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RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
4/21/2021 1:40:00 PM  
FEE \$44.00 Pgs: 5  
DEP eCASH REC'D FOR GT TITLE SERVICES-SPA

WHEN RECORDED, RETURN TO:

Randall M. Larsen  
Gilmore & Bell P.C.  
15 West South Temple, Suite 1450  
Salt Lake City, Utah 84101

Part of Tax ID #'s: 12-103-0080, 12-103-0062, 12-103-0066 and 12-103-0064; part of 12-085-0016  
and 12-085-0056; and part of 12-085-0015, 12-085-0092, 12-085-0016, All of: 12-085-0002, 12-  
085-0014, and 12-717-0001

COVER PAGE

TO

**NOTICE OF FIRST AMENDMENT TO MASTER LEASE AGREEMENT**

WHEN RECORDED, RETURN TO:

Randall M. Larsen  
Gilmore & Bell, P.C.  
15 West South Temple, Suite 1450  
Salt Lake City, Utah 84101

NOTICE OF FIRST AMENDMENT TO MASTER LEASE AGREEMENT

PLEASE TAKE NOTICE that the Municipal Building Authority of Syracuse City, Utah, a nonprofit corporation organized under the laws of the State of Utah (the "Authority"), and Syracuse City, a body politic of the State of Utah (the "City"), entered into a First Amendment Master Lease Agreement, dated as of April 1, 2021, with respect to the following described real property:


See attached Exhibit A.

DATED this April 21, 2021.

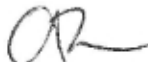
MUNICIPAL BUILDING AUTHORITY  
OF SYRACUSE CITY, UTAH

(SEAL)



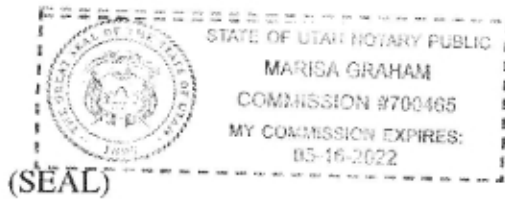
  
\_\_\_\_\_  
Chair/President

ATTEST:

  
\_\_\_\_\_  
Secretary-Treasurer

STATE OF UTAH            )  
  : ss.  
COUNTY OF DAVIS        )

The foregoing instrument was acknowledged before me this April 12, 2021, by Mike Gailey and Cassie Brown, respectively the Chair-President and Secretary-Treasurer of the Municipal Building Authority of Syracuse City, Utah.



*Marisa Graham*  
\_\_\_\_\_  
Notary Public

EXHIBIT A  
DESCRIPTION OF PROPERTY

All real property located or the land located in Davis County, Utah, described as follows:

PARCEL 1:

BEGINNING AT A POINT WHICH IS SOUTH 89°40'37" EAST 630.45 FEET; SOUTH 89°40'37" EAST 37.48 FEET; THENCE SOUTH 0°18'37" WEST 12.55 FEET TO THE EAST EDGE OF ASPHALT (EOA) WHICH IS THE ACCESS ROAD TO THE PUBLIC WORKS PARCEL AND TO A POINT ON A 22.75 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT; THENCE ALONG SAID EOA AND THE ARC OF SAID CURVE 30.24 FEET HAVING A CENTRAL ANGLE OF 76°09'34"(CHORD BEARS SOUTH 36°50'36" WEST 28.06 FEET); THENCE ALONG SAID EOA THE FOLLOWING (14) COURSES;(1) SOUTH 01°14'11" EAST 64.14 FEET; (2) THENCE SOUTH 0°05'25" WEST 49.57 FEET; (3) THENCE SOUTH 0°06'11" WEST 49.51 FEET; (4)THENCE SOUTH 0°03'58" EAST 37.31 FEET; (5) THENCE SOUTH 0°05'43" WEST 48.15 FEET; (6) THENCE SOUTH 0°09'30" EAST 96.99 FEET; (7) THENCE SOUTH 0°01'42" WEST 160.47 FEET; (8) THENCE SOUTH 0°21'44" WEST 139.50 FEET; (9)THENCE SOUTH 0°07'39" WEST 366.21 FEET; (10) THENCE SOUTH 01°10'29" WEST 152.76 FEET TO A POINT ON A 173.65 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT; (11) THENCE ALONG THE ARC OF SAID CURVE 77.41 FEET HAVING A CENTRAL ANGLE OF 25°32'23"( CHORD BEARS SOUTH 13°53'28" EAST 76.77 FEET); (12) THENCE SOUTH 27°36'11" EAST 24.14 FEET TO A POINT ON A 157.23 FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT; (13) THENCE ALONG THE ARC OF SAID CURVE 85.89 FEET HAVING A CENTRAL ANGLE OF 31°17'58"(CHORD BEARS SOUTH 12°12'40" EAST 84.83 FEET); (14) THENCE SOUTH 0°20'07" WEST 596.27 FEET FROM THE NORTH QUARTER CORNER OF SECTION 21 TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; THENCE NORTH 89°54'39" EAST 305.71 FEET; THENCE SOUTH 04°04'11" EAST 76.36 FEET; THENCE SOUTH 02°15'55" EAST 34.86 FEET; THENCE SOUTH 00°27'47" EAST 150.62 FEET; THENCE SOUTH 00°15'41" EAST 37.35 FEET; THENCE NORTH 84°24'08" WEST 9.26 FEET; THENCE SOUTH 00°05'36" EAST 68.05 FEET; THENCE SOUTH 00°15'04" WEST 212.06 FEET; THENCE NORTH 89°28'54" WEST 27.31 FEET; THENCE SOUTH 00°11'43" WEST 89.15 FEET; THENCE NORTH 89°39'40" WEST 313.50 FEET; THENCE NORTH 00°11'51" EAST 664.69 FEET; THENCE NORTH 89°54'39" EAST 34.96 FEET MORE OR LESS TO THE POINT OF BEGINNING.

