

Ent 517035 Bk 1402 Pg 1389 - 1395
MARCY M. MURRAY, Recorder
WASATCH COUNTY CORPORATION
2022 Mar 24 03:52PM Fee: \$40.00 TC
For: Cottonwood Title Insurance Agency, In
ELECTRONICALLY RECORDED

When recorded, return to: **and mail tax notices to:**
c/o Mackay Developments
2780 N Moose Wilson Road
P.O. Box 1827
Wilson, WY 83014

(Space above this line for Recorder's use)

QUITCLAIM DEED

BENLOCH RANCH LAND COMPANY, LLC, a Utah limited liability company, ("Grantor"), hereby quitclaims to BENLOCH RANCH LAND COMPANY II, LLC, a Utah limited liability company, with an address of c/o Mackay Developments, P.O. Box 1827, Wilson, WY 83014 ("Grantee"), for the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, the sufficiency of which is hereby acknowledged, that certain real property located in Wasatch County, State of Utah, and as more particularly described on Exhibit A attached hereto and incorporated herein by this reference.

[Signature Page to Follow]

155660-JTF

WITNESS the hand of said Grantor, this 18th day of MARCH, 2022.

GRANTOR:

Benloch Ranch Land Company, LLC,
a Utah limited liability company

By: J Mackay

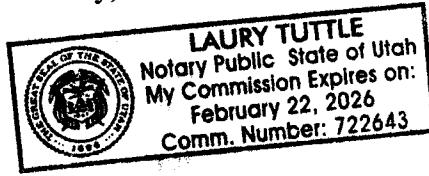
Name: Jamie Mackay

Title: President

STATE OF Utah)
COUNTY OF Salt Lake)
: ss.
)

The foregoing instrument was acknowledged before me this 18th day of MARCH, 2022, by Jamie Mackay, as President of Benloch Ranch Land Company, a Utah limited liability company.

(Seal)



Laury Tuttle
Notary Public

EXHIBIT A**Legal Description****EAST BOND PARCEL**

A PARCEL OF LAND LOCATED IN SECTIONS 1 AND 2, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT ON A CURVE, SAID POINT BEING NORTH 89°51'50" WEST 313.93 FEET AND NORTH 552.26 FEET FROM THE SOUTHEAST CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING; THENCE NORTHWESTERLY ALONG THE ARC OF A 655.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 41.84 FEET, CENTER BEARS SOUTH 56°20'56" WEST AND HAVING A CENTRAL ANGLE OF 3°39'37" (CHORD N35° 28' 53"W 41.84 FEET); THENCE NORTH 37°18'41" WEST 1338.30 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 510.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 472.07 FEET, HAVING A CENTRAL ANGLE OF 53°02'05" (CHORD N10° 47' 38"W 455.40 FEET); THENCE NORTH 15°43'24" EAST 422.48 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 620.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 243.69 FEET, HAVING A CENTRAL ANGLE OF 22°31'11" (CHORD N04° 27' 47"E 242.12 FEET); THENCE NORTH 6°47'49" WEST 169.83 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF A 510.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 172.42 FEET, HAVING A CENTRAL ANGLE OF 19°22'15" (CHORD N02° 53' 18"E 171.60 FEET); THENCE NORTH 12°34'26" EAST 171.17 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 620.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 291.64 FEET, HAVING A CENTRAL ANGLE OF 26°57'05" (CHORD N00° 54' 07"W 288.96 FEET); THENCE NORTH 14°22'39" WEST 268.15 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 245.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 214.39 FEET, HAVING A CENTRAL ANGLE OF 50°08'15" (CHORD N10° 41' 26"E 207.62 FEET); THENCE NORTH 35°45'34" EAST 258.56 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 355.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 412.54 FEET, HAVING A CENTRAL ANGLE OF 66°34'57" (CHORD N02° 28' 03"E 389.71 FEET); THENCE NORTH 901.85 FEET TO A POINT ON A CURVE; THENCE NORTHEASTERLY ALONG THE ARC OF A 330.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 134.56 FEET, CENTER BEARS NORTH 8°28'18" EAST, HAVING A CENTRAL ANGLE OF 23°21'43" (CHORD N86° 47' 19"E 133.63 FEET) TO A POINT OF REVERSE CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 440.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 45.39 FEET, HAVING A CENTRAL ANGLE OF 5°54'40" (CHORD N78° 03' 48"E 45.37 FEET); THENCE SOUTH 6°22'33" EAST 20.00 FEET; THENCE NORTH 83°37'27" EAST 40.00 FEET; THENCE NORTH 6°22'33" WEST 20.00 FEET TO A POINT ON A CURVE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 440.00 FOOT RADIUS CURVE

TO THE RIGHT A DISTANCE OF 187.68 FEET, CENTER BEARS SOUTH $3^{\circ}46'14''$ EAST, HAVING A CENTRAL ANGLE OF $24^{\circ}26'22''$ (CHORD S81° 33' 03"E 186.26 FEET); THENCE SOUTH 69°19'52" EAST 432.73 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 270.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 356.42 FEET, HAVING A CENTRAL ANGLE OF 75°38'03" (CHORD S31° 30' 51"E 331.10 FEET) TO A POINT OF REVERSE CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 500.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 290.07 FEET, HAVING A CENTRAL ANGLE OF 33°14'22" (CHORD S10° 19' 00"E 286.02 FEET) TO A POINT OF REVERSE CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 440.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 448.73 FEET, HAVING A CENTRAL ANGLE OF 58°25'59" (CHORD S02° 16' 48"W 429.54 FEET); THENCE SOUTH 31°29'48" WEST 255.07 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 170.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 473.28 FEET, HAVING A CENTRAL ANGLE OF 159°30'44" (CHORD S48° 15' 35"E 334.58 FEET); THENCE NORTH 51°59'03" EAST 183.86 FEET; THENCE SOUTH 63°00'57" EAST 7.45 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 180.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 172.65 FEET, HAVING A CENTRAL ANGLE OF 54°57'24" (CHORD N89° 30' 21"E 166.11 FEET); THENCE NORTH 62°01'39" EAST 66.71 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 220.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 184.93 FEET, HAVING A CENTRAL ANGLE OF 48°09'46" (CHORD N86° 06' 32"E 179.53 FEET); THENCE SOUTH 69°48'35" EAST 137.49 FEET; THENCE SOUTH 54°21'57" WEST 686.89 FEET; THENCE NORTH 89°58'21" WEST 535.86 FEET; THENCE SOUTH 15°34'44" WEST 320.49 FEET; THENCE SOUTH 4°43'52" WEST 403.75 FEET; THENCE SOUTH 0°52'42" EAST 550.18 FEET; THENCE SOUTH 12°20'34" EAST 653.73 FEET; THENCE SOUTH 7°07'05" WEST 475.22 FEET; THENCE SOUTH 5°15'38" WEST 701.74 FEET TO THE POINT OF BEGINNING.

CONTAINS 97.91 ACRES

[Continued on Following Page]

WEST BOND PARCEL

A PARCEL OF LAND IN SECTIONS 2 AND 3, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT NORTH $89^{\circ}51'50''$ WEST 313.31 FEET AND NORTH 82.84 FEET FROM THE SOUTHEAST CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING; THENCE SOUTH $89^{\circ}41'55''$ WEST 146.10 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE NORTHWESTERLY ALONG THE ARC OF A 275.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 368.77 FEET, CENTER BEARS N $00^{\circ}09'19''$ W, AND HAVING A CENTRAL ANGLE OF $76^{\circ}50'01''$ (CHORD BEARS N $51^{\circ} 44' 18''$ W 341.76 FEET); THENCE NORTH $13^{\circ}19'15''$ WEST 69.31 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 1025.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 251.52 FEET, HAVING A CENTRAL ANGLE OF $14^{\circ}03'35''$ (CHORD BEARS N $20^{\circ} 21' 03''$ W 250.89 FEET); THENCE NORTH $27^{\circ}22'49''$ WEST 330.46 FEET; THENCE NORTH $62^{\circ}37'11''$ EAST 5.00 FEET; THENCE NORTH $27^{\circ}22'49''$ WEST 50.00 FEET; THENCE SOUTH $62^{\circ}37'11''$ WEST 230.00 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 225.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 38.86 FEET, HAVING A CENTRAL ANGLE OF $9^{\circ}53'40''$ (CHORD BEARS S $57^{\circ} 40' 21''$ W 38.81 FEET); THENCE NORTH $27^{\circ}47'54''$ WEST 151.18 FEET; THENCE NORTH $38^{\circ}55'22''$ WEST 196.03 FEET; THENCE NORTH $54^{\circ}45'22''$ WEST 203.92 FEET; THENCE NORTH $70^{\circ}07'32''$ WEST 203.02 FEET; THENCE NORTH $85^{\circ}20'10''$ WEST 200.17 FEET; THENCE SOUTH $78^{\circ}03'25''$ WEST 339.18 FEET; THENCE SOUTH $86^{\circ}33'00''$ WEST 577.78 FEET; THENCE NORTH $63^{\circ}42'13''$ WEST 662.23 FEET; THENCE NORTH $79^{\circ}53'42''$ WEST 460.52 FEET; THENCE SOUTH $13^{\circ}58'58''$ WEST 369.77 FEET; THENCE SOUTH $56^{\circ}23'10''$ EAST 111.25 FEET; THENCE SOUTH $33^{\circ}36'50''$ WEST 260.0 FEET; THENCE NORTH $56^{\circ}23'10''$ WEST 1271.41 FEET; THENCE NORTH $63^{\circ}40'11''$ WEST 92.69 FEET; THENCE NORTH $70^{\circ}38'06''$ WEST 92.99 FEET; THENCE NORTH $83^{\circ}34'32''$ WEST 800.73 FEET; THENCE NORTH $71^{\circ}44'44''$ WEST 1138.46 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 770.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 100.85 FEET, CENTER BEARS S $82^{\circ}29'13''$ E, AND HAVING A CENTRAL ANGLE OF $7^{\circ}30'16''$ (CHORD S $03^{\circ} 45' 38''$ W 100.78 FEET); THENCE NORTH $89^{\circ}59'30''$ WEST 60.00 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE NORTHEASTERLY ALONG THE ARC OF A 830.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 482.72 FEET, CENTER BEARS S $89^{\circ}59'30''$ E, AND HAVING A CENTRAL ANGLE OF $33^{\circ}19'22''$ (CHORD N $16^{\circ} 40' 11''$ E 475.95 FEET) TO A POINT OF TANGENCY; THENCE NORTH $33^{\circ}19'52''$ EAST 585.86 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 270.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 36.60 FEET, HAVING A CENTRAL ANGLE OF $7^{\circ}46'01''$ (CHORD BEARS N $29^{\circ} 26' 52''$ E 36.57 FEET); THENCE NORTH $28^{\circ}26'30''$ EAST 307.81 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 770.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 184.27 FEET, HAVING A CENTRAL ANGLE OF $13^{\circ}42'41''$ (CHORD BEARS N $21^{\circ} 35' 10''$ E 183.83

