

After Recording Return To:

Chad Lamer
WinCo Foods, LLC
650 N. Armstrong Place
Boise, ID 83704

12973217
4/23/2019 3:42:00 PM \$31.00
Book - 10772 Pg - 8728-8734
RASHELLE HOBBS
Recorder, Salt Lake County, UT
MERIDIAN TITLE
BY: eCASH, DEPUTY - EF 7 P.

Tax ID# 26-25-128-001, 26-25-178-001, 26-25-178-002, 26-25-251-003, 26-25-251-004

This Space Reserved for Recording Purposes

SALT LAKE COUNTY, UTAH

MTC# 265341

MEMORANDUM OF SITE DEVELOPMENT AGREEMENT

NOTICE IS HEREBY GIVEN that a Site Development Agreement (the "Agreement") has been entered into as of April 23, 2019, by and between WINCO FOODS, LLC, a Delaware limited liability company ("WinCo"), and ANTHEM CENTER, LLC, a Utah limited liability company ("Anthem").

The Agreement affects property described therein located in the City of Herriman, County of Salt Lake, State of Utah (the "Property"), and more particularly described in **Exhibit A** hereto; and by this reference made a part thereof. All the terms, conditions and covenants of the Agreement are incorporated herein by this reference and may be inspected at the offices of the parties.

This memorandum may be executed by the parties hereto in separate counterparts, each of which shall be deemed to be an original when executed, but which counterparts together shall constitute one and the same instrument.

[Signature pages follow immediately]

IN WITNESS WHEREOF, the above-named parties have executed this Memorandum of Site Development Agreement as of the day and year set forth above.

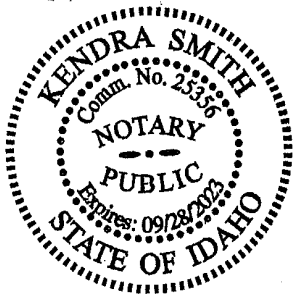
WINCO FOODS, LLC,
a Delaware limited liability company

By: David M. Butler
Its: CEO

STATE OF IDAHO)
)ss.
County of ADA)

On this 22nd day of April, 2019, before me, a Notary Public, personally appeared David M. Butler, known or proved to me to be the CEO of WINCO FOODS, LLC, a Delaware limited liability company, the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same on behalf of said company.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



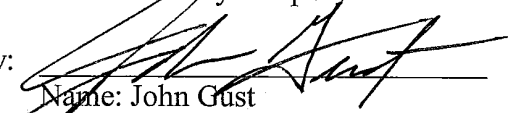
Notary Public Kendra Smith
Residing at Boise, ID
Comm. Expires 09/28/2023

[Signatures continued on following page]

ANTHEM CENTER, LLC, a Utah limited liability company, by its manager

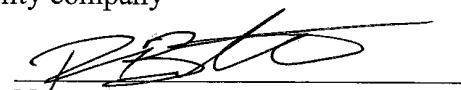
Arbor Commercial Real Estate L.L.C., a Utah limited liability company

By:


Name: John Gust
Title: Manager

Anthem Commercial, LLC, a Utah limited liability company

By:


Name: J. Ryan Button
Title: Manager

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On this 23 day of April, 2019, before me, the undersigned Notary Public for said state, personally appeared John Gust a manager of Arbor Commercial Real Estate L.L.C., a Utah limited liability company, a manager or ANTHEM CENTER, LLC, a Utah limited liability company proved to me on the basis of satisfactory evidence 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.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



[Signature]
Notary Public
Residing at Riverton
Comm. Expires 9/22/19

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On this 23 day of April, 2019, before me, the undersigned Notary Public for said state, personally appeared J. Ryan Button a manager of Anthem Commercial, LLC, a Utah limited liability company, a manager or ANTHEM CENTER, LLC, a Utah limited liability company proved to me on the basis of satisfactory evidence 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.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



[Signature]
Notary Public
Residing at Riverton
Comm. Expires 9/22/19

EXHIBIT A

ANTHEM AND WINCO PARCELS

Anthem Parcels - Lots 302-310

WinCo Parcel – Lot 301

{See attached}

EXHIBIT "A"

Lots 301, 302, 303, 304, 305, 306, 307, 308, 309, 310 and Parcel A, Anthem Commercial 3rd Amended Subdivision, Amending Lots 2 thru 5 of Anthem Commercial Subdivision, according to the plat thereof as recorded in the office of the Salt Lake County Recorder.

Tax ID No.: 26-25-202-002, 26-25-128-004, 26-25-128-003, 26-25-128-002, 26-25-178-004, 26-25-178-005, 26-25-178-006, 26-25-252-001, 26-25-252-002, 26-25-252-003, 26-25-202-001.

