

APPLICATION FOR ASSESSMENT AND
TAXATION OF AGRICULTURAL LAND

00773420 Bk01781 Pg00713-00714

1969 FARMLAND ASSESSMENT ACT, UTAH CODE 59-2-501 THROUGH 59-2-515 (AMENDED IN 1962)

ALAN SPRIGGS, SUMMIT CO RECORDER
2006 MAR 31 14:55 PM FEE \$14.00 BY GGB
REQUEST: RED ROCK RANCH DEVELOPMENT
DATE OF APPLICATION: 03-03-2006

COUNTY: Summit APPLICATION NUMBER: 0001389

TOTAL ACRES: _____

MAIL TO: RED ROCK RANCH DEVELOPMENT LLC

OWNER: RED ROCK RANCH DEVELOPMENT LLC

ADDRESS: P O BOX 4646

PARK CITY UT 84060-4646

LAND TYPE	ACRES	LAND TYPE	ACRES	LAND TYPE	ACRES
IRRIGATION CROP LAND	_____	WET MEADOW	_____	ORCHARD	_____
DRY LAND TILLABLE	_____	GRAZING LAND	_____	IRRIGATED PASTURES	_____
OTHER (SPECIFY)					

COMPLETE LEGAL DESCRIPTION:

SERIAL: NS-463 ACCOUNT: 0083877 PARCEL ACRES: 41.62
 BEG AT A PT WH IS N 55*22'05" E 578.32 FT FROM THE W1/4 COR OF SEC 21 T2NR5E SLBM (SD PT BEING ON THE W'LY R/W LINE OF I-80 INTERSTATE) & RUN TH S 07*25'42" E 28.55 FT ALONG SD R/W LINE TO AN EXISTING R/W MARKER; TH S 07*25'42" E 1320.58 FT ALONG SD R/W LINE TO AN EXISTING FENCE LINE; TH S 85*03'40" W 677.72 FT ALONG SD FENCE; TH S 06*08'05" W 289.83 FT ALONG SD FENCE LINE TO THE E'LY LINE OF WEBER BEND RANCH SUBDIVISION; TH S 75*27'22" W 165.43 FT ALONG SD LINE; TH N 46*43'25" W 134.19 FT ALONG SD LINE ALSO BEING AN EXISTING FENCE LINE TO A REBAR & CAP; TH N 25*53'22" W 178.54 FT ALONG SD LINE TO A REBAR & CAP; TH N 21*39' 11" W 60.20 FT ALONG SD LINE TO A REBAR & CAP; TH N 17*30'04" E 148.42 FT ALONG SD LINE TO A REBAR & CAP; TH N 08*30'29" E 94.33 FT ALONG SD LINE TO A REBAR & CAP; TH N 08*27'02" W 94.22 FT ALONG SD LINE TO A REBAR & CAP; TH S 81*52'02" W 228.22 FT; TH N 30*15'05" W 281.96 FT ALONG SD LINE BEING THE KURTIS M GREENWOOD PROPERTY LINE; TH N 84*03'40" E 9.00 FT ALONG SD LINE TO A REBAR & CAP; TH N 30*07'40" W 169.35 FT ALONG SD LINE TO A REBAR & CAP; TH S 87*34'23" W 9.69 FT; TH N 30*15'05" W 47.01 FT; TH N 15*18'05" W 161.60 FT ALONG SD PROPERTY TO A PT WH INTERSECTS THE E'LY DEED LINE OF THE LELAND CLAIR WILDE DEED #M123-831; TH N 05*24'18" E 447.57 FT ALONG SD DEED LINE TO AN OLD EXISTING FENCE LINE; TH N 86*09'15" E 1325.87 FT ALONG SD FENCE LINE TO THE PT OF BEG CONT 41.62 AC SWD148 JQC77 M31-434 M44-342 504-104-108 1369-1151 (REF:1377-1269) 1431-1571-1575-1581-1587-1593 1709-1408

SERIAL: CT-482-F ACCOUNT: 0395883 PARCEL ACRES: 36.51
 BEG AT A PT WH IS N 1780.45 FT & W 842.27 FT FROM THE S1/4 COR OF SEC 21 T2NR5E SLBM (SD PT BEING A REBAR & CAP AT AN EXISTING FENCE COR) & RUN TH S 85*14'41" W 835.33 FT ALONG AN OLD EXISTING FENCE LINE TO THE E'LY R/W LINE OF THE UTAH STATE PARKS RECREATION (FORMERLY KNOWN AS THE UPRR); TH N 07*59'52" W 1344.27 FT ALONG SD LINE TO A 6" STEEL POST; TH N 86*22'02" E 1207.95 FT ALONG AN EXISTING PANEL FENCE TO THE W'LY R/W LINE OF THE HOYTSTVILLE RD (SD PT BEING A 6" STEEL

X Phillip Coosaia COO
 OWNER: RED ROCK RANCH DEVELOPMENT LLC

NOTARY PUBLIC
 STATE OF UTAH) Wyoming)
 COUNTY OF Teton) ss

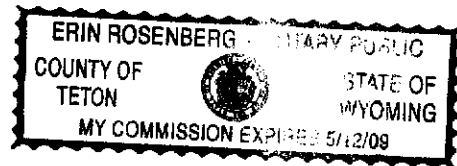
Carla Dee Becken, Chief Deputy
 Approved by County Assessor - Subject to review

On the 28th day of March 2006

FOR COUNTY RECORDER'S USE

Phillip Coosaia
 Appeared before me and executed this document.

