

**Application for Assessment and
Taxation of Agricultural Land**

ENTRY NO. 01218386

04/18/2024 03:37:39 PM B: 2815 P: 1384

Farmland Assessment Application PAGE 1/2

RHONDA FRANCIS, SUMMIT COUNTY RECORDER

FEE 40.00 BY WOODLAND HERITAGE LLC



**Summit County Assessor - Recorder -
Auditor Assessor**

Farmland Assessment Act
UCA 59-2-501 to 515
Form TC-582

Owner
WOODLAND HERITAGE LLC
3544 E STATE RD 35
KAMAS, UT 84036

Date of Application
03/25/2024

Property identification numbers and complete legal description (additional pages if necessary)

Account Number: 0151104

Parcel Number: CD-2234

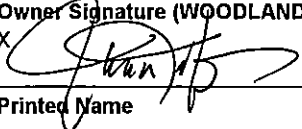
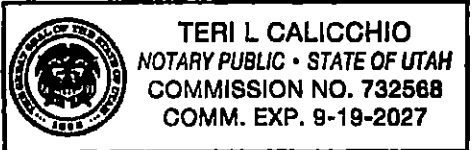
BEGINNING AT A POINT SOUTH 0°29'25" WEST 1489.04 FEET ALONG THE SECTION LINE AND EAST 2059.20 FEET FROM THE NORTHWEST CORNER OF SECTION 12, TOWNSHIP 3 SOUTH, RANGE 6 EAST, SALT LAKE BASE AND MERIDIAN, WHICH POINT BEING LOCATED MORE OR LESS ON THE SOUTHERLY LINE OF STATE ROAD 35; AND RUNNING THENCE SOUTH 60°35'01" EAST 84.24 FEET MORE OR LESS ALONG ROAD LINE; THENCE SOUTH 68°54'00" EAST 61.70 FEET MORE OR LESS ALONG ROAD LINE; THENCE SOUTH 16°45'53" WEST 167.60 FEET; THENCE SOUTH 72°28'06" EAST 86.68 FEET TO A FENCE LINE; THENCE SOUTH 13°34'53" WEST (452.14 FEET ASSUMED CORRECT SEE S-10685) ALONG A FENCE LINE AND THE EXTENSION OF SAID FENCE; THENCE NORTH 79°10'27" WEST 135.28 FEET ALONG A FENCE LINE AND EXTENSION; THENCE SOUTH 15°36'46" WEST 424.43 FEET ALONG A FENCE LINE TO THE CENTERLINE OF THE PROVO RIVER; THENCE SOUTH 82°00'31" WEST 59.16 FEET ALONG SAID RIVER CENTERLINE; THENCE NORTH 04°24'50" WEST 626.07 FEET TO THE CENTERLINE OF 24 FOOT WIDE DRIVEWAY; THENCE EAST 122.22 FEET ALONG SAID CENTERLINE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 131.85 FEET, HAVING A RADIUS 100.00 FEET, A CENTRAL ANGLE OF 75°32'49", AND A CHORD OF 122.51 FEET BEARING NORTH 52°13'35" EAST; THENCE NORTH 14°27'11" EAST 44.31 FEET ALONG SAID CENTERLINE; THENCE NORTH 75°32'49" WEST 32.26 FEET; THENCE NORTH 64°19'25" WEST 193.92 FEET; THENCE NORTH 25°50'11" EAST 125.86 FEET; THENCE SOUTH 62°22'20" EAST 180.38 FEET; THENCE NORTH 14°27'11" EAST 224.49 FEET TO THE POINT OF BEGINNING. CONTAINING 5.42 ACRES. JQC37 M83-89 1267-11 1272-432 1312-718 1602-1882-1899 1683-392-419 2015-1889 2090-1648 2181-297-308 2195-1162 (BDY 2250-1269) (BDY 2700-1066) (2700-1070 PARCEL 1)
JANN LEFLER TRUSTEE OF THE JANN LEFLER LIVING TRUST DATED MARCH 20 2020 2700-1070;
(NOTE: BDY 2700-1066 DOES NOT MATCH THE ABOVE PARCEL: THE ABOVE CLOSES THEREFORE IT'S DESC 2700-1071 PARCEL 1; IS ASSUMED TO BE CORRECT)
2810-1172

Certification

Read the following and sign below.

I certify: (1) THE FACTS SET FORTH IN THIS APPLICATION ARE TRUE. (2) The agricultural land covered by this application constitutes no less than five contiguous acres exclusive of homesite and other non-agricultural acreage (see Utah Code 59-2-503 for waiver). (3) The land is currently devoted to agricultural use and has been so devoted for two successive years immediately preceding the tax year for which valuation under this act is requested. (4) The land produces in excess of 50 percent of the average agricultural production per acre for the given type of land and the given county or area. (5) I am fully aware of the five-year rollback tax provision which becomes effective upon a change in use or other withdrawal of all or part of the eligible land. I understand that the rollback tax is a lien on the property until paid and that the application constitutes consent to audit and review. I understand that I must notify the county assessor of a change in land use to any non-qualifying use, and that a penalty of the greater of \$10 or 2 percent of the computed rollback tax due for the last year will be imposed on failure to notify the assessor within 120 days after change in use.

Corporate Name

Owner Signature (WOODLAND HERITAGE LLC) X 	Date 4/16/24
Printed Name <i>Teri L. Calicchio</i> 4-16-24	
Notary Signature	Date 4-16-24
	State of <u>Utah</u>
	County of <u>Summit</u>
Subscribed and Sworn	
Before Me By	
WOODLAND HERITAGE LLC	
Notary Stamp	
	

County Assessor Signature (Subject to review) 	Date 4/18/2024
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