

Descriptions

Parcel 1

A part of the Northeast Quarter of Section 20; Township 14 South, Range 10 East, Salt Lake Base and Meridian, U.S. Survey, in Price City, Carbon County, Utah:

Beginning at a Rebar and Cap Stamped PLS 343635 found marking the Southwest Corner of Creekview Plaza - Big O Tire Subdivision recorded as Entry No. 800950 in Book 699 at Page 613 in the Official Records of Carbon County, located 2515.78 feet South 88°42'20" West along a line between a PK nail found marking the Northeast Corner of said Section 20 and an Aluminum cap reference monument for the Northwest Corner of said Section 20; 88.42 feet South to the Northwest corner of said Subdivision; and 146.16 feet South 10°13'07" East (South 9°38'59" East 146.08 feet record) from said PK nail; and running thence North 80°02'59" East 250.70 feet (South 80°36'34" West 250.56 feet record) along the Southerly line of said Subdivision to a mag nail found marking the Southeast Corner thereof on the West line of the Price Oil Express Lot Split recorded as Entry No. 805872 in Book 723 at Page 150 in the Official Records of Carbon County; thence South 0°30'26" East (South record) 51.37 feet along said West line to a mag nail found marking the Southwest Corner of said Lot Split; thence North 80°02'49" East 250.92 feet (South 80°32'56" West 250.81 feet record) to a point on a curve on the Southwesterly line of Price River Drive as it exists at a 33.00 foot half-width as dedicated per that certain Plat recorded in Book 4 of Plats at Page 229 in the Official Records of Carbon County; thence Southeasterly along the arc of a 413.00 foot radius curve to the left a distance of 133.95 feet (Center bears North 72°51'05" East, Central Angle equals 18°34'59" and Long Chord bears South 26°26'24" East 133.36 feet) along said Southwesterly line to a point on said curve; thence South 54°16'06" West 48.12 feet along a radial line; thence South 46°43'04" East 34.18 feet; thence South 43°16'56" West 152.50 feet; thence South 46°43'04" East 25.68 feet; thence South 80°02'05" West 170.63 feet; thence North 10°22'39" West 9.74 feet; thence South 79°37'00" West 228.42 feet to and along an existing demising wall to a point on a curve on the Westerly line of said Plat recorded in Book 4 of Plats at Page 229 in the Official records of Carbon County; thence along said Westerly line the following two courses: Northwesterly along the arc of a 636.197 foot radius curve to the right a distance of 29.96 feet (Center bears North 77°04'59" East, Central Angle equals 2°41'54" and Long Chord bears North 11°34'04" West 29.96 feet) to a point of tangency; and North 10°13'07" West 300.78 feet to the Southwest Corner of said Subdivision and the point of beginning.

Contains 148,399 sq. ft.
or 3.407 acres

Parcel 2

A part of the Northeast Quarter of Section 20; Township 14 South, Range 10 East, Salt Lake Base and Meridian, U.S. Survey, in Price City, Carbon County, Utah:

Beginning at a point located 2001.90 feet South 88°42'20" West along a line between a PK nail found marking the Northeast Corner of said Section 20 and an Aluminum cap reference monument for the Northwest Corner of said Section 20; and 583.16 feet South 1°17'40" East from said PK nail; and running thence South 80°02'05" West 174.13 feet; thence South 38°15'21" West 154.67 feet; thence South 55°23'35" West 94.64 feet along a radial line to a point on a curve on the Southwesterly line of that certain Plat recorded in Book 4 of Plats at Page 229 in the Official Records of Carbon County; thence Northwesterly along the arc of a 636.197 foot radius curve to the right a distance of 240.84 feet (Center bears North 55°23'35" East, Central Angle equals 21°41'24" and Long Chord bears North 23°45'43" West 239.40 feet) along said Southwesterly line; thence North 79°37'00" East 228.42 feet; thence South 10°22'39" East 9.74 feet; thence North 80°02'05" East 170.63 feet; thence South 46°43'04" East 64.37 feet; thence South 0°30'26" East 30.75 feet to the point of beginning.

