

01208655 B: 2791 P: 1423

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Rhonda Francis Summit County Recorder

08/25/2023 08:14:09 AM Fee \$418.00

By HIGH COUNTRY TITLE

Electronically Recorded

RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:

PAUL HASTINGS LLP
200 Park Avenue
New York, New York 10166
Attention: Bruce DePaola, Esq.

(Space Above For Recorder's Use)

Tax ID Numbers listed on
Exhibit B attached hereto.

MEMORANDUM OF TERMINATION OF RIGHT OF FIRST REFUSAL

This MEMORANDUM OF TERMINATION OF RIGHT OF FIRST REFUSAL (this "**Memorandum**"), dated as of August 24, 2023, is entered into by and among **BLX PIOCHE LLC, RH MAYFLOWER LLC, 32 DOM MAYFLOWER LLC, BLX LAND LLC** and **BLX MAYFLOWER LLC**, each a Delaware limited liability company (together with their respective successors and assigns in all or any portion of the Burdened Property (as defined below), each, individually, a "**Mayflower Grantor**" and, collectively, the "**Mayflower Grantors**"), and **DEER VALLEY RESORT COMPANY, LLC**, a Utah limited liability company (together with its successors and assigns with respect to the Benefitted Property (as defined below), "**DV Grantee**", and together with the Mayflower Grantors, each, individually, a "**Party**", and, collectively, the "**Parties**").

WHEREAS, the Mayflower Grantors and DV Grantee entered into that certain ROFR Agreement, dated as of August 1, 2019 (the "**ROFR Agreement**") which was memorialized by that certain Memorandum of Right of First Refusal, dated as of August 1, 2019, which was recorded (i) in the Official Records of Summit County as entry number 01115228, in book 2520, on page 1890 and (ii) in the Official Records of Wasatch County as entry number 466265, in book 1259, on pages 854-914 (the "**Memo of ROFR**");

WHEREAS, the Mayflower Grantors are collectively the owners of that certain real property described in Exhibit A-1 annexed hereto (the "**Burdened Property**") and DV Grantee is the owner of that certain real property described in Exhibit A-2 annexed hereto (the "**Benefitted Property**");

WHEREAS, the Mayflower Grantors and DV Grantee have agreed to terminate (i) the ROFR Agreement and, in connection therewith, have entered into that certain Termination of ROFR Agreement, dated of even date herewith (the "**Termination of ROFR Agreement**"), pursuant to which all rights and obligations of the Parties under the ROFR Agreement affecting

the Burdened Property and the Benefitted Property, respectively, were permanently terminated, nullified and made of no further force or effect and (ii) the Memo of ROFR; and

WHEREAS, this Memorandum is prepared for recordation purposes only, and it in no way modifies the terms, conditions, provisions and covenants of the Termination of ROFR Agreement. This Memorandum describes only selected provisions of the Termination of ROFR Agreement, and reference is made to the full text of the Termination of ROFR Agreement for the full terms and conditions thereof. In the event of any inconsistency between the terms, conditions, provisions and covenants of this Memorandum and the Termination of ROFR Agreement, the terms, conditions and covenants of the Termination of ROFR Agreement shall prevail.

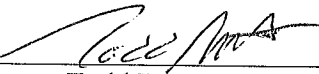
NOW, THEREFORE, the Mayflower Grantors and DV Grantee have caused this Memorandum to be executed and recorded in the Official Records of Summit County and Wasatch County, Utah to provide constructive notice of the Termination of ROFR Agreement and the termination of the Memo of ROFR, and all parties taking title to all or any portion of the Burdened Property or the Benefitted Property shall be deemed to have notice (i) of each and every provision contained in the Termination of ROFR Agreement and (ii) that the Memo of ROFR has been terminated, nullified and made of no further force or effect.

This Memorandum may be executed in two or more counterparts, each of which shall be deemed an original, but all of which shall constitute one and the same instrument.

[Signature Pages Follows]

DV GRANTEE:

DEER VALLEY RESORT COMPANY, LLC
a Utah limited liability company

By: _____

Name: Todd Bennett

Title: President and Chief Operating Officer

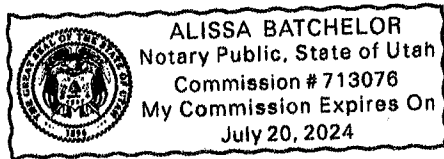
[Acknowledgement Follows]

SIGNATURE PAGE TO MEMORANDUM OF TERMINATION OF ROFR
AGREEMENT

STATE OF UTAH)
)
COUNTY OF Summit) ss.:

On the 11th day of August, 2023, personally appeared before me Todd Bennett, who being duly sworn, did say that he is the President and Chief Operating Officer of Deer Valley Resort Company, LLC, a Utah limited liability company, and that the foregoing instrument was signed in his capacity of such entity.

Alissa Batchelor
NOTARY SIGNATURE AND SEAL




SIGNATURE PAGE TO MEMORANDUM OF TERMINATION OF ROFR
AGREEMENT


IN WITNESS WHEREOF, the Mayflower Grantors and DV Grantee have duly executed this Memorandum as of the day and year first above written.

MAYFLOWER GRANTORS:

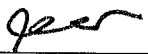
RH MAYFLOWER LLC,
a Delaware limited liability company

By: 
Name: Gary Barnett
Title: President


32 DOM MAYFLOWER LLC,
a Delaware limited liability company

By: 
Name: Gary Barnett
Title: President


BLX PIOCHE LLC,
a Delaware limited liability company

By: 
Name: Gary Barnett
Title: President

BLX LAND LLC,
a Delaware limited liability company

By: 
Name: Gary Barnett
Title: President

BLX MAYFLOWER LLC,
a Delaware limited liability company

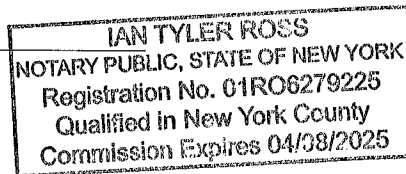
By: 
Name: Gary Barnett
Title: President

STATE OF NEW YORK)
)
COUNTY OF NEW YORK) ss.

On August 10, 2023 before me, Ian Tyler Ross, Notary Public, personally appeared Gary Barnett, personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Ian Tyler Ross
Notary Public

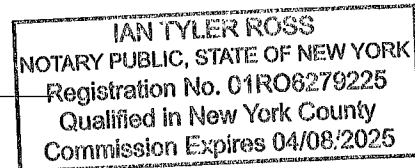


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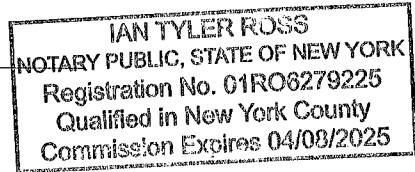


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WITNESS my hand and official seal.

Ian Tyler Ross
Notary Public

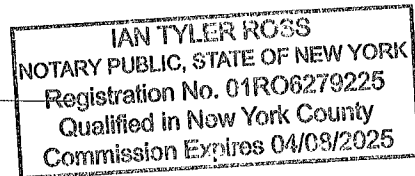


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)
COUNTY OF NEW YORK) ss.

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WITNESS my hand and official seal.

Ian Tyler Ross
Notary Public



STATE OF NEW YORK
COUNTY OF NEW YORK

)
) ss.
)

On August 10, 2023 before me, Ian Tyler-Ross, Notary Public, personally appeared Gary Barnett, personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.


Notary Public

IAN TYLER ROSS NOTARY PUBLIC, STATE OF NEW YORK Registration No. 01RO6279225 Qualified in New York County Commission Expires 04/08/2025

Exhibit A-1

Legal Description of Burdened Property

All of the following described property, to the extent that: 1) It is located within Wasatch County, **AND** 2) It is presently owned by BLX Land LLC, a Delaware limited liability company, BLX Pioche LLC, a Delaware limited liability company, BLX Mayflower LLC, a Delaware limited liability company, RH Mayflower LLC, a Delaware limited liability company, and/or 32 Dom Mayflower LLC, a Delaware limited liability company:

All of Section 26, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

All of Section 27, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

All of Section 33, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

All of Section 34, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

All of Section 35, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

All of Section 36, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Those portions of Section 31, Township 2 South, Range 5 East, Salt Lake Base and Meridian, lying West of US Highway 40.

All of Section 2, Township 3 South, Range 4 East, Salt Lake Base and Meridian.

All of Section 3, Township 3 South, Range 4 East, Salt Lake Base and Meridian.

All of Section 4, Township 3 South, Range 4 East, Salt Lake Base and Meridian.

The above described property being all or portions of the following Wasatch County tax serial numbers/tax parcel numbers:

OWC-3190-0/00-0020-2810
OWC-3205-0/00-0020-2825
OWC-0031-2/00-0012-3245
OWC-0031-4/00-0012-7535
OWC-0033-1/00-0012-3252
OWC-3141-0/00-0020-2761
OWC-3143-0/00-0020-2763
OWC-3113-0/00-0020-1737
OWC-3118-0/00-0020-1742
OWC-3115-0/00-0020-1739
OWC-3117-0/00-0020-1741

OWC-3200-0/00-0020-2820
OWC-0031-6/00-0012-9259
OWC-0031-5/00-0012-7543
OWC-0031-0/00-0007-1493
OWC-0033-0/00-0007-1501
OWC-3142-0/00-0020-2762
OWC-0040-0/00-0007-1576
OWC-3116-0/00-0020-1740
OWC-3114-0/00-0020-1738
OWC-0051-0/00-0007-1709
OWC-0052-3/00-0021-2769

OWC-3127-0/00-0020-1750
OWC-3119-0/00-0020-1743
OWC-0053-0/00-0007-1725
OWC-0198-4/00-0021-2710
OWC-0199-0/00-0007-3606
OWC-0153-1/00-0007-3044
OWC-0051-1/00-0012-7527
STA-0227-0/90-0000-2119

OWC-0052-0/00-0007-1717
OWC-0052-2/00-0021-2708
OWC-0198-0/00-0007-3598
OWC-0198-3/00-0021-2709
OWC-0201-0/00-0007-3622
OWC-0052-1/00-0012-3260
OWC-0040-2/00-0021-2823
STA-0472-0/90-0000-3197

Exhibit A-2

Legal Description of Benefitted Property

The land referred to in this Commitment is described as follows: Summit and Wasatch Counties, Utah

Parcel 1 - CONSERVATION EASEMENT - WEST PARCEL (Summit County)

A parcel of land located in the Southeast quarter of Section 20, the Southwest quarter of Section 21, the West half of Section 28, Section 29, and the Northeast quarter of Section 32, Township 2 South Range 4 East, Salt Lake Base and Meridian, more particularly described as follows:

Beginning at a point that is South 00°30'49" East 1342.05 feet along the Section line and East 147.24 feet from the Northwest corner of Section 28, Township 2 South Range 4 East, Salt Lake Base and Meridian; and running thence South 35°43'21" East 536.94 feet; thence South 20°26'14" West 899.92 feet; thence North 67°40'20" West 360.46 feet; thence North 80°25'18" West 202.84 feet; thence North 67°31'45" West 135.42 feet; thence North 73°07'50" West 100.33 feet; thence North 87°06'36" West 106.94 feet; thence South 61°42'34" West 79.63 feet; thence South 27°43'54" West 484.46 feet; thence South 10°53'24" West 85.65 feet; thence South 21°48'36" East 87.11 feet; thence South 40°53'24" East 169.75 feet; thence South 58°21'35" East 92.50 feet; thence South 84°46'19" East 334.15 feet; thence North 82°18'26" East 161.11 feet; thence North 34°31'29" East 155.16 feet; thence South 10°07'39" East 88.12 feet; thence South 55°07'39" East 129.63 feet; thence North 79°52'21" East 94.35 feet; thence South 35°40'02" East 47.30 feet; thence South 61°52'36" East 311.67 feet; thence South 47°13'14" East 268.07 feet; thence South 02°06'34" East 136.35 feet; thence South 07°54'15" West 981.02 feet; thence South 78°26'39" West 434.39 feet; thence South 50°24'02" West 516.40 feet; thence South 06°30'52" East 1015.13 feet to a point on the Wasatch-Summit County Line and on the boundary line of the Flagstaff Mountain Resort Annexation Plat, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah; thence along the Annexation Plat boundary the following twenty-eight (28) courses and the Wasatch-Summit County Line the following ten (10) courses: 1) North 59°43'30" West 677.04 feet to County Line Point 2338; thence 2) South 79°07'30" West 494.73 feet to County Line Point 80; thence 3) North 70°28'30" West 339.90 feet to County Line Point 81; thence 4) North 60°14'30" West 550.10 feet to County Line Point 82 and Triangulation Point 2339; thence 5) North 64°07'00" West 727.60 feet to County Line Point 83; thence 6) South 77°44'00" West 966.80 feet to County Line Point 85; thence 7) North 77°28'00" West 161.00 feet to a County Line Point and Triangulation Point 2340 which is also Judge Triangulation Point Q; thence 8) South 85°36'00" West 219.10 feet to County Line Point 86; thence 9) North 46°44'00" West 384.70 feet to County Line Point 87; thence 10) North 34°37'00" West 1077.30 feet, more or less, to County Line Point 2343 and to a point on the demarcation line between the Park City Ski Area and the Deer Valley Resort; thence along said demarcation line North 44°09'00" East 1236.63 feet; thence North 35°07'44" East 548.54 feet; thence North 37°33'27" East 779.84 feet; thence North 49°33'13" East 616.72 feet; thence North 71°34'40" East 644.26 feet; thence North 30°09'00" East 354.14 feet; thence North 20°48'44" East 698.02 feet; thence North 10°48'36" East 569.75 feet; thence North 23°55'00" East 604.00 feet; thence North 87°35'00" East 778.00 feet; thence North 77°17'18" East 735.40 feet; thence North 82°14'00" East 672.44 feet, more or less, to a point on the Westerly boundary line of the "Anchor Tunnel Portal

Mining Reservation", said point being North 39°17'38" East 942.39 feet, more or less, (North 39°21'57" East 945.50 feet actual) from the Southwest corner of Section 21, Township 2 South Range 4 East, Salt Lake Base and Meridian, said point also lying along the ridge line between Empire Canyon and Walker and Webster Gulch; thence along said ridgeline the following six (6) courses: 1) North 64°44'13" East 136.79 feet; thence 2) North 67°45'58" East 149.28 feet; thence 3) North 81°11'10" East 122.88 feet; thence 4) North 77°19'44" East 85.84 feet; thence 5) North 77°48'30" East 79.25 feet; thence 6) North 86°11'16" East 94.42 feet; thence South 32°52'26" East 223.47 feet; thence South 69°09'13" East 102.23 feet; thence North 67°07'06" East 155.24 feet; thence North 04°25'53" East 132.87 feet; thence North 40°33'53" East 119.12 feet; thence North 76°50'53" East 73.80 feet; thence North 58°12'04" East 367.31 feet; thence South 60°36'00" East 292.85 feet; thence South 37°37'22" East 197.63 feet; thence South 56°34'49" West 512.21 feet; thence South 16°53'53" East 594.40 feet; thence South 25°28'58" West 970.31 feet; thence North 81°04'17" West 419.72 feet; thence North 02°53'37" West 404.59 feet; thence North 86°31'59" West 351.13 feet; thence South 59°54'31" West 564.66 feet; thence South 25°58'38" West 776.89 feet to the point of beginning.

EXCEPTING THEREFROM those portions lying within the Marsac Patented Lode Mining Claim, Lot No. 61, as the same is more particularly described in that certain United States Patent recorded October 2, 1928 as Entry No. 41380 in Book F of Mining Deeds at Page 396 of the official records in the office of the Summit County Recorder.

ALSO EXCEPTING THEREFROM those portions lying within the following:

A parcel of land located in the East half of Section 29, Township 2 South Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is North 00°30'49" West 0.75 feet along section line and West 925.00 feet from the West quarter corner of Section 28, Township 2 South Range 4 East, Salt Lake Base and Meridian; and running thence South 27°43'54" West 208.78 feet; thence South 10°53'24" West 85.65 feet; thence South 21°48'36" East 87.11 feet; thence South 40°53'24" East 10.23 feet to a point on a non tangent curve to the right having a radius of 155.02 feet, of which the radius point bears North 00°35'57" West; thence Westerly along the arc of said curve 36.72 feet through a central angle of 13°34'11"; thence North 47°33'31" West 64.77 feet; thence North 31°31'14" West 133.05 feet; thence North 54°41'45" East 230.84 feet; thence North 32°10'40" East 74.48 feet to the point of beginning.

ALSO EXCEPTING THEREFROM those portions lying within the following:

A parcel of land located in the Northwest quarter of Section 28 and the Northeast quarter of Section 29, Township 2 South Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is North 00°30'49" West 75.83 feet along section line and East 13.05 feet from the West quarter corner of Section 28, Township 2 South Range 4 East, Salt Lake Base and

Meridian; and running thence North 67°40'20" West 228.10 feet; thence North 80°25'18" West 202.84 feet; thence North 67°31'45" West 135.42 feet; thence North 73°07'50" West 100.33 feet; thence North 87°06'36" West 106.94 feet; thence South 61°42'34" West 79.63 feet; thence South 27°43'54" West 203.10 feet; thence North 02°54'42" West 292.44 feet; thence North 78°05'26" East 99.99 feet; thence South 63°03'11" East 163.55 feet; thence North 85°22'37" East 142.18 feet; thence North 68°47'11" East 185.20 feet; thence South 43°51'26" East 235.70 feet; thence South 62°01'29" East 202.20 feet; thence South 24°09'48" East 45.39 feet to the point of beginning.

Summit County Tax Serial Numbers: PCA-S-98-C, PCA-21-LOT-15, PCA-S-98-D, PCA-30-B and PCA-30-B-1.

Parcel 2 - FIFTH AMENDMENT PARCEL (Summit County)

A parcel of land located in Section 29, Township 2 South, Range 4 East, Salt Lake Base and Meridian as described in the FIFTH AMENDMENT TO DEER VALLEY LEASE, EXHIBIT "I", of record and on file in the office of the Summit County Recorder, Entry No. 00589809, Book 01373, Page 00126-00128, recorded May 25, 2001, more particularly described as follows:

Beginning at County Line Monument Number 2343, said monument being on the line common to Summit and Wasatch Counties and being also North 11°30'00" East 1150.00 feet from the Southwest corner of said Section 29; thence from said point of beginning North 07°00'00" East 100.00 feet; thence North 41°00'00" East 725.00 feet; thence North 54°00'00" East 350 feet; thence North 68°44'40" East 96.98 feet; thence South 44°09'01" West 1236.63 feet to the point of beginning.

Summit County Tax Serial Number: PCA-S-98-DV.

