

Office of the Davis County Recorder



**Davis**  
COUNTY

Electronic Recording

E 3524321 B 8230 P 980-993  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
04/10/2023 04:03 PM  
FEE \$0.00 Pgs: 14  
DEP RTT REC'D FOR LAYTON CITY

RETURNED

APR 10 2023

Recorder  
Richard T. Maughan  
Chief Deputy  
Lalle H. Lomax

THE UNDERLYING DOCUMENT ATTACHED HERETO IS AN ORIGINAL DOCUMENT SUBMITTED FOR RECORDING IN THE OFFICE OF THE COUNTY RECORDER OF DAVIS COUNTY, UTAH. THE DOCUMENT HAS INSUFFICIENT MARGIN SPACE FOR THE REQUIRED RECORDING ENDORSMENT STAMP. THIS PAGE BECOMES THE FRONT PAGE OF THE DOCUMENT FOR RECORDING PURPOSES.

THE DOCUMENT HEREIN RECORDED IS A Agreement  
(Document Type)

12-110-0360, 0361, 0362, 0364  
Tax Serial Number(s)

12-110-0348, 0367, 0368, 0366, 0350, 0369, 0352  
0349, 0350, 0353, 0357, 0359, 0354, 0335  
0356, 0359

12-110-0360, 0361, 0362, 0364

**FIRST AMENDMENT TO LAND SALE AND EXCHANGE AGREEMENT**

THIS FIRST AMENDMENT TO LAND SALE AND EXCHANGE AGREEMENT (this "**First Amendment**") is made this 6<sup>th</sup> day of April 2023 (the "**First Amendment Effective Date**"), by and between LAYTON CITY CORPORATION, a body politic of the State of Utah ("**Purchaser**"), and THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole, f/k/a Corporation of the Presiding Bishop of The Church of Jesus Christ of Latter-day Saints ("**Seller**").

**RECITALS**

A. Seller and Purchaser entered into that certain Land Sale and Exchange Agreement dated December 2, 2022 (the "**Agreement**"), whereby, among other things, Seller agreed to sell, and Purchaser agreed to purchase, certain real property located at approximately 750 South 2200 West / 2700 West Gentile, Layton City, Davis County, State of Utah (the "**Property**").

B. Closing for the Property occurred on December 5, 2022.

C. Seller and Purchaser have subsequently discovered that (i) 0.302 acres of the Property overlaps with property that Seller previously conveyed to a third-party (the "**Overlap Property**"), and (ii) Purchaser requires an additional 0.017 acres of property currently owned by Seller in order to construct a public sidewalk adjacent to the Property (the "**Sidewalk Property**").

D. The difference in acreage between the Overlap Property and the Sidewalk Property is 0.285 acres (the "**Excess Acreage**").

E. Seller and Purchaser desire to amend the Agreement to (i) provide for the correct legal description of the Property which excludes the Overlap Property and includes the Sidewalk Property, and (ii) adjust the purchase price of the Property to account for the exclusion of the Excess Acreage, as more fully set forth herein.

**AGREEMENTS**

NOW, THEREFORE, Seller and Purchaser agree to amend the Agreement as follows:

1. Recitals; Definitions. The recitals are incorporated into this First Amendment as though set forth in full herein. Capitalized terms not defined in this First Amendment shall have the meanings set forth in the Agreement.

2. Legal Description of the Property. The legal description and depiction corresponding to tax parcel number 12-110-0215 on the third page of Exhibit "A" attached to the Agreement are hereby deleted in their entireties and replaced with the legal description on Exhibit A-1, attached hereto. Seller and Purchaser hereby acknowledge and agree that all other legal descriptions and depictions on Exhibit "A" attached to the Agreement shall remain unchanged.

3. Purchase Price. The "land purchase" portion of the total purchase price in Section 2 of the Agreement was calculated based off of an acreage calculation for a legal description that included the Overlap Property and did not include the Sidewalk Property. As such, the Agreement is hereby amended to the extent necessary such that the "land purchase" portion of the total purchase price in Section 2 of the Agreement shall be reduced by \$49,875.00 (i.e., the Excess Acreage x \$175,000 per acre). Seller and Purchaser hereby acknowledge and agree that all other amounts listed in Section 2 of the Agreement shall

remain unchanged. Therefore, Purchaser made an overpayment to Seller in the amount of \$49,875.00 (the "Overpayment Amount").

