



Application for Assessment and Taxation of Agricultural Land

Box Elder County Assessor

Farmland Assessment Act
UCA 59-2-501 to 515
Form TC-582

Owner
ASTLE WILLIAM BENSON TTEE
2880 W 4600 N
BRIGHAM CITY, UT 84302

Date of Application
03/23/2020

Property identification numbers and complete legal description (additional pages if necessary)

Account Number: R0011189

Parcel Number: 030810010

SOLD

BEG AT THE NE CORNER OF LOT 06, BLK 12, FIVE ACRE PLAT, SEC 12, T 09 N, R 02 W, SLM, THENCE SOUTH 20 RDS, WEST 8 RDS, NORTH 20 RDS TO ST, EAST ALONG ST TO BEG.

Account Number: R0011190

Parcel Number: 030810011

SOLD

LOT 05, BLK 12, FIVE ACRE PLAT, SEC 12, T 09 N, R 02 W, SLM.

Account Number: R0011127

Parcel Number: 030780012

*Jewels
10 ACRES
the above*

BEG AT A POINT 20 RDS WEST OF NW CORNER OF LOT 02, BLK 15, FIVE ACRE PLAT, PART OF SEC 11, T 09 N, R 02 W, SLM, THENCE SOUTH 8.0 RDS, WEST 20 RDS, NORTH 8.0 RDS, EAST 20 RDS TO BEG.

ALSO: BEG AT A POINT 20 RDS WEST OF NW CORNER OF LOT 02, BLK 15, FIVE ACRE PLAT, PART OF SEC 11, T 09 N, R 02 W, SLM, THENCE WEST 20 RDS, NORTH 40 RDS, EAST 20 RDS, SOUTH 40 RDS TO BEG.

Account Number: R0011123

Parcel Number: 030780007

Jewels

LOT 09, BLK 08, FIVE ACRE PLAT, PART OF SEC 11, T 09 N, R 02 W, SLM.

Account Number: R0018750

Parcel Number: 040330016

Island

BEG AT A POINT 20 CHS SOUTH & 14.95 CHS WEST OF NE CORNER OF SE/4 OF SEC 20, T 10 N, R 02 W, SLM, THENCE S 29°00'00" W 3.65 CHS, S 64°00'00" W 6.01 CHS, S 72°50'00" W 18.56 CHS, NORTH 11.25 CHS, EAST 25.05 CHS TO BEG.

LESS: [04-033-0024] BEG AT A POINT 2640 FT WEST ALONG SEC LINE & 577.5 FT NORTH FROM SE CORNER OF SD SEC 20.

THENCE NORTH 200 FT M/L TO SALT CREEK, NORTHEASTERLY ALONG SALT CREEK TO POINT 1039 FT NORTH & 1470 FT WEST OF SE CORNER OF SD SEC, SOUTH 100 FT M/L TO A POINT 939 FT NORTH & 1470 FT WEST OF SE CORNER OF SD SEC 20, S 72°50'00" W 1224.96 FT TO POB.

LESS: [04-033-0035] BEG AT POINT IN EXISTING FENCE LINE LOCATED N 00°00'00" E ALONG EAST LINE OF SE/4 883.12 FT & N 90°00'00" W 1649.63 FT FROM SE CORNER SE/4, N 23°21'12" W 11.37 FT TO EASTERLY BANK OF SALT CREEK, ALONG SD EASTERLY BANK THE FOLLOWING SEVEN (7) COURSES: 1) N 42°18'15" E 286.01 FT; 2) N 16°09'41" E 179.01 FT; 3) N 89°44'56" E 125.84 FT; 4) N 48°46'29" E 134.34 FT; 5) N 27°51'46" E 142.60 FT; 6) S 74°11'17" E 89.70 FT; 7) N 57°50'06" E 71.72 FT. THENCE S 51°27'36" E 86.20 FT TO TOP OF EAST BANK OF SALT CREEK, ALONG BANK THE FOLLOWING FIVE (5) COURSES: 1) S 29°00'00" W 156.01 FT; 2) S 29°24'31" W 224.42 FT; 3) S 64°00'00" W 414.90 FT; 4) S 00°00'00" W 15.40 FT; 5) S 72°50'00" W 194.41 FT TO POB.

