

When recorded, return to
Kenneth G. Adams
3480 S. Highway 66
Morgan, Utah 4050

Affects Parcel Numbers: 00-0000-1691; 00-0071-5874; 00-0004-9765
Serial Numbers: 01-002-057; 01-002-057-02; 01-002-057-01

BOUNDARY LINE AGREEMENT

This Exchange Agreement is made and entered into as of the 30 day of May, 2017, by and between Kenneth Geary Adams and Marie Erickson Adams, Trustees under the Ken and Marie Adams Family Living Trust, Dated April 7, 2011, of 3480 S. Highway 66, Morgan, Utah 84050 (collectively, "Adams"), and Lazy H Ranch, LLC, a Utah limited liability company of 4569 South Holladay Boulevard, P.O. Box 171139, Salt Lake City, Utah 84117 ("Lazy H").

Recitals

- A. Lazy H is the owner of real property located in Morgan County, Utah (the "Lazy H Ranch"), including the parcels more particularly described in Exhibit A, attached hereto and made a part hereof (the "Lazy H Parcel").
- B. Adams is the owner of real property in Morgan County, Utah (the "Adams Ranch") located adjacent to the Lazy H property, including the parcels more particularly described in Exhibit B, attached hereto and made a part hereof (the "Adams Parcels").
- C. The parties desire to establish a new surveyed legal description and to establish a new boundary line between the Lazy H Parcel and Adams Parcels in order to adjust the boundaries between their respective properties and to configure their respective properties in a more manageable fashion.

Agreement

In consideration of the mutual promises and benefits contained herein and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. Conveyance of Lazy H Parcel: Lazy H hereby conveys to Adams "Exhibit C", subject to all easements, covenants, restrictions, rights of way and reservations of record or visible upon the ground and to taxes.
2. Conveyance of Adams Parcels: Adams hereby conveys to Lazy H, everything in "Exhibit A", less and excepting Exhibit "C", subject to all easements, covenants, restrictions, rights of way and reservations of record or visible upon the ground and to taxes.
3. Complete Agreement: This Agreement constitutes the complete agreement of the parties with respect to the subject matter hereof, and supersedes all prior statements, negotiations and understandings with respect thereto.
4. Governing Law: This Agreement shall be governed by and construed in accordance with the laws of the State of Utah.
5. Successors and Assigns: This Agreement shall be binding on and shall inure to the benefit of the parties hereto and their respective successors and assigns.

In witness whereof, this Agreement has been executed effective as of the day and year first above written.

Kenneth Geary Adams and Marie Erickson Adams,
Trustees under the Ken and Marie Adams Family Living
Trust, Dated April 7, 2011

Kenneth Geary Adams
Kenneth Geary Adams, Trustee

Marie Erickson Adams
Marie Erickson Adams, Trustee

LAZY H RANCH, LLC,
a Utah limited liability company

By *J. Floyd Hatch*
J. Floyd Hatch, Manager

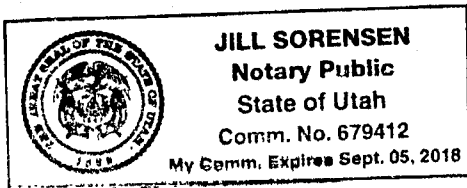
By *Carol L. Hatch*
Carol L. Hatch, Manager

By *David B. Hatch*
David B. Hatch, Manager

ACKNOWLEDGMENTS

STATE OF Utah)
 :SS.
COUNTY OF Salt Lake

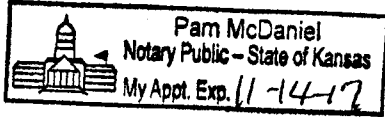
This Agreement was acknowledged before me this 5th day of May, 2017, by J. Floyd Hatch, Carol L. Hatch, and David B. Hatch as Managers of Lazy H Ranch, LLC.



