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05/07/2018 10:44 AM \$16.00  
Book - 10671 Pg - 9725-9728  
ADAM GARDINER  
RECORDER, SALT LAKE COUNTY, UTAH  
BRANDOO CORP  
ATTN: STEVE BRAND  
2255 E FORT UNION BLVD  
COTTONWOOD HEIGHTS UT 84121  
BY: PSA, DEPUTY - WI 4 P.

WHEN RECORDED PLEASE RETURN TO:  
Brandoo Corporation  
Atten: Steve Brand  
2255 East Fort Union Blvd.  
Cottonwood Heights, Utah 84121

### MEMORANDUM OF LEASE

This Memorandum of Lease Agreement is entered into as of December 1, 2017, by and between SSB Properties LLC, a Utah limited liability company ("Landlord"), whose address for purposes hereof is c/o TerraForm Management, 6770 S. 900 E., Suite 102, Midvale, Utah 84047, and Brandoo Corporation, a Utah corporation ("Tenant"), with its address for notice purposes being 2255 East Fort Union Blvd., Cottonwood Heights, Utah 84121.

**1. Premises:** Landlord and Tenant have entered into a Lease (the "Lease") dated as of December 1, 2017 (the "Lease"), pursuant to which Landlord has leased and Tenant has hired, and Landlord does hereby lease and Tenant does hereby hire, those certain premises located at 3282 South 5600 West Street, West Valley City, Utah 84120, as more particularly described on Exhibit "A" attached hereto and incorporated herein by reference (the "Leased Premises").

**2. Term:** The term of the Lease is for an initial term commencing on December 1, 2017 and ending on November 30, 2027.

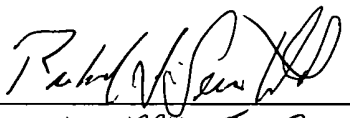
**3. Option for Renewal:** Tenant, at Tenant's option, in accordance with the terms of the Lease, may extend the term of the Lease for two (2) consecutive periods of five (5) years each on the same terms and conditions as the Lease, except rent.

**4. Lease Incorporated:** All of the terms, conditions, provisions and covenants of the Lease are incorporated in this Memorandum. In the event of any inconsistency between the provisions of this Memorandum and the Lease, the provisions of the Lease shall control. Copies of the Lease are held by both Landlord and Tenant at their respective addresses set forth above.

IN WITNESS WHEREOF, the Landlord and Tenant have caused this Memorandum to be executed by their respective duly authorized representatives as of the date first written above.

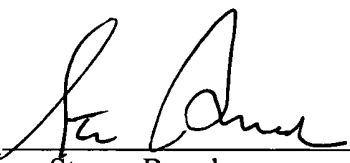
LANDLORD:

SSB Properties, LLC

By   
Name: RICHARD L. SAWDEW  
Title: Manager

TENANT:

Brandoo Corporation

By   
Name: STEVEN BRAND  
Title: President

STATE OF UTAH )  
 : ss  
COUNTY OF SALT LAKE )

SEE ATTACHED NOTARY

On this \_\_\_\_ day of \_\_\_\_\_, 201\_\_, before me, a Notary Public, personally appeared \_\_\_\_\_ who being by me duly sworn did say that he is the manager of SSB Properties, LLC, a Utah limited liability company, and that he is the person who executed the foregoing Memorandum of Lease on behalf of said company by authority of its managers, and he acknowledged to me that said company executed the same.

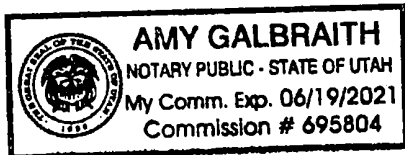
[Seal]

\_\_\_\_\_  
Notary Public

STATE OF UTAH )  
 : ss  
COUNTY OF SALT LAKE )

On this 27 day of December, 2017, before me, a Notary Public, personally appeared Steven Brand who being by me duly sworn did say that he is the president of Brandoo Corporation, a Utah corporation, and that he is the person who executed the foregoing Memorandum of Lease on behalf of said corporation by authority of its board of directors, and he acknowledged to me that said corporation executed the same.

[Seal]



Amy Galbraith  
Notary Public

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

**CIVIL CODE § 1189**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of Los Angeles }

On January 2, 2018 before me, Tarah Nicole Cheatham, Notary Public  
*Date Here Insert Name and Title of the Officer*

personally appeared Richard I. Seinfeld  
*Name(s) of Signer(s)*

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Handwritten Signature]  
*Signature of Notary Public*

Place Notary Seal and/or Stamp Above

**OPTIONAL**

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_ Signer's Name: \_\_\_\_\_

Corporate Officer – Title(s): \_\_\_\_\_  Corporate Officer – Title(s): \_\_\_\_\_

Partner –  Limited  General  Partner –  Limited  General

Individual  Attorney in Fact  Individual  Attorney in Fact

Trustee  Guardian of Conservator  Trustee  Guardian of Conservator

Other: \_\_\_\_\_  Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_ Signer is Representing: \_\_\_\_\_



## SALT LAKE COUNTY RECORDER

### Parcel Details for: 14264760250000

Parcel Number: 14264760250000

Acres:	Address:	Land Value:	Building Value:	Total Value:
0.4700	3282 S 5600 W			

Legal Description
BEG N 0°09'50" W 1346.6 FT & S 89°59'10" W 53 FT FR SE COR OF SEC 26, T 1S, R 2W, S L M; S 89°59'10" W 110.5 FT; N 0°09'50" W 185.3 FT; N 89°59'10" E 110.5 FT; S 0°09'50" E 185.3 FT TO BEG. 0.47 AC M OR L. 5641-2388 5782-0180 7688-0395

Owner Name	Trustee	Interest	Tenancy
SSB PROPERTIES, L C			