



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

Farmland Assessment Act, UCA §59-2-504 to 515 (amended UCA §59-2-503 Rev 3/2003)

Morgan County

Application Acres	Total Acres	Date
5.75	5.75	08 APR 2024 11:59:39AM

County Recorder Use

Ent 165911 Bk 409 Pg 1462
Date: 15-MAY-2024 4:42:17PM
Fee: \$40.00 Credit Card Filed By: JM
BRENDA NELSON, Recorder
MORGAN COUNTY
For: WASATCH PEAKS RANCH LLC

WASATCH PEAKS RANCH LLC
136 E SOUTH TEMPLE STE 2425
SALT LAKE CITY UT 84111-0000

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	
Orchard	
Irrigated pasture	
Other (specify)	
Total:	

County Assessor Use

Approved (Subject to Review) Denied

County Assessor's or Authorized Agent Signature

Date

Scott H. Wells

05/14/24

Parcel Number(s):

00-0092-5763

Complete Legal Description(s) of Agricultural Land

00-0092-5763 / 12-WPR3D-0049 - ALL OF LOT D49, WASATCH PEAKS RANCH PLAT 3A, MORGAN COUNTY, STATE OF UTAH, ACCORDING TO THE OFFICIAL PLAT THEREOF, ON FILE & OF RECORD AS RECORDED ON NOVEMBER 8, 2023, AS ENTRY NO. 164599, IN BK 404, AT PGS 811-831, IN THE OFFICE OF THE MORGAN COUNTY RECORDER. CONT 5.747 AC / 5.75 AC, M, OR L.

State of Utah }
County of SALT LAKE }ss

Wasatch Peaks Ranch Llc
Appeared before me and executed this document.

x *Elle*
Wasatch Peaks Ranch Llc

Phone # ()

x *Laceyann Kisko*
Notary Public Signature
Sign above, date to the right & place seal on any blank space.

5/14/24
Date

LACEYANN KISKO
Notary Public - State of Utah
Comm. No. 721223
My Commission Expires on
Nov 2, 2025



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

Farmland Assessment Act UCA §§ 59-2-501 to 515 (Form 4C-562 Rev. 8/2003)

Morgan County

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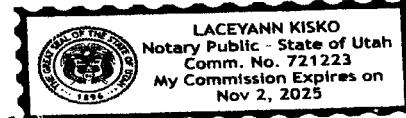
WASATCH PEAKS RANCH LLC
136 E SOUTH TEMPLE STE 2425
SALT LAKE CITY UT 84111-0000

State of Utah }
County of SALT LAKE } ss

x Wasatch Peaks Ranch Llc
Wasatch Peaks Ranch Llc

Phone # (_____)

Wasatch Peaks Ranch Llc
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5/14/24

Date

State of Utah }
County of SALT LAKE } ss

x Wasatch Peaks Ranch Llc
Wasatch Peaks Ranch Llc

Phone # (_____)

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x Laceyann Kisko
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Date

