

WHEN RECORDED RETURN TO:

Larry G. Moore
Ray Quinney & Nebeker P.C.
36 South State Street, Suite 1400
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13975251 B: 11351 P: 2601 Total Pages: 4
06/24/2022 04:09 PM By: aallen Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: RAY QUINNEY & NEBEKER, P.C.
36 S STATE STREETSALT LAKE CITY, UT 84111

Space above for County Recorder's use

Tax Parcel No. 24-27-226-082

QUIT CLAIM DEED

SOLITUDE SKI CORPORATION, a dissolved Delaware corporation in connection with the winding up of its affairs, of Salt Lake County, State of Utah ("Grantor") for Ten Dollars and other consideration does hereby QUIT CLAIM AND CONVEY to INCOGNITO PARTNERS, LLC, a Utah limited liability company, of c/o 159 Bridge Street, Manchester by the Sea, MA 01944 ("Grantee"), any interest of Grantor in that certain real property located in the Town of Brighton, Salt Lake County, State of Utah, and more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference, and subject to easements, rights of way, conditions, restrictions and matters of record.

DATED this 24th day of June, 2022.

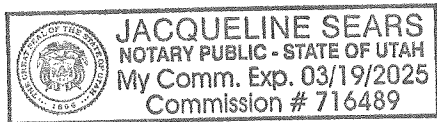
"Grantor"


SOLITUDE SKI CORPORATION, a dissolved Delaware corporation in connection with the winding up of its affairs


David L. DeSeelhorst
Authorized Vice President

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

On the 24 day of June, 2022, by David L. Deseelhorst acknowledged to me that he executed the foregoing instrument in his capacity as duly authorized Vice President of Solitude Ski Corporation, a dissolved Delaware corporation in the process of winding up its affairs, and that said dissolved corporation thereby duly executed the same.




Notary Public

SEAL
1607608v1

**EXHIBIT A
PROPERTY DESCRIPTION**

PARCEL 1:

A parcel of land lying in the Northeast Quarter of the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Comprising 0.99 acres described in that certain Special Warranty Deed recorded July 7, 2006 as Entry 9776452, in Book 9319, at Page 2279 of the Salt Lake County Records. Basis of Bearing for subject parcel being South 89°48'56" East 1309.22 feet (measured) between the G.L.O. Brass Cap Monuments Monumentalizing the North line of Northeast Quarter of the Northeast Quarter of said Section 27. Subject parcel being more described as follows:

Commencing at the Southwest Corner of the Southeast Quarter of the Southeast Quarter of Section 22, thence South 23°34'03" West 178.83 feet to the Northwest Corner of said Giles Flat Mining Claim; Thence South 48°02'07" East 450.00 feet coincident with the north line of said mining claim to the true point of beginning; Thence continuing coincident with said north line South 48°02'07" East 93.96 feet; Thence South 33°09'08" West 87.67 feet to the Northwest Corner of the Eagle Springs West Condominium; Thence following eight (8) courses coincident with the westerly and southerly boundary of said Eagle Springs West, 1) South 01°07'51" East 58.42 feet; 2) South 88°52'06" West 5.00 feet; 3) South 01°07'51" East 39.57 feet; 4) North 72°26'08" West 19.67 feet; 5) South 17°33'52" West 39.14 feet; 6) South 72°26'08" East 21.86 feet; 7) South 33°51'15" West 105.76 feet; 8) South 56°08'45" East 14.16 feet; Thence South 33°51'15" West 71.18 feet; Thence North 63°05'40" West 32.61 feet to a point of curvature; Thence northerly 76.05 feet along the arc of a 75.00 foot radius curve to the right (center bears North 26°54'20" East) through a central angle of 58°05'46" to a point of tangency; Thence North 04°59'54" West 6.24 feet to a point of curvature; thence northerly 32.00 feet along the arc of a 186.00 foot radius curve to the right (center bears North 85°00'06" East) through a central angle of 09°51'30" to a point of tangency; Thence North 04°51'36" East 35.58 feet to a point of curvature; Thence northeasterly 42.39 feet along the arc of a 100.00 foot radius curve to the right (center bears South 85°08'24" East) through a central angle of 24°17'16" to a point of tangency; Thence North 29°08'548" East 272.66 feet to the point of beginning.

LESS AND EXCEPTING the following:

A parcel of land lying and situate in the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Being more particularly described as follows:

Commencing at a point South 09°56'38" East 794.22 feet from the Brass Cap Monument representing the Northwest Corner of the Northeast Quarter of the Northeast Quarter of said Section 27, and the Point of Beginning, and running thence North 03°22'17" West 0.50 feet; thence North 86°37'43" East 13.60 feet; thence North 03°22'17" West 33.71 feet; thence North 86°37'43" East 24.41 feet; thence North 03°22'17" West 5.74 feet; thence North 86°37'43" East 11.08 feet; thence South 03°22'17" East 8.63 feet; thence North 86°37'43" East 13.17 feet; thence South 03°22'17" East 31.32 feet; thence South 86°37'43" West 62.26 feet to the Point of Beginning. Also being known as Unit 102, The Aspens at Solitude Estates (unrecorded)

ALSO LESS AND EXCEPTING the following:

A parcel of land lying and situate in the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Being more particularly described as follows:

Commencing at a point South 09°56'38" East 794.22 feet from the Brass Cap Monument representing the Northwest Corner of the Northeast Quarter of the Northeast Quarter of said Section 27, and the Point of Beginning, and running thence North 86°37'43" East 62.26 feet; thence South 03°22'17" East 0.50 feet; thence South 86°37'43" West 5.26 feet; thence South 03°22'17" East 31.51 feet; thence South 86°37'43" West 13.70 feet; thence South 03°22'17" East 8.38 feet; thence South 86°37'43" West 11.14 feet; thence