FEET) TO A POINT OF TANGENCY; THENCE NORTH $14^{\circ}43'50''$ EAST 442.97 FEET; THENCE NORTH $17^{\circ}07'14''$ EAST 333.99 FEET TO A NON-TANGENT CURVE; THENCE NORTHEASTERLY ALONG THE ARC OF A 330.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 481.13 FEET, CENTER BEARS S $71^{\circ}44'07''$ E, AND HAVING A CENTRAL ANGLE OF $83^{\circ}32'05''$ (CHORD BEARS N $60^{\circ} 01' 55''$ E 439.63 FEET) TO A POINT OF TANGENCY; THENCE SOUTH $78^{\circ}12'02''$ EAST 148.58 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF A 330.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 244.65 FEET, HAVING A CENTRAL ANGLE OF $42^{\circ}28'40''$ (CHORD S $56^{\circ} 57' 42''$ E 239.09 FEET); THENCE SOUTH $35^{\circ}43'22''$ EAST 234.50 FEET; THENCE SOUTH $37^{\circ}16'02''$ EAST 487.87 FEET; THENCE SOUTH $53^{\circ}48'40''$ WEST 58.57 FEET; THENCE SOUTH $62^{\circ}51'42''$ WEST 265.60 FEET; THENCE SOUTH $23^{\circ}24'22''$ WEST 224.02 FEET; THENCE SOUTH $12^{\circ}53'17''$ EAST 224.48 FEET; THENCE SOUTH $53^{\circ}32'36''$ EAST 222.67 FEET; THENCE SOUTH $69^{\circ}00'37''$ EAST 137.42 FEET; THENCE SOUTH $78^{\circ}06'15''$ EAST 167.29 FEET; THENCE NORTH $86^{\circ}15'56''$ EAST 172.83 FEET; THENCE NORTH $67^{\circ}25'39''$ EAST 174.12 FEET; THENCE NORTH $48^{\circ}35'21''$ EAST 172.83 FEET; THENCE NORTH $29^{\circ}49'19''$ EAST 172.83 FEET; THENCE NORTH $17^{\circ}17'32''$ EAST 97.61 FEET; THENCE NORTH 113.04 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE NORTHEASTERLY ALONG THE ARC OF A 1117.22 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 246.34 FEET, CENTER BEARS N $01^{\circ}37'12''$ W, AND HAVING A CENTRAL ANGLE OF $12^{\circ}38'00''$ (CHORD BEARS N $82^{\circ} 03' 48''$ E 245.84 FEET) TO A POINT OF TANGENCY; THENCE NORTH $75^{\circ}44'48''$ EAST 29.13 FEET; THENCE SOUTH $12^{\circ}34'50''$ EAST 76.97 FEET; THENCE SOUTH $26^{\circ}58'51''$ EAST 76.04 FEET; THENCE SOUTH $36^{\circ}10'33''$ EAST 176.90 FEET; THENCE SOUTH $55^{\circ}36'39''$ EAST 115.81 FEET; THENCE SOUTH $69^{\circ}54'02''$ EAST 98.11 FEET; THENCE SOUTH $79^{\circ}18'30''$ EAST 268.60 FEET; THENCE SOUTH $86^{\circ}55'42''$ EAST 136.73 FEET; THENCE NORTH $81^{\circ}18'32''$ EAST 146.05 FEET; THENCE NORTH $68^{\circ}58'46''$ EAST 146.05 FEET; THENCE NORTH $56^{\circ}38'59''$ EAST 146.05 FEET; THENCE NORTH $44^{\circ}19'13''$ EAST 146.05 FEET; THENCE NORTH $31^{\circ}59'27''$ EAST 146.05 FEET; THENCE NORTH $26^{\circ}59'52''$ EAST 118.24 FEET; THENCE EAST 1627.12 FEET; THENCE SOUTH $14^{\circ}22'39''$ EAST 25.61 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 510.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 239.90 FEET, HAVING A CENTRAL ANGLE OF $26^{\circ}57'05''$ (CHORD BEARS S $00^{\circ} 54' 07''$ E 237.69 FEET) TO A POINT OF TANGENCY; THENCE SOUTH $12^{\circ}34'26''$ WEST 171.17 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 620.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 209.61 FEET, HAVING A CENTRAL ANGLE OF $19^{\circ}22'16''$ (CHORD S $02^{\circ} 53' 18''$ W 208.62 FEET) TO A POINT OF TANGENCY; THENCE SOUTH $6^{\circ}47'49''$ EAST 169.83 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 510.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 200.45 FEET, HAVING A CENTRAL ANGLE OF $22^{\circ}31'11''$ (CHORD BEARS S $04^{\circ} 27' 47''$ W 199.16 FEET); THENCE SOUTH $15^{\circ}43'24''$ WEST 422.48 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 620.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 573.89 FEET, HAVING A CENTRAL ANGLE OF $53^{\circ}02'05''$ (CHORD BEARS S $10^{\circ} 47' 38''$ E 553.62 FEET) TO A POINT OF TANGENCY; THENCE SOUTH $37^{\circ}18'41''$ EAST 1338.30

FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 545.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 350.64 FEET, HAVING A CENTRAL ANGLE OF 36°51'44" (CHORD BEARS S18° 52' 49"E 344.62 FEET) TO A POINT OF TANGENCY; THENCE SOUTH 0°26'57" EAST 110.74 FEET TO THE POINT OF BEGINNING.

CONTAINS 276.38 ACRES

18441733_v2

Parcel ID Nos:

00-0007-6872, 00-0007-6880, 00-0007-6898, 00-0015-5338,
00-0020-2698, 00-0020-4218, 00-0020-4219, 00-0020-9040,
00-0020-9370, 00-0020-9372, 00-0021-5551, 00-0021-5558,
and 00-0021-5559 (for reference purposes only)

Ent 517034 Bk 1402 Pg 1378 - 1388
MARCY M. MURRAY, Recorder
WASATCH COUNTY CORPORATION
2022 Mar 24 03:52PM Fee: \$40.00 TC
For: Cottonwood Title Insurance Agency, In
ELECTRONICALLY RECORDED

When recorded, return to and
mail tax notices to:

Benloch Ranch Land Company II, LLC
2780 N Moose Wilson Road
P.O. Box 1827
Wilson, WY 83014

Parcel ID Number: See Exhibit A

(Space above this line for Recorder's use)

SPECIAL WARRANTY DEED

For the consideration of Ten Dollars, and other valuable consideration, the receipt and sufficiency of which are acknowledged, **AJ FIRESIDE PARK CITY LLC**, a Delaware limited liability company ("Grantor"), conveys to **BENLOCH RANCH LAND COMPANY II, LLC**, a Utah limited liability company ("Grantee"), the following described real property situated in Wasatch County, Utah, together with all buildings, structures, improvements and fixtures on the real property and all rights and privileges appurtenant to the real property:

See the legal description set forth in Exhibit "A-1" and Exhibit "A-2" attached and incorporated by this reference (collectively, the "Property").

SUBJECT TO those matters set forth in Exhibit "B" attached and incorporated by this reference (the "Permitted Exceptions").

Grantor binds itself and its successors to warrant and defend the title to the Property against all acts of Grantor and none other, subject only to the Permitted Exceptions.

Dated this 18th day of March, 2022.

[Signature Page to Follow.]

155660 JTF

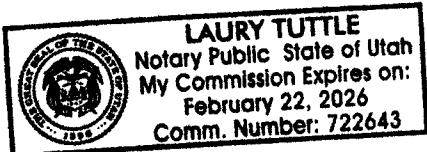
GRANTOR:

AJ FIRESIDE PARK CITY LLC,
a Delaware limited liability company

By: J Mackay
Name: Jamie Mackay
Title: President

STATE OF Utah)
COUNTY OF Salt Lake) ss.

The foregoing instrument was acknowledged and executed before me this 18th day of March 2022, by Jamie Mackay, President of AJ FIRESIDE PARK CITY LLC, a Delaware limited liability company, to be effective as of March 24, 2022.



Laury Tuttle
Notary Public

My commission expires: 2-22-26

Exhibit "A-1"**Legal Description**
(attached to Special Warranty Deed)**EAST BOND PARCEL**

A PARCEL OF LAND LOCATED IN SECTIONS 1 AND 2, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT ON A CURVE, SAID POINT BEING NORTH 89°51'50" WEST 313.93 FEET AND NORTH 552.26 FEET FROM THE SOUTHEAST CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING; THENCE NORTHWESTERLY ALONG THE ARC OF A 655.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 41.84 FEET, CENTER BEARS SOUTH 56°20'56" WEST AND HAVING A CENTRAL ANGLE OF 3°39'37" (CHORD N35° 28' 53"W 41.84 FEET); THENCE NORTH 37°18'41" WEST 1338.30 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 510.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 472.07 FEET, HAVING A CENTRAL ANGLE OF 53°02'05" (CHORD N10° 47' 38"W 455.40 FEET); THENCE NORTH 15°43'24" EAST 422.48 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 620.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 243.69 FEET, HAVING A CENTRAL ANGLE OF 22°31'11" (CHORD N04° 27' 47"E 242.12 FEET); THENCE NORTH 6°47'49" WEST 169.83 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF A 510.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 172.42 FEET, HAVING A CENTRAL ANGLE OF 19°22'15" (CHORD N02° 53' 18"E 171.60 FEET); THENCE NORTH 12°34'26" EAST 171.17 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 620.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 291.64 FEET, HAVING A CENTRAL ANGLE OF 26°57'05" (CHORD N00° 54' 07"W 288.96 FEET); THENCE NORTH 14°22'39" WEST 268.15 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 245.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 214.39 FEET, HAVING A CENTRAL ANGLE OF 50°08'15" (CHORD N10° 41' 26"E 207.62 FEET); THENCE NORTH 35°45'34" EAST 258.56 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 355.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 412.54 FEET, HAVING A CENTRAL ANGLE OF 66°34'57" (CHORD N02° 28' 03"E 389.71 FEET); THENCE NORTH 901.85 FEET TO A POINT ON A CURVE; THENCE NORTHEASTERLY ALONG THE ARC OF A 330.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 134.56 FEET, CENTER BEARS NORTH 8°28'18" EAST, HAVING A CENTRAL ANGLE OF 23°21'43" (CHORD N86° 47' 19"E 133.63 FEET) TO A POINT OF REVERSE CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 440.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 45.39 FEET, HAVING A CENTRAL ANGLE OF

5°54'40" (CHORD N78° 03' 48"E 45.37 FEET); THENCE SOUTH 6°22'33" EAST 20.00 FEET; THENCE NORTH 83°37'27" EAST 40.00 FEET; THENCE NORTH 6°22'33" WEST 20.00 FEET TO A POINT ON A CURVE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 440.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 187.68 FEET, CENTER BEARS SOUTH 3°46'14" EAST, HAVING A CENTRAL ANGLE OF 24°26'22" (CHORD S81° 33' 03"E 186.26 FEET); THENCE SOUTH 69°19'52" EAST 432.73 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 270.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 356.42 FEET, HAVING A CENTRAL ANGLE OF 75°38'03" (CHORD S31° 30' 51"E 331.10 FEET) TO A POINT OF REVERSE CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 500.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 290.07 FEET, HAVING A CENTRAL ANGLE OF 33°14'22" (CHORD S10° 19' 00"E 286.02 FEET) TO A POINT OF REVERSE CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 440.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 448.73 FEET, HAVING A CENTRAL ANGLE OF 58°25'59" (CHORD S02° 16' 48"W 429.54 FEET); THENCE SOUTH 31°29'48" WEST 255.07 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 170.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 473.28 FEET, HAVING A CENTRAL ANGLE OF 159°30'44" (CHORD S48° 15' 35"E 334.58 FEET); THENCE NORTH 51°59'03" EAST 183.86 FEET; THENCE SOUTH 63°00'57" EAST 7.45 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 180.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 172.65 FEET, HAVING A CENTRAL ANGLE OF 54°57'24" (CHORD N89° 30' 21"E 166.11 FEET); THENCE NORTH 62°01'39" EAST 66.71 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 220.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 184.93 FEET, HAVING A CENTRAL ANGLE OF 48°09'46" (CHORD N86° 06' 32"E 179.53 FEET); THENCE SOUTH 69°48'35" EAST 137.49 FEET; THENCE SOUTH 54°21'57" WEST 686.89 FEET; THENCE NORTH 89°58'21" WEST 535.86 FEET; THENCE SOUTH 15°34'44" WEST 320.49 FEET; THENCE SOUTH 4°43'52" WEST 403.75 FEET; THENCE SOUTH 0°52'42" EAST 550.18 FEET; THENCE SOUTH 12°20'34" EAST 653.73 FEET; THENCE SOUTH 7°07'05" WEST 475.22 FEET; THENCE SOUTH 5°15'38" WEST 701.74 FEET TO THE POINT OF BEGINNING.

