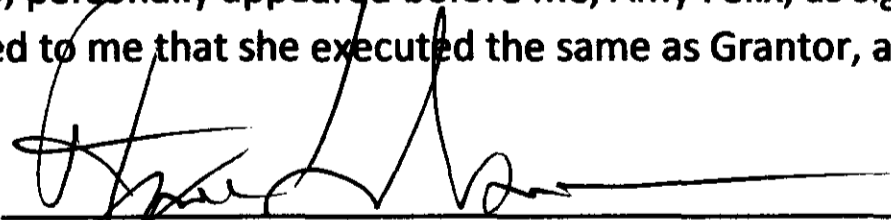
Authorized Signatory for Derkatz Holdings, LTD

Acknowledgment

STATE OF UTAH

COUNTY OF Salt Lake

On the 10th day of July, 2020, personally appeared before me, Amy Felix, as signer of the foregoing instrument, who acknowledged to me that she executed the same as Grantor, and Executor as stated herein.



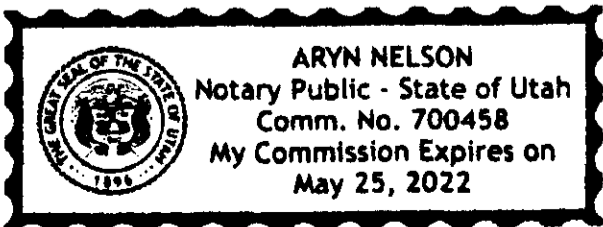
Notary Public

Residing At:

9502 S Highland Dr sandy, UT 84092

My Commission Expires:

May 25, 2022



Legal description of parcel number 13-043-0002

THE SW/4 OF SEC 27 T 13N R 1W ALSO: BEG SW COR SE/4 SEC 27 & TH N 1*01' W 207 FT TO S LN OF CO ROAD TH S 52*26' E IN ROAD 120.1 FT TH S 4*08' W 133.3 FT TO S LN OF SD SEC TH S 89*29' W 81.7 FT TO BEG 0.37 AC LESS: CO ROAD & TRACTS TO UP&L CO (9/284-285) NET 150.7 AC LESS: BEG AT SW COR SEC 27 T 13N R 1W & TH N 908.43 FT ALG SEC LN TH E 1847.47 FT TO TRUE POB & TH N 37*23'15" E 198.83 FT TH S 51*55'02" E 312.35 FT TH S 37*27'13" W 204.71 FT TO N LN OF CO ROAD TH N 50*50'14" W 312.24 FT ALG ROAD TO TRUE POB CONT 1.45 AC M/B (0010) NET 149.25 AC M/L LESS: BEG N 1*01' W 207 FT & N 51*40'20" W 160 FT FROM SE COR SW/4 SEC 27 T 13N R 1W & BEING ON S LN OF CO ROAD & TH S 38*19'40" W 136 FT TH W 257.5 FT TH N 38*19'40" E 295.689 FT TO S LN OF CO ROAD TH S 51*40'20" E ALG ROAD 202 FT TO BEG CONT 1.00 AC M/B (0011) NET 148.25 AC M/L LESS: BEG AT SE COR SW/4 SEC 27 T 13N R 1W & TH N 228.67 FT & W 31.13 FT TO TRUE POB TH S 4*19'24" E 89.95 FT TH N 89*33'55" W 168.55 FT TH N 19*06'51" W 62.7 FT TH N 38*19'37" E 136 FT TO S LN OF CO ROAD TH S 51*40'20" E 125 FT TO TRUE POB CONT 0.50 AC M/B (0012) NET 147.75 AC M/L LESS: BEG AT SW COR SEC 27 T 13N R 1W & TH E 1310.95 FT TH N 1393.93 FT TO TRUE POB TH N 0*24'02" W 274.11 FT TH S 71*37'34" E 52.04 FT TH N 78*39'23" E 96.49 FT TH S 77*25'21" E 100.57 FT TH S 0*37'05" E 447.91 FT TO N R/W LN OF SAM FELLOW ROAD TH N 51*45'47" W 312.0 FT ALG SD LN TO TRUE POB CONT 2.02 AC M/B (0014) NET 145.73 AC M/L

Legal description of parcel number 12-033-0013

BEG AT INTERSEC OF W LN OF OSL RR & N LN OF 800 N ST LYING S 0*10'54" E 1287.0 FT ALG E LN OF SE/4 SEC 29 T 12N R 1W & S 89*24'38" W 1308.87 FT ALG N LN OF 800 N ST FROM NE COR SE/4 SD SEC 29 & TH S 89*24'38" W ALG R/W LN 1321.54 FT TO E LN OF HWY 23 TH N 0*21'56" W 1467.08 FT ALG SD HWY TO S LN OF VALLEY VIEW HWY TH S 72*05'58" E ALG HWY 1125.85 FT TO W LN OF OSL RR TH S 13*11'15" E ALG W LN 1137.4 FT TO BEG CONT 34.842 AC M/B LESS: PARCEL TO UDOT FOR HWY 30 CONT 0.65 AC (ENT 937484) NET 34.19 AC M/L