

CTIA # 142700-WHP

RECORDED AT THE REQUEST OF

Incognito Partners, LLC
c/o 159 Bridge Street
Manchester by the Sea, MA 01944

13738363
8/6/2021 2:44:00 PM \$40.00
Book - 11218 Pg - 5578-5581
RASHELLE HOBBS
Recorder, Salt Lake County, UT
COTTONWOOD TITLE
BY: eCASH, DEPUTY - EF 4 P.

Space above for County Recorder's use

PARCEL I.D. #24-27-226-082-0000

SPECIAL WARRANTY DEED

SOLITUDE DEVELOPMENT COMPANY, INC., a Utah corporation, Grantor, of Salt Lake County, State of Utah hereby CONVEYS AND WARRANTS against all claiming by, through or under Grantor, to INCOGNITO PARTNERS, LLC, a Utah limited liability company, Grantee, of c/o 159 Bridge Street, Manchester by the Sea, MA 01944, for the sum of Ten Dollars and other good and valuable consideration, the tract of land in the Town of Brighton, Salt Lake County, State of Utah, more particularly described on Exhibit "A" attached hereto and incorporated herein;

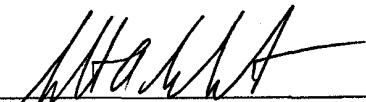
Subject to easements, rights of way, conditions, restrictions and matters of record, and

Together with all appurtenances thereto, including all approvals, entitlements and development rights.

WITNESS the hand of said Grantor, this 4th day of August, 2021.

GRANTOR:

Solitude Development Company, Inc., a Utah corporation




Scott A. DeSeelhorst
Vice President

STATE OF IDAHO)
)
) : ss.
COUNTY OF Ada)

The foregoing instrument was acknowledged before me this 04 day of August, 2021, by Scott A. Deseelhorst in his capacity as duly authorized Vice President of Solitude Development Company, Inc., a Utah corporation.

A Scott A. Deseelhorst (only)

ELIZABETH ARESTI
NOTARY PUBLIC
STATE OF IDAHO
COMM. NO. 20204744



Notary Public
Comm. Exp. 12/04/2026

SEAL
1574562v1

**EXHIBIT A
PROPERTY DESCRIPTION**

PARCEL 1:

A parcel of land lying in the Northeast Quarter of the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Comprising 0.99 acres described in that certain Special Warranty Deed recorded July 7, 2006 as Entry 9776452, in Book 9319, at Page 2279 of the Salt Lake County Records. Basis of Bearing for subject parcel being South 89°48'56" East 1309.22 feet (measured) between the G.L.O. Brass Cap Monuments Monumentalizing the North line of Northeast Quarter of the Northeast Quarter of said Section 27. Subject parcel being more described as follows:

Commencing at the Southwest Corner of the Southeast Quarter of the Southeast Quarter of Section 22, thence South 23°34'03" West 178.83 feet to the Northwest Corner of said Giles Flat Mining Claim; Thence South 48°02'07" East 450.00 feet coincident with the north line of said mining claim to the true point of beginning; Thence continuing coincident with said north line South 48°02'07" East 93.96 feet; Thence South 33°09'08" West 87.67 feet to the Northwest Corner of the Eagle Springs West Condominium; Thence following eight (8) courses coincident with the westerly and southerly boundary of said Eagle Springs West, 1) South 01°07'51" East 58.42 feet; 2) South 88°52'06" West 5.00 feet; 3) South 01°07'51" East 39.57 feet; 4) North 72°26'08" West 19.67 feet; 5) South 17°33'52" West 39.14 feet; 6) South 72°26'08" East 21.86 feet; 7) South 33°51'15" West 105.76 feet; 8) South 56°08'45" East 14.16 feet; Thence South 33°51'15" West 71.18 feet; Thence North 63°05'40" West 32.61 feet to a point of curvature; Thence northerly 76.05 feet along the arc of a 75.00 foot radius curve to the right (center bears North 26°54'20" East) through a central angle of 58°05'46" to a point of tangency; Thence North 04°59'54" West 6.24 feet to a point of curvature; thence northerly 32.00 feet along the arc of a 186.00 foot radius curve to the right (center bears North 85°00'06" East) through a central angle of 09°51'30" to a point of tangency; Thence North 04°51'36" East 35.58 feet to a point of curvature; Thence northeasterly 42.39 feet along the arc of a 100.00 foot radius curve to the right (center bears South 85°08'24" East) through a central angle of 24°17'16" to a point of tangency; Thence North 29°08'548" East 272.66 feet to the point of beginning.