Jill Sorensen
Notary Public

STATE OF)
 :
COUNTY OF)

This Agreement was acknowledged before me this 24 day of May, 2017, by
Kenneth Geary Adams and Marie Erickson Adams, Trustees Under the Ken and Marie Adams Family
Living Trust, Dated April 7, 2011



Pam McDaniel
Notary Public

Exhibit "A"

LOTS 17, 18, 21, 22, 23 & 24, SECTION 6, T2N, R3E, SLB&M
LESS THE FOLLOWING AMOUNT SOLD: M68/44; 217/325
ALSO: A PARCEL OF LAND SITUATED IN THE SOUTH HALF OF GOVERNMENT LOT 18 OF SECTION 6, T2N, R3E,
SLBM, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT A FOUND ORIGINAL STONE MARKING THE SOUTHEAST (SHOULD BE NORTHEAST QUARTER)
CORNER OF SECTION 12, T2N, R2E, SLBM, AND RUNNING THENCE 778.16 FEET NORTH 0°30'02" EAST ALONG
THE WEST LINE OF SAID SECTION TO THE NORTHWEST CORNER OF GOVERNMENT LOT 21; THENCE 2672.72
FEET SOUTH 89°35'36" EAST ALONG THE NORTH LINE OF GOVERNMENT LOTS 21, 22 AND 18 TO A POINT ON A
COMMON LINE OF BOUNDARY AGREEMENT WHICH POINT IS THE POINT OF BEGINNING; THENCE NORTH 45°
47'41" EAST 15.32 FEET TO A POINT ON AN EXISTING FENCE; THENCE NORTH 89°41'59" EAST 60.55 FEET
ALONG AN EXISTING FENCE LINE TO A FENCE CORNER; THENCE NORTH 2°36'22" WEST 80.79 FEET ALONG AN
EXISTING FENCE LINE TO A POINT ON A COMMON LINE OF BOUNDARY AGREEMENT UPON WHICH A FENCE
LINE IS TO BE CONSTRUCTED; THENCE FOLLOWING SAID LINE OF BOUNDARY AGREEMENT THE FOLLOWING
9 COURSES: (1) NORTH 77°03'06" EAST 39.61 FEET (2) NORTH 80°01'49" EAST 75.33 FEET (3) NORTH 72°30'22"
EAST 60.73 FEET (4) SOUTH 80°10'35" EAST 59.04 FEET (5) SOUTH 78°45'01" EAST 54.84 FEET (6) SOUTH 71°
28'44" EAST 108.67 FEET (7) NORTH 85°38'47" EAST 148.00 FEET (8) NORTH 74°06'33" EAST 116.30 FEET
(9) NORTH 66°52'36" EAST 40.80 FEET TO A POINT ON AN EXISTING FENCE LINE; THENCE SOUTH 2°25'42" EAST
ALONG EXISTING FENCE LINE 141.18 FEET TO THE SOUTH LINE OF SAID LOT 18; THENCE NORTH 89°35'36"
WEST 756.55 FEET ALONG SOUTH LINE OF SAID LOT 18 TO THE POINT OF BEGINNING. BASIS OF BEARING IS
SOUTH 0°16'06" EAST 519.04 FEET BETWEEN THE ORIGINAL STONE FOUND MARKING THE SOUTHEAST
CORNER OF SECTION 12 AND THE ORIGINAL STONE FOUND MARKING THE SOUTHWEST CORNER OF
SECTION 6.

Exhibit "B"

