

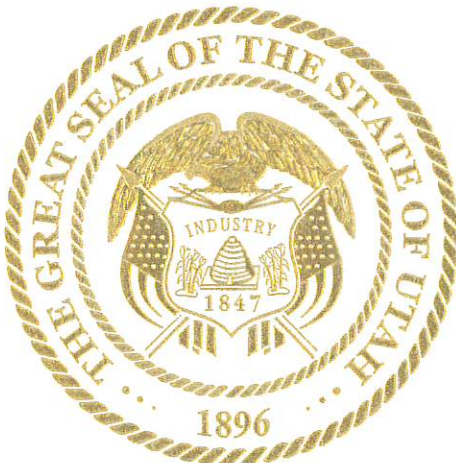


OFFICE OF THE LIEUTENANT GOVERNOR

CERTIFICATE OF INCORPORATION

I, Deidre M. Henderson, Lieutenant Governor of the State of Utah, hereby certify that there has been filed in my office a notice of incorporation for the AMEYALLI INFRASTRUCTURE FINANCING DISTRICT located in WASATCH COUNTY, dated JULY 3, 2025, complying with §17B-1-215, Utah Code Annotated, 1953, as amended.

Now, therefore, notice is hereby given to all whom it may concern that the attached is a true and correct copy of the notice of incorporation, referred to above, on file with the Office of the Lieutenant Governor pertaining to the AMEYALLI INFRASTRUCTURE FINANCING DISTRICT, located in WASATCH COUNTY, State of Utah.



IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed the Great Seal of the State of Utah this 22nd day of July, 2025 at Salt Lake City, Utah.

A handwritten signature in black ink, reading "Deidre M. Henderson".

DEIDRE M. HENDERSON
Lieutenant Governor

NOTICE OF IMPENDING BOUNDARY ACTION

Ameyalli Infrastructure Financing District

TO: The Lieutenant Governor, State of Utah

NOTICE IS HEREBY GIVEN a petition proposing the creation of the Ameyalli Infrastructure Financing District, affecting the property more particularly identified in Exhibit A hereto, has been certified by the County Clerk of Wasatch County, Utah. A copy of the Final Local Entity Plat satisfying the applicable legal requirements as set forth in Utah Code Ann. §17-23-20, approved as a final local entity plat by the Surveyor of Wasatch County, Utah, is submitted herewith and incorporated by this reference. The undersigned County Clerk hereby certifies that all requirements applicable to the creation of the District have been met. The District is not anticipated to result in the employment of personnel.

WHEREFORE, the undersigned County Clerk hereby respectfully requests the issuance of a Certificate of Incorporation pursuant to and in conformance with the provisions of Utah Code Ann. §17B-1-215.

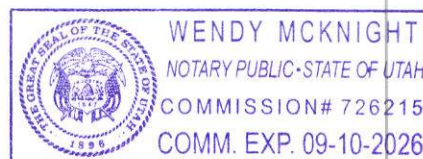
DATED this July 3, 2025.

By: July D. Smith
Wasatch County Clerk

STATE OF UTAH)
 :SS.
COUNTY OF Wasatch)

On this 3 day of July 2025, personally appeared before me Wendy McKnight whose identity is personally known to me (or proven on the basis of satisfactory evidence) and who acknowledged to me that he executed the foregoing for the uses and purposes set forth herein.