CONTAINS 97.91 ACRES

Exhibit "A-2"

Legal Description
(attached to Special Warranty Deed)WEST BOND PARCEL

A PARCEL OF LAND IN SECTIONS 2 AND 3, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT NORTH 89°51'50" WEST 313.31 FEET AND NORTH 82.84 FEET FROM THE SOUTHEAST CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING; THENCE SOUTH 89°41'55" WEST 146.10 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE NORTHWESTERLY ALONG THE ARC OF A 275.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 368.77 FEET, CENTER BEARS N 00°09'19" W, AND HAVING A CENTRAL ANGLE OF 76°50'01" (CHORD BEARS N51° 44' 18"W 341.76 FEET); THENCE NORTH 13°19'15" WEST 69.31 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 1025.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 251.52 FEET, HAVING A CENTRAL ANGLE OF 14°03'35" (CHORD BEARS N20° 21' 03"W 250.89 FEET); THENCE NORTH 27°22'49" WEST 330.46 FEET; THENCE NORTH 62°37'11" EAST 5.00 FEET; THENCE NORTH 27°22'49" WEST 50.00 FEET; THENCE SOUTH 62°37'11" WEST 230.00 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 225.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 38.86 FEET, HAVING A CENTRAL ANGLE OF 9°53'40" (CHORD BEARS S57° 40' 21"W 38.81 FEET); THENCE NORTH 27°47'54" WEST 151.18 FEET; THENCE NORTH 38°55'22" WEST 196.03 FEET; THENCE NORTH 54°45'22" WEST 203.92 FEET; THENCE NORTH 70°07'32" WEST 203.02 FEET; THENCE NORTH 85°20'10" WEST 200.17 FEET; THENCE SOUTH 78°03'25" WEST 339.18 FEET; THENCE SOUTH 86°33'00" WEST 577.78 FEET; THENCE NORTH 63°42'13" WEST 662.23 FEET; THENCE NORTH 79°53'42" WEST 460.52 FEET; THENCE SOUTH 13°58'58" WEST 369.77 FEET; THENCE SOUTH 56°23'10" EAST 111.25 FEET; THENCE SOUTH 33°36'50" WEST 260.0 FEET; THENCE NORTH 56°23'10" WEST 1271.41 FEET; THENCE NORTH 63°40'11" WEST 92.69 FEET; THENCE NORTH 70°38'06" WEST 92.99 FEET; THENCE NORTH 83°34'32" WEST 800.73 FEET; THENCE NORTH 71°44'44" WEST 1138.46 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 770.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 100.85 FEET, CENTER BEARS S 82°29'13" E, AND HAVING A CENTRAL ANGLE OF 7°30'16" (CHORD S03° 45' 38"W 100.78 FEET); THENCE NORTH 89°59'30" WEST 60.00 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE NORtheasterly ALONG THE ARC OF A 830.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 482.72 FEET, CENTER BEARS S 89°59'30"E, AND HAVING A CENTRAL ANGLE OF 33°19'22" (CHORD N16° 40' 11"E 475.95 FEET) TO A POINT OF TANGENCY; THENCE NORTH 33°19'52" EAST 585.86 FEET TO A POINT OF CURVATURE; THENCE NORtheasterly ALONG THE ARC OF A

270.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 36.60 FEET, HAVING A CENTRAL ANGLE OF $7^{\circ}46'01''$ (CHORD BEARS $N29^{\circ} 26' 52''E$ 36.57 FEET); THENCE NORTH $28^{\circ}26'30''$ EAST 307.81 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 770.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 184.27 FEET, HAVING A CENTRAL ANGLE OF $13^{\circ}42'41''$ (CHORD BEARS $N21^{\circ} 35' 10''E$ 183.83 FEET) TO A POINT OF TANGENCY; THENCE NORTH $14^{\circ}43'50''$ EAST 442.97 FEET; THENCE NORTH $17^{\circ}07'14''$ EAST 333.99 FEET TO A NON-TANGENT CURVE; THENCE NORTHEASTERLY ALONG THE ARC OF A 330.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 481.13 FEET, CENTER BEARS $S 71^{\circ}44'07''E$, AND HAVING A CENTRAL ANGLE OF $83^{\circ}32'05''$ (CHORD BEARS $N60^{\circ} 01' 55''E$ 439.63 FEET) TO A POINT OF TANGENCY; THENCE SOUTH $78^{\circ}12'02''$ EAST 148.58 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF A 330.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 244.65 FEET, HAVING A CENTRAL ANGLE OF $42^{\circ}28'40''$ (CHORD $S56^{\circ} 57' 42''E$ 239.09 FEET); THENCE SOUTH $35^{\circ}43'22''$ EAST 234.50 FEET; THENCE SOUTH $37^{\circ}16'02''$ EAST 487.87 FEET; THENCE SOUTH $53^{\circ}48'40''$ WEST 58.57 FEET; THENCE SOUTH $62^{\circ}51'42''$ WEST 265.60 FEET; THENCE SOUTH $23^{\circ}24'22''$ WEST 224.02 FEET; THENCE SOUTH $12^{\circ}53'17''$ EAST 224.48 FEET; THENCE SOUTH $53^{\circ}32'36''$ EAST 222.67 FEET; THENCE SOUTH $69^{\circ}00'37''$ EAST 137.42 FEET; THENCE SOUTH $78^{\circ}06'15''$ EAST 167.29 FEET; THENCE NORTH $86^{\circ}15'56''$ EAST 172.83 FEET; THENCE NORTH $67^{\circ}25'39''$ EAST 174.12 FEET; THENCE NORTH $48^{\circ}35'21''$ EAST 172.83 FEET; THENCE NORTH $29^{\circ}49'19''$ EAST 172.83 FEET; THENCE NORTH $17^{\circ}17'32''$ EAST 97.61 FEET; THENCE NORTH 113.04 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE NORTHEASTERLY ALONG THE ARC OF A 1117.22 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 246.34 FEET, CENTER BEARS $N 01^{\circ}37'12''W$, AND HAVING A CENTRAL ANGLE OF $12^{\circ}38'00''$ (CHORD BEARS $N82^{\circ} 03' 48''E$ 245.84 FEET) TO A POINT OF TANGENCY; THENCE NORTH $75^{\circ}44'48''$ EAST 29.13 FEET; THENCE SOUTH $12^{\circ}34'50''$ EAST 76.97 FEET; THENCE SOUTH $26^{\circ}58'51''$ EAST 76.04 FEET; THENCE SOUTH $36^{\circ}10'33''$ EAST 176.90 FEET; THENCE SOUTH $55^{\circ}36'39''$ EAST 115.81 FEET; THENCE SOUTH $69^{\circ}54'02''$ EAST 98.11 FEET; THENCE SOUTH $79^{\circ}18'30''$ EAST 268.60 FEET; THENCE SOUTH $86^{\circ}55'42''$ EAST 136.73 FEET; THENCE NORTH $81^{\circ}18'32''$ EAST 146.05 FEET; THENCE NORTH $68^{\circ}58'46''$ EAST 146.05 FEET; THENCE NORTH $56^{\circ}38'59''$ EAST 146.05 FEET; THENCE NORTH $44^{\circ}19'13''$ EAST 146.05 FEET; THENCE NORTH $31^{\circ}59'27''$ EAST 146.05 FEET; THENCE NORTH $26^{\circ}59'52''$ EAST 118.24 FEET; THENCE EAST 1627.12 FEET; THENCE SOUTH $14^{\circ}22'39''$ EAST 25.61 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 510.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 239.90 FEET, HAVING A CENTRAL ANGLE OF $26^{\circ}57'05''$ (CHORD BEARS $S00^{\circ} 54' 07''E$ 237.69 FEET) TO A POINT OF TANGENCY; THENCE SOUTH $12^{\circ}34'26''$ WEST 171.17 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 620.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 209.61 FEET, HAVING A CENTRAL ANGLE OF $19^{\circ}22'16''$ (CHORD $S02^{\circ} 53' 18''W$ 208.62 FEET) TO A POINT OF TANGENCY; THENCE SOUTH $6^{\circ}47'49''$ EAST 169.83 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 510.00 FOOT RADIUS CURVE TO THE

RIGHT A DISTANCE OF 200.45 FEET, HAVING A CENTRAL ANGLE OF 22°31'11" (CHORD BEARS S04° 27' 47"W 199.16 FEET); THENCE SOUTH 15°43'24" WEST 422.48 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 620.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 573.89 FEET, HAVING A CENTRAL ANGLE OF 53°02'05" (CHORD BEARS S10° 47' 38"E 553.62 FEET) TO A POINT OF TANGENCY; THENCE SOUTH 37°18'41" EAST 1338.30 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 545.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 350.64 FEET, HAVING A CENTRAL ANGLE OF 36°51'44" (CHORD BEARS S18° 52' 49"E 344.62 FEET) TO A POINT OF TANGENCY; THENCE SOUTH 0°26'57" EAST 110.74 FEET TO THE POINT OF BEGINNING.

CONTAINS 276.38 ACRES

Parcel ID Nos:

00-0007-6872, 00-0007-6880, 00-0007-6898, 00-0015-5338,
00-0020-2698, 00-0020-4218, 00-0020-4219, 00-0020-9040,
00-0020-9370, 00-0020-9372, 00-0021-5551, 00-0021-5558,
and 00-0021-5559 (for reference purposes only)

Exhibit "B"

**Permitted Exceptions
(attached to Special Warranty Deed)**

1. All matters which would be disclosed by a current and accurate survey of the Property.
2. All matters of record.
3. Ad valorem real estate taxes and assessments not yet due and payable for the tax year ending 2021 and subsequent tax years.
4. Local, state and federal laws, ordinances or governmental regulations, including but not limited to, building and zoning laws, ordinances and regulations, now or hereafter in effect relating to the Property.
5. The herein described Land is located within the boundaries of Wasatch County, Wasatch County Fire Protection Special Service District, Wasatch County Park and Recreation Special Service District No. 2, Jordanelle Special Service District, Central Utah Water Conservancy District, and is subject to any and all charges and assessments levied thereunder.
6. Said Land is located within the boundaries of Jordanelle Area of the Wasatch County Fire Protection Special Service District and is subject to any and all charges and assessments thereof, as disclosed by that certain Resolution recorded October 14, 1999 as Entry No. 218614 in Book 440 at Page 374.
7. Resolution No. 2006-04 to Create the Jordanelle Special Service District Improvement District No. 2005-2 Described in the Notice of Intention Adopted by the Council on October 19, 2005, recorded February 17, 2006 as Entry No. 297016 in Book 830 at Page 532.
8. Notice of proposed assessment on behalf of the Jordanelle Special Service District for the purpose of financing the costs of acquisition and construction of certain water and sewer improvements and other related improvements by levying an assessment against land located in the Improvement District, recorded June 23, 2009 as Entry No. 349515 in Book 994 at Page 962.
9. Notice of Assessment Interest by Jordanelle Special Service District, recorded September 24, 2009 as Entry No. 352632 in Book 1000 at Page 1569.
10. Notice of Encumbrance and Assessment Area Designation, dated December 17, 2012 and Recorded December 18, 2012 as Entry No. 385110 in Book 1070 at Page 615.
11. The interest of the State of Utah in and to all oil, gas, coal and other minerals with any associated rights of ingress and egress to mine and prospect the same, as disclosed by various instruments of record, including but not limited to that certain Notice recorded January 27, 1964 as Entry No. 85559 in Book 47 at Page 573, and that certain Warranty Deed recorded February 22, 2000 as Entry No. 221956 in Book 453 at Page 141.

