

After Recording Return To:
Salt Lake City Corporation
City Recorder's Office
451 South State Street, Rm.415
PO Box 145515
Salt Lake City, Utah 84114-5515

13491230
12/09/2020 11:52 AM \$0.00
Book - 11076 Pg - 8181-8182
RASHELLE HOBBS
RECORDER, SALT LAKE COUNTY, UTAH
SL CITY PROPERTY MANAGEMENT
PO BOX 145460
SLC UT 84114
BY: TCA, DEPUTY - MI 2 P.

MEMORANDUM OF LEASE TO OCCUPY PUBLIC PROPERTY

Notice is hereby given of that certain Lease To Occupy Public Property (the "Lease") made and entered into as of the date recorded by the Salt Lake City Recorders Office, by and between **SALT LAKE CITY CORPORATION**, 451 SOUTH STATE ST., P.O. Box 145460, Room 425, Salt Lake City, Utah, 84114-5460 (the "City") and **COMMERCIAL CLUB PARTNERSHIP, LLC** a Utah limited liability company, DBA **COMMERCIAL CLUB BUILDING, L.L.C.**, 2876 S Highland Dr., Salt Lake City, UT 84106 ("Lessee") on file with the Salt Lake City Recorder's office.

For the consideration set out in the Lease, City has granted a lease to Lessee to encroach on the property located at 32 E Exchange Place, Salt Lake City, Utah by maintaining the following: *To build two set of stairs leading to the lower level of the building within the 8'8" depth to the historic vault below the 22'-9" wide sidewalk measuring a total of 502 sq. ft., pavers will be installed leading to the stairs* (the "Improvements").

The term of this Lease is for ten (10) years commencing on November 25, 2020 and terminating on November 24, 2030, with two renewal options of 10 years each.

Said Lease affects the property located at 32 E Exchange Place, Salt Lake City, Utah, Parcel No. 16-06-302-007 described as follows:

SEE EXHIBIT "A"

Dated: December 1, 2020

Salt Lake City Corporation,
a Utah municipal corporation

By 

It's Real Property Agent

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

The foregoing instrument was acknowledged before me on December 1, 2020, by Olga Crump, in the capacity as Real Property Agent, of SALT LAKE CITY CORPORATION, a Utah municipal corporation.




NOTARY PUBLIC, residing in
Salt Lake County, Utah

**EXHIBIT A
LEGAL DESCRIPTION**

PARCEL 1:

Beginning at the intersection of Exchange Place and Cactus Street, which point is 297 feet East and 179 feet North from the Southwest corner of Block 52, Plat "A", Salt Lake City Survey and running thence Westerly along the South line of Exchange Place 75 feet; thence South 109 feet; thence East 75 feet to the West line of Cactus Street; thence Northerly along the West line of Cactus Street 109 feet to the point of beginning, being in and a part of Lot 3, Block and Plat aforesaid.

PARCEL 2:

Beginning at a point 122 feet North from the Southwest corner of Lot 3, Block 52, Plat "A", Salt Lake City Survey and running thence East 57 feet; thence North 57 feet to Exchange Place; thence along Exchange Place West 57 feet; thence South 57 feet to the place of beginning.

PARCEL 3:

Beginning at a point 53 feet North from the Southwest corner of Lot 3, Block 52, Plat "A", Salt Lake City Survey and running thence East 82 feet; thence North 17 feet; thence West 25 feet; thence North 52 feet; thence West 57 feet; thence South 69 feet to the place of beginning.

PARCEL 4:

A non-exclusive easement, appurtenant to Parcels 2 and 3 for an alley and driveway over the East 13 feet of the South 179 feet of Lot 4, Block 52, Plat "A", Salt Lake City Survey, except the East 30 inches thereof.