LESS AND EXCEPTING the following:

A parcel of land lying and situate in the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Being more particularly described as follows:

Commencing at a point South 09°56'38" East 794.22 feet from the Brass Cap Monument representing the Northwest Corner of the Northeast Quarter of the Northeast Quarter of said Section 27, and the Point of Beginning, and running thence North 03°22'17" West 0.50 feet; thence North 86°37'43" East 13.60 feet; thence North 03°22'17" West 33.71 feet; thence North 86°37'43" East 24.41 feet; thence North 03°22'17" West 5.74 feet; thence North 86°37'43" East 11.08 feet; thence South 03°22'17" East 8.63 feet; thence North 86°37'43" East 13.17 feet; thence South 03°22'17" East 31.32 feet; thence South 86°37'43" West 62.26 feet to the Point of Beginning. Also being known as Unit 102, The Aspens at Solitude Estates (unrecorded)

ALSO LESS AND EXCEPTING the following:

A parcel of land lying and situate in the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Being more particularly described as follows:

Commencing at a point South 09°56'38" East 794.22 feet from the Brass Cap Monument representing the Northwest Corner of the Northeast Quarter of the Northeast Quarter of said Section 27, and the Point of Beginning, and running thence North 86°37'43" East 62.26 feet; thence South 03°22'17" East 0.50 feet; thence South 86°37'43" West 5.26 feet; thence South 03°22'17" East 31.51 feet; thence South 86°37'43" West 13.70 feet; thence South 03°22'17" East 8.38 feet; thence South 86°37'43" West 11.14 feet; thence

North 03°22'17" West 6.44 feet; thence South 86°37'43" West 24.06 feet; thence North 03°22'17" West 33.45 feet; thence South 86°37'43" West 8.09 feet; thence North 03°22'17" West 0.50 feet to the Point of Beginning. Also being known as Unit 101, The Aspens at Solitude Estates (unrecorded)

ALSO LESS AND EXCEPTING the following:

A parcel of land identified as Unit 201 on the Record of Survey prepared by William L. Clark (PLS No. 5251265) of PSOMAS and filed at the Salt Lake County Surveyor's office as Number S2008-02-0208, said parcel lying in the Northeast Quarter of the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Comprising 0.04 acre of those particular parcels of land owned in fee simple by Solitude Ski Corporation and being a part of the Giles Flat Mining Claim U.S. Mineral Survey 4960. Basis of Bearing for subject parcel being South 89°48'56" East 1309.22 feet (measured) between the G.L.O. Brass Cap Monuments Monumentalizing the North line of the Northeast Quarter of the Northeast Quarter of said Section 27. Subject parcel being more described as follows:

Commencing at the Southwest Corner of the Southeast Quarter of the Southeast Quarter of Section 22, Township 2 South, Range 3 East, Salt Lake Base and Meridian, and running thence South 23°34'03" West 178.83 feet to the Northwest corner of said Giles Flat Mining Claim; Thence South 48°02'07" East 450.00 feet coincident with the North line of said mining claim to the point of beginning of Mr. Clark's Survey; Thence continuing coincident with said North line South 48°02'07" East 93.96 feet; Thence South 33°09'08" West 87.67 feet to the Northwest corner of the Eagle Springs West Condominium; Thence the following four (4) courses coincident with the Westerly and Southerly boundary of said Eagle Springs West, 1) South 01°07'51" East 58.42 feet; 2) South 88°52'06" West 5.00 feet; 3) South 01°07'51" East 39.57 feet; 4) North 72°26'08" West 19.67 feet; Thence North 49°31'54" West 37.10 feet to the Northeast corner of Unit 202 of The Aspens at Solitude Estates; Thence the following three (3) courses coincident with the Southeasterly boundary of said Unit 202, 1) South 24°06'11" West 31.35 feet; 2) South 65°53'49" East 5.00 feet; 3) South 24°06'11" West 0.50 feet to the true point of beginning; Thence South 24°06'11" West 0.50 feet; Thence South 24°06'11" West 31.35 feet; Thence North 65°53'49" West 13.50 feet; Thence South 24°06'11" West 8.11 feet; Thence North 65°53'49" West 10.33 feet; Thence North 24°06'11" East 5.61 feet; Thence North 65°53'49" West 25.33 feet; Thence North 24°06'11" East 33.85 feet; Thence North 65°53'49" West 11.16 feet; Thence North 24°06'11" East 0.50 feet; Thence South 65°53'49" East 60.32 feet; to the point of beginning. Also being known as Unit 201 of The Aspens at Solitude Estates (unrecorded)

