

After Recording Return to:

Checketts Law, Inc.
Thomas K. Checketts
182 South 1950 East
Layton, UT 84040
Phone: (801) 633-3155

Cross Reference: Entry 583749

Current Parcel IDs: 01-401-0-0003, 01-401-0-0007, 01-422-0-0009, and 01-422-0-0014

APPOINTMENT OF SUCCESSOR TRUSTEE

THOMAS K. CHECKETTS, an active member of the Utah State Bar, with an address of 182 South 1950 East, Layton, UT 84040 is hereby appointed Successor Trustee under the trust deed executed by SHOSHONE VILLAGE, LLC, as Trustor, in which IRONWOOD REAL ESTATE, LLC, as Beneficiary, and COTTONWOOD TITLE as Trustee, and filed for record on December 23, 2022, and recorded with recorder's entry No. 583749 Records of Tooele County, Utah. The undersigned beneficiary hereby ratifies and confirms all actions on its behalf by the Successor Trustee prior to the recording of this instrument. The Trust Deed covers the following described real property situated in Tooele County, Utah: 01-401-0-0003, 01-401-0-0007, 01-422-0-0009, and 01-422-0-0014.

PARCEL: 01-401-0-0003 (formerly known as 03-007-0-0033)

BEING A PORTION OF A TOOELE COUNTY RIGHT OF WAY RECORDED AS ENTRY NO. 278669, TOOELE COUNTY RECORDER'S OFFICE, LOCATED IN THE NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN, COUNTY OF TOOELE, STATE OF UTAH, BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 3, SAID CORNER BEARS NORTH 89°39'20" EAST 9.83 FEET FROM THE TOOELE COUNTY WITNESS MONUMENT FOR SAID NORTHWEST CORNER; THENCE NORTH 89°39'20" EAST 130.67 FEET ALONG THE NORTH LINE OF SAID SECTION 3 TO THE EAST RIGHT OF WAY OF SR-36; THENCE ALONG SAID EAST RIGHT OF WAY, SOUTH 00°25'45" EAST 1325.30 FEET TO THE INTERSECTION OF SAID RIGHT OF WAY WITH THE SOUTH LINE OF SAID TOOELE COUNTY RIGHT OF WAY; THENCE ALONG SAID SOUTH RIGHT OF WAY NORTH 89°38'33" EAST 6.66 FEET TO THE POINT OF BEGINNING; THENCE ALONG A NON-TANGENT CURVE TO THE RIGHT, WHOSE RADIAL BEARING IS NORTH 60°30'29" WEST HAVING A RADIUS OF 50.00 FEET THROUGH A CENTRAL ANGLE OF 61°30'16" AN ARC DISTANCE OF

53.67 FEET; THENCE SOUTH 89°00'14" EAST 1062.55 FEET TO SAID SOUTH RIGHT OF WAY; THENCE ALONG SAID SOUTH RIGHT OF WAY SOUTH 89°38'33" WEST 1106.80 FEET TO THE POINT OF BEGINNING.

THE BASIS OF BEARING FOR THIS DESCRIPTION IS THE BEARING OF SOUTH 00°25'43" EAST BETWEEN THE WEST QUARTER CORNER AND NORTHWEST CORNER OF SAID SECTION 3.

CONTAINS 14,134 SQFT OR 0.324 ACRES OUT OF 03-007-0-0033 PER ENTRY #538592. 0.324 ACRES.

PARCEL: 01-401-0-0007 (formerly known as 03-007-0-0013, 03-007-0-0034, and 03-007-0-0035)

THE SOUTH ONE HALF OF THE NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE MERIDIAN; EXCEPTING THEREFROM THAT PORTION DEEDED TO UTAH DEPARTMENT OF TRANSPORTATION BY THAT CERTAIN WARRANTY DEED RECORDED MARCH 12, 2004 AS ENTRY NO. 219836 INBOOK 929 AT PAGE 246 OF OFFICIAL RECORDS AND EXCEPTING THEREFROM THAT PORTION DEEDED TO TOOELE COUNTY BY THAT CERTAIN QUITCLAIM DEED RECORDED AUGUST 26, 2010 AS ENTRY NO. 346111 OF OFFICIAL RECORDS. BALANCE OF 03-007-0-0013 AFTER 03-007-0-0034 FOR 2011 YEAR. 76.259 ACRES--- OUT OF 03-007-0-0035 PER ENTRY # 563895 FOR 2023 YEAR. 76.259 ACRES.

PARCEL: 01-422-0-0009 (formerly known as 05-050-0-0018)

BEGINNING 33 FEET SOUTH AND 361.5 FEET WEST OF THE CENTER OF SECTION 34, TOWNSHIP 2 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN; SAID POINT OF THE BEGINNING BEING FURTHER DESCRIBED AS BEING ON THE SOUTH LINE OF THE COUNTY ROAD AND RUNNING THENCE SOUTH 361.5 FEET; THENCE EAST 361.5 FEET; THENCE SOUTH 925.5 FEET, MORE OR LESS, TO THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 34; THENCE WEST 1320 FEET; THENCE NORTH 1287 FEET, MORE OR LESS, TO THE SOUTH LINE OF SAID COUNTY ROAD; THENCE EAST TO THE POINT OF BEGINNING. OUT OF 05-050-0-0018 ENTRY # 563895 CITY OF ERDA FINAL LOCAL ENTITY PLAT FOR 2023 YEAR. 36 ACRES.

PARCEL: 01-422-0-0014 (formerly known as 05-050-0-0033)

THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 2 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN. EXCEPTING THEREFROM, THAT PORTION THEREOF, INCLUDED IN ROADS. ALSO LESS AND EXCEPTING THAT PORTION INDEED RECORDED MARCH 26, 2004 AS ENTRY NO. 220557 THROUGH 220559 IN BOOK 932 AT PAGES 84 THROUGH 88 OF

OFFICIAL RECORDS, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT SOUTHWEST CORNER OF SAID SECTION 34, AND RUNNING THENCE NORTH 00°18'15" WEST 1324.75 FEET ALONG THE SECTION LINE TO THE 40 ACRE LINE; THENCE NORTH 89°40'31" EAST 128.98 FEET TO A POINT 100.00 FEET PERPENDICULARLY DISTANT EASTERLY FROM THE CENTER LINE OF SAID SR-36 OF SAID PROJECT, AT ENGINEER STATION 299+27.82; THENCE SOUTH 00°23'53" EAST 1324.76 FEET TO THE SECTION LINE AND SOUTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT; THENCE SOUTH 89°40'35" WEST 131.15 FEET ALONG SAID SECTION LINE TO THE POINT OF BEGINNING. OUT OF 05-050-0-0033 ENTRY #563895 CITY OF ERDA FINAL LOCAL ENTITYT PLAT FOR 2023 YEAR. 76.04 ACRES.

Trustee Contact Information:
Call/Text: (801) 633-3155
Hours: Monday-Friday 9 a.m.-5 p.m.

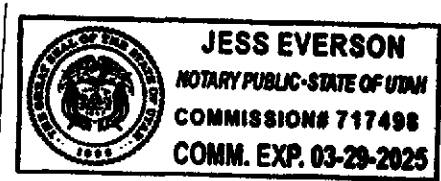
Dated this 2 day of May 2023.

IRONWOOD REAL ESTATE, LLC

By: Joseph D. White
Name: JOSEPH D. WHITE
Title: Member

STATE OF UTAH)
 :SS
County of Tooele)

The foregoing instrument was acknowledged before me this 2 day of May 2023, by Joseph White as an authorized agent of Ironwood Real Estate, LLC.



Joseph D. White
Notary Public