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11/14/2016 3:23:00 PM \$16.00
Book - 10499 Pg - 5325-5327
Gary W. Ott
Recorder, Salt Lake County, UT
INTEGRATED TITLE INS SERVICES
BY: eCASH, DEPUTY - EF 3 P.

Parcel Numbers: 22-31-455-008; 22-31-455-025
22-31-455-026

NOTICE OF CLAIM OF INTEREST

I, **Gregory A. Larsen**, having been duly sworn, do depose and state as follows:

1. I am a resident of Salt Lake County, State of Utah.
2. I am over the age of 18.
3. Unless indicated otherwise, I have personal knowledge of all facts and statements set forth herein.
4. On June 25, 1999, I entered into an Option Agreement with Fred G. Beckman, Jr., and Vera A. Beckman (the "Beckmans"), pursuant to which the Beckmans granted me an option to purchase certain real property located in Sandy, Utah.
5. On December 21, 1999, the Beckmans conveyed a portion of the optioned property to my company, Premier Land Development, L.L.C., pursuant to a Warranty Deed which was recorded in the Salt Lake County Recorder's Office on December 23, 1999, as Entry 7540693, Book 8331, Page 7544.
6. I continue to hold the option to purchase the balance of the option property.
7. Under the terms of the Option Agreement, I may exercise the option if the Beckmans vacate, offer to lease, sell or convey the title to their residence, which is located at 446 East 8400 S., Sandy, Utah 84070. The Beckmans' residence is located in Salt Lake County, Utah, and is more particularly described as follows:

Beginning North 0°01'25" West 1303.23 Feet and South 89°46'35" West 1537.53 Feet and South 0°01'25" East 160.68 Feet and South 89°56'46" West 99.5 Feet from the Southeast Corner of Section 31, Township 2 South, Rand 1 East, Salt Lake Base and Meridian; thence South 89°56'46" West 99.5 Feet; thence North 0°01'25" West 160.383 Feet; thence North 89°56'46" East 99.5 Feet; thence South 0°01'25" East 160.383 Feet to the point of beginning. 0.37 Acres more or less.

Parcel No.: 22-31-455-008

8. The property affected by the option is located in Salt Lake County, Utah, immediately south of the Beckman's residence. On May 29, 2002, the plat for Sandy Oaks Subdivision Phase 2, was recorded in the Salt Lake County Recorder's Office as Entry 8246091, Book 8602, Page 6377. The plat incorporated the option property. At the time of plat recording, the option property was more particularly described as follows:

LOTS 204 and 205, Sandy Oaks Subdivision Phase 2, according to the official plat thereof as recorded in the office of the Salt Lake County Recorder.

Following the recording of the subdivision plat, these lots were assigned metes and bounds descriptions ("Revised Lots 204 and 205"), which are, respectively, as follows:

Lot 204 Parcel – Revised:

Beginning at the Northwest Corner of Lot 204, Sandy Oaks Subdivision Phase 2; thence South 105 Feet more or less; thence East 99.50 Feet; thence North 105 Feet more or less; thence West 99.50 Feet to the point of beginning. (Being a part of Lots 204 and 205, Sandy Oaks Subdivision Phase 2.)

Parcel No. 22-31-455-025

Street Address: 449 East, Sandy Oaks Dr, Sandy, Utah 84070

Lot 205 Parcel – Revised:

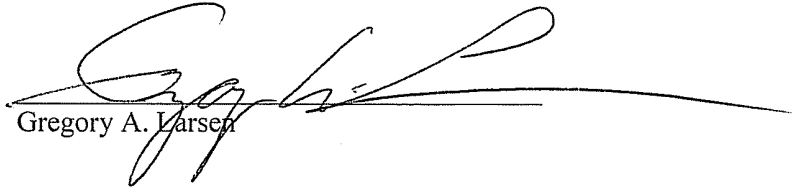
Beginning South 105 Feet from the Northwest Corner of Lot 204, Sandy Oaks Subdivision, Phase 2; thence South 3.72 Feet more or less; thence Southeasterly along a 3025.0 Foot Radius Curve to the Right 54.47 Feet; thence South 88°12'58" East 52.29 Feet; thence Southeasterly along a 2975.0 Foot Radius Curve to the Right 43.30 Feet; thence North 0°01'25" West 112.73 Feet more or less; thence South 89°56'46" West 50.51 Feet; thence South 105 Feet more or less; thence West 99.50 Feet to the point of beginning. (Being a part of Lots 204 and 205, Sandy Oaks Subdivision Phase 2.)

Parcel No. 22-31-455-026

Street Address: 459 East, Sandy Oaks Dr, Sandy, Utah 84070

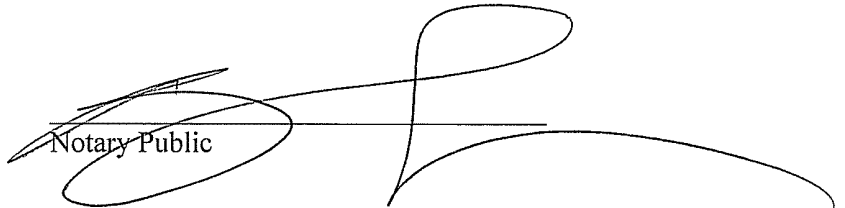
9. Based on the Option Agreement, I hereby claim an interest in revised Lots 204 and 205.

DATED this 14 day of November, 2016.


Gregory A. Larsen

State of Utah)
) ss
County of Salt Lake)

On this 14 day of November, 2016, personally appeared before me **Gregory A. Larsen**, who proved on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument, and acknowledged that he executed the same. Witness my hand and official seal.


Notary Public

COURTESY RECORDING
This document is being recorded solely as a courtesy and an accommodation to the parties named therein. INTEGRATED TITLE INSURANCE SERVICES LLC hereby expressly disclaims any responsibility or liability for the accuracy or the content thereof.