ALSO LESS AND EXCEPTING the following:

A parcel of land identified as Unit 202 on the Record of Survey prepared by William L. Clark (PLS No. 5251265) of PSOMAS and filed at the Salt Lake County Surveyor's office as Number S2008-02-0208, said parcel lying in the Northeast Quarter of the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Comprising 0.04 acre of those particular parcels of land owned in fee simple by Solitude Ski Corporation and being a part of the Giles Flat Mining Claim U.S. Mineral Survey 4960. Basis of Bearing for subject parcel being South 89°48'56" East 1309.22 feet (measured) between the G.L.O. Brass Cap Monuments Monumentalizing the North line of the Northeast Quarter of the Northeast Quarter of said Section 27. Subject parcel being more described as follows:

Commencing at the Southwest Corner of the Southeast Quarter of the Southeast Quarter of Section 22, Township 2 South, Range 3 East, Salt Lake Base and Meridian, and running thence South 23°34'03" West 178.83 feet to the Northwest corner of said Giles Flat Mining Claim; Thence South 48°02'07" East 450.00 feet coincident with the North line of said mining claim to the point of beginning of Mr. Clark's Survey; Thence continuing coincident with said North line South 48°02'07" East 93.96 feet; Thence South 33°09'08" West 87.67 feet to the Northwest corner of the Eagle Springs West Condominium; Thence the following four (4) courses coincident with the Westerly and Southerly boundary of said Eagle Springs West, 1) South 01°07'51" East 58.42 feet; 2) South 88°52'06" West 5.00 feet; 3) South 01°07'51" East 39.57 feet; 4) North 72°26'08" West 19.67 feet; Thence North 49°31'54" West 37.10 feet to the Northeast corner of Unit 202 of The Aspens at Solitude Estates and the true point of beginning; Thence South 24°06'11" West

31.35 feet; thence South 65°53'49" East 5.00 feet; thence South 24°06'11" West 0.50 feet; Thence North 65°53'49" West 60.32 feet; Thence North 24°06'11" East 0.50 feet; Thence South 65°53'49" East 6.16 feet; thence North 24°06'11" East 33.85 feet; thence South 65°53'49" East 25.33 feet; thence North 24°06'11" East 5.61 feet; thence South 65°53'49" East 10.33 feet; thence South 24°06'11" West 8.11 feet; thence South 65°53'49" East 13.50 feet to the point of beginning. Also being known as Unit 202 of The Aspens at Solitude Estates (unrecorded)

PARCEL 1A:

Creekside Condominium Access Easement

A 25 foot wide non-exclusive Easement for ingress and egress, being 12.5 feet on either side of the following described centerline:

Beginning at a point that is South 58°15'08" East 436.34 feet from the Northwest corner of the Northeast quarter of the Northeast quarter of Section 27; said point also being North 89°48'56" West, 1309.22 feet, and South 58°15'08" East 436.34 feet from the Northeast corner of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian, said point of beginning being on the South Right-of-way line of State Road 152, and also on a 61.94 foot radius curve to the left, thence along the arc of said curve 85.89 feet (chord bears South 11°13'19" East, 79.17 feet); thence South 50°56'43" East 89.29 feet to a point on a 93.62 foot radius curve to the right, thence along the arc of said curve 28.57 feet (chord bears South 40°02'01" East, 28.46 feet); thence South 31°17'23" East 60.67 feet; thence South 25°18'18" East 51.88 feet; thence North 25°18'18" West 12.50 feet; said point being the intersection of the Entrance Road and the A1 Road and running thence South 63°38'04" West 129.33 feet to a point on a 62.50 foot radius curve to the right, thence along the arc of said curve 74.66 feet (chord bears North 82°08'45" West, 70.30 feet); thence North 47°55'35" West 104.46 feet; thence South 47°55'35" East 12.50 feet; said point being the intersection of A1 Road and the A5 Road and running thence South 29°08' West 279.13 feet to a point on a 98.50 foot radius curve to the left, thence along the arc of said curve 42.04 feet (chord bears South 17°06'48" West, 41.72 feet); thence South 04°51'36" West 36.36 feet to a point on a 184.00 foot radius curve to the left, thence along the arc of said curve 31.66 feet (chord bears South 00°04'09" East, 31.62 feet); thence South 04°59'54" East 6.57 feet to a point on a 72.00 foot radius curve to the left, thence along the arc of said curve 73.01 feet (chord bears South 34°02'47" East, 69.92 feet); thence South 63°02'25" East 15.27 feet to a point on a 38.00 foot radius curve to the right, thence along the arc of said curve 45.50 feet (chord bears South 27°12'57" East, 42.83 feet) more or less to a point on the property line of Creekside Condominiums and the terminus of this easement.

Tax Id No.: 24-27-226-082

Mail Recorded Deed and Tax Notice To:
Incognito Partners, LLC, a Utah limited liability company
c/o Andrew S. West, 159 Bridge Street
Manchster by the Sea, MA 01944

13929494 B: 11327 P: 89 Total Pages: 5
04/08/2022 04:35 PM By: zjorgensen Fees: \$40.00
SWD- SPECIAL WARRANTY DEED
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.
1996 EAST 6400 SOUTH SUITE 120SALT LAKE CITY, UT 84121



SPECIAL WARRANTY DEED

Incognito Partners, LLC, a Utah limited liability company,

GRANTOR of Manchester by the Sea, State of Massachusetts, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

Incognito Partners, LLC, a Utah limited liability company

GRANTEE of Manchster by the Sea, State of Massachusetts

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

SEE EXHIBIT A ATTACHED HERETO

Together with and subject to the Creekside Condominium Access Easement attached as Exhibit "A-1" attached hereto and by this reference made a part hereof.

See Exhibit "A-2" for copy of site map

TAX ID NO.: 24-27-226-082 (a portion of) (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.

[Signature on following page]

Dated this 4 day of April, 2022.

Incognito Partners, LLC, a Utah limited liability company

BY: Andrew S. West
Andrew S. West, Sole Member

STATE OF MASS

COUNTY OF Essex

On 4 day of April, 2022, before me, personally appeared Andrew S. West, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he executed the same as Sole Member, on behalf of Incognito Partners, LLC, a Utah limited liability company.

Nancy A. Hammond

Notary Public



NANCY A. HAMMOND
Notary Public
Commonwealth of Massachusetts
My Commission Expires
February 3, 2028

EXHIBIT 'A'

Silver Aspens at Solitude

Unit 401, being more particularly described as follows:

A parcel of land lying in the Northeast Quarter of the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Comprising 0.08 acres out of that parcel described in that certain Special Warranty Deed recorded August 6, 2021, as Entry 13738363, in Book 11218, at Page 5578 of the Salt Lake County Records (Tax Parcel # 24-27-226-082). Basis of Bearing for subject parcel being South 89°48'56" East 1309.22 feet (measured) between the G.L.O. Brass Cap Monuments Monumentalizing the North line of Northeast Quarter of the Northeast Quarter of said Section 27. Subject parcel being more particularly described as follows:

Commencing at the Northwest Corner of the Northeast Quarter of the Northeast Quarter of Section 27, thence South 23°34'03" West 178.83 feet to the Northwest Corner of the Giles Flat Mining Claim; Thence South 48°02'09" East 450.00 feet coincident with the north line of said mining claim; Thence South 14°40'38" East 35.49 feet to the true Point of Beginning:

Thence South 60°48'41" East 8.28 feet; Thence North 29°11'19" East 11.13 feet; Thence South 60°30'50" East 6.75 feet; Thence South 48°59'06" East 18.53 feet; Thence South 29°11'19" West 13.28 feet; Thence South 60°48'41" East 14.00 feet; Thence South 29°11'19" West 28.18 feet; Thence North 60°48'41" West 9.00 feet; Thence South 29°11'19" West 18.33 feet; Thence North 60°48'41" West 2.00 feet; Thence South 29°11'19" West 14.50 feet; Thence North 60°48'41" West 46.67 feet; Thence North 29°08'00" East 39.71 feet; Thence South 60°48'41" East 3.38 feet; Thence North 29°11'19" East 15.64 feet; Thence South 60°48'41" East 7.17 feet; Thence North 29°11'19" East 11.66 feet to the Point of Beginning.