Seller shall reimburse Purchaser the Overpayment Amount via wire within fifteen (15) days of the recording of a corrective deed in the Official Records of the Davis County Recorder amending the legal description of the Property to exclude the Overlap Property and include the Sidewalk Property, in the form attached hereto as Exhibit B.

4. Affirmation. Except as amended by this First Amendment, the Agreement shall remain in full force and effect, and the parties reaffirm all provisions thereof. Should there be any conflict between the terms of this First Amendment and the terms of the Agreement, the terms of this First Amendment shall control.


5. Counterparts. This First Amendment may be executed in several counterparts, all of which together shall constitute one binding agreement on all parties hereto. A facsimile, .pdf or similar transmission of a counterpart signed by a party hereto shall be regarded as an original signature of such party for purposes hereof.

*[Signatures and Acknowledgments Follow]*

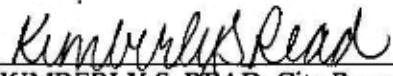


PURCHASER:

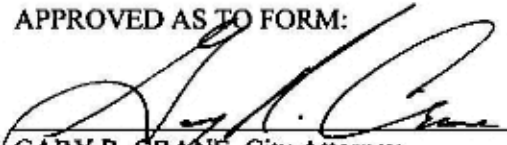
**LAYTON CITY CORPORATION,**  
a body politic of the State of Utah

  
\_\_\_\_\_  
JOY PETRO, Mayor

ATTEST:

  
\_\_\_\_\_  
KIMBERLY S. READ, City Recorder

APPROVED AS TO FORM:

  
\_\_\_\_\_  
GARY R. CRANE, City Attorney

SELLER:

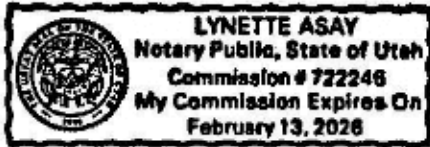
**THE CHURCH OF JESUS CHRIST OF  
LATTER-DAY SAINTS,**  
a Utah corporation sole

TBL By: *Ashley Powell*  
Name: Ashley Powell  
Title: Authorized Agent

STATE OF UTAH                    )  
  :SS  
COUNTY OF SALT LAKE        )

On this 17<sup>th</sup> day of March, 2023, personally appeared before me Ashley Powell, personally known to me to be an Authorized Agent of THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole, who acknowledged before me that he signed the foregoing instrument as Authorized Agent for said Corporation, and that said instrument is the free and voluntary act of said Corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument on behalf of said Corporation and that said Corporation executed the same.

WITNESS my hand and official seal.



*Lynette Asay*  
Notary Public for the State of Utah

Exhibit A-1

(Legal Description)

12-110-0364, 0360, 0362, 0361

12-110-8215 - THE CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER DAY SAINTS