12. Reservations as contained in that certain Quit Claim Deed recorded September 14, 1972 as Entry No. 97896 in Book 84 at Page 177.
13. Easements for access and incidental purposes, as disclosed by various instruments of record, including but not limited to those certain Quit Claim Deeds recorded December 27, 1994 as Entry No. 176953 in Book 291 at Page 4 and recorded May 1, 1997 as Entry No. 194076 in Book 347 at Page 532 and that certain Special Warranty Deed recorded June 24, 2019 as Entry No. 465058 in Book 1256 at Page 9.
14. An easement for access as disclosed by that certain Notice of Easement recorded February 22, 2000 as Entry No. 221959 in Book 453 at Page 160.
15. Non-Exclusive Easement Agreement, dated April 13, 2006 and recorded April 18, 2006 as Entry No. 300048 in Book 848 at Page 191.
16. Plat for Talisman Phase 1, recorded May 14, 2007 as Entry No. 320091 in Book 939 at Page 2292.
17. Easements, if any, for public utilities, pipelines or facilities installed in any portion of the vacated streets lying within the Land, as shown on the Final Plat of Talisman Major Roadways, recorded May 14, 2007 as Entry No. 320093 in Book 939 at Page 2352 (the vacation of said streets being disclosed by the official Road Dedication plat of Benloch Ranch Road, recorded December 22, 2020 as Entry No. 490915 in Book 1330 at Page 416), together with the right of ingress and egress to repair, maintain, replace and remove the same.
18. Talisman Development Agreement by and between Prime West Jordanelle, a Utah limited liability company and Wasatch County, a political subdivision of the State of Utah, dated May 10, 2007 and recorded May 14, 2007 as Entry No. 320095 in Book 940 at Page 5.
19. Entitlement Agreement for Aspens, Christensen and Cummings Developments recorded October 12, 2016 as Entry No. 429994 in Book 1172 at Page 688.
- Assignment and Assumption Agreement recorded January 19, 2018 as Entry No. 447488 in Book 1212 at Page 1667.
- Jordanelle Special Service District Culinary Water and Sanitary Sewer Development and Service Agreement recorded January 23, 2019 as Entry No. 460031 in Book 1242 at Page 1847.
- Partial Assignment and Assumption and Amendment of Culinary and Sanitary Sewer Development and Service Agreement recorded July 6, 2020 as Entry No. 480406 in Book 1300 at Page 627.
- Jordanelle Special Service District Limited Water Reservation Agreement recorded January 19, 2018 as Entry No. 447489 in Book 1212 at Page 1690.

Amendment to Jordanelle Special Service District Limited Water Reservation Agreement, recorded July 2, 2020 as Entry No. 480393 in Book 1300 at Page 430.

Partial Assignment and Assumption of Water Reservation Agreement, entered into as of July 2, 2020, by and between AJ Fireside Park City LLC, a Delaware limited liability company, and Benloch Ranch Land Company, LLC, a Utah limited liability company, recorded July 6, 2020 as Entry No. 480405 in Book 1300 at Page 576.

22. Jordanelle Special Service District Limited Water Reservation Agreement recorded January 19, 2018 as Entry No. 447490 in Book 1212 at Page 1727.

Amendment to Jordanelle Special Service District Limited Water Reservation Agreement recorded July 2, 2020 as Entry No. 480394 in Book 1300 at Page 475.

23. Benloch Ranch Development Agreement by and between AJ Fireside Park City LLC, a Delaware limited liability company and Wasatch County, a political subdivision of the State of Utah recorded June 12, 2020 as Entry No. 479211 in Book 1296 at Page 1159.

First Amendment to Benloch Ranch Development Agreement recorded December 22, 2020 as Entry No. 490917 in Book 1330 at Page 437.

Second Amendment to Benloch Ranch Development Agreement recorded September 15, 2021 as Entry No. 507450 in Book 1375 at Page 1566.

24. Development Covenants, entered into July 2, 2020, by and between AJ Fireside Park City LLC, a Delaware limited liability company, and Benloch Ranch Land Company, LLC, a Utah limited liability company, recorded July 6, 2020 as Entry No. 480404 in Book 1300 at Page 568.

First Amendment to Development Covenants, recorded April 7, 2021 as Entry No. 497614 in Book 1348 at Page 617.

25. Entry Feature License and Maintenance Agreement recorded December 22, 2020 as Entry No. 490916 in Book 1330 at Page 418.

Amended Entry Feature License and Maintenance Agreement, recorded October 1, 2021 as Entry No. 508417 in Book 1378 at Page 1340.

26. Notice of Interest wherein Cummings Land and Livestock, LLC and AJ Fireside Park City, LLC have agreed to a reciprocal right-of-way easement on said Land, recorded March 9, 2021 as Entry No. 495484 in Book 1342 at Page 911.

27. Right-of-Way Agreement by and between AJ Fireside Park City LLC, a Delaware limited liability company and Cummings Land and Livestock, LLC, a Utah limited liability company, dated October 8, 2020 and recorded March 10, 2021 as Entry No. 495572 in Book 1342 at Page 1464 and recorded March 16, 2021 as Entry No. 495949 in Book 1343 at Page 1260.

28. Master Declaration of Covenants, Conditions, Restrictions, and Reservation of Easements for Benloch Ranch recorded June 16, 2021 as Entry No. 502142 in Book 1360 at Page 1043.

29. Access Easement, recorded June 25, 2021 as Entry No. 502776 in Book 1362 at Page 1025.

30. Infrastructure Reimbursement Agreement among AJ Fireside Park City LLC, a Delaware limited liability company and Cache Private Capital Diversified Fund, LLC, a Nevada limited liability company, recorded June 25, 2021 as Entry No. 502784 in Book 1362 at Page 1097.

Amended and Restated Infrastructure Reimbursement Agreement, recorded September 16, 2021 as Entry No. 507467 in Book 1375 at Page 1659.

31. Access Easement, recorded September 15, 2021 as Entry No. 507434 in Book 1375 at Page 1427.

32. Infrastructure Reimbursement Agreement by and between AJ Fireside Park City LLC, a Delaware limited liability company and Benloch CPC, LLC, a Utah limited liability company, recorded September 16, 2021 as Entry No. 507464 in Book 1375 at Page 1611.

33. Infrastructure Reimbursement Agreement between Benloch Ranch Land Company, LLC, a Utah limited liability company and R&D Benloch Ranch, LLC, a Utah limited liability company, dated December 16, 2021 and recorded December 17, 2021 as Entry No. 512322 in Book 1389 at Page 1675.

34. Any loss or claim arising due to an overlap of the Land with the private street known as Talisman Club Road as disclosed by the official plat of Talisman Phase 1, recorded May 14, 2007 as Entry No. 320091 in Book 939 at Page 2292.

18394236_v3

MAIL TAX NOTICES TO:

c/o AJ Fireside Park City LLC
2780 N. Moose Wilson Road
Wilson, WY 83014

Ent 540869 Bk 1463 Pg 1676 - 1685
MARCY M. MURRAY, Recorder
WASATCH COUNTY CORPORATION
2024 Jan 17 03:19PM Fee: \$40.00 CO
For: Cottonwood Title Insurance Agency, In
ELECTRONICALLY RECORDED

APNs: 00-0021-7328; 00-0007-6880

(Space Above for Recorder's Use Only)

BOUNDARY LINE AGREEMENT
[BLA 2]

This Boundary Line Agreement (this "Agreement") is made and entered into as of the Effective Date (defined later) set forth below, by and between BENLOCH RANCH LAND COMPANY II, LLC, a Utah limited liability company, as the fee simple owner of the real property described in Recital A below (the "Parcel A Owner"), having an address of 2780 N. Moose Wilson Road, Wilson, WY 83014, and AJ FIRESIDE PARK CITY LLC, a Delaware limited liability company, as the fee simple owner of the real property described in Recital B below (the "Parcel B Owner"), having an address of 2780 N. Moose Wilson Road, Wilson, WY 83014. The Parcel A Owner and the Parcel B Owner are sometimes together referred to herein as the "Parties" and individually as a "Party."

A. The Parcel A Owner is the fee simple owner of certain real property located in Wasatch County, Utah, as more particularly described in Exhibit A attached hereto (the "Parcel A Property").

B. The Parcel B Owner is the fee simple owner of certain real property adjacent to the Parcel A Property located in Wasatch County, Utah, as more particularly described in Exhibit B attached hereto (the "Parcel B Property"). The Parcel A Property and the Parcel B Property are sometimes together referred to herein as the "Subject Properties".

C. Pursuant to Utah Code § 17-27a-523 (2023), the Parties desire to adjust the common record boundary line between the Subject Properties. The adjusted common record boundary line (the "Adjusted Boundary Line") is more particularly described in Exhibit C attached hereto and will result in: (i) the legal description of the Parcel A Property being described as set forth in Exhibit D attached hereto (the "Adjusted Parcel A Property"); and (ii) the legal description of the Parcel B Property being described as set forth in Exhibit E attached hereto (the "Adjusted Parcel B Property"), on the terms and conditions set forth below.

D. Pursuant to Utah Code § 17-27a-523(2)(c) (2023), this Agreement is made in reference to that certain Record of Survey Map, dated December 28, 2023 as File No. 0005005 on record with the Wasatch County Surveyor ("Record of Survey").

NOW, THEREFORE, in consideration of the premises, the covenants, terms and conditions of this Agreement and other good and valuable consideration the receipt and sufficiency of which is acknowledged by the Parties, the Parcel A Owner and the Parcel B Owner hereby agree as follows:

1. **Recitals and Exhibits.** Recitals A through D (set forth above) and Exhibits A through E (attached hereto) are by this reference incorporated into and made a part of this Agreement.

2. **Boundary Adjustment.** From and after the Effective Date, the Adjusted Boundary Line, as legally described in Exhibit C, is declared to be the true common boundary line between the Subject Properties.

3. Adjusted Description of Parcel A Property. Consistent with the boundary adjustment effected by this Agreement, from and after the Effective Date, the new legal description of the Parcel A Property shall be the legal description of the Adjusted Parcel A Property attached as Exhibit D, which is and shall be, for all purposes, the correct legal description of the Parcel A Property in the Official Records of Wasatch County, Utah.

4. Adjusted Description of Parcel B Property. Consistent with the boundary adjustment effected by this Agreement, from and after the Effective Date, the new legal description of the Parcel B Property shall be the legal description of the Adjusted Parcel B Property attached as Exhibit E, which is and shall be, for all purposes, the correct legal description of the Parcel B Property in the Official Records of Wasatch County, Utah.

5. Effect of Agreement. The Parcel A Owner and the Parcel B Owner acknowledge and agree that this Agreement shall act as a quitclaim deed by each Party to the other of that certain modified area along the Adjusted Boundary Line, as set forth in Utah Code § 17-27a-523 (2023), to the effect that: (a) the Parcel A Owner quitclaims to the Parcel B Owner that portion of the Parcel A Property located within the Adjusted Parcel B Property; and (b) the Parcel B Owner quitclaims to the Parcel A Owner that portion of the Parcel B Property located within the Adjusted Parcel A Property.

6. No Waiver. The failure of a Party to insist upon strict performance of any of the terms, covenants, conditions or agreements contained herein shall not be deemed a waiver of any rights or remedies that said Party may have, and shall not be deemed a waiver of any subsequent breach or default in any of the terms, covenants, conditions or agreements contained herein by the same or any other Party.

