

EXHIBIT "A"
LEGAL DESCRIPTION

The following real property located in the Salt Lake County, Utah:

Beginning at a point which is East 10 rods along the section line and South 89°59'36" East 33.55 feet; thence South 46°56'30" East 369.85 feet; thence South 81°23'30" East 132.89 feet; thence North 67°35'30" East 42 feet; thence South 10°10'18" East 505.48 feet and North 89°45'30" West 70.21 feet from the Northwest corner of Section 23, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence South 00°07'53" West 215 feet; thence North 89°45'30" West 234.37 feet to the center line of Vancott Road; thence North 15°14'30" East 111.18 feet along the center line of said road; thence along the center line of said road Northeasterly 109.67 feet along the arc of a 759.58 foot radius curve to the left whose radius bears North 74°45'30" West; thence South 89°45'30" East 184.53 feet to the point of beginning.

Also known as Lot 4, Van Cott Addition, an unrecorded nonregular subdivision.

SUBJECT TO AND TOGETHER WITH the following described right of way:

A 24 foot wide roadway known as Van Cott Road whose center line is described as follows:
Beginning at a point South 89°59'36" East 198.50 feet and South 46°56'30" East 369.85 feet and South 81°23'30" East 20.94 feet from the Northwest corner of Section 23, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence South 45°14'30" West 85.20 feet; thence 157.08 feet along a 100 foot radius curve to the left; thence South 44°45'30" East 13.00 feet; thence 113.76 feet along a 144.85 foot radius curve to the right; thence South 00°14'30" West 95.00 feet; thence 198.86 feet along a 759.57 foot radius curve to the right; thence South 15°14'30" West 186.53 feet to the end of the described road.