Parcel 3 - LIFT-X PARCEL (Wasatch County)

A parcel of land located in the South half of Section 29 and the North half of Section 32, Township 2 South Range 4 East, Salt Lake Base and Meridian, more particularly described as follows:

Beginning at a point that is North 87°40'58" East 241.02 feet along section line and South 21.17 feet from the South quarter corner of Section 29, Township 2 South Range 4 East, Salt Lake Base and Meridian, said point also being on the Summit-Wasatch County line; and running thence South 79°05'34" West 292.20 feet; thence North 64°00'35" West 144.60 feet; thence South 82°53'04" West 207.42 feet; thence South 76°16'40" West 348.20 feet; thence South 82°49'45" West 565.47 feet; thence North 01°55'50" West 238.93 feet to a point on the Summit-Wasatch County line; thence along the Summit-Wasatch County line the following three (3) courses: 1) South 77°28'00" East 41.38 feet to County Line Point 85; thence 2) North 77°44'00" East 966.80 feet to County Line Point 83; thence 3) South 64°07'00" East 605.73 feet to the point of beginning.

The above described property does not currently appear on the Wasatch County Tax Rolls.

Parcel 4 - EMPIRE CHAIRLIFT PATROL SHACK PARCEL (Wasatch County)

A parcel of land located in the Southwest quarter of Section 29, Township 2 South Range 4 East, Salt Lake Base and Meridian, more particularly described as follows:

Beginning at a point that is North 01°47'34" West 1302.16 feet along the section line and East 146.39 feet from the Southwest corner of Section 29, Township 2 South Range 4 East, Salt Lake Base and Meridian, said point being Summit County Line Point 2343 and a point on the demarcation line between the Park City Ski Area and the Deer Valley Resort; and running thence along the Summit County Line the following two (2) courses: 1) South 34°37'00" East 1077.30 feet, more or less, to County Line Point 87; thence 2) South 46°44'00" East 384.70 feet, more or less, to County Line Point 86; thence North 50°50'58" West 443.92 feet; thence North 43°51'43" West 451.26 feet; thence North 28°18'40" West 453.96 feet; thence North 07°48'35" West 146.31 feet to the point of beginning.

The above described property does not currently appear on the Wasatch County Tax Rolls.

Parcel 5 - CONSERVATION EASEMENT - EAST PARCEL (Summit County)

A parcel of land located in the West half of Section 27, Section 28 and the Northwest quarter of Section 33, Township 2 South Range 4 East, Salt Lake Base and Meridian, more particularly described as follows:

Beginning at a point that is South 00°30'49" East 1865.30 feet along the Section line and East 814.96 feet from the Northwest corner of Section 28, Township 2 South Range 4 East, Salt Lake Base and Meridian; and running thence North 31°55'31" East 246.23 feet; thence North 33°36'22" East 308.16 feet; thence North 28°16'22" East 321.39 feet; thence North 60°08'37" East 68.26 feet; thence North 85°27'32" East 49.33 feet; thence South 74°14'12" East 43.58 feet; thence South 61°44'30" East 207.31 feet; thence South 62°38'22" East 303.63 feet; thence South 55°40'50" East 182.09 feet; thence South 33°05'03" East 81.61 feet; thence South 14°58'12" East 170.16 feet; thence South 49°44'57" East 35.95 feet; thence North 29°47'06" East 252.30 feet; thence North 38°56'14" East 284.34 feet; thence North 37°01'40" East 177.45 feet; thence North 80°22'11" East 289.77 feet; thence North 75°02'27" East 190.91 feet; thence South 86°52'45" East 196.66 feet; thence South 77°28'34" East 189.26 feet; thence South 59°24'44" East 215.66 feet; thence South 61°24'54" East 194.69 feet; thence South 74°17'18" East 288.14 feet; thence South 40°13'59" East 173.65 feet; thence South 66°23'15" East 126.43 feet to a point on the boundary line of the Flagstaff Mountain Resort Annexation Plat, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah; thence along the Annexation Plat boundary the following seven (7) courses: 1) South 655.47 feet; thence 2) North 69°00'00" East 360.00 feet; thence 3) South 29°20'00" West 117.60 feet; thence 4) North 78°10'00" East 714.30 feet; thence 5) East 1106.71 feet, more or less, to a point on the Wasatch-Summit County Line; thence along the Wasatch-Summit County Line the following two (2) courses: 1) South 04°15'00" East 1028.07 feet; thence 2) South 25°30'30" East 1373.05 feet; thence South 79°17'00" West 74.23 feet, more or less, to Corner Number 3 of the Period No. 2 Mining Claim, Mineral Survey

No. 6567, located in the Uintah Mining District; thence along the Northerly side line of the Period No. 2 Mining Claim South 79°17'00" West 1478.20 feet, more or less; thence along the Northerly side line of the Period No. 1 Mining Claim, Mineral Survey No. 6567, located in the Uintah Mining District South 79°51'00" West 1499.60 feet, more or less; thence along the Westerly end line of the R.P.H. Mining Claim, Lot 560, located in the Uintah Mining District North 10°30'00" West 48.77 feet, more or less, to a point on the Southerly side line of the Sunset Mining Claim, Lot 705, located in the Uintah Mining District; thence along the Southerly side line of the Sunset Mining Claim South 39°46'00" West 467.26 feet, more or less; thence along the Westerly end line of the Sunset Mining Claim North 49°15'00" West 425.61 feet, more or less; thence along the Northerly side line of the Sunset Mining Claim North 47°05'27" East 433.08 feet, more or less; thence along the Easterly end line of the Harwood Mining Claim, Lot 450, located in the Uintah Mining District North 42°54'33" West 200.00 feet, more or less; thence North 08°04'55" West 292.97 feet; thence North 28°26'50" East 328.73 feet; thence North 50°02'36" West 215.78 feet; thence North 25°32'19" West 210.51 feet; thence North 37°04'49" West 64.38 feet; thence North 53°11'52" West 301.16 feet; thence North 34°57'27" West 259.63 feet; thence North 67°09'50" West 93.65 feet; thence South 83°45'19" West 150.83 feet; thence South 61°14'42" West 124.74 feet; thence South 43°40'11" West 113.75 feet; thence South 02°39'14" East 518.83 feet; thence South 02°31'44" East 549.12 feet; thence South 33°54'42" West 222.11 feet; thence South 40°06'56" West 338.44 feet; thence South 10°48'54" West 245.43 feet; thence South 88°33'34" West 636.00 feet; thence South 43°19'22" West 103.91 feet; thence South 58°22'25" West 126.67 feet; thence South 71°26'21" West 57.91 feet; thence North 83°22'14" West 72.43 feet; thence South 53°02'42" West 230.82 feet; thence South 33°12'17" West 198.33 feet; thence South 59°22'40" West 315.07 feet to a point on a 1475.00 foot radius curve to the right; thence Northerly along the arc of said curve 35.65 feet (chord bears North 06°22'46" East 35.65 feet); thence North 07°04'19" East 47.66 feet to a point on a 425.00 foot radius curve to the right of which the radius point bears South 82°55'41" East; thence Northerly along the arc of said curve 149.21 feet through a central angle of 20°06'54"; thence North 27°11'13" East 61.73 feet to a point on a 585.00 foot radius curve to the left of which the radius point bears North 62°48'47" West; thence Northerly along the arc of said curve 351.03 feet through a central angle of 34°22'50"; thence North 07°11'37" West 305.69 feet to a point on a 975.00 foot radius curve to the right of which the radius point bears North 82°48'23" East; thence Northerly along the arc of said curve 86.38 feet through a central angle of 05°04'35"; thence North 02°07'02" West 377.85 feet to a point on a 475.00 foot radius curve to the right of which the radius point bears North 87°52'58" East; thence Northerly along the arc of said curve 174.99 feet through a central angle of 21°06'28"; thence North 18°59'26" East 16.18 feet to a point on a 525.00 foot radius curve to the left of which the radius point bears North 71°00'34" West; thence Northerly along the arc of said curve 121.66 feet through a central angle of 13°16'39"; thence North 05°42'47" East 140.71 feet to a point on a 375.00 foot radius curve to the left of which the radius point bears North 84°17'13" West; thence Northerly along the arc of said curve 49.51 feet through a central angle of 07°33'54"; thence North 10°37'50" East 290.14 feet; thence North 13°15'16" East 300.66 feet; thence North 08°13'38" West 474.19 feet; thence North 18°16'11" West 386.11 feet; thence North 00°31'06" East 408.27 feet to the point of beginning.

EXCEPTING THEREFROM any portions lying within the following:

All of Government Lots 41 and 42, of Section 27, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

All of Government Lot 37 of Section 28, Township 2 South Range 4 East, Salt Lake Base and Meridian.

Summit County Tax Serial Numbers: PCA-S-98-D and PCA-S-98-O.

Parcel 6 – Empire Day Lodge (Summit County)

All of Lot A, Parcel B-2 Empire Village Subdivision, according to the official plat thereof, recorded May 23, 2007 as Entry No. 814178 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial Number: EV-B-2-A.

Parcel 7 - Demised Premises No.1 - Sections 27, 28, 33, & 34:

A parcel of land located in the Southwest Quarter of Section 27, the South Half of Section 28, the North Half of Section 33, and the North Half of Section 34 all in Township 2 South, Range 4 East, Salt Lake Base and Meridian, Summit and Wasatch Counties, Utah described as follows:

BEGINNING at an ancient steel pipe cap marking Cor. No. 3 of the Uncle Charles claim (Lot 448), said Cor. No. 3 being on Line 1-2 of the Harwood claim (Lot 450) and also being South 35°47'20" West 15.70 feet from the 2006 Wasatch/Summit Co. aluminum pipe cap marking the North Quarter Corner of Section 33, Township 2 South, Range 4 East, Salt Lake Base and Meridian, (Basis of Bearings for the herein described parcel being North 88°25'35" East 2,661.85 feet from the Summit Co. aluminum pipe cap marking the Northwest Corner of said Section 33 to said North Quarter Corner of Section 33, See Record of Survey Maps S-7976 & S-8175 both on file with the Summit County Recorder's office for PLSS, Mineral Survey, and County Line retracement information and for the Flagstaff LDP coordinate system projection parameters)

and running thence along said Line 1-2 of said Lot 450 North 47°06'09" East 575.77 feet to Line 1-4 of the Period No.5 claim (MS 6567); thence along said Line 1-4 North 16°08'54" East 137.59 feet to Line 3-2 of the Columbia claim (Lot 569); thence along said Line 3-2 North 36°55'21" East 105.12 feet to Line 4-3 of said Period No.5; thence along said Line 4-3 South 73°51'34" East 104.19 feet to said Line 1-2 of Lot 450; thence along said Line 1-2 North 47°06'09" East 349.68 feet to an ancient steel pipe cap marking Cor. No. 2; thence along Line 2-3 of said Lot 450 South 42°52'27" East 200.39 feet to an ancient steel pipe cap marking Cor. No. 3;

thence along Line 3-4 of said Lot 450 South 47°06'45" West 436.42 feet to Line 4-3 of the Sunset claim (Lot 705); thence along said Line 4-3 South 49°15'00" East 455.45 feet to Cor. No. 3; thence along Line 3-2 of said Lot 705 North 39°46'00" East 439.85 feet to Line 1-4 of the R.P.H. claim (Lot 560); thence along said Line 1-4 South 10°50'34" East 6.28 feet to Cor. No. 4; thence along Line 4-3 of said Lot 560 North 79°50'26" East 6.40 feet to Cor. No. 3 of the Period No. 1 claim (MS 6567); thence continuing along said Line 4-3 coincident with Line 3-4 of said Period No. 1 North 79°50'26"

East 1,499.60 feet to Cor. No. 4 of said Period No. 1, said Cor. No. 4 is identical with Cor. No. 3 of said Lot 560, Cor. No. 4 of the Period No. 2 (MS 6567), and Cor. No. 2 of the J.I.C. claim (Lot 561), said Cor. No. 4 also being North 10°09'34" West 600.00 feet from a mound of stones with an ancient wood post marking Cor. No. 1 of said Period No. 1 identical with Cor. No. 1 of said Period No. 2;

thence along Line 4-3 of said Period No. 2 identical with Line 2-1 of said Lot 561 North 79°16'26" East 1,478.20 feet to Cor. No. 3 of said Period No. 2 identical with Cor. No. 1 of said Lot 561; thence along Line 3-2 of said Period No. 2 South 10°09'34" East 540.78 feet to Line 3-4 of the Ball Mountain claim (Lot 127); thence along said Line 3-4 North 84°29'08" East 5.52 feet to Cor. No. 4 of said Lot 127, said Cor. No. 4 being North 71°57'11" East 457.67 feet from a mound of stones with an ancient wood post lying down marking Cor. No. 1 of Period No. 8 claim (MS 7056);

thence along Line 4-1 of said Lot 127 coincident with Line 1-4 of the San Diego claim (Lot 207) South 05°23'39" East 501.15 feet to Cor. No. 4 of said Lot 207; thence along Line 4-3 of said Lot 207 North 84°36'21" East 68.20 feet to Line 4-3 of said Period No. 8; thence along said Line 4-3 South 01°14'00" East 590.14 feet to Line 4-1 of the Dew Drop claim (MS 7130); thence along said Line 4-1 South 89°37'39" East 1,426.52 feet to a mound of stones with an ancient wood post lying down marking Cor. No. 1 of said Dew Drop identical with Cor. No. 3 of the Lookout Mountain claim (MS 7130) and Cor. No. 4 of the Lookout Mountain No. 2 claim (MS 7130), said Cor. No. 1 also being South 60°51'44" East 1,238.77 feet from the 1935 steel pipe cap marking county line Monument No. 51;

thence along the new south boundary line of the herein described Demised Premises the following two courses: (1) South 80°21'47" West 2,204.44 feet to a point from which the 1935 steel pipe cap marking county line Monument No. 55 bears South 58°32'41" East 462.18 feet; and (2) North 68°08'07" West 1,537.74 feet to Line 3-2 of the Sunny Side claim (MS 5931); thence along said Line 3-2 North 00°20'55" West 324.35 feet to Cor. No. 2; thence along Line 2-1 of said Sunny Side South 88°23'43" West 599.60 feet to Cor. No. 1; thence along Line 1-7 of said Sunny Side South 00°22'33" East 198.60 feet to a 2013 aluminum pipe cap marking Cor. No. 4 of the Logan claim (Lot 724) identical with Cor. No. 2 of said Period No. 5, from which said 2006 Wasatch/Summit Co. aluminum pipe cap marking the North Quarter Corner of Section 33 bears North 77°35'13" West 1,744.58 feet;

thence along Line 4-1 of said Logan identical with Line 2-1 of said Period No. 5 North 73°46'04" West 1,434.38 feet to Line 3-4 of said Harwood; thence along said Line 3-4 South 47°06'45" West 72.80 feet to Line 2-3 of the Sun Set No. 3 claim (Lot 707); thence along said Line 2-3 South 32°02'23" West 17.86 feet to Line 1-2 of said Logan; thence along said Line 1-2 South 00°24'12" East 37.94 feet; thence along the new south boundary line of the herein described Demised Premises the following two courses: (1) South 51°23'44" West 436.82 feet to an ancient steel pipe cap marking Cor. No. 4 of said Lot 450; and (2) North 47°42'31" West 401.54 feet to Line 1-2 of said Lot 448; thence along said Line 1-2 North 47°06'18" East 312.73 feet to an ancient steel pipe cap marking Cor. No. 2; thence along Line 2-3 of said Lot 448 South 42°52'22" East 199.98 feet to the POINT OF BEGINNING.

Less and Excepting that portion of the Sunset No. 3 mining claim (Lot 707) lying southeasterly of Line 3-4 of the Harwood mining claim (Lot 450).

Parcel 8 - Demised Premises No. 2 - Sections 26, 27, 34, & 35:

A parcel of land located in the Southwest Quarter of Section 26, the Southeast Quarter of Section 27, the Northeast Quarter of Section 34, and the Northwest Quarter of Section 35 all in Township 2 South, Range 4 East, Salt Lake Base and Meridian, Wasatch County, Utah described as follows:

BEGINNING at a mound of stones with an ancient wood post lying down marking Cor. No. 1 of the Dew Drop claim (MS 7130) identical with Cor. No. 3 of the Lookout Mountain claim (MS 7130) and Cor. No. 4 of the Lookout Mountain No. 2 claim (MS 7130), said Cor. No. 1 being South 60°51'44" East 1,238.77 feet from the 1935 steel pipe cap marking county line Monument No. 51; said Cor. No. 1 also being South 67°26'06" West 2,299.38 feet from the 2016 Wasatch Co. Pipe Cap marking the Northeast Corner of Section 34, Township 2 South, Range 4 East, Salt Lake Base and Meridian, (Basis of Bearings for the herein described parcel being North 88°36'37" East 8,030.00 feet from the 2006 Wasatch/Summit Co. aluminum pipe cap marking the North Quarter Corner of Section 33 of said Township and Range to said Northeast Corner of Section 34, See Record of Survey Maps S-7976 & S-8175 both on file with the Summit County Recorder's office for PLSS, Mineral Survey, and County Line retracement information and for the Flagstaff LDP coordinate system projection parameters);

thence along Line 3-4 of said Lookout Mountain North 06°12'30" West 532.79 feet to Line Line 2-1 of the Sitka claim (MS 7126); thence along said Line 2-1 South 89°28'41" East 598.62 feet to Cor. No. 1 of said Sitka; thence along Line 1-5 of said Sitka North 12°50'30" West 155.52 feet to Line 4-1 of said Lookout Mountain; thence along said Line 4-1 North 82°05'30" East 923.17 feet to Cor. No. 1 of said Lookout Mountain; thence along Line 1-2 of said Lookout Mountain South 06°12'30" East 35.86 feet to Cor. No. 2 of the Hornet claim (MS 7130); thence along Line 2-1 of said Hornet North 87°34'30" East 4.69 feet to Line 2-1 of the Ben Butler claim (MS 6642);

thence along said Line 2-1 North 56°50'08" East 550.43 feet to Line 2-3 of the Rising Star claim (Lot 170); thence along said Line 2-3 North 13°23'24" West 83.44 feet to Cor. No. 3 of said Rising Star identical with Cor. No. 2 of the Mazzeppa claim (Lot 169), said Cor. No. 3 being North 43°22'16" West 367.76 feet from said 2016 Wasatch Co. Pipe Cap marking the Northeast Corner of Section 34; thence along Line 2-3 of the Mazzeppa continuing North 13°24'13" West 200.02 feet; thence along Line 3-4 of said Mazzeppa North 82°10'47" East 556.62 feet to Line 3-2 of the Ammie claim (Lot 202);

thence along said Line 3-2 North 11°28'52" West 204.49 feet to Cor. No. 2 of said Ammie identical with Cor. No. 3 of the W.H.C. claim (Lot 200); thence along Line 3-4 of said W.H.C. continuing North 11°28'52" West 326.32 feet to Line 5-6 of the Lucy claim (Lot 152); thence along said Line 5-6 North 88°25'21" East 1,304.32 feet to Cor. No. 6 of said Lucy; thence along Line 6-1 of said Lucy North 46°49'39" West 729.86 feet to a point on Line 1-2 of the Guardo claim (Lot 165), said point being the following two courses from an existing pipe cap marking Cor. No. 4 of said Gardo (1) South 08°28'52" East 612.36 feet along Line 4-1 of said Gardo; and (2) North 70°01'08" East 56.14 feet along said Line 1-2;

thence along said Line 1-2 North 70°01'08" East 1,113.32 feet to a point, said point being South 58°53'44" West 1,342.21 feet from Mineral Monument No. 2 as marked by an existing 3.25" aluminum cap; thence along the new boundary line of the herein described Demised Premises No.

