

DEED RESTRICTION

Enlaw, LLC, on behalf of itself, successors and/or assigns, in favor of Tyms City agree to the below restrictions:

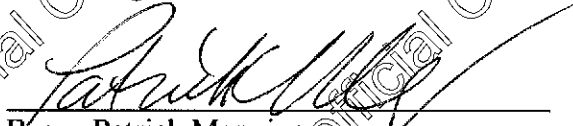
- 1) The elevator (as notated on the attached Exhibit "A" and "B") will be eliminated from accessing the roof
- 2) The roof of the hotel is prohibited from public access

On the following track of land in Washington County, State of Utah, to wit:

SEE EXHIBIT "A" – ATTACHED HERE AND BY THIS REFERENCE MADE A PART HEREOF
PART OF: APN – I-6-2-4-12612

WITNESS, the hand of said grantor, this 24 day of September, 2021

Enlaw, LLC
By: RS18 Entrada Manager LLC
Its Manager


By: Patrick Manning
Title: RS18 Entrada Manager LLC

STATE OF UTAH
COUNTY OF Washington

On this 24 day of September, 2021, before me Leslie Hepler, a notary public, personally appeared Patrick Manning, Manager of RS18 Entrada, LLC, a Utah Limited Liability Company, Manager of Enlaw, LLC, a Delaware Limited Liability Company, proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged he/she/they executed the same.

Witness my hand and official seal

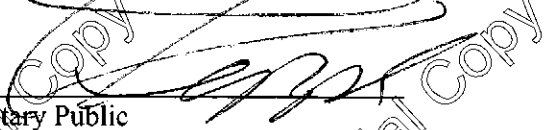

Notary Public



EXHIBIT "A"