A PARCEL OF LAND SITUATED IN THE NORTH 1/2 OF GOVERNMENT LOTS 21 & 22 OF SECTION 6, T2N, R3E, SLB&M. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT A FOUND ORIGINAL STONE MARKING THE NE 1/4 CORNER OF SECTION 12, TOWNSHIP 2 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE 120.36 FEET NORTH 00°30'02" EAST ALONG THE WEST LINE OF SAID SECTION TO THE POINT OF BEGINNING WHICH IS A POINT ON A COMMON LINE OF BOUNDARY AGREEMENT; AND RUNNING THENCE NORTH 0°30'02" EAST 657.80 FEET ALONG THE WEST LINE OF SAID SECTION TO THE NORTHWEST CORNER OF LOT 21; THENCE SOUTH 89°35'36" EAST 2658.94 FEET ALONG THE NORTH LINE OF LOTS 21 & 22 TO THE NORTHEAST CORNER OF LOT 22; THENCE SOUTH 1°22'08" EAST 13.20 FEET TO A POINT ON A COMMON LINE OF BOUNDARY AGREEMENT UPON WHICH A FENCE LINE IS TO BE CONSTRUCTED; THENCE FOLLOWING SAID LINE OF BOUNDARY AGREEMENT THE FOLLOWING 28 COURSES: (1) SOUTH 45°47'41" WEST 64.53 FEET; (2) SOUTH 81°57'40" WEST 98.84 FEET (3) SOUTH 51°03'06" WEST 102.91 FEET (4) SOUTH 65°42'22" WEST 296.84 FEET (5) SOUTH 50°32'24" WEST 90.81 FEET (6) SOUTH 79°22'09" WEST 162.53 FEET; (7) SOUTH 75°12'50" WEST 232.60 FEET; (8) SOUTH 76°18'53" WEST 86.37 FEET; (9) SOUTH 74°19'08" WEST 88.40 FEET; (10) SOUTH 73°33'28" WEST 106.08 FEET (11) SOUTH 78°30'08" WEST 132.38 FEET (12) SOUTH 70°15'43" WEST 141.88 FEET (13) SOUTH 54°35'42" WEST 42.28 FEET (14) SOUTH 40°21'14" WEST 44.03 FEET (15) SOUTH 56°57'59" WEST 54.85 FEET (16) SOUTH 81°44'04" WEST 33.18 FEET (17) NORTH 81°25'07" WEST 122.61 FEET (18) NORTH 56°26'23" WEST 81.90 FEET (19) NORTH 81°22'15" WEST 115.56 FEET (20) NORTH 81°20'33" WEST 72.53 FEET (21) SOUTH 79°33'46" WEST 67.98 FEET (22) NORTH 89°51'25" WEST 126.47 FEET (23) NORTH 85°12'23" WEST 120.54 FEET (24) SOUTH 84°12'23" WEST 83.52 FEET (25) SOUTH 65°40'55" WEST 101.15 FEET (26) SOUTH 68°35'09" WEST 82.36 FEET (27) SOUTH 86°10'10" WEST 69.81 FEET (28) NORTH 83°35'45" WEST 29.34 FEET TO THE POINT OF BEGINNING. BASIS OF BEARING IF SOUTH 0°16'06" EAST 519.04 FEET BETWEEN THE ORIGINAL STONE FOUND MARKING THE SE CORNER OF SECTION 12 AND THE ORIGINAL STONE FOUND MARKING THE SOUTHWEST CORNER OF SECTION 6. LESS AMOUNT SOLD, IF ANY.

