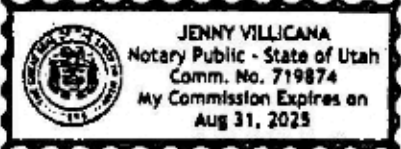


TC-582 Rev 4/92	GBYR 2022	Recorder use only <b>RETURNED</b>
<b>Utah State Tax Commission Application for Assessment and Taxation of Agricultural Land</b>		<b>MAY 09 2022</b> E 3475635 B 8005 P 954-957 RICHARD T. MAUGHAN DAVIS COUNTY, UTAH RECORDER 05/09/2022 02:54 PM FEE \$40.00 Pgs: 4 DEP RT REC'D FOR DAVIS COUNTY ASSE SSOR
1969 Farmland Assessment Act, Utah code 59-2-501 through 59-2-515 (amended in 1992)		Date of Application May 09, 2022
Owner Name(s): HG 2000 LLC		Owner telephone number <b>801-667-1565</b>
Owner mailing address: 1082 West Dutch Lane	City: Kaysville	State: UT Zip 84037
Lessee (if applicable): <b>Mountain Country Produce</b>		Owner telephone number <b>801-640-5427</b>
Property address 939 N 2000 W Clinton	City	State Zip Code Rental amount per acre:
<b>Land Type</b>		
	Acres	Acres
Irrigation II	10.50	Orchard
Dry Land		Non - Productive
Meadow		Other (specify) Market
Grazing Land		Home site
		County Davis
		Total acreage for this application 10.51ac
		Property serial number (additional space on reverse side) <b>14-053-0127</b>
Complete legal description of agricultural land (continue on reverse side or attach additional pages)  SEE ATTACHED LEGAL		
Certification: Read certificate 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 home site 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 percent 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 change in 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 review and the creation of a lien. 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 \$10.00 or 2 percent of the computed rollback tax due for the last year will be imposed on failure to notify the assessor within 120 days after change in use.		
Notary Public	County Assessor Use	
	<input checked="" type="checkbox"/> Approved (Subject to review) <input type="checkbox"/> Denied Date Application Received:	
	County Assessor signature: X <i>[Signature]</i>	
	Owner: X <i>[Signature]</i>	
	Owner: X <i>[Signature]</i>	
Date Subscribed and sworn 05.09.2022	Notary Public Signature <i>[Signature]</i>	Corporate Name: X HG 2000 LLC

Parcel# 14-053-0127

A PORTION OF THE NE 1/4 OF SEC 33-T5N-R2W, SLB&M, MORE PART'LY DESC AS FOLLOWS: BEG AT THE SE COR OF THAT REAL PPTY DESC IN DEED E# 2915134, WH IS S 89°58'53" E 2120.94 FT ALG THE 1/4 SEC LINE & N 00°01'07" E 331.09 FT FR CENTER OF SEC 33-T5N-R2W, SLB&M; & RUN TH N 00°13'02" E ALG SD DEED 993.27 FT TO THE ONE SIXTEENTH LINE; TH S 89°59'57" E 500.00 FT ALG THE ONE SIXTEENTH LINE TO THE W R/W LINE OF 2000 WEST STR SD PT ALSO BEING ON THE W'LY LINE OF THAT REAL PPTY DESC IN DEED E# 2698022; TH ALG SD DEED THE FOLLOWING 2 (TWO) COURSES: 1) S 0°13'05" W (DEED: SOUTH) 163.28 FT; 2) N 88°34'52" W (DEED: N 88°34'52" W) 193.88 FT TO A FENCE LINE; TH S 01°00'45" W (DEED: SOUTH) ALG SD FENCE 172.66 FT; TH S 89°59'33" E (DEED: EAST) 229.24 FT TO THE SEC LINE & CENTERLINE OF SD 2000 WEST STR; TH S 0°13'05" W 331.10 FT ALG THE SEC LINE; TH N 89°59'25" W 33.00 FT TO THE W R/W LINE OF SD 2000 WEST STR; TH S 0°13'05" W 207.70 FT ALG SD W R/W LINE TO THE N'LY LINE OF THAT REAL PPTY DESC IN DEED E# 2104216; TH N 89°59'15" W ALG SD DEED 134.28 FT; TH S 0°12'43" W ALG SD DEED 123.42 FT TO A PT ON THE N LINE OF THE S 1/2 OF THE S 1/2 OF THE SW 1/4 OF THE NE 1/4 OF SD SEC 33; TH ALG SD N LINE N 89°59'09" W 365.72 FT TO THE POB. CONT. 10.51 ACRES

### FARM LEASE AGREEMENT

This Lease Agreement is effective as of January 2022 between Mountain Land Produce, Tenant and Robert P. O'Block, dba ROB Farms, Landlord and shall terminate on December 31, 2022.

Tenant agrees to grow and harvest marketable agricultural crops on all of Landlord's property. All sale proceeds from agricultural crops produced on the Landlord's property during this current year belong to the Tenant. No other uses are permitted to Landlord's property without Landlord's written approval. Any of Tenant's personal property remaining on site after Lease termination immediately becomes property of Landlord.

Landlord hereby leases to Tenant 10.51 acres of land at 939 North 2000 West, Clinton, Davis County, Utah (Tax Parcel #14-053-0127), as described on the Attached Exhibit "A".

This Lease provides that Landlord and its agents shall not be liable for any damages to the Tenant, his agents, and personal property arising out of any damages that may occur from any cause whatsoever. This includes a minimum all loss by fire, theft, running away, death or injury during the term of this Agreement. Tenant has the sole responsibility for his personal property, and agents, and egress to hold Landlord harmless from any related damages and liabilities.

This Lease requires Tenant to maintain regular care for the leased land, allowing no dumping, eliminating noxious weeds, and controlling erosion. If at any time there is a report to Landlord of a land management problem, the Landlord will notify the Tenant by phone (801.540.5427) or a letter to the address below. Tenant will immediately correct the problem. Tenant is responsible for all cost of labor in planting, watering, fertilizing, cultivating, and harvester all crops on the property.

Tenant shall pay to Landlord an annual Lease payment of \$1,200, due before December 31, 2021. Landlord agrees to pay the assessment for approximately 7 shares of Davis & Weber Counties Canal Company water shares. Tenant shall also be obligated to rent any additional water needed to irrigate Landlord's 10.51 acres.

In the event of emergency, the Tenant and Landlord may reach each other at the telephone numbers shown below.

Landlord: Robert P.O' Block  
dba ROB Farms

Tenant: Mountain Country Produce

Address: P.O. Box 160466  
Clearfield, UT 84016

Address: 2038 West 800 North  
West Point, UT 84015

Phone: 801.726.0487; 801.825.9741

Phone: 801.540.5427

2022 Annual production. \_\_\_\_\_

\_\_\_\_\_  
Mountain Country Produce

Parcel # 14-053-0127

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