

Special Warranty Deed Page 1 of 10
Gary Christensen Washington County Recorder
12/29/2021 03:42:10 PM Fee \$40.00 By PCG

Recording requested by:

Mail Tax Notice To:
BD Resort Center LLC
Att: Brett Boren
160 West Canyon Crest Road
Alpine, UT 84004

APNs: Part of I-6-2-4-125112, Part of
I-6-2-4-12612, Part of I-6-2-4-138, Part of
I-6-2-4-135, I-6-2-4-127132, I-6-2-4-128,
I-6-2-4-13112, SC-6-2-4-3221, Part of
SC-6-2-9-42012

Special Warranty Deed (RESPA)

BD Resort Center Holdings LLC, a Utah limited liability company, grantor(s), of Alpine, County of Utah, State of Utah hereby **CONVEY(S)** and **WARRANTS** against all claiming by, through or under Grantor(s) to

BD Resort Center LLC, a Utah limited liability company, grantee(s) of Alpine, County of Utah, State of Utah, for the sum of **TEN AND NO/DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** the following tract of land in Washington County, State of Utah:

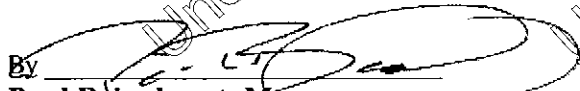
See Schedule 1 attached hereto and made part hereof.

SUBJECT TO: all easements, rights of way, and restrictions currently of record and subject to 2020 taxes and thereafter.

WITNESS, the hand of said grantor, this 14 day of October, 2020.

BD Resort Center Holdings LLC, a Utah limited liability company

By: **RS18 Entrada Manager LLC, a Utah limited liability company,**

By: 
Paul Bringham, Manager

STATE OF UTAH
COUNTY OF WASHINGTON

On this 14 day of October, 2020, before me Andrea Lorinczy Johnson a notary public, personally appeared Paul Bringham, 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
My Commission Expires: 4/6/2024



Exhibit A
Legal Description

Resort Center Black Desert Condominium Subdivision
(December 1, 2021)

Commencing at the East $\frac{1}{4}$ Corner of Section 4, Township 42 South, Range 16 West, Salt Lake Base and Meridian; Thence North $01^{\circ}14'46''$ East, along the Section line, a distance of 111.53 feet; Thence North $90^{\circ}00'00''$ West, a distance of 706.28 feet, to the Point of Beginning; said point being on the Westerly right of way line of Weiskopf Way, said point being the beginning of a curve to the right, of which the radius point lies South $46^{\circ}34'00''$ West, a radial distance of 484.00 feet; thence Southerly along the arc of said curve, and said right of way line, through a central angle of $59^{\circ}43'40''$, a distance of 504.54 feet; Thence South $16^{\circ}17'40''$ West, along said right of way line, a distance of 187.76 feet; Thence North $46^{\circ}30'29''$ West, a distance of 37.40 feet; Thence North $80^{\circ}09'25''$ West, a distance of 237.76 feet; Thence South $86^{\circ}49'32''$ West, a distance of 286.15 feet; Thence South $32^{\circ}04'29''$ West, a distance of 69.75 feet; Thence North $70^{\circ}12'04''$ West, a distance of 37.57 feet; Thence North $08^{\circ}04'11''$ West, a distance of 107.58 feet; Thence South $85^{\circ}29'40''$ West, a distance of 68.71 feet; Thence North $38^{\circ}43'11''$ West, a distance of 87.89 feet; Thence South $57^{\circ}54'05''$ West, a distance of 42.58 feet; Thence South $29^{\circ}08'04''$ East, a distance of 15.58 feet; Thence South $80^{\circ}16'13''$ West, a distance of 33.11 feet; Thence North $11^{\circ}51'23''$ West, a distance of 9.42 feet; Thence South $82^{\circ}25'31''$ West, a distance of 3.11 feet; Thence North $10^{\circ}54'27''$ West, a distance of 1.38 feet; Thence South $79^{\circ}41'25''$ West, a distance of 29.74 feet; Thence North $09^{\circ}17'37''$ West, a distance of 9.36 feet; Thence South $81^{\circ}41'05''$ West, a distance of 18.44 feet to the beginning of a non-tangent curve to the right, of which the radius point lies North $79^{\circ}20'42''$ West, a radial distance of 24.00 feet; thence Northwesterly along the arc of said curve, through a central angle of $233^{\circ}55'49''$, a distance of 97.99 feet to the beginning of a non-tangent curve to the right, of which the radius point lies North $86^{\circ}37'45''$ East, a radial distance of 407.60 feet; thence Northerly along the arc of said curve, through a central angle of $04^{\circ}39'09''$, a distance of 33.10 feet to the beginning of a non-tangent curve to the right, of which the radius point lies North $22^{\circ}47'31''$ East, a radial distance of 24.75 feet; thence Northerly along the arc of said curve, through a central angle of $131^{\circ}01'07''$, a distance of 56.60 feet to the beginning of a non-tangent curve to the right, of which the radius point lies South $79^{\circ}56'07''$ East, a radial distance of 312.97 feet; thence Northeasterly along the arc of said curve, through a central angle of $26^{\circ}57'03''$, a distance of 147.21 feet; Thence North $26^{\circ}00'32''$ West, a distance of 35.26 feet; Thence North $70^{\circ}25'49''$ West, a distance of 35.85 feet; Thence North $56^{\circ}22'22''$ East, a distance of 24.59 feet; Thence North $26^{\circ}30'51''$ West, a distance of 29.56 feet; Thence North $85^{\circ}59'09''$ East, a distance of 4.37 feet; Thence North $26^{\circ}20'36''$ West, a distance of 27.97 feet; Thence North $85^{\circ}59'09''$ East, a distance of 4.20 feet; Thence North $26^{\circ}30'51''$ West, a distance of 27.99 feet; Thence North $85^{\circ}59'09''$ East, a distance of 4.33 feet; Thence North $26^{\circ}30'51''$ West, a distance of 34.26 feet; Thence North $52^{\circ}14'22''$ West, a distance of 6.56 feet to the beginning of a non-tangent curve to the left, of which the radius point lies North $53^{\circ}00'38''$ West, a radial distance of 5.18 feet; thence Northerly along the arc of said curve, through a central angle of $51^{\circ}28'24''$, a distance of 4.65 feet to the beginning of a compound curve to the left having a radius of 44.26 feet and a central angle of $15^{\circ}22'34''$; thence Northerly along the arc of said curve, a distance of 11.88 feet to the beginning of a compound curve to the left having a radius of 38.43 feet and a central angle of $28^{\circ}06'15''$; thence

