

WHEN RECORDED, RETURN TO:

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ENT 23783:2024 PG 1 of 25
ANDREA ALLEN
UTAH COUNTY RECORDER
2024 Apr 12 02:21 PM FEE 40.00 BY KR
RECORDED FOR FIREFLY PID

FIREFLY PUBLIC INFRASTRUCTURE DISTRICT NO. 1

FIREFLY ASSESSMENT AREA NO. 1

FIRST AMENDMENT TO ASSESSMENT ORDINANCE

DATED AS OF APRIL 9, 2024

**AMENDING THE ASSESSMENT ORDINANCE
DATED AS OF DECEMBER 21, 2023**

FIRST AMENDMENT TO ASSESSMENT ORDINANCE

WHEREAS, the Board of Trustees (the “Board”) of the Firefly Public Infrastructure District No. 1 (the “District”), adopted Resolution No. 2023-06 on December 21, 2023 (the “Authorizing Resolution”), pursuant to which the Board authorized and approved the form of an Assessment Ordinance (the “Assessment Ordinance”) and the form of the related designation resolution (the “Designation Resolution”); and

WHEREAS, the District, pursuant to the Assessment Area Act, Title 11, Chapter 42, Utah Code Annotated 1953, as amended (the “Act”), and pursuant to the Authorizing Resolution and the Designation Resolution, designated the Firefly Assessment Area No. 1 (the “Assessment Area”); and

WHEREAS, the final Assessment Ordinance dated as of December 21, 2023, was signed by the Board and recorded with the Utah County Recorder; and

WHEREAS, the District now desires to change the timing of assessment payments (the “Assessments”) under the Assessment Ordinance from annually to semi-annually in order to conform to the final terms of the Assessment Bonds; and

WHEREAS, in the event that the governing document for the District (the “Governing Document”) is amended to require that Assessments be prepaid for all residential dwellings at the time such dwellings are transferred to End Users (as defined in the Governing Document), the District elects to amend the Assessment Ordinance as provided in Section 2 herein; and

WHEREAS, pursuant to, and in compliance with, the provisions of Section 15 of the Assessment Ordinance, the Board desires to adopt this First Amendment to Assessment Ordinance to effectuate the amendments described herein:

NOW THEREFORE, BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE FIREFLY PUBLIC INFRASTRUCTURE DISTRICT NO. 1:

Section 1. Amendment of Section 6(b) of the Assessment Ordinance. Section 6(b) of the Assessment Ordinance is hereby amended and restated to read as follows:

“(b) The District will collect the Assessments by directly billing each property owner rather than inclusion on a property tax notice. The bill for each Assessment payment shall be due March 1 and September 1 of each year (approximately 30 days after sending such bill, which shall be sent on or prior to February 1 and August 1 of each year, commencing February 1, 2026, due to estimated capitalized interest). However, failure to send any such bill by the scheduled date shall not impact the requirement of property owners to timely pay their Assessments on the due date thereof.”

Section 2. Amendment of Section 6(a) of the Assessment Ordinance. Section 6(a) of the Assessment Ordinance is hereby amended and restated to read as follows:

“(a) The Board hereby determines that the Improvements have a weighted average useful life of not less than forty (40) years, and has elected to have the Assessments prepaid for a residential dwelling at the time a building permit is requested for such dwelling unit; provided, however, that in the event the Governing Document for the Issuer approved by the City Council of Eagle Mountain City on July 5, 2023 (the “Governing Document”) is amended to require that Assessments be prepaid for a residential dwelling at the time such dwelling is transferred to an End User (as defined in the Governing Document), prepayments hereunder shall instead be required at the time a dwelling is transferred an to End User. The aggregate annual Assessment payments shall be in substantially equal amounts, subject, however, to adjustment as described herein. Interest on the unpaid balance of the Assessments shall accrue at the same rate or rates as shall be borne by the assessment bonds anticipated to be issued by the District for the Assessment Area (or any bonds which refund the same) (the “Assessment Bonds”), plus any third party direct out of pocket costs of the District related to the administration and collection of the Assessments. The District may outsource all or a portion of the administration services, including legal costs or consulting costs as an additional out of pocket cost, including, but not limited to, all costs related to foreclosure (and other remedies) and amendments to this Ordinance.”

Section 3. Owner Consent. The District hereby finds and determines that the changes made herein do not materially adversely affect the rights of the Owners under the Assessment Ordinance and that all Owners have consented to the execution of this First Amendment to Assessment Ordinance.

Section 4. All Necessary Action Approved. The officials of the District are hereby authorized and directed to take all action necessary and appropriate to effectuate the provisions of this First Amendment to Assessment Ordinance, including the filing of a notice with the Utah County Recorder.

Section 5. Assessment Ordinance. Except as specifically amended by this First Amendment to Assessment Ordinance, the Assessment Ordinance shall remain in full force and effect without change. In the event of a challenge to this First Amendment to Assessment Ordinance, the Board may elect to collect the Assessments pursuant to the Assessment Ordinance.

Section 6. Repeal of Conflicting Provisions; Amendment. All ordinances or parts thereof in conflict with this First Amendment to Assessment Ordinance are hereby repealed. The Chair (or any assigned designee of the Chair) may make any alterations, changes or additions to this First Amendment to Assessment Ordinance which may be necessary to conform the same to the final terms of the Assessment Bonds, to correct errors or omissions herein, to complete the same, to remove ambiguities herefrom, or to conform the same to other provisions of this First Amendment to Assessment Ordinance or any resolution adopted by the Board or the provisions of the laws of the State of Utah or the United States, including technical changes to the description of the boundary of the Assessment Area, so long as those changes do not change the boundaries from those depicted on the maps attached to the Designation Resolution and do not materially adversely affect the rights of the Owners without the consent of such Owners affected.

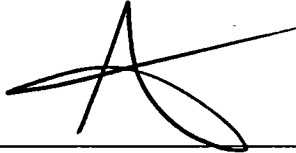
Section 7. Posting of Ordinance. This First Amendment to Assessment Ordinance shall be signed by the Chair and Clerk/Secretary and shall be recorded in the ordinance book kept for that purpose. A copy of this First Amendment to Assessment Ordinance shall be posted in a public location within or near the District's boundaries that is reasonably likely to be seen by individuals who pass through or near the affected area for at least 21 days and a copy of this First Amendment to Assessment Ordinance shall also be posted on the Utah Public Notice Website (<http://pmn.utah.gov>) for at least 21 days. This First Amendment to Assessment Ordinance shall take effect immediately upon its passage and approval and posting as required by law.

Section 8. Defined Terms. Capitalized terms used herein but not otherwise defined shall have the meanings ascribed to such terms in the Assessment Ordinance.


PASSED AND APPROVED this April 9, 2024.



FIREFLY PUBLIC
INFRASTRUCTURE DISTRICT NO. 1

By: 
Nate Shipp, Chair

ATTEST:

By: 
Bryan Flamm, Clerk/Secretary

(Here follows other business not pertinent to the above.)

Pursuant to motion duly made and seconded, the meeting of the Board of Trustees of the District, adjourned.



FIREFLY PUBLIC INFRASTRUCTURE
DISTRICT NO. 1

A stylized, handwritten signature in black ink, consisting of several overlapping loops and a long horizontal stroke.

By: _____
Nate Shipp, Chair

ATTEST:

A handwritten signature in black ink, featuring a large, prominent letter 'B' followed by a few loops and a horizontal stroke.

By: _____
Bryan Flamm, Clerk/Secretary

Legal Description

The Assessment Area is more particularly described as follows:

That certain real property located in Utah County, State of Utah and described as follows:

NPA-5

A parcel of land situate within the North Half (N-1/2) of Section 19, Township 6 South, Range 2 West, Salt Lake Base and Meridian, located in Eagle Mountain City, County of Utah, State of Utah, being described as follows:

Beginning at a point in the Section Line common to Sections 19 & 20, said point being S 00° 30' 42" W, along the Section line, a distance of 79.55 feet from the Section Corner common to Sections 17, 18, 19, & 20, Township 6 South, Range 2 West, more or less, to the Northerly line of NPA-5; and running thence along said Northerly line the following Twenty-Four (24) courses: (1) West, a distance of 58.43 feet; (2) North, a distance of 28.50 feet; (3) West, a distance of 69.02 feet to the beginning of a curve; (4) along the arc of said curve turning to the right through an angle of 90° 00' 00", having a radius of 15.00 feet, and whose long chord bears N 45° 00' 00" W, a distance of 21.21 feet to a point of intersection with a non-tangential line; (5) West, a distance of 57.00 feet to the beginning of a non-tangential curve; (6) along the arc of said curve turning to the right through an angle of 90° 00' 00", having a radius of 15.00 feet, and whose long chord bears S 45° 00' 00" W, a distance of 21.21 feet; (7) West, a distance of 621.55 feet to the beginning of a curve; (8) along the arc of said curve turning to the right through an angle of 92° 56' 20", having a radius of 15.00 feet, and whose long chord bears N 43° 31' 50" W, a distance of 21.75 feet to a point of intersection with a non-tangential line; (9) N 87° 03' 39" W, a distance of 12.50 feet; (10) S 84° 44' 32" W, a distance of 32.34 feet; (11) N 86° 45' 40" W, a distance of 12.50 feet to the beginning of a non-tangential curve; (12) along the arc of said curve turning to the right through an angle of 86° 45' 40", having a radius of 15.00 feet, and whose long chord bears S 46° 37' 10" W, a distance of 20.61 feet; (13) West, a distance of 165.31 feet to the beginning of a curve; (14) along the arc of said curve turning to the right through an angle of 07° 47' 39", having a radius of 221.50 feet, and whose long chord bears N 86° 06' 11" W, a distance of 30.11 feet; (15) N 82° 12' 21" W, a distance of 16.02 feet to the beginning of a curve; (16) along the arc of said curve turning to the right through an angle of 90° 00' 00", having a radius of 15.00 feet, and whose long chord bears N 37° 12' 21" W, a distance of 21.21 feet to a point of intersection with a non-tangential line; (17) N 82° 12' 21" W, a distance of 57.00 feet; (18) S 07° 47' 39" W, a distance of 43.50 feet to the beginning of a curve; (19) along the arc of said curve turning to the right through 77° 03' 14", having a radius of 571.50 feet, and whose long chord bears S 46° 19' 16" W, a distance of 711.95 feet to the beginning of a non-tangential curve; (20) along the arc of said curve turning to the left through an angle of 25° 54' 02", having a radius of 980.00 feet, and whose long chord bears S 71° 53' 51" W, a distance of 439.25 feet; (21) S 58° 56' 50" W, a distance of 448.58 feet to the beginning of a curve; (22) along the arc of said curve turning to the right through an angle of 31° 03' 10", having a radius of 700.00 feet, and whose long chord bears S 74° 28' 25" W, a distance of 374.75 feet; (23) West, for a distance of 594.80 feet, to a phase line; (24) West for a distance of 531.44 feet, to the North-South 1/16th line of the Northwest Quarter of said Section 19; thence S 0°21'12" W, along said 1/16th line, a distance

