



Utah State Tax Commission  
**Application for Assessment and  
 Taxation of Agricultural Land**

**Farmland Assessment Act, UCA §59-2-501 to 515 Form TC-582 Rev 8/2003**

**Morgan County**

| Application Acres | Total Acres | Date                   |
|-------------------|-------------|------------------------|
| 18.34             | 30.14       | 17 FEB 2021 10:41:57AM |

**County Recorder Use**

Ent 157009 Bk 378 Pg 1148  
 Date: 24-MAY-2021 9:42:45AM  
 Fee: \$40.00 Check Filed By: CKR  
 BRENDA NELSON, Recorder  
 MORGAN COUNTY  
 For: COMO SPRINGS RESORTS LLC

**Certification: Read certificate below and sign.**

I certify: (1) The facts set forth in this application are true. (2) The agricultural land covered by this application constitutes no less than five contiguous acres exclusive of homesite and other non-agricultural acreage (See Utah Code §59-2-503 for waiver). (3) The land is currently devoted to agricultural use and has been so devoted for two successive years immediately preceding the tax year for which valuation under this act is requested. (4) The land produces in excess of 50% of the average agricultural production per acre for the given type of land and the given county or area. (5) I am fully aware of the five-year rollback tax provision which becomes effective upon a change in the use or other withdrawal of all or part of the eligible land. I understand that the rollback tax is a lien on the property until paid and that the application constitutes consent to audit and review. I understand that I must notify the county assessor of a change in land use to any non-qualifying use and that a penalty of the greater of \$10 or 2% of the rollback tax due for the last year will be imposed on failure to notify the assessor within 120 days after change in use.

| Land Type           | Acres        |
|---------------------|--------------|
| Irrigated crop land |              |
| Dry land tillable   |              |
| Wet meadow          |              |
| Grazing land        | 18.34        |
| Orchard             |              |
| Irrigated pasture   |              |
| Other (specify)     |              |
| <b>Total</b>        | <b>18.34</b> |

**County Assessor Use**

Approved (Subject to Review)  Denied

County Assessor's or Authorized Agent Signature

x

Date

5/22/21

Parcel Number(s):

00-0002-3596

**Complete Legal Description(s) of Agricultural Land**

00-0002-3596 / 01-004-638 - SIT IN MORGAN COUNTY, UTAH, IS LOC IN PT OF THE S1/2NW1/4 & N1/2SW1/4 OF SEC 31, T4N, R3E, SLB&M, & IS MORE PART DESC AS FOLS: COM AT A PT ON THE N SIDE OF THE ROUND VALLEY ROAD 27.5 CHS (1815') N & 1.42 CHS (93.72') N 50° E OF THE SW COR OF SD SEC 31; TH RUN N 50° E 7.88 CHS (520.08') TO THE CTR OF THE WEBER RIVER; TH UP THE CTR OF THE WEBER RIVER 3 COUR AS FOLS: N 61° E 271 FT; N 37° E 470 FT; N 64° E 340 FT TO E LN OF SW1/4NW1/4; TH N 20 FT ALG SD 1/41/4 SEC LN; TH N 41° E 14 CHS (924'); TH S 56° E 6 CHS (396'); TH S 33° W 10 CHS (660'); TH S 12° W 3 CHS (198'); TH S 32° W 9 CHS (594'); TH S 52°30' W 9.5 CHS (627'); TH N 78° W 10 CHS (660'); TH N 87° W 4.67 CHS (308.22'); TO THE POB. LESS & EXCEPT LOTS 1, 2, 3, 4 & 5, COMO SPRINGS SUB. LEAV 30.14 AC, M. OR L.

State of Utah  
 County of Salt Lake ss

X  
 Come Springs Resort Llc

Phone # (

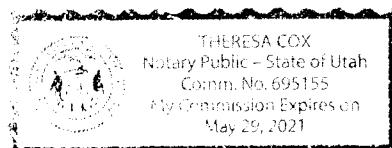
Como Springs Resort Llc  
 Appeared before me and executed this document.

X  
 Notary Public Signature

Sign above, date to the right & place seal on any blank space.

5/22/21

C. Grant Mackey



## FARMLAND ASSESSMENT ACT QUESTIONNAIRE

Ownership: Grand Investments DBA Como Springs Resort LLC  
 Parcel Numbers (s): 00-0002-3596 / 01-004-638  
 Total Acres: 30.14

Irrigated Crop Land \_\_\_\_\_ acres      Irrigated Pasture Land \_\_\_\_\_ acres

Dry Crop Land-Tillable \_\_\_\_\_ acres      Dry Graze Land 18.34 acres

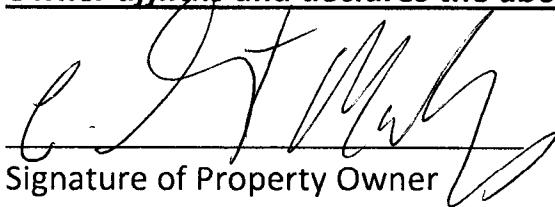
|   |  |
|---|--|
| Type of livestock: <u>Sheep and Cows</u>                                      | Number of animals: <u>20-50</u>                    |
| Length of time grazed annually: <u>8 months</u>                               | Dates of use (ex: May-July): <u>April-November</u> |
| Is Dry Graze or Irrigated Pasture fully fenced: Yes <u>      </u> No <u>X</u> |  |
| Is gate locked? Yes <u>      </u> No <u>X</u>                                 |  |
| Type of crop grown: _____   | Yield per acre: _____                              |
| Is irrigation water available for all crops? _____                            |  |

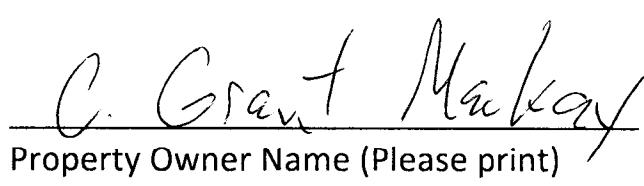
Has land been devoted to agricultural use for at least two successive years immediately preceding the tax year in which application is requested: Yes \_\_\_\_\_ No \_\_\_\_\_

Is property being leased: NO

If yes, Lessee name: \_\_\_\_\_ Ph. # \_\_\_\_\_

Owner affirms and declares the above information is true and correct.

  
 Signature of Property Owner

  
C. Grant McKay  
 Property Owner Name (Please print)

5/12/21  
 Date

Phone # 801-792-3119