Wendy McKnight
NOTARY PUBLIC





July 3rd, 2025

Deidre Henderson

Utah Lieutenant Governor

350 North State Street, Suite 220

Salt Lake City, Utah 84114-2325

annexations@utah.gov

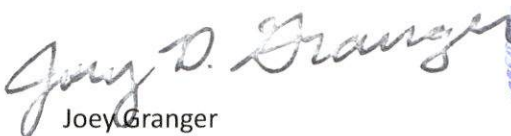
RE: Certification of the Petition for the Ameyalli Infrastructure Financing District

Dear Lt. Governor,

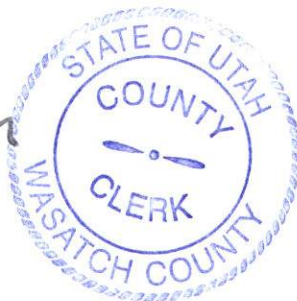
On May 29, 2025 a petition was filed with the Wasatch County Clerk for the creation of the Ameyalli Infrastructure Financing District. We have reviewed the petition and its accompanying documents, and we have concluded that it complies with Utah Code Sections 17B-1-203(1), 17B-1-205(1) and 17B-1-208. This letter will serve as the certification of the petition pursuant to UCA 17B-1-209.

Upon receipt of the certificate of incorporation from your office, original copies of the foregoing documents and the certificate will be recorded with the Wasatch County Recorder.

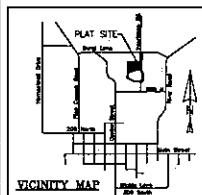
Sincerely,


Joey Granger

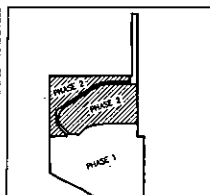
Wasatch County Clerk/Auditor



SURVYOR
TROY L. TAYLOR, PLS
ELEMENT LAND SURVEYING
2296 SOUTH 270 EAST
HEBER CITY, UTAH 84032
PHONE (801) 657-8748
DATE OF SURVEY: JANUARY 2020



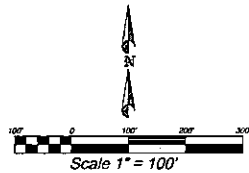
LOCATED IN THE SW QUARTER OF SECTION 29,
T35, R4E, S14W



AMEYALI PHASING

AMEYALLI-INFRASTRUCTURE FINANCING
DISTRICT FINAL LOCAL ENTITY PLAT

LOCATED IN THE SW QUARTER OF SECTION 26, T35, R4E, S1B30



LEGEND

- .. PUBLIC TRAIL
-  FOUND SECTION CORNERS
(AS NOTED ON DRAWING)
-  SET REBAR WITH CAP
MARKED ELEMENT
LAND SURVEYING PLS
6854112
- SENSITIVE LANDS
BOUNDARY

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C1	352.00'	223.51'	52°22'54"	S72°18'43"W	218.98'
C2	114.00'	89.15'	44°45'20"	S22°35'50"E	86.89'
C3	67.00'	46.01'	39°20'33"	S23°19'44"E	45.11'
C4	93.00'	45.62'	58°06'24"	N30°56'48"W	45.17'
C5	88.00'	68.62'	44°46'20"	S22°35'50"E	67.08'
C6	108.00'	107.19'	56°51'58"	S28°41'19"W	102.84'
C7	336.15'	198.57'	33°50'59"	S73°04'26"W	185.70'

LINE TABLE		
LINE	LENGTH	DIRECTION
L1	64.73'	S00°22'15"E
L2	99.08'	S00°11'40"E
L3	69.42'	S45°00'00"E
L4	88.03'	S87°07'10"W
L5	92.12'	S80°35'35"W
L6	71.37'	S42°58'22"W
L7	111.51'	S69°35'37"W
L8	69.42'	N00°00'00"W
L9	26.51'	N00°01'40"W
L10	49.83'	N56°40'17"E

FOUND WASATCH COUNTY
BRASS CAP MONUMENT
MARKING THE SOUTH-WEST
CORNER OF SECTION 26,
TOWNSHIP 3 SOUTH,
RANGE 4 EAST, SALT LAKE
BASE AND MERIDIAN

27²⁸ S 89°44'45" W 370.27
34³⁵ BETWEEN SECTION CORNERS
BASE OF BEARING

S 69°44'45" W 807.01'

S 83°44'45" W 1743.37'