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING A POINT ON THE EAST LINE OF SAID QUARTER SECTION, SAID POINT BEING LOCATED NORTH 00°10'55" EAST ALONG SAID EAST LINE (NAD83 BEARS N 00°37'43" E) 166.77 FEET FROM THE SOUTHEAST CORNER OF SAID QUARTER SECTION RUNNING THENCE NORTH 60°02'30" WEST 170.23 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 15.00 FOOT RADIUS TANGENT CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 41°47'51" A DISTANCE OF 10.95 FEET (CHORD BEARS NORTH 80°56'51" WEST 10.70 FEET); THENCE SOUTH 29°57'30" WEST 148.77 FEET; THENCE NORTH 60°03'20" WEST 106.00 FEET; THENCE NORTH 29°57'30" EAST 137.61 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 15.00 FOOT RADIUS TANGENT CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 89°58'58" A DISTANCE OF 23.56 FEET (CHORD BEARS NORTH 15°02'30" WEST 21.21 FEET); THENCE NORTH 29°57'30" EAST 84.90 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE NORTHEASTERLY ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE LEFT, CENTER BEARS NORTH 29°57'30" EAST, THROUGH A CENTRAL ANGLE OF 89°58'58" A DISTANCE OF 23.56 FEET (CHORD BEARS NORTH 74°57'30" EAST 21.21 FEET); THENCE NORTH 29°57'30" EAST 36.63 FEET TO A TANGENT CURVE; THENCE NORTHEASTERLY ALONG THE ARC OF A 990.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 29°46'36" A DISTANCE OF 514.50 FEET (CHORD BEARS NORTH 15°04'12" EAST 508.73 FEET); THENCE NORTH 00°10'55" EAST 1,057.53 FEET TO A TANGENT CURVE; THENCE NORTHWESTERLY ALONG THE ARC OF A 963.00 FOOT CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 08°07'15" A DISTANCE OF 139.33 FEET (CHORD BEARS NORTH 03°52'45" WEST 139.21 FEET) TO A POINT OF REVERSE CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 1083.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 08°07'15" A DISTANCE OF 153.50 FEET (CHORD BEARS NORTH 03°52'45" WEST 153.37); THENCE NORTH 00°10'55" EAST 140.53 FEET; THENCE SOUTH 89°50'58" EAST 70.72 FEET TO THE EAST LINE OF SAID NORTHWEST QUARTER SECTION; THENCE SOUTH 00°10'55" WEST ALONG SAID EAST LINE 1,832.61 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 1095.00 FOOT RADIUS CURVE TO THE RIGHT, CENTER BEARS NORTH 71°34'53" WEST, THROUGH A CENTRAL ANGLE OF 11°32'23" A DISTANCE OF 220.54 FEET (CHORD BEARS SOUTH 24°11'18" WEST 220.17 FEET); THENCE SOUTH 29°57'30" WEST 38.61 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE LEFT, CENTER BEARS NORTH 71°46'07" EAST, THROUGH A CENTRAL ANGLE OF 41°46'27" A DISTANCE OF 10.94 FEET (CHORD BEARS SOUTH 39°07'08" EAST 10.70 FEET); THENCE SOUTH 60°02'30" EAST 117.60 FEET TO A POINT ON THE EAST LINE OF SAID NORTHWEST QUARTER SECTION; THENCE SOUTH 00°10'55" WEST ALONG SAID EAST LINE 105.99 FEET TO THE POINT OF BEGINNING.

CONTAINS - 170.47 SQ. FT. 3.913 ACRES



Exhibit B

(Form of Corrective Deed)

See attached.

Mail Recorded Deed and Tax Notice To:  
Layton City Corporation  
437 North Wasatch Drive  
Layton, UT 84041

## CORRECTIVE SPECIAL WARRANTY DEED

**THIS CORRECTIVE SPECIAL WARRANTY DEED IS BEING RECORDED TO CORRECT THE ERRONEOUS LEGAL DESCRIPTION CONTAINED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED ON DECEMBER 5, 2022, AS ENTRY NO. 3510062, BOOK 8146, PAGES 883-889 IN THE OFFICIAL RECORDS OF THE DAVIS COUNTY RECORDER, STATE OF UTAH. THIS CORRECTIVE SPECIAL WARRANTY DEED SHALL SUPERSEDE AND REPLACE SAID SPECIAL WARRANTY DEED FOR ALL INTENTS AND PURPOSES. THE EFFECTIVE DATE OF THIS CORRECTIVE SPECIAL WARRANTY DEED SHALL DATE BACK TO THE EFFECTIVE DATE OF SAID SPECIAL WARRANTY DEED.**

**The Church of Jesus Christ of Latter-day Saints, a Utah corporation sole (fka Corporation of the Presiding Bishop of The Church of Jesus Christ of Latter-day Saints, a Utah corporation sole)**

**GRANTOR(S)** of Salt Lake City, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

**Layton City Corporation, a municipal corporation of the State of Utah**

**GRANTEE(S)** of Layton, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Davis County**, State of Utah:

**SEE EXHIBIT A ATTACHED HERETO**

**TAX ID NO.:** 12-110-0194, 12-110-0102, 12-110-0100, 12-110-0053, 12-110-0215 and 12-110-0145 (for reference purposes only)

**SUBJECT TO:** Property taxes for the year 2022 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

*[Signatures and acknowledgments on following page]*



Dated this \_\_\_\_ day of February 2023.