7. General Provisions.

7.1 Assignees and Successors. This Agreement shall be binding upon and inure to the benefit of the Parties and their respective successors and assigns.

7.2 Interpretation. This Agreement shall be construed, applied and enforced in accordance with the laws of the State of Utah and shall be recorded in the Official Records of Wasatch County, Utah. This Agreement is deemed to have been drafted jointly by the Parties, and any uncertainty or ambiguity shall be construed according to its fair meaning and shall not be construed for or against either of the Parties as an attribution of drafting to such Party.

7.3 Entire Agreement. This Agreement and the Record of Survey constitute the entire agreement of the Parties pertaining to the subject matter contained in this Agreement. Except for this Agreement and the Record of Survey, all prior and contemporaneous agreements, representations and understandings of the Parties related to the subject matter hereof, oral or written, are superseded by and merged in this Agreement.

7.4 Authority. The Parties warrant that the signatories below have authority to sign and execute this document on behalf of the entities or persons they represent and that said entities or persons are the proper Parties to this Agreement, have duly authorized this Agreement, and that this Agreement is a legally enforceable obligation of such entities or persons.

7.5 Counterparts. This Agreement may be executed in any number of counterparts, each of which when executed and delivered shall be deemed to be an original, and all of which shall together constitute one and the same instrument.

[Signatures and Acknowledgements on Following Pages]

WITNESS the hands of said Parties as of this 10th day of January 2024 (the "Effective Date").

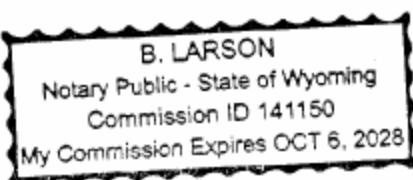
PARCEL A OWNER:

BENLOCH RANCH LAND COMPANY II, LLC,
a Utah limited liability company

By: Jamie M
Name: Jamie Mackay
Its: President

STATE OF Wyoming)
COUNTY OF Teton) : ss.
)

The foregoing instrument was acknowledged before me on January 10, 2024, by
Jamie Mackay, the President of BENLOCH RANCH LAND COMPANY II, LLC, a Utah
limited liability company, for and on behalf of such limited liability company.



B Larson
Notary Public

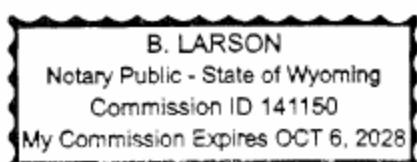
PARCEL B OWNER:

AJ FIRESIDE PARK CITY LLC,
a Delaware limited liability company

By: Jamie M
Name: Jamie Mackay
Its: President

STATE OF Wyoming)
COUNTY OF Teton) : ss.
)

The foregoing instrument was acknowledged before me on January 10, 2024, by
Jamie Mackay, the President of AJ FIRESIDE PARK CITY LLC, a Delaware limited
liability company, for and on behalf of such limited liability company.



B Larson
Notary Public

EXHIBIT A**Current Parcel A Property Description**

That certain real property located in Wasatch County, Utah more particularly described as:

BEGINNING AT A POINT WHICH IS N00°00'15"E 1698.00 FEET FROM THE SOUTHWEST CORNER OF SECTION 2, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; THENCE N.00°00'15"E., A DISTANCE OF 1,268.83 FEET; THENCE S.69°00'37"E., A DISTANCE OF 77.14 FEET; THENCE S.78°06'15"E., A DISTANCE OF 167.29 FEET; THENCE N.86°15'56"E., A DISTANCE OF 172.83 FEET; THENCE N.67°25'39"E., A DISTANCE OF 174.12 FEET; THENCE N.48°35'21"E., A DISTANCE OF 172.83 FEET; THENCE N.29°49'19"E., A DISTANCE OF 172.83 FEET; THENCE N.17°17'32"E., A DISTANCE OF 97.61 FEET; THENCE NORTH, A DISTANCE OF 113.04 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N.01°37'12"W., A RADIAL DISTANCE OF 1,117.22 FEET; THENCE EASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 12°38'00", A DISTANCE OF 246.34 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.75°45'03"E., A DISTANCE OF 29.13 FEET; THENCE S.12°34'44"E., A DISTANCE OF 76.97 FEET; THENCE S.26°58'51"E., A DISTANCE OF 76.04 FEET; THENCE S.36°10'33"E., A DISTANCE OF 176.90 FEET; THENCE S.55°36'39"E., A DISTANCE OF 115.81 FEET; THENCE S.69°54'02"E., A DISTANCE OF 98.11 FEET; THENCE S.79°18'30"E., A DISTANCE OF 268.60 FEET; THENCE S.86°55'42"E., A DISTANCE OF 136.73 FEET; THENCE N.81°18'32"E., A DISTANCE OF 146.05 FEET; THENCE N.68°58'46"E., A DISTANCE OF 146.05 FEET; THENCE N.56°38'59"E., A DISTANCE OF 146.05 FEET; THENCE N.44°19'13"E., A DISTANCE OF 146.05 FEET; THENCE N.31°59'27"E., A DISTANCE OF 146.05 FEET; THENCE N.26°59'52"E., A DISTANCE OF 118.25 FEET; THENCE EAST, A DISTANCE OF 1,627.12 FEET; THENCE S.14°22'39"E., A DISTANCE OF 25.61 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 510.00 FEET AND A CENTRAL ANGLE OF 26°57'04"; THENCE SOUTHERLY ALONG THE ARC A DISTANCE OF 239.90 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.12°34'26"W., A DISTANCE OF 171.17 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.77°13'14"E., A RADIAL DISTANCE OF 607.24 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 19°46'57", A DISTANCE OF 209.66 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.06°47'49"E., A DISTANCE OF 169.83 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.83°12'12"W., A RADIAL DISTANCE OF 510.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 22°31'10", A DISTANCE OF 200.45 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.15°43'24"W., A DISTANCE OF 422.48 FEET TO A POINT OF CURVE TO THE LEFT HAVING A RADIUS OF 620.00 FEET AND A CENTRAL ANGLE OF 53°02'04"; THENCE SOUTHERLY ALONG THE ARC A DISTANCE OF 573.89 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.37°18'41"E., A DISTANCE OF 1,338.30 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 545.00 FEET AND A CENTRAL ANGLE OF 36°51'44"; THENCE SOUTHERLY ALONG THE ARC A DISTANCE OF 350.64 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.00°18'05"E., A DISTANCE OF 118.39 FEET; THENCE S.89°41'55"W., A DISTANCE OF 145.77 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.00°09'21"W., A RADIAL DISTANCE OF 274.99 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 76°50'11", A DISTANCE OF 368.78 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.13°19'25"W., A DISTANCE OF 69.31 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.76°40'45"W., A RADIAL DISTANCE OF 1,025.00 FEET; THENCE NORTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 14°03'34", A DISTANCE OF 251.52 FEET; THENCE

N.27°22'49"W., A DISTANCE OF 155.46 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.62°37'12"W., A RADIAL DISTANCE OF 225.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 107°53'22", A DISTANCE OF 423.68 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.44°43'51"W., A DISTANCE OF 211.47 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.46°17'43"W., A RADIAL DISTANCE OF 475.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 59°59'27", A DISTANCE OF 497.34 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.75°16'44"W., A DISTANCE OF 22.05 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 375.00 FEET AND A CENTRAL ANGLE OF 33°19'05"; THENCE NORTHWESTERLY ALONG THE ARC A DISTANCE OF 218.07 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.41°57'41"W., A DISTANCE OF 346.38 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.48°02'17"W., A RADIAL DISTANCE OF 225.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 70°25'50", A DISTANCE OF 276.58 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.67°36'24"W., A DISTANCE OF 128.90 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.22°23'38"W., A RADIAL DISTANCE OF 240.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 48°43'13", A DISTANCE OF 204.08 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.63°40'25"W., A DISTANCE OF 746.55 FEET TO A POINT OF CURVE TO THE LEFT HAVING A RADIUS OF 325.00 FEET AND A CENTRAL ANGLE OF 70°51'26"; THENCE WESTERLY ALONG THE ARC A DISTANCE OF 401.93 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.28°35'22"W., A RADIAL DISTANCE OF 45.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 72°25'10", A DISTANCE OF 56.88 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.43°49'42"W., A DISTANCE OF 30.00 FEET; THENCE S.46°10'18"E., A DISTANCE OF 14.47 FEET; THENCE S.43°49'42"W., A DISTANCE OF 30.00 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.43°49'45"W., A RADIAL DISTANCE OF 45.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 79°59'55", A DISTANCE OF 62.83 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.33°49'57"W., A DISTANCE OF 155.56 FEET; THENCE N.56°23'10"W., A DISTANCE OF 1,279.28 FEET; THENCE N.63°40'11"W., A DISTANCE OF 92.69 FEET; THENCE N.70°38'06"W., A DISTANCE OF 61.56 FEET TO THE POINT OF BEGINNING.

CONTAINING 9,688,994.37 SQUARE FEET OR 222.4287 ACRES, MORE OR LESS.

EXHIBIT B

Current Parcel B Property Description

That certain real property located in Wasatch County, Utah more particularly described as:

BEGINNING AT THE SOUTHEAST CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN; THENCE N.00°00'15"E., A DISTANCE OF 1,698.00 FEET; THENCE S.70°38'06"E., A DISTANCE OF 61.56 FEET; THENCE S.63°40'11"E., A DISTANCE OF 92.69 FEET; THENCE S.56°23'10"E., A DISTANCE OF 1,279.28 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.55°46'51"W., A RADIAL DISTANCE OF 475.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 07°05'16", A DISTANCE OF 58.76 FEET; THENCE S.41°18'25"W., A DISTANCE OF 45.68 FEET; THENCE S.48°41'35"E., A DISTANCE OF 50.00 FEET; THENCE N.41°18'25"E., A DISTANCE OF 2.38 FEET; THENCE N.88°34'32"E., A DISTANCE OF 22.04 FEET; THENCE S.44°09'21"E., A DISTANCE OF 33.92 FEET; THENCE S.41°18'25"W., A DISTANCE OF 200.31 FEET; THENCE S.62°15'31"E., A DISTANCE OF 399.08 FEET; THENCE S.43°59'33"E., A DISTANCE OF 170.97 FEET; THENCE S.40°35'33"E., A DISTANCE OF 187.17 FEET; THENCE S.42°11'28"E., A DISTANCE OF 196.76 FEET; THENCE S.24°29'43"E., A DISTANCE OF 52.61 FEET; THENCE N.89°55'22"W., A DISTANCE OF 1,840.80 FEET TO THE POINT OF BEGINNING.

CONTAINING 1,809,239.88 SQUARE FEET OR 41.5344 ACRES, MORE OR LESS.

EXHIBIT C

Adjusted Boundary Line Description

BEGINNING AT A POINT WHICH IS N41°22'23"E 2083.00 FEET FROM THE SOUTHWEST CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN AND THE BEGINNING OF A CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.45°31'53"W., A RADIAL DISTANCE OF 850.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 37°19'56", A DISTANCE OF 553.84 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.81°40'02"W., A DISTANCE OF 525.45 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.12°12'50"E., A RADIAL DISTANCE OF 502.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 24°35'38", A DISTANCE OF 215.48 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.53°11'39"W., A DISTANCE OF 220.81 FEET TO THE POINT OF ENDING.