EXHIBIT "A-1"

Creekside Condominium Access Easement

A 25 foot wide non-exclusive Easement for ingress and egress, being 12.5 feet on either side of the following described centerline:

Beginning at a point that is South 58°15'08" East 436.34 feet from the Northwest corner of the Northeast quarter of the Northeast quarter of Section 27; said point also being North 89°48'56" West, 1309.22 feet, and South 58°15'08" East 436.34 feet from the Northeast corner of Section 27, Township 2 South, Range 3 East Salt Lake Base and Meridian and running thence;

Said point of beginning, being on the South Right-of-way line of State Road 152, and also on a 61.94 foot radius curve to the left, thence along the arc of said curve 85.89 feet (chord bears South 11°13'19" East, 79.17 feet); thence

South 50°56'43" East 89.29 feet to a point on a 93.62 foot radius curve to the right, thence along the arc of said curve 28.57 feet (chord bears South 40°02'01" East, 28.46 feet); thence

South 31°17'23" East 60.07 feet; thence

South 25°18'18" East 51.88 feet; thence

North 25°18'18" West 12.50 feet; said point being the intersection of the Entrance Road and the A1 Road and running thence

South 63°38'04" West 129.33 to a point on a 62.50 foot radius curve to the right, thence along the arc of said curve 74.66 feet (chord bears North 82°08'45" West, 70.30 feet); thence

North 47°55'35" West 104.46 feet; thence

South 47°55'35" East 12.50 feet; said point being the intersection of A1 Road and the A5 Road and running thence

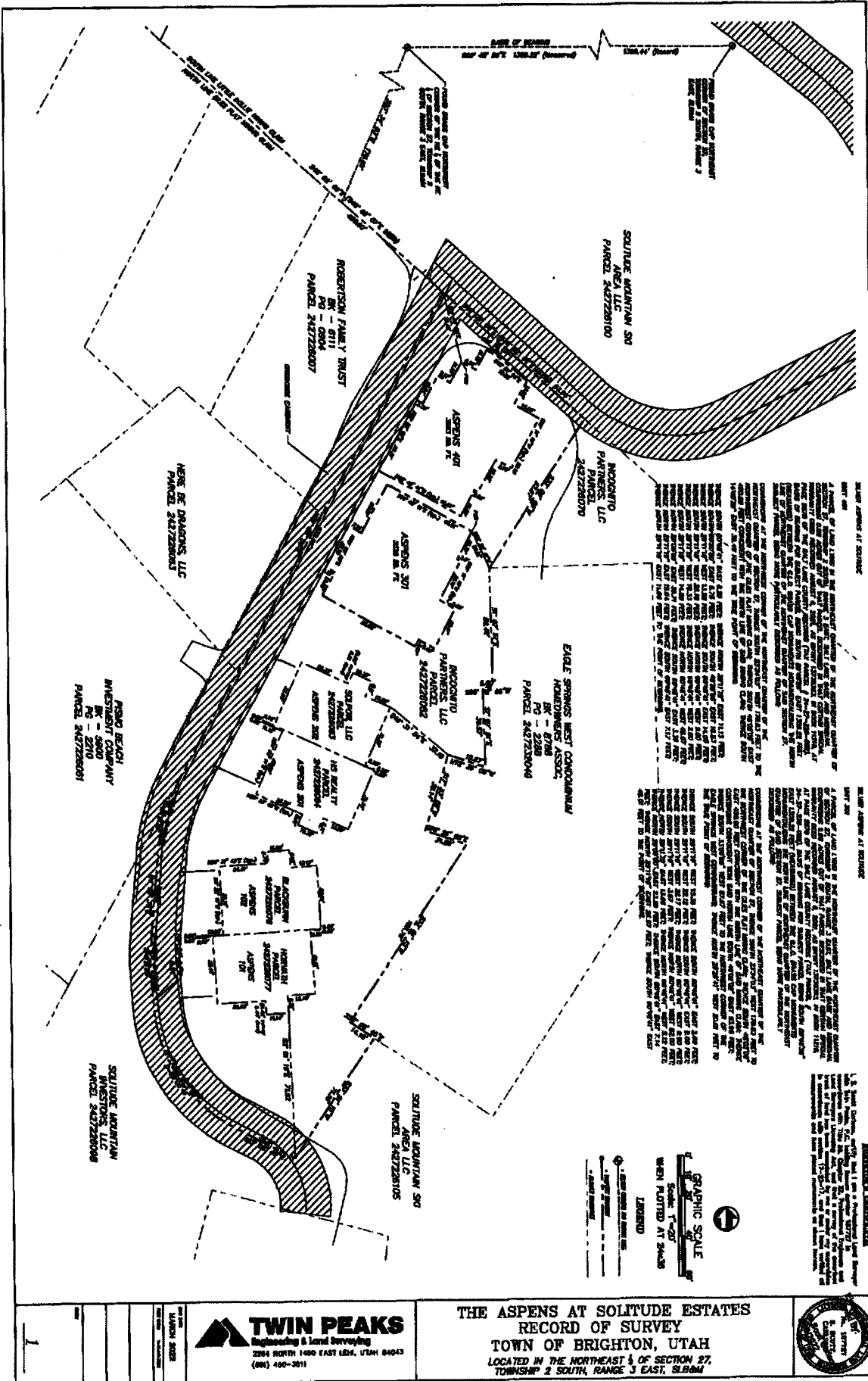
South 29°08' West 279.13 feet to a point on a 98.50 foot radius curve to the left, thence along the arc of said curve 42.04 feet (chord bears South 17°08'48" West, 41.72 feet); thence