of 1627.04 feet, to the Quarter Corner common to Section 19, Township 6 South, Range 2 West and Section 24, Township 6 South, Range 3 West, Salt Lake Base and Meridian; thence South 89°54'04" East, along the East-West Center Quarter Line of said Section 19, a distance of 2669.96 feet, to the North-South 1/16th line of the Northeast Quarter of said Section 19; thence N 0°22'47" E, a distance of 1334.90 feet, to the Northeast 1/16th corner; thence South 89°40'33" East, along the East-West 1/16th line, a distance of 733.66 feet, to the southerly projection of the West line of the J&J Ranch Subdivision; thence North 0°30'42" East, along the West line of said J& J Ranch Subdivision and the projection thereof, a distance of 977.96 feet, to the Northwest corner of said subdivision; thence S 89°27'13" E, along the North line of said Subdivision, a distance of 600.00 feet, to the Northeast corner of said subdivision, and the Section Line common to Sections 19 & 20; thence North 0°30'42" East, along said section line, a distance of 274.33 feet, to the point of beginning.

Contains: 5,917,975 Sq. Ft., or 135.858 Acres.

NPA-7

A parcel of land situate within the Southwest Quarter (SW-1/4) of section 17, and the Northwest Quarter (NW-1/4) of Section 20, Township 6 South, Range 2 West, Salt Lake Base and Meridian, located in Eagle Mountain City, County of Utah, State of Utah, being described as follows:

Beginning at a point in the Easterly Right-of-Way line of S.R.-73, said point being S 2°55'59" W, along the North-South Center Quarter line of said Section 20, a distance of 2499.48 feet, and N 87°04'01" W, perpendicular to said Center Quarter line, a distance of 1074.44 feet, from the Quarter Corner common to said Sections 17 & 20, Township 6 South, Range 2 West, Salt Lake Base and Meridian; and running thence N 08° 51' 32" W, a distance of 4249.61 feet, to the Southerly Right-of-Way line of Pole Canyon Boulevard, per the Tyson Subdivision; thence along said Southerly Right-of-Way line the following Three (3) courses: (1) S 89° 52' 16" E, a distance of 797.11 feet to the beginning of a curve; (2) along the arc of said curve turning to the right through an angle of 31° 37' 21", a distance of 510.52 feet, having a radius of 925.00 feet, and whose long chord bears S 74° 03' 36" E, a distance of 504.07 feet; (3) S 58° 14' 55" E, a distance of 164.94 feet; thence S 31° 45' 08" W, a distance of 44.39 feet to the beginning of a curve; thence along the arc of said curve turning to the right through 23° 26' 40", a distance of 327.35 feet, having a radius of 800.00 feet, and whose long chord bears S 43° 28' 28" W, a distance of 325.07 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of 100° 07' 52", a distance of 812.64 feet, having a radius of 465.00 feet, and whose long chord bears S 05° 07' 52" W, a distance of 713.11 feet to a point of intersection with a non-tangential line; thence S 45° 03' 56" W, a distance of 95.31 feet to the beginning of a curve; thence along the arc of said curve turning to the left through an angle of 76° 15' 43", 465.86 feet, having a radius of 350.00 feet, and whose long chord bears S 06° 56' 04" W, a distance of 432.22 feet; thence S 31° 11' 47" E, a distance of 53.06 feet; thence S 31° 11' 47" E, a distance of 114.55 feet to the beginning of a curve; thence along the arc of said curve turning to the right through an angle of 12° 01' 49", a distance of 41.99 feet, having a radius of 200.00 feet, and whose long chord bears S 25° 10' 53" E, a distance of 41.9165 feet; S 19° 09' 58" E, a distance of 182.21 feet to the beginning

of a curve; thence along the arc of said curve turning to the right through $24^{\circ} 16' 10''$, a distance of 338.86 feet, having a radius of 800.00 feet, and whose long chord bears $S 07^{\circ} 01' 53'' E$, a distance of 336.34 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through an angle of $07^{\circ} 04' 25''$, a distance of 98.77 feet, having a radius of 800.00 feet, and whose long chord bears $S 08^{\circ} 38' 24'' W$, a distance of 98.70 feet; thence $S 12^{\circ} 10' 37'' W$, a distance of 188.93 feet to the beginning of a curve; thence along the arc of said curve turning to the left through an angle of $38^{\circ} 38' 19''$, a distance of 337.19 feet, having a radius of 500.00 feet, and whose long chord bears $S 07^{\circ} 08' 33'' E$ for a distance of 330.83 feet; thence $S 26^{\circ} 27' 42'' E$, a distance of 972.55 feet to the beginning of a curve; thence along the arc of said curve turning to the right through an angle of $20^{\circ} 22' 43''$, a distance of 177.84 feet, having a radius of 500.00 feet, and whose long chord bears $S 16^{\circ} 16' 21'' E$, a distance of 176.90 feet; thence $S 06^{\circ} 05' 00'' E$, a distance of 148.44 feet to the Southerly Right-of-Way line of proposed Tyson Parkway and the beginning of a non-tangential curve; thence along said proposed Southerly Right-of-Way line the following Two (2) Courses: (1) along the arc of said curve turning to the right through an angle of $06^{\circ} 05' 00''$, a distance of 109.30 feet, having a radius of 1029.50 feet, and whose long chord bears $S 86^{\circ} 57' 30'' W$, a distance of 109.25 feet; (2) West, a distance of 918.84 feet to the point of beginning.

Contains: 3,719,247 Sq. Ft., or 85.382 Acres

NPA-8

A parcel of land situate within the South Half (S-1/2) of Section 17, the Southwest Quarter (SW-1/4) of Section 16, the Northwest Quarter (NW-1/4) of Section 21, and the North Half (N1/2) of Section 20, all in Township 6 South, Range 2 West, Salt Lake Base and Meridian, located in Eagle Mountain City, County of Utah, State of Utah, being described as follows:

Beginning at a point in the Southerly Right-of-Way line of Pole Canyon Boulevard, per the Tyson Subdivision, said point being $S 89^{\circ} 29' 39'' E$, along the Section line common to said Sections 17 & 20, a distance of 415.11 feet and $N 0^{\circ} 30' 21'' E$, perpendicular to said section line, a distance of 1186.84 feet, from the Quarter Corner common to said Sections 17 & 20, Township 6 South, Range 2 West, Salt Lake Base and Meridian; and running thence along said Southerly Right-of-Way line the following Three (3) courses: (1) $S 89^{\circ} 32' 56'' E$, a distance of 2253.72 feet to the beginning of a curve; (2) along the arc of said curve turning to the right through an angle of $30^{\circ} 28' 59''$, a distance of 492.13 feet, having a radius of 925.00 feet, and whose long chord bears $S 74^{\circ} 18' 27'' E$, a distance of 486.35 feet; (3) $S 59^{\circ} 03' 57'' E$, a distance of 1231.40 feet, to the Southerly Right-of-Way line of proposed Tyson Parkway; thence along said Southerly line the following Two (2) courses: (1) $S 30^{\circ} 56' 04'' W$, a distance of 241.00 feet to the beginning of a curve; (2) along the arc of said curve turning to the right through an angle of $15^{\circ} 06' 41''$, a distance of 403.49 feet, having a radius of 1529.50 feet, and whose long chord bears $S 38^{\circ} 29' 25'' W$, a distance of 402.23 feet to a point of intersection with the White Hills Water Company Parcel; thence along the lines of said White Hills Water Company Parcel the following Four (4) courses: (1) $N 00^{\circ} 37' 31'' E$, a distance of 166.06 feet; (2) $N 89^{\circ} 22' 57'' W$, a distance of 200.00 feet; (3) $S 00^{\circ} 37' 31'' W$, a distance of 200.00 feet; (4) $S 89^{\circ} 22' 57'' E$, a distance of 164.42 feet to aforesaid Southerly line of proposed