2 the following three courses (1) South 23°34'24" East 632.68 feet; (2) South 19°38'20" West 2,414.77 feet; and (3) South 89°58'21" West 3,529.52 feet to the POINT OF BEGINNING..

Parcel 9 (Summit County)

All of Open Space Lot # 2, Lot Line Adjustment Plat, Black Diamond Subdivision, A Two Lot Subdivision, according to the official plat thereof, recorded September 18, 2000 as Entry No. 573025 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial Number: BLKD-2-AM.

Parcel 10 (Summit County)

Beginning at the Southwest corner of Unit 40, Bald Eagle Club at Deer Valley, said Bald Eagle Club being located in Sections 22 and 27, Township 2 South, Range 4 East, Salt Lake Base and Meridian, Summit and Wasatch Counties, Utah; thence from said point of beginning North 46°59'20" East 6 feet; thence North 24°55'25" West 3.75 Feet; thence South 20°33'06" West 8 feet to the point of Beginning.

Summit County Tax Serial Number: BEC-40-A.

**Parcel 11 – Bald Eagle Club Ski Runs (Summit and Wasatch Counties)
Kimberly and Rising Star Ski Runs**

Beginning at a point which is 325.45 feet South and 3067.27 feet East of the Southwest corner of Section 22, Township 2 South, Range 4 East, Salt Lake Base and Meridian, and running thence North 32°17'44" East 94.03 feet; thence North 53°35'01" East 75.80 feet; thence North 78°35'20" East 111.20 feet; thence North 67°41'38" East 126.46 feet; thence North 51°00'32" East 135.09 feet; thence North 38°39'35" East 49.77 feet; thence North 00°00'00" East 87.05 feet; thence North 39°13'04" West 210.48 feet; thence North 16°46'58" West 23.03 feet; thence North 39°55'00" East 53.73 feet; thence South 20°49'15" East 39.82 feet; thence South 42°42'34" East 88.46 feet; thence South 49°39'58" East 40.77 feet; thence South 49°39'05" East 28.76 feet; thence South 30°11'30" East 63.63 feet; thence South 14°02'10" East 61.85 feet; thence South 17°06'10" West 68.01 feet; thence South 19°34'22" West 71.51 feet; thence North 86°12'00" East 50.00 feet; thence North 60°30'21" East 79.35 feet; thence North 30°53'17" East 152.57 feet; thence North 16°40'25" East 92.98 feet; thence North 06°08'11" East 97.59 feet; thence North 32°08'42" East 74.37 feet; thence North 43°31'52" East 137.93 feet; thence North 03°48'51" East 75.17 feet; thence North 23°57'45" West 49.24 feet; thence North 30°57'25" West 47.60 feet; thence South 49°15'57" East 177.49 feet; thence South 31°25'46" West 105.48 feet; thence South 40°17'22" West 186.22 feet; thence South 08°03'10" West 103.99 feet; thence South 14°18'33" West 36.22 feet; thence South 24°26'55" West 50.00 feet; thence South 30°53'17" West 179.90 feet; thence South 56°39'33"

West 45.49 feet; thence South 80°30'46" West 98.50 feet; thence North 85°41'20" West 43.47 feet; thence South 69°56'13" West 118.90 feet; thence South 70°58'03" West 133.61 feet; thence South 78°35'20" West 111.20 feet; thence South 56°41'25" West 83.16 feet; thence South 06°59'52" West 113.78 feet; thence North 31°08'50" West 80.00 feet to the point of Beginning.

Summit County Tax Serial Number: BEC-SKI.

Wasatch County Tax Serial Numbers: OWC-0032-0 and OPC-0032-1.

Kimberly Ski Trail

Beginning at a point which is 3885.66 feet East and 599.82 feet North of the Southwest corner of Section 22, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said point being on the Northerly property line of Unit 50, the Bald Eagle Club at Deer Valley; thence North 62°00'00" West 83.24 feet along the property line of said Unit 50; thence North 25°04'54" West 82.10 feet to a point on the Easterly line of the Deer Valley fee property; thence North 39°55'01" East 55.17 feet along the line of the Deer Valley fee property; thence South 25°04'54" East 171.97 feet to the point of beginning.

Wasatch County Tax Serial Number: OPC-0032-1.

Parcel 12 (Summit County)

Lot 2D (Open Space), Subdivision of Lot 2 North Silver Lake Subdivision, according to the official plat thereof, recorded September 18, 1997 as Entry No. 487578 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial Number: NSL-2-2D-AM.

Parcel 13 (Summit County)

Lot 3 (Open Space), First Amended Lots 2 and 3 Silver Lake East Subdivision, according to the official plat thereof, recorded January 3, 1996 as Entry No. 445697 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial Number: SLE-3-AM.

Parcel 14 (Wasatch County)

All of Deer Crest Village 4, Amended Plat of Deer Crest Villages 1, 3 and 4 at the Deer Crest Resort, (formerly known as Jordanelle Villages 1 and 3), according to the official plat thereof, recorded July 28, 2003 as Entry No. 260997 in Book 642 at Page 348 of the official records in the office of the Wasatch County Recorder.

Wasatch County Tax Serial Number: ODV-0004-0.

Parcel 15 - NORTH SILVER LAKE PARCEL (Summit and Wasatch Counties)

A parcel of land straddling the Summit-Wasatch County line having the Taxation Serial Numbers PC-S-46 and PP-S-46-1 for those portions in Summit County and Taxation Serial Number OWC-3239-0 for that portion in Wasatch County. Said parcel of land being located in the South half of Section 22, Township 2 South Range 4 East, Salt Lake Base and Meridian, being more particularly described as follows:

Beginning at a point South 25°34' East 1489.21 feet and South 88°54' East 1000.00 feet, more or less, from the West quarter corner of Section 22, Township 2 South Range 4 East, Salt Lake Base and Meridian, said point also being common to Corner 4 of the Silver Buck Lode Mining Claim M.S. No. 3230, said point is also common to a parcel of land known as Sales Parcel 4B as described in a deed dated October 11, 1975 that is the subject of Entry No. 158553 of the official records of the Summit County Recorder's Office; and running thence North 25°06' East 95.53 feet, more or less, along the Southeasterly side line of said Silver Buck Mining Claim to a point on the boundary of a parcel of land known as Sales Parcel 3A as described in a deed dated October 11, 1975 and being the subject of Entry No. 158547 of the official records of the Summit County Recorder; thence East 526 feet along the Southerly boundary line of the above mentioned Sales Parcel 3A to a point on line 3-4 of the Justice Lode mining claim M.S. No. 6103; thence East 586 feet along said boundary line to a point on line 3-4 of the Parker Lode mining claim Lot No. 725; thence East 536 feet along said boundary line to a point on line 4-1 of the Deer Valley West Lode mining claim M.S. No. 4570; thence East 146 feet along said boundary line to a point on line 1-2 of the Deer Valley East Lode mining claim M.S. 4570, said point also lying on line 3-4 of the Antelope No. 3 Lode mining claim M.S. No. 7203; thence East 376 feet along said boundary line to the Northeasterly end line of said Antelope No. 3 Mining Claim; thence East 367.14 feet, more or less, along said boundary line to line 1-4 of the Antelope Lode mining claim M.S. No. 6741, said point also on the Southwestern end line of the Rucker No. 1 Lode mining claim M.S. No. 5165; thence South 30°46' East 176.5 feet, more or less, along said end line to corner no. 2 of said Rucker Lode mining claim, said corner common to corner 2 of the Hanna Lode mining claim M.S. No. 5166; thence South 30°46' East 539.18 feet along the Southeasterly end line of said Hanna Lode mining claim to a point on corner no. 1 of said Hanna Lode mining claim, said corner also common to corner 1 of the Connelly Lot 208 Lode mining claim; thence North 51°50' West 612.21 feet, more or less, along the Northeasterly end line of said Connelly Lode mining claim to corner no. 4 of said Connelly claim; thence South 56°55' West 699.50 feet along the Northwesterly side line of said Connelly claim; thence South 51°50' West 400 feet; thence South 56°55' West 800 feet to the Southwesterly end line of said Connelly claim; thence North 51°50' West 400 feet to corner no. 3 of said Connelly claim, said point also common to the boundary of Sales Parcel 4B mentioned above; thence North 51°50' West 200 feet, more or less, along the boundary of said Sales Parcel 4B; thence North 49°15' West 400 feet along said Sales Parcel Boundary; thence North 51°56'21" West 943.19 feet, more or less, to the point of beginning.

Summit County Tax Serial Numbers: PC-S-46 and PP-S-46-1.

Wasatch County Tax Serial Number: OWC-3239-0.

Parcel 16 – AMERICAN FLAG PURCHASE – (Summit County)

Beginning at a point South 34°35'02" East 989.347 feet from the corner common to the Southeast corner of Section 16 and the Northeast corner of Section 21, Township 2 South Range 4 East, Salt Lake Base and Meridian, said point being also South 3450.90 feet and East 535.72 feet from the Southeast corner of the Northeast quarter of said Section 16 and South 8°22' West 170 feet to corner 1 of FRACTION 5763; thence South 70° East along the Southerly line of FRACTION 5763, 300 feet to corner 2 of FRACTION 5763; thence North 8°22' East along the Easterly line of FRACTION 5763, 713.68 feet; thence South 46°54' East 242.15 feet; thence North 47°37' East 800.89 feet; thence South 0°02' East 1208.96 feet; thence North 8°22' East 1106.77 feet; thence South 88°54' East 600.00 feet; thence South 8°32' West 1499.00 feet; thence South 88°45' East 597.10 feet; thence South 25°16' West 1500.00 feet; thence North 88°54' West 400.325 feet; thence South 20°24' West 672.90 feet; thence South 65°10' West 402.00 feet; thence North 88°54' West 300.00 feet; thence South 20°24' West 640.80 feet; thence North 53°06' West 61.60 feet; thence North 44°00' East 84.79 feet; thence South 89°54' West 733.71 feet; thence North 10°15'21" East 738.18 feet to corner 2 of MATTHEW 324; thence North 15°04'08" East 200.19 feet to corner 1 of MATTHEW 324; thence North 45°00' West 762.27 feet; thence North 16°05' West 258.3 feet; thence North 45°04' East 808.69 feet; thence North 47°10' West 132.55 feet; thence North 42°54' East 551.306 feet; thence North 7°34'54" East 772.44 feet to the point of beginning.

Summit County Tax Serial Number: PC-900.

Parcel 17 – Tract 4B (Summit and Wasatch Counties)

Beginning at the Southwest corner of Section 22, Township 2 South Range 4 East, Salt Lake Meridian; thence North 00°37'08" East 981.88 feet; thence North 89°54' East 733.71 feet; thence South 44°00' West 84.78 feet; thence South 53°06' East 61.60 feet; thence North 20°24' East 640.80 feet; thence South 88°54' East 300.00 feet; thence North 65°10' East 402.00 feet; thence North 20°24' East 672.90 feet; thence South 88°54' East 400.33 feet; thence South 51°56'21" East 943.19 feet; thence South 49°15' East 400.00 feet; thence South 51°50' East 776.35 feet; thence South 39°49' West 1499.00 feet; thence South 46°42' East 165.60 feet; thence West 3074.32 feet; thence North 314.73 feet to the point of beginning.

Summit County Tax Serial Numbers: PCA-1200-3 and PCA-1200-6.

Portions of Wasatch County Tax Serial Number: OPC-0032-1.

Parcel 18 – Tract 4A (Summit and Wasatch Counties)

Beginning at a point which is South 314.73 feet from the Southwest corner of Section 22, Township 2 South Range 4 East, Salt Lake Meridian; thence East 3074.32 feet; thence North 52°00' East 104.00 feet; thence South 25°30' East 200.00 feet; thence South 2060.86 feet; thence West 2769.03 feet; thence South 78°10' West 714.30 feet; thence North 29°20' East 117.60 feet; thence South 69°00' West 360.00 feet; thence North 955.96 feet; thence South 40°31' East 114.42

feet; thence South 84°50'37" East 125.84 feet; thence North 65°04'29" East 178.98 feet; thence North 87°18' East 99.00 feet; thence South 74°38' East 300.79 feet; thence North 65°37' East 101.00 feet; thence North 3°24' East 91.00 feet; thence North 48°29'43" West 194.17 feet; thence North 58°30' West 232.95 feet; thence North 1109.35 feet to the point of beginning.

Summit County Tax Serial Number: PCA-1200-4.

Wasatch County Tax Serial Numbers: OPC-0032-1, OWC-0032-0 and OWC-3172-0.

Parcel 19 (Summit County)

Beginning at a point South 1444.41 feet from the Southwest corner of Section 22, Township 2 South Range 4 East, Salt Lake Base and Meridian; thence South 57.47 feet; thence South 58°38' East for 188.59 feet; thence South 49°14'45" East for 172.66 feet; thence South 04°46'45" East for 30.59 feet; thence South 68°01'01" West for 79.52 feet; thence North 72°45'08" West for 272.24 feet; thence South 88°49'09" West for 180.55 feet; thence South 53°36'02" West for 127.11 feet; thence North 88°01'42" West for 88.02 feet; thence North 40°01'53" West for 187.27 feet; thence North 78°38'18" East for 346.49 feet; thence North 31°30' East for 200.00 feet; thence South 58°30' East for 100.00 feet or to the point of beginning.

Portions of Summit County Tax Serial Number: PCA-1252.

Parcel 20 (Summit County)

Beginning at a point South 1444.41 feet from the Southwest corner of Section 22, Township 2 South, Range 4 East, Salt Lake Base and Meridian; thence South 58°30' East for 222.55 feet; thence South 48°29'43" East for 194.17 feet; thence South 03°24' West for 91.00 feet; thence South 65°37' West for 101.00 feet; thence North 74°38' West for 300.79 feet; thence South 88°18' West for 99.00 feet; thence South 65°04'29" West for 178.98 feet; thence North 84°50'37" West for 125.84 feet; thence North 40°31' West for 114.42 feet; thence North 10°09'09" West for 98.81 feet; thence South 40°01'53" East for 187.27 feet; thence South 88°01'42" East for 88.02 feet; thence North 53°36'02" East for 127.11 feet; thence North 88°49'09" East for 180.55 feet; thence South 72°45'08" East for 272.24 feet; thence North 68°01'01" East for 79.52 feet; thence North 04°46'45" West for 30.59 feet; thence North 49°14'45" West for 172.66 feet; thence North 58°38'00" West for 188.59 feet; thence due North 57.47 feet to the point of beginning.

Portions of Summit County Tax Serial Number: PCA-1252.

Parcel 21 – Tract 3B (Summit County)

Beginning at a point which is East 2400.58 feet from the Northwest corner of Section 22, Township 2 South Range 4 East, Salt Lake Meridian; thence North 89°57' East 1904.67 feet; thence North 00°52' West 1814.90 feet; thence West 1848.13 feet; thence South 1622.47 feet; thence South 8°32' West 196.05 feet to the point of beginning.

Summit County Tax Serial Number: PC-745.

Parcel 22 – Tract 3A (Summit County)

Beginning at a point which is East 2400.58 feet from the Northwest corner of Section 22, Township 2 South Range 4 East, Salt Lake Meridian; thence South 8°32' West 1302.95 feet; thence South 88°45' East 597.10 feet; thence South 25°16' West 1427.54 feet; thence East 2538.65 feet; thence North 30°42' West 778.90 feet; thence North 00°52' West 1504.67 feet; thence South 89°57' West 400.00 feet; thence North 00°52' West 420.00 feet; thence South 89°57' West 1504.67 feet to the point of beginning.

Summit County Tax Serial Number: PC-900-4.

Parcel 23 – (Summit County)

Beginning at a point which is North 89°56'57" West 1,518.83 feet along a Section line from the Southeast corner of Section 15, Township 2 South, Range 4 East, Salt Lake Base and Meridian; and running thence South 11°55'00" West 429.17 feet; thence North 89°56'57" West 115.00 feet; thence North 00°11'40" West 420.00 feet to a Section line; thence South 89°56'57" East along said Section line 205.04 feet to the point of beginning.

Summit County Tax Serial Number: PC-900-3.

Parcel 24 – American Flag Purchase (Summit County)

Beginning at a point which is the Southwest corner of Section 22, Township 2 South, Range 4 East, Salt Lake Base and Meridian; and running thence North 00°40'59" East 741.69 feet; thence South 66°00' West 261.32 feet; thence South 08°00' West 420.00 feet; thence South 02°00'00" East 414.26 feet; thence South 27°00'00" East 397.98 feet; thence South 05°00'00" East 418.79 feet; thence South 17°00' East 194.31 feet; thence due North 1152.58 to the point of beginning.

Summit County Tax Serial Number: PCA-1200-1

Parcel 25 – Tract 10 (Summit County)

Beginning at a point which is South 1320.39 feet and East 1319.50 feet from the East quarter corner of Section 16, Township 2 South, Range 4 East, Salt Lake Base and Meridian; and running thence West 649.98 feet; thence South 30°10' West 273.90 feet; thence South 496.70 feet; thence South 47°39'00" West 733.10 feet; thence South 26°39'00" East 167.60 feet; thence South 50°38'00" East 443.10 feet; thence North 47°39'00" East 308.00 feet; thence South 46°54'10" East 600 feet; thence North 47°37'00" East 800.087 feet; thence South 00°02'00" East 1208.96 feet;

thence North 08°22'00" East 1106.77 feet; thence South 88°54'00" East 600.00 feet; thence North 1622.655 feet; thence East 1868.968 feet; thence South 85°42'00" East 569.87 feet; thence North 01°37' East 1397.93 feet; thence North 00°20' East 1131.37 feet; thence South 57°06' East 164.06 feet; thence North 31°00' East 600.00 feet; thence North 57°06'00" West 1500.00 feet; thence South 31°00'00" West 600.00 feet; thence South 57°06' East 624.20 feet; thence South 00°20' West 581.30 feet; thence North 89°59'00" West 1200.00 feet; thence South 00°20'00" West 942.40 feet; thence North 89°59'00" West 1497.10 feet; thence South 00°20'00" West 557.60 feet; thence South 89°59'00" East 60.97 feet; thence South 00°02'00" East 155.58 feet; thence North 50°38'00" West 48.07 feet; thence South 31°05' West 432.68 feet; thence North 87°28'00" West 31.40 feet; thence West 52.30 feet; thence South 473.59 feet to the point of beginning.

Summit County Tax Serial Numbers: PC-550-3, PC-550-3-B, PC-550-3-B-IMP and PC-745.

