

When Recorded Return to:
Cardiff Wales, L.L.C.
4672 Windalier Dr
Washington, Utah 84780

ACKNOWLEDGMENT OF ACCESS AND UTILITY EASEMENTS

This Acknowledgment is entered into by Riverwood Development, LLC, an Idaho limited liability company ("Riverwood") for the benefit of Cardiff Wales, L.L.C., a Utah limited liability company ("Cardiff").

Riverwood is the owner of the following described property situated in Washington County, Utah (the "Riverwood Property"):

See attached **Exhibit A**.

Riverwood hereby acknowledges the exceptions and authorized uses granted to Cardiff in that certain Amendment to Storm Drainage Easement recorded in the official records of Washington County on October 12, 2022 as entry no. 20220046234 ("Easement Amendment") and hereby agrees to provide Cardiff with the same ingress and egress and utility access across the Riverwood Property as outlined in Section 1 of the Easement Amendment, specifically including, but not limited to, utility access to the current location of the Sandia Nursery and the private residences located on the parcels located south of the Riverwood property as described and shown on the attached **Exhibit B**.

Dated this 9 day of August, 2023

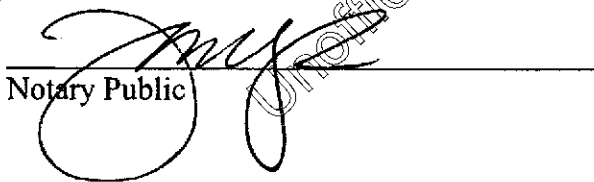
RIVERWOOD DEVELOPMENT LLC, an Idaho limited liability company


Paul Johnson, Manager

STATE OF Utah

COUNTY OF Washington :SS.

The foregoing instrument was acknowledged before me on the 9 day of July, August, by Paul Johnson, Manager of Riverwood Development, LLC an Idaho limited liability company.


Notary Public

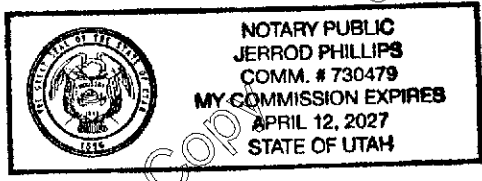


EXHIBIT A

Beginning at a point on the East Section Line that lies South 01°03'08" West 233.45 feet from the East Quarter Corner of Section 2, Township 43 South, Range 15 West, Salt Lake Base and Meridian; running thence South 01°03'08" West 159.31 feet along the section line; thence South 60°16'52" West 17.68 feet; thence South 28°06'37" West 289.78 feet; thence South 14°57'56" West 294.14 feet; thence South 35°33'27" West 135.30 feet; thence South 58°03'03" West 135.76 feet; thence South 42°06'50" West 158.26 feet; thence South 44°38'12" West 212.97 feet; thence South 44°49'28" West 213.85 feet; thence South 38°22'02" West 224.17 feet; thence North 57°27'54" West 191.46 feet; thence North 89°15'33" West 215.42 feet; thence North 00°44'27" East 220.84 feet; thence Northeasterly along a 274.00 foot radius curve to the right, (long chord bears North 26°14'52" East a distance of 232.53 feet, center point lies South 89°15'33" East, through a central angle of 51°00'49") 240.40 feet; thence North 51°45'17" East 694.07 feet; thence Northeasterly along a 530.00 foot radius curve to the left, (long chord bears North 44°05'25" East a distance of 141.37 feet, center point lies North 38°14'43" West, through a central angle of 15°19'44") 141.80 feet; thence North 36°26'33" East 237.49 feet; thence Northeasterly along a 420.00 foot radius curve to the right (long chord bears North 54°26'45" East a distance of 259.85 feet, center point lies South 53°34'27" East, through a central angle of 36°02'24") 264.19 feet; thence North 72°27'57" East 257.49 feet to the point of beginning

