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TC-582 Rev 4/92	GBYR 2021	Recorder use only
<h1 style="margin: 0;">Utah State Tax Commission</h1> <h1 style="margin: 0;">Application for</h1> <h1 style="margin: 0;">Assessment and</h1> <h1 style="margin: 0;">Taxation of</h1> <h1 style="margin: 0;">Agricultural Land</h1>		<p>E 3526865 B 8245 P 854-857                  RICHARD T. MAUGHAN                  DAVIS COUNTY, UTAH RECORDER                  5/1/2023 2:46 PM                  FEE 0.00 Pgs: 4                  DEP AAM REC'D FOR DAVIS                  COUNTY ASSESSOR</p>

RETURNED

MAY 01 2023

1969 Farmland Assessment Act, Utah code 59-2-501 through 59-2-515 (amended in 1992)	Date of Application April 6, 2023
Owner Name(s): Terraventure Holdings LTD	Owner telephone number
Owner mailing address: 475 North 300 West Suite 204	City: Kaysville
	State: UT Zip 84037
Lessee (if applicable)	Owner telephone number
Lessee mailing address	City
	State Zip Code
If the land is leased, provide the dollar amount per acres of the rental agreement	Rental amount per acre:


Land Type						
		Acres		Acres	County	Total acreage for this application
Irrigation	I1 I2	51.863 1.525	Orchard		Davis	55.478 AC
Dry Land			Non - Productive			
Meadow			Other (specify) Market			Property serial number (additional space on reverse side) <input checked="" type="checkbox"/> 07-082-0055 (1.525 ac) <input checked="" type="checkbox"/> 09-047-0085 (2.09 ac) <input checked="" type="checkbox"/> 11-085-0026 (2.72 ac) <input checked="" type="checkbox"/> 11-085-0054 (10.99 ac) <input checked="" type="checkbox"/> 11-085-0055 (3.574 ac) <input checked="" type="checkbox"/> 12-109-0317 (31.12 ac) <input checked="" type="checkbox"/> 12-109-0329 (.08 ac) <input checked="" type="checkbox"/> 12-109-0330 (3.379 ac)
Grazing Land	G3	2.09	Home site			

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.

<p>Notary Public</p> <div style="border: 1px solid black; padding: 10px; text-align: center;">  <p><b>Notary Public</b>  <b>NICOLE WILCOX</b>                      Commission # 712784                      My Commission Expires                      August 07, 2024                      STATE OF UTAH</p> </div>	<p style="text-align: center;"><b>County Assessor Use</b></p> <p><input checked="" type="checkbox"/> Approved (Subject to review)    <input type="checkbox"/> Denied</p> <p>Date Application Received:</p> <hr/> <p>County Assessor signature:  <input checked="" type="checkbox"/> <i>[Signature]</i></p> <p>Owner:  <input checked="" type="checkbox"/> <i>[Signature]</i></p> <p>Owner:  <input type="checkbox"/></p> <p>Owner:  <input type="checkbox"/></p> <p>Corporate Name:  <input checked="" type="checkbox"/> Terraventure Holdings LLC</p>
Date Subscribed and sworn 19 April 2023	Notary Public Signature: <i>Nicole Wilcox</i>

Parcel #07-082-0055

BEG AT A PT 384 FT N & 164 FT E TO SE COR OF SOMERSET PLACE CONDOMINIUM, & N 17°24' E 103.08 FT FR SW COR OF SEC 1-T3N-R1W, SLM; & RUN TH N 17°24' E 311.02 FT TO S'LY LINE OF A RD; TH S 72°36" E 207.71 FT, M/L, TO W'LY LINE OF A RD; TH SW'LY 302.98 FT, M/L, ALG THE ARC OF A 7504.5 FT RAD CURVE TO THE RIGHT ALG SD RD TO A PT S 72°36" E OF THE PT OF BEG; TH N 72°36' W 219.0 FT, M/L, TO THE POB. CONT. 1.525 ACRES

#09-047-0085

BEING A PART OF THE SW 1/4 OF SEC 9-T4N-R1W, SLM; & BEG AT A PT ON THE N LINE OF 2000 NORTH STR (ANTELOPE DR), WH IS LOC S 89°18'00" E 836.95 FT & N 00°08'40" E 42.00 FT FR THE SW COR OF SD SEC 9 AS MONUMENTED BY DAVIS CO; & RUN TH N 00°08'40" E 330.82 FT TO THE S LINE OF THE DAVIS & WEBER COUNTIES CANAL; TH ALG SD S LINE THE FOLLOWING (4) CALLS: (1) S 72°04'19" E 110.25 FT, (2) S 77°34'19" E 134.23 FT, (3) S 68°10'35" E 76.35 FT, (4) S 58°43'40" E 12.44 FT; TH S 00°04'24" E 237.04 FT TO THE N LINE OF 2000 NORTH STR; TH N 89°18'00" W 318.65 FT ALG SD N LINE TO THE POB. CONT. 2.09 ACRES

