

**When recorded return to:**  
Attn: Tiffany DeJarnatt  
Utah Certified Development Company  
2404 Washington Blvd. #1000  
Ogden, Utah 84401

E 2238538 B 4205 P 502-504  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
1/24/2007 12:34:00 PM  
FEE \$14.00 Pgs: 3  
DEP eCASH REC'D FOR FIRST AMERICAN TITLE

File Name: ThomasArts, Inc.  
Loan #: 25039060-09

FATIA 4779586  
Property Tax ID: 08-087-0122

### MEMORANDUM OF LEASE


This Memorandum of Lease dated this **23rd day of January, 2007**, is between **Stone Hen, LLC** (herein called "Lessor") and **ThomasArts, Inc.** (herein called "Lessee").

1. Premises. Lessor hereby leases to Lessee upon the terms and conditions of that certain lease dated **January 23, 2007** between the parties (herein called the "Lease") the terms and conditions of which Lease are incorporated by this reference. The premises consist of the land described on Exhibit "A" attached hereto and by reference is included herein.
2. Term. The term of the Lease shall be **252 months** commencing on **December 1, 2006** and ending on **December 1, 2027**, subject to renewal or extension periods as follows: **NONE**
3. Purpose of Memorandum of Lease. This Memorandum of Lease is prepared for the purpose of recordation and it in no way modifies the Lease.

Lessor: **Stone Hen, LLC**

By:   
David G. Thomas, Member

By:   
Kathleen A. Thomas, Member

By:   
Trey D. Thomas, Member

By:   
Brett J. Thomas, Member

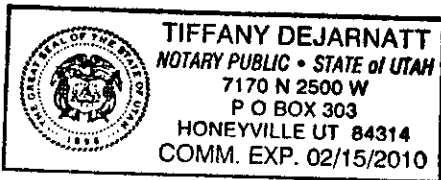
Lessee: **ThomasArts, Inc.**

By:   
David G. Thomas, President

**ACKNOWLEDGEMENT**

STATE OF UTAH )  
  §  
COUNTY OF DAVIS )

On this 23rd day of January, 2007, personally appeared before me David G. Thomas, Kathleen A. Thomas, Troy D. Thomas and Brett J. Thomas, who being by me duly sworn, did say that they are Members of **Stone Hen, LLC**, a limited liability company, and that the foregoing instrument was signed in behalf of said limited liability company with full authority.

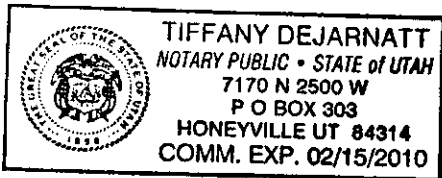


*Tiffany DeJarnatt*  
\_\_\_\_\_  
NOTARY PUBLIC  
Residing at: Ogden, Utah

**ACKNOWLEDGEMENT**

STATE OF UTAH )  
  §  
COUNTY OF DAVIS )

On this 23rd day of January, 2007, personally appeared before me David G. Thomas, who being by me duly sworn, did say that he is the President of **ThomasArts, Inc.**, a corporation, and that the foregoing instrument was signed in behalf of said corporation by authority of a resolution of its board of directors.



*Tiffany DeJarnatt*  
\_\_\_\_\_  
NOTARY PUBLIC  
Residing at: Ogden, Utah

**EXHIBIT "A"**

**Debtor and Trustor:** Stone Hen, LLC  
to assist, ThomasArts, Inc.

**Secured Party and Beneficiary:** Utah Certified Development Company and  
The U. S. Small Business Administration

**Real Property Description**

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BEGINNING AT A POINT WHICH IS NORTH 0°07'50" WEST 923.14 FEET  
ALONG THE SECTION LINE AND DUE EAST 27.60 FEET FROM THE SOUTHEAST  
CORNER OF SECTION 24, TOWNSHIP 3 NORTH, RANGE 1 WEST, SALT LAKE  
BASE AND MERIDIAN AND RUNNING THENCE DUE SOUTH 30.00 FEET; THENCE  
SOUTH 89°52'10" WEST 253.91 FEET; THENCE DUE NORTH 30.06 FEET;  
THENCE SOUTH 89°52'10" WEST 21.09 FEET; THENCE DUE NORTH 266.00  
FEET; THENCE NORTH 89°52'10" EAST 246.80 FEET; THENCE DUE EAST  
28.21 FEET; THENCE DUE SOUTH 266.00 FEET TO THE POINT OF  
BEGINNING.

08-087-0122

.....

**The address of such property is: 240 South 200 West, Farmington, UT 84025**

**The owner of such real property is: Stone Hen, LLC**