AND

A TRACT OF LAND SITUATED IN THE EAST HALF (LOT 18 GENERALLY) OF SECTION 6, TOWNSHIP 2 NORTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN U.S. SURVEY, MORGAN COUNTY, UTAH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 6; THENCE SOUTH 00°12'24" WEST 5753.238 FEET; THENCE NORTH 89°25'00" EAST 2740.430 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 3°40'00" WEST 1268.520 FEET ALONG AN EXISTING FENCE LINE; THENCE EAST 660.000 FEET; THENCE SOUTH 3°41'05" EAST 1261.812 FEET THENCE SOUTH 89°25'00" WEST 660.000 FEET TO THE POINT OF BEGINNING. LESS AND EXCEPTING THE FOLLOWING DESCRIBED PARCEL (BOOK 217 PAGE 325).
A PARCEL OF LAND SITUATE IN THE SOUTH HALF OF GOVERNMENT LOT 18 OF SECTION 6, TOWNSHIP 2 NORTH, RANGE 3 EAST, SALT LAKE BASE & MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT A FOUND ORIGINAL STONE MARKING THE SOUTHEAST CORNER OF SECTION 12, TOWNSHIP 2 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE 778.16 FEET NORTH 0°30'02" EAST ALONG THE WEST LINE OF SAID SECTION TO THE NORTHWEST CORNER OF GOVERNMENT LOT 21; THENCE 2672.72 FEET SOUTH 89°35'36" EAST ALONG THE NORTH LINE OF GOVERNMENT LOTS 21, 22 AND 18 TO A POINT ON A COMMON LINE OF BOUNDARY AGREEMENT WHICH POINT IS THE TRUE POINT OF BEGINNING; THENCE NORTH 45°47'41" EAST 15.32 FEET TO A POINT ON AN EXISTING FENCE; THENCE NORTH 89°41'59" EAST 60.55 FEET ALONG AN EXISTING FENCE LINE TO A FENCE CORNER; THENCE NORTH 2°36'22" WEST 80.79 FEET ALONG AN EXISTING FENCE LINE TO A COMMON LINE OF BOUNDARY AGREEMENT UPON WHICH A FENCE LINE IS TO BE CONSTRUCTED; THENCE FOLLOWING SAID LINE OF BOUNDARY AGREEMENT THE FOLLOWING NINE COURSES: (1) NORTH 77°03'06" EAST 39.61 FEET (2) NORTH 80°01'49" EAST 75.33 FEET (3) NORTH 72°30'22" EAST 60.73 FEET (4) SOUTH 80°10'35" EAST 59.04 FEET (5) SOUTH 78°45'01" EAST 54.84 FEET (6) SOUTH 71°28'44" EAST 108.67 FEET (7) NORTH 85°38'47" EAST 148.00 (8) NORTH 74°06'33" EAST 116.30 FEET (9) NORTH 66°52'36" EAST 40.80 FEET TO A POINT ON AN EXISTING FENCE LINE; THENCE SOUTH 2°25'42" EAST ALONG EXISTING FENCE LINE 141.18 FEET TO THE SOUTH LINE OF SAID LOT 18; THENCE NORTH 89°35'36" WEST 756.55 FEET ALONG SOUTH LINE OF SAID LOT 18 TO THE TRUE POINT OF BEGINNING. BASIS OF BEARING IS SOUTH 0°16'06" EAST 519.04 FEET BETWEEN THE ORIGINAL STONE FOUND MARKING THE SOUTHEAST CORNER OF SECTION 12 AND THE ORIGINAL STONE FOUND MARKING THE SOUTHWEST CORNER OF SECTION 6.

Exhibit "C"

A parcel of land located in Lots 18, 19, 21, 22 and 23 of Section 6, Township 2 North, Range 3 East, Salt Lake Base and Meridian, Morgan County, Utah, described as follows:

BEGINNING at a point on the west line of Section 6, Township 2 North, Range 3 East, Salt Lake Base and Meridian which is North 00°08'24" West 518.98 feet from the Southwest Corner of said Section 6, and thence along said line North 00°08'24" West 778.22 feet to the northwest corner of Lot 21 of said Section 6; thence South 89°52'21" East 2,653.22 feet along the north line of Lot 21 and Lot 22; thence North 45°12'58" East 34.95 feet; thence North 89°07'16" East 60.55 feet; thence North 03°11'05" West 80.79 feet; thence North 76°28'23" East 39.61 feet; thence North 79°27'06" East 75.33 feet; thence North 71°55'39" East 60.73 feet; thence South 80°45'18" East 59.04 feet; thence South 79°19'44" East 54.84 feet; thence South 72°03'27" East 108.67 feet; thence South 75°21'23" West 280.11 feet; thence North 89°30'36" West 88.38 feet; thence South 48°43'06" West 11.47 feet; thence South 60°41'45" West 14.34 feet; thence South 59°24'39" West 143.95 feet; thence South 66°57'27" West 89.58 feet; thence South 62°15'09" West 494.54 feet; thence South 73°11'01" West 462.73 feet, thence South 70°44'26" West 648.29 feet; thence South 85°27'09" West 625.81 feet; thence South 83°33'51" West 417.34 feet to the POINT OF BEGINNING.