#11-085-0026

PARCEL 2: PART OF THE SW 1/4 OF SEC 30-T4N-R1W, SLM; BEG AT A PT LOC N 00°11'08" E 1320.25 FT ALG THE SEC LINE & N 89°57'21" E 1246.65 FT FR A DAVIS CO BRASS CAP MONU MARKING THE SW COR OF SEC 30-T4N-R1W, SLM; POB BEING ON THE S LINE OF THE N 1/2 OF THE SW 1/4 OF SD SEC 30; RUN TH N 00°02'39" W 360.00 FT; TH N 89°57'21" E 196.50 FT TO THE W'LY LINE OF THE UTAH POWER & LIGHT COMPANY PPTY; TH S 36°25'35" E 447.16 FT ALG SD W'LY LINE; TH S 89°57'21" W 461.74 FT TO THE POB. CONT. 2.72 ACRES

#11-085-0054

PART OF THE SW 1/4 OF SEC 30-T4N-R1W, SLM; BEG AT A PT WH IS LOC N 89°57'58" E 250.82 FT ALG THE N LINE OF SD SW 1/4 & N 89°57'58" E 479.64 FT ALG SD LINE TO THE NW COR OF UTAH POWER & LIGHT PPTY & S 36°25'35" E 895.31 FT ALG W'LY LINE OF ROCKY MOUNTAIN POWER PPTY FR THE W 1/4 COR OF SEC 30-T4N-R1W, SLM; RUN TH S 36°25'35" E 297.35 FT ALG SD W'LY LINE; TH S 89°57'21" W 196.50 FT; TH S 00°02'39" E 360.00 FT; TH S 89°57'21" W 747.85 FT TO THE E LINE OF PPTY CONV IN WARRANTY DEED RECORDED 10/04/2013 AS E# 2770337 BK 5867 PG 536; TH ALG SD LINE THE FOLLOWING FOUR COURSES: N 00°02'39" W 185.00 FT & N 00°11'37" E 58.00 FT & N 00°02'39" W 105.00 FT & N 01°46'41" E 251.59 FT; TH N 89°57'38" E 755.85 FT, M/L, TO SD W'LY LINE OF ROCKY MOUNTAIN POWER PPTY & TO THE POB. CONT. 10.99 ACRES

(NOTE: THIS REMAINING LEGAL WAS WRITTEN IN THE DAVIS COUNTY RECORDER'S OFFICE FOR I.D. PURPOSES. IT DOES NOT REFLECT A SURVEY OF THE PROPERTY.)

#11-085-0055

PART OF THE SW 1/4 OF SEC 30-T4N-R1W, SLM; BEG AT A PT LOC N 89°57'58" E 250.82 FT ALG THE N LINE OF SD SW 1/4 & N 89°57'58" E 479.64 FT ALG SD N

LINE TO THE NW COR OF UTAH POWER & LIGHT PPTY & S 36°25'35" E 445.77 FT ALG W'LY LINE OF ROCKY MOUNTAIN POWER PPTY FR THE W 1/4 COR OF SEC 30-T4N-R1W, SLM; TH S 36°25'35" E 449.54 FT ALG SD W'LY LINE; TH S 89°57'38" W 755.85 FT, M/L, TO THE E LINE OF PPTY CONV IN WARRANTY DEED RECORDED 10/04/2013 AS E# 2770337 BK 5867 PG 536; TH ALG SD LINE THE FOLLOWING SIX COURSES: N 01°46'41" E 31.77 FT & N 37°29'23" E 103.14 FT & N 56°57'47" E 209.23 FT & N 53°34'25" E 113.00 FT & N 89°44'47" E 71.85 FT & N 53°34'25" E 113.00 FT, M/L, TO SD W'LY LINE OF ROCKY MOUNTAIN POWER PPTY & TO THE POB. CONT 3.574 ACRES (NOTE: THIS REMAINING LEGAL WAS WRITTEN IN THE DAVIS COUNTY RECORDER'S OFFICE FOR I.D. PURPOSES. IT DOES NOT REFLECT A SURVEY OF THE PROPERTY.)