Parcel 26 (Summit County)

Beginning at a point which is South 3925.81 feet and West 178.19 feet from the East quarter corner of Section 21, Township 2 South Range 4 East, Salt Lake Base and Meridian; said point being on the West side of Guardsman Connection Road Easement; thence along a curve of said easement having a radius of 478.15 feet, arc length of 33.58 feet, delta angle of 04°01'26", a chord bearing of North 21°59'17" West, and a chord length of 33.57 feet; thence leaving said easement South 57°25'14" West, a distance of 121.90 feet to a point on the East side of Utah State Highway 224 (this right of way is not covered by written documentation and is defined by field location only); thence along a curve of said right of way having a radius of 220.00 feet, arc length of 214.48 feet, delta angle of 55°51'31", a chord bearing of South 31°25'44" East, and a chord length of 206.09 feet; thence leaving said right of way North 30°30'00" East, a distance of 128.19 feet to a point on the aforesaid Guardsman Connection Road Easement; thence along a curve of said easement having a radius of 284.80 feet, arc length of 86.65 feet, delta angle of 17°25'56", a chord bearing of North 32°42'58" West, and a chord length of 86.32 feet; thence North 24°00'00" West, a distance of 30.68 feet to the true point of beginning.

Summit County Tax Serial Number: PCA-7-1-D.

EXCEPTING FROM ALL of the above described Parcels 14 through 25, inclusive, any portions lying within the following:

- a) Any and all streets or roadways which have been dedicated, by recorded plat or otherwise, which traverse any portions of the subject property.
- b) Any and all subdivisions, planned unit developments and/or condominium projects, or portions thereof, created within the subject property by a plat recorded in the office of the Summit County Recorder and/or the Wasatch County Recorder.
- c) Those portions of the subject property described in the following instruments of record:

- 1) That certain Warranty Deed recorded December 21, 1999 as Entry No. 555645 in Book 1300 at Page 1306 of the official records in the office of the Summit County Recorder.
- 2) That certain Quit Claim Deed recorded December 19, 2000 as Entry No. 578852 in Book 1346 at Page 104 of the official records in the office of the Summit County Recorder.
- 3) That certain Special Warranty Deed recorded July 31, 1992 as Entry No. 363194 in Book 675 at Page 474 of the official records in the office of the Summit County Recorder.
- 4) That certain Special Warranty Deed recorded December 8, 1989 as Entry No. 316811 in Book 545 at Page 377 of the official records in the office of the Summit County Recorder.
- 5) That certain Quit Claim Deed recorded July 31, 1992 as Entry No. 358438 in Book 660 at Page 691 of the official records in the office of the Summit County Recorder.
- 6) That certain Quit Claim Deed recorded August 16, 2001 as Entry No. 595879 in Book 1388 at Page 1191 of the official records in the office of the Summit County Recorder.
- 7) That certain Quit Claim Deed recorded June 11, 2010 as Entry No. 900470 in Book 2035 at Page 1523 of the official records in the office of the Summit County Recorder.

Parcel 27 – Shooting Star Lodge (Summit County)

All of Unit SC-1, Shooting Star Lodge, a Utah condominium project, together with its appurtenant undivided ownership interest in and to the common areas and facilities of the project, as the same are identified and established in the Record of Survey Map recorded November 24, 2004 as Entry No. 718084, the Declaration Of Condominium For Shooting Star Lodge recorded November 24, 2004 as Entry No. 718085 in Book 1662 at Page 1217, the First Amended Condominium Plat of Shooting Star Lodge recorded January 26, 2006 as Entry No. 766741, and the First Amendment to Declaration of Condominium for Shooting Star Lodge recorded January 26, 2006 as Entry No. 766742 in Book 1767 at Page 850 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial Number: SSTARL-SC-1.

Parcel 28 - San Diego Mining Company Property (Summit and Wasatch Counties)

The **Fraction Patented Lode Mining Claim, Lot No. 5027**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 14, 1910 as Entry No. 21013 in Book 8 of Mining Deeds at Page 288 of the official records in the office of the Wasatch County Recorder.

The **Morning Star Patented Lode Mining Claim, Lot No. 5027**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 14, 1910 as Entry No. 21013 in Book 8 of Mining Deeds at Page 288 of the official records in the office of the Wasatch County Recorder.

The **Oom Paul Patented Lode Mining Claim, Lot No. 5027**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 14, 1910 as Entry No. 21013 in Book 8 of Mining Deeds at Page 288 of the official records in the office of the Wasatch County Recorder.

The **San Diego Patented Lode Mining Claim, Lot No. 207**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 17, 1898 in Book T at Page 101 of the official records in the office of the Wasatch County Recorder.

The **Viking Patented Lode Mining Claim, M.S. 7041**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded February 8, 1935 as Entry No. 52018 in Book 10 of Mining Deeds at Page 322 of the official records in the office of the Wasatch County Recorder.

All of Wasatch County Tax Serial Number: OWC-0033-2.
Portions of Wasatch County Tax Serial Number: STA-0406-0.
Portions of Summit County Tax Serial Numbers: S-607 and PCA-S-98-II.

Parcel 29 - Park City Utah Mines Company Property (Summit and Wasatch Counties)

The **Augustus Patented Lode Mining Claim, Lot No. 107**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded December 8, 1892 in Book N at Page 342 of the official records in the office of the Wasatch County Recorder.

The **Belcher No. 1 Patented Lode Mining Claim, Lot No. 191**, as the same is more particularly described in that certain United States Patent recorded April 21, 1903 as Entry No. 11108 in Book 3 of Mining Deeds at Page 564 of the official records in the office of the Wasatch County Recorder.

The **Belcher No. 2 Patented Lode Mining Claim, Lot No. 192**, as the same is more particularly described in that certain United States Patent recorded April 21, 1903 as Entry No. 11108 in Book 3 of Mining Deeds at Page 564 of the official records in the office of the Wasatch County Recorder.

The **Belcher No. 3 Patented Lode Mining Claim, Lot No. 193**, as the same is more particularly described in that certain United States Patent recorded April 21, 1903 as Entry No. 11108 in Book 3 of Mining Deeds at Page 564 of the official records in the office of the Wasatch County Recorder.

The **Belcher No. 4 Patented Lode Mining Claim, Lot No. 194**, as the same is more particularly described in that certain United States Patent recorded April 21, 1903 as Entry No. 11108 in Book 3 of Mining Deeds at Page 564 of the official records in the office of the Wasatch County Recorder.

The **Belcher No. 5 Patented Lode Mining Claim, Lot No. 195**, as the same is more particularly described in that certain United States Patent recorded April 21, 1903 as Entry No. 11108 in Book 3 of Mining Deeds at Page 564 of the official records in the office of the Wasatch County Recorder.

The **Blaine Patented Lode Mining Claim, Lot No. 135**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded April 6, 1891 in Book N at Page 189 of the official records in the office of the Wasatch County Recorder.

The **C. McFalls Patented Lode Mining Claim, Lot No. 554**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 4, 1900 in Book C of Mining Patents at Page 265 of the official records in the office of the Summit County Recorder.

The **C. J. Nelson Patented Lode Mining Claim, Lot No. 552**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 4, 1900 in Book C of Mining Patents at Page 257 of the official records in the office of the Summit County Recorder.

The **Cataract Patented Lode Mining Claim, Lot No. 103**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded November 22, 1923 as Entry No. 39896 in Book 9 of Mining Deeds at Page 521 of the official records in the office of the Wasatch County Recorder.

The **City of Edinburg Patented Lode Mining Claim, Lot No. 3288**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded December 18, 1919 as Entry No. 35816 in Book 5 of Patents at Page 20 of the official records in the office of the Wasatch County Recorder.

The **Clipper Patented Lode Mining Claim, Lot No. 570**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded May 20, 1921 as Entry No. 31640 in Book F of Mining Deeds at Page 252 of the official records in the office of the Summit County Recorder.

The **Clipper No. 2 Patented Lode Mining Claim, Lot No. 117**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded December 8, 1892 in Book N at Page 329 of the official records in the office of the Wasatch County Recorder.

The **Columbia Patented Lode Mining Claim, Lot No. 569**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded May 20, 1921 as Entry No. 31640 in Book F of Mining Deeds at Page 252 of the official records in the office of the Summit County Recorder.

The **Cumberland Patented Lode Mining Claim, Lot No. 120**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 8, 1903 as Entry No. 11484 in Book P at Page 454 of the official records in the office of the Wasatch County Recorder.

The **Debs Patented Lode Mining Claim, Lot No. 3006**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 8, 1903 as Entry No. 11486 in Book P at Page 461 of the official records in the office of the Wasatch County Recorder.

The **Denver Patented Lode Mining Claim, Lot No. 4967**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded March 4, 1907 as Entry No. 16330 in Book 5 of Mining Deeds at Page 554 of the official records in the office of the Wasatch County Recorder.

The **Denver No. 2 Patented Lode Mining Claim, Lot No. 4967**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded March 4, 1907 as Entry No. 16330 in Book 5 of Mining Deeds at Page 554 of the official records in the office of the Wasatch County Recorder.

The **Denver No. 3 Patented Lode Mining Claim, Lot No. 4967**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded March 4, 1907 as Entry No. 16330 in Book 5 of Mining Deeds at Page 554 of the official records in the office of the Wasatch County Recorder.

The **Denver No. 4 Patented Lode Mining Claim, Lot No. 4967**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded March 4, 1907 as Entry No. 16330 in Book 5 of Mining Deeds at Page 554 of the official records in the office of the Wasatch County Recorder.

The **Denver No. 5 Patented Lode Mining Claim, Lot No. 4967**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded March 4, 1907 as Entry No. 16330 in Book 5 of Mining Deeds at Page 554 of the official records in the office of the Wasatch County Recorder.

The **Error No. 1 Patented Lode Mining Claim, M.S. 7046**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 3, 1974 as Entry No. 102798 in Book 96 at Page 185 of the official records in the office of the Wasatch County Recorder.

The **Error No. 2 Patented Lode Mining Claim, M.S. 7046**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 3, 1974 as Entry No. 102798 in Book 96 at Page 185 of the official records in the office of the Wasatch County Recorder.

The **Error No. 3 Patented Lode Mining Claim, M.S. 7047**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 3, 1974 as Entry No. 102799 in Book 96 at Page 194 of the official records in the office of the Wasatch County Recorder.

The **Excellent Patented Lode Mining Claim, Lot No. 125**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 8, 1903 as Entry No. 11480 in Book P at Page 436 of the official records in the office of the Wasatch County Recorder.

The **Gardo Patented Lode Mining Claim, Lot No. 165**, as the same is more particularly described in that certain United States Mineral Entry Patent, recorded July 11, 1935 as Entry No. 52548 in Book 10 of mining deeds at Page 359 of the official records in the office of the Wasatch County Recorder.

The **Homestake Patented Lode Mining Claim, Lot No. 66**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded March 29, 1881 in Book H at Page 397 of the official records in the office of the Wasatch County Recorder.

The **Homestake No. 2 Patented Lode Mining Claim, Lot No. 67**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded March 30, 1881 in Book H at Page 400 of the official records in the office of the Wasatch County Recorder.

The **Homestake No. 3 Patented Lode Mining Claim, Lot No. 5028**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded May 6, 1930 as Entry No. 46766 in Book 10 of Mining Deeds at Page 231 of the official records in the office of the Wasatch County Recorder.

Excepting therefrom the following:

Beginning at the Northeast Corner No. 4 of the Homestake No. 3 lode, Survey No. 5028; and running thence South 81°00' West 602.8 feet to the Northwest Corner No. 3 of said Homestake No. 3 lode; thence South 14°30' East 289.8 feet to point of intersection of West side line of said Homestake No. 3 lode with the East end line of Belcher No. 5 lode, Lot No. 195; thence South 22°30' East 9.3 feet to Southeast Corner No. 4 of said Belcher No. 5 lode; thence North 81° East 40 feet to Northeast Corner No. 3 of Belcher No. 4 lode, Lot No. 194; thence South 16°04' East 182.9 feet to a point of intersection on the South side line of the Horn Silver Mining Claim No. 1 lode, Survey No. 5070 and North side line of the Horn Silver Mining Claim No. 2 lode, Survey No. 5070 with the East end line of said Belcher No. 4 lode; thence South 66°15' East 705.4 feet to a point of intersection of the South side line of the said Horn Silver Mining Claim No. 2 lode, with the East side line of said Homestake No. 3 lode; thence North 14°30' West along East side line of said

Homestake No. 3 lode, 864.7 feet to the Northeast Corner No. 4 of said Homestake No. 3 lode, to the place of beginning.

The **Independence Patented Lode Mining Claim, Lot No. 171**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 8, 1903 as Entry No. 11483 in Book P at Page 450 of the official records in the office of the Wasatch County Recorder.

The **J. H. Rogers Patented Lode Mining Claim, Lot No. 550**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 4, 1900 in Book C of Mining Patents at Page 249 of the official records in the office of the Summit County Recorder.

The **J. I. C. Patented Lode Mining Claim, Lot No. 561**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 3, 1974 as Entry No. 124519 in Book M60 at Page 67 of the official records in the office of the Summit County Recorder.

The **Juliet Patented Lode Mining Claim, Lot No. 115**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded December 8, 1892 in Book N at Page 332 of the official records in the office of the Wasatch County Recorder.

The **Libert Extension Patented Lode Mining Claim, M. S. 6751**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded April 29, 1925 as Entry No. 41321 in Book 9 of Mining Deeds at Page 626 of the official records in the office of the Wasatch County Recorder.

The **Little Giant Patented Lode Mining Claim, Lot No. 118**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded January 10, 1903 in Book 3 of Mining Deeds at Page 476 of the official records in the office of the Wasatch County Recorder.

The **Little Kate Patented Lode Mining Claim, Lot No. 111**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded December 8, 1892 in Book N at Page 339 of the official records in the office of the Wasatch County Recorder.

The **Lugano Patented Lode Mining Claim, Lot No. 166**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 11, 1935 as Entry No. 52548 in Book 10 of Mining Deeds at Page 359 of the official records in the office of the Wasatch County Recorder.

The **Mary Allen Patented Lode Mining Claim, Lot No. 553**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 4, 1900 in Book C of Mining Patents at Page 261 of the official records in the office of the Summit County Recorder.

The **Mary Jane Patented Lode Mining Claim, Lot No. 551**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 4, 1900 in Book C of Mining Patents at Page 253 of the official records in the office of the Summit County Recorder.

The **May Patented Lode Mining Claim, Lot No. 61**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded March 17, 1887 in Book J at Page 441 of the official records in the office of the Wasatch County Recorder.

The **"N" Patented Lode Mining Claim, Lot No. 190**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 8, 1903 as Entry No. 11482 in Book P at Page 445 of the official records in the office of the Wasatch County Recorder.

The **Olive Branch Patented Lode Mining Claim, Lot No. 102**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded November 22, 1923 as Entry No. 39895 in Book 9 of Mining Deeds at Page 518 of the official records in the office of the Wasatch County Recorder.

The **Overlook Patented Lode Mining Claim, M. S. 6750**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded April 29, 1925 as Entry No. 41320 in Book 9 of Mining Deeds at Page 623 of the official records in the office of the Wasatch County Recorder.

The **Peerless Patented Lode Mining Claim, Lot No. 122**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 8, 1903 as Entry No. 11489 in Book P at Page 471 of the official records in the office of the Wasatch County Recorder.

The **President Patented Lode Mining Claim, Lot No. 129**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 8, 1903 as Entry No. 11485 in Book P at Page 458 of the official records in the office of the Wasatch County Recorder.

The **R. P. H. Patented Lode Mining Claim, Lot No. 560**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 3, 1974 as Entry No. 124520 in Book M60 at Page 71 of the official records in the office of the Summit County Recorder.

The **Richmond Patented Lode Mining Claim, Lot No. 4968**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded January 25, 1926 as Entry No. 36844 in Book F of Mining Deeds at Page 340 of the official records in the office of the Summit County Recorder.

The **Richmond No. 2 Patented Lode Mining Claim, Lot No. 4993**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded January 25, 1926 as Entry No. 36843 in Book F of Mining Deeds at Page 339 of the official records in the office of the Summit County Recorder.

The **Romeo Patented Lode Mining Claim, Lot No. 108**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded December 8, 1892 in Book N at Page 322 of the official records in the office of the Wasatch County Recorder.

The **Rose Bud Patented Lode Mining Claim, M. S. 6546**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 19, 1921 as Entry No. 37742 in Book 9 of Mining Deeds at Page 335 of the official records in the office of the Wasatch County Recorder.

The **Sampson Patented Lode Mining Claim, Lot No. 60**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded August 5, 1891 in Book N at Page 229 of the official records in the office of the Wasatch County Recorder.

The **Senator Mine & Co. Patented Lode Mining Claim, Lot No. 124**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 8, 1903 as Entry No. 11488 in Book P at Page 468 of the official records in the office of the Wasatch County Recorder.

The **Seting Bull Patented Lode Mining Claim, Lot No. 121**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 8, 1903 as Entry No. 11481 in Book P at Page 441 of the official records in the office of the Wasatch County Recorder.

The **Shiloah Patented Lode Mining Claim, Lot No. 123**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 8, 1903 as Entry No. 11487 in Book P at Page 465 of the official records in the office of the Wasatch County Recorder.

The **South Eastern Extension of the May Bell Patented Lode Mining Claim, Lot No. 374**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded February 6, 1901 in Book C of Mining Patents at Page 269 of the official records in the office of the Summit County Recorder.

The **Summit Patented Lode Mining Claim, Lot No. 116**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded December 18, 1892 in Book N at Page 335 of the official records in the office of the Wasatch County Recorder.

The **Summitt Patented Lode Mining Claim, Lot No. 137**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded April 6, 1891 in Book N at Page 197 of the official records in the office of the Wasatch County Recorder.

The **Viola No. 2 Patented Lode Mining Claim, Lot No. 562**, as the same is more particularly described in that certain United States Patent recorded June 10, 1921 as Entry No. 31639 in Book F of Mining Deeds at Page 251 of the official records in the office of the Summit County Recorder.

The **Wasatch Patented Lode Mining Claim, Lot No. 59**, as the same is more particularly described in that certain United States Patent recorded May 26, 1891 in Book N at Page 218 of the official records in the office of the Wasatch County Recorder.

The **Woodland Patented Lode Mining Claim, Lot No. 134**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded April 6, 1891 in Book N at Page 194 of the official records in the office of the Wasatch County Recorder.