HOTEL CENTRAL SITE

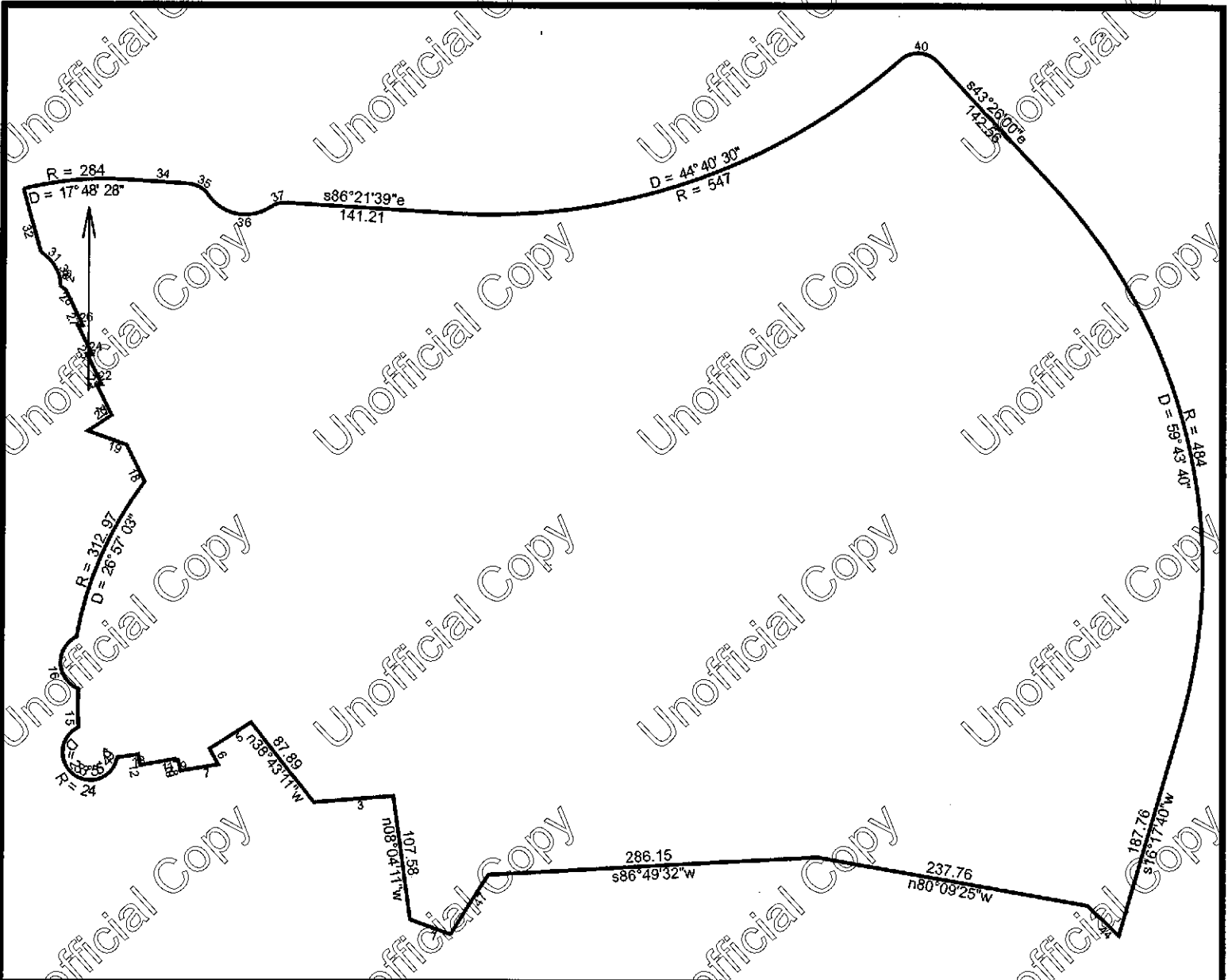
09.23.201

BEGINNING AT A POINT BEING SOUTH 88°22'39" EAST 1,590.27 FEET ALONG THE CENTER OF SECTION LINE AND NORTH 2,086.97 FEET FROM THE SOUTH QUARTER CORNER OF SECTION 4, TOWNSHIP 42 SOUTH, RANGE 16 WEST OF THE SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE NORTH 70°12'04" WEST 37.57 FEET; THENCE NORTH 08°04'11" WEST 107.58 FEET; THENCE SOUTH 85°29'40" WEST 68.71 FEET; THENCE NORTH 38°43'11" WEST 87.89 FEET; THENCE SOUTH 57°54'05" WEST 42.58 FEET; THENCE SOUTH 29°08'04" EAST 15.58 FEET; THENCE SOUTH 80°16'13" WEST 33.11 FEET; THENCE NORTH 11°51'23" WEST 9.42 FEET; THENCE SOUTH 82°25'31" WEST 3.11 FEET; THENCE NORTH 10°54'27" WEST 1.38 FEET; THENCE SOUTH 79°41'25" WEST 29.74 FEET; THENCE NORTH 09°17'37" WEST 9.36 FEET; THENCE SOUTH 81°41'05" WEST 18.44 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 233°55'49", HAVING A RADIUS OF 24.00 FEET (RADIUS POINT BEARS NORTH 79°20'42" WEST), AND WHOSE CHORD BEARS NORTH 52°22'48" WEST 42.78 FEET; THENCE ALONG THE ARC OF SAID CURVE 97.99 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 04°39'09", HAVING A RADIUS OF 407.60 FEET (RADIUS POINT BEARS NORTH 86°37'45" EAST), AND WHOSE CHORD BEARS NORTH 01°02'41" WEST 33.09 FEET; THENCE ALONG THE ARC OF SAID CURVE 33.10 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 131°01'07", HAVING A RADIUS OF 24.75 FEET (RADIUS POINT BEARS NORTH 22°47'31" EAST), AND WHOSE CHORD BEARS NORTH 01°41'55" WEST 45.05 FEET; THENCE ALONG THE ARC OF SAID CURVE 56.60 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 26°57'03", HAVING A RADIUS OF 312.97 FEET (RADIUS POINT BEARS SOUTH 79°56'07" EAST), AND WHOSE CHORD BEARS NORTH 23°32'24" EAST 145.86 FEET; THENCE ALONG THE ARC OF SAID CURVE 147.21 FEET; THENCE NORTH 26°00'52" WEST 35.26 FEET; THENCE NORTH 70°25'49" WEST 35.85 FEET; THENCE NORTH 56°23'22" EAST 24.59 FEET; THENCE NORTH 26°30'51" WEST 29.56 FEET; THENCE NORTH 85°59'09" EAST 4.37 FEET; THENCE NORTH 26°20'36" WEST 27.97 FEET; THENCE NORTH 85°59'09" EAST 4.20 FEET; THENCE NORTH 26°30'51" WEST 27.99 FEET; THENCE NORTH 85°59'09" EAST 4.33 FEET; THENCE NORTH 26°30'51" WEST 34.26 FEET; THENCE NORTH 52°14'22" WEST 6.56 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 51°28'24", HAVING A RADIUS OF 5.18 FEET (RADIUS POINT BEARS NORTH 53°00'38" WEST), AND WHOSE CHORD BEARS NORTH 11°15'10" EAST 4.50 FEET; THENCE ALONG THE ARC OF SAID CURVE 4.65 FEET TO THE BEGINNING OF A COMPOUND CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 15°22'34", HAVING A RADIUS OF 44.26 FEET (RADIUS POINT BEARS SOUTH 75°30'58" WEST), AND WHOSE CHORD BEARS NORTH 22°10'19" WEST 11.84 FEET; THENCE ALONG THE ARC OF SAID CURVE 11.88 FEET TO THE BEGINNING OF A COMPOUND CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 28°06'15", HAVING A RADIUS OF 38.43 FEET (RADIUS POINT BEARS SOUTH 60°08'24" WEST), AND WHOSE CHORD BEARS NORTH 43°54'44" WEST 18.66 FEET; THENCE ALONG THE ARC OF SAID CURVE 18.85 FEET; THENCE NORTH 15°32'14" WEST 56.11 FEET TO THE BEGINNING OF A NON-

TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF $17^{\circ}48'28''$, HAVING A RADIUS OF 284.00 FEET (RADIUS POINT BEARS SOUTH $14^{\circ}10'07''$ EAST), AND WHOSE CHORD BEARS NORTH $84^{\circ}44'07''$ EAST 87.91 FEET; THENCE ALONG THE ARC OF SAID CURVE 88.27 FEET; THENCE SOUTH $86^{\circ}21'39''$ EAST 54.43 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF $51^{\circ}23'28''$, HAVING A RADIUS OF 23.00 FEET (RADIUS POINT BEARS SOUTH $03^{\circ}38'21''$ WEST), AND WHOSE CHORD BEARS SOUTH $60^{\circ}39'55''$ EAST 19.95 FEET; THENCE ALONG THE ARC OF SAID CURVE 20.63 FEET TO THE BEGINNING OF A REVERSE CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF $88^{\circ}15'40''$, HAVING A RADIUS OF 39.50 FEET (RADIUS POINT BEARS NORTH $55^{\circ}01'49''$ EAST), AND WHOSE CHORD BEARS SOUTH $79^{\circ}06'01''$ EAST 55.01 FEET; THENCE ALONG THE ARC OF SAID CURVE 60.85 FEET TO THE BEGINNING OF A REVERSE CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF $36^{\circ}52'12''$, HAVING A RADIUS OF 23.00 FEET (RADIUS POINT BEARS SOUTH $33^{\circ}13'51''$ EAST), AND WHOSE CHORD BEARS NORTH $75^{\circ}12'15''$ EAST 44.55 FEET; THENCE ALONG THE ARC OF SAID CURVE 14.80 FEET; THENCE SOUTH $86^{\circ}21'39''$ EAST 141.21 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF $44^{\circ}40'30''$, HAVING A RADIUS OF 547.00 FEET (RADIUS POINT BEARS NORTH $03^{\circ}38'21''$ EAST), AND WHOSE CHORD BEARS NORTH $71^{\circ}18'05''$ EAST 415.79 FEET; THENCE ALONG THE ARC OF SAID CURVE 426.51 FEET TO THE BEGINNING OF A REVERSE CURVE SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF $87^{\circ}36'19''$, HAVING A RADIUS OF 23.00 FEET (RADIUS POINT BEARS SOUTH $41^{\circ}02'10''$ EAST), AND WHOSE CHORD BEARS SOUTH $87^{\circ}14'05''$ EAST 31.84 FEET; THENCE ALONG THE ARC OF SAID CURVE 35.17 FEET; THENCE SOUTH $43^{\circ}26'00''$ EAST 142.56 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF $59^{\circ}43'40''$, HAVING A RADIUS OF 484.00 FEET (RADIUS POINT BEARS SOUTH $46^{\circ}34'00''$ WEST), AND WHOSE CHORD BEARS SOUTH $13^{\circ}34'10''$ EAST 482.01 FEET; THENCE ALONG THE ARC OF SAID CURVE 504.54 FEET; THENCE SOUTH $16^{\circ}17'40''$ WEST 187.76 FEET; THENCE NORTH $46^{\circ}30'29''$ WEST 37.40 FEET; THENCE NORTH $80^{\circ}09'25''$ WEST 237.76 FEET; THENCE SOUTH $86^{\circ}49'32''$ WEST 286.15 FEET; THENCE SOUTH $32^{\circ}04'29''$ WEST 60.75 FEET TO THE POINT OF BEGINNING.