Northwesterly along the arc of said curve, a distance of 18.85 feet; Thence North $15^{\circ}32'14''$ West, a distance of 56.11 feet to a point on the Southerly right of way line of Black Desert Drive, said point being the beginning of a non-tangent curve to the right, of which the radius point lies South $14^{\circ}10'07''$ East, a radial distance of 284.00 feet; thence Easterly along the arc of said curve, and said line, through a central angle of $17^{\circ}48'28''$, a distance of 88.27 feet; Thence South $86^{\circ}21'39''$ East, along said line, a distance of 54.43 feet to the beginning of a curve to the right having a radius of 23.00 feet and a central angle of $51^{\circ}23'28''$; thence Southeasterly along the arc of said curve, and said line, a distance of 20.63 feet to the beginning of a reverse curve to the left having a radius of 39.50 feet and a central angle of $88^{\circ}15'40''$; thence Easterly along the arc of said curve, and said line, a distance of 60.85 feet to the beginning of a reverse curve to the right having a radius of 23.00 feet and a central angle of $36^{\circ}52'12''$; thence Easterly along the arc of said curve, and said line, a distance of 14.80 feet; Thence South $86^{\circ}21'39''$ East, along said line, a distance of 141.21 feet to the beginning of a curve to the left having a radius of 547.00 feet and a central angle of $44^{\circ}40'30''$; thence Easterly along the arc of said curve, and said line, a distance of 426.51 feet to the beginning of a reverse curve to the right having a radius of 23.00 feet and a central angle of $87^{\circ}36'10''$; thence Easterly along the arc of said curve, a distance of 35.17 feet, to a point on the Westerly right of way line of said Weiskopf Way; Thence South $43^{\circ}26'00''$ East, along said line, a distance of 142.56 feet to the Point of Beginning.

Containing: 12.55 acres, more or less.

Weiskopf Way and Black Desert Drive Road Dedication (December 1, 2021)

Commencing at the East $\frac{1}{4}$ Corner of Section 4, Township 42 South, Range 16 West, Salt Lake Base and Meridian; Thence North $04^{\circ}14'46''$ East, along the Section line, a distance of 111.53 feet; Thence North $90^{\circ}00'00''$ West, a distance of 706.28 feet, to the Point of Beginning, said point being on the Westerly right of way line of Weiskopf Way; Thence North $43^{\circ}26'00''$ West, along said line, a distance of 142.56 feet to the beginning of a curve to the left having a radius of 23.00 feet and a central angle of $87^{\circ}36'10''$; thence Westerly along the arc of said curve a distance of 35.17 feet to a point on the Southerly right of way line of Black Desert Drive, said point being the beginning of a reverse curve to the right having a radius of 547.00 feet and a central angle of $44^{\circ}40'30''$; thence Westerly along the arc of said curve, and said right of way line, a distance of 426.51 feet; Thence North $86^{\circ}21'39''$ West, along said line, a distance of 141.21 feet to the beginning of a curve to the left having a radius of 23.00 feet and a central angle of $36^{\circ}52'12''$; thence Westerly along the arc of said curve, and said line, a distance of 14.80 feet to the beginning of a reverse curve to the right having a radius of 39.50 feet and a central angle of $88^{\circ}15'40''$; thence Westerly along the arc of said curve, and said line, a distance of 60.85 feet to the beginning of a reverse curve to the left having a radius of 23.00 feet and a central angle of $51^{\circ}23'28''$; thence Northwesterly along the arc of said curve, and said line, a distance of 20.63 feet; Thence North $86^{\circ}21'39''$ West, along said line, a distance of 54.43 feet to the beginning of a curve to the left having a radius of 284.00 feet and a central angle of $17^{\circ}48'28''$; thence Westerly along the arc of said curve, and said line, a distance of 88.27 feet; Thence North $14^{\circ}12'32''$ West, a distance of 32.00 feet to a point on the Northerly right of way line of said Black Desert Drive, said point being the beginning of a non-tangent curve to the right, of which the radius point lies South $14^{\circ}10'22''$ East, a radial distance of 316.00 feet; thence Easterly along the arc of said

