

Mail Recorded Deed and Tax Notice To:
NB 248 LLC, a ~~Utah~~ limited liability company
2265 E Murray Holladay Rd
Holladay, UT 84117
*Delaware



**COTTONWOOD
TITLE**

File No.: 121413-CAF

01140011 B: 2593 P: 1820

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Rhonda Francis Summit County Recorder

08/26/2020 03:00:32 PM Fee \$40.00

By Cottonwood Title Insurance Agency, Inc.

Electronically Recorded

QUITCLAIM DEED

RB 248 LLC, a Utah limited liability company

GRANTOR(S) of San Francisco, State of California, hereby quitclaims to

NB 248 LLC, a ~~Utah~~ limited liability company

Delaware

GRANTEE(S) of Holladay, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS

and other good and valuable consideration, the following described tract of land in **Summit County, State of Utah:**


SEE EXHIBIT "A" ATTACHED HERETO

TAX ID NO.: SS-87 and PP-28-A (for reference purposes only)

Dated this 24th day of August, 2020.

RB 248 LLC, a Utah limited liability company

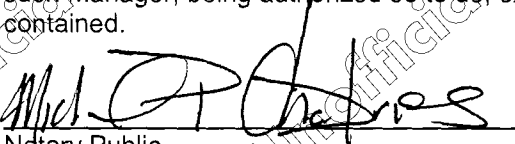
BY


Nathan A. Brockbank, Manager

STATE OF UTAH

COUNTY OF SALT LAKE

On the 24th day of August, 2020, personally appeared before me Nathan A. Brockbank, who acknowledged himself to be the Manager of RB 248 LLC, a Utah limited liability company, and that he, as such Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained.


Notary Public

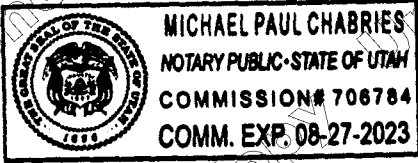


EXHIBIT A**PARCEL 1 EAST:**

A parcel of land located in the North half of Section 1, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said parcel being described as follows:

Beginning at a point South 00°44'33" East 2641.90 feet coincident with the section line and West 647.07 feet from the Northeast corner of Section 1, Township 2 South, Range 4 East, Salt Lake Base and Meridian and running thence along the South line of the Northeast quarter of Section 1 North 89°50'21" West 1722.59 feet; thence North 36°45'45" East 401.85 feet; thence North 32°35'26" West 1843.40 feet to a point on the Southerly right-of-way of Highway U-189; thence coincident with the Southerly right-of-way of Highway U-189 the following four (4) courses: 1) South 81°29'38" East 463.60 feet to a right-of-way monument; thence 2) South 78°57'52" East 621.18 feet to a right-of-way monument; thence 3) South 85°29'09" East 193.03 feet to a right-of-way monument; thence 4) North 88°34'36" East 459.30 feet; thence South 1263.44 feet; thence South 89°58'46" East 696.77 feet to the Summit-Wasatch County line; thence coincident with the Summit-Wasatch County line South 07°49'47" East 428.95 feet to the point of beginning.

PARCEL 2:

A parcel of land located in the Southwest quarter of Section 1, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Beginning at point North 00°43'31" East 2218.71 feet along the center of section line from the South quarter corner of Section 1, Township 2 South, Range 4 East, Salt Lake Base and Meridian and running thence along the Northerly line of the abandoned Union Pacific Railroad right-of-way North 76°40'50" West 450.61 feet; thence along the Southerly right-of-way line of the County Road (UDOT F.A.P. 93-B) North 79°44'00" East 447.99 feet; thence along the center of section line South 00°43'31" West 183.67 feet to the point of beginning.

