

EXHIBIT "A"**EAGLE MOUNTAIN BOULEVARD UTILITY DESCRIPTION**

BEGINNING AT THE SOUTHERLY BOUNDARY OF STATE ROAD 73, SAID POINT BEING NORTH A DISTANCE OF 1113.05 FEET AND EAST A DISTANCE OF 489.07 FEET FROM THE SOUTHWEST CORNER OF SECTION 23, T5S, R2W, SLB&M; THENCE N 62°07'39" E, 62.50 FEET; THENCE S 27°52'21" E, 203.84 FEET; THENCE SOUTHERLY 942.97 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 825.00 FEET CONCAVE TO THE NORTHWEST THROUGH A CENTRAL ANGLE OF 65°29'19" HAVING A CHORD THAT BEARS S 04°52'18" W, 892.47 FEET; THENCE S 37°36'58" W, 109.96 FEET; THENCE SOUTHWESTERLY 1199.68 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 1875.00 FEET CONCAVE TO THE SOUTHEAST THROUGH A CENTRAL ANGLE OF 36°39'34"; HAVING A CHORD THAT BEARS S 19°17'11" W, 1179.32 FEET; THENCE S 00°57'24" W, 1531.33 FEET; THENCE S 00°57'39" W, 2656.50 FEET; THENCE S 00°48'06" W 2653.28 FEET; THENCE S 00°43'49" W, 2463.12 FEET; THENCE SOUTHEASTERLY 1770.49 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 1737.50 FEET CONCAVE TO THE NORTHEAST THROUGH A CENTRAL ANGLE OF 58°23'01", HAVING A CHORD THAT BEARS S 28°27'41" E, 1694.88 FEET; THENCE S 57°39'12" E, 1262.61 FEET; THENCE SOUTHEASTERLY 2590.13 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 2562.50 FEET CONCAVE TO THE SOUTHWEST THROUGH A CENTRAL ANGLE OF 57°54'49", HAVING A CHORD THAT BEARS S 28°41'48" E 2481.27 FEET; THENCE S 00°15'37" W, 1678.30 FEET; THENCE SOUTHEASTERLY 323.23 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 2637.50 FEET CONCAVE TO THE NORTHEAST THROUGH A CENTRAL ANGLE OF 7°01'18", HAVING A CHORD THAT BEARS S 03°15'02" E, 323.02 FEET; THENCE N 83°14'19" E, 7.50 FEET; THENCE SOUTHEASTERLY 2084.60 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 2630.00 FEET CONCAVE TO THE NORTHEAST THROUGH A CENTRAL ANGLE OF 45°24'50", HAVING A CHORD THAT BEARS S 29°28'06" E, 2030.45 FEET; THENCE SOUTHEASTERLY 6497.15 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 9930.00 FEET CONCAVE TO THE NORTHEAST THROUGH A CENTRAL ANGLE OF 37°29'18", HAVING A CHORD THAT BEARS S 70°55'10" E, 6381.88 FEET; THENCE S 89°39'49" E, 3506.49 FEET; THENCE SOUTHEASTERLY 1249.49 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 3070.00 FEET CONCAVE TO THE SOUTHWEST THROUGH A CENTRAL ANGLE OF 23°19'10", HAVING A CHORD THAT BEARS S 78°00'14" E, 1240.88 FEET; THENCE S 23°39'21" W, 140.00 FEET; THENCE NORTHWESTERLY 1192.51 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 2930.00 FEET CONCAVE TO THE SOUTHWEST THROUGH A CENTRAL ANGLE OF 23°19'10", HAVING A CHORD THAT BEARS N 78°00'14" W, 1184.29 FEET; THENCE N 89°39'49" W, 3506.49 FEET; THENCE NORTHWESTERLY 6588.75 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 10070.00 FEET CONCAVE TO THE SOUTHWEST THROUGH A CENTRAL ANGLE OF 37°29'18", HAVING A CHORD THAT BEARS N 70°55'10" W, 6471.86 FEET; THENCE NORTHWESTERLY 2195.56 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 2770.00 FEET CONCAVE TO THE NORTHEAST THROUGH A CENTRAL ANGLE OF 45°24'50", HAVING A CHORD THAT BEARS N 29°28'06" W, 2138.54 FEET; THENCE N 83°14'19" E, 7.50 FEET; THENCE NORTHWESTERLY 338.55 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 2762.50 FEET CONCAVE TO THE NORTHEAST THROUGH A CENTRAL ANGLE OF 7°01'18", HAVING A CHORD THAT BEARS N 03°15'02" W, 338.33 FEET; THENCE N 00°15'37" E, 1678.30 FEET; THENCE NORTHWESTERLY 2463.78 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 2437.50 FEET CONCAVE TO THE SOUTHWEST THROUGH A CENTRAL ANGLE OF 57°54'49", HAVING A CHORD THAT BEARS N 28°41'48" W, 2360.23