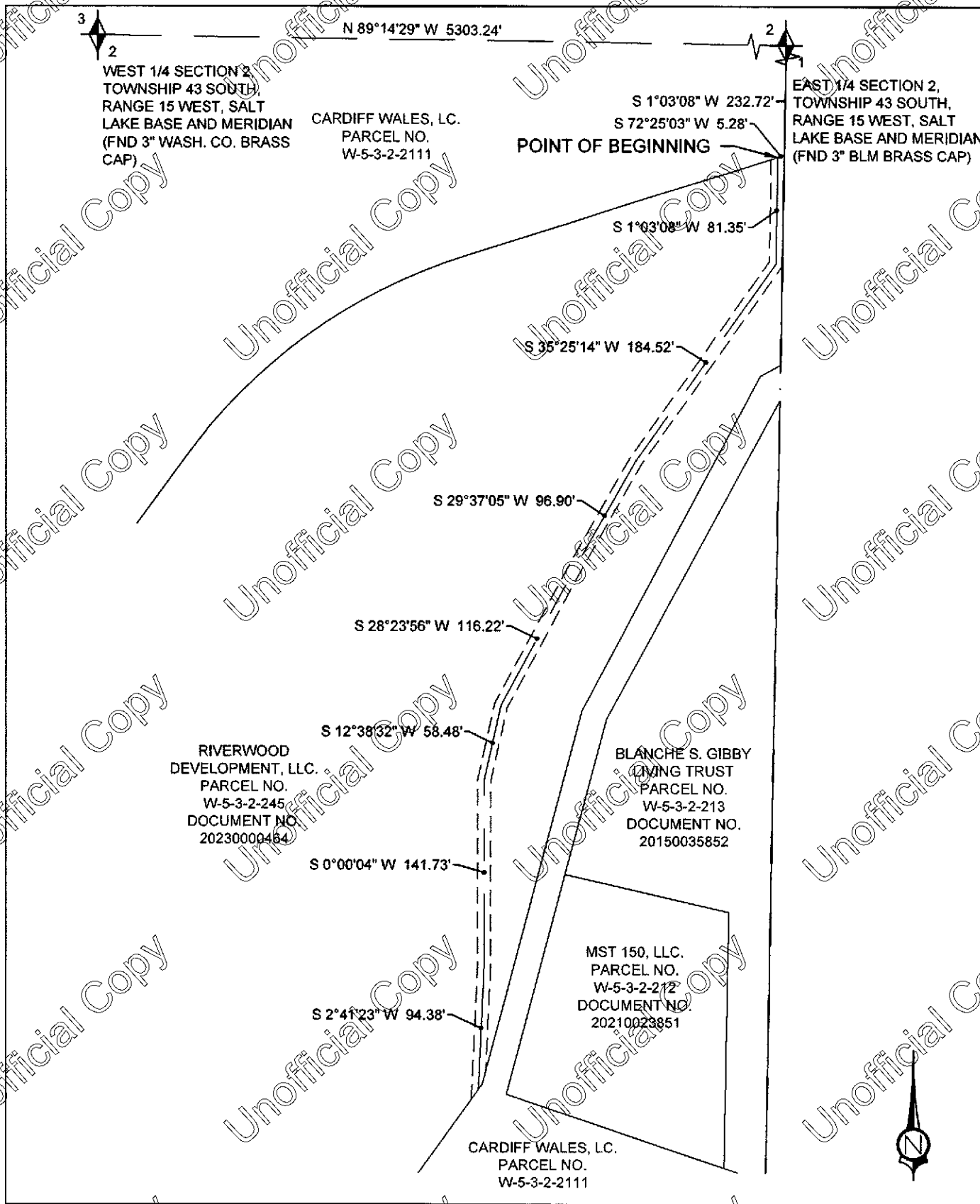
Tax Parcel No.: W-5-3-2-245

EXHIBIT B

WATER LINE EASEMENT

A 10.00 FOOT WIDE WATER LINE EASEMENT BEING 5.00 FEET ON EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE BELOW:

BEGINNING AT A POINT S 1°03'08" W 232.72 FEET ALONG THE EAST LINE OF SECTION 2, TOWNSHIP 43 SOUTH, RANGE 15 WEST, SALT LAKE BASE AND MERIDIAN TO THE NORTHEAST CORNER OF A PARCEL MORE PARTICULARLY DESCRIBED IN DOCUMENT NO. 20230000464, RECORDED AND ON FILE IN THE OFFICE OF THE RECORDER, WASHINGTON COUNTY, STATE OF UTAH AND S 72°25'03" W 5.28 FEET ALONG THE NORTH LINE OF SAID PARCEL, FROM THE EAST 1/4 CORNER OF SAID SECTION 2 AND RUNNING THENCE S 1°03'08" W 81.35 FEET PARALLEL TO THE SAID EAST LINE OF SECTION 2; THENCE S 35°25'14" W 184.52; THENCE S 29°37'05" W 96.90 FEET; THENCE S 28°23'56" W 116.22 FEET; THENCE S 12°38'32" W 58.48 FEET; THENCE S 0°00'04" W 141.73 FEET; THENCE S 2°41'23" W 94.38 FEET, TO A POINT ON THE SOUTH LINE OF SAID PARCEL, POINT ALSO BEING THE POINT OF TERMINUS.



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| FF 21301 | EXHIBIT B | |  <p>1453 S. DINE DRIVE, SUITE 150 ST. GEORGE, UT 84770 435.986.0100</p> |
| | WATER LINE EASEMENT | | |