Excepting therefrom the following:

A parcel of land located in the Southeast Quarter of Section 23, the Northwest Quarter of Section 25, and in Section 26 all in Township 2 South, Range 4 East, Salt Lake Base and Meridian, Wasatch County, Utah described as follows:

BEGINNING at the New Park Survey brass cap marking the Northeast Corner of Section 26, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said Northeast Corner of Section 26 being South 88°23'23" West 2,641.30 feet from the North Quarter Corner of Section 25 of said Township & Range (Basis of Bearings for the herein described parcel being South 26°11'47" East 5917.16 feet from said North Quarter Corner of Section 25 to the Southeast Corner of said Section 25, See Record of Survey Maps 2647, 3057, & 3058 on file with the Wasatch County Surveyor's office said Sections 25 & 26 retracement information and for the Mayflower LDP coordinate system projection parameters)

and running thence along the section line South 00°04'23" West 2,227.51 feet to a point of intersection with Line 1-2 of the Homestake No. 2 mining claim (Lot 67), said point of intersection being the following two courses from Mineral Monument No. 2 as marked by an existing 3.25" aluminum cap (1) North 81°09'00" East 1,156.00 feet to Cor. No. 1 of said Lot 67; and (2) along said Line 1-2 North 81°00'00" East 752.80 feet;

thence continuing along said Line 1-2 North 81°00'00" East 747.20 feet to Cor. No. 2; thence along Line 2-3 of said Lot 67 South 09°00'00" East 200.00 feet to Cor. No. 3; thence along Line 3-4 of said Lot 67 South 81°00'00" West 779.14 feet to a point of intersection with the section line and from which the 2014 Wasatch Co. aluminum pipe cap marking the East Quarter Corner of said Section 26 bears South 00°04'23" West 145.54 feet; thence continuing along said Line 3-4 South 81°00'00" West 720.86 feet to Cor. No. 1 of the Homestake mining claim (Lot 66); thence along Line 1-2 of said Lot 66 continuing South 81°00'00" West 842.39 feet to a point of intersection with Line 1-2 of the Lugano mining claim (Lot 166); thence along said Line 1-2 South 70°02'47" West 1,255.50 feet (South 72° West by record) to Cor. No. 2 of the Guardo mining claim (Lot 165); thence along Line 1-2 of said Lot 165 continuing South 70°02'47" West 1,125.00 feet (South 72° West by record) to a point, said point being the following two courses from an existing pipe cap marking Cor. No. 4 of said Lot 165 (1) South 08°27'13" East 612.30 feet (South 06°30' East 612.3 feet by record) along Line 4-1 of said Lot 165; and (2) North 70°02'47" East 375.00 feet (North 72° East by record) along said Line 1-2;

thence along the new common boundary line between Deer Valley and BXL Mayflower, LLC as described herein the following nine courses: (1) North 39°14'27" West 196.07 feet; (2) North 07°37'23" West 776.67 feet to an existing pipe cap marking Cor. No. 4 of the President claim (Lot 129); (3) North 23°58'02" East 323.32 feet; (4) North 34°20'25" West 203.37 feet; (5) North 86°03'04" West 126.53 feet; (6) North 01°17'11" East 816.52 feet to a point from which an existing 4" Pipe in Concrete marking Mineral Monument No. 1 bears North 27°17'59" West 415.40 feet; (7) North 54°08'26" East 1,342.56 feet; (8) North 72°41'29" East 1,667.20 feet to a point on the north line of said Section 26, from which point the 2016 Wasatch County aluminum pipe cap marking the North Quarter Corner of Section 26 bears North 89°46'29" West 1157.48 feet; and (9) along said north line South 89°46'29" East 284.17 feet to a point of intersection with Line 3-4 of the Lincoln

mining claim (MS 3278), said point of intersection being North 04°50'00" West 479.57 feet from Corner No.3 of said MS 3278 as evidenced by a recovered mound of stones and wood post lying down; thence along Line 3-4 of said MS 3278 North 04°50'00" West 120.43 feet to Cor. No. 4 of said MS 3278; thence along Line 4-1 of said MS 3278 North 85°10'00" East 1,154.02 feet to the section line; thence along the section line South 00°10'41" West 221.71 feet to the POINT OF BEGINNING.

A parcel of land being that portion of the Walker mining claim (Lot 58) that is in conflict with the Sussie C. mining claim (MS 6732).

All or portions of Wasatch County Tax Serial Numbers: OWC-0031-1, OWC-0031-4, OWC-0033-3, STA-0405-0, STA-0406-0, STA-0407-0 and STA-0420-0.

Portions of Summit County Tax Serial Number: PCA-S-98-0, PCA-S-98-II and S-607.

Parcel 30 – Naildriver Leasehold (Summit and Wasatch Counties)

The **Alida Patented Lode Mining Claim, Lot No. 583** as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 13, 1892 in Book C of Mining Patents at Page 1 of the official records in the office of the Summit County Recorder.

The **Bald Eagle Patented Lode Mining Claim, Lot No. 138**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded November 18, 1896 in Book N at Page 515 of the official records in the office of the Wasatch County Recorder.

The **Custer Patented Lode Mining Claim, Lot No. 106**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 14, 1902 in Book 3 of Mining Deeds at Page 401 of the official records in the office of the Wasatch County Recorder.

The **Ella Patented Lode Mining Claim, Lot No. 582**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 13, 1892 in Book B of Mining Patents at Page 541 of the official records in the office of the Summit County Recorder.

The **Evergreen Patented Lode Mining Claim, Lot No. 591**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded April 4, 1893 in Book C of Mining Patents at Page 81 of the official records in the office of the Summit County Recorder.

The **Gouge Game Patented Lode Mining Claim, Lot No. 494**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 20, 1902 as Entry No. 11090 in Book C of Mining Patents at Page 453 of the official records in the office of the Summit County Recorder.

The **Helen Patented Lode Mining Claim, Lot No. 571**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 30, 1902 as Entry No. 11029 in Book C of Mining Patents at Page 449 of the official records in the office of the Summit County Recorder.

The **Kid Patented Lode Mining Claim, Lot No. 584**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 13, 1892 in Book B of Mining Patents at Page 525 of the official records in the office of the Summit County Recorder.

The **Naildriver Patented Lode Mining Claim, Lot No. 161**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 13, 1892 in Book C of Mining Patents at Page 17 of the official records in the office of the Summit County Recorder.

The **Oneida No. 2 Patented Lode Mining Claim, Lot No. 109**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 14, 1902 in Book 3 of Mining Deeds at Page 397 of the official records in the office of the Wasatch County Recorder.

The **Payroll Patented Lode Mining Claim, Lot No. 3020**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded November 19, 1896 in Book N at Page 520 of the official records in the office of the Wasatch County Recorder.

The **Sag Patented Lode Mining Claim, Lot No. 447**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 13, 1892 in Book C of Mining Patents at Page 9 of the official records in the office of the Summit County Recorder.

The **Viola Patented Lode Mining Claim, Lot No. 273**, as the same is more particularly described in that certain United States Mineral Entry Patent recorded May 29, 1891 in Book C of Mining Patents at Page 285 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial Numbers: S-88 and S-789.

Wasatch County Tax Serial Numbers: OWC-0033-3, STA-0133-0 and STA -0421-0.

Parcel 31 - Deer Crest Temporary Access and Parking Easement (Wasatch County)

Together with and subject to a Temporary Access and Parking Easement over the following described property:

Beginning at a point on the Northerly line of the UDOT Right of Way "L" line Project N-19, said point being South 00°10'08" West along the Section line 1429.78 feet and N80°45'00" East 210.19 feet and North 71°05'06" West 39.10 feet and North 18°54'54" East 100.00 feet and South 71°05'05" East 125.38 feet from the Southeast corner of Section 14, Township 2 South, Range 4 East, Salt Lake Base and Meridian (Basis of Bearing being South 00°10'08" West 2552.61 feet between said Southeast corner and the West quarter corner of Section 24, Township 2 South, Range 4 East, Salt Lake Base and Meridian, both monuments being found brass caps) and running thence North 29°08'41" West 78.28 feet; thence North 04°17'05" West 20.96 feet to the point of curvature of a 10.00 foot radius curve to the right, the center of which bears North 85°42'55" East; thence Northeasterly along the arc of said curve 17.12 feet through a central angle of 98°05'31"; thence South 86°11'34" East 189.38 feet to the point of curvature of a 7.00 foot radius curve to the left, the center of which bears North 03°48'26" East; thence Northerly along the arc of said curve 20.52 feet through a central angle of 167°55'58"; thence North 74°07'32" West 129.97 feet to the point of

curvature of a 35.00 foot radius curve to the right, the center of which bears North 15°52'28" East; thence

Northwesterly along the arc of said curve 53.81 feet through a central angle of 88°05'09"; thence North 13°57'37" East 80.11 feet to the point of curvature of a 10.00 foot radius curve to the right, the center of which bears South 76°02'23" East; thence Northeasterly along the arc of said curve 13.89 feet through a central angle of 79°35'03"; thence South 86°27'20" East 118.45 feet to the point of curvature of a 9.00 foot radius curve to the left, the center of which bears North 03°32'40" East, thence Northerly along the arc of said curve 26.58 feet through a central angle of 169°14'35"; thence North 75°41'55" West 67.10 feet; thence North 82°08'16" West 51.17 feet; thence North 00°23'19" East 161.98 feet; thence North 88°42'31" East 80.76 feet; thence North 01°13'54" West 146.00 feet to the point of curvature of a 510.00 foot radius curve to the left, the center of which bears South 88°46'06" West; thence Northerly along the arc of said curve 107.61 feet through a central angle of 12°05'20"; thence North 81°24'16" East 20.07 feet to the point of curvature of a 530.00 foot non-tangent radius curve to the right, the center of which bears South 76°51'29" West; thence Southerly along the arc of said curve 110.17 feet through a central angle of 11°54'37"; thence South 01°13'54" East 154.01 feet to the point of curvature of a 65.00 foot radius curve to the left, the center of which bears South 82°54'14" East; thence Southeasterly along the arc of said curve 61.35 feet through a central angle of 54°04'49"; thence South 46°59'03" East 37.75 feet; thence South 07°43'03" East 79.69 feet; thence South 19°40'09" West 43.65 feet to the point of curvature of a 60.00 foot radius curve to the right, the center of which bears North 70°19'51" West; thence Southwesterly along the arc of said curve 77.36 feet through a central angle of 73°52'31"; thence South 86°27'20" West 71.82 feet to the point of curvature of a 5.00 foot radius curve to the left, the center of which bears South 03°32'40" West; thence Southerly along the arc of said curve 14.63 feet through a central angle of 167°40'12"; thence South 74°07'32" East 130.61 feet to the point of curvature of a 10.00 foot radius curve to the right, the center of which bears South 15°52'28" West; thence Southeasterly along the arc of said curve 10.66 feet through a central angle of 61°03'03"; thence South 13°04'29" East 39.81 feet; thence South 00°18'48" West 65.34 feet to the point of curvature of a 20.00 foot radius curve to the right, the center of which bears North 81°41'12" West; thence Southwesterly along the arc of said curve 32.64 feet through a central angle of 93°29'38"; thence North 86°11'34" West 161.56 feet to the point of curvature of a 5.00 foot radius curve to the left, the center of which bears South 03°48'26" West; thence Southwesterly along the arc of said curve 10.73 feet through a central angle of 122°57'07" thence South 29°08'41" East 47.52 feet to said Northerly UDOT Right of Way line; thence North 71°05'06" West along said Right of Way line 37.41 feet, more or less, to the point of beginning.

As created by that certain unrecorded Amended and Restated Operating and Facilities Acquisition Agreement dated April 28, 2003, by and between Deer Crest Associates I, L.C., a Utah limited liability company, Deer Valley Resort Company, a Utah limited partnership, and Deer Crest Master Association, a Utah non-profit corporation, as disclosed by that certain Memorandum of Agreement recorded July 25, 2003 as Entry No. 260852 in Book 641 at Page 593 of the official records in the office of the Wasatch County Recorder.

Part of Wasatch County Tax Serial Numbers: 0DV-0001-0 and 0DV-0004-0.

Parcel 32 - Deer Crest Ski Lifts, Ski Runs and Facilities Easements (Wasatch County)

Easements for the Deer Crest Ski Lift, the Jordanelle Express Lift Upper Terminal Building, the Jordanelle Gondola, the Jordanelle Ski Run, the Crescent Ski Run, the Mountaineer Ski Run, the Dynamic Ski Run, the Cascade Ski Run, the Silver Hill Ski Run, the Fairview Ski Run, the Deer Hollow Ski Trail, the Deer Hollow Ski Run, the Navigator Ski Trail, the Keetley Ski Run, the Little Baldy Recreation and Forest Conservation Open Space Easement, all as created by that certain unrecorded Amended and Restated Operating and Facilities Acquisition Agreement dated April 28, 2003, by and between Deer Crest Associates I, L.C., a Utah limited liability company, Deer Valley Resort Company, a Utah limited partnership, and Deer Crest Master Association, a Utah non-profit corporation, as disclosed by that certain Memorandum of Agreement recorded July 25, 2003 as Entry No. 260852 in Book 641 at Page 593 of the official records in the office of the Wasatch County Recorder.

Wasatch County Tax Serial Numbers: OPC-0026-8, 0DC-1OPN-1, 0DC-1OPN-2, 0DC-1OPN-3, 0DC-1OPN-4, 0DC-1OPN-5, 0DC-1OPN-6, 0DC-1OPN-7, 0DC-1OPN-8, 0DC-1OPN-9, 0DC-1OPN-10, 0DC-1OPN-A, 0DC-2OPN-1, 0DC-2OPN-2, 0DC-2OPN-3, 0DC-2OPN-4, 0DC-2OPN-5, 0DC-2OPN-6, 0DC-2OPN-7, 0DC-2OPN-8, and 0JV-0OPN-0.

Parcel 33 – Enchanted Forest ski easement (Summit County)

Enchanted Forest Public Ski Easement and Conservation Easement

A parcel of land located in the South half of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is South 88°24'56" West 118.22 feet along the Section line and North 1934.55 feet from the South quarter corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said point also being on the Westerly boundary of Lot 20, Red Cloud Subdivision; and running thence along the boundary of Red Cloud Subdivision the following six courses: 1) North 02°39'14" West 103.43 feet; thence 2) North 43°40'11" East 113.75 feet; thence 3) North 61°14'42" East 124.74 feet; thence 4) North 83°45'19" East 150.83 feet; thence 5) South 67°09'50" East 93.65 feet; thence 6) South 34°57'27" East 234.92 feet to a point on a non-tangent curve to the right, having a radius of 70.00 feet, of which the radius point bears North 83°40'56" West; thence Southwesterly along the arc of said curve 41.65 feet through a central angle of 34°05'15"; thence South 40°24'19" West 4.25 feet to a point on a non-tangent curve to the left having a radius of 150.00 feet, of which the radius point bears South 63°23'37" West; thence Westerly along the arc of said curve 243.81 feet through a central angle of 93°07'40"; thence South 60°15'57" West 13.63 feet to a point on a curve to the right having a radius of 50.00 feet, of which the radius point bears North 29°44'03" West; thence along the arc of said curve 37.05 feet through a central angle of 42°27'12; thence North 77°16'52" West 58.97 feet to a point on a curve to the left having a radius of 200.00 feet, of which the radius point bears South 12°43'08" West; thence along the arc of said curve 130.09 feet through a central angle of 37°16'05"; thence South 65°27'03" West 103.48 feet to the point of Beginning.

As created by that certain Easement Agreement recorded January 20, 2005 as Entry No. 723645 in Book 1673 at Page 1596 of the official records in the office of the Summit County Recorder.

Portions of Summit County Tax Serial Numbers: RCLD-21 and RCLD-22.

Parcel 34 - Bransford Easements (Summit County)

Easement Rights over the following described portions of the Logan MS 724 Patented Lode Mining Claim, located in Sections 28 and 33, Township 2 South, Range 4 East, Salt Lake Baseline and Meridian, Summit County, Utah:

Beginning at a point which is North 80°24'02" East 267.08 feet from the South one-quarter corner of Section 28, Township 2 South Range 4 East, Salt Lake Baseline and Meridian, Summit County, Utah, said point of beginning being the Northwest corner of the Logan MS 724 Patented Lode Mining Claim; thence South 00°35'00" East along the West line of the Logan claim 99.95 feet to the Southerly side of a ski trail; thence along the Southerly side of the ski trail the following two (2) courses and distances: (1) North 63°06'25" East 84.37 feet; (2) North 84°11'30" East 103.28 feet to the North line of the Logan claim; thence North 74°00'00" West along the North line of the Logan claim 186.23 feet to the point of beginning;

and

Beginning at a point which is South 86°01'54" East 553.59 feet from said one-quarter corner, said point of beginning being on the North line of the Logan claim; thence along the Southerly side of a ski trail the following fourteen (14) courses and distances: (1) South 66°04'56" East 150.30 feet; (2) South 40°02'11" East 131.18 feet; (3) South 10°55'28" East 169.50 feet; (4) South 27°51'40" East 56.86 feet; (5) South 57°18'23" East 98.15 feet; (6) South 19°07'05" East 89.27 feet; (7) South 48°48'12" East 59.37 feet; (8) North 76°41'46" East 67.33 feet; (9) South 86°37'55" East 98.16 feet; (10) South 63°30'49" East 62.04 feet; (11) North 78°31'44" East 66.91 feet; (12) North 69°08'35" East 118.73 feet; (13) North 45°55'53" East 129.63 feet; (14) North 62°07'18" East 223.71 feet to the North line of the Logan claim; thence North 74°00'00" West along the North line of the Logan claim 1168.71 feet to the point of beginning.

Summit County Tax Serial Numbers: PCA-S-98-P and PCA-S-79-C

As created by that certain unrecorded Easement Agreement dated February 23, 2001, as amended, as disclosed by that certain Memorandum recorded March 8, 2001 as Entry No. 583995 in Book 1357 at Page 960 of the official records in the office of the Summit County Recorder, and as disclosed by that certain Amended and Restated Memorandum of Easement recorded August 30, 2013 as Entry No. 978191 in Book 2204 at Page 1533 of the official records in the office of the Summit County Recorder.

Parcel 35 – Government Lots (Wasatch County)

All of Government Lots 52 and 53, in Section 27, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Wasatch County Tax Serial Numbers: OWC-3109-0 and OWC-3110-0.

Parcel 36 – Government Lots (Wasatch County)

All of Government Lots 15, 16 and 17, in Section 34, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Wasatch County Tax Serial Numbers: OWC-3111, OWC-3112-0 and OWC-3139-0.

Parcel 37 – Patented Lode Mining Claims (Wasatch County)

The Argus Patented Lode Mining Claim, Lot No. 164, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 12, 1933 as Entry No. 49254 in Book 10 of Mining Deeds at Page 288 of the official records in the office of the Wasatch County Recorder.

The Birdseye Patented Lode Mining Claim, M.S. 6755, as the same is more particularly described in that certain United States Mineral Entry Patent recorded as Entry No. 52582 in Book 10 of Mining Deeds at Page 398 of the official records in the office of the Wasatch County Recorder.

The Birdseye No. 2 Patented Lode Mining Claim, M.S. 7022, as the same is more particularly described in that certain United States Mineral Entry Patent recorded December 19, 1934 under Serial No. 1073554 of the official records in the office of the Bureau of Land Management.

The Boulder Patented Lode Mining Claim, Lot No. 88, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 11, 1935 as Entry No. 52531 in Book 10 of Mining Deeds at Page 334 of the official records in the office of the Wasatch County Recorder.

The Boulder No. 3 Patented Lode Mining Claim, Lot No. 90, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 11, 1935 as Entry No. 52530 in Book 10 of Mining Deeds at Page 333 of the official records in the office of the Wasatch County Recorder.

The Buckeye Patented Lode Mining Claim, M.S. 6703, as the same is more particularly described in that certain United States Mineral Entry Patent recorded November 23, 1929 as Entry No. 46410 in Book 10 of Mining Deeds at Page 212 of the official records in the office of the Wasatch County Recorder.