CONTAINING 12.555 ACRES, MORE OR LESS

Part of APN: I-6-2-4-12612



9/23/2021

Scale: 1 inch= 132 feet

File:

Tract 12: 12.5552 Acres, Closure: n00.0000e 0.00 ft. (1/999999), Perimeter=3425 ft.

- 01 n70.1204w 37.57
- 02 n08.0411w 107.58
- 03 s85.2940w 68.71
- 04 n38.4311w 87.89
- 05 s57.5405w 42.58
- 06 s29.0804e 15.58
- 07 s80.1613w 33.11
- 08 n11.5129w 9.42
- 09 s82.2531w 3.11
- 10 n10.5427w 1.38
- 11 s79.4125w 29.74
- 12 n09.1737w 9.36
- 13 s81.4105w 18.44
- 14 Rt, r=24.00, delta=233.5549, chord=n52.2248w 42.78
- 15 Rt, r=407.60, delta=004.3909, chord=n01.0241w 33.09
- 16 Rt, r=24.75, delta=131.0107, chord=n01.4155w 45.05
- 17 Rt, r=312.97, delta=026.5793, chord=n23.3224e 145.86
- 18 n26.0032w 35.26
- 19 n70.2549w 35.85
- 20 n56.2222e 24.59
- 21 n26.3051w 29.56
- 22 n85.5909e 4.37
- 23 n26.2036w 27.97
- 24 n85.5909e 4.2
- 25 n26.3051w 27.99
- 26 n85.5909e 4.33

- 27 n26.3051w 34.26
- 28 n52.1422w 6.56
- 29 Lt, r=5.18, delta=051.2824, chord=n11.1510e 4.50
- 30 Lt, r=44.26, delta=015.2234, chord=n22.1019w 11.84
- 31 Lt, r=38.43, delta=028.0615, chord=n43.5444w 18.66
- 32 n15.3214w 56.11
- 33 Rt, r=284.00, delta=017.4828, chord=n84.4407e 87.91
- 34 s86.2139e 54.43
- 35 Rt, r=23.00, delta=051.2328, chord=s60.3955e 19.95
- 36 Lt, r=39.50, delta=088.1540, chord=s79.0601e 55.01
- 37 Rt, r=23.00, delta=036.5212, chord=n75.1215e 14.56
- 38 s86.2139e 141.21
- 39 Lt, r=547.00, delta=044.4030, chord=n71.1805e 415.79
- 40 Rt, r=23.00, delta=087.3610, chord=s87.1405e 31.84
- 41 s43.2600e 142.56
- 42 Rt, r=484.00, delta=059.4340, chord=s13.3410e 482.01
- 43 s16.1740w 187.76
- 44 n46.3029w 37.4
- 45 n80.0925w 237.76
- 46 s86.4932w 286.15
- 47 s32.0429w 60.75

EXHIBIT 'B'

Developer Control Map - Zone C

Allen & Wright Partners



BLACK DESERT

BLACK DESERT RESORT

ENLAW, LLC.

