

15

**Application for Assessment and
Taxation of Agricultural Land**
1969 Farmland Assessment Act

Farmland Assessment Act
UCA 59-2-501 TO 515

Rev. 4/15

To Be Typed or Printed in Ink

Owner(s): Matthew B. Garff MANGO II Milford

Date: 2/6/25

Mailing Address: 111 E. Broadway Suite 900 State: UT Zip: 84111

Lessee (if applicable):

Lessee's Mailing address: _____ State: _____ Zip: _____

County: Iron

Property identification numbers (attach additional sheets if necessary):

(Parcel ID's are on a separate sheet)

00829913

B: 1707 P: 319 Fee \$68.00
Carri R. Jeffries, Iron County Recorder Page 1 of 15
03/06/2025 12:08:44 PM By MANGO II MILFORD LLC



	Acres
Irrigated crop land	
Irrigated Pastures	
Dry land tillable	
Wet meadow	
Grazing land	
Orchard	
Other specify:	

Complete Legal Descriptions (attach additional sheets if necessary): (see attached)

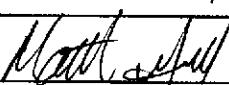
Mango II Milford is part of the Garff Ranch Operations conglomerate.
This land will be used for hay and cattle.

If additional information is needed, please reach out to:
Victoria 801-813-9458 Victoria.j@ultaccounting.com

Matt Hirschi 801-309-9579 matt.H@kengarff.com

Thank you

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 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 a 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 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 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.

Corporate name	Mango II Milford		Notary
Owner X		Date 2/6/25	State of Utah County of Salt Lake
Owner X		Date	Subscribed and sworn before me this 6 day of February, 2025
Owner X		Date	Notary Signature
Owner X		Date	
County Assessor Signature	Brett Wayne Beaumont		VICTORIA CHERYL JONES Notary Public, State of Utah Commission # 740083 My Commission Expires On November 15, 2028
<input checked="" type="checkbox"/> Approved (subject to review)	<input type="checkbox"/> Denied	Notary Stamp	

Application by the owner must be filed on or before May 1, of the current tax year.

00829913

B: 1707 P: 320 Fee \$68.00
 Carri R. Jeffries, Iron County Recorder Page 2 of 15
 03/06/2025 12:08:44 PM By MANGO II MILFORD LLC

Owners...

