

Mail Recorded Deed and Tax Notice To:  
KMW Development L.L.C.  
c/o Woodbury Corporation  
2733 East Parleys Way, Suite 300  
Salt Lake City, UT 84109  
Attn: Legal Department

13683157  
6/4/2021 4:29:00 PM \$40.00  
Book - 11185 Pg - 9770-9775  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
COTTONWOOD TITLE  
BY: eCASH, DEPUTY - EF 6 P.

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## QUITCLAIM DEED

**Peterbuilt HH, L.L.C., a Utah limited liability company and KMW Development L.L.C., a Utah limited liability company, as their interest may appear**

**GRANTOR(S)** of Salt Lake City, State of Utah, hereby quitclaims to

**KMW Development, L.L.C., a Utah limited liability company**


**GRANTEE(S)** of Salt Lake City, State of Utah for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in Salt Lake County, State of Utah:

**SEE EXHIBIT A ATTACHED HERETO**

**TAX ID NO.:** 22-10-151-007-0000; 22-10-151-008-0000; 22-10-151-009-0000; 22-10-151-012-0000 (for reference purposes only)

Dated this 28<sup>th</sup>, day of May, 2021.

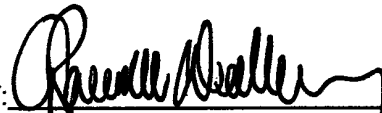
**Peterbuilt HH, L.L.C.,**  
a Utah limited liability company


BY:   
NAME: Peterbuilt HH, L.L.C.  
TITLE: Manager

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**KMW Development, L.L.C.**  
a Utah limited liability company

BY: **WOODBURY CORPORATION**  
a Utah Corporation  
its manager

BY:   
NAME: **D. Randall Woodbury**  
TITLE: **President**

BY:   
NAME: **E. Taylor Woodbury**  
TITLE: **COO Manager**

BY: **MILLROCK CAPITAL, II, LLC**  
a Utah limited liability company  
its manager

BY:   
NAME: **Steve Pickett**  
TITLE: **Manager**

STATE OF Utah  
COUNTY OF Salt Lake

On May 28, 2021 before me, personally appeared E. Taylor Woodbury & D. Randall Woodbury, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same on behalf of Manager.





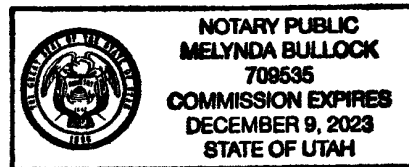
Notary Public

STATE OF Utah

COUNTY OF Salt Lake

On <sup>7B</sup> 5 May 28<sup>th</sup>, 2021 before me, personally appeared  
Steve Peterson, proved on the basis of satisfactory evidence to be the person whose  
name is subscribed to this document, and acknowledged before me that he/she/they executed the same  
on behalf of Peterbuilt HH, L.L.C.

Melynda Bullock  
Notary Public

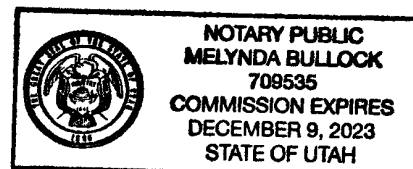


STATE OF Utah

COUNTY OF Salt Lake

On May 28<sup>th</sup>, 2021 before me, personally appeared  
Steve Peterson, proved on the basis of satisfactory evidence to be the person whose  
name is subscribed to this document, and acknowledged before me that he/she/they executed the same  
on behalf of Millrock Capital, II, LLC.

Melynda Bullock  
Notary Public

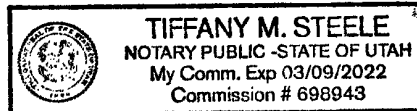


*Handwritten initials or mark.*

STATE OF Utah  
COUNTY OF Salt Lake

On May 18, 2021 before me, personally appeared  
K. Taylor Woodbury, proved on the basis of satisfactory evidence to be the person whose  
name is subscribed to this document, and acknowledged before me that he/she/they executed the same  
on behalf of Manager.