Subject to a right-of-way over and across said property in Favor of Syracuse City for access to surrounding properties now in possession of Syracuse City or future acquisition's therein.

Part of Tax ID #'s: 12-103-0080, 12-103-0062, 12-103-0066 and 12-103-0064

PARCEL 2:

BEGINNING AT A POINT WHICH IS 1061.05 FEET SOUTH 0°06'52" WEST ALONG A THE SECTION LINE FROM THE NORTH WEST CORNER OF SECTION 15, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; THENCE ALONG SAID SECTION LINE SOUTH 0°06'52" WEST 366.31 FEET; THENCE SOUTH 89°53'08" EAST 152.46 FEET; THENCE SOUTH 0°06'52" WEST 100.26 FEET TO THE NORTH LINE OF BRANDLEY ESTATES SUBDIVISION WHICH IS FILED IN THE DAVIS COUNTY RECORDERS OFFICE ENTRY NUMBER 1326134; THENCE ALONG THE NORTH LINE OF SAID SUBDIVISION NORTH 89°58'04" EAST 237.28 FEET; THENCE NORTH 0°01'56" WEST 381.73 FEET; THENCE NORTH 55°52'01" WEST 151.43 FEET; THENCE SOUTH 89°58'14" WEST 181.02 FEET; THENCE NORTH 89°54'03" WEST 82.23 FEET TO THE POINT OF BEGINNING.

Tax ID #'s part of 12-085-0016 and 12-085-0056

Subject to a right -of -way over and across said property in Favor of Syracuse City for access to surrounding properties now in possession of Syracuse City or future acquisition's therein.

PARCEL 3:

BEGINNING AT A POINT WHICH IS 227.15 FEET SOUTH 0°06'52" WEST ALONG A THE SECTION LINE FROM THE NORTH WEST CORNER OF SECTION 15, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; THENCE ALONG SAID SECTION LINE SOUTH 0°06'52" WEST 536.07 FEET; THENCE SOUTH 89°53'08" EAST 223.00 FEET; THENCE SOUTH 0°06'52" WEST 57.56 FEET; THENCE NORTH 89°59'26" EAST 86.43 FEET; THENCE NORTH 0°01'53" EAST 582.26 FEET; THENCE SOUTH 89°58'31" WEST 165.28 FEET; THENCE NORTH 0°06'52" EAST 11.58 FEET; THENCE NORTH 89°53'08" WEST 143.30 FEET TO THE POINT OF BEGINNING.

Tax ID #'s

All of: 12-085-0002, 12-085-0014, Part of: 12-085-0015, 12-085-0092, 12-085-0016

Subject to a right-of-way over and across said property in Favor of Syracuse City for access to surrounding properties now in possession of Syracuse City and/or future acquisition's therein.

PARCEL4:

ALL OF LOT 1, FREMONT PARK SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT MAP RECORDED IN THE OFFICE OF THE DAVIS COUNTY RECORDER.

Tax ID No.: 12-717-0001