FEET; THENCE N 57°39'12" W, 1262.61 FEET; THENCE NORTHWESTERLY 1897.86 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 1862.50 FEET CONCAVE TO THE NORTHEAST THROUGH A CENTRAL ANGLE OF 58°23'01", HAVING A CHORD THAT BEARS N 28°27'42" W, 1816.81 FEET; THENCE N 00°43'49" E, 2463.20 FEET; THENCE N 00°48'06" E, 2653.54 FEET; THENCE N 00°57'39" E, 2656.66 FEET; THENCE N 00°57'24" E, 1531.33 FEET; THENCE NORTHEASTERLY 1279.66 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 2000.00 FEET CONCAVE TO THE SOUTHEAST THROUGH A CENTRAL ANGLE OF 36°39'34", HAVING A CHORD THAT BEARS N 19°17'11" E, 1257.94 FEET; THENCE N 37°36'58" E, 109.96 FEET; THENCE NORTHWESTERLY 800.09 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 700.00 FEET CONCAVE TO THE NORTHWEST THROUGH A CENTRAL ANGLE OF 65°29'19", HAVING A CHORD THAT BEARS N 04°52'18" E, 757.25 FEET; N 27°52'21" W, 203.84 FEET; THENCE N 62°07'39" E, 62.50 FEET TO THE POINT OF BEGINNING. CONTAINING 98.66 ACRES, MORE OR LESS.

EXCLUDING:

93 FOOT WIDE EAGLE MOUNTAIN BOULEVARD CENTERLINE DESCRIPTION
69.97 ACRES

TOTAL UTILITY PARCEL ACREAGE = 28.69 ACRES

SWEETWATER SOUTH ROAD UTILITY DESCRIPTION

BEGINNING AT A POINT THAT LIES N 00°25'52" E, 744.45 FEET ALONG THE SECTION LINE AND WEST 2477.13 FEET FROM THE SOUTHEAST CORNER OF SECTION 12, TOWNSHIP 6 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; THENCE S 71°04'36" E, 50.05 FEET; THENCE S 18°55'24" W, 225.87 FEET; THENCE S 18°55'24" W, 251.79 FEET; THENCE SOUTHERLY 628.64 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 1950.00 FEET CONCAVE TO THE SOUTHEAST THROUGH A CENTRAL ANGLE OF 18°28'16", HAVING A CHORD THAT BEARS S 09°41'16" W, 625.93 FEET; THENCE S 00°27'08" W, 8127.77 FEET; THENCE EAST 4.98 FEET; THENCE SOUTHEASTERLY 1198.09 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 1137.00 FEET CONCAVE TO THE NORTHEAST THROUGH A CENTRAL ANGLE OF 60°22'27", HAVING A CHORD THAT BEARS S 30°11'15" E, 1143.43 FEET; THENCE S 60°22'29" E, 60.02 FEET; THENCE SOUTHEASTERLY 1417.67 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 1395.00 FEET CONCAVE TO THE SOUTHWEST THROUGH A CENTRAL ANGLE OF 58°13'37", HAVING A CHORD THAT BEARS S 31°15'40" E, 1357.45 FEET; THENCE N 88°58'25" W, 100.17 FEET; THENCE NORTHWESTERLY 1310.50 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 1295.00 FEET CONCAVE TO THE SOUTHWEST THROUGH A CENTRAL ANGLE OF 57°58'54", HAVING A CHORD THAT BEARS N 31°23'02" W, 1255.29 FEET; THENCE N 60°22'29" W, 60.02 FEET; THENCE NORTHWESTERLY 1211.00 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 1237.00 FEET CONCAVE TO THE NORTHEAST THROUGH A CENTRAL ANGLE OF 56°05'29", HAVING A CHORD THAT BEARS N 32°19'45" W, 1163.21 FEET; THENCE N 89°32'52" W, 9.17 FEET; THENCE N 00°27'08" E, 8220.87 FEET; THENCE NORTHERLY 660.88 FEET ON THE ARC OF A CURVE HAVING A RADIUS OF 2050.00 FEET CONCAVE TO THE SOUTHEAST THROUGH A CENTRAL ANGLE OF 18°28'16", HAVING A CHORD THAT BEARS N 09°41'16" E, 658.02 FEET; THENCE N 18°55'24" E, 251.79 FEET; THENCE N 18°55'24" E, 225.89 FEET; THENCE S 71°03'31" E, 49.95 FEET TO THE POINT OF BEGINNING.

CONTAINING 27.38 ACRES, MORE OR LESS.

EXCLUDING:

60 FOOT WIDE SWEETWATER ROAD CENTERLINE DESCRIPTION. 16.44 ACRES

TOTAL UTILITY PARCEL ACREAGE = 10.94 ACRES