EXHIBIT D**Adjusted Parcel A Property**

That certain real property located in Wasatch County, Utah more particularly described as:

BEGINNING AT A POINT WHICH IS N00°00'15"E 2106.15 FEET FROM THE SOUTHEAST CORNER OF SECTION 5, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN; THENCE N.00°00'15"E., A DISTANCE OF 860.69 FEET; THENCE S.68°58'25"E., A DISTANCE OF 77.16 FEET; THENCE S.78°06'15"E., A DISTANCE OF 167.29 FEET; THENCE N.86°15'56"E., A DISTANCE OF 172.83 FEET; THENCE N.67°25'39"E., A DISTANCE OF 174.12 FEET; THENCE N.48°34'39"E., A DISTANCE OF 172.86 FEET; THENCE N.29°49'19"E., A DISTANCE OF 172.89 FEET; THENCE N.17°17'05"E., A DISTANCE OF 97.55 FEET; THENCE NORTH, A DISTANCE OF 113.04 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N.01°37'12"W., A RADIAL DISTANCE OF 1,117.22 FEET; THENCE EASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 12°38'00", A DISTANCE OF 246.34 FEET; THENCE N.75°44'48"E., A DISTANCE OF 29.13 FEET; THENCE S.12°34'44"E., A DISTANCE OF 0.04 FEET; THENCE S.12°34'15"E., A DISTANCE OF 76.97 FEET; THENCE S.26°59'50"E., A DISTANCE OF 76.00 FEET; THENCE S.36°10'00"E., A DISTANCE OF 176.82 FEET; THENCE S.55°35'31"E., A DISTANCE OF 115.92 FEET; THENCE S.69°54'02"E., A DISTANCE OF 98.11 FEET; THENCE S.79°18'30"E., A DISTANCE OF 268.60 FEET; THENCE S.86°55'42"E., A DISTANCE OF 136.73 FEET; THENCE N.81°17'30"E., A DISTANCE OF 146.06 FEET; THENCE N.68°59'42"E., A DISTANCE OF 146.03 FEET; THENCE N.56°38'59"E., A DISTANCE OF 146.05 FEET; THENCE N.44°19'13"E., A DISTANCE OF 146.05 FEET; THENCE N.31°58'56"E., A DISTANCE OF 146.08 FEET; THENCE N.26°59'52"E., A DISTANCE OF 118.20 FEET; THENCE N.89°59'54"E., A DISTANCE OF 1,627.13 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.73°08'56"W., A RADIAL DISTANCE OF 519.49 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 29°17'16", A DISTANCE OF 265.54 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.12°34'20"W., A DISTANCE OF 171.21 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.77°13'24"E., A RADIAL DISTANCE OF 607.41 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 19°46'36", A DISTANCE OF 209.66 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.06°47'49"E., A DISTANCE OF 169.83 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.83°12'12"W., A RADIAL DISTANCE OF 510.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 22°31'09", A DISTANCE OF 200.45 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.15°43'27"W., A DISTANCE OF 422.44 FEET TO THE POINT OF CURVE OF A NON-TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.74°16'29"E., A RADIAL DISTANCE OF 620.03 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 53°02'09", A DISTANCE OF 573.93 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.37°18'46"E., A DISTANCE OF 1,338.27 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.52°41'19"W., A RADIAL DISTANCE OF 545.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 36°51'44", A DISTANCE OF 350.64 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.00°18'05"E., A DISTANCE OF 81.61 FEET; THENCE S.89°45'39"W., A DISTANCE OF 145.65 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.00°14'18"W., A RADIAL DISTANCE OF 245.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 76°49'56", A DISTANCE OF 328.54 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.13°24'17"W., A DISTANCE OF 69.31 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.76°35'44"W., A RADIAL

DISTANCE OF 1,055.00 FEET; THENCE NORTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF $14^{\circ}03'36''$, A DISTANCE OF 258.89 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N. $27^{\circ}27'51''$ W., A DISTANCE OF 155.46 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S. $62^{\circ}32'13''$ W., A RADIAL DISTANCE OF 255.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF $98^{\circ}26'06''$, A DISTANCE OF 438.09 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S. $49^{\circ}22'28''$ W., A DISTANCE OF 42.03 FEET; THENCE S. $44^{\circ}38'49''$ W., A DISTANCE OF 211.25 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N. $45^{\circ}17'24''$ W., A RADIAL DISTANCE OF 446.83 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF $62^{\circ}36'46''$, A DISTANCE OF 488.30 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N. $14^{\circ}38'15''$ E., A RADIAL DISTANCE OF 345.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF $33^{\circ}19'01''$, A DISTANCE OF 200.61 FEET; THENCE N. $42^{\circ}02'43''$ W., A DISTANCE OF 346.38 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S. $47^{\circ}57'15''$ W., A RADIAL DISTANCE OF 255.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF $70^{\circ}25'48''$, A DISTANCE OF 313.46 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S. $67^{\circ}31'22''$ W., A DISTANCE OF 128.90 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N. $22^{\circ}28'37''$ W., A RADIAL DISTANCE OF 210.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF $48^{\circ}43'05''$, A DISTANCE OF 178.56 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N. $63^{\circ}45'27''$ W., A DISTANCE OF 811.85 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N. $26^{\circ}14'34''$ E., A RADIAL DISTANCE OF 750.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF $25^{\circ}00'06''$, A DISTANCE OF 327.27 FEET; THENCE N. $38^{\circ}45'20''$ W., A DISTANCE OF 11.70 FEET TO A POINT OF CURVE TO THE LEFT HAVING A RADIUS OF 850.00 FEET AND A CENTRAL ANGLE OF $43^{\circ}02'46''$; THENCE NORTHWESTERLY ALONG THE ARC A DISTANCE OF 638.60 FEET; THENCE N. $81^{\circ}48'06''$ W., A DISTANCE OF 490.28 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N. $08^{\circ}11'53''$ E., A RADIAL DISTANCE OF 502.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF $28^{\circ}36'35''$, A DISTANCE OF 250.67 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N. $53^{\circ}11'39''$ W., A DISTANCE OF 220.81 FEET TO THE POINT OF BEGINNING.

CONTAINING 8,736,922.24 SQUARE FEET OR 200.5721 ACRES, MORE OR LESS.

EXHIBIT E**Adjusted Parcel B Property**

That certain real property located in Wasatch County, Utah more particularly described as:

BEGINNING AT THE SOUTHEAST CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN; THENCE N.00°00'15"E., A DISTANCE OF 2,106.15 FEET; THENCE S.53°11'39"E., A DISTANCE OF 220.81 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N.36°48'29"E., A RADIAL DISTANCE OF 502.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 24°35'38", A DISTANCE OF 215.48 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.81°40'02"E., A DISTANCE OF 525.45 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.08°11'57"W., A RADIAL DISTANCE OF 850.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 37°19'56", A DISTANCE OF 553.84 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.79°53'42"W., A DISTANCE OF 36.62 FEET; THENCE S.09°03'57"W., A DISTANCE OF 341.65 FEET; THENCE S.49°48'59"E., A DISTANCE OF 109.89 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.28°35'22"W., A RADIAL DISTANCE OF 45.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 72°25'09", A DISTANCE OF 56.88 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.43°49'42"W., A DISTANCE OF 30.00 FEET; THENCE S.46°10'18"E., A DISTANCE OF 14.47 FEET; THENCE S.43°49'42"W., A DISTANCE OF 30.00 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.43°49'45"W., A RADIAL DISTANCE OF 45.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 79°59'55", A DISTANCE OF 62.83 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.33°49'57"W., A DISTANCE OF 155.56 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.55°46'51"W., A RADIAL DISTANCE OF 475.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 07°05'16", A DISTANCE OF 58.76 FEET; THENCE S.41°18'25"W., A DISTANCE OF 45.68 FEET; THENCE S.48°41'35"E., A DISTANCE OF 50.00 FEET; THENCE N.41°16'14"E., A DISTANCE OF 2.38 FEET; THENCE N.88°34'32"E., A DISTANCE OF 22.04 FEET; THENCE S.44°09'21"E., A DISTANCE OF 33.92 FEET; THENCE S.41°18'25"W., A DISTANCE OF 200.31 FEET; THENCE S.62°15'31"E., A DISTANCE OF 399.08 FEET; THENCE S.43°59'33"E., A DISTANCE OF 170.97 FEET; THENCE S.40°35'33"E., A DISTANCE OF 187.17 FEET; THENCE S.42°11'28"E., A DISTANCE OF 196.76 FEET; THENCE S.24°29'43"E., A DISTANCE OF 52.61 FEET; THENCE N.89°55'22"W., A DISTANCE OF 1,840.80 FEET TO THE POINT OF BEGINNING.

CONTAINING 2,529,977.12 SQUARE FEET OR 58.0803 ACRES, MORE OR LESS.

MAIL TAX NOTICES TO:

c/o AJ Fireside Park City LLC
2780 N. Moose Wilson Road
Wilson, WY 83014

Ent 540873 Bk 1463 Pg 1715 - 1725
MARCY M. MURRAY, Recorder
WASATCH COUNTY CORPORATION
2024 Jan 17 03:19PM Fee: \$40.00 HP
For: Cottonwood Title Insurance Agency, In
ELECTRONICALLY RECORDED

APNs: 00-0021-7326; 00-0007-6898

(Space Above for Recorder's Use Only)

BOUNDARY LINE AGREEMENT
[BLA 3, BLA 4, BLA 5, & BLA 6]

This Boundary Line Agreement (this "Agreement") is made and entered into as of the Effective Date (defined later) set forth below, by and between BENLOCH RANCH LAND COMPANY II, LLC, a Utah limited liability company, as the fee simple owner of the real property described in Recital A below (the "Parcel A Owner"), having an address of 2780 N. Moose Wilson Road, Wilson, WY 83014, and AJ FIRESIDE PARK CITY LLC, a Delaware limited liability company, as the fee simple owner of the real property described in Recital B below (the "Parcel B Owner"), having an address of 2780 N. Moose Wilson Road, Wilson, WY 83014. The Parcel A Owner and the Parcel B Owner are sometimes together referred to herein as the "Parties" and individually as a "Party."

A. The Parcel A Owner is the fee simple owner of certain real property located in Wasatch County, Utah, as more particularly described in Exhibit A attached hereto (the "Parcel A Property").

B. The Parcel B Owner is the fee simple owner of certain real property adjacent to the Parcel A Property located in Wasatch County, Utah, as more particularly described in Exhibit B attached hereto (the "Parcel B Property"). The Parcel A Property and the Parcel B Property are sometimes together referred to herein as the "Subject Properties".

C. Pursuant to Utah Code § 17-27a-523 (2023), the Parties desire to adjust the common record boundary line between the Subject Properties. The adjusted common record boundary line (the "Adjusted Boundary Line") is more particularly described in Exhibit C attached hereto and will result in: (i) the legal description of the Parcel A Property being described as set forth in Exhibit D attached hereto (the "Adjusted Parcel A Property"); and (ii) the legal description of the Parcel B Property being described as set forth in Exhibit E attached hereto (the "Adjusted Parcel B Property"), on the terms and conditions set forth below.

D. Pursuant to Utah Code § 17-27a-523(2)(c) (2023), this Agreement is made in reference to that certain Record of Survey Map, dated December 28, 2023 as File No. 0005005 on record with the Wasatch County Surveyor ("Record of Survey").

NOW, THEREFORE, in consideration of the premises, the covenants, terms and conditions of this Agreement and other good and valuable consideration the receipt and sufficiency of which is acknowledged by the Parties, the Parcel A Owner and the Parcel B Owner hereby agree as follows:

1. **Recitals and Exhibits.** Recitals A through D (set forth above) and Exhibits A through E (attached hereto) are by this reference incorporated into and made a part of this Agreement.

2. **Boundary Adjustment.** From and after the Effective Date, the Adjusted Boundary Line, as legally described in Exhibit C, is declared to be the true common boundary line between the Subject Properties.