The Church of Jesus Christ of Latter-day Saints,  
a Utah corporation sole (fka Corporation of the  
Presiding Bishop of The Church of Jesus Christ  
of Latter-day Saints, a Utah corporation sole)

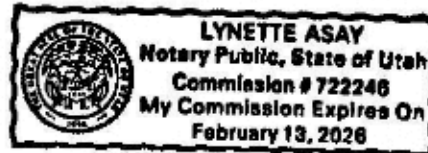
BY:   
NAME: Ashley Powell  
ITS: Authorized Agent  
TBL

STATE OF UTAH

COUNTY OF SALT LAKE

On this 7th day of March 2023 before me, personally appeared Ashley Powell, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same on behalf of The Church of Jesus Christ of Latter-day Saints, a Utah corporation sole (fka Corporation of the Presiding Bishop of The Church of Jesus Christ of Latter-day Saints, a Utah corporation sole).

  
Notary Public



[Signatures and Acknowledgments Follow]


This instrument is approved and accepted by:

LAYTON CITY CORPORATION,  
a body politic of the State of Utah

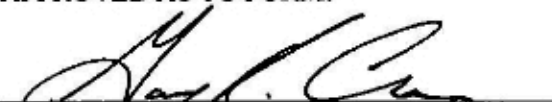
  
\_\_\_\_\_  
JOY PETROS, Mayor



ATTEST:

  
\_\_\_\_\_  
for KIMBERLY S. READ, City Recorder (Deputy)  
Tori Campbell

APPROVED AS TO FORM:

  
\_\_\_\_\_  
GARY R. CRANE, City Attorney

**EXHIBIT A**  
**Legal Description**

PARCEL 1: 12-110-0348, 0367, 0368, 0360, 0350

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF 2200 WEST, SAID POINT BEING LOCATED SOUTH 00°11'01" WEST ALONG THE EAST LINE OF SAID QUARTER SECTION (NAD83 BEARS S 00°32'21" W) 1,249.78 FEET AND WEST 33.00 FEET FROM THE NORTHEAST CORNER OF SAID QUARTER SECTION AND RUNNING THENCE SOUTH 00°11'01" WEST 133.60 FEET TO THE NORTH LINE OF LAKE SHORE VISTAS SUBDIVISION, AS RECORDED WITH THE OFFICE OF THE DAVIS COUNTY RECORDER; THENCE NORTH 89°49'48" WEST ALONG SAID NORTH LINE 195.57 FEET; THENCE NORTH 111.41 FEET; THENCE NORTH 87°54'42" EAST 33.62 FEET; THENCE SOUTH 89°57'50" EAST 142.00 FEET; THENCE NORTH 44°53'43" EAST 28.89 FEET TO THE WEST LINE OF SAID 2200 WEST AND THE POINT OF BEGINNING.

PARCEL 2: 12-110-0366, 0369, 0352, 0349, 0350

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING ON THE NORTH LINE OF LAKE SHORE VISTAS SUBDIVISION, AS RECORDED WITH THE OFFICE OF THE DAVIS COUNTY RECORDER; SAID POINT BEING LOCATED SOUTH 00°11'01" WEST ALONG THE EAST LINE OF SAID QUARTER SECTION (NAD83 BEARS SOUTH 00°32'21" WEST) 1,382.79 FEET AND WEST 228.48 FEET FROM THE NORTHEAST CORNER OF SAID QUARTER SECTION AND RUNNING THENCE NORTH 89°49'48" WEST ALONG SAID NORTH LINE AND THE EXTENSION OF 1,081.76 FEET; THENCE NORTH 27°39'30" EAST 367.10 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE NORTHWESTERLY ALONG THE ARC OF A 1,542.00 FOOT RADIUS CURVE TO THE RIGHT, CENTER BEARS NORTH 36°49'37" EAST, THROUGH A CENTRAL ANGLE OF 07°27'32" A DISTANCE OF 200.74 FEET (CHORD BEARS NORTH 49°26'37" WEST 200.60 FEET); THENCE EAST 124.19 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 1,458.00 FOOT RADIUS CURVE TO THE LEFT, CENTER BEARS NORTH 40°47'23" EAST, THROUGH A CENTRAL ANGLE OF 36°47'57" A DISTANCE OF 936.42 FEET (CHORD BEARS SOUTH 67°36'34" EAST 920.41 FEET); THENCE NORTH 87°54'42" EAST 88.60 FEET; THENCE SOUTH 111.42 FEET TO THE POINT OF BEGINNING.