[Signature]
 NOTARY PUBLIC



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POST); TH S 18°33'56" E 271.93 FT ALONG SD R/W LINE TO A REBAR & CAP; TH S 20° 47'40" W 142.13 FT TO A REBAR & CAP; TH S 13°48'21" W 114.30 FT TO A REBAR & CAP; TH S 08°25'45" W 98.70 FT TO A REBAR & CAP; TH S 05°39'10" E 49.37 FT TO A REBAR & CAP; TH N 87°19'25" E 214.36 FT TO THE W'LY R/W LINE OF THE HOYTSTVILLE RD (SD FT BEING A REBAR & CAP); TH S 18° 08'20" E 446.95 FT ALONG SD R/W LINE TO A REBAR & CAP; TH S 85°14'59" W 507.79 FT ALONG AN EXISTING FENCE LINE TO A REBAR & CAP; TH S 07°55'55" W 235.55 FT ALONG SD FENCE TO THE PT OF BEG CONT 36.51 AC 1369-1151-1153
1431-1571-1575-1581-1587-1593 1709-1408

SERIAL: CT-476

ACCOUNT: 0395909

PARCEL ACRES: 211.34

A PORTION OF LAND LYING IN SEC 21 T2NR5E SLBM & HAVING A BASIS OF BEARING TAKEN AS S BETWEEN THE NE COR & THE E1/4 COR OF SD SEC 21 DESC AS FOLLOWS: BEG AT THE NE COR OF SEC 21 T2NR5E SLBM WH COR IS A 2" ALUMINUM CAP MARKED SUMMIT COUNTY SURVEY AT A FOUR-WAY FENCE COR & RUN TH S 2650.58 FT ALONG THE E'LY SEC LINE OF THE NE1/4 OF ABOVE SD SEC TO THE E1/4 COR SD COR BEING AN EXISTING STONE AT A THREE-WAY FENCE COR; TH S 00°14'11" W 655.59 FT ALONG THE E'LY SEC LINE OF THE SE1/4 OF ABOVE SD SEC TO AN INTERSECT PT ON AN OLD EXISTING FENCE LINE; TH N 89°24'13" W 1414.10 FT ALONG SD FENCE LINE; TH S 86°01'38" W 748.52 FT ALONG SD FENCE LINE; TH S 85°25'20" W 449.29 FT TO THE E'LY LINE OF RICHARD & DIANE WILSON PROPERTY; TH N 18°46'31" W 150.00 FT ALONG SD LINE; TH S 85°25'20" W 168.20 FT ALONG SD LINE TO THE E'LY R/W LINE OF HOYTSTVILLE RD; TH N 17°48'45" W 13.32 FT ALONG SD RD LINE; TH N 18°46'31" W 307.94 FT ALONG SD RD LINE; TH N 17° 54'41" W 721.30 FT ALONG SD RD LINE TO A FENCE LINE LOCATED ON THE W'LY SIDE OF AN IRRIGATION DITCH ALSO SD FENCE BEING THE E'LY LINE OF THE ROBERT & CAROLE CARTER PROPERTY; TH N 32°14'53" E 162.06 FT ALONG SD FENCE LINE; TH N 01°43'31" W 24.10 FT ALONG SD FENCE LINE TO A PIPE FENCE LINE; TH N 86°17'14" E 435.24 FT ALONG SD PIPE FENCE LINE TO THE 1/4 SEC LINE; TH N 00°05'53" E 2106.70 FT ALONG SD 1/4 SEC LINE TO THE N1/4 COR OF ABOVE SD SEC; TH S 89°12'52" E 2628.83 FT ALONG THE SEC LINE TO THE PT OF BEG CONT 211.34 AC M2-530 SWD148 JQC77 31-434 504-104-108 (REF:M95-488 & 1367-1147)
1369-1147-1151-1155 1431-1571-1575-1581-1587-1593 1709-1408

CERTIFICATION: READ CERTIFICATION AND SIGN.

I CERTIFY: (1) The agricultural land covered by this application constitutes no less than five contiguous acres exclusive of homesite and other non-agricultural acreage (see Utah code 59-2-503 for waiver). (2) The land is currently devoted to agricultural use and has been so devoted for two successive years immediately preceding the tax year for which valuation under this act is requested. (3) The land produces in excess of 50% of the average agricultural production per acre for the given type of land and the given county or area. (4) I am fully aware of the five year roll-back tax provision which becomes effective upon a change in use or other withdrawal of all or part of the eligible land. I understand that I must notify the County Assessor of any change in use of the land to any non-qualifying use, and that the greater of \$10.00 or 2% of the rollback tax due for the last year of the rollback period will be imposed on failuer to notify the Assessor within 120 days after the day on which the land is withdrawn from this part. This application constitutes consent by the owners of the land to the creation of a lien upon this land (see Utah code 59-2-508).

(5) I am further aware that the five year roll-back tax will be based on historical property values determined by the Summit County Assessor using land value guidelines which will include a one acre residential lot value on agricultural land that meets current zoning requirements for such a lot.

BK1781 PG0714