Account No Parcel	Parcel No	District Acres	Owner	Situs
Legal				
0149234	E-0013-0000-0000	10 40.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111	
	NW1/4SW1/4 OF SEC 9, T31S, R12W, SLM.			
0151297	E-0018-0000-0000	10 535.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111	
	SE1/4; E1/2SW1/4 & NW1/4SW1/4 OF SEC 17, T31S, R12W, SLM; EXCPT THEREFR: COM AT SECOR OF NE1/4SW1/4 OF SD SEC 17; W 521.375 FT; N 1043.55 FT; E 1043.55 FT; S 1043.55 FT; W 521.375 FT TO POB; SUBJ TO R/W FOR CNTY RD; E1/2NW1/4; SW1/4NW1/4SW1/4OF SEC 20, T31S, R12W, SLM.			
0154432	E-0021-0000-0000	10 320.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111	
	NE1/4 & SE1/4 OF SEC 20, T31S, R12W, SLM.			
0154952	E-0022-0001-0000	10 236.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111	
	SW1/4 OF SEC 30, T31S, R12W, SLM; EXCPT THEREFR: COM AT SE COR OF SW1/4 OF SEC 30; N 1043.55 FT; W 1043.55 FT; S 1043.55 FT; E 1043.55 FT TO POB; SUBJ TO R/W FOR CNTY RD; S 69 AC OF SE1/4 OF SEC 30, T31S, R12W, SLM; SUBJ TO EASE DESC REC BK 652/401; SUBJ TO R/W EASE DESC REC BK 1151/1437; SUBJ TO R/W EASE DESC REC BK 1258/1344.			
0156494	E-0030-0000-0000	10 320.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111	
	NE1/4 & SE1/4 OF SEC 7, T32S, R12W, SLM; SUBJ TO R/W FOR CNTY RD.			
0155140	E-0420-0000-0000	10 310.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111	
	LOTS 5, 6, 11 & 12, SEC 4, & LOTS 7 -10, SEC 5, T31S, R13W, SLM; EXCPT THEREFR PARTLYING W/IN BNDRY OF CNTRY RD R/W. TOG W/ WTR DESC REC BK 528/886. SUBJ TO EASE DESC REC BK 551/778. EXCL E-420-1. EXCPT THEREFR DESC REC BK 913/832.			
0155181	E-0422-0000-0000	10 687.43	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111	
	LOTS 3 -14, E1/2SW1/4 & SE1/4 OF SEC 6, T31S, R13W, SLM; EXCPT THEREFR PART LYING W/IN BNDRY OF CNTRY RD R/W. TOG W/ WTR DESC REC BK 528/886. SUBJ TO EASE DESC REC BK 551/778. EXCL E-422-1. EXCPT THEREFR DESC REC BK 913/832.			
0155207	E-0425-0426-0427	10 571.88	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111	
	SEC 7, T31S, R13W, SLM; EXCL 9 AC FOR RD; SUBJ TO EASE DESC REC BK 551/778; SUBJ TO AGREEMENT DESC REC BK 876/883; SUBJ TO R/W EASE DESC REC BK 1338/1273 & BK 1338/1276.			
0155280	E-0430-0460-0447	10 680.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111	
	E1/2 SEC 10, T31S, R13W, SLM; NE1/4NE1/4 SEC 27, T31S, R13W, SLM; W1/2 SEC 20, T31S, R13W, SLM; SUBJ TO EASE DESC REC BK 551/778.			
0155215	E-0443-0444-0000	10 310.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111	23959 N 13676 W
	E1/2 SEC 18, T31S, R13W, SLM; EXCL 3 AC FOR RD; SUBJ TO EASE DESC REC BK 551/778. EXCL E- 443-2. SUBJ TO AGREEMENT DESC REC BK 876/883; SUBJ TO U/G R/W EASE DESC REC BK 1338/1267 & BK 1338/1270.			
0155231	E-0445-0446-0000	10 520.51	MANGO II - MILFORD L L C	

00829913B: 1707 P: 321 Fee \$68.00
Carri R. Jeffries, Iron County Recorder Page 3 of 15
03/06/2025 12:08:44 PM By MANGO II MILFORD LLC**Owner**

Account No Parcel	Parcel No	District Acres	Owner
Legal			
111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111			
ALL SEC 19, T31S, R13W, SLM. SUBJ TO EASE DESC REC BK 551/778. EXCL THEREFR N 1500.64 FT OF NW1/4 OF SEC 19. SUBJ TO R/W EASE DESC REC BK 1113/611.			
0155488	E-0456-0000-0000	10 640.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111
ALL OF SEC 25, T31S, R13W, SLM; EXCPT THEREFR THAT PART LYING W/IN CNTY RD R/W.			
0155520	E-0457-0001-0000	10 320.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111
NE1/4 & SE1/4 OF SEC 26, T31S, R13W, SLM.			
0155769	E-0462-0001-0000	10 108.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111
W1/2NW1/4, NE1/4NW1/4 SEC 29, T31S, R13W, SLM; EXCL RAILROAD R/W (12 ACRES) SUBJ TO EASE DESC REC BK 551/778.			
0155785	E-0463-0464-0000	10 628.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111
ALL SEC 30, T31S, R13W, SLM; EXCL 12 AC TO S.L. & L.A.R.R. R/W; SUBJ TO EASE DESC REC BK 551/778.			
0156247	E-0475-0000-0000	10 320.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111
NE1/4 & SE1/4 OF SEC 35, T31S, R13W, SLM.			
0156262	E-0476-0000-0000	10 20.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111
S1/2NE1/4SW1/4 SEC 1, T32S, R13W, SLM.			
0367554	E-0476-0002-0000	10 120.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111
S1/2SW1/4; NW1/4SW1/4 OF SEC 1, T32S, R13W, SLM.			
0156387	E-0480-0001-0000	10 320.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111
NE1/4 & SE1/4 OF SEC 2, T32S, R13W, SLM; SUBJ TO R/W FOR CNTY RD.			
0156395	E-0497-0001-0000	10 160.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111
SE1/4 OF SEC 11, T32S, R13W, SLM.			
0156437	E-0500-0000-0000	10 320.00	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111
NW1/4 & SW1/4 OF SEC 13, T32S, R13W, SLM; SUBJ TO R/W FOR CNTY RD.			
0161205	E-0689-0689-0001	10 887.92	MANGO II - MILFORD L L C 111 EAST BROADWAY SUITE 900 SALT LAKE CITY, UT 84111
LOTS 1 TO 16 INCL. SW1/4; SE1/4 SEC 1, T31S, R14W, SLM; SUBJ TO EASE DESC REC BK 551/778.			
0161262	E-0694-0694-0001-695	10 640.00	MANGO II - MILFORD L L C