curve, and said right of way line, through a central angle of $17^{\circ}48'42''$, a distance of 98.24 feet; Thence South $86^{\circ}21'39''$ East, along said line, a distance of 54.43 feet, to the beginning of a curve to the left having a radius of 23.00 feet and a central angle of $51^{\circ}23'28''$; thence Easterly along the arc of said curve, and said line, a distance of 20.63 feet to the beginning of a reverse curve to the right having a radius of 39.50 feet and a central angle of $88^{\circ}15'40''$; thence Easterly along the arc of said curve, and said line, a distance of 60.85 feet to the beginning of a reverse curve to the left having a radius of 23.00 feet and a central angle of $36^{\circ}52'12''$; thence Easterly along the arc of said curve, and said line, a distance of 14.80 feet; Thence South $86^{\circ}21'39''$ East, along said line, a distance of 101.38 feet to the beginning of a curve to the left having a radius of 23.00 feet and a central angle of $90^{\circ}00'00''$; thence Northeasterly along the arc of said curve, and said line a distance of 36.13 feet; Thence South $89^{\circ}08'20''$ East, along said line, a distance of 32.04 feet to the beginning of a non-tangent curve to the left, of which the radius point lies South $86^{\circ}21'39''$ East, a radial distance of 23.00 feet; thence Southeasterly along the arc of said curve, and said line, through a central angle of $94^{\circ}39'31''$, a distance of 38.00 feet to the beginning of a compound curve to the left having a radius of 493.00 feet and a central angle of $39^{\circ}30'22''$; thence Easterly along the arc of said curve, and said line, a distance of 339.93 feet to the beginning of a compound curve to the left having a radius of 23.00 feet and a central angle of $92^{\circ}54'28''$; thence Northerly along the arc of said curve, a distance of 37.30 feet, to a point on the Westerly right of way line of said Weiskopf Way; Thence North $43^{\circ}26'00''$ West, along said line, a distance of 35.74 feet to the beginning of a curve to the right having a radius of 526.00 feet and a central angle of $32^{\circ}02'16''$; thence Northerly along the arc of said curve, and said right of way line a distance of 294.12 feet;

thence North $11^{\circ}23'44''$ West, a distance of 346.72 feet to the beginning of a curve to the right having a radius of 316.00 feet and a central angle of $57^{\circ}30'31''$; thence Northerly 317.17 feet along said curve; thence North $46^{\circ}06'47''$ East, a distance of 37.70 feet to the beginning of a curve to the left having a radius of 32.00 feet and a central angle of $82^{\circ}03'22''$; thence Northerly 45.83 feet along said curve to a point on the Westerly right of way line of Snow Canyon Parkway; Thence South $43^{\circ}53'13''$ East, a distance of 87.25 feet along said right of way line to the beginning of a non-tangent curve concave to the South, having a radius of 32.00 feet of which the radius point lies South $38^{\circ}20'56''$ West; thence Westerly, a distance of 45.93 feet along said curve through a central angle of $82^{\circ}14'09''$ and a chord bearing of South $87^{\circ}13'51''$ West 42.09 feet to a point on the Southerly right of way line of said Weiskopf Way; thence South $46^{\circ}06'47''$ West, a distance of 37.69 feet to the beginning of a curve to the left having a radius of 284.00 feet and a central angle of $57^{\circ}30'31''$; thence Southerly, a distance of 285.06 feet along said curve; thence South $11^{\circ}23'44''$ East 346.72 feet to the beginning of a curve to the left having a radius of 494.00 feet and a central angle of $32^{\circ}02'16''$; thence Southeasterly, a distance of 276.23 feet along said curve; Thence South $43^{\circ}26'00''$ East, along said line, a distance of 36.34 feet to the beginning of a curve to the left having a radius of 23.00 feet and a central angle of $90^{\circ}00'00''$; thence Easterly along the arc of said curve a distance of 36.13 feet, to a point on the Northerly right of way line of said Black Desert Drive; Thence North $46^{\circ}34'00''$ East, along said line, a distance of 302.08 feet to the beginning of a curve to the left having a radius of 23.00 feet and a central angle of $90^{\circ}00'00''$; thence Northerly along the arc of said curve, and said line, a distance of 36.13 feet; Thence North $46^{\circ}34'00''$ East, along said line, a distance of 32.00 feet to the beginning of a non-tangent curve to the left, of which the radius point lies North $46^{\circ}34'00''$ East, a radial distance of 23.00 feet; thence Easterly along the arc of said curve, and said line, through a central angle of $90^{\circ}00'00''$, a distance of 36.13 feet; Thence North $46^{\circ}34'00''$ East,