South 04°51'36" West 36.36 feet to a point on a 184.00 foot radius curve to the left, thence along the arc of said curve 31.66 feet (chord bears South 00°04'09" East, 31.62 feet); thence

South 04°59'54" East 6.57 feet to a point on a 72.00 foot radius curve to the left, thence along the arc of said curve 73.01 feet (chord bears South 34°02'47" East, 69.92 feet); thence

South 63°02'25" East 15.27 feet to a point on a 38.00 foot radius curve to the right, thence along the arc of said curve 45.50 feet (chord bears South 27°12'57" East, 42.83 feet) more or less to a point on the property line of Creekside Condominiums and the terminus of this easement.

EXHIBIT "A-2"



WHEN RECORDED RETURN TO:

Larry G. Moore
Ray Quinney & Nebeker P.C.
36 South State Street, Suite 1400
P.O. Box 45385
Salt Lake City, Utah 84145-0385

13975251 B: 11351 P: 2601 Total Pages: 4
06/24/2022 04:09 PM By: aallen Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: RAY QUINNEY & NEBEKER, P.C.
36 S STATE STREETSALT LAKE CITY, UT 84111

Space above for County Recorder's use

Tax Parcel No. 24-27-226-082

QUIT CLAIM DEED

SOLITUDE SKI CORPORATION, a dissolved Delaware corporation in connection with the winding up of its affairs, of Salt Lake County, State of Utah ("Grantor") for Ten Dollars and other consideration does hereby QUIT CLAIM AND CONVEY to INCOGNITO PARTNERS, LLC, a Utah limited liability company, of c/o 159 Bridge Street, Manchester by the Sea, MA 01944 ("Grantee"), any interest of Grantor in that certain real property located in the Town of Brighton, Salt Lake County, State of Utah, and more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference, and subject to easements, rights of way, conditions, restrictions and matters of record.

DATED this 24th day of June, 2022.

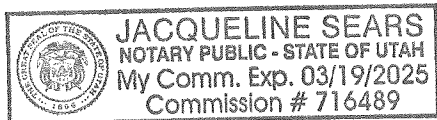
"Grantor"


SOLITUDE SKI CORPORATION, a dissolved Delaware corporation in connection with the winding up of its affairs


David L. DeSeelhorst
Authorized Vice President

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On the 24 day of June, 2022, by David L. Deseelhorst acknowledged to me that he executed the foregoing instrument in his capacity as duly authorized Vice President of Solitude Ski Corporation, a dissolved Delaware corporation in the process of winding up its affairs, and that said dissolved corporation thereby duly executed the same.