Ownership Report (PDF)

Account No Parcel	Parcel No	District Acres	Owner	Situs
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Legal

111 EAST BROADWAY SUITE 900
SALT LAKE CITY, UT 84111

ALL SEC 25,T31S,R14W, SLM; SUBJ TO EASE DESC REC BK 551/778.

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B: 1707 P: 322 Fee \$68.00
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03/05/2025 12:08:44 PM By MANGO II MILFORD LLC



Greenbelt Survey

Please complete the following survey and return with your Greenbelt documents. OWNERS PHONE NUMBER REQUIRED TO CONDUCT AUDITS, FAILURE TO PROVIDE WILL RESULT IN REJECTION OF APPLICATION.

Best Contact Phone #: 801-309-9579

Re: Parcel Number(s): (Please see attached)

	Yes	No
1. Is the above referenced property actively devoted to agriculture?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Do you farm or ranch the property yourself?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3. Do you have the property leased to someone else?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

If yes:

a. Name of Lessee Smithfield / Murphy Brown and Carters Agriculture
b. Do you have a written lease?

If yes, please attach a copy

If no, please have your lessee fill out the enclosed "Lessee's Signed Statement"

	Yes	No	Number of Acres
4. Is the property irrigated cropland	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____
irrigated pasture	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____
sub-irrigated pasture	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____
dryland cropland	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____
grazing	<input checked="" type="checkbox"/>	<input type="checkbox"/>	_____
non-productive	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____

not currently being used

(if a combination of the above, please check all that apply)

5. If the property is not currently being used, please explain N/A

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6. If the property is cropland, what is the ave

Alfalfa 0 ton

Oat Hay 0 tons/acre

Oats 0 bushels/acre

Wheat 0 bushels/acre

Other 0 /acre (Please specify "other" _____)

7. If the property is graze land, please answer all of the following that pertain:

of sheep grazed _____ approximate length of time per year _____

of cattle grazed leased approximate length of time per year unknown

of other animals _____ approximate length of time per year _____

(please specify "other animals" _____)

Notice to Property Owners:

All owners are responsible to make sure that lessees are actually farming or grazing the herein described property. Simply having an "agreement" with someone to use the property is not sufficient. In order for the property to receive Greenbelt consideration, it must be **actively used for agricultural purposes**. Both the Iron County Assessor's Office and the State Tax Commission conduct periodic usage audits.

INSTRUCTIONS: the **owner** of the property must fill out the upper portion of this statement. The lower portion must be filled out and signed by the **lessee** of the property.

Owner(s): Matt B. Garff

Serial No(s): _____

Legal Description(s):

Parcel ID's and Legal descriptions are attached.