Account Number: R0018754

Parcel Number: 040330024

Island

SOLD

BEG AT A POINT 2840 FT WEST ALONG SEC LINE & 577.5 FT NORTH FROM SE CORNER OF SEC 20, T 10N, R 02W, SLB&M, THENCE NORTH 200 FT M/L TO SALT CREEK, NORTHEASTERLY ALONG SALT CREEK TO POINT 1039 FT NORTH & 1470 FT WEST OF SE CORNER OF SD SEC, SOUTH 100 FT M/L TO A POINT 939 FT NORTH & 1470 FT WEST OF SE CORNER OF SD SEC 20, S 72°50'00" W 1224.96 FT TO POB.

LESS: [04-033-0035] PART OF SE/4 OF SEC 20, T 10N, R 02W, SLM. BEG AT A POINT IN EXISTING FENCE LINE, LOCATED N 00°00'00" E ALONG EAST LINE OF SE/4 883.12 FT & N 90°00'00" W 1649.63 FT FROM SE CORNER OF SE/4, N 23°21'12" W 11.37 FT TO EASTERLY BANK OF SALT CREEK, ALONG SD EASTERLY BANK THE FOLLOWING SEVEN (7) COURSES: 1) N 42°18'15" E 286.01 FT, 2) N 16°09'41" E 179.01 FT, 3) N 81°44'56" E 125.84 FT, 4) N 48°46'29" E 134.34 FT, 5) N 27°51'48" E 142.60 FT, 6) S 74°11'17" E 89.70 FT, 7) N 57°50'08" E 71.72 FT, S 51°27'36" E 86.20 FT TO TOP OF EAST BANK FOR SALT CREEK, ALONG SD BANK THE FOLLOWING FIVE (5) COURSES: 1) S 29°00'00" W 156.01 FT, 2) S 29°24'31" W 224.42 FT, 3) S 64°00'00" W 414.90 FT, 4) S 00°00'00" W 15.40 FT, 5) S 72°50'00" W 194.41 FT TO POB.

Account Number: R0036842

Parcel Number: 040330037

Island

PRT NE/4 SEC 20 T10N R02W SLM DESC AS: BEG AT PT ON SWLY R/W/L BE CO RD 1321.88 FT S00°28'52"E & 1972.88 FT S89°31'08"W & 473.43 FT N40°08'44"W & 45.14 FT NWLY ALG ARC OF A SPIRAL FOR 1432.4 FT RAD CURVE TO RIGHT (CHORD SD CURVE BEARS 46.14 FT N38°25'48"W) FRM NE COR SD SEC 20, (1) S89°31'08"W 336.06 FT TO PT ON WLY/L SD NE/4 SEC 20, (2) N00°28'52"W 340.13 FT ALG SD WLY/L TO PT ON NLY PROP/L, (3) N89°28'52"E 111.05 FT TO PT ON SWLY R/W/L BE CO RD, (4) SELY 252.85 FT ALG SD R/W/L BEING ARC OF 1465.4 FT RAD CURVE TO LEFT (CHORD SD CURVE BEARS S31°12'09"E 252.54 FT) TO PT, (5) SELY 156.15 FT ALG SD SWLY R/W/L BEING ARC OF SPIRAL CONCENTRIC WITH & 33 FT RADIALLY DIST SWLY FRM 200 FT TEN CHORD SPIRAL FOR 1432.4 FT RAD CURVE TO LEFT (CHORD SD CURVE BEARS S38°25'48"E 156.12 FT) TO BEG. CONT 1.66 AC.

Account Number: R0018737

Parcel Number: 040330002

Island

E/2 NW/4, SEC 20, T 10N, R 02W, SLM.

