

Mail Recorded Deed and Tax Notice To:
Trail Ridge Partners LLC,
a Utah limited liability company
4942 Fairview Drive
Salt Lake City, UT 84117



File No.: 107386-CAP

01100804 B: 2484 P: 1389

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Rhonda Francis Summit County Recorder

10/29/2018 02:53:41 PM Fee \$26.00

By COTTONWOOD TITLE INSURANCE AGENCY, INC.
Electronically Recorded

WARRANTY DEED

LRH, Inc., also known as LRH Inc., a Utah corporation and Eagle Properties, LC (a Utah company) as their interests may appear

GRANTOR(S) of Salt Lake City, State of Utah, hereby Conveys and Warrants to

Trail Ridge Partners LLC, a Utah limited liability company

GRANTEE(S) of Salt Lake City, 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.: NS-227-D, NS-227-L-1, NS-227-L-2, NS-230, NS-230-G, NS-230-H, NS-230-H-1 and NS-230-I (for reference purposes only)

Together with all improvements and appurtenances restrictions and reservations of record and those enforceable in law and equity.

SUBJECT TO: Property taxes for the year 218 and thereafter; covenants, conditions, restrictions and easements apparent or of record; all applicable zoning laws and ordinances.

Dated this 29th day of October, 2018.

LRH, Inc.

BY: _____

Brett Hollberg
Vice President/Director

Eagle Properties, LC (a Utah company)

BY: _____

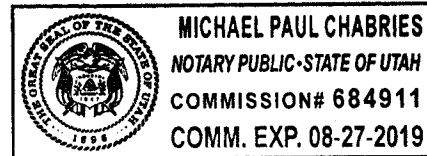
Brett Hollberg
Manager

STATE OF UTAH

COUNTY OF SALT LAKE

On the 26th day of October, 2018, personally appeared before me Brett Hollberg, who being by me duly sworn did say that he is the Vice President and Director of LRH, Inc., and that the foregoing instrument was signed on behalf of said corporation by authority of a resolution of its Board of Directors, and said Brett Hollberg acknowledged to me that said corporation executed the same.

Michael P Chabries
Notary Public



STATE OF UTAH

COUNTY OF SALT LAKE

On the 26th day of October, 2018, personally appeared before me Brett Hollberg, who acknowledged himself to be the Manager of Eagle Properties, L.C., (a Utah company), and that he, as such Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Michael P Chabries
Notary Public

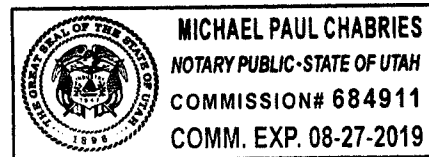


EXHIBIT A
Legal Description

PARCEL 1:

The Northwest quarter of the Northeast quarter of Section 21, Township 1 North, Range 5 East, Salt Lake Base and Meridian.

PARCEL 2:

The Southwest quarter of the Northeast quarter of Section 21, Township 1 North, Range 5 East, Salt Lake Base and Meridian.

PARCEL 3:

The Northeast quarter of the Southeast quarter of Section 21, Township 1 North, Range 5 East, Salt Lake Base and Meridian.

PARCEL 4:

The Southeast quarter of the Northwest quarter of Section 22, Township 1 North, Range 5 East, Salt Lake Base and Meridian.

PARCEL 5:

The Southwest quarter of the Northeast quarter of Section 22, Township 1 North, Range 5 East, Salt Lake Base and Meridian.

PARCEL 6:

The Northwest quarter of the Northeast quarter of Section 22, Township 1 North, Range 5 East, Salt Lake Base and Meridian.

PARCEL 7:

The Northeast quarter of the Southwest quarter and the Northwest quarter of the Southwest quarter of Section 22, Township 1 North, Range 5 East, Salt Lake Base and Meridian.

PARCEL 8:

The Northwest quarter of the Southeast quarter of Section 22, Township 1 North, Range 5 East, Salt Lake Base and Meridian.

All of Parcels 1 through 8 above also being described by survey as follows:

A portion of land located in Sections 22 and 21, Township 1 North, Range 5 East, Salt Lake Base and Meridian and having a Basis of Bearing taken as North 89°49'27" East between the North quarter corner and the Northeast corner of said Section 21, described as follows:

Beginning at the North quarter corner of Section 21, Township 1 North, Range 5 East, Salt Lake Base and Meridian and running thence North 89°49'09" East 1328.85 feet along the section line to the Northwest corner of the Cherry Canyon Ranch Subdivision; thence South 00°01'23" East 1317.56 feet along the

Westerly line of Cherry Canyon Ranch Subdivision to a rebar with cap stamped B&W; thence South 00°01'35" West 1317.90 feet along the 1/16 line; thence North 89°40'41" East 1336.86 feet to the West quarter corner of Section 22; thence North 88°57'47" East 1255.58 feet along the quarter section line; thence North 00°46'45" West 1317.26 feet along the 1/16 line; thence North 88°54'18" East 1240.72 feet along the 1/16 line; thence North 01°25'31" West 1318.54 feet along the quarter section line to the North quarter corner of said Section 22; thence North 88°49'56" East 1225.82 feet along the section line; thence South 01°28'35" East 2639.89 feet along the 1/16 line; thence South 02°38'09" East 1308.76 feet along the 1/16 line; thence South 88°35'17" West 1255.81 feet along the 1/16 line; thence South 88°55'05" West 2542.72 feet along the 1/16 line to the section line; thence South 89°37'46" West 1339.51 feet along the 1/16 line; thence North 00°03'40" East 1319.81 feet along the 1/16 line to the quarter section line said Section 21; thence South 89°40'41" West 1336.86 feet; thence North 00°10'31" East 2638.78 feet to the point of beginning.

PARCEL 9:

A right-of-way for ingress, egress, streets, sewer, water system, storm drains, drainage and utility purposes as disclosed by that certain instrument recorded March 14, 2003 as Entry No. 651182 in Book 1518 at Page 893 of official records.

PARCEL 10:

A right-of-way over Cherry Canyon Drive as currently constructed and designated, for ingress, egress, streets, sewers, water system, storm drains, drainage and utility purposes as disclosed by that certain instrument recorded January 19, 2007 as Entry No. 802429 in Book 1842 at Page 964 of official records.

PARCEL 11:

A right-of-way for ingress, egress, streets, sewers, water systems, storm drains, drainage and utility purposes as disclosed by that certain instrument recorded March 5, 2010 as Entry No. 893584 in Book 2023 at Page 1114 of official records.

LESS AND EXCEPTING

A portion of land located in Northeast Quarter Sections 22, Township 1 North, Range 5 East, Salt Lake Base and Meridian and having a Basis of Bearing taken as North 88°49'56" East between the North 1/4 Corner and the Northeast Corner of Section 22, described as follows:

Beginning at a point North 88°49'56" East 1225.82 feet along the section line and South 1°28'35" East 1319.95 feet along the 1/16 line from the North 1/4 Corner of Section 22, Township 1 North, Range 5 East, Salt Lake Base and Meridian, and running thence South 01°28'35" East 660.00 feet along the 1/16 line; thence South 88°53'52" West 660.00 feet along the 1/16 line; thence North 01°28'35" West 660.00 feet; thence North 88°53'52" East 660.00 feet along the 1/16 line to the point of beginning.

A portion of Parcel ID: NS-230-G Containing 10.00 Acres