Tyson Parkway and the beginning of a non-tangential curve; thence along said Southerly line of proposed Tyson Parkway the following along Eleven (11) courses: (1) along the arc of said curve turning to the right through an angle of $05^{\circ} 54' 51''$, a distance of 157.87 feet, having a radius of 1529.50 feet, and whose long chord bears $S 50^{\circ} 50' 42'' W$, a distance of 157.80 feet; (2) $S 53^{\circ} 48' 08'' W$, a distance of 377.53 feet to the beginning of a curve; (3) along the arc of said curve turning to the right through an angle of $06^{\circ} 25' 35''$, a distance of 187.70 feet, having a radius of 1673.50 feet, and whose long chord bears $S 57^{\circ} 00' 55'' W$, a distance of 187.60 feet; (4) $S 60^{\circ} 13' 42'' W$, a distance of 192.16 feet to the beginning of a curve; (5) along the arc of said curve turning to the left through an angle of $30^{\circ} 45' 57''$, a distance of 735.91 feet, having a radius of 1370.50 feet, and whose long chord bears $S 44^{\circ} 50' 44'' W$, a distance of 727.10 feet; (6) $S 29^{\circ} 27' 45'' W$, a distance of 372.32 feet to the beginning of a curve; (7) thence along the arc of said curve turning to the right through $70^{\circ} 51' 45''$, a distance of 1158.87 feet, having a radius of 937.00 feet, and whose long chord bears $S 64^{\circ} 53' 38'' W$, a distance of 1086.41 feet to the beginning of a reverse curve; (8) along the arc of said curve turning to the left through $23^{\circ} 22' 27''$, a distance of 447.73 feet, having a radius of 1097.50 feet, and whose long chord bears $S 88^{\circ} 38' 17'' W$, a distance of 444.63 feet; (9) $S 76^{\circ} 57' 04'' W$, a distance of 21.35 feet to the beginning of a curve; (10) along the arc of said curve turning to the left through $22^{\circ} 09' 31''$, a distance of 646.05 feet, having a radius of 1670.50 feet, and whose long chord bears $S 65^{\circ} 52' 19'' W$, a distance of 642.03 feet to a point of a reverse curve; (11) thence along the arc of curve turning to the right through an angle of $29^{\circ} 07' 27''$, a distance of 523.31 feet, having a radius of 1029.50 feet, and whose long chord bears $S 69^{\circ} 21' 17'' W$, a distance of 517.6915 feet to a point of intersection with the centerline of proposed Wildwood Drive and the aforesaid Southerly line of Tyson parkway; thence along said centerline the following Fourteen (14) courses: (1) $N 06^{\circ} 05' 00'' W$ for a distance of 148.44 feet to the beginning of a curve; (2) along the arc of said curve turning to the left through an angle of $20^{\circ} 22' 43''$, a distance of 177.74 having a radius of 500.00 feet, and whose long chord bears $N 16^{\circ} 16' 21.0'' W$ for a distance of 176.90 feet; (3) $N 26^{\circ} 27' 42'' W$, a distance of 972.55 feet to the beginning of a curve; (4) along the arc of said curve turning to the right through an angle of $38^{\circ} 38' 19''$, a distance of 337.19 feet, having a radius of 500.00 feet, and whose long chord bears $N 07^{\circ} 08' 33'' W$, a distance of 330.83 feet; (5) $N 12^{\circ} 10' 37'' E$, a distance of 188.93 feet to the beginning of a curve; (6) along the arc of said curve turning to the left through $31^{\circ} 20' 36''$, a distance of 437.63 feet, having a radius of 800.00 feet, and whose long chord bears $N 03^{\circ} 29' 41'' W$, a distance of 432.19 feet; (7) $N 19^{\circ} 09' 58'' W$, a distance of 182.21 feet to the beginning of a curve; (8) along the arc of said curve turning to the left through an angle of $12^{\circ} 01' 49''$, a distance of 41.99 feet, having a radius of 200.00 feet, and whose long chord bears $N 25^{\circ} 10' 53'' W$, a distance of 41.92 feet; (9) $N 31^{\circ} 11' 47'' W$, a distance of 167.61 feet to the beginning of a curve; (10) along the arc of said curve turning to the right through an angle of $76^{\circ} 15' 43''$, a distance of 465.86 feet, having a radius of 350.00 feet, and whose long chord bears $N 06^{\circ} 56' 04'' E$, a distance of 432.22 feet; (11) $N 45^{\circ} 03' 56'' E$, a distance of 95.31 feet to the beginning of a non-tangential curve; (12) along the arc of said curve turning to the right through $100^{\circ} 07' 52''$, a distance of 812.64 feet, having a radius of 465.00 feet, and whose long chord bears $N 05^{\circ} 07' 52'' E$, a distance of 713.11 feet to the beginning of a reverse curve; (13) along the arc of aid curve turning to the left through an angle of $23^{\circ} 26' 40''$, a distance of 327.35 feet, having a radius of 800.00 feet, and whose long chord bears $N 43^{\circ} 28' 28'' E$, a distance of 325.07 feet.; (14) $N 31^{\circ} 45' 08'' E$, a distance of 44.39 feet to the aforesaid Southerly Right-of-Way Line of Pole Canyon Boulevard, per the

Tyson Subdivision; thence along said Southerly Right-of-Way Line the following two (2) courses: (1) S 58° 14' 55" E, a distance of 354.75 feet to the beginning of a curve; (2) along the arc of said curve turning to the left through 31° 18' 01", a distance of 587.27 feet, having a radius of 1075.00 feet, and whose long chord bears S 73° 53' 56" E, a distance of 579.99 feet to the point of beginning.

Contains: 12,521,219 Sq. Ft., or 287.448 Acres

NPA-9

A parcel of land situate within the Southwest Quarter (SW-1/4) of Section 16, and the North half (N-1/2) of Section 21, Township 6 South, Range 2 West, Salt Lake Base and Meridian, located in Eagle Mountain City, County of Utah, State of Utah, being described as follows:

Beginning at a point the Southwesterly line Right-of-Way line of Pole Canyon Boulevard, per Tyson Subdivision, said point being N 89° 23' 00" W, along the Section Line common to said Sections 16 & 21, a distance of 1032.29 feet, and N 0° 37' 00" E, perpendicular to said Sections Line, a distance of 440.91 feet, from the Quarter Corner common to said Sections 16 & 21, Township 6 South, Range 2 West, Salt Lake Base and Meridian; and running thence said Right-of-Way line the following Three (3) Courses: (1) S 59° 03' 57" E, a distance of 731.32 feet the beginning of a curve; (2) along the arc of said curve turning to the left through an angle of 30° 36' 36", a distance of 574.31 feet, having a radius of 1075.00 feet, and whose long chord bears S 74° 22' 15" E, a distance of 567.51 feet; (3) S 89° 40' 33" E, a distance of 432.25 feet; thence S 00° 19' 30" W, a distance of 409.12 feet to the beginning of a curve; thence along the arc of said curve turning to the right through an angle of 74° 29' 58", a distance of 1170.23 feet, having a radius of 900.00 feet, and whose long chord bears S 37° 34' 30" W, a distance of 1089.52 feet; thence S 74° 49' 29" W, a distance of 185.03 feet to the beginning of a curve; thence along the arc of said curve turning to the left through an angle of 54° 56' 14", a distance of 383.53 feet, having a radius of 400.00 feet, and whose long chord bears S 47° 21' 22" W, a distance of 369.01 feet; thence S 19° 53' 15" W, a distance of 98.94 feet; thence N 70° 06' 45" W, a distance of 501.92 feet to the beginning of a curve; thence along the arc of said curve turning to the right through an angle of 31° 41' 38", a distance of 331.90 feet, having a radius of 600.00 feet, and whose long chord bears N 54° 15' 55" W, a distance of 327.68 feet to a point of intersection with a non-tangential line; thence N 33° 33' 29" W, a distance of 111.09 feet, to the White Hills Water parcel; thence along the lines of said White Hills Water Parcel the following Two (2) courses: (1) N 00° 37' 31" E, a distance of 113.46 feet; (2) N 89° 22' 57" W, a distance of 77.05 feet; thence N 33° 33' 29" W, a distance of 31.26 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of 27° 40' 44", a distance of 289.85 feet, having a radius of 600.00 feet, and whose long chord bears N 46° 51' 00" W, a distance of 287.04 feet to a point of intersection with a non-tangential line; thence N 60° 06' 28" W, a distance of 22.19; thence N 57° 55' 54" W, a distance of 61.56 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through an angle of 24° 59' 47", a distance of 484.96 feet, having a radius of 1111.61 feet, and whose long chord bears N 43° 45' 45" W, a distance of 481.12 feet to a point of intersection with the Southeasterly line of

proposed Tyson Parkway; thence along said Southeasterly line the following Four (4) Courses: (1) N 60° 13' 42" E, a distance of 65.57 feet to the beginning of a curve; (2) along the arc of said curve turning to the left through an angle of 06° 25' 35", a distance of 187.70 feet, having a radius of 1673.50 feet, and whose long chord bears N 57° 00' 55" E, a distance of 187.60 feet; (3) N 53° 48' 08" E, a distance of 377.53 feet to the beginning of a curve; (4) along the arc of said curve turning to the left through an angle of 05° 54' 51", a distance of 157.87 feet, having a radius of 1529.50 feet, and whose long chord bears N 50° 50' 42" E, a distance of 157.80 feet to the White Hills Water Company Parcel; thence along the lines of said White Hills Water Company Parcel the following Two (2) courses: (1) S 89° 22' 57" E, a distance of 35.58 feet to the Southeast Corner thereof; (2) N 00° 37' 31" E, a distance of 33.94 feet to the Southeasterly line of aforesaid proposed Tyson Parkway; thence along said proposed Tyson Parkway the following Two (2) courses: (1) along the arc of a curve turning to the left through an angle of 15° 06' 41", a distance of 403.39 feet, having a radius of 1529.50 feet, and whose long chord bears N 38° 29' 25" E, a distance of 402.23 feet; (2) N 30° 56' 04" E, a distance of 241.00 feet to the point of beginning.

Contains: 3,316,762 Sw. Ft. or 76.142 Acres.