The Buckeye No. 2 Patented Lode Mining Claim, M.S. 6703, as the same is more particularly described in that certain United States Mineral Entry Patent recorded November 23, 1929 as Entry

No. 46410 in Book 10 of Mining Deeds at Page 212 of the official records in the office of the Wasatch County Recorder.

The Caledonia Patented Lode Mining Claim, Lot No. 146, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 11, 1935 as Entry No. 52562 in Book 10 of Mining Deeds at Page 374 of the official records in the office of the Wasatch County Recorder.

The Caledonia No. 2 Patented Lode Mining Claim, Lot No. 163, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 11, 1935 as Entry No. 52551 in Book 10 of Mining Deeds at Page 361 of the official records in the office of the Wasatch County Recorder.

The Ely No. 1 Patented Lode Mining Claim, M.S. 6707, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 12, 1927 as Entry No. 45721 in Book 10 of Mining Deeds at Page 176 of the official records in the office of the Wasatch County Recorder.

The Ely No. 2 Patented Lode Mining Claim, M.S. 6707, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 12, 1927 as Entry No. 45721 in Book 10 of Mining Deeds at Page 176 of the official records in the office of the Wasatch County Recorder.

The Ely No. 3 Patented Lode Mining Claim, M.S. 6707, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 12, 1927 as Entry No. 45721 in Book 10 of Mining Deeds at Page 176 of the official records in the office of the Wasatch County Recorder.

The Ely No. 4 Patented Lode Mining Claim, M.S. 6707, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 12, 1927 as Entry No. 45721 in Book 10 of Mining Deeds at Page 176 of the official records in the office of the Wasatch County Recorder.

The Ely No. 5 Patented Lode Mining Claim, M.S. 6707, as the same is more particularly described in that certain United States Mineral Entry Patent recorded September 12, 1927 as Entry No. 45721 in Book 10 of Mining Deeds at Page 176 of the official records in the office of the Wasatch County Recorder.

The Emma Patented Lode Mining Claim, Lot No. 38, as the same is more particularly described in that certain United States Mineral Entry Patent recorded May 13, 1896 in Book N at Page 477 of the official records in the office of the Wasatch County Recorder.

The Fairmount Patented Lode Mining Claim, Lot No. 105, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 10, 1901 in Book 3 of Mining Deeds at Page 177 of the official records in the office of the Wasatch County Recorder.

The Flora McDonald Patented Lode Mining Claim, Lot No. 140, as the same is more particularly described in that certain United States Mineral Entry Patent recorded December 8, 1892 in Book N at Page 320 of the official records in the office of the Wasatch County Recorder.

The Free Silver Patented Lode Mining Claim, Lot No. 55, as the same is more particularly described in that certain United States Mineral Entry Patent recorded January 28, 1881 under Serial No. 4447 of the official records in the office of the Bureau of Land Management.

The Hampton Patented Lode Mining Claim, Lot No. 123, as the same is more particularly described in that certain United States Mineral Entry Patent recorded April 6, 1891 in Book N of Mining Deeds at Page 192 of the official records in the office of the Wasatch County Recorder.

The Hawkeye Patented Lode Mining Claim, Lot No. 40, as the same is more particularly described in that certain United States Mineral Entry Patent recorded April 9, 1879 in Book D at Page 500 of the official records in the office of the Wasatch County Recorder.

The Hawkeye No. 2 Patented Lode Mining Claim, Lot No. 85, as the same is more particularly described in that certain United States Mineral Entry Patent recorded October 20, 1916 as Entry No. 32205 in Book 9 of Mining Deeds at Page 60 of the official records in the office of the Wasatch County Recorder.

The Ida Belle Patented Lode Mining Claim, Lot No. 52, as the same is more particularly described in that certain United States Mineral Entry Patent recorded January 21, 1891 under Serial No. 17123 of the official records in the office of the Bureau of Land Management.

The I.X.L. Patented Lode Mining Claim, Lot No. 86, as the same is more particularly described in that certain United States Mineral Entry Patent recorded April 5, 1922 as Entry No. 38374 in Book 9 of Mining Deeds at Page 416 of the official records in the office of the Wasatch County Recorder.

The Joe Walker Patented Lode Mining Claim, Lot No. 51, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 11, 1935 as Entry No. 52532 in Book 10 of Mining Deeds at Page 335 of the official records in the office of the Wasatch County Recorder.

The Kate Walker Patented Lode Mining Claim, Lot No. 50, as the same is more particularly described in that certain United States Mineral Entry Patent recorded June 22, 1920 under Serial No. 3272 of the official records in the office of the Bureau of Land Management.

The Lowell Mine & Co. Patented Lode Mining Claim, Lot No. 41, as the same is more particularly described in that certain United States Mineral Entry Patent recorded May 23, 1901 No. in Book 3 of Mining Deeds at Page 136 of the official records in the office of the Wasatch County Recorder.

The McHenry Patented Lode Mining Claim, Lot No. 37, as the same is more particularly described in that certain United States Mineral Entry Patent recorded November 21, 1879 in Book D at Page 419 of the official records in the office of the Wasatch County Recorder.

The McHenry No. 2 Patented Lode Mining Claim, Lot No. 49, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 5, 1901 in Book 3 of Mining Deeds at Page 166 of the official records in the office of the Wasatch County Recorder.

The Murray Patented Lode Mining Claim, Lot No. 158, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 11, 1935 as Entry No. 52550 in Book 10 of Mining Deeds at Page 361 of the official records in the office of the Wasatch County Recorder.

The Nevada Patented Lode Mining Claim, Lot No. 96, as the same is more particularly described in that certain United States Mineral Entry Patent recorded as January 21, 1895 in Book T at Page 195 of the official records in the office of the Wasatch County Recorder.

The Ontario No. 2 Patented Lode Mining Claim, Lot No. 55, as the same is more particularly described in that certain United States Mineral Entry Patent recorded January 7, 1881 under Serial No. 4446 of the official records in the office of the Bureau of Land Management.

The Ontario Bonanza Patented Lode Mining Claim, Lot No. 56, as the same is more particularly described in that certain United States Mineral Entry Patent recorded January 7, 1881 under Serial No. 4445 of the official records in the office of the Bureau of Land Management.

The Pocatello Patented Lode Mining Claim, Lot No. 57, as the same is more particularly described in that certain United States Mineral Entry Patent recorded May 26, 1891 in Book N at Page 217 of the official records in the office of the Wasatch County Recorder.

The Rattler Patented Lode Mining Claim, Lot No. 153, as the same is more particularly described in that certain United States Mineral Entry Patent recorded April 14, 1922 as Entry No. 38392 in Book 9 of Mining Deeds at Page 420 of the official records in the office of the Wasatch County Recorder.

The Red Cloud Patented Lode Mining Claim, Lot No. 139, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 11, 1935 as Entry No. 52553 in Book 10 of Mining Deeds at Page 363 of the official records in the office of the Wasatch County Recorder.

The Red Cloud No. 2 Patented Lode Mining Claim, Lot No. 141, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 11, 1935 as Entry No. 52552 in Book 10 of Mining Deeds at Page 362 of the official records in the office of the Wasatch County Recorder.

The Red Cloud No. 3 Patented Lode Mining Claim, Lot No. 142, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 11, 1935 as

Entry No. 52563 in Book 10 of Mining Deeds at Page 375 of the official records in the office of the Wasatch County Recorder.

The Ruby Patented Lode Mining Claim, Lot No. 209, as the same is more particularly described in that certain United States Mineral Entry Patent recorded May 29, 1901 in Book 3 of Mining Deeds at Page 139 of the official records in the office of the Wasatch County Recorder.

The Side Hill Patented Lode Mining Claim, Lot No. 145, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 11, 1935 as Entry No. 52554 in Book 10 of Mining Deeds at Page 364 of the official records in the office of the Wasatch County Recorder.

The Silver King Patented Lode Mining Claim, Lot No. 162, as the same is more particularly described in that certain United States Mineral Entry Patent recorded November 15, 1902 in Book 3 of Mining Deeds at Page 439 of the official records in the office of the Wasatch County Recorder.

The Teddy No. 1 Patented Lode Mining Claim, M.S. 6058, as the same is more particularly described in that certain United States Mineral Entry Patent recorded April 5, 1922 as Entry No. 38370 in Book 9 of Mining Deeds at Page 397 of the official records in the office of the Wasatch County Recorder.

The Teddy No. 2 Patented Lode Mining Claim, M.S. 6058, as the same is more particularly described in that certain United States Mineral Entry Patent recorded April 5, 1922 as Entry No. 38370 in Book 9 of Mining Deeds at Page 397 of the official records in the office of the Wasatch County Recorder.

The Utah Terra Patented Lode Mining Claim, Lot No. 159, as the same is more particularly described in that certain United States Mineral Entry Patent recorded July 12, 1933 as Entry No. 49255 in Book 10 of Mining Deeds at Page 289 of the official records in the office of the Wasatch County Recorder.

The Wilson & Barrett Patented Lode Mining Claim, Lot No. 53, as the same is more particularly described in that certain United States Mineral Entry Patent recorded January 7, 1882 in Book I at Page 47 of the official records in the office of the Wasatch County Recorder.

Excepting therefrom the following:

A parcel of land located in the Southeast Quarter of Section 23, the Northwest Quarter of Section 25, and in Section 26 all in Township 2 South, Range 4 East, Salt Lake Base and Meridian, Wasatch County, Utah described as follows:

BEGINNING at the New Park Survey brass cap marking the Northeast Corner of Section 26, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said Northeast Corner of Section 26 being South 88°23'23" West 2,641.30 feet from the North Quarter Corner of Section 25 of said Township & Range (Basis of Bearings for the herein described parcel being South 26°11'47" East 5917.16 feet from said North Quarter Corner of Section 25 to the Southeast Corner of said Section

25, See Record of Survey Maps 2647, 3057, & 3058 on file with the Wasatch County Surveyor's office said Sections 25 & 26 retracement information and for the Mayflower LDP coordinate system projection parameters)

and running thence along the section line South 00°04'23" West 2,227.51 feet to a point of intersection with Line 1-2 of the Homestake No. 2 mining claim (Lot 67), said point of intersection being the following two courses from Mineral Monument No. 2 as marked by an existing 3.25" aluminum cap (1) North 81°09'00" East 1,156.00 feet to Cor. No. 1 of said Lot 67; and (2) along said Line 1-2 North 81°00'00" East 752.80 feet;

thence continuing along said Line 1-2 North 81°00'00" East 747.20 feet to Cor. No. 2; thence along Line 2-3 of said Lot 67 South 09°00'00" East 200.00 feet to Cor. No. 3; thence along Line 3-4 of said Lot 67 South 81°00'00" West 779.14 feet to a point of intersection with the section line and from which the 2014 Wasatch Co. aluminum pipe cap marking the East Quarter Corner of said Section 26 bears South 00°04'23" West 145.54 feet; thence continuing along said Line 3-4 South 81°00'00" West 720.86 feet to Cor. No. 1 of the Homestake mining claim (Lot 66); thence along Line 1-2 of said Lot 66 continuing South 81°00'00" West 842.39 feet to a point of intersection with Line 1-2 of the Lugano mining claim (Lot 166); thence along said Line 1-2 South 70°02'47" West 1,255.50 feet (South 72° West by record) to Cor. No. 2 of the Guardo mining claim (Lot 165); thence along Line 1-2 of said Lot 165 continuing South 70°02'47" West 1,125.00 feet (South 72° West by record) to a point, said point being the following two courses from an existing pipe cap marking Cor. No. 4 of said Lot 165 (1) South 08°27'13" East 612.30 feet (South 06°30' East 612.3 feet by record) along Line 4-1 of said Lot 165; and (2) North 70°02'47" East 375.00 feet (North 72° East by record) along said Line 1-2;

thence along the new common boundary line between Deer Valley and BXL Mayflower, LLC as described herein the following nine courses: (1) North 39°14'27" West 196.07 feet; (2) North 07°37'23" West 776.67 feet to an existing pipe cap marking Cor. No. 4 of the President claim (Lot 129); (3) North 23°58'02" East 323.32 feet; (4) North 34°20'25" West 203.37 feet; (5) North 86°03'04" West 126.53 feet; (6) North 01°17'11" East 816.52 feet to a point from which an existing 4" Pipe in Concrete marking Mineral Monument No. 1 bears North 27°17'59" West 415.40 feet; (7) North 54°08'26" East 1,342.56 feet; (8) North 72°41'29" East 1,667.20 feet to a point on the north line of said Section 26, from which point the 2016 Wasatch County aluminum pipe cap marking the North Quarter Corner of Section 26 bears North 89°46'29" West 1157.48 feet; and (9) along said north line South 89°46'29" East 284.17 feet to a point of intersection with Line 3-4 of the Lincoln mining claim (MS 3278), said point of intersection being North 04°50'00" West 479.57 feet from Corner No.3 of said MS 3278 as evidenced by a recovered mound of stones and wood post lying down; thence along Line 3-4 of said MS 3278 North 04°50'00" West 120.43 feet to Cor. No. 4 of said MS 3278; thence along Line 4-1 of said MS 3278 North 85°10'00" East 1,154.02 feet to the section line; thence along the section line South 00°10'41" West 221.71 feet to the POINT OF BEGINNING.

A parcel of land being that portion of the Walker mining claim (Lot 58) that is in conflict with the Sussie C. mining claim (MS 6732).

Wasatch County Tax Serial Numbers: OWC-0026-6, OWC-0028-1, OWC-0031-3 and OWC-0032-2.

Parcel 38 – Deer Valley Club Easement – Summit County

An easement for the construction, maintenance, operation, and use of a work road and ski trail, pedestrian trail, controlled bicycling (non-motorized) trail and other similar or related recreational uses, more particularly described as follows:

Beginning at a point which is South 62°47'21" East 1694.39 feet from the Southwest corner of Section 22, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said point of beginning being on the Easterly line of the parcel known as the Deer Valley Club, thence along the Westerly line of an existing dirt work road the following four courses and distances: 1) North 12°46'45" East 24.24 feet; thence 2) North 26°44'06" East 64.50 feet; thence 3) North 23°17'26" East 39.40 feet; thence 4) North 18°24'54" East 24.46 feet to the Easterly line of the Deer Valley Club parcel, thence along the Easterly and Southerly lines of the Deer Valley Club parcel the following four courses and distances: 1) South 10°00'00" West 39.66 feet; thence 2) S12°17'00" West 46.03 feet; thence 3) West 13.18 feet; thence 4) South 26°10'34" West 63.07 feet to the point of Beginning.

As created by that certain Easement Agreement recorded December 17, 1993 as Entry No. 393874 in Book 773 at Page 769 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial Numbers: PCA-1200-4-1-SLE-1 and SLE-3-A-AM.

Parcel 39 – DV-1 – Summit County

A parcel of land located in the southeast quarter of Section 29, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is South 00°30'49" East 311.34 feet coincident with the section line and West 171.91 feet from the west quarter corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian (a 3-1/4" aluminum cap and pipe was set on the section line South 00°30'49" West 12.00 feet from the quarter corner location), said point also being on the northwesterly boundary of Lot A, Parcel B-2 Empire Village Subdivision, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded May 23, 2007, as Entry No. 814178; and running thence coincident with the northwesterly boundary of said Lot A South 34°52'21" West 116.54 feet to a point on that certain Grant of Conservation Easement, West Parcel, on file and of record in the office of the recorder, Summit County, Utah, recorded January 7, 2003, as Entry No. 643790; thence coincident with said West Parcel the following five (5) courses: 1) South 34°31'29" West 155.16 feet; thence 2) South 82°18'26" West 161.11 feet; thence 3) North 84°46'19" West 334.15 feet; thence 4) North 58°21'35" West 92.50 feet; thence 5) North 40°53'24" West 159.52 feet to a point on the southwesterly boundary of Lot C, of said Parcel B-2 Empire Village Subdivision, said point also being on a non tangent curve to the left having a radius of 155.02 feet, of which the radius point bears North 00°35'57" West; thence coincident with said Subdivision the following twelve (12) courses: 1) easterly along the arc of said curve 70.10 feet through a central angle of 25°54'25" to a point on a non tangent curve to the right having a radius of 240.25 feet, of which the radius point bears South 38°06'44" East; thence 2) northeasterly along the arc of said curve

112.50 feet through a central angle of 26°49'42"; thence 3) South 11°17'02" East 59.92 feet; thence 4) South 25°54'49" East 135.25 feet; thence 5) North 64°05'11" East 174.19 feet to a point on a non tangent curve to the left having a radius of 300.00 feet, of which the radius point bears North 32°24'36" East; thence 6) southeasterly along the arc of said curve 6.47 feet through a central angle of 01°14'11"; thence 7) South 58°49'35" East 75.63 feet; thence 8) North 77°50'55" East 83.11 feet; thence 9) North 56°44'58" East 34.84 feet; thence 10) North 75°32'40" East 11.84 feet; thence 11) South 79°11'55" East 81.19 feet; thence 12) North 57°01'50" East 193.11 feet to the point of beginning.

The Basis of Bearing for the above description is South 00°30'49" East 2646.88 feet between the west quarter corner and the southwest corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Part of Summit County tax serial number: PCA-S-98-FF.

PARCEL 40 – Tract DV-2 – Summit County

A parcel of land located in the west half of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is North 00°30'49" West 75.83 feet coincident with the section line and East 13.05 feet from the west quarter corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian (a 3-1/4" aluminum cap and pipe was set on the section line South 00°30'49" West 12.00 feet from the quarter corner location), said point also being on that certain Grant of Conservation Easement, West Parcel, on file and of record in the office of the recorder, Summit County, Utah, recorded January 7, 2003, as Entry No. 643790; and running thence coincident with said West Parcel the following two (2) courses: South 67°40'20" East 132.36 feet; thence 2) North 20°26'14" East 603.69 feet to a point on the southerly boundary of Northside Village Subdivision II, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded June 28, 2002, as Entry No. 623453; thence coincident with said Subdivision South 69°33'46" East 130.22 feet to a point on Marsac Avenue Right Of Way, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded June 28, 2002, as Entry No. 623451; thence coincident with said Right Of Way the following five (5) courses: 1) South 15°56'43" West 67.07 feet to a point on a curve to the right having a radius of 624.30 feet, of which the radius point bears North 74°03'18" West; thence 2) southwesterly along the arc of said curve 174.99 feet through a central angle of 16°03'36"; thence 3) South 32°00'19" West 94.09 feet to a point on a curve to the left having a radius of 975.00 feet, of which the radius point bears South 57°59'41" East; thence 4) along the arc of said curve 277.01 feet through a central angle of 16°16'43"; thence 5) South 15°43'36" West 71.19 feet to a point on the easterly boundary of Lot C, Parcel B-2 Empire Village Subdivision, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded May 23, 2007, as Entry No. 814178; thence coincident with said Lot C the following three (3) courses: 1) North 46°04'15" West 115.10 feet; thence 2) West 68.61 feet; thence 3) North 24°09'48" West 82.05 feet to the point of beginning.

The Basis of Bearing for the above description is North 00°30'49" West 2646.83 feet between the west quarter corner and the northwest corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Part of Summit County tax serial number: PCA-S-98-FF.

Part of Summit County tax serial number: S-98.