along said line, a distance of 66.12 feet to the beginning of a curve to the left having a radius of 73.00 feet and a central angle of $34^{\circ}17'07''$; thence Northeasterly along the arc of said curve, and said right of way line, a distance of 43.68 feet, to a point on the Westerly right of way line of Snow Canyon Parkway, said point being the beginning of a non-tangent curve to the left, of which the radius point lies North $67^{\circ}19'01''$ East, a radial distance of 110.00 feet; thence Southeasterly along the arc of said curve, and said right of way line, through a central angle of $42^{\circ}35'23''$, a distance of 81.77 feet to a point on the Southerly right of way line of said Black Desert Drive, said point being the beginning of a non-tangent curve to the left, of which the radius point lies South $08^{\circ}25'24''$ East, a radial distance of 73.00 feet; thence Southwesterly along the arc of said curve, and said right of way line, through a central angle of $35^{\circ}00'36''$, a distance of 44.61 feet; Thence South $46^{\circ}34'00''$ West, along said line, a distance of 66.12 feet to the beginning of a curve to the left having a radius of 23.00 feet and a central angle of $90^{\circ}00'00''$; thence Southerly along the arc of said curve, and said line, a distance of 36.13 feet; Thence South $46^{\circ}34'00''$ West, along said line, a distance of 32.00 feet to the beginning of a non-tangent curve to the left of which the radius point lies South $46^{\circ}34'00''$ West, a radial distance of 23.00 feet; thence Westerly along the arc of said curve, and said line, through a central angle of $90^{\circ}00'00''$, a distance of 36.13 feet; Thence South $46^{\circ}34'00''$ West, along said line, a distance of 302.08 feet to the beginning of a curve to the left having a radius of 23.00 feet and a central angle of $90^{\circ}00'00''$; thence Southerly along the arc of said curve a distance of 36.13 feet, to a point on the Easterly Right of way line of said Weiskopf Way; Thence South $43^{\circ}26'00''$ East, along said line, a distance of 142.06 feet to the beginning of a curve to the right having a radius of 516.00 feet and a central angle of $59^{\circ}43'40''$; thence Southerly along the arc of said curve, and said right of way line, a distance of 537.90 feet; Thence South $16^{\circ}17'40''$ West, along said line, a distance of 187.76 feet; Thence North $73^{\circ}42'20''$ West, a distance of 32.00 feet, to a point on the Westerly right of way line of said Weiskopf Way; Thence North $16^{\circ}17'40''$ East, along said right of way line, a distance of 187.76 feet to the beginning of a curve to the left having a radius of 484.00 feet and a central angle of $59^{\circ}43'40''$; thence Northerly along the arc of said curve and said right of way line, a distance of 504.54 feet to the Point of Beginning.

Containing: 3.12 acres, more or less.

Resort Parcel 1

BEGINNING AT A POINT BEING SOUTH $88^{\circ}22'39''$ EAST 1,032.68 FEET ALONG THE SECTION LINE FROM THE SOUTH QUARTER CORNER OF SECTION 4, TOWNSHIP 42 SOUTH, RANGE 16 WEST OF THE SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH $00^{\circ}33'31''$ WEST 2024.11 FEET; THENCE SOUTH $01^{\circ}40'22''$ WEST 26.92 FEET; THENCE NORTH $88^{\circ}39'53''$ WEST 112.22 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF $15^{\circ}16'42''$, HAVING A RADIUS OF 478.00 FEET (RADIUS POINT BEARS NORTH $01^{\circ}20'07''$ EAST), AND WHOSE CHORD BEARS NORTH $81^{\circ}01'32''$ WEST 127.08 FEET; THENCE ALONG THE ARC OF SAID CURVE 127.46 FEET; THENCE NORTH $16^{\circ}36'49''$ EAST 87.77 FEET; THENCE NORTH $19^{\circ}35'44''$ WEST 115.70 FEET; THENCE NORTH $48^{\circ}26'03''$ WEST 100.29 FEET; THENCE NORTH $23^{\circ}05'01''$ EAST 232.19 FEET; THENCE NORTH $12^{\circ}04'31''$ WEST 274.02 FEET; THENCE NORTH $64^{\circ}48'56''$ WEST 236.72 FEET; THENCE SOUTH $41^{\circ}33'57''$ WEST 538.28 FEET; THENCE SOUTH $20^{\circ}28'54''$ WEST 128.96