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B: 1707 P: 324 Fee \$68.00
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**Farmland Assessment Act
Lessee's Signed Statement of Land Use**

(Leases are attached)

This Affidavit is given and issued between:

Current Owner and _____
Lessee

Land use began on _____ and extends through _____
Mo./day/yr. Mo./day/yr.

Type of Crop _____ Quantity per acre _____

Type of Livestock _____ Number of Animals _____

Length of time animals grazed on property annually _____

Please read carefully:

Lessee hereby affirms and declares under penalties of perjury that said land makes a significant contribution to his overall agricultural operation, and the land produces in excess of 50% of the average agricultural production per acre for a given type of land and the given county area annually. Without the contribution of the above described land, it would significantly affect or diminish lessee's overall operation as an agricultural unit.

Lessee's Signature

Address Phone No.

DATED this _____ day of _____ 20____

Parcel ID's for Iron County

Blue Mountain South (Iron County)

- a. E-0456-0000-0000 ✓
- b. E-0457-0001-0000 ✓
- c. E-0475-0000-0000 ✓
- d. E-0476-0000-0000 ✓
- e. E-0476-0002-0000 ✓
- f. E-0480-0001-0000 ✓
- g. E-0497-0001-0000 ✓
- h. E-0500-0000-0000 ✓
- i. E-0030-0000-0000 ✓
- j. E-0021-0000-0000 ✓
- k. E-0022-0001-0000 ✓
- l. E-0013-0000-0000 ✓
- m. E-0018-0000-0000 ✓

Blue Mountain West (Iron County)

- a. E-0420-0000-0000 ✓
- b. E-0425-0426-0427 ✓
- c. E-0443-0444-0000 ✓
- d. E-0430-0460-0447 ✓
- e. E-0445-0446-0000 ✓
- f. E-0462-0001-0000 ✓
- g. E-0463-0464-0000 ✓
- h. E-0694-0694-0001-695 ✓
- i. E-0422-0000-0000 ✓
- j. E-0689-0689-0001 ✓

00829913

B: 1707 P: 325 Fee \$68.00
Carri R. Jeffries, Iron County Recorder Page 7 of 15
03/06/2025 12:08:44 PM By MANGO II MILFORD LLC



When recorded mail to: Mango II – Milford, LLC
111 East Broadway, Suite 900
Salt Lake City, UT 84111

MEMORANDUM OF LEASE

This MEMORANDUM OF LEASE is made and entered into as of December 17, 2024, by and by and between MANGO II – MILFORD, LLC, a Utah limited liability company ("Landlord"), and MURPHY-BROWN LLC, a Delaware limited liability company ("Tenant").

WITNESSETH

WHEREAS, pursuant to that certain Lease Agreement (the "Lease") of even date herewith by and between Landlord and Tenant, Tenant leases from Landlord, together with all fixtures, buildings, structures, improvements, and appurtenances thereto, the following premises (collectively, the "Premises") : (a) the Office Property (as defined in the Lease and a portion of Parcel 6 of Milford Feed Mill more particularly described on Exhibit A attached hereto), located at 341 S. Main Street, Milford, Utah 84713, and known as Parcel ID 05-0007-0019, and (b) portions of the Property (as defined in the Lease and attached hereto as Exhibit A) more particularly depicted on Exhibit B attached hereto and made a part hereof.

WHEREAS, the parties hereto desire to enter into this Memorandum of Lease for the purpose of recording a document in the Real Property Records of Beaver County, Iron County, and Millard County, Utah that will provide public notice of the existence of the Lease and certain of its terms and conditions.

NOW, THEREFORE, the parties hereto do hereby certify and agree as follows:

1. Lease of Premises. Landlord leases to Tenant, and Tenant leases from Landlord, for the Term (as defined below) and subject to the provisions of the Lease, to each of which Landlord and Tenant mutually agree, the Premises.

2. Term. The term of the Lease (the "Term") shall be the period commencing on the date hereof (the "Effective Date") and continuing for a term of ten (10) years, unless extended or terminated in accordance with the provisions of the Lease.