3. Adjusted Description of Parcel A Property. Consistent with the boundary adjustment effected by this Agreement, from and after the Effective Date, the new legal description of the Parcel A Property shall be the legal description of the Adjusted Parcel A Property attached as Exhibit D, which is and shall be, for all purposes, the correct legal description of the Parcel A Property in the Official Records of Wasatch County, Utah.

4. Adjusted Description of Parcel B Property. Consistent with the boundary adjustment effected by this Agreement, from and after the Effective Date, the new legal description of the Parcel B Property shall be the legal description of the Adjusted Parcel B Property attached as Exhibit E, which is and shall be, for all purposes, the correct legal description of the Parcel B Property in the Official Records of Wasatch County, Utah.

5. Effect of Agreement. The Parcel A Owner and the Parcel B Owner acknowledge and agree that this Agreement shall act as a quitclaim deed by each Party to the other of that certain modified area along the Adjusted Boundary Line, as set forth in Utah Code § 17-27a-523 (2023), to the effect that: (a) the Parcel A Owner quitclaims to the Parcel B Owner that portion of the Parcel A Property located within the Adjusted Parcel B Property; and (b) the Parcel B Owner quitclaims to the Parcel A Owner that portion of the Parcel B Property located within the Adjusted Parcel A Property.

6. No Waiver. The failure of a Party to insist upon strict performance of any of the terms, covenants, conditions or agreements contained herein shall not be deemed a waiver of any rights or remedies that said Party may have, and shall not be deemed a waiver of any subsequent breach or default in any of the terms, covenants, conditions or agreements contained herein by the same or any other Party.

7. General Provisions.

7.1 Assignees and Successors. This Agreement shall be binding upon and inure to the benefit of the Parties and their respective successors and assigns.

7.2 Interpretation. This Agreement shall be construed, applied and enforced in accordance with the laws of the State of Utah and shall be recorded in the Official Records of Wasatch County, Utah. This Agreement is deemed to have been drafted jointly by the Parties, and any uncertainty or ambiguity shall be construed according to its fair meaning and shall not be construed for or against either of the Parties as an attribution of drafting to such Party.

7.3 Entire Agreement. This Agreement and the Record of Survey constitute the entire agreement of the Parties pertaining to the subject matter contained in this Agreement. Except for this Agreement and the Record of Survey, all prior and contemporaneous agreements, representations and understandings of the Parties related to the subject matter hereof, oral or written, are superseded by and merged in this Agreement.

7.4 Authority. The Parties warrant that the signatories below have authority to sign and execute this document on behalf of the entities or persons they represent and that said entities or persons are the proper Parties to this Agreement, have duly authorized this Agreement, and that this Agreement is a legally enforceable obligation of such entities or persons.

7.5 Counterparts. This Agreement may be executed in any number of counterparts, each of which when executed and delivered shall be deemed to be an original, and all of which shall together constitute one and the same instrument.

[Signatures and Acknowledgements on Following Pages]

WITNESS the hands of said Parties as of this 10th day of January 2024 (the "Effective Date").

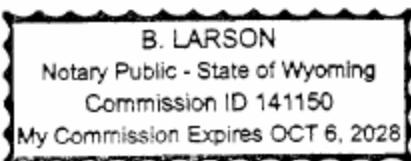
PARCEL A OWNER:

BENLOCH RANCH LAND COMPANY II, LLC,
a Utah limited liability company

By: Jamie Mackay
Name: Jamie Mackay
Its: President

STATE OF Wyoming)
COUNTY OF Teton) : ss.
)

The foregoing instrument was acknowledged before me on January 10, 2024, by
Jamie Mackay, the President of BENLOCH RANCH LAND COMPANY II, LLC, a Utah
limited liability company, for and on behalf of such limited liability company.



B. Larson
Notary Public

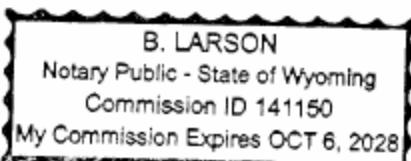
PARCEL B OWNER:

AJ FIRESIDE PARK CITY LLC,
a Delaware limited liability company

By: Jamie Mackay
Name: Jamie Mackay
Its: President

STATE OF Wyoming)
COUNTY OF Teton) : ss.
)

The foregoing instrument was acknowledged before me on January 10, 2024, by
Jamie Mackay, the President of AJ FIRESIDE PARK CITY LLC, a Delaware limited
liability company, for and on behalf of such limited liability company.



B. Larson
Notary Public

EXHIBIT A**Current Parcel A Property Description**

That certain real property located in Wasatch County, Utah more particularly described as:

BEGINNING AT A POINT WHICH IS N00°00'15"E 1698.00 FEET FROM THE SOUTHWEST CORNER OF SECTION 2, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; THENCE N.70°38'06"W., A DISTANCE OF 31.43 FEET; THENCE N.83°34'32"W., A DISTANCE OF 800.73 FEET; THENCE N.71°44'44"W., A DISTANCE OF 1,138.46 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.82°29'14"E., A RADIAL DISTANCE OF 770.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 07°30'16", A DISTANCE OF 100.85 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.89°59'30"W., A DISTANCE OF 60.00 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.89°59'30"E., A RADIAL DISTANCE OF 830.00 FEET; THENCE NORtherly ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 33°19'23", A DISTANCE OF 482.72 FEET; THENCE N.33°19'52"E., A DISTANCE OF 585.86 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N.56°40'09"W., A RADIAL DISTANCE OF 270.00 FEET; THENCE NORtheasterly ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 07°45'59", A DISTANCE OF 36.60 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.28°23'14"E., A DISTANCE OF 307.81 FEET; THENCE N.21°40'36"E., A DISTANCE OF 183.80 FEET; THENCE N.14°43'50"E., A DISTANCE OF 442.97 FEET; THENCE N.17°04'07"E., A DISTANCE OF 327.42 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.72°53'43"E., A RADIAL DISTANCE OF 329.89 FEET; THENCE NORtheasterly ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 84°42'08", A DISTANCE OF 487.68 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.78°12'02"E., A DISTANCE OF 148.58 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.11°47'33"W., A RADIAL DISTANCE OF 329.93 FEET; THENCE SOUTheasterly ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 42°29'13", A DISTANCE OF 244.65 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.35°43'15"E., A DISTANCE OF 234.51 FEET; THENCE S.37°16'08"E., A DISTANCE OF 487.86 FEET; THENCE S.53°48'04"W., A DISTANCE OF 58.58 FEET; THENCE S.62°51'51"W., A DISTANCE OF 265.59 FEET; THENCE S.23°24'22"W., A DISTANCE OF 224.02 FEET; THENCE S.12°53'17"E., A DISTANCE OF 224.48 FEET; THENCE S.53°32'36"E., A DISTANCE OF 222.67 FEET; THENCE S.69°00'37"E., A DISTANCE OF 60.28 FEET; THENCE S.00°00'15"W., A DISTANCE OF 1,268.83 FEET TO THE POINT OF BEGINNING.

CONTAINING 3,510,553.46 SQUARE FEET OR 80.5912 ACRES, MORE OR LESS.

EXHIBIT B**Current Parcel B Property Description**

That certain real property located in Wasatch County, Utah more particularly described as:

BEGINNING AT THE SOUTHWEST CORNER OF SECTION 2, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; THENCE S.89°47'07"W., A DISTANCE OF 2,645.70 FEET; THENCE N.00°10'25"W., A DISTANCE OF 2,083.68 FEET; THENCE N.89°39'13"E., A DISTANCE OF 663.05 FEET; THENCE N.00°07'45"W., A DISTANCE OF 695.07 FEET; THENCE S.89°37'02"W., A DISTANCE OF 663.59 FEET; THENCE N.00°10'25"W., A DISTANCE OF 1,389.16 FEET; THENCE N.89°31'58"E., A DISTANCE OF 659.72 FEET; THENCE S.00°20'01"E., A DISTANCE OF 695.09 FEET; THENCE N.89°34'21"E., A DISTANCE OF 661.65 FEET; THENCE N.00°29'34"W., A DISTANCE OF 695.55 FEET; THENCE N.89°22'09"E., A DISTANCE OF 252.06 FEET; THENCE S.17°04'14"W., A DISTANCE OF 282.15 FEET; THENCE S.14°43'50"W., A DISTANCE OF 442.97 FEET; THENCE S.21°40'36"W., A DISTANCE OF 134.06 FEET; THENCE S.21°41'00"W., A DISTANCE OF 49.78 FEET; THENCE S.28°23'14"W., A DISTANCE OF 307.76 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.64°26'07"W., A RADIAL DISTANCE OF 270.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 07°45'59", A DISTANCE OF 36.60 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.33°19'52"W., A DISTANCE OF 585.86 FEET TO A POINT OF CURVE TO THE LEFT HAVING A RADIUS OF 830.00 FEET AND A CENTRAL ANGLE OF 33°19'25"; THENCE SOUTHERLY ALONG THE ARC A DISTANCE OF 482.73 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, EAST, A DISTANCE OF 60.00 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.89°59'30"E., A RADIAL DISTANCE OF 770.00 FEET; THENCE NORTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 07°30'16", A DISTANCE OF 100.85 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.71°44'44"E., A DISTANCE OF 1,138.46 FEET; THENCE S.83°34'32"E., A DISTANCE OF 315.92 FEET; THENCE CONTINUE EASTERLY ALONG SAID LINE, A DISTANCE OF 484.81 FEET; THENCE S.70°38'06"E., A DISTANCE OF 31.43 FEET; THENCE S.00°00'15"W., A DISTANCE OF 182.01 FEET; THENCE CONTINUE SOUTHERLY ALONG SAID LINE, A DISTANCE OF 1,516.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 6,622,820.97 SQUARE FEET OR 152.0390 ACRES, MORE OR LESS.

EXHIBIT C

Adjusted Boundary Line Description

BEGINNING AT A POINT WHICH IS N38°28'54"W 3197.88 FEET FROM THE SOUTHWEST CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN AND THE BEGINNING OF A CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N.10°13'29"W., A RADIAL DISTANCE OF 370.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 25°02'13", A DISTANCE OF 161.68 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.54°44'17"E., A DISTANCE OF 193.90 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.35°15'42"E., A RADIAL DISTANCE OF 345.00 FEET; THENCE EASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 59°52'25", A DISTANCE OF 360.52 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.65°23'16"E., A DISTANCE OF 277.05 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N.24°36'23"E., A RADIAL DISTANCE OF 326.15 FEET; THENCE EASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 19°49'37", A DISTANCE OF 112.86 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.85°13'12"E., A DISTANCE OF 148.63 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.04°47'04"W., A RADIAL DISTANCE OF 345.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 51°02'57", A DISTANCE OF 307.39 FEET; THENCE S.34°09'58"E., A DISTANCE OF 71.20 FEET TO A POINT OF CURVE TO THE LEFT HAVING A RADIUS OF 357.00 FEET AND A CENTRAL ANGLE OF 47°13'48"; THENCE SOUTHEASTERLY ALONG THE ARC A DISTANCE OF 294.28 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.81°23'45"E., A DISTANCE OF 139.79 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.08°36'16"W., A RADIAL DISTANCE OF 350.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 27°49'38", A DISTANCE OF 169.99 FEET TO THE POINT OF ENDING.