DESCRIPTION OF PROPERTY WITHIN CLASSIFICATION 1

A parcel of land situate within the Northwest Quarter (NW-1/4) of Section 21, the Southwest Quarter (SW-1/4) of Section 16, the Southeast Quarter (SE-1/4) of Section 17, the South Half (S-1/2) of Section 20, and the Northwest Quarter (NW-1/4) of Section 21, all in Township 6 South, Range 2 West, Salt Lake Base and Meridian, located in Eagle Mountain City, County of Utah, State of Utah and being described as follows:

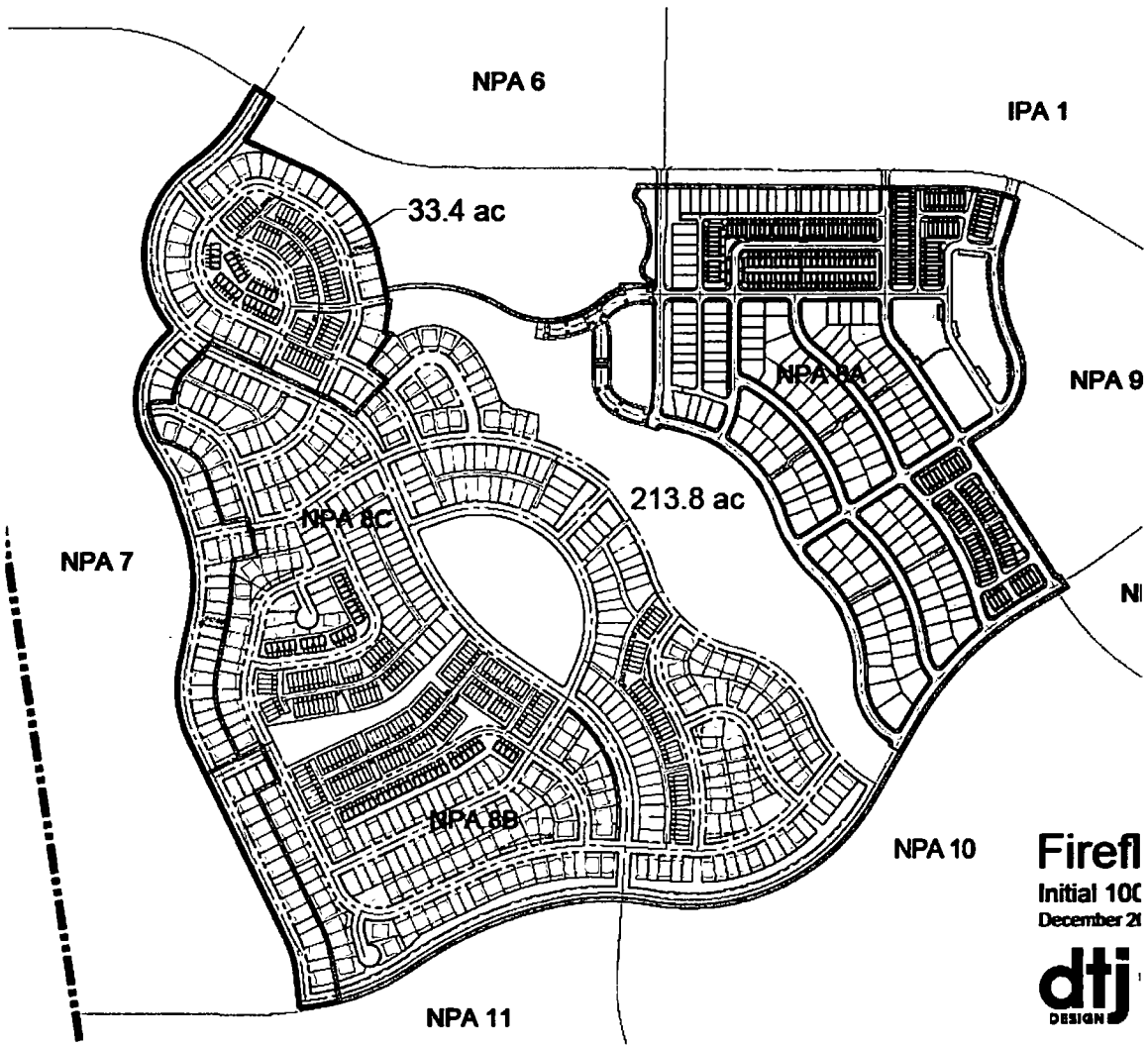
Beginning at a point in the Section line common to Sections 16 & 21, said point being S 89°23'00" E, along said Section line, a distance of 144.74 feet, from the Section Corner common to Section 16, 17, 20, & 21, Township 6 South, Range 2 West, Salt Lake Base and Meridian; and running thence S 32° 58' 10" E, a distance of 608.21 feet to the beginning of a curve; thence along the arc of said curve, turning to the left through an angle of 86° 41' 43", a distance of 22.70 feet, having a radius of 15.00 feet, and whose long chord bears S 76° 19' 02" E, a distance of 20.59 feet to a point of intersection with a non-tangential line; thence S 29° 46' 18" E, a distance of 13.50 feet; thence S 36° 47' 49" E, a distance of 32.24 feet; thence S 29° 46' 18" E, a distance of 13.50 feet, more or less, to the Southeasterly Right-of-Way line of Tyson Parkway; thence along said Southeasterly Right-of-Way line, the following Eight (8) courses: (1) S 60° 13' 42" W, a distance of 171.09 feet to the beginning of a curve; (2) along the arc of said curve turning to the left through an angle of 30° 45' 57", a distance of 735.91 feet, having a radius of 1370.50 feet, and whose long chord bears S 44° 50' 44" W, a distance of 727.10 feet to a point of intersection with a non-tangential line; (3) S 29° 36' 59" W, a distance of 372.32 feet to the beginning of a non-tangential curve; (4) along the arc of said curve turning to the right through 70° 51' 45", a distance of 1157.63 feet; having a radius of 936.00 feet, and whose long chord bears S 64° 53' 38" W, a distance of 1085.25 feet to the beginning of a non-tangential curve; (5) along the arc of said curve turning to the left through an angle of 23° 22' 26", a distance of 448.14 feet, having a radius of 1098.50 feet, and whose long chord bears S 88° 38' 17" W, a distance of 445.03 feet; (6) S 76° 57' 04" W, a distance of 21.35 feet to the beginning of a curve; (7) along the arc of said curve turning to the left through 22° 09' 31", a distance of 646.43 feet, having a radius of 1671.50 feet, and whose long chord bears S 65° 52' 19" W, a distance of 642.41 feet to the beginning of a non-tangential curve; (8) along the arc of said curve turning to the right through an angle of 20° 37' 14", a distance of 370.15 feet, having a radius of 1028.50 feet, and whose long chord bears S 65° 06' 10" W, a distance of 368.16 feet to a point of intersection with a non-tangential line; thence N 10° 28' 44" W, a distance of 172.04 feet; thence N 09° 20' 05" W, a distance of 19.04 feet; thence N 13° 47' 39" W, a distance of 36.82 feet; thence N 12° 49' 03" W, a distance of 17.00 feet; thence N 18° 18' 48" W, a distance of 46.82 feet; thence N 20° 17' 42" W, a distance of 17.02 feet; thence N 23° 17' 02" W, a distance of 36.84 feet; thence N 28° 58' 23" W, a distance of 21.36 feet; N 26° 27' 42" W, a distance of 636.28 feet; thence N 63° 32' 18" E, a distance of 110.00 feet N 26° 27' 42" W, a distance of 167.00 feet; S 63° 32' 18" W for a distance of 110.00 feet; thence N 26° 27' 42" W, a distance of 131.60 feet; thence N 26° 48' 38" W, a distance of 22.29 feet; thence N 24° 18' 53" W, a distance of 29.82 feet; thence N 20° 51' 21" W, a distance of 32.14 feet; thence N 15° 17' 05" W, a distance of 29.82 feet; N 10° 58' 16" W, a distance of 32.15 feet; N 06° 12' 59" W, a distance of 29.82 feet; thence N 01° 09' 58" W, a distance of 33.22 feet; thence N 03° 34' 05" E, a distance of 46.85 feet; thence N 12° 00' 15" E, a distance of 60.50 feet; thence N 12° 13' 35" E, a distance of 65.81 feet; thence N 12°

13' 35" E, a distance of 65.00 feet; thence N 12° 10' 51" E, a distance of 65.00 feet; thence N 07° 18' 04" E, a distance of 73.14 feet; thence N 04° 12' 47" E, a distance of 26.03 feet; thence N 01° 36' 19" E, a distance of 46.82 feet; thence N 05° 06' 28" E, a distance of 107.18 feet; thence N 78° 08' 58" E, a distance of 100.45 feet; thence N 79° 05' 53" E, a distance of 1.87 feet; thence N 10° 32' 19" W, a distance of 110.24 feet; thence S 79° 27' 41" W, a distance of 5.53 feet, to the beginning of a non-tangential curve thence along the arc of said curve turning to the left through an angle of 03° 07' 05", a distance of 57.11 feet, having a radius of 1049.50 feet, and whose long chord bears N 14° 02' 11" W, a distance of 57.11 feet to a point of intersection with a non-tangential line; thence S 79° 27' 41" W, a distance of 109.20 feet; thence N 19° 09' 58" W, a distance of 232.28 feet; thence N 20° 45' 27" W, a distance of 14.26 feet; thence N 31° 17' 41" W, a distance of 46.82 feet; thence N 37° 42' 27" W, a distance of 11.03 feet; thence N 52° 09' 08" W, a distance of 46.82 feet; thence N 62° 14' 30" W, a distance of 13.45 feet; thence N 65° 08' 02" W, a distance of 56.82 feet; thence N 59° 50' 39" W, a distance of 15.20 feet; thence N 74° 40' 50" W, a distance of 61.45 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through an angle of 30° 32' 56", a distance of 171.42 feet, having a radius of 321.50 feet, and whose long chord bears N 16° 50' 49" W, a distance of 169.39 feet to a point of intersection with a non-tangential line; thence N 83° 20' 31" E, a distance of 51.04 feet to the beginning of a curve; thence along the arc of said curve turning to the right through 22° 21' 09", a distance of 59.88 feet, having a radius of 153.50 feet, and whose long chord bears S 85° 28' 55" E, a distance of 59.51 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through an angle of 47° 07' 21", a distance of 173.95, having a radius of 211.50 feet, and whose long chord bears N 21° 30' 15" E, a distance of 169.09 feet; thence N 45° 03' 56" E, a distance of 147.42 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of 01° 39' 21", a distance of 12.59 feet, having a radius of 435.50 feet, and whose long chord bears S 64° 18' 22" E, a distance of 12.59 feet; thence S 65° 08' 02" E, a distance of 557.30 feet, to the beginning of a curve; thence along the arc of said curve turning to the right through an angle of 03° 47' 12", a distance of 35.00 feet, having a radius of 529.50 feet, and whose long chord bears S 63° 14' 26" E, a distance of 34.99 feet to the White Hills Water Company parcel; thence along the lines of said White Hills Water Company Parcel the following Four (4) courses: (1) S 00° 35' 13" W, a distance of 148.07 feet; (2) S 89° 30' 09" E, a distance of 200.00 feet; (3) N 00° 35' 13" E, a distance of 200.00 feet; (4) N 89° 30' 09" W, a distance of 6.48 feet; thence N 43° 18' 50" E, a distance of 3.27 feet; thence N 46° 46' 07" E, a distance of 55.65 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of 11° 34' 23", a distance of 106.75 feet, having a radius of 528.50 feet, and whose long chord bears N 52° 06' 32" W, a distance of 106.57 feet to a point of intersection with a non-tangential line; thence N 34° 48' 33" E, a distance of 170.85 feet; thence N 72° 48' 53" W, a distance of 25.87 feet; thence N 08° 28' 48" E, for a distance of 133.49 feet; thence S 78° 59' 57" W, a distance of 6.39 feet; thence N 13° 16' 19" W, a distance of 55.54 feet; thence N 76° 11' 51" E, a distance of 6.31 feet to the beginning of a curve; thence along the arc of said curve turning to the right through 45° 11' 18", a distance of 543.37 feet, having a radius of 688.96 feet, and whose long chord bears S 81° 12' 57" E, a distance of 529.40 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through 24° 37' 33", a distance of 157.91 having a radius of 367.41 feet, and whose long chord bears S 70° 50' 47" E, a distance of 156.70 feet to the beginning of a non-tangential curve; thence along the arc of