North 03°22'17" West 6.44 feet; thence South 86°37'43" West 24.06 feet; thence North 03°22'17" West 33.45 feet; thence South 86°37'43" West 8.09 feet; thence North 03°22'17" West 0.50 feet to the Point of Beginning. Also being known as Unit 101, The Aspens at Solitude Estates (unrecorded)

ALSO LESS AND EXCEPTING the following:

A parcel of land identified as Unit 201 on the Record of Survey prepared by William L. Clark (PLS No. 5251265) of PSOMAS and filed at the Salt Lake County Surveyor's office as Number S2008-02-0208, said parcel lying in the Northeast Quarter of the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Comprising 0.04 acre of those particular parcels of land owned in fee simple by Solitude Ski Corporation and being a part of the Giles Flat Mining Claim U.S. Mineral Survey 4960. Basis of Bearing for subject parcel being South 89°48'56" East 1309.22 feet (measured) between the G.L.O. Brass Cap Monuments Monumentalizing the North line of the Northeast Quarter of the Northeast Quarter of said Section 27. Subject parcel being more described as follows:

Commencing at the Southwest Corner of the Southeast Quarter of the Southeast Quarter of Section 22, Township 2 South, Range 3 East, Salt Lake Base and Meridian, and running thence South 23°34'03" West 178.83 feet to the Northwest corner of said Giles Flat Mining Claim; Thence South 48°02'07" East 450.00 feet coincident with the North line of said mining claim to the point of beginning of Mr. Clark's Survey; Thence continuing coincident with said North line South 48°02'07" East 93.96 feet; Thence South 33°09'08" West 87.67 feet to the Northwest corner of the Eagle Springs West Condominium; Thence the following four (4) courses coincident with the Westerly and Southerly boundary of said Eagle Springs West, 1) South 01°07'51" East 58.42 feet; 2) South 88°52'06" West 5.00 feet; 3) South 01°07'51" East 39.57 feet; 4) North 72°26'08" West 19.67 feet; Thence North 49°31'54" West 37.10 feet to the Northeast corner of Unit 202 of The Aspens at Solitude Estates; Thence the following three (3) courses coincident with the Southeasterly boundary of said Unit 202, 1) South 24°06'11" West 31.35 feet; 2) South 65°53'49" East 5.00 feet; 3) South 24°06'11" West 0.50 feet to the true point of beginning; Thence South 24°06'11" West 0.50 feet; Thence South 24°06'11" West 31.35 feet; Thence North 65°53'49" West 13.50 feet; Thence South 24°06'11" West 8.11 feet; Thence North 65°53'49" West 10.33 feet; Thence North 24°06'11" East 5.61 feet; Thence North 65°53'49" West 25.33 feet; Thence North 24°06'11" East 33.85 feet; Thence North 65°53'49" West 11.16 feet; Thence North 24°06'11" East 0.50 feet; Thence South 65°53'49" East 60.32 feet; to the point of beginning. Also being known as Unit 201 of The Aspens at Solitude Estates (unrecorded)

ALSO LESS AND EXCEPTING the following:

A parcel of land identified as Unit 202 on the Record of Survey prepared by William L. Clark (PLS No. 5251265) of PSOMAS and filed at the Salt Lake County Surveyor's office as Number S2008-02-0208, said parcel lying in the Northeast Quarter of the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Comprising 0.04 acre of those particular parcels of land owned in fee simple by Solitude Ski Corporation and being a part of the Giles Flat Mining Claim U.S. Mineral Survey 4960. Basis of Bearing for subject parcel being South 89°48'56" East 1309.22 feet (measured) between the G.L.O. Brass Cap Monuments Monumentalizing the North line of the Northeast Quarter of the Northeast Quarter of said Section 27. Subject parcel being more described as follows:

Commencing at the Southwest Corner of the Southeast Quarter of the Southeast Quarter of Section 22, Township 2 South, Range 3 East, Salt Lake Base and Meridian, and running thence South 23°34'03" West 178.83 feet to the Northwest corner of said Giles Flat Mining Claim; Thence South 48°02'07" East 450.00 feet coincident with the North line of said mining claim to the point of beginning of Mr. Clark's Survey; Thence continuing coincident with said North line South 48°02'07" East 93.96 feet; Thence South 33°09'08" West 87.67 feet to the Northwest corner of the Eagle Springs West Condominium; Thence the following four (4) courses coincident with the Westerly and Southerly boundary of said Eagle Springs West, 1) South 01°07'51" East 58.42 feet; 2) South 88°52'06" West 5.00 feet; 3) South 01°07'51" East 39.57 feet; 4) North 72°26'08" West 19.67 feet; Thence North 49°31'54" West 37.10 feet to the Northeast corner of Unit 202 of The Aspens at Solitude Estates and the true point of beginning; Thence South 24°06'11" West

31.35 feet; thence South 65°53'49" East 5.00 feet; thence South 24°06'11" West 0.50 feet; Thence North 65°53'49" West 60.32 feet; Thence North 24°06'11" East 0.50 feet; Thence South 65°53'49" East 6.16 feet; thence North 24°06'11" East 33.85 feet; thence South 65°53'49" East 25.33 feet; thence North 24°06'11" East 5.61 feet; thence South 65°53'49" East 10.33 feet; thence South 24°06'11" West 8.11 feet; thence South 65°53'49" East 13.50 feet to the point of beginning. Also being known as Unit 202 of The Aspens at Solitude Estates (unrecorded)