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Book - 10822 Pg - 6702-6708
RASHELLE HOBBS
Recorder, Salt Lake County, UT
BACKMAN TITLE SERVICES
BY: eCASH, DEPUTY - EF 7 P.

When Recorded Return To:
Robert B. Funk
Wasatch Acquisitions and Capital, Inc.
595 South Riverwoods Parkway, Suite 400
Logan, Utah 84321

MEMORANDUM OF SKYBRIDGE LICENSE

THIS MEMORANDUM OF SKYBRIDGE LICENSE is entered into this 28th day of August, 2019, by and between WEST VALLEY CITY, a municipal corporation (the "**City**"); and WEST VALLEY OFFICE HOLDINGS, LLC, a Utah limited liability company ("**Office Tower Owner**").

The parties hereby agree as follows:

1. The City and the Office Tower Owner are parties to that certain Skybridge License for Use of West Valley City Right-Of-Way dated August 28, 2019 (the "**Skybridge License**").
2. The Skybridge License grants certain rights to Office Tower Owner to install, maintain and repair a pedestrian cross bridge (the "**Skybridge**") that spans Market Street in the City and connects a parking structure (the "**Parking Structure**") located at 3590 South Market Street, West Valley City, Utah upon a parcel of real property that is more further described on the attached Exhibit "A"; with a commercial office tower (the "**Office Tower**") located adjacent to the Parking Structure, which Office Tower is located on a parcel of real property that is more fully described on the attached Exhibit "B".
3. The Skybridge License grants the Office Tower Owner with certain rights to utilize the Skybridge to enable tenants of the Office Tower to park in the Parking Structure and then utilize the Skybridge to access the Office Tower, all as more fully set forth in the Skybridge License.

Dated the day and year first above written.

[Signature Pages Follow]

CITY:

WEST VALLEY CITY

By: Ron Bigelow
Ron Bigelow, Mayor

ATTEST:

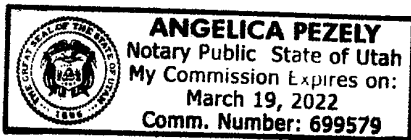
Angelica Pezely
~~Nicole Camac, City Recorder~~ Angel Pezely

Approved as to form:

J. Eric Bunderson
J. Eric Bunderson ~~Clare Collier~~
West Valley City Attorney

STATE OF UTAH)
 : ss.
County of Salt Lake)

On the 28th day of August, 2019, personally appeared before me RON BIGELOW, who, being by me duly sworn, did say that he is the Mayor of WEST VALLEY CITY, and that the said instrument was signed by him in his capacity as Mayor of WEST VALLEY CITY.



Angelica Pezely
NOTARY PUBLIC

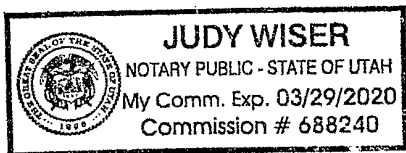
OFFICE TOWER OWNER:

WEST VALLEY OFFICE HOLDINGS, LLC
A Utah Limited Liability Company

By 
Dell Loy Hansen, Manager

STATE OF UTAH)
 : ss.
County of CACHE)

On the 20th day of August, 2019, personally appeared before me DELL LOY HANSEN, who, being by me duly sworn, did say that he is the Manager of WEST VALLEY OFFICE HOLDINGS, LLC, and that the said instrument was signed in behalf of said limited liability company by authority of a resolution of the Members or its Operating Agreement, and the aforesaid Manager acknowledged to me that said limited liability company executed the same.




NOTARY PUBLIC

EXHIBIT "A"
TO
MEMORANDUM OF SKYBRIDGE LICENSE AGREEMENT
PARKING STRUCTURE PARCEL DESCRIPTION

Lot 2, Fairbourne Station Phase 1 Subdivision, according to the official plat thereof recorded February 29, 2012 as Entry No. 11341968 in Book 2012P at Page 22 on file and of record in the office of the Salt Lake County Recorder, State of Utah.