said curve turning to the left through $48^{\circ} 00' 20''$, a distance of 307.07 feet; having a radius of 366.50 feet, and whose long chord bears $N 73^{\circ} 01' 15'' E$, a distance of 298.17 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through $22^{\circ} 22' 54''$, a distance of 103.52 feet, having a radius of 265.00 feet, and whose long chord bears $N 60^{\circ} 12' 32'' E$, a distance of 102.86 feet to the beginning of a non-tangential curve; thence along the arc of curve turning to the left through an angle of $161^{\circ} 23' 55''$, a distance of 8.45 feet, having a radius of 3.00 feet, and whose long chord bears $N 09^{\circ} 18' 01'' W$, a distance of 5.92 feet to a point of intersection with a non-tangential line; thence North, a distance of 8.00 feet; East, a distance of 138.98 feet; thence $N 00^{\circ} 00' 04'' E$, a distance of 3.39 feet to the beginning of a curve; thence along the arc of said curve turning to the left through $73^{\circ} 06' 18''$, a distance of 22.33 feet, having a radius of 17.50 feet, and whose long chord bears $N 36^{\circ} 33' 06'' W$, a distance of 20.84 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through $102^{\circ} 49' 18''$, a distance of 94.22 feet, having a radius of 52.50 feet, and whose long chord bears $N 21^{\circ} 41' 35'' W$, a distance of 82.07 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through $54^{\circ} 22' 32''$, a distance of 198.35 feet, having a radius of 209.00 feet, and whose long chord bears $N 02^{\circ} 31' 48'' E$, a distance of 190.99 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through $21^{\circ} 04' 47''$, a distance of 36.79 feet, having a radius of 100.00 feet, and whose long chord bears $N 14^{\circ} 07' 04'' W$, a distance of 36.58 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of $21^{\circ} 33' 59''$, a distance of 18.82 feet; having a radius of 50.00 feet, and whose long chord bears $N 14^{\circ} 21' 41'' W$, a distance of 18.71 feet; thence $N 25^{\circ} 08' 40'' W$, a distance of 1.85 feet to the beginning of a curve; thence along the arc of said curve turning to the left through $25^{\circ} 08' 11''$, a distance of 39.48 feet, having a radius of 90.00 feet, and whose long chord bears $N 37^{\circ} 42' 46'' W$, a distance of 39.17 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through $96^{\circ} 48' 53''$, a distance of 49.00 feet, having a radius of 29.00 feet, and whose long chord bears $N 01^{\circ} 52' 25'' W$, a distance of 43.37 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of $46^{\circ} 31' 58''$, a distance of 14.62 feet, having a radius of 18.00 feet, and whose long chord bears $N 23^{\circ} 16' 02'' E$, a distance of 14.22 feet to a point of intersection with a non-tangential line; thence $N 00^{\circ} 27' 07'' E$, a distance of 6.28 feet; thence $S 89^{\circ} 32' 50'' E$, a distance of 1390.34 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through an angle of $18^{\circ} 18' 32''$, a distance of 295.58 feet, having a radius of 925.00 feet, and whose long chord bears $S 80^{\circ} 32' 55'' E$, a distance of 294.33 feet to a point of intersection with a non-tangential line; thence $S 15^{\circ} 41' 35'' W$, a distance of 105.35 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through $01^{\circ} 28' 21''$, a distance of 20.49 feet, having a radius of 797.29 feet, and whose long chord bears $S 14^{\circ} 56' 15'' W$, a distance of 20.49 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through $09^{\circ} 21' 30''$, a distance of 18.54 feet, having a radius of 113.50 feet, and whose long chord bears $S 19^{\circ} 34' 18'' W$, a distance of 18.52 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of $24^{\circ} 24' 44''$, a distance of 164.68 feet, having a radius of 386.50 feet, and whose long chord bears $S 12^{\circ} 02' 41'' W$, a distance of 163.43 feet; thence $S 00^{\circ} 09' 40'' E$, a distance of 8.76 feet to the beginning of a curve; thence along the arc of said curve turning to the left through an angle of $23^{\circ} 03' 20''$, a distance

of 310.05 feet, having a radius of 770.50 feet, and whose long chord bears S 11° 41' 20" E, a distance of 307.96 feet; thence S 23° 13' 00" E, a distance of 50.66 feet to the beginning of a curve; along the arc of said curve turning to the right through an angle of 80° 35' 36", a distance of 386.12 feet, having a radius of 274.50 feet, and whose long chord bears S 17° 04' 48" W, a distance of 355.06 feet; thence S 57° 22' 35" W, a distance of 118.75 feet to the beginning of a curve; thence along the arc of said curve turning to the left through an angle of 90° 20' 46", a distance of 23.65 feet, having a radius of 15.00 feet, and whose long chord bears S 12° 12' 13" W, a distance of 21.28 feet; thence S 32° 58' 10" E, a distance of 74.53 feet to the point of beginning.

Contains: 9,284,252 Sq. Ft., or 213.137 Acres



Firefl
Initial 10C
December 21
dtj
DESIGN

DESCRIPTION OF PROPERTY WITHIN CLASSIFICATION 2NPA-5

A parcel of land situate within the North Half (N-1/2) of Section 19, Township 6 South, Range 2 West, Salt Lake Base and Meridian, located in Eagle Mountain City, County of Utah, State of Utah, being described as follows:

Beginning at a point in the Section Line common to Sections 19 & 20, said point being S 00° 30' 42" W, along the Section line, a distance of 79.55 feet from the Section Corner common to Sections 17, 18, 19, & 20, Township 6 South, Range 2 West, more or less, to the Northerly line of NPA-5; and running thence along said Northerly line the following Twenty-Four (24) courses: (1) West, a distance of 58.43 feet; (2) North, a distance of 28.50 feet; (3) West, a distance of 69.02 feet to the beginning of a curve; (4) along the arc of said curve turning to the right through an angle of 90° 00' 00", having a radius of 15.00 feet, and whose long chord bears N 45° 00' 00" W, a distance of 21.21 feet to a point of intersection with a non-tangential line; (5) West, a distance of 57.00 feet to the beginning of a non-tangential curve; (6) along the arc of said curve turning to the right through an angle of 90° 00' 00", having a radius of 15.00 feet, and whose long chord bears S 45° 00' 00" W, a distance of 21.21 feet; (7) West, a distance of 621.55 feet to the beginning of a curve; (8) along the arc of said curve turning to the right through an angle of 92° 56' 20", having a radius of 15.00 feet, and whose long chord bears N 43° 31' 50" W, a distance of 21.75 feet to a point of intersection with a non-tangential line; (9) N 87° 03' 39" W, a distance of 12.50 feet; (10) S 84° 44' 32" W, a distance of 32.34 feet; (11) N 86° 45' 40" W, a distance of 12.50 feet to the beginning of a non-tangential curve; (12) along the arc of said curve turning to the right through an angle of 86° 45' 40", having a radius of 15.00 feet, and whose long chord bears S 46° 37' 10" W, a distance of 20.61 feet; (13) West, a distance of 165.31 feet to the beginning of a curve; (14) along the arc of said curve turning to the right through an angle of 07° 47' 39", having a radius of 221.50 feet, and whose long chord bears N 86° 06' 11" W, a distance of 30.11 feet; (15) N 82° 12' 21" W, a distance of 16.02 feet to the beginning of a curve; (16) along the arc of said curve turning to the right through an angle of 90° 00' 00", having a radius of 15.00 feet, and whose long chord bears N 37° 12' 21" W, a distance of 21.21 feet to a point of intersection with a non-tangential line; (17) N 82° 12' 21" W, a distance of 57.00 feet; (18) S 07° 47' 39" W, a distance of 43.50 feet to the beginning of a curve; (19) along the arc of said curve turning to the right through 77° 03' 14", having a radius of 571.50 feet, and whose long chord bears S 46° 19' 16" W, a distance of 711.95 feet to the beginning of a non-tangential curve; (20) along the arc of said curve turning to the left through an angle of 25° 54' 02", having a radius of 980.00 feet, and whose long chord bears S 71° 53' 51" W, a distance of 439.25 feet; (21) S 58° 56' 50" W, a distance of 448.58 feet to the beginning of a curve; (22) along the arc of said curve turning to the right through an angle of 31° 03' 10", having a radius of 700.00 feet, and whose long chord bears S 74° 28' 25" W, a distance of 374.75 feet; (23) West, for a distance of 594.80 feet, to a phase line; (24) West for a distance of 531.44 feet, to the North-South 1/16th line of the Northwest Quarter of said Section 19; thence S 0°21'12" W, along said 1/16tg line, a distance of 1627.04 feet, to the Quarter Corner common to Section 19, Township 6 South, Range 2 West and Section 24, Township 6 South, Range 3 West, Salt Lake Base and Meridian; thence South 89°54'04" East, along the East-West Center Quarte Line of said Section 19, a distance

of 2669.96 feet, to the North-South 1/16th line of the Northeast Quarter of said Section 19; thence N 0°22'47" E, a distance of 1334.90 feet, to the Northeast 1/16th corner; thence South 89°40'33" East, along the East-West 1/16th line, a distance of 733.66 feet, to the southerly projection of the West line of the J&J Ranch Subdivision; thence North 0°30'42" East, along the West line of said J& J Ranch Subdivision and the projection thereof, a distance of 977.96 feet, to the Northwest corner of said subdivision; thence S 89°27'13" E, along the North line of said Subdivision, a distance of 600.00 feet, to the Northeast corner of said subdivision, and the Section Line common to Sections 19 & 20; thence North 0°30'42" East, along said section line, a distance of 274.33 feet, to the point of beginning.