FEET; THENCE SOUTH 67°23'11" WEST 97.57 FEET; THENCE SOUTH 10°11'22" EAST 180.00 FEET; THENCE SOUTH 79°48'38" WEST 109.31 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 09°16'36", HAVING A RADIUS OF 422.00 FEET (RADIUS POINT BEARS SOUTH 10°11'22" EAST), AND WHOSE CHORD BEARS SOUTH 75°10'20" WEST 68.25 FEET; THENCE ALONG THE ARC OF SAID CURVE 68.33 FEET; THENCE SOUTH 70°32'02" WEST 128.49 FEET; THENCE NORTH 62°48'42" WEST 7.45 FEET; THENCE NORTH 37°34'48" WEST 30.18 FEET; THENCE NORTH 14°35'40" WEST 34.70 FEET; THENCE NORTH 07°16'37" EAST 21.79 FEET; THENCE NORTH 23°26'15" EAST 30.08 FEET; THENCE NORTH 34°58'11" EAST 457.83 FEET; THENCE NORTH 34°29'56" EAST 263.07 FEET; THENCE NORTH 35°06'58" EAST 307.51 FEET; THENCE NORTH 33°23'29" EAST 338.53 FEET; THENCE NORTH 18°15'28" EAST 284.19 FEET; THENCE NORTH 48°11'31" EAST 180.65 FEET; THENCE NORTH 07°15'27" EAST 173.84 FEET; THENCE NORTH 07°15'30" EAST 94.00 FEET; THENCE NORTH 22°07'27" WEST 166.76 FEET; THENCE NORTH 01°07'17" WEST 48.64 FEET; THENCE NORTH 19°52'53" EAST 328.90 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 37°11'12", HAVING A RADIUS OF 289.24 FEET (RADIUS POINT BEARS SOUTH 32°31'42" WEST), AND WHOSE CHORD BEARS NORTH 76°03'54" WEST 184.45 FEET; THENCE ALONG THE ARC OF SAID CURVE 187.72 FEET; THENCE NORTH 75°43'02" WEST 33.59 FEET; THENCE NORTH 17°21'44" EAST 81.38 FEET; THENCE NORTH 46°31'13" WEST 148.40 FEET; THENCE SOUTH 46°44'32" WEST 134.91 FEET; THENCE SOUTH 20°58'03" EAST 146.43 FEET; THENCE SOUTH 47°49'10" WEST 65.48 FEET; THENCE NORTH 51°08'00" WEST 289.55 FEET; THENCE NORTH 50°16'03" WEST 142.64 FEET; THENCE NORTH 07°02'53" WEST 102.53 FEET; THENCE NORTH 48°26'31" WEST 52.23 FEET; THENCE SOUTH 40°03'44" WEST 71.43 FEET; THENCE NORTH 88°56'05" WEST 108.34 FEET; THENCE SOUTH 42°17'47" WEST 94.42 FEET; THENCE SOUTH 00°00'00" EAST 172.46 FEET; THENCE SOUTH 37°32'23" EAST 48.64 FEET; THENCE SOUTH 12°14'53" EAST 90.41 FEET; THENCE SOUTH 13°02'37" WEST 24.02 FEET; THENCE SOUTH 04°07'22" WEST 481.42 FEET; THENCE SOUTH 50°40'02" EAST 44.72 FEET; THENCE SOUTH 39°19'58" WEST 437.77 FEET; THENCE SOUTH 34°28'26" WEST 91.57 FEET; THENCE SOUTH 39°19'58" WEST 292.86 FEET; THENCE NORTH 50°40'02" WEST 248.66 FEET; THENCE NORTH 14°38'58" WEST 121.33 FEET; THENCE NORTH 21°22'05" EAST 284.03 FEET; THENCE NORTH 05°03'36" EAST 312.62 FEET; THENCE NORTH 29°41'44" EAST 80.52 FEET; THENCE NORTH 03°25'24" EAST 161.52 FEET; THENCE NORTH 22°44'45" WEST 179.63 FEET; THENCE NORTH 00°00'00" EAST 170.83 FEET; THENCE NORTH 20°53'31" EAST 252.02 FEET; THENCE NORTH 69°06'29" WEST 214.93 FEET; THENCE SOUTH 20°53'31" WEST 580.42 FEET; THENCE SOUTH 90°00'00" WEST 139.67 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 04°19'59", HAVING A RADIUS OF 887.34 FEET (RADIUS POINT BEARS NORTH 86°20'49" EAST), AND WHOSE CHORD BEARS NORTH 01°29'12" WEST 67.09 FEET; THENCE ALONG THE ARC OF SAID CURVE 67.10 FEET; THENCE NORTH 00°34'49" EAST 603.05 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 20°14'30", HAVING A RADIUS OF 400.00 FEET (RADIUS POINT BEARS NORTH 89°25'11" WEST), AND WHOSE CHORD BEARS NORTH 09°32'26" WEST 140.58 FEET; THENCE ALONG THE

