This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.

UTAH INDUSTRIAL DEPOT SUBDIVISION NO.1 – AMENDED

(VACATING AND AMENDING PORTIONS OF LOTS 101 & 102)

(MINOR SUBDIVISION) TOOELE CITY

LOCATED IN SECTIONS 19 AND 30, TOWNSHIP 3 SOUTH, RANGE 4 WEST, AND SECTIONS 24 AND 25, TOWNSHIP 3 SOUTH, RANGE 5 WEST, SALT LAKE BASE & MERIDIAN

LEGEND

- FOUND SECTION CORNER MONUMENT
- SUBDIVISION BOUNDARY LINE
- SECTION LINE
- 1/4 SECTION LINE
- 40 ACRE LINE
- ROAD R/W
- ROAD CENTERLINE
- EXISTING FENCE
- 5/8" REBAR & CAP MARKED WARD ENG
- LOT ADDRESS
- 300 NORTH
- XX' Wide PRIVATE UTILITY & DRAINAGE EASEMENT (U&D) (UNLESS OTHERWISE NOTED)
- (PU&D) PRIVATE UTILITY & DRAINAGE EASEMENT
- LOT LINE
- EXISTING PRIVATE ROAD

NOTES:

* The BASIS OF BEARING for this survey is South 00°05'16" East along the East line of Section 30, Township 3 South, Range 4 West, Salt Lake Base & Meridian between the found Northeast Corner and the found Southeast Corner of said Section 30. Obtained from that certain "BRAC MAINTENANCE AREA" survey, recorded Nov. 1998, and on file in the office of the Tooele County Recorder.

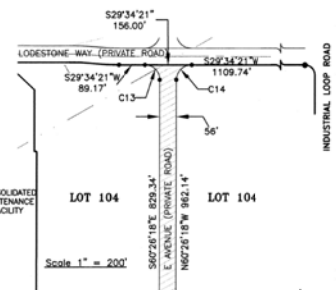
* NAD 27 State Plane Coordinates shown on this plat are referenced to the State Coordinate and Dependent Resurvey Plat, Amended in July 2000 on file with the Tooele County Recorder's Office as Entry No. 152541 in Book 638 at Page 596.

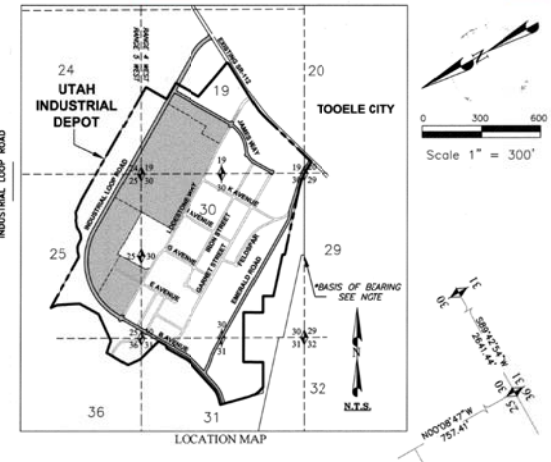
The Solid Waste Management Unit (SWMU) Sites on and across this property can be found on file with the Tooele County Recorder's Office in Book 0547 at Pages 0808 through 0811.

E Avenue, a 56 foot wide private right of way West of Lodestone Way serves as access into Lots 103 and 104 of this subdivision.

Lodestone Way, a 56 foot wide private right of way as recorded with Tooele County Recorder's Office in Book 752 at Page 284-5 serves as access to this Subdivision from public roads.