Parcel 41 – Additional Lands Parcel 3 – Summit County

A parcel of land located in the Northeast quarter of Section 29, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is North 00°39'43" West 55.22 feet along the Section line and West 890.24 feet from the West quarter corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian; and running thence South 32°10'40" West 64.35 feet; thence North 27°43'54" East 72.58 feet; thence South 02°54'42" East 9.79 feet to the point of Beginning.

The above described property does not appear on the Summit County tax assessment rolls.

Parcel 42 – Summit County

All of Government Lot 11, Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Summit County tax serial number: PCA-30.

PARCEL 43 – Tract DV-9 – Summit County

A parcel of land located in the northwest quarter of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is South 88°09'24" West 389.62 feet coincident with the section line and South 61.06 feet from a 3-1/4" diameter cap on an aluminum pipe at the north quarter corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said point also being on Marsac Avenue Right Of way, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded June 28, 2002, as Entry No. 623451, and on a curve to the right having a radius of 725.00 feet, of which the radius point bears North 76°07'17" West; and running thence coincident with said Right Of Way the following eight (8) courses: 1) along the arc of said curve 124.68 feet through a central angle of 09°51'12"; thence 2) South 23°43'55" West 337.98 feet to a point on a curve to the right having a radius of 325.00 feet, of which the radius point bears North 66°16'05" West; thence 3) along the arc of said curve 81.28 feet through a central angle of 14°19'44" to a point of reverse curve to the left having a radius of 559.74 feet, of which the radius point bears South 51°56'21" East; thence 4) along the arc of said curve 257.17 feet through a central

angle of 26°19'27"; thence 5) South 11°44'12" West 109.47 feet to a point on a curve to the right having a radius of 165.00 feet, of which the radius point bears North 78°15'48" West; thence 6) along the arc of said curve 274.84 feet through a central angle of 95°26'10"; thence 7) North 72°49'39" West 203.86 feet to a point on a curve to the left having a radius of 1183.33 feet, of which the radius point bears South 17°10'21" West; thence 8) along the arc of said curve 102.00 feet through a central angle of 04°56'19" to a point on Northside Village Subdivision II, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded June 28, 2002, as Entry No. 623453; thence coincident with Northside Village Subdivision II North 02°53'37" West 77.37 feet to a point on that certain Grant of Conservation Easement, West Parcel, on file and of record in the office of the recorder, Summit County, Utah, recorded January 7, 2003, as Entry No. 643790; thence coincident with said West Parcel the following two (2) courses: 1) South 81°04'17" East 419.72 feet; thence 2) North 25°28'58" East 959.25 feet; thence South 80°09'00" East 28.03 feet to the point of beginning.

The Basis of Bearing for the above description is South 88°09'24" West 2604.75 feet between the north quarter corner and the northwest corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Part of Summit County tax serial number: S-98.

PARCEL 44 – Tract DV-10 – Summit County

A parcel of land located in the south half of Section 21, and the north half of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is North 88°09'24" East 18.06 feet coincident with the section line and North 98.34 feet from a 3-1/4" diameter cap on a aluminum pipe at the north quarter corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said point also being on that certain Corrective Quit-Claim Deed, on file and of record in the office of the recorder, Summit County, Utah, recorded May 2, 2016, as Entry No. 1044133; and running thence coincident with said Quit-Claim Deed the following two (2) courses: 1) South 03°28'20" East 178.84 feet; thence 2) South 15°22'27" East 23.04 feet to a point on that certain Special Warranty Deed, on file and of record in the office of the recorder, Summit County, Utah, recorded October 4, 2016, as Entry No. 1055132; thence coincident with said Special Warranty Deed South 15°22'27" East 54.00 feet to a point on the northwesterly boundary of The Village At Empire Pass – Phase I, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded November 24, 2004, as Entry No. 718034; thence coincident with The Village At Empire Pass – Phase I the following twelve (12) courses: 1) South 89°36'26" West 15.19 feet to a point on a non tangent curve to the right having a radius of 205.00 feet, of which the radius point bears South 73°19'15" West; thence 2) southerly along the arc of said curve 66.32 feet through a central angle of 18°32'06" to a point of reverse curve to the left having a radius of 1627.60 feet, of which the radius point bears South 88°08'40" East; thence 3) southerly along the arc of said curve 219.86 feet through a central angle of 07°44'23" to a point of reverse curve to the right having a radius of 245.00 feet, of which the radius point bears South 84°06'58" West; thence 4) southerly along the arc of said curve 84.12

feet through a central angle of 19°40'17"; thence 5) South 13°47'14" West 20.29 feet to a point on a curve to the left having a radius of 155.00 feet, of which the radius point bears South 76°12'46" East; thence 6) along the arc of said curve 48.00 feet through a central angle of 17°44'32"; thence 7) South 03°57'18" East 56.30 feet to a point on a curve to the right having a radius of 245.00 feet, of which the radius point bears South 86°02'42" West; thence 8) along the arc of said curve 79.79 feet through a central angle of 18°39'31" to a point of compound curve to the right having a radius of 745.00 feet, of which the radius point bears North 75°17'47" West; thence 9) southerly along the arc of said curve 83.91 feet through a central angle of 06°27'11"; thence 10) South 20°12'34" West 59.80 feet; thence 11) South 03°43'15" West 60.15 feet to a point on a non tangent curve to the right having a radius of 787.50 feet, of which the radius point bears North 22°50'46" East; thence 12) northwesterly along the arc of said curve 65.05 feet through a central angle of 04°43'59" to a point on the easterly boundary of The Village At Empire Pass – West Side, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded August 12, 2005 as Entry No. 746744; thence coincident with The Village At Empire Pass – West Side the following seven (7) courses: 1) North 17°27'15" East 31.90 feet to a point on a curve to the right having a radius of 1025.00 feet, of which the radius point bears South 72°32'45" East; thence 2) along the arc of said curve 38.87 feet through a central angle of 02°10'21"; thence 3) North 03°43'15" East 675.52 feet to a point on a non tangent curve to the left having a radius of 79.77 feet, of which the radius point bears South 71°30'51" West; thence 4) northwesterly along the arc of said curve 11.44 feet through a central angle of 08°13'06" to a point of reverse curve to the right having a radius of 250.00 feet, of which the radius point bears North 63°17'44" East; thence 5) northerly along the arc of said curve 92.29 feet through a central angle of 21°09'04"; thence 6) North 05°33'11" West 157.74 feet; thence 7) South 86°16'45" East 25.33 feet; thence South 86°16'45" East 49.39 feet to the point of beginning.

The Basis of Bearing for the above description is North 88°09'24" East 2527.73 feet between the north quarter corner and the witness corner to the northeast corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Part of Summit County tax serial number: S-98.

All of Summit County tax serial numbers: PCA-98-K-1, PCA-S-98-Z, PCA-S-98-HH, PCA-98-U-1 and PCA-S-98-W.

PARCEL 45 – Tract DV-11 – Summit County

A parcel of land located in the north half of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is North 88°09'24" East 986.33 feet coincident with the section line and South 977.72 feet from a 3-1/4" diameter cap on an aluminum pipe at the north quarter corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said point also being on Marsac Avenue Right Of Way, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded June 28, 2002, as Entry No. 623451, and on a curve to the left having a radius of 390.00 feet, of which the radius point bears North 37°47'03" East; and running thence coincident with said Right of Way the following two (2) courses: 1) along the arc of said curve 175.12 feet through a central angle of 25°43'36"; thence 2) South 77°56'33" East 77.98

feet to a point on the westerly boundary of Open Space Parcel No. 1, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded June 28, 2002, as Entry No. 623452; thence coincident with said Parcel No. 1 the following two (2) courses: 1) South 12°03'27" West 147.10 feet; thence 2) South 13°18'37" East 189.36 feet to a point on that certain Grant of Conservation Easement, East Parcel, on file and of record in the office of the recorder, Summit County, Utah, recorded January 7, 2003, as Entry No. 643790; thence coincident with said East Parcel the following eleven (11) courses: 1) North 74°17'18" West 65.95 feet; thence 2) North 61°24'54" West 194.69 feet; thence 3) North 59°24'44" West 215.66 feet; thence 4) North 77°28'34" West 189.26 feet; thence 5) North 86°52'45" West 196.66 feet; thence 6) South 75°02'27" West 190.91 feet; thence 7) South 80°22'11" West 289.77 feet; thence 8) South 37°01'40" West 177.45 feet; thence 9) South 38°56'14" West 284.34 feet; thence 10) South 29°47'06" West 252.30 feet; thence 11) North 49°44'57" West 14.12 feet to a point on the southerly boundary of Banner Wood Subdivision, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded August 12, 2005, as Entry No. 746718; thence coincident with said Banner Wood Subdivision the following seven (7) courses: 1) North 31°37'02" East 305.49 feet; thence 2) North 38°40'19" East 116.23 feet; thence 3) North 47°25'44" East 79.41 feet; thence 4) North 34°05'27" East 88.68 feet; thence 5) North 30°02'47" East 70.87 feet; thence 6) North 06°13'59" East 83.37 feet; thence 7) North 03°43'17" East 10.83 feet to a point on the easterly boundary of Silver Strike Subdivision, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded December 1, 2006, as Entry No. 798134; thence coincident with said Silver Strike Subdivision the following four (4) courses: 1) North 03°43'17" East 62.48 feet to a point on a non tangent curve to the right having a radius of 100.00 feet, of which the radius point bears North 55°14'53" East; thence 2) along the arc of said curve 3.97 feet through a central angle of 02°16'20" to a point of compound curve to the right having a radius of 155.00 feet, of which the radius point bears North 57°31'13" East; thence 3) along the arc of said curve 135.08 feet through a central angle of 49°56'02"; thence 4) North 17°27'15" East 16.26 feet to a point on the westerly boundary of The Village At Empire Pass – Phase I, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded November 24, 2004, as Entry No. 718034, and on a non tangent curve to the left having a radius of 812.50 feet, of which the radius point bears North 27°15'53" East; thence coincident with The Village At Empire Pass - Phase I the following four (4) courses: 1) along the arc of said curve 71.31 feet through a central angle of 05°01'43"; thence 2) South 03°43'15" West 94.82 feet to a point on a non tangent curve to the left having a radius of 105.00 feet, of which the radius point bears North 53°29'41" East; thence 3) along the arc of said curve 24.41 feet through a central angle of 13°19'06"; thence 4) South 67°34'35" East 96.58 feet to a point on that certain Quit-Claim Deed, on file and of record in the office of the recorder, Summit County, Utah, recorded February 24, 2012, as Entry No. 940044; thence coincident with said Quit-Claim Deed the following four (4) courses: 1) South 09°03'53" West 22.24 feet; thence 2) South 02°52'16" East 29.99 feet; thence 3) North 84°16'42" East 42.76 feet; thence 4) North 82°23'01" East 57.09 feet to a point on Paintbrush Homes Amended and Restated Condominium Plat, according to the official plat thereof on file and of record in the office of the recorder, Summit County, Utah, recorded November 24, 2004, as Entry No. 718035; thence coincident with said Paintbrush Homes the following four (4) courses: 1) North 82°23'01" East 101.26 feet; thence 2) North 68°24'00" East 112.64 feet; thence 3) North 85°59'47" East 75.81 feet; thence 4) North 88°05'26" East 18.05 feet to a point on The Village At Empire Pass - Phase I; thence coincident with The Village At Empire Pass the following five (5) courses: 1) North 88°05'26" East 112.35 feet; thence 2) South 79°40'43" East 114.33 feet; thence 3) South 74°14'47"

East 74.14 feet; thence 4) South 68°33'39" East 53.49 feet; thence 5) North 41°23'39" East 248.38 feet to the point of beginning.

The Basis of Bearing for the above description is North 88°09'24" East 2527.73 feet between the north quarter corner and the witness corner to the northeast corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Part of Summit County tax serial number: S-98.
Summit County tax serial number: PCA-S-98-S.

PARCEL 46 - DV-14 – Summit County

A parcel of land located in the southwest quarter of Section 28 and the southeast quarter of Section 29, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is South 00°30'49" East 1054.93 feet coincident with the section line and East 473.76 feet from the west quarter corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian (a 3-1/4" aluminum cap and pipe was set as a witness corner on the section line South 00°30'49" West 12.00 feet from the quarter corner location); and running thence South 02°06'34" East 580.60 feet to a point on a non tangent curve to the left having a radius of 4550.00 feet, of which the radius point bears South 73°59'13" East; thence southerly along the arc of said curve 583.85 feet through a central angle of 07°21'08"; thence South 40°22'26" West 209.96 feet; thence North 51°56'51" West 407.89 feet to a point on that certain Grant of Conservation Easement, West Parcel, recorded January 7, 2003, as Entry No. 643790 in the office of the recorder, Summit County, Utah; thence coincident with said West Parcel the following two (2) courses: 1) North 78°26'39" East 434.39 feet; thence 2) North 07°54'15" East 981.02 feet to the point of beginning.

The Basis of Bearing for the above description is South 00°30'49" East 2646.88 feet between the west quarter corner and the southwest corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Part of Summit County tax serial number: S-98.

PARCEL 47 - DV-15 – Summit County

A parcel of land located in the southeast quarter of Section 29, the northeast quarter of Section 32, and the northwest quarter of Section 33, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is North 00°30'49" West 315.57 feet coincident with the section line and West 361.23 feet from a 3-1/4" aluminum cap and pipe at the southwest corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said point also being on that certain Grant of Conservation Easement, West Parcel, recorded January 7, 2003, as Entry No. 643790 in the

office of the recorder, Summit County, Utah; and running thence South 21°25'30" East 445.03 feet; thence South 40°36'46" East 653.53 feet; thence North 89°13'53" East 309.88 feet to a point on the southerly sideline of the Brysbon Mining Claim, Mineral Survey No. 540 in the Uintah Mining District; thence coincident with said Brysbon Mining Claim the following two (2) courses: 1) South 47°30'00" West 442.51 feet; thence 2) North 42°30'00" West 130.37 feet to a point on the northerly sideline of the Home Station Mining Claim, Lot 121 in the Snake Creek Mining District; thence coincident with said Home Station Mining Claim South 58°37'27" West 299.10 feet to a point on the southerly boundary of Flagstaff Mountain Resort Annexation Plat, recorded July 28, 1999, as Entry No. 545098 in the office of the recorder, Summit County, Utah; thence coincident with said Flagstaff Mountain Resort Annexation Plat North 59°43'30" West 286.94 feet to a point on said Grant Of Conservation Easement, West Parcel; thence coincident with said West Parcel the following two (2) courses: 1) North 06°30'52" West 1015.13 feet; thence 2) North 50°24'02" East 175.00 feet to the point of beginning.

The Basis of Bearing for the above description is North 00°30'49" East 2646.88 feet between the southwest corner and the west quarter corner of Section 28, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Part of Summit County tax serial number: S-98.

PARCEL 48 – Ontario Easement – Summit County

Easement Rights Only in and to a parcel of land located in the Northwest quarter of Section 33 and the Southwest quarter of Section 28, Township 2 South Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is North 19.57 feet and West 355.99 feet from a 3-inch diameter cap on an aluminum pipe at the north quarter corner of Section 33, Township 2 South Range 4 East, Salt Lake Base and Meridian, said point being on the boundary of Red Cloud Subdivision, recorded January 27, 2005 as Entry No. 724721 in the Office of the Recorder, Summit County, Utah; and running thence South 42°54'54" East 60.97 feet to the northerly sideline of Lot 448, Uncle Charles Lode in the Uintah Mining District as shown on the survey recorded December 1, 2014, as S-8175 in the Office of the Recorder, Summit County, Utah; thence coincident with said northerly sideline South 47°06'18" West 61.10 feet; thence South 76°14'00" West 55.99 feet; thence South 56°57'03" West 66.30 feet; thence South 81°49'55" West 27.50 feet; thence North 76°25'05" West 16.85 feet to the southerly boundary of Red Cloud Subdivision, said point being on a non-tangent curve to the left having a radius of 190.00 feet, of which the radius point bears North 26°52'17" West; thence along the southerly boundary of Red Cloud Subdivision the following two (2) courses: 1) along the arc of said curve 53.20 feet through a central angle of 16°02'37"; thence 2) North 47°05'06" East 154.71 feet to the point of beginning.

As created by that certain Grant of Easement (Ontario) recorded October 9, 2017, as Entry No. 1079219 in Book 2431 at Page 1498 of the official records in the office of the Summit County Recorder.

Portions of Summit County Tax Serial No. PCA-S-98-SD-4.

PARCEL 49 – Ruby/Bandana Easement – Summit County

Easement Rights Only in and to a parcel of land located in the west quarter of Section 28 and the northwest quarter of Section 33, Township 2 South Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is North 00°30'49" West 359.80 feet coincident with the section line and East 289.76 feet from a 3-1/4 inch aluminum cap and pipe at the southwest quarter of Section 28, Township 2 South Range 4 East, Salt Lake Base and Meridian; and running thence North 40°22'26" East 107.53 feet to a point on a non-tangent curve to the right having a radius of 4550.00 feet, of which the radius point bears South 81°20'20" East; thence northerly along the arc of said curve 583.85 feet through a central angle of 07°21'08"; thence North 02°06'34" West 716.95 feet to the southerly boundary of Tract D in that certain Sheriff's Deed, recorded December 30, 2015, as Entry No. 1035997; thence coincident with said Tract D the following two (2) courses: 1) South 47°13'14" East 218.22 feet; thence 2) North 36°44'43" East 7.96 feet; thence South 53°19'47" East 177.43 feet; thence South 53°16'58" East 88.16 feet to a point on the boundary of the Conservation Easement East Parcel, recorded January 7, 2003, as Entry No. 643790; thence coincident with said East Parcel the following two (2) courses: 1) South 05°42'47" West 10.89 feet to a point on a curve to the right having a radius of 525.00 feet, of which the radius point bears North 84°17'13" West; thence 2) along the arc of said curve 100.62 feet through a central angle of 10°58'51"; thence North 53°16'58" West 136.96 feet; thence North 53°19'47" West 71.96 feet; thence South 19°03'36" West 219.29 feet to a point on a curve to the left having a radius of 4530.00 feet, of which the radius point bears South 70°56'24" East; thence along the arc of said curve 237.08 feet through a central angle of 02°59'55"; thence South 73°56'18" East 5.00 feet to a point on a non-tangent curve to the left having a radius of 4525.00 feet, of which the radius point bears South 73°56'18" East; thence southerly along the arc of said curve 444.18 feet through a central angle of 05°37'27" to a point of compound curve to the left having a radius of 75.00 feet, of which the radius point bears South 79°33'46" East; thence southerly along the arc of said curve 85.94 feet through a central angle of 65°39'12"; thence South 55°12'58" East 236.95 feet to a point on a non tangent curve to the right having a radius of 970.00 feet, of which the radius point bears North 80°44'41" West; thence southerly along the arc of said curve 99.94 feet through a central angle of 05°54'13" to a point of compound curve to the right having a radius of 195.00 feet, of which the radius point bears North 74°50'29" West; thence southwesterly along the arc of said curve 116.66 feet through a central angle of 34°16'39"; thence South 49°26'10" West 22.59 feet; thence South 40°33'50" East 60.00 feet; thence North 49°26'10" East 22.59 feet; thence South 40°33'50" East 79.30 feet; thence South 62°48'47" East 149.23 feet to a point on said East Parcel; thence coincident with East Parcel the following two (2) courses: 1) South 27°11'13" West 54.75 feet to a point on a curve to the left having a radius of 425.00 feet, of which the radius point bears South 62°48'47" East; thence 2) along the arc of said curve 98.47 feet through a central angle of 13°16'31"; thence North 76°05'18" West 152.13 feet; thence North 37°11'26" West 162.09 feet; thence North 49°26'10" East 27.20 feet; thence North 40°33'50" West 60.00 feet; thence South 49°26'10" West 26.79 feet; thence North 21°28'44" West 278.79 feet; thence North 49°37'34" West 50.00 feet to the point of beginning.

as created by that certain Grant of Easement (Ruby-Bandana) recorded October 9, 2017 as Entry No. 1079220 in Book 2431 at Page 1507 of the official records in the office of the Summit County Recorder.