ARC OF SAID CURVE 141.31 FEET; THENCE NORTH 00°34'49" EAST 194.61 FEET; THENCE NORTH 00°34'52" EAST 464.91 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 24°44'58", HAVING A RADIUS OF 215.00 FEET (RADIUS POINT BEARS SOUTH 28°51'52" EAST), AND WHOSE CHORD BEARS NORTH 73°30'37" EAST 92.15 FEET; THENCE ALONG THE ARC OF SAID CURVE 92.87 FEET; THENCE NORTH 85°53'06" EAST 106.24 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 31°53'47", HAVING A RADIUS OF 185.00 FEET (RADIUS POINT BEARS NORTH 04°06'54" WEST), AND WHOSE CHORD BEARS NORTH 69°56'13" EAST 101.66 FEET; THENCE ALONG THE ARC OF SAID CURVE 102.99 FEET; THENCE NORTH 53°59'19" EAST 58.86 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 05°37'36", HAVING A RADIUS OF 985.00 FEET (RADIUS POINT BEARS NORTH 36°00'41" WEST), AND WHOSE CHORD BEARS NORTH 51°10'31" EAST 96.69 FEET; THENCE ALONG THE ARC OF SAID CURVE 96.73 FEET; THENCE NORTH 48°21'43" EAST 160.27 FEET; THENCE NORTH 41°56'55" WEST 337.01 FEET; THENCE NORTH 08°56'24" WEST 134.78 FEET; THENCE NORTH 42°12'21" WEST 167.96 FEET; THENCE NORTH 19°02'33" EAST 65.93 FEET; THENCE NORTH 36°53'03" WEST 50.25 FEET; THENCE NORTH 8°38'11" WEST 66.93 FEET; THENCE NORTH 27°12'16" WEST 51.50 FEET; THENCE NORTH 88°30'25" WEST 65.11 FEET; THENCE NORTH 00°34'52" EAST 197.43 FEET; THENCE NORTH 00°23'18" EAST 1324.37 FEET; THENCE SOUTH 88°47'01" EAST 2451.10 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 100°52'51", HAVING A RADIUS OF 457.31 FEET (RADIUS POINT BEARS SOUTH 55°42'37" EAST), AND WHOSE CHORD BEARS SOUTH 16°09'03" EAST 705.14 FEET; THENCE ALONG THE ARC OF SAID CURVE 805.19 FEET; THENCE NORTH 25°27'55" EAST 215.30 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 100°56'13", HAVING A RADIUS OF 402.24 FEET (RADIUS POINT BEARS SOUTH 35°39'32" WEST) AND WHOSE CHORD BEARS SOUTH 03°52'21" EAST 620.47 FEET; THENCE ALONG THE ARC OF SAID CURVE 708.62 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 38°58'24", HAVING A RADIUS OF 292.10 FEET (RADIUS POINT BEARS SOUTH 19°39'00" EAST), AND WHOSE CHORD BEARS SOUTH 50°51'48" WEST 194.88 FEET; THENCE ALONG THE ARC OF SAID CURVE 198.69 FEET; THENCE SOUTH 86°21'39" EAST 29.36 FEET; THENCE SOUTH 03°38'21" WEST 40.97 FEET; THENCE NORTH 86°21'39" WEST 54.43 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 17°48'28", HAVING A RADIUS OF 284.00 FEET (RADIUS POINT BEARS SOUTH 03°38'21" WEST), AND WHOSE CHORD BEARS SOUTH 84°44'07" WEST 87.91 FEET; THENCE ALONG THE ARC OF SAID CURVE 88.27 FEET; THENCE SOUTH 15°32'14" EAST 56.11 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 28°06'15", HAVING A RADIUS OF 38.43 FEET (RADIUS POINT BEARS SOUTH 32°02'09" WEST), AND WHOSE CHORD BEARS SOUTH 43°54'44" EAST 18.66 FEET; THENCE ALONG THE ARC OF SAID CURVE 18.85 FEET TO THE BEGINNING OF A COMPOUND CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A