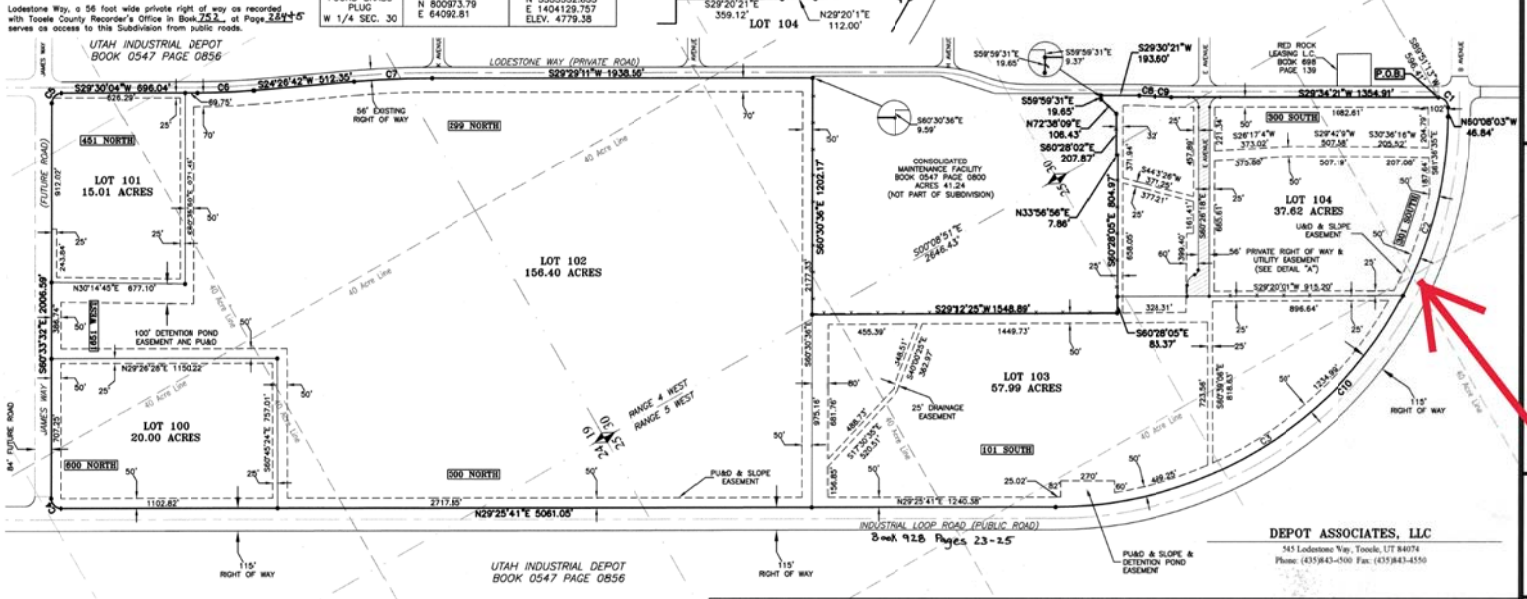
SURVEY CONTROL		
MONUMENT	*NAD 27 STATE PLANE CENTRAL ZONE	LOCAL COORDINATES
	N 796353.26 E 69381.79	N 3350686.316 E 1404136.522 ELEV. 4811.690
	N 803620.33 E 64085.96	N 3355979.250 E 1404122.940 ELEV. 4761.070
	N 798340.26 E 66740.72	N 3350699.450 E 1406777.930 ELEV. 4868.080
	N 803633.33 E 66729.67	N 3355991.174 E 1406770.338 ELEV. 4793.857
	N 803646.33 E 69373.38	N 3356005.587 E 1409410.573 ELEV. 4849.610
	N 796353.26 E 69381.79	N 3350712.295 E 1409418.777 ELEV. 5015.05
FOUND BRASS PLUG W 1/4 SEC. 30	N 800973.79 E 64092.81	N 3353332.833 E 1404129.757 ELEV. 4779.38





LOCATION MAP

Scale 1" = 300'



CURVE TABLE				
CURVE	RADIUS	LENGTH	CENTRAL ANGLE	CHORD
C1	50.00	78.80	90°17'35"	70.89
C2	1992.50	947.38	27°14'33"	938.48
C3	1992.50	2167.21	62°19'11"	2061.95
C4	50.00	78.55	90°00'42"	70.72
C5	50.00	79.17	90°43'02"	71.15
C6	3228.00	284.86	05°03'22"	284.76
C7	4472.00	393.49	05°02'29"	393.35

CURVE TABLE				
CURVE	RADIUS	LENGTH	CENTRAL ANGLE	CHORD
C8	797.00	81.89	05°53'14"	81.86
C9	853.00	86.65	05°49'14"	86.62
C10	1992.50	3114.59	89°33'44"	2807.04
C11	56.00	70.70	72°20'13"	66.10
C12	25.00	31.43	72°01'21"	29.40
C13	50.00	78.53	89°59'21"	70.70
C14	50.00	78.55	90°00'39"	70.72

SURVEYOR'S CERTIFICATE

I, SATTAR N. TABRIZ , DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR AND THAT I HOLD CERTIFICATE NO. 155100 PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS, PRIVATE RIGHT OF WAYS, AND EASEMENTS, HEREAFTER TO BE KNOWN AS UTAH INDUSTRIAL DEPOT SUBDIVISION NO.1 AMENDED (MINOR SUBDIVISION) AND THAT SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT.