3. Successors and Assigns. The Lease provides that the provisions of the Lease are binding upon and inure to the benefit of Landlord and Tenant and each of their respective representatives, successors and assigns, subject to certain limitations.

4. Purpose of Memorandum of Lease. This Memorandum of Lease, when recorded in the Land Records of Beaver County, Iron County, and Millard County, Utah is intended to serve as public notice of the existence of the Lease and of certain of its terms and conditions. This Memorandum of Lease does not describe or refer to all of the terms or conditions contained in the Lease, nor is this Memorandum of Lease intended to modify, amend or vary any of the terms or conditions set forth in the Lease.

00829913

B: 1707 P: 326 Fee \$68.00
Carri R. Jeffries, Iron County Recorder Page 8 of 15
03/06/2025 12:08:44 PM By MANGO II MILFORD LLC

COURTESY RECORDING ONLY

Cottonwood Title disclaims any liability as to the condition of title and as to the content, validity, or effects of this document.

00827402 B: 1700 P: 628

B: 1700 P: 628 Fee \$116.00

Carri R. Jeffries, Iron County Recorder - Page 1 of 66

12/23/2024 03:52:57 PM By: COTTONWOOD TITLE INSURANCE AGENCY, INC.

When recorded mail to: Mango II – Milford, LLC
111 East Broadway, Suite 900
Salt Lake City, UT 84111

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B: 1707 P: 327 Fee \$68.00
Carri R. Jeffries Iron County Recorder Page 9 of 15
03/06/2025 12:08:44 PM By MANGO II MILFORD LLC

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liability as to the condition of title
and as to the content, validity,
or effects of this document.

00829913

B: 1707 P: 328 Fee \$68.00
Carri R. Jeffries, Iron County Recorder Page 10 of 15
03/05/2025 12:08:44 PM By MANGO II MILFORD LLC

When recorded mail to: Mango II – Milford, LLC
111 East Broadway, Suite 900
Salt Lake City, UT 84111

ENT# 284388 Pg 1 of 66
Date: 23-Dec-2024 04:08 PM
Fee: \$204.00 ACH
Filed By: MC
CINDY PETERSON, RECORDER
BEAVER COUNTY CORPORATION
For: COTTONWOOD TITLE INSURANCE AGENCY, I
Recorded Electronically by Simplifile

MEMORANDUM OF LEASE

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COURTESY RECORDING ONLY

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When recorded mail to:

Mango II – Milford, LLC
111 East Broadway, Suite 9
Salt Lake City, UT 84111

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Carri R. Jeffries, Iron County Recorder Page 11 of 15
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NOW, THEREFORE, the parties hereto do hereby certify and agree as follows:

1. Lease of Premises. Landlord leases to Tenant, and Tenant leases from Landlord, for the Term (as defined below) and subject to the provisions of the Lease, to each of which Landlord and Tenant mutually agree, the Premises.

2. Term. The term of the Lease (the “Term”) shall be the period commencing on the date hereof (the “Effective Date”) and continuing for a term of ten (10) years, unless extended or terminated in accordance with the provisions of the Lease.

3. Successors and Assigns. The Lease provides that the provisions of the Lease are binding upon and inure to the benefit of Landlord and Tenant and each of their respective representatives, successors and assigns, subject to certain limitations.

4. Purpose of Memorandum of Lease. This Memorandum of Lease, when recorded in the Land Records of Beaver County, Iron County, and Millard County, Utah is intended to serve as public notice of the existence of the Lease and of certain of its terms and conditions. This Memorandum of Lease does not describe or refer to all of the terms or conditions contained in the Lease, nor is this Memorandum of Lease intended to modify, amend or vary any of the terms or conditions set forth in the Lease.

COURTESY RECORDING ONLY

Cottonwood Title disclaims any liability as to the condition of title and as to the content, validity, or effects of this document.