HEIGHTS



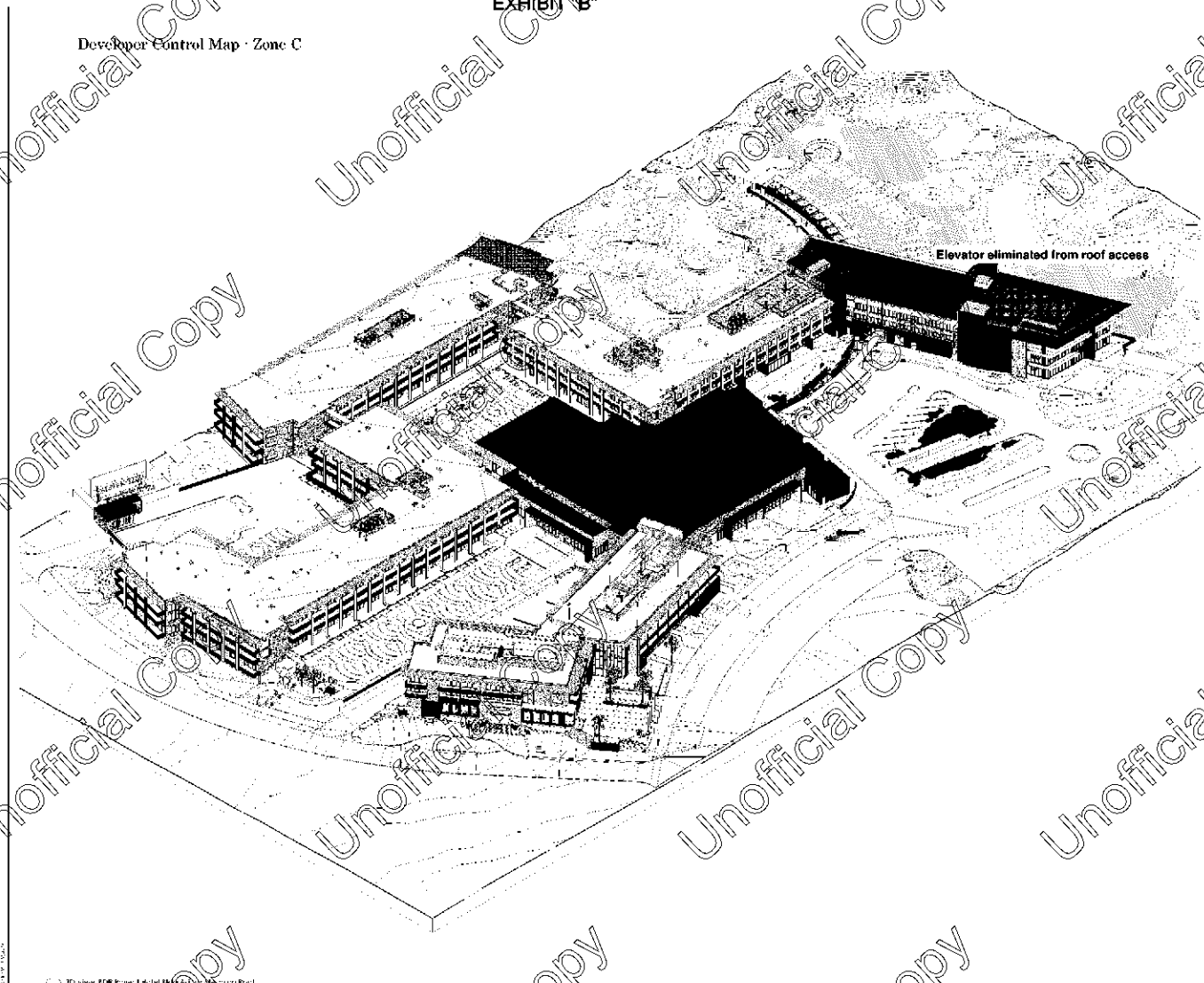
Elevator eliminated from roof access

DATE: 09/24/2021 04:02:21 PM

EXHIBIT 'B'

BUILDING A, B, C, D & E ROOF ACCESS

FOR REFERENCE ONLY AA-8020



3D View: EOR Project Model (AA-8020) - Washington County