4-23-06
DATE

No. 155100 SATTAR N. TABRIZ STATE OF UTAH

Tabriz, LS No. 155100

Legal Description

Beginning at a point which is North 00°08'47" West along the East line of the Southeast Quarter of Section 25, Township 3 South, Range 5 West, Salt Lake Base and Meridian 757.41 feet and South 89°51'13" West 596.41 feet from the Southeast corner of said Section 25, said point being on the the Southerly right-of-way line of Lodestone Way and Easterly right of way line of Industrial Loop Road and point of curve of a non tangent curve to the right, of which the radius point lies North 60°25'39" West, a radial distance of 50.00 feet, and running thence along said Easterly right of way line the following four calls: Westerly along the arc, through a central angle of 90°17'35", a distance of 78.80 feet; thence North 60°08'03" West, a distance of 46.84 feet to a point on a curve to the right having a radius of 1,992.50 feet through a central angle of 89°33'44"; thence northerly along said arc a distance of 3,114.59 feet to a point of tangency; thence North 29°25'41" East, a distance of 5061.05 feet to a point on a curve to the right having a radius of 50 feet through a central angle of 90°00'47"; thence Northeasterly along said arc a distance of 78.55 feet to the Southerly right of way line of James Way, a future road; thence leaving said Industrial Loop road right of way and following said Southerly right of way line the following three calls: South 60°33'32" East, a distance of 2006.59 feet to a point of curve to the right having a radius of 50.00 feet through a central angle of 90°43'02"; thence along said arc a distance of 79.17 feet to the Westerly right-of-way line of Lodestone Way; thence along said Westerly right-of-way line the following 5 calls: South 29°30'04" West, a distance of 696.08 feet to a point of curve to the left having a radius of 3228.00 feet through a central angle of 05°03'22"; thence southerly along said arc a distance of 284.86 feet; thence South 24°26'42" West 512.35 feet to a point of curve to the right having a radius of 4472.00 feet through a central angle of 05°02'29"; thence southerly along said arc, a distance of 393.49 feet; thence South 29°29'11" West 1938.56 feet to the northerly property line of the Consolidated Maintenance Facility property on file with the Tooele County Recorder's Office in Book 0547 at Page 0800; thence leaving said Westerly right-of-way line and along said Consolidated Maintenance Facility boundary the following 7 calls: North 60°30'36" West, a distance of 1202.17 feet; thence South 29°12'25" West, a distance of 1548.89 feet; thence South 60°28'05" East, a distance of 804.97 feet; thence North 33°56'56" East, a distance of 7.86 feet; thence South 60°28'02" East, a distance of 207.87 feet; thence North 72°38'09" East a distance of 106.43 feet; thence South 59°59'31" East a distance of 19.65 feet to said Westerly right-of-way line of Lodestone Way; thence along said Westerly right-of-way line the following 4 calls: South 29°30'21" West, a distance of 193.60 feet to a point on a curve to the right having a radius of 797.00 feet through a central angle of 05°53'14"; thence Southwesterly along said arc a distance of 81.89 feet to a point on a reverse curve to the left having a radius of 853.00 feet through a central angle of 05°49'14"; thence Southwesterly along said arc, a distance of 86.65 feet to a point of tangency; thence South 29°34'21" West, a distance of 1,354.91 feet to the POINT OF BEGINNING.

Less and Excepting Therefrom any portion lying within the Redevelopment Agency of Tooele City property, recorded in Book 434, at Page 0345, on September 6, 1996 located in the Office of the Tooele County Recorder.

Contains 12,502,821 square feet or 287.06 acres, more or less.

OWNERS DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE _____ UNDERSIGNED OWNERS OF THE ABOVE DESCRIBED TRACT OF LAND HAVING CAUSED SAME TO BE SUBDIVIDED INTO LOTS, PRIVATE RIGHT OF WAYS, AND EASEMENTS TO BE HEREAFTER KNOWN AS

UTAH INDUSTRIAL DEPOT SUBDIVISION NO. 1 AMENDED (MINOR SUBDIVISION)

DO HEREBY VACATE AND AMEND PORTIONS OF LOTS 101 AND 102 AND DEDICATE FOR THE COMMON USE OF LOTS 100 THROUGH 104 AND THE SURROUNDING PROPERTIES OWNED BY DEPOT ASSOCIATES, L.L.C., AND ALL OTHER PROPERTIES DESIGNATED BY DEPOT ASSOCIATES, L.L.C., THE RIGHT TO ALL ROADS AND EASEMENTS FOR USE AS INTENDED ON THIS PLAT. E AVENUE (PRIVATE ROAD) MAY BE CLOSED BY OWNERS UPON THE OPENING OF INDUSTRIAL LOOP ROAD.

IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HAND THIS

_____ A.D., 20_____

WILFORD M. FARNSWORTH, III, AS AUTHORIZED MEMBER FOR MAIN SPRING CAPITAL IV, LLC, AN ARIZONA LIMITED LABILITY COMPANY; AS AUTHORIZED MEMBER FOR IBC HOLDINGS, LLC, AN ARIZONA LIMITED LIABILITY COMPANY; AUTHORIZED ADMINISTRATIVE MEMBER FOR DEPOT ASSOCIATES, LLC, A DELAWARE LIMITED LIABILITY COMPANY

JAMES E. SORENSEN, PRESIDENT; EUROPARTNERS, INC., A TEXAS CORPORATION DOMICILED AT 1801 BROADWAY, SUITE 1720, DENVER, COLORADO 80202

ACKNOWLEDGMENT

ON THE 24th DAY OF APRIL A.D., 20 06 , PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF Davis IN SAID STATE OF Utah. THE SIGNER( ) OF THE ABOVE OWNER'S DEDICATION, IN NUMBER, WHO DULY ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED IT FREELY AND VOLUNTARILY AND FOR THE USES AND PURPOSES THEREIN MENTIONED.

MY COMMISSION EXPIRES 11-15-2008 — Notary Public, Residing in Phoenix, Arizona

ACKNOWLEDGMENT

ON THE 26th DAY OF April A.D., 20 06 , PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF Denver IN SAID STATE OF Colo. THE SIGNER( ) OF THE ABOVE OWNER'S DEDICATION, IN NUMBER, WHO DULY ACKNOWLEDGED TO ME THAT he/she/they EXECUTED IT FREELY AND VOLUNTARILY AND FOR THE USES AND PURPOSES THEREIN MENTIONED.

MY COMMISSION EXPIRES 1/17/2007 — Gwen M. Miller, Notary Public, Residing in Colorado

COUNTY SURVEYOR

APPROVED THIS 8th DAY OF May A.D. 20 06 BY THE TOOELE COUNTY SURVEYOR.

TOOELE COUNTY SURVEYOR

COUNTY HEALTH DEPT.

APPROVED THIS 8TH DAY OF MAY A.D. 20 06 BY THE TOOELE COUNTY HEALTH DEPARTMENT.

TOOELE COUNTY HEALTH DEPARTMENT

COUNTY TREASURER

APPROVED THIS 8th DAY OF May A.D. 20 06 BY THE TOOELE COUNTY TREASURER.

TOOELE COUNTY TREASURER

Ward Engineering Group
Planning Engineering Surveying
231 West 800 South
Salt Lake City, Utah 84115
tel (801) 487-8040
fax (801) 487-8668

CITY ATTORNEY

APPROVED AS TO FORM ON THIS 31st DAY OF July A.D. 20 06

TOOELE CITY ATTORNEY

CITY ENGINEER

APPROVED AS TO FORM ON THIS 1st DAY OF August A.D. 20 06

CITY ENGINEER

COMMUNITY DEVELOPMENT

APPROVED AS TO FORM ON THIS 1st DAY OF August A.D. 20 06

TOOELE CITY COMMUNITY DEVELOPMENT

PLANNING COMMISSION

APPROVED THIS 10th DAY OF May A.D. 20 06 BY THE TOOELE CITY PLANNING COMMISSION.

CHAIRMAN TOOELE CITY PLANNING COMM.

CITY COUNCIL

APPROVED THIS 17th DAY OF May A.D. 20 06 BY THE TOOELE CITY COUNCIL.

ATTEST: CITY RECORDER

TOOELE COUNTY RECORDER

NO. 264627
STATE OF UTAH, COUNTY OF TOOELE, RECORDED & FILED AT THE REQUEST OF Utah Industrial Depot
DATE 10/16/06 TIME 10:18 am.

FEE $ 64.00 — TOOELE COUNTY RECORDER

V:\Depot\Project Wood\ACAD\Subdivision No. 1 - Plat Amended (04-01-06).dwg, 4/19/2006 10:22:26 AM, HP Designjet 750C.pc3

16-5 UTAH INDUSTRIAL DEPOT SUB NO. 1 AMD