CENTRAL ANGLE OF $15^{\circ}22'34''$, HAVING A RADIUS OF 44.26 FEET (RADIUS POINT BEARS SOUTH $60^{\circ}08'24''$ WEST), AND WHOSE CHORD BEARS SOUTH $22^{\circ}10'19''$ EAST 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 RIGHT THROUGH A CENTRAL ANGLE OF $51^{\circ}28'24''$, HAVING A RADIUS OF 5.18 FEET (RADIUS POINT BEARS SOUTH $75^{\circ}30'58''$ WEST), AND WHOSE CHORD BEARS SOUTH $11^{\circ}15'10''$ WEST 4.50 FEET; THENCE ALONG THE ARC OF SAID CURVE 4.65 FEET; THENCE SOUTH $52^{\circ}14'22''$ EAST 6.56 FEET; THENCE SOUTH $26^{\circ}30'51''$ EAST 34.26 FEET; THENCE SOUTH $85^{\circ}59'09''$ WEST 4.33 FEET; THENCE SOUTH $26^{\circ}30'51''$ EAST 27.99 FEET; THENCE SOUTH $85^{\circ}59'09''$ WEST 4.20 FEET; THENCE SOUTH $26^{\circ}20'36''$ EAST 27.97 FEET; THENCE SOUTH $85^{\circ}59'09''$ WEST 4.37 FEET; THENCE SOUTH $26^{\circ}30'51''$ EAST 29.56 FEET; THENCE SOUTH $56^{\circ}22'22''$ WEST 24.59 FEET; THENCE SOUTH $70^{\circ}25'49''$ EAST 35.85 FEET; THENCE SOUTH $26^{\circ}00'32''$ EAST 35.26 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF $26^{\circ}57'03''$, HAVING A RADIUS OF 312.97 FEET (RADIUS POINT BEARS SOUTH $52^{\circ}59'04''$ EAST), AND WHOSE CHORD BEARS SOUTH $23^{\circ}32'24''$ WEST 145.86 FEET; THENCE ALONG THE ARC OF SAID CURVE 147.21 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF $131^{\circ}01'07''$, HAVING A RADIUS OF 24.75 FEET (RADIUS POINT BEARS SOUTH $26^{\circ}11'22''$ EAST), AND WHOSE CHORD BEARS SOUTH $01^{\circ}41'55''$ EAST 45.05 FEET; THENCE ALONG THE ARC OF SAID CURVE 56.80 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF $04^{\circ}39'09''$, HAVING A RADIUS OF 407.60 FEET (RADIUS POINT BEARS SOUTH $88^{\circ}43'06''$ EAST), AND WHOSE CHORD BEARS SOUTH $01^{\circ}02'41''$ EAST 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 LEFT THROUGH A CENTRAL ANGLE OF $233^{\circ}55'49''$, HAVING A RADIUS OF 24.00 FEET (RADIUS POINT BEARS SOUTH $25^{\circ}24'53''$ EAST), AND WHOSE CHORD BEARS SOUTH $52^{\circ}22'48''$ EAST 42.78 FEET; THENCE ALONG THE ARC OF SAID CURVE 97.99 FEET; THENCE NORTH $81^{\circ}41'05''$ EAST 18.44 FEET; THENCE SOUTH $09^{\circ}17'37''$ EAST 9.36 FEET; THENCE NORTH $79^{\circ}41'25''$ EAST 29.74 FEET; THENCE SOUTH $10^{\circ}54'27''$ EAST 1.38 FEET; THENCE NORTH $82^{\circ}25'31''$ EAST 3.11 FEET; THENCE SOUTH $11^{\circ}51'23''$ EAST 9.42 FEET; THENCE NORTH $80^{\circ}16'13''$ EAST 33.11 FEET; THENCE NORTH $29^{\circ}08'04''$ WEST 15.58 FEET; THENCE NORTH $57^{\circ}54'05''$ EAST 42.58 FEET; THENCE SOUTH $38^{\circ}43'11''$ EAST 87.89 FEET; THENCE NORTH $85^{\circ}29'40''$ EAST 68.71 FEET; THENCE SOUTH $08^{\circ}04'11''$ EAST 107.58 FEET; THENCE SOUTH $70^{\circ}12'04''$ EAST 37.57 FEET; THENCE NORTH $32^{\circ}04'29''$ EAST 60.75 FEET; THENCE NORTH $86^{\circ}49'32''$ EAST 70.85 FEET; THENCE SOUTH $18^{\circ}28'46''$ EAST 100.32 FEET; THENCE SOUTH $13^{\circ}50'54''$ EAST 53.18 FEET; THENCE SOUTH $09^{\circ}31'39''$ EAST 47.92 FEET; THENCE SOUTH $05^{\circ}12'15''$ EAST 96.77 FEET; THENCE SOUTH $02^{\circ}21'04''$ WEST 56.25 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF $31^{\circ}06'14''$, HAVING A RADIUS OF 2045.30 FEET (RADIUS POINT BEARS SOUTH $46^{\circ}05'45''$ WEST), AND WHOSE CHORD BEARS SOUTH $28^{\circ}21'08''$ EAST 1096.74 FEET; THENCE ALONG THE ARC OF SAID CURVE 1110.32 FEET; THENCE SOUTH $36^{\circ}04'49''$ EAST 91.49 FEET; THENCE NORTH $55^{\circ}30'38''$ EAST 81.08 FEET; THENCE

