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Gary W. Ott  
Recorder, Salt Lake County, UT  
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**State of Utah**

Prepared by & Return to:

Riordan Law, PS  
600 Stewart Street  
Suite 1300  
Seattle, WA 98101

**County of Salt Lake**

**MEMORANDUM OF ASSIGNMENT OF LEASE**

THIS MEMORANDUM OF ASSIGNMENT OF LEASE (“Memorandum”) is made and entered into as of the 0 day of February, 2017, by and between **ES-O-EN CORP.** (“Assignor”), with a mailing address of P.O. Box 607, Meridian, Idaho 83680, and **GOLDEN SPIKE RESTAURANTS, LLC** (“Assignee”), with a mailing address of 18815 139th Avenue NE, Suite C, Woodinville, WA 98072.

Tenant and Assignor have entered into an Assignment and Assumption of Lease (“Assignment”) for certain real property located at 1962 Fort Union Blvd, Salt Lake City, Utah 84121 in Salt Lake County, and by recordation of this Memorandum give notice of the Assignment and place of public record the following information:

**Date of Lease:** May 31, 1989

**Recording Number of Memorandum of Lease:** 4782900

**Legal Description:** See Exhibit “A” attached

**Parcel Number(s):** 22-21-483-007  
22-21-483-008  
22-28-229-009  
22-28-229-012

**Date of Term Commencement:** September 1, 2014

**Term:** The Term of this Lease (“Term”) shall be for a period of twenty (20) years with two (2) additional five (5) year options, currently in the second option, with lease subsequently extended to November 30, 2033

71005-309

**Renewal Options:** None remaining, current term end November 30, 2033

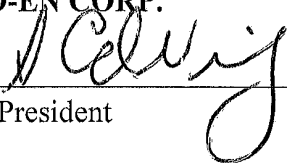
IN WITNESS WHEREOF, the parties have executed this Memorandum of Assignment of Lease as of the date first set forth above.

**ASSIGNOR:**

**ES-O-EN CORP.**

By: \_\_\_\_\_

Its: President



**TENANT:**

**GOLDEN SPIKE RESTAURANTS, LLC**

By: \_\_\_\_\_

Managing Member

**[Acknowledgements Follow on Next Page]**

**Renewal Options:** None remaining, current term end November 30, 2033

IN WITNESS WHEREOF, the parties have executed this Memorandum of Assignment of Lease as of the date first set forth above.

**ASSIGNOR:**


**ES-O-EN CORP.**

By: \_\_\_\_\_

Its \_\_\_\_\_

**TENANT:**

**GOLDEN SPIKE RESTAURANTS, LLC**

By:  \_\_\_\_\_

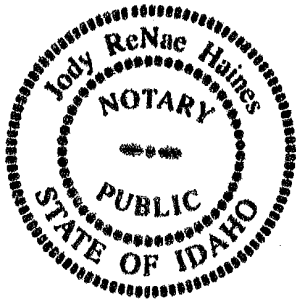
Manager

**[Acknowledgements Follow on Next Page]**

ACKNOWLEDGMENTS

STATE OF Idaho  
COUNTY OF Ada

On this 25 day of January, 2017, before me, the under signed Notary Public, personally appeared S. Carl Nicolaysen, President of ES-O-EN Corp. and personally known to me or proved to me on the basis of satisfactory evidence to be the President of the corporation that executed the foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the corporation, by authority of statute, or its bylaws, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this instrument and in fact executed this instrument on behalf of the corporation.



Jody ReNae Haines  
Printed Name: Jody ReNae Haines  
Notary Public in and for the State of Idaho  
Residing at Canyon County  
My appointment expires: 2/6/19

(Official Seal)

STATE OF WASHINGTON  
COUNTY OF KING

On this \_\_\_\_\_ day of \_\_\_\_\_, 201\_, before me, the under signed Notary Public, personally appeared \_\_\_\_\_ of Golden Spike Restaurants, LLC and personally known to me or proved to me on the basis of satisfactory evidence to be a member or designated agent of the limited liability company that executed the foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the limited liability company, by authority of statute, or its operating agreement, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this instrument and in fact executed this instrument on behalf of the limited liability company.

\_\_\_\_\_  
Printed Name: \_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_  
Residing at \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

(Official Seal)

ACKNOWLEDGMENTS

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

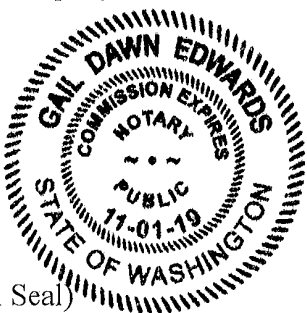
On this \_\_\_\_ day of \_\_\_\_\_, 201\_, before me, the under signed Notary Public, personally appeared \_\_\_\_\_ of ES-O-EN Corp. and personally known to me or proved to me on the basis of satisfactory evidence to be a shareholder or designated agent of the corporation that executed the foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the limited liability company, by authority of statute, or its bylaws, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this instrument and in fact executed this instrument on behalf of the corporation.

\_\_\_\_\_  
Printed Name: \_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_  
Residing at \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

(Official Seal)

STATE OF WASHINGTON  
COUNTY OF KING

On this 2<sup>nd</sup> day of Feb, 2017 before me, the under signed Notary Public, personally appeared Brett Sibert manager of Golden Spike Restaurants, LLC and personally known to me or proved to me on the basis of satisfactory evidence to be a member or designated agent of the limited liability company that executed the foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the limited liability company, by authority of statute, or its operating agreement, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this instrument and in fact executed this instrument on behalf of the limited liability company.



(Official Seal)

Gail Dawn Edwards  
Printed Name: Gail Dawn Edwards  
Notary Public in and for the State of WA  
Residing at Snohomish City  
My appointment expires: 11/1/19

Exhibit A  
to Memorandum of Assignment of Lease

Description of Premises

Legal Description

Land

PARCEL 1:

Beginning at a point on the South Right-of-Way line for Fort Union Boulevard (40 foot half width), said point being West 33.00 feet and North 56.07 feet and North 82°55'00" West 157.05 feet and South 7.05 feet from the Northeast corner of Section 28, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence South 150.00 feet; thence North 82°55'00" West 75.73 feet; thence South 14.95 feet; thence North 87°39'00" West 84.14 feet; thence North 171.95 feet to a point on said South Right-of-Way line of Fort Union Boulevard; thence South 82°55'00" East along said South Right-of-Way line 160.45 feet to the point of beginning.

PARCEL 2:

A non-exclusive easement for vehicular and pedestrian ingress and egress as set forth in Grant of Easement recorded November 18, 1992 as Entry No. 5375631 in Book 6557 at Page 944 over the following described premises, to wit:

Commencing West 33 feet and South 120.98 feet from the Southeast corner of Section 21, Township 2 South, Range 1 East, Salt Lake Base and Meridian and running thence North 82°55' West 157.05 feet; thence North 20 feet; thence North 82°55' West 75.73 feet; thence South 40 feet; thence South 82°55' East 232.78 feet to the West line of 20th East Street; thence North 20 feet to the place of commencement.