Less and excepting that portion conveyed to West Valley City in Special Warranty Deed recorded February 8, 2012 as Entry No. 11329630 in Book 9989 at Page 9414 and being described as follows:

A part of the Northwest Quarter of Section 33, Township 1 South, Range 1 West, Salt Lake Base and Meridian, U.S. Survey in Salt Lake County, Utah:

Beginning at a point on the South line of future 3550 South Street as it will exist at 27.00 foot half-width at a point on the West line of Grantor's property located 820.70 feet South 89°53'25" West along the Section line and 419.00 feet South 0°00'38" East from the North Quarter Corner of said Section 33; and running thence along Grantor's property boundaries the following three courses: North 0°00'38" West 54.00 feet to the Northwestern Corner thereof; North 89°53'25" East 169.62 feet to the West line of Market Street as it exists at 30.00 foot half-width; and Southeasterly along the arc of a 526.66 foot radius to the left a distance of 69.68 feet (center bears North 86°24'53" East; central angle equals 7°34'50" and long chord bears South 7°22'32" East 69.63 feet) along said West line of Market Street; thence North 89°59'35" West 18.98 feet to the West line of the new alignment of Market Street; thence Northwesterly along the arc of a 15.00 foot radius curve to the left a distance of 23.59 feet (central angle equals 90°07'00" and long chord bears North 45°03'05" West 21.23 feet) to a point of tangency on the South line of future 3550 South Street as it is to exist at 27.0 foot half-width; thence South 89°53'25" West 144.54 feet along said North line to the point of beginning.

Less and excepting the following parcels dedicated to West Valley City in Dedication recorded September 19, 2012 as Entry No. 11474131 in Book 10057 at Page 5954 and being described as follows:

Market Street Right of Way Dedication:

A part of Lot 2, of Fairbourne Station Phase 1 Subdivision, according to the official plat thereof recorded in Book 2012P at Page 22 in the office of the Salt Lake County Recorder, located within the Northwest Quarter of Section 33, Township 1 South, Range

1 West, Salt Lake Base and Meridian, U.S. Survey in Salt Lake County, Utah:

Beginning at the Northeast Corner of said Lot 2, on the West line of Market Street, said point being located 652.00 feet South $89^{\circ}53'25''$ West along the section line; and 419.00 feet South $0^{\circ}00'25''$ West from the North Quarter Corner of said Section 33; and running thence South $0^{\circ}00'25''$ West 61.65 feet along said West line; thence North $19^{\circ}01'16''$ West 28.15 feet; thence North $0^{\circ}00'25''$ East 35.02 feet to the South line of Weigh Station Road; thence North $89^{\circ}53'25''$ East 9.18 feet along said South line to the point of beginning.

Lehman Avenue Right of Way Dedication:

A part of Lot 2, of Fairbourne Station Phase 1 Subdivision, according to the official plat thereof recorded in Book 2012P at Page 22 in the office of the Salt Lake County Recorder, located within the Northwest Quarter of Section 33, Township 1 South, Range 1 West, Salt Lake Base and Meridian, U.S. Survey in Salt Lake County Utah:

Beginning at the Southwest Corner of said Lot 2, on the North line of Lehman Avenue as it exists at 30.00 foot half-width located 886.90 feet South $89^{\circ}53'25''$ West along the Section line; and 780.03 feet South $0^{\circ}00'38''$ East from the North Quarter Corner of said Section 33; and running thence North $0^{\circ}00'38''$ West 5.50 feet to the Southeast Corner of Lot 3, Fairbourne Station Phase 1 Subdivision; thence North $89^{\circ}53'29''$ East 212.90 feet along a line being parallel with and 35.50 feet perpendicularly distant Northerly from the centerline of said Lehman Avenue to a point of curvature; thence Northeasterly along the arc of a 22.50 foot radius curve to the left a distance of 28.78 feet (central angle equals $73^{\circ}16'53''$ and long chord bears North $53^{\circ}15'02''$ East 26.86 feet); thence Southwesterly along the arc of a 25.00 foot radius curve to the right a distance of 35.79 feet (center bears North $82^{\circ}07'28''$ West; central angle equals $82^{\circ}00'57''$ and long chord bears South $48^{\circ}53'10''$ West 32.81 feet) to the existing North line of said Lehman Avenue; thence South $89^{\circ}53'29''$ West 209.71 feet along said existing North line to the point of beginning.