5. Restriction on Landlord Use. Except with regard to Tenant's activities on the Premises pursuant to this Lease, during the Term, Landlord shall not permit hog husbandry, or the transportation, raising, housing or processing of swine, on the Premises or any portion thereof. This restriction shall not create a duty for Landlord to restrict transportation on or across public highways and roads on the Premises or across private easements currently in existence that Landlord does not control.

6. Restrictions on Transfer. Except as otherwise set forth herein, nothing in this Lease may be deemed to require Landlord to obtain Tenant's consent to any sale, assignment, transfer, or encumbrance of any of Landlord's interest in the Property, the Premises, or the Common Areas (as defined in the Lease); provided, however, that, notwithstanding anything set forth herein to the contrary, Tenant's prior written consent, which consent may be withheld by Tenant in its sole and absolute discretion, shall be required if (i) Landlord (or its parent entity) becomes directly or indirectly controlled (through ownership, by contract or otherwise) by any person or entity (including, without limitation, their direct and indirect owners and legal successors) (x) engaged in hog farming or the sale, production, manufacturing or processing of swine meat or swine protein products, (y) a Competitor (as defined in the Lease), or (z) an Opposition Group (as defined in the Lease), or (ii) Landlord directly or indirectly sells, assigns or transfers the Property, the Leased Premises, the Office Property (as defined in the Lease) or the Common Areas, or grants an encumbrance against the Property, the Leased Premises, the Office Property or the Common Areas, to any Competitor or Opposition Group.

[Signatures to Follow.]

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B: 1707 P: 330 Fee \$88.00 Page 12 of 15
Carri R. Jeffries, Iron County Recorder 03/06/2025 12:08:44 PM By MANGO II MILFORD LLC

IN WITNESS WHEREOF, Landlord and Tenant have executed this Memorandum of Lease on the date first set forth above.

LANDLORD

MANGO II - MILFORD, LLC,
a Utah limited liability company

By: Matthew B. Gaff
Name: Matthew B. Gaff
Title: Manager

ACKNOWLEDGMENT

COMMONWEALTH/STATE OF Utah

COUNTY OF Salt Lake

I certify that the following persons personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

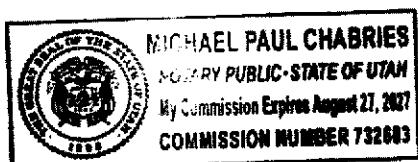
Matthew B. Gaff, as Manager

Date: 12-16-2024

Michael P. Chabries
Official Signature of Notary

(Official Seal)

Michael P. Chabries
Notary's printed or typed name



My commission expires:

8-27-2027

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B: 1707 P: 331 Fee \$68.00
Carri R. Jeffries, Iron County Recorder Page 13 of 15
03/06/2025 12:08:44 PM By MANGO II MILFORD LLC



TENANT

MURPHY-BROWN LLC
a Delaware limited liability company

By: Mark Hall

Name: Mark Hall

Title: Vice President

ACKNOWLEDGMENT

COMMONWEALTH/STATE OF Virginia
COUNTY OF Isle of Wight

I certify that the following persons personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Mark Hall, as Vice President

Date: 12/17/2024

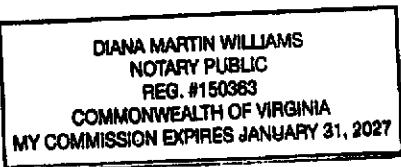
Diana Martin Williams
Official Signature of Notary

(Official Seal)

Diana Martin Williams
Notary's printed or typed name

My commission expires:

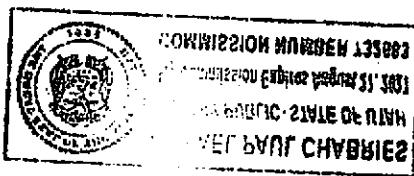
1/31/2027



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B: 1707 P: 332 Fee \$68.00
Carri R. Jeffries, Iron County Recorder Page 14 of 15
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B: 1707 P: 333 Fee \$68.00
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