ALSO:

BEGINNING AT A POINT WHICH IS N0°36'25:E 3665.80 FEET FROM THE SOUTHWEST CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN; THENCE N.37°16'06"W., A DISTANCE OF 43.12 FEET; THENCE N.37°14'02"W., A DISTANCE OF 454.34 FEET; THENCE N.35°43'14"W., A DISTANCE OF 229.98 FEET; THENCE N.37°37'16"W., A DISTANCE OF 8.15 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.51°30'53"W., A RADIAL DISTANCE OF 270.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 39°42'55", A DISTANCE OF 187.15 FEET; THENCE N.78°12'02"W., A DISTANCE OF 148.66 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.11°47'56"W., A RADIAL DISTANCE OF 270.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 83°24'47", A DISTANCE OF 393.07 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.17°07'14"W., A DISTANCE OF 332.11 FEET; THENCE S.14°43'50"W., A DISTANCE OF 441.72 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 830.00 FEET AND A CENTRAL ANGLE OF 13°42'40"; THENCE SOUTHERLY ALONG THE ARC A DISTANCE OF 198.62 FEET; THENCE S.28°26'30"W., A DISTANCE OF 28.75 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.61°33'25"E., A RADIAL DISTANCE OF 95.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A

CENTRAL ANGLE OF $12^{\circ}40'23''$, A DISTANCE OF 21.01 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N. $74^{\circ}13'44''$ W., A DISTANCE OF 63.87 FEET; THENCE S. $24^{\circ}40'46''$ W., A DISTANCE OF 60.41 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S. $65^{\circ}19'12''$ E., A RADIAL DISTANCE OF 270.34 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF $22^{\circ}47'22''$, A DISTANCE OF 107.53 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S. $89^{\circ}50'48''$ W., A DISTANCE OF 1,216.86 FEET TO THE POINT OF ENDING.

EXHIBIT D**Adjusted Parcel A Property**

That certain real property located in Wasatch County, Utah more particularly described as:

BEGINNING AT A POINT WHICH IS N00°00'15"E 2106.15 FEET FROM THE SOUTHEAST CORNER OF SECTION 5, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN AND THE BEGINNING OF A CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.36°25'54"W., A RADIAL DISTANCE OF 350.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 27°49'38", A DISTANCE OF 169.99 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.81°23'45"W., A DISTANCE OF 139.79 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.08°36'14"E., A RADIAL DISTANCE OF 357.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 47°13'48", A DISTANCE OF 294.28 FEET; THENCE N.34°09'58"W., A DISTANCE OF 71.20 FEET TO A POINT OF CURVE TO THE LEFT HAVING A RADIUS OF 345.00 FEET AND A CENTRAL ANGLE OF 51°02'57"; THENCE NORTHWESTERLY ALONG THE ARC A DISTANCE OF 307.39 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.85°13'12"W., A DISTANCE OF 148.63 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.04°46'47"E., A RADIAL DISTANCE OF 326.15 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 19°49'37", A DISTANCE OF 112.86 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.65°23'16"W., A DISTANCE OF 277.05 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.24°36'42"W., A RADIAL DISTANCE OF 345.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 59°52'25", A DISTANCE OF 360.52 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.54°44'17"W., A DISTANCE OF 98.00 FEET; THENCE CONTINUE SOUTHWESTERLY ALONG SAID LINE, A DISTANCE OF 95.90 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.35°15'42"W., A RADIAL DISTANCE OF 370.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 25°02'13", A DISTANCE OF 161.68 FEET; THENCE CONTINUE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10°35'47", A DISTANCE OF 68.43 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.89°37'41"W., A DISTANCE OF 220.02 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.00°22'18"W., A RADIAL DISTANCE OF 810.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 13°11'17", A DISTANCE OF 186.44 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.77°11'01"W., A DISTANCE OF 188.59 FEET; THENCE CONTINUE WESTERLY ALONG SAID LINE, A DISTANCE OF 144.76 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.12°48'58"E., A RADIAL DISTANCE OF 810.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 23°12'11", A DISTANCE OF 328.03 FEET; THENCE S.53°58'50"W., A DISTANCE OF 280.33 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.36°01'11"W., A RADIAL DISTANCE OF 345.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 41°44'29", A DISTANCE OF 251.34 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.84°16'42"W., A DISTANCE OF 122.90 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.05°43'16"W., A RADIAL DISTANCE OF 365.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 32°32'24", A DISTANCE OF 207.29 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.00°01'39"E., A DISTANCE OF 617.22 FEET; THENCE S.89°57'09"E., A DISTANCE OF 1,227.63 FEET; THENCE N.00°23'24"W., A DISTANCE OF 136.44 FEET; THENCE S.89°37'02"W., A

DISTANCE OF 0.00 FEET; THENCE N.00°23'31"W., A DISTANCE OF 315.58 FEET; THENCE N.89°50'48"E., A DISTANCE OF 1,216.86 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.88°06'34"E., A RADIAL DISTANCE OF 270.34 FEET; THENCE NORTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 22°47'22", A DISTANCE OF 107.53 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.24°40'46"E., A DISTANCE OF 60.41 FEET; THENCE S.74°13'44"E., A DISTANCE OF 63.87 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.74°13'49"E., A RADIAL DISTANCE OF 95.00 FEET; THENCE NORTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 12°40'23", A DISTANCE OF 21.01 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.28°26'30"E., A DISTANCE OF 28.75 FEET TO A POINT OF CURVE TO THE LEFT HAVING A RADIUS OF 830.00 FEET AND A CENTRAL ANGLE OF 13°42'40"; THENCE NORTHERLY ALONG THE ARC A DISTANCE OF 198.62 FEET; THENCE N.14°43'50"E., A DISTANCE OF 441.72 FEET; THENCE N.17°07'14"E., A DISTANCE OF 332.11 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.71°36'50"E., A RADIAL DISTANCE OF 270.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 83°24'47", A DISTANCE OF 393.07 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.78°12'02"E., A DISTANCE OF 148.66 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 270.00 FEET AND A CENTRAL ANGLE OF 41°26'38"; THENCE SOUTHEASTERLY ALONG THE ARC A DISTANCE OF 195.30 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.35°47'00"E., A DISTANCE OF 250.24 FEET; THENCE S.37°16'06"E., A DISTANCE OF 477.20 FEET; THENCE S.62°52'20"W., A DISTANCE OF 264.10 FEET; THENCE S.23°24'40"W., A DISTANCE OF 224.04 FEET; THENCE S.12°53'17"E., A DISTANCE OF 224.55 FEET; THENCE S.53°33'16"E., A DISTANCE OF 222.62 FEET; THENCE S.68°57'48"E., A DISTANCE OF 60.30 FEET; THENCE S.00°00'15"W., A DISTANCE OF 860.63 FEET TO THE POINT OF BEGINNING.

CONTAINING 3,302,914.52 SQUARE FEET OR 75.8245 ACRES, MORE OR LESS.

EXHIBIT E

Adjusted Parcel B Property

That certain real property located in Wasatch County, Utah more particularly described as:

BEGINNING AT A POINT WHICH IS N00°00'15"E 2106.15 FEET FROM THE SOUTHEAST CORNER OF SECTION 5, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN; THENCE S.00°00'15"W., A DISTANCE OF 2,106.15 FEET; THENCE S.89°48'57"W., A DISTANCE OF 2,645.37 FEET; THENCE N.00°10'58"W., A DISTANCE OF 2,082.27 FEET; THENCE N.89°39'13"E., A DISTANCE OF 663.05 FEET; THENCE N.00°07'45"W., A DISTANCE OF 425.56 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N.10°13'29"W., A RADIAL DISTANCE OF 370.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 25°02'13", A DISTANCE OF 161.68 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.54°44'17"E., A DISTANCE OF 193.90 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.35°15'42"E., A RADIAL DISTANCE OF 345.00 FEET; THENCE EASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 59°52'25", A DISTANCE OF 360.52 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.65°23'16"E., A DISTANCE OF 277.05 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N.24°36'23"E., A RADIAL DISTANCE OF 326.15 FEET; THENCE EASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 19°49'37", A DISTANCE OF 112.86 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.85°13'12"E., A DISTANCE OF 148.63 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.04°47'04"W., A RADIAL DISTANCE OF 345.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 51°02'57", A DISTANCE OF 307.39 FEET; THENCE S.34°09'58"E., A DISTANCE OF 71.20 FEET TO A POINT OF CURVE TO THE LEFT HAVING A RADIUS OF 357.00 FEET AND A CENTRAL ANGLE OF 47°13'48"; THENCE SOUTHEASTERLY ALONG THE ARC A DISTANCE OF 294.28 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.81°23'45"E., A DISTANCE OF 139.79 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.08°36'16"W., A RADIAL DISTANCE OF 350.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 27°49'38", A DISTANCE OF 169.99 FEET TO THE POINT OF BEGINNING.

CONTAINING 6,343,979.53 SQUARE FEET OR 145.6377 ACRES, MORE OR LESS.

TOGETHER WITH A PARCEL DESCRIBED AS THE FOLLOWING:

BEGINNING AT A POINT WHICH IS N40°34'00"E 4066.82 FEET FROM THE SOUTHWEST CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN; THENCE N.00°23'31"W., A DISTANCE OF 1,073.58 FEET; THENCE N.89°31'58"E., A DISTANCE OF 655.91 FEET; THENCE S.00°20'01"E., A DISTANCE OF 695.09 FEET; THENCE N.89°34'21"E., A DISTANCE OF 660.85 FEET; THENCE N.00°25'39"W., A DISTANCE OF 696.16 FEET; THENCE N.89°30'26"E., A DISTANCE OF 252.05 FEET; THENCE N.17°04'07"E., A DISTANCE OF 45.27 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.72°53'43"E., A RADIAL DISTANCE OF 329.89 FEET; THENCE NORTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 84°42'08", A DISTANCE OF 487.68 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.78°01'11"E., A DISTANCE OF 167.28 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.15°02'29"W., A RADIAL DISTANCE OF 329.93 FEET; THENCE SOUTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 39°14'18", A DISTANCE OF 225.95 FEET; THENCE ALONG A LINE NON-

TANGENT TO SAID CURVE, S.35°43'15"E., A DISTANCE OF 234.31 FEET; THENCE S.37°16'06"E., A DISTANCE OF 488.05 FEET; THENCE S.53°59'08"W., A DISTANCE OF 60.04 FEET; THENCE N.37°16'06"W., A DISTANCE OF 477.20 FEET; THENCE N.35°47'00"W., A DISTANCE OF 250.24 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.53°14'36"W., A RADIAL DISTANCE OF 270.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 41°26'38", A DISTANCE OF 195.30 FEET; THENCE N.78°12'02"W., A DISTANCE OF 148.66 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.11°47'56"W., A RADIAL DISTANCE OF 270.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 83°24'47", A DISTANCE OF 393.07 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.17°07'14"W., A DISTANCE OF 332.11 FEET; THENCE S.14°43'50"W., A DISTANCE OF 441.67 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES N.75°16'21"W., A RADIAL DISTANCE OF 830.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 10°00'36", A DISTANCE OF 145.01 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.26°13'02"W., A DISTANCE OF 42.87 FEET; THENCE S.28°20'24"W., A DISTANCE OF 39.54 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.61°33'25"E., A RADIAL DISTANCE OF 95.00 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 12°40'23", A DISTANCE OF 21.01 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, N.74°13'44"W., A DISTANCE OF 63.87 FEET; THENCE S.24°40'46"W., A DISTANCE OF 60.41 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.65°19'12"E., A RADIAL DISTANCE OF 270.34 FEET; THENCE SOUTHERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 22°47'22", A DISTANCE OF 107.53 FEET; THENCE ALONG A LINE NON-TANGENT TO SAID CURVE, S.89°50'48"W., A DISTANCE OF 1,216.86 FEET TO THE POINT OF BEGINNING.

CONTAINING 1,203,500.83 SQUARE FEET OR 27.6286 ACRES, MORE OR LESS..