

When Recorded Mail to
Urban Alfandre, LLC
650 South 500 West Suite #198
Salt Lake City, UT 84101

14069179 B: 11399 P: 4040 Total Pages: 3
02/03/2023 04:41 PM By: adavis Fees: \$66.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.
1996 EAST 6400 SOUTH SUITE 120 SALT LAKE CITY, UT 84121

Notice of Contract

The undersigned hereby claim an interest in the property described herein by virtue of a Real Estate Sales Contract for Land by and between Urban Alfandre, LLC as Purchaser, and Four Holdings Inc. and David Pope as Seller with an effective date of the 27th of August, 2021.

Said Real Estate Sales Contract pertains to property located in Salt Lake City, Salt Lake County, State of Utah, more particularly described as:

See attached Exhibit A

Address: 1489, 1518, 1530, 1540, and 1546 South Main Street and 1515 South Richards Street Salt Lake City, UT 84115.

Parcel Numbers: 15-13-278-012-0000; 15-13-278-011-0000; 15-13-278-017-0000; 15-13-278-020-0000; 15-13-278-013-0000; 15-13-278-014-0000; 15-13-234-018-0000

Dated this 3 day of February, 2023

Urban Alfandre, LLC

By: [Signature]

Name: Stephen Alfandre

Title: Authorized Signatory

State of Utah,

County of Salt Lake

On the 3rd day of February, 2023, personally appeared before me Stephen Alfandre, the Manager of Urban Alfandre, LLC, a limited liability company.



[Signature]
Notary Public

EXHIBIT A PROPERTY DESCRIPTION

PARCEL 1:

Lot 1, Block 3, GABBOTT'S ADDITION, according to the official plat thereof as recorded in the office of the Salt Lake County Recorder on October 20, 1890 as Entry No. 29055 in Book C at Page 65.

PARCEL 2:

Lots 12 through 15, inclusive, Block 3, DIETER & JOHNSON MAIN STREET ADDITION, according to the official plat thereof as recorded in the office of the Salt Lake County Recorder on June 21, 1890 as Entry No. 24652 in Book C at Page 33.

PARCEL 3:

Lots 2, 3, 4, 16, 17, 18 and 19, Block 3, DIETER & JOHNSON MAIN STREET ADDITION, according to the official plat thereof as recorded in the office of the Salt Lake County Recorder on June 21, 1890 as Entry No. 24652 in Book C at Page 33.

PARCEL 4:

Lots 1 and 20, Block 3, DIETER & JOHNSON MAIN STREET ADDITION, according to the official plat thereof as recorded in the office of the Salt Lake County Recorder on June 21, 1890 as Entry No. 24652 in Book C at Page 33.

PARCEL 5:

All of Lot 36, HERRICK SUBDIVISION, according to the official plat thereof as recorded in the office of the Salt Lake County Recorder on January 16, 1923 as Entry No. 483594 in Book H at Page 70.

PARCEL 6:

Lots 5, 6, 7, 8 and 9, Block 3, DIETER & JOHNSON MAIN STREET ADDITION, according to the official plat thereof as recorded in the office of the Salt Lake County Recorder on June 21, 1890 as Entry No. 24652 in Book C at Page 33.

PARCEL 7:

Lots 10 and 11, Block 3, DIETER & JOHNSON MAIN STREET ADDITION, according to the official plat thereof as recorded in the office of the Salt Lake County Recorder on June 21, 1890 as Entry No. 24652 in Book C at Page 33.

PARCEL 8:

A strip of land situate within Block 3, Dieter & Johnson, Main Street Addition, according to the official plat thereof, recorded as Entry No. 24652, in Book C at Page 33, in the Office of the Salt Lake County Recorder. Said strip of land being described as follows:

All of that alleyway located within Block 3, Dieter & Johnson, Main Street Addition Subdivision: Beginning at the Northwest corner of Lot 12, of said Block 3, and running thence South 254.1 feet, more or less, along the West lines of Lots 12 through 20, and Lot 1 to the Southwest corner of said Lot 1; thence West 16.5 feet (18.0 feet per Salt Lake City Atlas Plats), more or less to the Southeast corner of Lot 2 of Block 3; thence North 254.1 feet, more or less along the East line of Lots 2 through 11 to the Northeast corner of Lot 11 of Block 3; thence East 16.5 feet (18.0 feet per Salt Lake City Atlas Plats), more or less to the point of beginning.

Tax Id No.: 15-13-234-018, 15-13-278-011, 15-13-278-012, 15-13-278-013, 15-13-278-014, 15-13-278-017 and
15-13-278-020