Contains 56,633 sq. ft.
or 1.300 acres

Parcel 3

A part of the Northeast Quarter of Section 20; Township 14 South, Range 10 East, Salt Lake Base and Meridian, U.S. Survey, in Price City, Carbon County, Utah:

Beginning at a point located 2001.90 feet South 88°42'20" West along a line between a PK nail found marking the Northeast Corner of said Section 20 and an Aluminum cap reference monument for the Northwest Corner of said Section 20; and 583.16 feet South 1°17'40" East from said PK nail; and running thence South 0°30'26" East 39.48 feet; thence South 67°36'23" East 56.11 feet; thence North 65°09'24" East 54.79 feet; thence South 0°34'08" East 113.87 feet; thence South 89°25'52" West 80.84 feet; thence South 0°34'08" East 36.53 feet; thence South 89°25'52" West 26.04 feet; thence South 38°38'51" West 39.61 feet; thence South 0°32'31" East 194.76 feet to and along an existing building wall to the Southerly line of that certain Survey filed as Entry No. 846378 in Book 935 at Page 483 in the Official Records of Carbon County; thence along said Southerly line the following two courses: North 56°49'38" West 91.43 feet; and North 15°30'40" West 30.11 feet to the Southwesterly line of that certain Plat recorded in Book 4 of Plats at Page 229 in the Official Records of Carbon County; thence along said Southwesterly line the following six courses: South 89°25'52" West 46.77 feet to a point on a curve; thence Southeasterly along the arc of a 596.197 foot radius curve to the left a distance of 5.00 feet (Center bears North 34°19'13" East, Central Angle equals 0°28'50" and Long Chord bears South 55°55'13" East 5.00 feet) to a point of tangency; South 56°09'37" East 45.00 feet; South 15°22'50" East 61.24 feet; North 56°09'37" West 91.37 feet to a point of curvature; and Northwesterly along the arc of a 636.197 foot radius curve to the right a distance of 239.32 feet (Central Angle equals 21°33'12" and Long Chord bears North 45°23'01" West 237.91 feet) to a point on said curve; thence North 55°23'35" East 94.64 feet along a radial line; thence North 38°15'21" East 154.67 feet; thence North 80°02'05" East 174.13 feet to the point of beginning.

Contains 99,633 sq. ft.
or 2.287 acres

Parcel 4

A part of the Northeast Quarter of Section 20; Township 14 South, Range 10 East, Salt Lake Base and Meridian, U.S. Survey, in Price City, Carbon County, Utah:

Beginning at a point on the West line of the East Parcel of that certain Survey filed as Entry No. 846378 in Book 935 at Page 483 in the Official Records of Carbon County; located 1719.49 feet South 88°42'20" West along a line between a PK nail found marking the Northeast Corner of said Section 20 and an Aluminum cap reference monument for the Northwest Corner of said Section 20; and 641.15 feet South 1°17'40" East from said PK nail; and running thence along said West line the following four courses: South 0°34'08" East 280.42 feet to the South line of the Southwest Parcel of that certain Plat recorded in Book 4 of Plats at Page 229 in the Official Records of Carbon County; South 89°25'52" West 37.29 feet along said South line; South 0°34'08" East 178.69 feet; and South 32°23'45" West 108.02 feet to a point on a curve on the South line of said Survey; thence along said South line the following three courses: Northwesterly along the arc of a 558.366 foot radius curve to the left a distance of 136.30 feet (Center bears South 47°13'53" West, Central Angle equals 13°59'10" and Long Chord bears North 49°45'42" West 135.96 feet); North 33°10'22" East 20.00 feet; and North 56°49'38" West 151.16 feet; thence North 0°32'31" West 194.76 feet to and along an existing building wall; thence North 38°38'51" East 39.61 feet; thence North 89°25'52" East 26.04 feet; thence North 0°34'08" West 36.53 feet; thence North 89°25'52" East 80.84 feet; thence North 0°34'08" West 98.31 feet; thence North 89°25'52" East 181.55 feet to the point of beginning.

Contains 122,023 sq. ft.
or 2.801 acres

Parcel 5

A part of the Northeast Quarter of Section 20; Township 14 South, Range 10 East, Salt Lake Base and Meridian, U.S. Survey, in Price City, Carbon County, Utah:

Beginning at a point on the West line of the East Parcel of that certain Survey filed as Entry No. 846378 in Book 935 at Page 483 in the Official Records of Carbon County; located 1719.49 feet South 88°42'20" West along a line between a PK nail found marking the Northeast Corner of said Section 20 and an Aluminum cap reference monument for the Northwest Corner of said Section 20; and 641.15 feet South 1°17'40" East from said PK nail; and running thence South 89°25'52" West 181.55 feet; thence North 0°34'08" West 159.74 feet; thence North 36°25'06" East 71.52 feet along a radial line to a point on the Southwesterly line of Price River Drive as it exists at a 33.00 foot half-width as dedicated per that certain Plat recorded in Book 4 of Plats at Page 229 in the Official Records of Carbon County; thence