PARCEL 3: 12-110-0353, 0357, 0359, 0354

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON A CURVE, SAID POINT BEING SOUTH 00°11'01" WEST ALONG THE EAST LINE OF SAID QUARTER SECTION (NAD83 BEARS S 00°32'21" W) 924.00 FEET AND WEST 1,169.51 FEET FROM THE NORTHEAST CORNER OF SAID QUARTER SECTION AND RUNNING THENCE WEST 124.19 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE NORTHWESTERLY ALONG THE ARC OF A 1,542.00 FOOT RADIUS CURVE TO THE RIGHT, CENTER BEARS NORTH 44°17'09" EAST, THROUGH A CENTRAL ANGLE OF 01°18'34" A DISTANCE OF 35.24 FEET (CHORD BEARS NORTH 45°03'34" WEST 35.24 FEET); THENCE NORTH 44°24'17" WEST 308.66 FEET TO A POINT OF TANGENCY; THENCE NORTHWESTERLY ALONG THE ARC OF A 4,958.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 01°24'24" A

DISTANCE OF 121.71 FEET (CHORD BEARS NORTH 45°06'28" WEST 121.71 FEET); THENCE EAST 119.47 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 5,042.00 FOOT RADIUS CURVE TO THE RIGHT, CENTER BEARS SOUTH 45°09'44" WEST, THROUGH A CENTRAL ANGLE OF 00°25'59" A DISTANCE OF 38.11 FEET (CHORD BEARS SOUTH 44°37'16" EAST 38.11 FEET); THENCE SOUTH 44°24'17" EAST 308.86 FEET TO A POINT OF TANGENCY; THENCE SOUTHEASTERLY ALONG THE ARC OF A 1,458.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 04°48'17" A DISTANCE OF 122.26 FEET (CHORD BEARS SOUTH 46°48'26" EAST 122.23 FEET) TO THE POINT OF BEGINNING.

PARCEL 4: 12-110-0350, 0357, 0335

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTH LINE OF THE VILLAS AT HARMONY PLACE PRUD PHASE 6, NOT YET RECORDED, SAID POINT ALSO BEING A POINT ON A NON-TANGENT CURVE, SAID POINT BEING LOCATED SOUTH 00°11'01" WEST ALONG THE EAST LINE OF SAID QUARTER SECTION (NAD83 BEARS S 00°32'21" W) 261.35 FEET AND WEST 1,737.59 FEET FROM THE NORTHEAST CORNER OF SAID QUARTER SECTION AND RUNNING THENCE SOUTHWESTERLY ALONG THE ARC OF A 230.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 16°25'49" A DISTANCE OF 65.96 FEET (CHORD BEARS SOUTH 29°22'45" WEST 65.73 FEET) TO A POINT OF REVERSE CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 86°32'10" A DISTANCE OF 30.21 FEET (CHORD BEARS SOUTH 05°40'26" EAST 27.42 FEET) TO A POINT OF REVERSE CURVATURE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 5,042.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 04°06'16" A DISTANCE OF 361.19 FEET (CHORD BEARS SOUTH 46°53'24" EAST 361.11 FEET); THENCE WEST 119.47 FEET TO A POINT ON A CURVE; THENCE NORTHWESTERLY ALONG THE ARC OF A 4,958 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 05°49'13" A DISTANCE OF 503.65 FEET (CHORD BEARS NORTH 48°43'17" WEST 503.43 FEET) TO A POINT ON THE EXTENSION OF SAID SOUTH LINE OF SAID PHASE 6; THENCE SOUTH 89°49'48" EAST TO AND ALONG SAID SOUTH LINE 263.71 FEET TO THE POINT OF BEGINNING.