Contains: 5,917,975 Sq. Ft., or 135.858 Acres.

NPA-7

A parcel of land situate within the Southwest Quarter (SW-1/4) of section 17, and the Northwest Quarter (NW-1/4) of Section 20, Township 6 South, Range 2 West, Salt Lake Base and Meridian, located in Eagle Mountain City, County of Utah, State of Utah, being described as follows:

Beginning at a point in the Easterly Right-of-Way line of S.R.-73, said point being S 2°55'59" W, along the North-South Center Quarter line of said Section 20, a distance of 2499.48 feet, and N 87°04'01" W, perpendicular to said Center Quarter line, a distance of 1074.44 feet, from the Quarter Corner common to said Sections 17 & 20, Township 6 South, Range 2 West, Salt Lake Base and Meridian; and running thence N 08° 51' 32" W, a distance of 4249.61 feet, to the Southerly Right-of-Way line of Pole Canyon Boulevard, per the Tyson Subdivision; thence along said Southerly Right-of-Way line the following Three (3) courses: (1) S 89° 52' 16" E, a distance of 797.11 feet to the beginning of a curve; (2) along the arc of said curve turning to the right through an angle of 31° 37' 21", a distance of 510.52 feet, having a radius of 925.00 feet, and whose long chord bears S 74° 03' 36" E, a distance of 504.07 feet; (3) S 58° 14' 55" E, a distance of 164.94 feet; thence S 31° 45' 08" W, a distance of 44.39 feet to the beginning of a curve; thence along the arc of said curve turning to the right through 23° 26' 40", a distance of 327.35 feet, having a radius of 800.00 feet, and whose long chord bears S 43° 28' 28" W, a distance of 325.07 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of 100° 07' 52", a distance of 812.64 feet, having a radius of 465.00 feet, and whose long chord bears S 05° 07' 52" W, a distance of 713.11 feet to a point of intersection with a non-tangential line; thence S 45° 03' 56" W, a distance of 95.31 feet to the beginning of a curve; thence along the arc of said curve turning to the left through an angle of 76° 15' 43", 465.86 feet, having a radius of 350.00 feet, and whose long chord bears S 06° 56' 04" W, a distance of 432.22 feet; thence S 31° 11' 47" E, a distance of 53.06 feet; thence S 31° 11' 47" E, a distance of 114.55 feet to the beginning of a curve; thence along the arc of said curve turning to the right through an angle of 12° 01' 49", a distance of 41.99 feet, having a radius of 200.00 feet, and whose long chord bears S 25° 10' 53" E, a distance of 41.9165 feet; S 19° 09' 58" E, a distance of 182.21 feet to the beginning of a curve; thence along the arc of said curve turning to the right through 24° 16' 10", a distance of 338.86 feet, having a radius of 800.00 feet, and whose long chord bears S 07° 01' 53" E, a distance of 336.34 feet to the beginning of a non-tangential curve; thence along the arc of said

curve turning to the right through an angle of 07° 04' 25", a distance of 98.77 feet, having a radius of 800.00 feet, and whose long chord bears S 08° 38' 24" W, a distance of 98.70 feet; thence S 12° 10' 37" W, a distance of 188.93 feet to the beginning of a curve; thence along the arc of said curve turning to the left through an angle of 38° 38' 19", a distance of 337.19 feet, having a radius of 500.00 feet, and whose long chord bears S 07° 08' 33" E for a distance of 330.83 feet; thence S 26° 27' 42" E, a distance of 972.55 feet to the beginning of a curve; thence along the arc of said curve turning to the right through an angle of 20° 22' 43", a distance of 177.84 feet, having a radius of 500.00 feet, and whose long chord bears S 16° 16' 21" E, a distance of 176.90 feet; thence S 06° 05' 00" E, a distance of 148.44 feet to the Southerly Right-of-Way line of proposed Tyson Parkway and the beginning of a non-tangential curve; thence along said proposed Southerly Right-of-Way line the following Two (2) Courses: (1) along the arc of said curve turning to the right through an angle of 06° 05' 00", a distance of 109.30 feet, having a radius of 1029.50 feet, and whose long chord bears S 86° 57' 30" W, a distance of 109.25 feet; (2) West, a distance of 918.84 feet to the point of beginning.

Contains: 3,719,247 Sq. Ft., or 85.382 Acres

NPA-8

A parcel of land situate within the South Half (S-1/2) of Section 17, the Southwest Quarter (SW-1/4) of Section 16, the Northwest Quarter (NW-1/4) of Section 21, and the North Half (N1/2) of Section 20, all in Township 6 South, Range 2 West, Salt Lake Base and Meridian, located in Eagle Mountain City, County of Utah, State of Utah, being described as follows:

Beginning at a point in the Southerly Right-of-Way line of Pole Canyon Boulevard, per the Tyson Subdivision, said point being S 89° 29' 39" E, along the Section line common to said Sections 17 & 20, a distance of 415.11 feet and N 0° 30' 21" E, perpendicular to said section line, a distance of 1186.84 feet, from the Quarter Corner common to said Sections 17 & 20, Township 6 South, Range 2 West, Salt Lake Base and Meridian; and running thence along said Southerly Right-of-Way line the following Three (3) courses: (1) S 89° 32' 56" E, a distance of 2253.72 feet to the beginning of a curve; (2) along the arc of said curve turning to the right through an angle of 30° 28' 59", a distance of 492.13 feet, having a radius of 925.00 feet, and whose long chord bears S 74° 18' 27" E, a distance of 486.35 feet; (3) S 59° 03' 57" E, a distance of 1231.40 feet, to the Southerly Right-of-Way line of proposed Tyson Parkway; thence along said Southerly line the following Two (2) courses: (1) S 30° 56' 04" W, a distance of 241.00 feet to the beginning of a curve; (2) along the arc of said curve turning to the right through an angle of 15° 06' 41", a distance of 403.49 feet, having a radius of 1529.50 feet, and whose long chord bears S 38° 29' 25" W, a distance of 402.23 feet to a point of intersection with the White Hills Water Company Parcel; thence along the lines of said White Hills Water Company Parcel the following Four (4) courses: (1) N 00° 37' 31" E, a distance of 166.06 feet; (2) N 89° 22' 57" W, a distance of 200.00 feet; (3) S 00° 37' 31" W, a distance of 200.00 feet; (4) S 89° 22' 57" E, a distance of 164.42 feet to aforesaid Southerly line of proposed Tyson Parkway and the beginning of a non-tangential curve; thence along said Southerly line of proposed Tyson Parkway the following along Eleven (11) courses: (1) along the arc of said curve turning to the right through an angle of 05° 54' 51", a distance of 157.87 feet, having a

radius of 1529.50 feet, and whose long chord bears S 50° 50' 42" W, a distance of 157.80 feet; (2) S 53° 48' 08" W, a distance of 377.53 feet to the beginning of a curve; (3) along the arc of said curve turning to the right through an angle of 06° 25' 35", a distance of 187.70 feet, having a radius of 1673.50 feet, and whose long chord bears S 57° 00' 55" W, a distance of 187.60 feet; (4) S 60° 13' 42" W, a distance of 192.16 feet to the beginning of a curve; (5) along the arc of said curve turning to the left through an angle of 30° 45' 57", a distance of 735.91 feet, having a radius of 1370.50 feet, and whose long chord bears S 44° 50' 44" W, a distance of 727.10 feet; (6) S 29° 27' 45" W, a distance of 372.32 feet to the beginning of a curve; (7) thence along the arc of said curve turning to the right through 70° 51' 45", a distance of 1158.87 feet, having a radius of 937.00 feet, and whose long chord bears S 64° 53' 38" W, a distance of 1086.41 feet to the beginning of a reverse curve; (8) along the arc of said curve turning to the left through 23° 22' 27", a distance of 447.73 feet, having a radius of 1097.50 feet, and whose long chord bears S 88° 38' 17" W, a distance of 444.63 feet; (9) S 76° 57' 04" W, a distance of 21.35 feet to the beginning of a curve; (10) along the arc of said curve turning to the left through 22° 09' 31", a distance of 646.05 feet, having a radius of 1670.50 feet, and whose long chord bears S 65° 52' 19" W, a distance of 642.03 feet to a point of a reverse curve; (11) thence along the arc of curve turning to the right through an angle of 29° 07' 27", a distance of 523.31 feet, having a radius of 1029.50 feet, and whose long chord bears S 69° 21' 17" W, a distance of 517.6915 feet to a point of intersection with the centerline of proposed Wildwood Drive and the aforesaid Southerly line of Tyson parkway; thence along said centerline the following Fourteen (14) courses: (1) N 06° 05' 00" W for a distance of 148.44 feet to the beginning of a curve; (2) along the arc of said curve turning to the left through an angle of 20° 22' 43", a distance of 177.74 having a radius of 500.00 feet, and whose long chord bears N 16° 16' 21.0" W for a distance of 176.90 feet; (3) N 26° 27' 42" W, a distance of 972.55 feet to the beginning of a curve; (4) along the arc of said curve turning to the right through an angle of 38° 38' 19", a distance of 337.19 feet, having a radius of 500.00 feet, and whose long chord bears N 07° 08' 33" W, a distance of 330.83 feet; (5) N 12° 10' 37" E, a distance of 188.93 feet to the beginning of a curve; (6) along the arc of said curve turning to the left through 31° 20' 36", a distance of 437.63 feet, having a radius of 800.00 feet, and whose long chord bears N 03° 29' 41" W, a distance of 432.19 feet; (7) N 19° 09' 58" W, a distance of 182.21 feet to the beginning of a curve; (8) along the arc of said curve turning to the left through an angle of 12° 01' 49", a distance of 41.99 feet, having a radius of 200.00 feet, and whose long chord bears N 25° 10' 53" W, a distance of 41.92 feet; (9) N 31° 11' 47" W, a distance of 167.61 feet to the beginning of a curve; (10) along the arc of said curve turning to the right through an angle of 76° 15' 43", a distance of 465.86 feet, having a radius of 350.00 feet, and whose long chord bears N 06° 56' 04" E, a distance of 432.22 feet; (11) N 45° 03' 56" E, a distance of 95.31 feet to the beginning of a non-tangential curve; (12) along the arc of said curve turning to the right through 100° 07' 52", a distance of 812.64 feet, having a radius of 465.00 feet, and whose long chord bears N 05° 07' 52" E, a distance of 713.11 feet to the beginning of a reverse curve; (13) along the arc of aid curve turning to the left through an angle of 23° 26' 40", a distance of 327.35 feet, having a radius of 800.00 feet, and whose long chord bears N 43° 28' 28" E, a distance of 325.07 feet.; (14) N 31° 45' 08" E, a distance of 44.39 feet to the aforesaid Southerly Right-of-Way Line of Pole Canyon Boulevard, per the Tyson Subdivision; thence along said Southerly Right-of-Way Line the following two (2) courses: (1) S 58° 14' 55" E, a distance of 354.75 feet to the beginning of a curve; (2) along the arc of said curve turning to the left through 31° 18' 01", a distance of 587.27 feet, having