SOUTH 07°15'15" WEST 177.97 FEET; THENCE SOUTH 03°00'48" EAST 122.07 FEET; THENCE NORTH 89°03'14" WEST 535.95 FEET; THENCE SOUTH 01°20'41" WEST 437.82 FEET; THENCE SOUTH 28°12'40" EAST 179.05 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 20°00'43", HAVING A RADIUS OF 340.00 FEET (RADIUS POINT BEARS SOUTH 17°59'42" EAST), AND WHOSE CHORD BEARS SOUTH 01°59'56" WEST 118.15 FEET; THENCE ALONG THE ARC OF SAID CURVE 118.75 FEET; THENCE NORTH 15°00'00" WEST 137.40 FEET; THENCE NORTH 88°22'39" WEST 743.68 FEET TO THE POINT OF BEGINNING

CONTAINING 289.388 ACRES, MORE OR LESS

Resort Parcel 2

BEGINNING AT A POINT BEING SOUTH 88°22'39" EAST 1,072.11 FEET ALONG THE SECTION LINE AND SOUTH 00°00'00" EAST 3,155.41 FEET FROM THE NORTH QUARTER CORNER OF SECTION 9, TOWNSHIP 42 SOUTH, RANGE 16 WEST OF THE SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 61°52'22" WEST 305.23 FEET; THENCE NORTH 36°59'46" WEST 76.02 FEET; THENCE SOUTH 01°04'56" WEST 23.46 FEET; THENCE SOUTH 19°06'03" WEST 24.35 FEET; THENCE SOUTH 28°13'38" WEST 20.59 FEET; THENCE SOUTH 51°38'38" WEST 27.10 FEET; THENCE SOUTH 73°07'12" WEST 25.91 FEET; THENCE SOUTH 83°22'11" WEST 19.17 FEET; THENCE NORTH 73°12'27" WEST 24.51 FEET; THENCE NORTH 45°19'04" WEST 177.02 FEET; THENCE NORTH 44°27'37" WEST 730.96 FEET; THENCE NORTH 36°46'03" WEST 30.34 FEET; THENCE NORTH 31°38'49" WEST 457.29 FEET; THENCE NORTH 18°01'21" WEST 23.07 FEET; THENCE NORTH 16°27'58" WEST 26.01 FEET; THENCE NORTH 06°33'38" WEST 24.82 FEET; THENCE NORTH 00°40'25" WEST 24.10 FEET; THENCE NORTH 08°29'32" EAST 23.04 FEET; THENCE NORTH 16°30'39" EAST 31.93 FEET; THENCE NORTH 14°21'07" EAST 27.47 FEET; THENCE NORTH 19°27'58" WEST 13.01 FEET; THENCE NORTH 70°32'02" EAST 97.01 FEET; THENCE SOUTH 52°38'43" EAST 49.00 FEET; THENCE SOUTH 27°41'08" EAST 64.22 FEET; THENCE SOUTH 64°35'55" EAST 88.01 FEET; THENCE SOUTH 24°05'29" EAST 86.80 FEET; THENCE SOUTH 52°18'39" EAST 103.68 FEET; THENCE SOUTH 70°45'00" EAST 103.20 FEET; THENCE SOUTH 27°38'09" EAST 454.38 FEET; THENCE SOUTH 20°12'01" EAST 130.32 FEET; THENCE SOUTH 73°35'25" EAST 73.14 FEET; THENCE SOUTH 10°39'37" EAST 93.64 FEET; THENCE SOUTH 29°40'10" EAST 157.03 FEET; THENCE SOUTH 67°52'06" EAST 86.41 FEET; THENCE NORTH 74°09'39" EAST 100.89 FEET; THENCE NORTH 14°39'05" EAST 276.53 FEET; THENCE NORTH 12°28'33" WEST 243.13 FEET; THENCE NORTH 03°17'42" EAST 198.97 FEET; THENCE NORTH 30°49'22" WEST 106.33 FEET; THENCE NORTH 59°10'38" EAST 57.95 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 57°50'32", HAVING A RADIUS OF 222.00 FEET (RADIUS POINT BEARS NORTH 30°49'21" WEST), AND WHOSE CHORD BEARS NORTH 30°15'23" EAST 214.72 FEET; THENCE ALONG THE ARC OF SAID CURVE 224.12 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 97°09'24", HAVING A RADIUS OF 17.78 FEET (RADIUS POINT BEARS NORTH 83°47'03" EAST),

AND WHOSE CHORD BEARS NORTH 42°21'45" EAST 26.66 FEET; THENCE ALONG THE ARC OF SAID CURVE 30.14 FEET; THENCE SOUTH 88°39'53" EAST 97.24 FEET; THENCE SOUTH 01°20'07" WEST 537.72 FEET; THENCE SOUTH 16°54'45" EAST 126.90 FEET; THENCE SOUTH 00°37'25" WEST 401.70 FEET TO THE POINT OF BEGINNING.

CONTAINING 14.012 ACRES, MORE OR LESS

APN(s): Part of I-6-2-4-125112, Part of I-6-2-4-12612, Part of I-6-2-4-138, Part of I-6-2-4-135, I-6-2-4-127132, I-6-2-4-128, I-6-2-4-13112, SC-6-2-4-3221, Part of SC-6-2-9-42012