PARCEL 5: 12-110-0360, 0361, 0362, 0364

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING A POINT ON THE EAST LINE OF SAID QUARTER SECTION, SAID POINT BEING LOCATED NORTH 00°10'55" EAST ALONG SAID EAST LINE (NAD83 BEARS N 00°32'43" E) 166.77 FEET FROM THE SOUTHEAST CORNER OF SAID QUARTER SECTION RUNNING THENCE NORTH 60°02'30" WEST 170.23 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 15.00 FOOT RADIUS TANGENT CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 41°47'51" A DISTANCE OF 10.95 FEET (CHORD BEARS NORTH 80°56'51" WEST 10.70 FEET); THENCE SOUTH 29°57'30" WEST 148.77 FEET; THENCE NORTH 60°03'20" WEST 105.00 FEET; THENCE NORTH 29°57'30" EAST 137.61 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 15.00 FOOT RADIUS TANGENT CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 89°58'58" A DISTANCE OF 23.56 FEET (CHORD BEARS NORTH 15°02'30" WEST 21.21 FEET); THENCE NORTH 29°57'30" EAST 84.00 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE NORTHEASTERLY ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE LEFT, CENTER BEARS NORTH 29°57'30" EAST, THROUGH A CENTRAL ANGLE OF 89°58'58" A DISTANCE OF 23.56 FEET (CHORD BEARS NORTH 74°57'30" EAST 21.21 FEET); THENCE NORTH 29°57'30" EAST 35.63 FEET TO A TANGENT CURVE; THENCE NORTHEASTERLY ALONG THE ARC OF A 990.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 29°46'35" A

DISTANCE OF 514.50 FEET (CHORD BEARS NORTH 15°04'12" EAST 508.73 FEET); THENCE NORTH 00°10'55" EAST 1,057.53 FEET TO A TANGENT CURVE; THENCE NORTHWESTERLY ALONG THE ARC OF A 983.00 FOOT CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 08°07'15" A DISTANCE OF 139.33 FEET (CHORD BEARS NORTH 03°52'43" WEST 139.21 FEET) TO A POINT OF REVERSE CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 1083.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 08°07'15" A DISTANCE OF 153.50 FEET (CHORD BEARS NORTH 03°52'43" WEST 153.37"); THENCE NORTH 00°10'55" EAST 140.53 FEET; THENCE SOUTH 89°50'56" EAST 70.72 FEET TO THE EAST LINE OF SAID NORTHWEST QUARTER SECTION; THENCE SOUTH 00°10'55" WEST ALONG SAID EAST LINE 1,832.61 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 1095.00 FOOT RADIUS CURVE TO THE RIGHT, CENTER BEARS NORTH 71°34'53" WEST, THROUGH A CENTRAL ANGLE OF 11°32'23" A DISTANCE OF 220.54 FEET (CHORD BEARS SOUTH 24°11'18" WEST 220.17 FEET); THENCE SOUTH 29°57'30" WEST 38.81 FEET TO A POINT ON A NON-TANGENT CURVE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE LEFT, CENTER BEARS NORTH 71°46'07" EAST, THROUGH A CENTRAL ANGLE OF 41°46'27" A DISTANCE OF 10.94 FEET (CHORD BEARS SOUTH 39°07'06" EAST 10.70 FEET); THENCE SOUTH 60°02'30" EAST 117.60 FEET TO A POINT ON THE EAST LINE OF SAID NORTHWEST QUARTER SECTION; THENCE SOUTH 00°10'55" WEST ALONG SAID EAST LINE 105.99 FEET TO THE POINT OF BEGINNING.