PARCEL 3A:

A parcel of land located in the Southwest quarter of Section 1, the Southeast quarter of Section 2, and the Northwest quarter of Section 12, Township 2 South, Range 4 East, Salt Lake Base and Meridian, said parcel being described as follows:

Beginning at the Southwest corner of Section 1, Township 2 South, Range 4 East, Salt Lake Base and Meridian and running thence coincident with the section line North 00°34'37" East 1327.29 feet; thence coincident with the South line of the North half of the Southeast quarter of Section 2 South 89°58'53" West 188.10 feet; thence North 19°56'15" West 537.89 feet to a point on a non tangent 2914.90 foot radius curve to the left, of which the radius point bears North 07°03'59" West, said point being on the Southerly right-of-way of the County Road (UDOT F.A.P. 93-B); thence coincident with the Southerly right-of-way of the County Road (UDOT F.A.P. 93-B) the following two (2) courses: 1) along the arc of said curve 162.81 feet through a central angle of 03°12'01"; thence 2) North 79°44'00" East 236.14 feet; thence South 71°47'16" East 704.98 feet; thence South 82°38'01" East 1191.60 feet; thence North 27°48'26" East 758.25 feet to the Southerly line of the abandoned Union Pacific Railroad right-of-way; thence along the Southerly line of the abandoned Union Pacific Railroad right-of-way South 76°40'50" East 451.55 feet to the center line of Section 1, Township 2 South, Range 4 East, Salt Lake Base and Meridian; thence coincident with the center line of Section 1 South 00°43'31" West 2116.24 feet to the South quarter corner of Section 1; thence coincident with the South line of Section 1 North 89°30'05" West 1326.50 feet; thence coincident with the East line of the Northwest quarter of the Northwest quarter of Section 12 South 00°41'29" East 1332.41 feet; thence coincident with the South line of the Northwest quarter of the Northwest quarter of Section 12 North 89°23'28" West 1347.55 feet; thence coincident with the West line

of the Northwest quarter of the Northwest quarter of Section 12 North 00°12'46" East 1329.54 feet to the point of beginning.

PARCEL 6:

A parcel of land located in the North half of Section 1, Township 2 South, Range 4 East, Salt Lake Base and Meridian.

Beginning at the Northwest corner of Section 1, Township 2 South, Range 4 East, Salt Lake Base and Meridian and running thence coincident with the North boundary of said Section 1 the following two (2) courses: 1) South 89°31'25" East 2666.74 feet; thence (2) North 89°59'53" East 1875.55 feet to the Summit-Wasatch County line, thence coincident with the Summit-Wasatch County line South 03°53'07" East 535.39 feet to the North right-of-way boundary of U.S. Highway 189 (also known as SR-248), said point being on a non tangent curve to the left having a radius of 2139.86 feet, of which the radius point bears South 10°52'23" West; thence coincident with said right-of-way the following ten (10) courses: 1) Westerly along the arc of said curve 201.77 feet through a central angle of 05°24'09"; thence 2) North 87°41'03" West 339.16 feet; thence 3) North 89°19'46" West 540.85 feet to a point on a curve to the right having a radius of 5502.89 feet, of which the radius point bears North 00°40'14" East; thence 4) along the arc of said curve 751.38 feet through a central angle of 07°49'24"; thence 5) North 81°30'46" West 302.59 feet; thence 6) South 87°10'38" West 407.66 feet; thence 7) North 81°30'46" West 1224.14 feet to a point on a non tangent curve to the right having a radius of 5579.56 feet, of which the radius point bears North 08°29'18" East; thence 8) Westerly along the arc of said curve 268.64 feet through a central angle of 02°45'31"; thence 9) North 66°59'31" West 246.59 feet to a point on a non tangent curve to the right having a radius of 5534.58 feet, of which the radius point bears North 13°44'49" East; thence 10) Westerly along the arc of said curve 355.11 feet through a central angle of 03°40'34" to the West boundary of the Northwest quarter of said Section 1; thence coincident with said West boundary North 00°34'37" East 4.53 feet to the point of beginning.