Notary Public

SEAL
1607608v1

**EXHIBIT A
PROPERTY DESCRIPTION**

PARCEL 1:

A parcel of land lying in the Northeast Quarter of the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Comprising 0.99 acres described in that certain Special Warranty Deed recorded July 7, 2006 as Entry 9776452, in Book 9319, at Page 2279 of the Salt Lake County Records. Basis of Bearing for subject parcel being South 89°48'56" East 1309.22 feet (measured) between the G.L.O. Brass Cap Monuments Monumentalizing the North line of Northeast Quarter of the Northeast Quarter of said Section 27. Subject parcel being more described as follows:

Commencing at the Southwest Corner of the Southeast Quarter of the Southeast Quarter of Section 22, thence South 23°34'03" West 178.83 feet to the Northwest Corner of said Giles Flat Mining Claim; Thence South 48°02'07" East 450.00 feet coincident with the north line of said mining claim to the true point of beginning; Thence continuing coincident with said north line South 48°02'07" East 93.96 feet; Thence South 33°09'08" West 87.67 feet to the Northwest Corner of the Eagle Springs West Condominium; Thence following eight (8) courses coincident with the westerly and southerly boundary of said Eagle Springs West, 1) South 01°07'51" East 58.42 feet; 2) South 88°52'06" West 5.00 feet; 3) South 01°07'51" East 39.57 feet; 4) North 72°26'08" West 19.67 feet; 5) South 17°33'52" West 39.14 feet; 6) South 72°26'08" East 21.86 feet; 7) South 33°51'15" West 105.76 feet; 8) South 56°08'45" East 14.16 feet; Thence South 33°51'15" West 71.18 feet; Thence North 63°05'40" West 32.61 feet to a point of curvature; Thence northerly 76.05 feet along the arc of a 75.00 foot radius curve to the right (center bears North 26°54'20" East) through a central angle of 58°05'46" to a point of tangency; Thence North 04°59'54" West 6.24 feet to a point of curvature; thence northerly 32.00 feet along the arc of a 186.00 foot radius curve to the right (center bears North 85°00'06" East) through a central angle of 09°51'30" to a point of tangency; Thence North 04°51'36" East 35.58 feet to a point of curvature; Thence northeasterly 42.39 feet along the arc of a 100.00 foot radius curve to the right (center bears South 85°08'24" East) through a central angle of 24°17'16" to a point of tangency; Thence North 29°08'548" East 272.66 feet to the point of beginning.

LESS AND EXCEPTING the following:

A parcel of land lying and situate in the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Being more particularly described as follows:

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North 03°22'17" West 6.44 feet; thence South 86°37'43" West 24.06 feet; thence North 03°22'17" West 33.45 feet; thence South 86°37'43" West 8.09 feet; thence North 03°22'17" West 0.50 feet to the Point of Beginning. Also being known as Unit 101, The Aspens at Solitude Estates (unrecorded)

ALSO LESS AND EXCEPTING the following:

A parcel of land identified as Unit 201 on the Record of Survey prepared by William L. Clark (PLS No. 5251265) of PSOMAS and filed at the Salt Lake County Surveyor's office as Number S2008-02-0208, said parcel lying in the Northeast Quarter of the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Comprising 0.04 acre of those particular parcels of land owned in fee simple by Solitude Ski Corporation and being a part of the Giles Flat Mining Claim U.S. Mineral Survey 4960. Basis of Bearing for subject parcel being South 89°48'56" East 1309.22 feet (measured) between the G.L.O. Brass Cap Monuments Monumentalizing the North line of the Northeast Quarter of the Northeast Quarter of said Section 27. Subject parcel being more described as follows:

Commencing at the Southwest Corner of the Southeast Quarter of the Southeast Quarter of Section 22, Township 2 South, Range 3 East, Salt Lake Base and Meridian, and running thence South 23°34'03" West 178.83 feet to the Northwest corner of said Giles Flat Mining Claim; Thence South 48°02'07" East 450.00 feet coincident with the North line of said mining claim to the point of beginning of Mr. Clark's Survey; Thence continuing coincident with said North line South 48°02'07" East 93.96 feet; Thence South 33°09'08" West 87.67 feet to the Northwest corner of the Eagle Springs West Condominium; Thence the following four (4) courses coincident with the Westerly and Southerly boundary of said Eagle Springs West, 1) South 01°07'51" East 58.42 feet; 2) South 88°52'06" West 5.00 feet; 3) South 01°07'51" East 39.57 feet; 4) North 72°26'08" West 19.67 feet; Thence North 49°31'54" West 37.10 feet to the Northeast corner of Unit 202 of The Aspens at Solitude Estates; Thence the following three (3) courses coincident with the Southeasterly boundary of said Unit 202, 1) South 24°06'11" West 31.35 feet; 2) South 65°53'49" East 5.00 feet; 3) South 24°06'11" West 0.50 feet to the true point of beginning; Thence South 24°06'11" West 0.50 feet; Thence South 24°06'11" West 31.35 feet; Thence North 65°53'49" West 13.50 feet; Thence South 24°06'11" West 8.11 feet; Thence North 65°53'49" West 10.33 feet; Thence North 24°06'11" East 5.61 feet; Thence North 65°53'49" West 25.33 feet; Thence North 24°06'11" East 33.85 feet; Thence North 65°53'49" West 11.16 feet; Thence North 24°06'11" East 0.50 feet; Thence South 65°53'49" East 60.32 feet; to the point of beginning. Also being known as Unit 201 of The Aspens at Solitude Estates (unrecorded)

ALSO LESS AND EXCEPTING the following:

A parcel of land identified as Unit 202 on the Record of Survey prepared by William L. Clark (PLS No. 5251265) of PSOMAS and filed at the Salt Lake County Surveyor's office as Number S2008-02-0208, said parcel lying in the Northeast Quarter of the Northeast Quarter of Section 27, Township 2 South, Range 3 East, Salt Lake Base and Meridian. Comprising 0.04 acre of those particular parcels of land owned in fee simple by Solitude Ski Corporation and being a part of the Giles Flat Mining Claim U.S. Mineral Survey 4960. Basis of Bearing for subject parcel being South 89°48'56" East 1309.22 feet (measured) between the G.L.O. Brass Cap Monuments Monumentalizing the North line of the Northeast Quarter of the Northeast Quarter of said Section 27. Subject parcel being more described as follows:

Commencing at the Southwest Corner of the Southeast Quarter of the Southeast Quarter of Section 22, Township 2 South, Range 3 East, Salt Lake Base and Meridian, and running thence South 23°34'03" West 178.83 feet to the Northwest corner of said Giles Flat Mining Claim; Thence South 48°02'07" East 450.00 feet coincident with the North line of said mining claim to the point of beginning of Mr. Clark's Survey; Thence continuing coincident with said North line South 48°02'07" East 93.96 feet; Thence South 33°09'08" West 87.67 feet to the Northwest corner of the Eagle Springs West Condominium; Thence the following four (4) courses coincident with the Westerly and Southerly boundary of said Eagle Springs West, 1) South 01°07'51" East 58.42 feet; 2) South 88°52'06" West 5.00 feet; 3) South 01°07'51" East 39.57 feet; 4) North 72°26'08" West 19.67 feet; Thence North 49°31'54" West 37.10 feet to the Northeast corner of Unit 202 of The Aspens at Solitude Estates and the true point of beginning; Thence South 24°06'11" West

31.35 feet; thence South 65°53'49" East 5.00 feet; thence South 24°06'11" West 0.50 feet; Thence North 65°53'49" West 60.32 feet; Thence North 24°06'11" East 0.50 feet; Thence South 65°53'49" East 6.16 feet; thence North 24°06'11" East 33.85 feet; thence South 65°53'49" East 25.33 feet; thence North 24°06'11" East 5.61 feet; thence South 65°53'49" East 10.33 feet; thence South 24°06'11" West 8.11 feet; thence South 65°53'49" East 13.50 feet to the point of beginning. Also being known as Unit 202 of The Aspens at Solitude Estates (unrecorded)