a radius of 1075.00 feet, and whose long chord bears S 73° 53' 56" E, a distance of 579.99 feet to the point of beginning.

Contains: 12,521,219 Sq. Ft., or 287.448 Acres

NPA-9

A parcel of land situate within the Southwest Quarter (SW-1/4) of Section 16, and the North half (N-1/2) of Section 21, Township 6 South, Range 2 West, Salt Lake Base and Meridian, located in Eagle Mountain City, County of Utah, State of Utah, being described as follows:

Beginning at a point the Southwesterly line Right-of-Way line of Pole Canyon Boulevard, per Tyson Subdivision, said point being N 89° 23' 00" W, along the Section Line common to said Sections 16 & 21, a distance of 1032.29 feet, and N 0° 37' 00" E, perpendicular to said Sections Line, a distance of 440.91 feet, from the Quarter Corner common to said Sections 16 & 21, Township 6 South, Range 2 West, Salt Lake Base and Meridian; and running thence said Right-of-Way line the following Three (3) Courses: (1) S 59° 03' 57" E, a distance of 731.32 feet the beginning of a curve; (2) along the arc of said curve turning to the left through an angle of 30° 36' 36", a distance of 574.31 feet, having a radius of 1075.00 feet, and whose long chord bears S 74° 22' 15" E, a distance of 567.51 feet; (3) S 89° 40' 33" E, a distance of 432.25 feet; thence S 00° 19' 30" W, a distance of 409.12 feet to the beginning of a curve; thence along the arc of said curve turning to the right through an angle of 74° 29' 58", a distance of 1170.23 feet, having a radius of 900.00 feet, and whose long chord bears S 37° 34' 30" W, a distance of 1089.52 feet; thence S 74° 49' 29" W, a distance of 185.03 feet to the beginning of a curve; thence along the arc of said curve turning to the left through an angle of 54° 56' 14", a distance of 383.53 feet, having a radius of 400.00 feet, and whose long chord bears S 47° 21' 22" W, a distance of 369.01 feet; thence S 19° 53' 15" W, a distance of 98.94 feet; thence N 70° 06' 45" W, a distance of 501.92 feet to the beginning of a curve; thence along the arc of said curve turning to the right through an angle of 31° 41' 38", a distance of 331.90 feet, having a radius of 600.00 feet, and whose long chord bears N 54° 15' 55" W, a distance of 327.68 feet to a point of intersection with a non-tangential line; thence N 33° 33' 29" W, a distance of 111.09 feet, to the White Hills Water parcel; thence along the lines of said White Hills Water Parcel the following Two (2) courses: (1) N 00° 37' 31" E, a distance of 113.46 feet; (2) N 89° 22' 57" W, a distance of 77.05 feet; thence N 33° 33' 29" W, a distance of 31.26 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of 27° 40' 44", a distance of 289.85 feet, having a radius of 600.00 feet, and whose long chord bears N 46° 51' 00" W, a distance of 287.04 feet to a point of intersection with a non-tangential line; thence N 60° 06' 28" W, a distance of 22.19; thence N 57° 55' 54" W, a distance of 61.56 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through an angle of 24° 59' 47", a distance of 484.96 feet, having a radius of 1111.61 feet, and whose long chord bears N 43° 45' 45" W, a distance of 481.12 feet to a point of intersection with the Southeasterly line of proposed Tyson Parkway; thence along said Southeasterly line the following Four (4) Courses: (1) N 60° 13' 42" E, a distance of 65.57 feet to the beginning of a curve; (2) along the arc of said curve turning to the left through an angle of 06° 25' 35", a distance of 187.70

feet, having a radius of 1673.50 feet, and whose long chord bears N 57° 00' 55" E, a distance of 187.60 feet; (3) N 53° 48' 08" E, a distance of 377.53 feet to the beginning of a curve; (4) along the arc of said curve turning to the left through an angle of 05° 54' 51", a distance of 157.87 feet, having a radius of 1529.50 feet, and whose long chord bears N 50° 50' 42" E, a distance of 157.80 feet to the White Hills Water Company Parcel; thence along the lines of said White Hills Water Company Parcel the following Two (2) courses: (1) S 89° 22' 57" E, a distance of 35.58 feet to the Southeast Corner thereof; (2) N 00° 37' 31" E, a distance of 33.94 feet to the Southeasterly line of aforesaid proposed Tyson Parkway; thence along said proposed Tyson Parkway the following Two (2) courses: (1) along the arc of a curve turning to the left through an angle of 15° 06' 41", a distance of 403.39 feet, having a radius of 1529.50 feet, and whose long chord bears N 38° 29' 25" E, a distance of 402.23 feet; (2) N 30° 56' 04" E, a distance of 241.00 feet to the point of beginning.

Contains: 3,316,762 Sw. Ft. or 76.142 Acres.

LESS AND EXCEPTING:

A parcel of land situate within the Northwest Quarter (NW-1/4) of Section 21, the Southwest Quarter (SW-1/4) of Section 16, the Southeast Quarter (SE-1/4) of Section 17, the South Half (S-1/2) of Section 20, and the Northwest Quarter (NW-1/4) of Section 21, all in Township 6 South, Range 2 West, Salt Lake Base and Meridian, located in Eagle Mountain City, County of Utah, State of Utah and being described as follows:

Beginning at a point in the Section line common to Sections 16 & 21, said point being S 89°23'00" E, along said Section line, a distance of 144.74 feet, from the Section Corner common to Section 16, 17, 20, & 21, Township 6 South, Range 2 West, Salt Lake Base and Meridian; and running thence S 32° 58' 10" E, a distance of 608.21 feet to the beginning of a curve; thence along the arc of said curve, turning to the left through an angle of 86° 41' 43", a distance of 22.70 feet, having a radius of 15.00 feet, and whose long chord bears S 76° 19' 02" E, a distance of 20.59 feet to a point of intersection with a non-tangential line; thence S 29° 46' 18" E, a distance of 13.50 feet; thence S 36° 47' 49" E, a distance of 32.24 feet; thence S 29° 46' 18" E, a distance of 13.50 feet, more or less, to the Southeasterly Right-of-Way line of Tyson Parkway; thence along said Southeasterly Right-of-Way line, the following Eight (8) courses: (1) S 60° 13' 42" W, a distance of 171.09 feet to the beginning of a curve; (2) along the arc of said curve turning to the left through an angle of 30° 45' 57", a distance of 735.91 feet, having a radius of 1370.50 feet, and whose long chord bears S 44° 50' 44" W, a distance of 727.10 feet to a point of intersection with a non-tangential line; (3) S 29° 36' 59" W, a distance of 372.32 feet to the beginning of a non-tangential curve; (4) along the arc of said curve turning to the right through 70° 51' 45", a distance of 1157.63 feet; having a radius of 936.00 feet, and whose long chord bears S 64° 53' 38" W, a distance of 1085.25 feet to the beginning of a non-tangential curve; (5) along the arc of said curve turning to the left through an angle of 23° 22' 26", a distance of 448.14 feet, having a radius of 1098.50 feet, and whose long chord bears S 88° 38' 17" W, a distance of 445.03 feet; (6) S 76° 57' 04" W, a distance of 21.35 feet to the beginning of a curve; (7) along the arc of said curve turning to the left through 22° 09' 31", a distance of 646.43 feet, having a radius of 1671.50 feet, and whose long chord bears S 65° 52' 19" W, a distance of 642.41 feet to the beginning of a non-tangential