Parcel No.: 15-33-127-012

EXHIBIT "B"
TO
MEMORANDUM OF SKYBRIDGE LICENSE AGREEMENT

OFFICE TOWER PARCEL DESCRIPTION

Parcel No. I:

A parcel of land situate in the Northwest ¼ of Section 33, Township 1 South, Range 1 West, Salt Lake Base and Meridian, Salt Lake County, Utah. The boundaries of which are described as follows:

Beginning in the Easterly right of way line of Market Street (2820 West) said point is 591.98 feet South 89 deg. 53'20" West along the section line and 182.99 feet South 00 deg. 00'20" West from the North quarter corner of said Section 33 (Note: Basis of bearing is South 89 deg. 53'20" West along the Northerly section line from the found monuments representing the Northerly quarter corner and the Northwest corner of said Section 33); and running thence North 89 deg. 53'20" East 119.96 feet; thence South 00 deg. 00'41" West 15.96 feet; thence North 89 deg. 53'20" East 142.00 feet; thence South 00 deg. 00'41" West 277.00 feet; thence South 89 deg. 53'20" West 248.93 feet to said Easterly right of way line of Market Street (2820 West); thence along said Easterly right of way line the following three (3) courses: 1) North 00 deg. 00'20" East 34.42 feet to the beginning of a non-tangent 466.66 foot radius curve to the right, 2) Northerly along the arc of said curve 110.42 feet through a central angle of 13 deg. 33'30" (Note: Chord for said curve bears North 06 deg. 46'24" West for a distance of 110.17 feet, and 3) North 00 deg. 00'20" East 149.12 feet to the point of beginning.

Parcel No.: 15-33-129-069-4001 and 15-33-129-069-4002

Parcel No. IA:

Together with rights granted in that certain Reciprocal Easement Agreement recorded May 25, 1990 as Entry No. 4921420 in Book 6223, Page 2441, being described as follows:

Beginning at a point on the West line of 2700 West which is South 0 deg. 00'44" West along the quarter section line 228.00 feet and South 89 deg. 53'20" West 50.00 feet from the North quarter corner of Section 33, Township 1 South, Range 1 West, Salt Lake Base and Meridian, and running thence South 89 deg. 53'20" West 280.00 feet; thence North 00 deg. 00'44" East 36.00 feet; thence North 89 deg. 53'20" East 18.00 feet; thence South 00 deg. 00'44" West 18.00 feet; thence North 89 deg. 53'20" East 262.00 feet to said West line of 2700 West Street; thence South 00 deg. 00'44" West 18.00 feet along said West line to the point of beginning.

Parcel No. IB:

Together with rights granted in that certain Memorandum of Parking Structure Agreement dated August _____, 2019, and being recorded _____, 2019, as Entry No. _____, in Book _____, at Page _____, and relating to that certain Parking Structure Management and Use Agreement dated November 28, 2018 and First Amendment to Parking Structure Memorandum Agreement, dated August _____, 2019.

Parcel No. 1C:

Also, together with rights granted in that certain Memorandum of Skybridge License dated August _____, 2019, and being recorded _____, 2019, as Entry No. _____, in Book _____, at Page _____, and relating to that certain Skybridge License for Use of West Valley City Right of Way dated August _____, 2019.