#12-109-0317

PART OF THE NE 1/4 SEC 24-T4N-R2W, SLM; BEG AT A PT LOC N 89°49'38" W 2651.52 FT ALG 1/4 SEC LN & N 0°10'31" E 136.22 FT FR THE E 1/4 COR SEC 24-T4N-R2W, SLM; SD PT BEING ON THE N LN OF PPTY CONV IN QC DEED RECORDED DEC 19, 2007 AS E# 2328660 BK 4432 PG 226 & RUN TH N 0°10'31" E 523.30 FT ALG THE 1/4 SEC LN TO THE NW COR OF GRANTORS PPTY, TH S 89°50'13" E 2618.65 FT ALG GRANTORS N LN; TH S 0°11'10" W 266.58 FT, M/L, TO THE N LN OF PPTY CONV IN CORRECTIVE WARRANTY DEEDS RECORDED 11/13/2007 AS E# 2320557 BK 4408 PG 1458 & E# 2320558 BK 4408 PG 1460; TH ALG SD LN THE FOLLOWING 4 COURSES & DIST: N 89°48'50" W 31.67 FT & N 80°58'27" W 79.53 FT & N 89°48'50" W 154.75 FT & S 0°11'10" W 296.00 FT TO THE N LN OF SD QC DEED; TH ALG SD LN THE FOLLOWING 15 COURSES & DIST: N 89°49'37" W 1608.26 FT TO A CURVE TO THE RIGHT; TH ALG SD ARC A DIST OF 4.94 FT (RAD 20.50 FT CHORD BEARS N 82°55'31" W 4.93 FT) & N 0°10'23" E 15.00 FT & N 89°49'41" W 15.00 FT TO A CURVE TO THE RIGHT; TH ALG SD ARC A DIST OF 4.94 FT (RAD 20.50 FT CHORD BEARS N 6°52'44" W 4.93 FT) & N 89°49'41" W 84.01 FT TO A CURVE TO THE RIGHT; TH ALG SD ARC A DIST OF 4.94 FT (RAD 20.50 FT, CHORD BEARS S 7°04'37" E 4.93 FT) & N 89°49'41" W 15.00 FT & S 0°10'22" W 15.00 FT TO A CURVE TO THE RIGHT; TH ALG SD ARC A DIST OF 4.94 FT (RAD 20.50 FT CHORD BEARS S 83°07'07" W 4.93 FT) & N 89°49'33" W 107.97 FT & S 86°21'32" W 120.30 FT & N 89°49'37" W 128.39 FT TO A CURVE TO THE RIGHT; TH ALG SD ARC A DIST OF 236.34 FT (RAD 1008.00 FT, CHORD BEARS N 83°06'37" W 235.80 FT) TO A CURVE TO THE LEFT; TH ALGSD ARC A DIST OF 30.46 FT (RAD 1092.00 FT, CHORD BEARS N 77°11'33" W 30.46 FT) TO THE POB. CONT. 31.12 ACRES (NOTE: THIS REMAINING LEGAL WAS WRITTEN IN THE DAVIS COUNTY RECORDER'S OFFICE FOR I.D. PURPOSES. IT DOES NOT REFLECT A SURVEY OF THE PROPERTY.)

#12-109-0329

PART OF THE NE 1/4 SEC 24-T4N-R2W, SLM; BEG AT A PT LOC N 89°49'38" W 33.00 FT & N 89°49'37" W 20.48 FT ALG THE 1/4 SEC LINE FR THE E 1/4 COR SEC 24-T4N-R2W, SLM; RUN TH N 89°49'38" W 166.96 FT ALG THE 1/4 SEC LINE, TH N 0°11'10" E 30.05 FT, M/L, TO A PT ON THE S LINE OF PPTY CONV IN QC DEED RECORDED 08/10/2009 AS E# 2473936 BK 4835 PG 468; TH ALG SD PPTY THE FOLLOWING FOUR COURSES: S 83°12'23" E 72.79 FT & S 2.50 FT & S 89°49'37" E 94.47 FT & S 0°11'10" W 19.49 FT TO THE POB. CONT. 0.08 ACRES (NOTE: THIS REMAINING LEGAL WAS WRITTEN IN THE DAVIS COUNTY RECORDER'S OFFICE FOR I.D. PURPOSES. IT DOES NOT REFLECT A SURVEY OF THE PROPERTY.)

#12-109-0330

PART OF THE NE 1/4 SEC 24-T4N-R2W, SLM; BEG AT A PT LOC N 89°49'38" W  
220.44 FT ALG 1/4 SEC LINE FR THE E 1/4 COR SEC 24-T4N-R2W, SLM; & RUN TH N  
89°49'38" W 2431.08 FT ALG THE 1/4 SEC LINE TO THE SW COR OF THE NE 1/4 SD  
SEC 24, TH N 0°10'31" E 87.13 FT ALG THE 1/4 SEC LINE TO THE S LINE OF PPTY  
CONV IN QC DEED RECORDED DEC 19, 2007 AS E# 2328660 BK 4432 PG 226 SD PT  
BEING ON A PT OF CURVATURE TO THE RIGHT; TH ALG SD ARC A DIST OF 19.05 FT  
(RAD 1044.00 FT, CHORD BEARS S 76°54'58" E 19.05 FT) TO A CURVE TO THE  
LEFT; TH ALG SD ARC A DIST OF 247.59 FT (RAD 1056.00 FT CHORD BEARS S  
83°06'37" E 247.02 FT); TH S 89°49'37" E 129.98 FT; TH N 87°16'54" E 118.95  
FT; TH S 89°49'37" E 1663.63 FT TO THE MOST W'LY PT OF PPTY CONV IN QC DEED  
RECORDED 08/10/2009 AS E# 2473936 BK 4835 PG 468; TH ALG SD LINE S  
83°12'23" E 256.66 FT; TH S 0°11'10" W 30.05 FT TO THE POB. CONT. 3.379  
ACRES (NOTE: THIS REMAINING LEGAL WAS WRITTEN IN THE DAVIS  
COUNTY RECORDER'S OFFICE FOR I.D. PURPOSES. IT DOES NOT REFLECT A SURVEY  
OF THE PROPERTY.)