

## PROPERTY ACCESS LICENSE AGREEMENT

PARTIES TO LICENSE AGREEMENT: [1] Adam Heindorff ("Adam") and [2] James Lawrence ("James") and Lacie Lawrence ("Lacie")

SCOPE OF LICENSE AGREEMENT: This License addresses the northernmost 22 feet of parcel 02:002:0013 ("Adam's Property"), which is currently burdened by an easement, and benefitting two parcels bordering Adam's Property to the north: parcel 02:002:0080 ("Lawrence Property 1") and parcel 02:002:0085 ("Lawrence Property 2") and is intended to replace all prior easements, access agreements, rights of way, and any other entitlements, of any kind, that create any access and/or entry rights benefitting Lawrence Property 1 and/or Lawrence Property 2 and burdening Adam's Property.

ACCESS PERMITTED BY LICENSE AGREEMENT: James and Lacie are granted a license to enter Adam's Property through a gate on the eastern boundary of Adam's Property as well as through two gates on the northern boundary of Adam's Property between Adam's Property and the Lawrence Property 1 as well as Lawrence Property 2.

Adam also expressly acknowledges that any residential tenant with a leasehold interest in Lawrence Property 1 is granted the same access that is permitted to James Lawrence and Lacie Lawrence.

Adam also expressly acknowledges that he will grant access, not to be unreasonably withheld, as circumstances and necessities arise, upon written request from James Lawrence and/or Lacie Lawrence and written acceptance by Adam Heindorff.

No further access license is contemplated, permitted, or granted by this License Agreement; all licensed entrants will respect the scope of the license and will ensure that all gates are closed when not being opened for entry and/or exit pursuant to this license.

James, Lacie, the above-referenced tenants, and any others granted permission to use this license accept Adam's Property in an "AS-IS" condition and will enter upon Adam's Property at their sole risk and hazard. James, Lacie, and their agents hereby release Adam from any claims relating to the condition of Adam's Property and the entry upon Adam's Property by them. Adam hereby releases James, Lacie, the above-referenced tenants, and any others granted permission to use this license from all liability from the use of this license excepting any willful or negligent damages to Adam's Property.

CONSIDERATION: The parties have negotiated and resolved the consideration for this Agreement in a separate document.

LICENSE EFFECTIVE AND EXPIRATION DATES: This Agreement is effective as of May 24, 2024 and will expire on Friday, August 23, 2024 at 11:59 pm. After, Friday August 23, 2024, all of the access allowed by the section titled ACCESS PERMITTED BY LICENSE AGREEMENT will be revoked and no longer authorized, and any entitlements to access granted by this Agreement will no longer be effective.

RECORDING: Adam will record this document on Adam's Property and is authorized to record this document on Lawrence Property 1 and Lawrence Property 2. Furthermore, if Adam records a written notice of revocation, such an action is specifically authorized by this Agreement.

*Signatures of Parties appear on pages 3 and 4 of this document*

Adam Heindorff  
Adam Heindorff

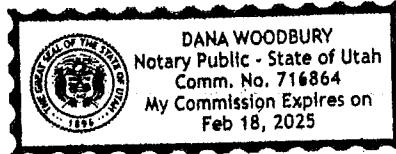
Date: 8.29.24

State of Utah)

County of Utah)

On the 29<sup>th</sup> day of August 2024 personally appeared before me Adam Heindorff, a signer of the foregoing instrument who duly acknowledged to me that he executed the same.

Dana Woodbury  
DANA WOODBURY  
Notary Public  
My Commission Expires: 12/10/2025



\*\*\*

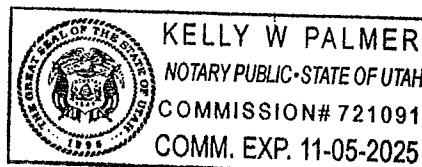
James Lawrence

Date: 8-27-24

State of Utah)  
County of Utah)

On the 27<sup>th</sup> day of June 2024 personally appeared before me James Lawrence, a signer of the foregoing instrument who duly acknowledged to me that he executed the same.

Kelly W. Palmer  
Notary Public  
My Commission Expires: 11/15/2025



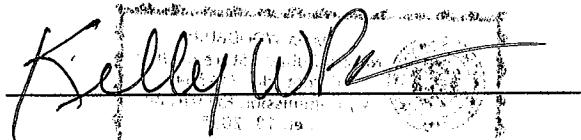
\*\*\*



Lacie Lawrence

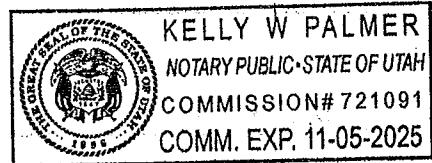
State of Utah)  
County of Utah)

On the 22<sup>nd</sup> day of June 2024 personally appeared before me Lacie Lawrence, a signer of the foregoing instrument who duly acknowledged to me that she executed the same.



Notary Public

My Commission Expires: 11-15-2025



## EXHIBIT A

Legal Description of Adam's Property:

Commencing at the Northeast Corner of Lot 8, Block 2, Plat "A," Alpine City Survey of Building Lots; thence running North 22 feet; thence West 16 rods and 3 feet; thence South 104.5 feet; thence East 16 rods and 3 feet; thence North 5 rods to the place of beginning.

Legal Description of Lawrence Property 1:

Beginning at a point 22 feet North of the Northeast Corner of Lot 8, Block 2, Plat "A", Alpine City Survey; and running thence North 110.65 feet; thence West 161.00 feet; thence South 110.65 feet; thence East 161.00 feet to the point of beginning.

Less and Excepting Boundary Line Agreements recorded March 17, 2016 as Entry No. 22533:2016, 22534:2016 and 22535:2016 of Official Records.

Less and Excepting Boundary Line Agreements recorded July 7, 2016 as Entry No. 62369:2016 and 62371:2016 of Official Records.

Together with an Easement and right of way for access purposes over, along and across the North 22 feet of the following described property:

Commencing at the Northeast Corner of Lot 8, Block 2, Plat "A," Alpine City Survey of Building Lots; thence running North 22 feet; thence West 16 rods and 3 feet; thence South 104.5 feet; thence East 16 rods and 3 feet; thence North 5 rods to the place of beginning.

Legal Description of Lawrence Property 2:

Commencing North 22 feet and West 161 feet from the Northeast Corner of Lot 8, Block 2, Plat A, Alpine City Survey; thence North 110.65 feet; thence West 89.5 feet; thence South 110.65 feet; thence East 89.5 feet to the point of beginning.

Less and Excepting Boundary Line Agreements recorded March 17, 2016 as Entry No. 22533:2016, 22534:2016 and 22535:2016 of Official Records.

Less and Excepting Boundary Line Agreements recorded July 7, 2016 as Entry No. 62369:2016 and 62371:2016 of Official Records.

Together with an Easement and right of way for access purposes over, along and across the North 22 feet of the following described property:

Commencing at the Northeast Corner of Lot 8, Block 2, Plat "A," Alpine City Survey of Building Lots; thence running North 22 feet; thence West 16 rods and 3 feet; thence South 104.5 feet; thence East 16 rods and 3 feet; thence North 5 rods to the place of beginning.