Account Number: R0018745

Parcel Number: 040330011

Island

BEG AT A POINT 11.03 CHS WEST OF NE CORNER OF SE/4 SEC 20, T 10N, R 02W, SLM. THENCE S 08°00'00" W 5.73 CHS, S 06°15'00" E 4.24 CHS, S 12°00'00" W 6.30 CHS, S 29°00'00" W 4.50 CHS, WEST 25.05 CHS, NORTH 20 CHS, EAST 28.97 CHS TO BEG.

LESS: BEG AT POINT IN EXISTING FENCE LINE, LOCATED N 00°00'00" E ALONG EAST LINE OF SE/4 883.12 FT & N 90°00'00" W 1649.63 FT FROM SE CORNER OF SE/4. THENCE N 23°21'12" W 11.37 FT TO EASTERLY BANK OF SALT CREEK, ALONG SD EASTERLY BANK THE FOLLOWING SEVEN (7) COURSES: 1) N 42°18'15" E 286.01 FT, 2) N 16°09'41" E 179.01 FT, 3) N 81°44'56" E 125.84 FT, 4) N 48°46'29" E 134.34 FT, 5) N 27°51'48" E 142.60 FT, 6) S 74°11'17" E 89.70 FT, 7) N 57°50'08" E 71.72 FT. THENCE S 51°27'36" E 86.20 FT TO TOP OF EAST BANK OF SALT CREEK, ALONG BANK THE FOLLOWING FIVE (5) COURSES: 1) S 29°00'00" W 156.01 FT, 2) S 29°24'31" W 224.42 FT, 3) S 64°00'00" W 414.90 FT, 4) S 00°00'00" W 15.40 FT, 5) S 72°50'00" W 194.41 FT TO POB.

Account Number: R0011139

Parcel Number: 030790006

10 acres by map

E/2 OF LOTS 10, 11, 12, 13, BLK 09, FIVE ACRE PLAT, SEC 11, T 09 N, R 02 W, SLM.

Account Number: R0011129

Parcel Number: 030780014

Jewels across creek

LOT 10, BLK 08, FIVE ACRE PLAT, SEC 11, T 09 N, R 02 W, SLM.

Account Number: R0036843

Parcel Number: 040330038

Island

PART OF NE/4 OF SEC 20, T 10N, R 02W, SLM. BEG AT A POINT ON SOUTHWESTERLY R/W LINE OF BE COUNTY RD 1321.88 FT S 00°28'52" E & 1972.88 FT S 89°31'08" W & 259.81 FT N 40°08'44" W FROM NE CORNER OF SD SEC 20. THENCE THE FOLLOWING FIVE (5) COURSES: 1) S 89°31'08" W 501.82 FT TO POINT ON WESTERLY LINE OF SD NE/4 SEC 20; 2) N 00°28'52" W 200.00 FT ALONG SD WESTERLY LINE TO CAP; 3) N 89°31'08" E 336.06 FT TO POINT ON SOUTHWESTERLY R/W LINE OF BE

COUNTY RD; 4) SOUTHEASTERLY 46.14 FT ALONG SOUTHWESTERLY R/W LINE, BEING ARC OF SPIRAL CONCENTRIC WITH & 33 FT RADIALLY DISTANT SOUTHWESTERLY FROM 200 FT TEN CHORD SPIRAL FOR 1432.4 FT RADIUS CURVE TO LEFT (CHORD TO SD CURVE BEARS S 40°04' 19" E 46.14 FT); 5) S 40°08' 44" E 213.62 FT ALONG SD SOUTHWESTERLY R/W LINE TO POB.

Account Number: R0011125

Parcel Number: 030780010

SOUTH 3/4 OF LOTS 03 & 04 & ALL OF LOTS 05 & 06, BLK 15, FIVE ACRE PLAT. PART OF SEC 11, T 09N, R 02W, SLM.

Jewels

Account Number: R0011128

Parcel Number: 030780013

BEG AT NW CORNER OF LOT 02, BLK 15, FIVE ACRE PLAT. SEC 11, T 09 N, R 02 W, SLM. THENCE SOUTH 8.0 RDS, WEST 20 RDS, NORTH 8.0 RDS, EAST 20 RDS TO BEG.