Tiffany M. Steele  
Notary Public



*[Handwritten initials]*

**EXHIBIT A  
LEGAL DESCRIPTION**

**Block "L" Lot 1**

Beginning at a point that is located North 00° 03' 51" West 715.61 feet along Section Line and East 211.16 feet from the East Quarter Corner of Section 9, Township 2 South, Range 1 East, Salt Lake Base & Meridian;

Thence South 87° 39' 28" East a distance of 79.95 feet, Thence North 64° 16' 35" East a distance of 110.00 feet, Thence South 34° 14' 59" East a distance of 24.05 feet to the beginning of a curve, Said curve bears to the right through 18° 38' 00", having a radius of 1111.28 feet along the arc a distance of 361.40 feet, and whose long chord bears South 24° 55' 59" East a distance of 359.81 feet to the beginning of a non-tangential curve. Said curve bears to the right through 49° 37' 00", having a radius of 215.79 feet along the arc a distance of 186.87 feet, and whose long chord bears South 09° 11' 31" West a distance of 181.08 feet to the beginning of a non-tangential curve. Said curve bears to the right through an angle of 21° 05' 33", having a radius of 811.00 feet along the arc a distance of 298.56 feet, and whose long chord bears South 44° 32' 48" West a distance of 296.87 feet to a point of intersection with a non-tangential line. Thence South 30° 11' 18" East a distance of 17.62 feet to the beginning of a non-tangential curve, Said curve bears to the right through an angle of 35° 10' 19", having a radius of 214.51 feet along the arc a distance of 131.68 feet, and whose long chord bears South 77° 23' 51" West a distance of 129.62 feet, Thence North 85° 00' 59" West a distance of 83.75 feet, Thence North 07° 21' 33" East a distance of 734.30 feet to the point of beginning.

Containing 236,162 +- sq. ft. or 5.42 Acres

**Block "L" Lot 3**

Beginning at a point that is located North 00° 03' 51" West 764.48 feet along Section Line and East 399.31 feet from the East Quarter Corner of Section 9, Township 2 South, Range 1 East, Salt Lake Base & Meridian;

Thence South 34° 14' 59" East a distance of 22.55 feet to the beginning of a curve, Said curve bears to the right through 10° 09' 55", having a radius of 1121.28 feet along the arc a distance of 198.93 feet, and whose long chord bears South 29° 10' 02"

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East a distance of 198.67 feet to the beginning of a non-tangential curve. Said curve bears to the right through  $08^{\circ} 28' 05''$ , having a radius of 1121.28 feet along the arc a distance of 165.72 feet, and whose long chord bears South  $19^{\circ} 51' 02''$  East a distance of 165.57 feet to the beginning of a non-tangential curve. Said curve bears to the right through  $49^{\circ} 37' 00''$ , having a radius of 225.79 feet along the arc a distance of 195.53 feet, and whose long chord bears South  $09^{\circ} 11' 31''$  West a distance of 189.48 feet to the beginning of a non-tangential curve. Said curve bears to the right through  $10^{\circ} 16' 29''$ , having a radius of 821.00 feet along the arc a distance of 147.23 feet, and whose long chord bears South  $39^{\circ} 08' 15''$  West a distance of 147.03 feet to the beginning of a non-tangential curve. Said curve bears to the right through an angle of  $09^{\circ} 18' 31''$ , having a radius of 821.00 feet along the arc a distance of 133.38 feet, and whose long chord bears South  $48^{\circ} 55' 45''$  West a distance of 133.24 feet to a point of intersection with a non-tangential line. Thence South  $36^{\circ} 24' 59''$  East a distance of 8.50 feet to the beginning of a non-tangential curve, Said curve bears to the right through an angle of  $06^{\circ} 13' 41''$ , having a radius of 214.51 feet along the arc a distance of 23.32 feet, and whose long chord bears South  $56^{\circ} 41' 51''$  West a distance of 23.31 feet to a point of intersection with a non-tangential line. Thence North  $30^{\circ} 11' 18''$  West a distance of 17.62 feet to the beginning of a non-tangential curve, Said curve bears to the left through  $21^{\circ} 05' 33''$ , having a radius of 811.00 feet along the arc a distance of 298.56 feet, and whose long chord bears North  $44^{\circ} 32' 48''$  East a distance of 296.87 feet to the beginning of a non-tangential curve. Said curve bears to the left through  $49^{\circ} 37' 00''$ , having a radius of 215.79 feet along the arc a distance of 186.87 feet, and whose long chord bears North  $09^{\circ} 11' 31''$  East a distance of 181.08 feet to the beginning of a non-tangential curve. Said curve bears to the left through an angle of  $18^{\circ} 38' 00''$ , having a radius of 1111.28 feet along the arc a distance of 361.40 feet, and whose long chord bears North  $24^{\circ} 55' 59''$  West a distance of 359.81 feet, Thence North  $34^{\circ} 14' 59''$  West a distance of 24.05 feet, Thence North  $64^{\circ} 16' 35''$  East a distance of 10.11 feet to the point of beginning.

Containing 8,980 +- sq. or ft. 0.21 Acres.