PARCEL 6: 12-110-0364, 0360

A PARCEL OF GROUND LOCATED IN THE NORTHWEST QUARTER OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF SAID QUARTER SECTION, SAID POINT ALSO BEING LOCATED ON THE SOUTH LINE OF GENTILE STREET, SAID POINT BEING LOCATED SOUTH 00°10'55" WEST ALONG SAID EAST LINE (NAD83 BEARS S 00°32'43" W) 33.00 FEET FROM THE NORTHEAST CORNER OF SAID QUARTER SECTION AND RUNNING THENCE SOUTH 00°10'55" WEST ALONG SAID EAST LINE 200.00 FEET; THENCE NORTH 89°50'56" WEST 70.72 FEET; THENCE NORTH 00°10'55" EAST 175.99 FEET TO A POINT ON A TANGENT CURVE; THENCE NORTHWESTERLY ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 90°01'52" A DISTANCE OF 23.59 FEET (CHORD BEARS NORTH 44°50'01" WEST 21.22 FEET); THENCE NORTH 89°50'56" WEST 100.52 FEET; THENCE NORTH 83°00'24" WEST 75.54 FEET TO THE SOUTH LINE OF SAID GENTILE STREET; THENCE SOUTH 89°50'56" EAST ALONG SAID SOUTH LINE 261.25 FEET TO THE POINT OF BEGINNING.

PARCEL 7: 12-110-0356

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH IS LOCATED ON THE FUTURE EAST LINE OF LAYTON PARKWAY NOT YET DEDICATED, SAID POINT BEING LOCATED SOUTH 00°11'01" WEST ALONG THE EAST LINE (NAD83 BEARS SOUTH 00°32'21" WEST) OF SAID QUARTER SECTION 610.40 FEET AND WEST 1,484.87 FEET FROM THE NORTHEAST CORNER OF SAID QUARTER SECTION TO A POINT ON A NON-TANGENT CURVE AND RUNNING THENCE NORTHWESTERLY ALONG THE ARC OF A 5042.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 00°16'59" A DISTANCE OF 24.91 FEET (CHORD BEARS NORTH 44°41'46" WEST 24.91 FEET); THENCE EAST 35.59 FEET; THENCE SOUTH 45°35'43" WEST 25.30 FEET TO SAID EAST LINE AND THE POINT OF BEGINNING.

PARCEL 8: 12-110-0359, 0356

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTH LINE OF THE VILLAS AT HARMONY PLACE PRUD PHASE 4, AS RECORDED WITH THE OFFICE OF THE DAVIS COUNTY RECORDER, SAID POINT BEING LOCATED SOUTH 00°11'01" WEST ALONG THE EAST LINE OF SAID QUARTER SECTION (NAD83 BEARS SOUTH 00°32'21" WEST) 263.15 FEET AND WEST 1,131.44 FEET FROM THE NORTHEAST CORNER OF SAID QUARTER SECTION AND RUNNING THENCE SOUTH 45°35'43" WEST 470.96 FEET; THENCE WEST 35.59 FEET TO THE FUTURE EAST LINE OF LAYTON PARKWAY NOT YET DEDICATED AND A POINT ON A NON-TANGENT CURVE; THENCE NORTHWESTERLY ALONG THE ARC OF A 5042.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 45°09'44" WEST) THROUGH A CENTRAL ANGLE OF 04°06'16" A DISTANCE OF 361.19 FEET (CHORD BEARS NORTH 46°53'24" WEST 361.11 FEET) TO A POINT OF REVERSE CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 86°32'10" A DISTANCE OF 30.21 FEET (CHORD BEARS NORTH 05°40'26" WEST 27.42 FEET) TO A POINT OF REVERSE CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF A 230.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 16°25'48" A DISTANCE OF 65.95 FEET (CHORD BEARS NORTH 29°22'45" EAST 65.73 FEET) TO THE SOUTH LINE OF THE VILLAS AT HARMONY PLACE PRUD PHASE 6 NOT YET RECORDED; THENCE SOUTH 89°49'50" EAST ALONG SAID SOUTH LINE TO AND ALONG THE SOUTH LINE OF THE VILLAS AT HARMONY PLACE PHASE 5 AND PHASE 4, AS RECORDED WITH THE OFFICE OF THE DAVIS COUNTY RECORDER 606.15 FEET TO THE POINT OF BEGINNING.