ALSO: BEG AT NW CORNER OF LOT 02, BLK 15, FIVE ACRE PLAT. SEC 11, T 09 N, R 02 W, SLM. THENCE WEST 20 RDS, NORTH 40 RDS, EAST 20 RDS, SOUTH 40 RD TO BEG.

Jewels

Account Number: R0011126

Parcel Number: 030780011

SOUTH 43.5 FT BY 20 RDS OF LOT 07, & LOT 08, BLK 15, FIVE ACRE PLAT. PART OF SEC 11, T 09N, R 02W, SLM.

Jewels

Account Number: R0011181

Parcel Number: 030810012

PART OF SEC 12, T 09N, R 02W, SLM. BEG AT A POINT OF WEST SIDE OF COUNTY RD, BEING 86 RDS NORTH & ABOUT 517 FT WEST OF SE CORNER OF N/2 OF SW/4 OF SEC. THENCE WEST 1283 FT, NORTH 40 RDS, EAST 1283 FT, SOUTH 40 RDS TO BEG. PART OF BLK 12, FIVE ACRE PLAT, BCS.

SUB/TO: CONDITIONS OF COMMON AGREEMENT (BK 307 PG 527-529).

SOLD

Certification

Read the following and sign below.

I certify: (1) THE FACTS SET FORTH IN THIS APPLICATION ARE TRUE (2) The agricultural land covered by this application constitutes no less than five contiguous acres exclusive of homesite and other non-agricultural acreage (see Utah Code 59-2-503 for waiver). (3) The land is currently devoted to agricultural use and has been so devoted for two successive years immediately preceding the tax year for which valuation under this act is requested. (4) The land produces in excess of 50 percent of the average agricultural production per acre for the given type of land and the given county or area (5) I am fully aware of the five-year rollback tax provision which becomes effective upon a change in use or other withdrawal of all or part of the eligible land. I understand that the rollback tax is a lien on the property until paid and that the application constitutes consent to audit and review. I understand that I must notify the county assessor of a change in land use to any non-qualifying use, and that a penalty of the greater of \$10 or 2 percent of the computed rollback tax due for the last year will be imposed on failure to notify the assessor within 120 days after change in use.

Corporate Name

<p>Owner Signature (ASTLE PEGGY D TTEE) X <i>Peggy D. Astle</i> Date <u>5/15/20</u></p> <p>Notary Signature _____ Date <u>5/15/20</u> State of <u>Utah</u> County of <u>Box Elder</u> § Subscribed and Sworn Before Me By ASTLE PEGGY D TTEE</p> <p><i>Stacy Josephson</i> Notary Stamp</p> <div style="border: 1px solid black; padding: 5px; width: fit-content; margin: 0 auto;"> <p>NOTARY PUBLIC STACY JOSEPHSON 699678 Commission Expires May 12, 2022 STATE OF UTAH</p> </div>	<p>Owner Signature (ASTLE WILLIAM BENSON TTEE) X <i>William Benson Astle</i> Date <u>5/15/20</u></p> <p>Notary Signature _____ Date <u>5/15/20</u> State of <u>Utah</u> County of <u>Box Elder</u> § Subscribed and Sworn Before Me By ASTLE WILLIAM BENSON TTEE</p> <p><i>Stacy Josephson</i> Notary Stamp</p> <div style="border: 1px solid black; padding: 5px; width: fit-content; margin: 0 auto;"> <p>NOTARY PUBLIC STACY JOSEPHSON 699678 Commission Expires May 12, 2022 STATE OF UTAH</p> </div>
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Owner Signature (ASTLE FAMILY TRUST 04/18/2018)
X _____ Date _____

Notary Signature _____ Date _____
State of _____
County of _____ §
Subscribed and Sworn
Before Me By
ASTLE FAMILY TRUST 04/18/2018

Notary Stamp

<p>County Assessor Signature (Subject to review) <i>Dilana Gerhard</i> / Chief deputy</p>	<p>Date <u>5/15/2020</u></p>
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