Excepting therefrom any portions lying within State Highway 224.

Portions of Summit County Tax Serial No. PCA-S-98-SD-1.

PARCEL 50 - Silver Strike Terminal – Summit County

Easement Rights Only in and to a parcel of land located in the northeast quarter of Section 28 and the southeast quarter of Section 22, Township 2 South Range 4 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point that is North 88°09'24" East 18.06 feet along section line and North 98.34 feet from the north quarter corner of Section 28, Township 2 South Range 4 East, Salt Lake Base and Meridian; and running thence South 86°16'45" East 29.93 feet; thence South 37°48'10" East 29.51 feet; thence South 03°55'31" West 27.99 feet; thence South 42°44'41" West 19.25 feet; thence North 85°48'47" West 7.34 feet; thence South 03°43'15" West 134.23 feet; thence North 15°22'27" West 23.04 feet; thence North 03°28'20" West 178.84 feet to the point of beginning.

as created by that certain Grant of Easement (Silver Strike Terminal) recorded October 9, 2017 as Entry No. 1079221 in Book 2431 at Page 1517 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial No. PCA-S-98-DD-EE.

PARCEL 51 – Stein Eriksen Lodge Access Easement – Summit County

Easement Rights Only in and to a parcel of land more particularly described as follows:

A parcel of property 30 feet in width, extending 15 feet on each side of a centerline described as follows:

Beginning at a point on the Southerly line of the Lake Flat Road, said point more specifically described as being due South 625.982 feet and due East 567.242 feet from the Southwest corner of Section 22, Township 2 South Range 4 East, Salt Lake Base and Meridian (basis of bearing being South 0°20'36" West 2454.01 feet between the Southwest corner of Section 22 and the West quarter corner of Section 22); and running thence South 21°30' West 22.47 feet to a point of a 60.00 foot radius curve to the right (center bears North 68°30' West 60.00 feet of which the central angle is 52°40'00"); thence Southwesterly along the arc of said curve 55.152 feet to a point of tangency; thence South 74°10' West 121.806 feet to a point of a 110.00 foot radius curve to the left (center bears South 15°50'00" East 110.00 feet of which the central angle is 32°55'00"); thence

Southwesterly along the arc of said curve 63.195 feet to a point of a 109.90 foot radius compound curve to the left (center bears South 48°45'00" East 109.90 feet of which the central angle is 51°55'00"); thence Southwesterly along the arc of said curve 99.583 feet to a point of tangency; thence South 10°40'00" East 55.117 feet to a point of a 110.00 foot radius curve to the right (center bears South 79°20'00" West 110.00 feet of which the central angle is 23°00'00"); thence Southwesterly along the arc of said curve 44.157 feet to a point of tangency; thence South 12°20'00" West 57.407 feet to a point of a 110.00 foot radius curve to the left (center bears South 77°40'00" East 110.00 feet of which the central angle is 22°50'00"); thence Southeasterly along the arc of said curve 43.837 feet to a point of tangency; thence South 10°30'00" East 66.974 feet to a point of a 150.00 foot radius curve to the left (center bears North 79°30'00" East 150.00 feet of which the central angle is 22°20'00"); thence Southeasterly along the arc of said curve 58.469 feet to a point of tangency; thence South 32°50'00" East 52.862 feet to a point of a 350.00 foot radius curve to the left (center bears North 57°10'00" East 350.00 feet of which the central angle is 9°59'00"); thence Southeasterly along the arc of said curve 60.984 feet to a point of tangency; thence South 42°49'00" East 323.702 feet to the Southerly boundary of the Stein Eriksen Ski Lodge Parcel and there terminating.

as reserved in that certain Special Warranty Deed recorded July 27, 1981 as Entry No. 181959 in Book M194 at Page 221 of the official records in the office of the Summit County Recorder, the description of which was modified by that certain Easement Correction Agreement recorded August 31, 1982 as Entry No. 195364 in Book M231 at Page 146 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial Numbers: SEK-1-S-132, SEK-1-S-133, SEK-1-S-136, SEK-1-S-137, SEK-1-S-138, SEK-1-S-139, SEK-1-S-140, SEK-1-S-171, SEK-1-S-172, SEK-1-S-231, SEK-1-S-232, SEK-1-S-233, SEK-1-S-234, SEK-1-S-235, SEK-1-S-238, SEK-1-S-239, SEK-1-S-240, SEK-1-S-271, SEK-1-S-272, SEK-1-S-336, SEK-1-S-337, SEK-1-S-338, SEK-1-S-339, SEK-4B-1, SEK-4B-2, SEK-4B-3, SEK-4B-4, SEK-4B-5, SEK-4B-6, SEK-4B-7, SEK-4B-101, SEK-4B-102, SEK-4B-103, SEK-4B-104, SEK-4B-105, SEK-4B-106, SEK-4B-107, SEK-4B-108, SEK-4B-109, SEK-4B-110, SEK-4B-111, SEK-4B-112, SEK-4B-201, SEK-4B-202, SEK-4B-203, SEK-4B-204, SEK-4B-205, SEK-4B-206, SEK-4B-207, SEK-4B-208, SEK-4B-209, SEK-4B-210, SEK-4B-211, SEK-4B-212, SEK-3-S-1, SEK-3-S-2, SEK-3-S-3, SEK-3-S-4, SEK-3-S-5, SEK-3-S-6, SEK-3-S-7, SEK-3-S-8, SEK-3-S-9, SEK-3-S-10, and SEK-3-S-11.

PARCEL 52 – Kimberly Ski Trail – Wasatch County

Easement Rights and Easement Rights only, in and to a parcel of land described as that portion of the Kimberly Ski Trail through Units 49, 50 and the BLM Exception Parcel of The Bald Eagle Club at Deer Valley, said property being located in Section 22, Township 2 South, Range 4 East, Salt Lake Base and Meridian, Wasatch County, Utah, and further described as follows:

Beginning at a point which is 3893.96 feet East and 391.36 feet North of the Southwest corner of said Section 22, said point also being on the Southeasterly property line of Unit 49, The Bald Eagle Club at Deer Valley; thence North 08°22'01" East 62.62 feet; thence North 21°54'56" West 68.71 feet; thence North 24°59'10" West 62.65 feet; thence North 27°39'46" West 69.56 feet to a point

on the Northerly property line of Unit 50 of The Bald Eagle Club at Deer Valley; thence South 62°00'00" East 86.46 feet to an angle point on the Northeasterly property line of Unit 49, The Bald Eagle Club at Deer Valley; thence along said Easterly property line of said Unit 49 the following 4 calls: 1) South 30°57'25" East 47.60 feet; thence 2) South 23°57'45" East 49.24 feet; thence 3) South 03°48'51" West 75.17 feet; thence 4) South 43°31'52" West 58.86 feet to the point of beginning.

as created by that certain Agreement recorded March 13, 1992 as Entry No. 159707 in Book 240 at Page 32 of the official records in the office of the Wasatch County Recorder, and recorded March 13, 1992 as Entry No. 355602 in Book 651 at Page 124 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial Number: BEC-50-1AM.

Wasatch County Tax Serial Numbers: OBM-2049-0 and OBM-2050-0.

PARCEL 53 – Stag Lodge Easements – Summit County

Easement Rights and Easement Rights only, in and to a parcel of land which is 16 feet in width and extends 8 feet on each side of a center line described as follows:

Beginning at a point that is East 1612.98 feet and North 267.27 feet from the Southwest corner of Section 22, Township 2 South, Range 4 East, Salt Lake Base and Meridian; and running thence North 07°28'42" East 156.03 feet; thence North 05°05'06" East 54.55 feet; thence North 02°36'32" East 66.80 feet; thence North 16°22'51" East 32.87 feet; thence North 25°55'01" East 46.71 feet; thence North 31°34'40" East 91.50 feet and terminating.

And also:

Easement Rights and Easement Rights only, in and to a parcel of land which is 16 feet in width and extends 8 feet on each side of a center line described as follows:

Beginning at a point that is East 1650.44 feet and North 574.57 feet from the Southwest corner of Section 22, Township 2 South, Range 4 East, Salt Lake Base and Meridian; and running thence North 17°09'40" East 27.51 feet; thence North 07°05'05" East 68.52 feet; thence North 07°28'13" East 64.30 feet; thence North 10°57'25" East 28.50 feet; thence North 09°48'02" East 42.28 feet; thence North 06°11'42" East 38.73 feet; thence North 02°57'58" East 70.33 feet; thence North 08°52'55" East 10.06 feet; thence North 12°57'13" East 22.16 feet and terminating.

as Created by that certain Grant of Easement recorded November 25, 1988 as Entry No. 300413 in Book 501 at Page 607 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial Numbers: STL-1-1, STL-1-2, STL-1-3, STL-1-4, STL-1-5, STL-1-6, STL-1-7, STL-1-8, STL-1-9, STL-1-10, STL-1-11, STL-1-12, STL-1-13, STL-1-14, STL-1-15, STL-1-16, STL-1-17, STL-1-18, STL-1-19, STL-1-20, STL-1-21, STL-1-22, STL-1-23, STL-1-24,

STL-2-25, STL-2-26, STL-2-27, STL-2-28, STL-2-29, STL-2-30, STL-2-31, STL-2-32, STL-2-33, STL-2-34, STL-2-34-A, STL-2-35-3AM, STL-2-49, STL-3-36, STL-3-37, STL-3-38, STL-3-39, STL-3-40, STL-3-41, STL-3-42, STL-3-43, STL-3-47-5AM, STL-3-48-5AM, STL-4-44, STL-4-45, STL-4-46, STL-4-50, STL-4-51, and STL-4-52-2AM.

PARCEL 54 – Sunrise Ski Trail Easement – Summit and Wasatch Counties

Easement Rights and Easement Rights Only in and to a 20 foot wide ski access easement, the centerline of which is described as follows:

Beginning at a point that is South 612.65 feet and East 2033.52 feet from the Southwest corner of Section 22, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said point also being on the Westerly boundary of The Bald Eagle Club at Deer Valley, a Utah condominium project; and running thence South 89°11'55" East 85.52 feet to a point of curvature on a 110.00 foot radius curve to the right (center bears South 00°48'05" West 110.00 feet) ; thence along the arc of said curve 171.25 feet to the point of tangency; thence South 0°00'00" East 47.09 feet to a point of curvature of a 90.00 foot radius curve to the left (center bears East 90.00 feet); thence along the arc of said curve 150.94 feet to a point of tangency; thence North 83°54'36" East 166.65 feet to a point on the Easterly boundary of The Bald Eagle Club at Deer Valley and terminating.

As created by the Following:

- 1) That certain Agreement recorded July 15, 1992 as Entry No. 362322 in Book 672 at Page 716 of the official records in the office of the Summit County Recorder.
- 2) That certain Agreement recorded October 13, 1992 as Entry No. 367193 in Book 688 at Page 177 of the official records in the office of the Summit County Recorder, and recorded October 13, 1992 as Entry No. 162596 in Book 248 at Page 248 of the official records in the office of the Wasatch County Recorder.
- 3) That certain Agreement recorded June 19, 1992 as Entry No. 360945 in Book 668 at Page 449 of the official records in the office of the Summit County Recorder.
- 4) That certain Agreement recorded July 6, 1992 as Entry No. 361775 in Book 671 at Page 305 of the official records in the office of the Summit County Recorder, and recorded July 6, 1992, 1992 as Entry No. 161220 in Book 244 at Page 305 of the official records in the office of the Wasatch County Recorder.
- 5) That certain Agreement recorded April 14, 1993 as Entry No. 377484 in Book 720 at Page 20 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial Numbers: BEC-28, BEC-29, BEC-30, BEC-31 and BEC-34.
Wasatch County Tax Serial Numbers: 0BM-0028-0, 0BM-0029-0, and 0BM-0034-0.

PARCEL 55 – Unit 2, Bald Eagle Club Easement – Summit and Wasatch Counties

Easement Rights and Easement Rights Only in and to a portion of Unit 2, **THE BALD EAGLE CLUB AT DEER VALLEY**, a Utah Condominium Project, together with an undivided 1/58th ownership interest in and to the common areas and facilities of the project as the same are identified and established in the Record of Survey Map recorded August 3, 1989 as Entry No. 311265 of the Official Records in the office of the Summit County Recorder, and recorded August 3, 1989 as Entry No. 149482 in Book 210 at Page 359 of the Official Records in the office of the Wasatch County Recorder; and the Declaration of Condominium for The Bald Eagle Club at Deer Valley recorded August 3, 1989 as Entry No. 311266 in Book 530 at Page 295 of the Official Records in the office of the Summit County Recorder and recorded August 3, 1989 as Entry No. 149483 in Book 210 at Page 389 of the Official Records in the office of the Wasatch County Recorder; and the First Amendment to Record of Survey Map recorded April 18, 1990 as Entry No. 151947 in Book 217 at Page 479 of the Official Records in the office of the Wasatch County Recorder and recorded April 20, 1990 as Entry No. 323408 of the official records in the office of the Summit County Recorder and the First Amendment to Condominium Declaration recorded April 18, 1990 as Entry No. 151948 in Book 217 at Page 499 of the Official Records in the office of the Wasatch County Recorder and recorded April 20, 1990 as Entry No. 323409 in Book 561 at Page 653 in the office of the Summit County Recorder, and the First Amendment to Record of Survey Map for an Expandable Condominium Project called The Bald Eagle Club at Deer Valley recorded August 21, 1990 as Entry No. 153081 in Book 221 at Page 230 of the Official Records in the office of the Wasatch County Recorder and recorded August 21, 1990 as Entry No. 328322 in Summit County and the Second Amendment to Record of Survey Map recorded May 12, 1992 as Entry No. 358861 and the Second Supplemental Declaration of Condominium recorded May 12, 1992 as Entry No. 358862 in Book 662 at Page 269 of the Official Records in the office of the Summit County Recorder and recorded May 19, 1992 as Entry No. 160588 at Book 242 at Page 440 in the office of the Wasatch County Recorder, more particularly described as follows:

Beginning at the Westerly property corner of Unit 2, common to Units 1 and 2 of said Bald Eagle Club; thence along the Northerly and Easterly lines of said Unit 2 the following 4 calls (1) North 56°41'25" East 83.16 feet; (2) North 78°35'20" East 111.20 feet; (3) North 70°58'03" East 133.61 feet to a point on a 42.50 foot radius curve (chord bears South 21°19'49" West); (4) Southerly 18.65 feet along the arc of said curve; thence leaving said line of Unit 2 South 64°00'00" West 5.00 feet; thence North 73°00'00" West 7.00 feet; thence South 74°27'32" West 34.07 feet; thence South 70°00'00" West 50.00 feet; thence South 76°30'00" West 77.00 feet; thence South 70°00'00" West 75.00 feet; thence South 55°00'00" West 52.00 feet; thence North 73°05'18" West 20.00 feet to the point of beginning.

as created by that certain Easement Agreement recorded September 19, 2001 as Entry No. 598577 in Book 1396 at Page 79 of the official records in the office of the Summit County Recorder, and recorded September 19, 2001 as Entry No. 236985 in Book 521 at Page 640 of the official records in the office of the Wasatch County Recorder.

Summit County Tax Serial Number: BEC-2-1AM.
Wasatch County Tax Serial Number: OBM-2002-0.

PARCEL 56 – Lot 7, Evergreen Subdivision Easement – Summit County

Easement Rights and Easement Rights Only in and to a parcel of land located in the West half of Section 22, Township 2 South, Range 4 East, Salt Lake Base and Meridian, more particularly described as follows:

Beginning at a point that is South 06°54'39" East (South 06°49'45" East – plat) 101.50 feet from the Northeasterly corner of Lot 7, Amended Plat of Evergreen Subdivision, recorded May 17, 1988 as Entry No. 290308, on file and of record in the office of the Summit County Recorder; and running thence South 74°21'04" East 8.46 feet; thence South 06°39'32" East 75.13 feet; thence South 38°57'53" West 8.92 feet; thence South 06°30'30" East 14.46 feet; thence South 16°19'27" West 2.46 feet to the Easterly boundary of Lot 7 of said Evergreen Subdivision; thence along the Easterly boundary of Lot 7 of said Evergreen Subdivision North 06°54'39" West (North 06°49'45" West – plat) 101.31 feet to the point of beginning.

as created by that certain Easement Agreement recorded June 11, 2010 as Entry No. 900471 in Book 2035 at Page 1524 of the official records in the office of the Summit County Recorder.

Summit County Tax Serial Number: EVG-7.

* * *

Exhibit B

Tax ID Numbers

OWC-3190-0/00-0020-2810
OWC-3205-0/00-0020-2825
OWC-0031-2/00-0012-3245
OWC-0031-4/00-0012-7535
OWC-0033-1/00-0012-3252
OWC-3141-0/00-0020-2761
OWC-3143-0/00-0020-2763
OWC-3113-0/00-0020-1737
OWC-3118-0/00-0020-1742
OWC-3115-0/00-0020-1739
OWC-3117-0/00-0020-1741
OWC-3127-0/00-0020-1750
OWC-3119-0/00-0020-1743
OWC-0053-0/00-0007-1725
OWC-0198-4/00-0021-2710
OWC-0199-0/00-0007-3606
OWC-0153-1/00-0007-3044
OWC-0051-1/00-0012-7527
STA-0227-0/90-0000-2119

OWC-3200-0/00-0020-2820
OWC-0031-6/00-0012-9259
OWC-0031-5/00-0012-7543
OWC-0031-0/00-0007-1493
OWC-0033-0/00-0007-1501
OWC-3142-0/00-0020-2762
OWC-0040-0/00-0007-1576
OWC-3116-0/00-0020-1740
OWC-3114-0/00-0020-1738
OWC-0051-0/00-0007-1709
OWC-0052-3/00-0021-2769
OWC-0052-0/00-0007-1717
OWC-0052-2/00-0021-2708
OWC-0198-0/00-0007-3598
OWC-0198-3/00-0021-2709
OWC-0201-0/00-0007-3622
OWC-0052-1/00-0012-3260
OWC-0040-2/00-0021-2823
STA-0472-0/90-0000-3197