curve; (8) along the arc of said curve turning to the right through an angle of $20^{\circ} 37' 14''$, a distance of 370.15 feet, having a radius of 1028.50 feet, and whose long chord bears $S 65^{\circ} 06' 10'' W$, a distance of 368.16 feet to a point of intersection with a non-tangential line; thence $N 10^{\circ} 28' 44'' W$, a distance of 172.04 feet; thence $N 09^{\circ} 20' 05'' W$, a distance of 19.04 feet; thence $N 13^{\circ} 47' 39'' W$, a distance of 36.82 feet; thence $N 12^{\circ} 49' 03'' W$, a distance of 17.00 feet; thence $N 18^{\circ} 18' 48'' W$, a distance of 46.82 feet; thence $N 20^{\circ} 17' 42'' W$, a distance of 17.02 feet; thence $N 23^{\circ} 17' 02'' W$, a distance of 36.84 feet; thence $N 28^{\circ} 58' 23'' W$, a distance of 21.36 feet; $N 26^{\circ} 27' 42'' W$, a distance of 636.28 feet; thence $N 63^{\circ} 32' 18'' E$, a distance of 110.00 feet $N 26^{\circ} 27' 42'' W$, a distance of 167.00 feet; $S 63^{\circ} 32' 18'' W$ for a distance of 110.00 feet; thence $N 26^{\circ} 27' 42'' W$, a distance of 131.60 feet; thence $N 26^{\circ} 48' 38'' W$, a distance of 22.29 feet; thence $N 24^{\circ} 18' 53'' W$, a distance of 29.82 feet; thence $N 20^{\circ} 51' 21'' W$, a distance of 32.14 feet; thence $N 15^{\circ} 17' 05'' W$, a distance of 29.82 feet; $N 10^{\circ} 58' 16'' W$, a distance of 32.15 feet; $N 06^{\circ} 12' 59'' W$, a distance of 29.82 feet; thence $N 01^{\circ} 09' 58'' W$, a distance of 33.22 feet; thence $N 03^{\circ} 34' 05'' E$, a distance of 46.85 feet; thence $N 12^{\circ} 00' 15'' E$, a distance of 60.50 feet; thence $N 12^{\circ} 13' 35'' E$, a distance of 65.81 feet; thence $N 12^{\circ} 13' 35'' E$, a distance of 65.00 feet; thence $N 12^{\circ} 10' 51'' E$, a distance of 65.00 feet; thence $N 07^{\circ} 18' 04'' E$, a distance of 73.14 feet; thence $N 04^{\circ} 12' 47'' E$, a distance of 26.03 feet; thence $N 01^{\circ} 36' 19'' E$, a distance of 46.82 feet; thence $N 05^{\circ} 06' 28'' E$, a distance of 107.18 feet; thence $N 78^{\circ} 08' 58'' E$, a distance of 100.45 feet; thence $N 79^{\circ} 05' 53'' E$, a distance of 1.87 feet; thence $N 10^{\circ} 32' 19'' W$, a distance of 110.24 feet; thence $S 79^{\circ} 27' 41'' W$, a distance of 5.53 feet, to the beginning of a non-tangential curve thence along the arc of said curve turning to the left through an angle of $03^{\circ} 07' 05''$, a distance of 57.11 feet, having a radius of 1049.50 feet, and whose long chord bears $N 14^{\circ} 02' 11'' W$, a distance of 57.11 feet to a point of intersection with a non-tangential line; thence $S 79^{\circ} 27' 41'' W$, a distance of 109.20 feet; thence $N 19^{\circ} 09' 58'' W$, a distance of 232.28 feet; thence $N 20^{\circ} 45' 27'' W$, a distance of 14.26 feet; thence $N 31^{\circ} 17' 41'' W$, a distance of 46.82 feet; thence $N 37^{\circ} 42' 27'' W$, a distance of 11.03 feet; thence $N 52^{\circ} 09' 08'' W$, a distance of 46.82 feet; thence $N 62^{\circ} 14' 30'' W$, a distance of 13.45 feet; thence $N 65^{\circ} 08' 02'' W$, a distance of 56.82 feet; thence $N 59^{\circ} 50' 39'' W$, a distance of 15.20 feet; thence $N 74^{\circ} 40' 50'' W$, a distance of 61.45 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through an angle of $30^{\circ} 32' 56''$, a distance of 171.42 feet, having a radius of 321.50 feet, and whose long chord bears $N 16^{\circ} 50' 49'' W$, a distance of 169.39 feet to a point of intersection with a non-tangential line; thence $N 83^{\circ} 20' 31'' E$, a distance of 51.04 feet to the beginning of a curve; thence along the arc of said curve turning to the right through $22^{\circ} 21' 09''$, a distance of 59.88 feet, having a radius of 153.50 feet, and whose long chord bears $S 85^{\circ} 28' 55'' E$, a distance of 59.51 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through an angle of $47^{\circ} 07' 21''$, a distance of 173.95, having a radius of 211.50 feet, and whose long chord bears $N 21^{\circ} 30' 15'' E$, a distance of 169.09 feet; thence $N 45^{\circ} 03' 56'' E$, a distance of 147.42 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of $01^{\circ} 39' 21''$, a distance of 12.59 feet, having a radius of 435.50 feet, and whose long chord bears $S 64^{\circ} 18' 22'' E$, a distance of 12.59 feet; thence $S 65^{\circ} 08' 02'' E$ a distance of 557.30 feet, to the beginning of a curve; thence along the arc of said curve turning to the right through an angle of $03^{\circ} 47' 12''$, a distance of 35.00 feet, having a radius of 529.50 feet, and whose long chord bears $S 63^{\circ} 14' 26'' E$ a distance of 34.99 feet to the White Hills Water Company parcel; thence along the lines of said White Hills Water Company Parcel the following Four (4) courses: (1) $S 00^{\circ} 35' 13'' W$, a distance

of 148.07 feet; (2) S 89° 30' 09" E, a distance of 200.00 feet; (3) N 00° 35' 13" E, a distance of 200.00 feet; (4) N 89° 30' 09" W, a distance of 6.48 feet; thence N 43° 18' 50" E, a distance of 3.27 feet; thence N 46° 46' 07" E, a distance of 55.65 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of 11° 34' 23", a distance of 106.75 feet, having a radius of 528.50 feet, and whose long chord bears N 52° 06' 32" W, a distance of 106.57 feet to a point of intersection with a non-tangential line; thence N 34° 48' 33" E, a distance of 170.85 feet; thence N 72° 48' 53" W, a distance of 25.87 feet; thence N 08° 28' 48" E, for a distance of 133.49 feet; thence S 78° 59' 57" W, a distance of 6.39 feet; thence N 13° 16' 19" W, a distance of 55.54 feet; thence N 76° 11' 51" E, a distance of 6.31 feet to the beginning of a curve; thence along the arc of said curve turning to the right through 45° 11' 18", a distance of 543.37 feet, having a radius of 688.96 feet, and whose long chord bears S 81° 12' 57" E, a distance of 529.40 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through 24° 37' 33", a distance of 157.91 having a radius of 367.41 feet, and whose long chord bears S 70° 50' 47" E, a distance of 156.70 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through 48° 00' 20", a distance of 307.07 feet; having a radius of 366.50 feet, and whose long chord bears N 73° 01' 15" E, a distance of 298.17 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through 22° 22' 54", a distance of 103.52 feet, having a radius of 265.00 feet, and whose long chord bears N 60° 12' 32" E, a distance of 102.86 feet to the beginning of a non-tangential curve; thence along the arc of curve turning to the left through an angle of 161° 23' 55", a distance of 8.45 feet, having a radius of 3.00 feet, and whose long chord bears N 09° 18' 01" W, a distance of 5.92 feet to a point of intersection with a non-tangential line; thence North, a distance of 8.00 feet; East, a distance of 138.98 feet; thence N 00° 00' 04" E, a distance of 3.39 feet to the beginning of a curve; thence along the arc of said curve turning to the left through 73° 06' 18", a distance of 22.33 feet, having a radius of 17.50 feet, and whose long chord bears N 36° 33' 06" W, a distance of 20.84 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through 102° 49' 18", a distance of 94.22 feet, having a radius of 52.50 feet, and whose long chord bears N 21° 41' 35" W, a distance of 82.07 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through 54° 22' 32", a distance of 198.35 feet, having a radius of 209.00 feet, and whose long chord bears N 02° 31' 48" E, a distance of 190.99 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through 21° 04' 47", a distance of 36.79 feet, having a radius of 100.00 feet, and whose long chord bears N 14° 07' 04" W, a distance of 36.58 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of 21° 33' 59", a distance of 18.82 feet; having a radius of 50.00 feet, and whose long chord bears N 14° 21' 41" W, a distance of 18.71 feet; thence N 25° 08' 40" W, a distance of 1.85 feet to the beginning of a curve; thence along the arc of said curve turning to the left through 25° 08' 11", a distance of 39.48 feet, having a radius of 90.00 feet, and whose long chord bears N 37° 42' 46" W, a distance of 39.17 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through 96° 48' 53", a distance of 49.00 feet, having a radius of 29.00 feet, and whose long chord bears N 01° 52' 25" W, a distance of 43.37 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of 46° 31' 58", a distance of 14.62 feet, having a radius of 18.00 feet, and whose long chord bears N 23° 16' 02" E, a distance of 14.22 feet to a point of intersection with

a non-tangential line; thence N 00° 27' 07" E, a distance of 6.28 feet; thence S 89° 32' 50" E, a distance of 1390.34 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through an angle of 18° 18' 32", a distance of 295.58 feet, having a radius of 925.00 feet, and whose long chord bears S 80° 32' 55" E, a distance of 294.33 feet to a point of intersection with a non-tangential line; thence S 15° 41' 35" W, a distance of 105.35 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through 01° 28' 21", a distance of 20.49 feet, having a radius of 797.29 feet, and whose long chord bears S 14° 56' 15" W, a distance of 20.49 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the right through 09° 21' 30", a distance of 18.54 feet, having a radius of 113.50 feet, and whose long chord bears S 19° 34' 18" W, a distance of 18.52 feet to the beginning of a non-tangential curve; thence along the arc of said curve turning to the left through an angle of 24° 24' 44", a distance of 164.68 feet, having a radius of 386.50 feet, and whose long chord bears S 12° 02' 41" W, a distance of 163.43 feet; thence S 00° 09' 40" E, a distance of 8.76 feet to the beginning of a curve; thence along the arc of said curve turning to the left through an angle of 23° 03' 20", a distance of 310.05 feet, having a radius of 770.50 feet, and whose long chord bears S 11° 41' 20" E, a distance of 307.96 feet; thence S 23° 13' 00" E, a distance of 50.66 feet to the beginning of a curve; along the arc of said curve turning to the right through an angle of 80° 35' 36", a distance of 386.12 feet, having a radius of 274.50 feet, and whose long chord bears S 17° 04' 48" W, a distance of 355.06 feet; thence S 57° 22' 35" W, a distance of 118.75 feet to the beginning of a curve; thence along the arc of said curve turning to the left through an angle of 90° 20' 46", a distance of 23.65 feet, having a radius of 15.00 feet, and whose long chord bears S 12° 12' 13" W, a distance of 21.28 feet; thence S 32° 58' 10" E, a distance of 74.53 feet to the point of beginning.

Contains: 9,284,252 Sq. Ft., or 213.137 Acres