FOUND WASATCH COUNTY
BRASS CAP MARKING THE
SOUTH 1/4 CORNER OF
SECTION 26, TOWNSHIP 3
SOUTH, RANGE 4 EAST, SALT
LAKE BASIN AND MERIDIAN

— 28 —

COUNTY RECORDER

STATE OF UTAH, COUNTY OF WASATCH, AND FILED

WASATCH COUNTY RECORDER BOOK PAGE

TIME _____ DATE _____ ENTRY NO. _____

BASIS OF BEARING

BASIS OF BEARING IS SOUTH 89°44'45" WEST 2650.37 FEET BETWEEN THE FOUND WASATCH COUNTY BRASS CAP MONUMENT MARKING THE SOUTH 1/4 CORNER AND THE THE FOUND WASATCH COUNTY BRASS CAP MONUMENT MARKING THE SOUTHWEST CORNER OF SECTION 28, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN.

BOUNDARY DESCRIPTION

LOT 1:
BEGINNING NORTH 89°44'45" EAST 907.01 FEET AND NORTH 146.59 FEET FROM THE
SOUTH ONE-QUARTER CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST,
S4E LARUE BASE AND MODERN BURNING, THENCE NORTH 17°03'33" EAST 98.32 FEET
THENCE NORTH 78°02'27" WEST 9.71 FEET, THENCE NORTH 100°25'58" EAST 42.07
FEET, THENCE NORTH 32°30'42" WEST 252.81 FEET, THENCE NORTH 56°40'17" EAST
48.43 FEET,
THENCE ALONG THE ARC OF 338.16 FOOT RADIUS TO THE RIGHT 180.57 (CENTRAL
ANGLE OF 335°50'39") AND A CHORD BEARING NORTH 23°04'26" EAST 159.70 FEET;
THENCE EAST 300.74 FEET; THENCE NORTH 00°12'33" EAST 42.81 FEET, THENCE
WEST 15.25 FEET, THENCE SOUTH 62°07'40" WEST 74.34 FEET TO THE POINT OF
BEGINNING.
CONTAINING: 4.52 ACRES

LOT 2:
 BEARING NORTH 89°44'51" EAST 50.701 FEET; NORTH 148°59'58" FEET FROM THE
 SOUTH-ONE-QUARTER CORNER OF SECTION 36 TOWNSHIP 3 NORTH, RANGE 1 EAST,
 SALT LAKE BASE AND MERIDIAN RUNNING THENCE SOUTH 02°07'10" WEST 68.65 FEET;
 THENCE SOUTH 88°52'10" WEST 11.51 FEET; THENCE SOUTH 14°29'27" WEST 71.37
 FEET; THENCE SOUTH 89°35'33" WEST 11.51 FEET; THENCE ALONG THE ARC OF A
 CIRCLE WITH A RADIUS OF 100 FEET, BEARING 100°00'00" EAST 100 FEET TO THE
 BEARING NORTH 30°56'48" WEST 65.97 FEET; THENCE NORTH 22°50'00" WEST 89.42
 FEET; THENCE ALONG THE ARC OF A CIRCLE WITH A RADIUS OF 100 FEET TO THE
 CENTRAL POINT OF AN ARCADE OF 100 FEET; THENCE NORTH 43°00'00" WEST 89.42
 FEET; THENCE NORTH 00°11'40" EAST 128.64 FEET; THENCE ALONG THE ARC OF
 A CIRCLE WITH A RADIUS OF 100 FEET, BEARING 90°00'00" EAST 100 FEET TO THE
 CHORD BEARING NORTH 28°14'31" EAST 26.26 FEET; THENCE NORTH 54°07'13" EAST
 128.64 FEET; THENCE NORTH 00°00'00" EAST 128.64 FEET; THENCE NORTH 71°38'37"
 WEST 42.01 FEET; THENCE SOUTH 78°00'27" EAST 8.71 FEET; THENCE NORTH 11°59'33"
 WEST 42.01 FEET TO THE POINT OF BEGINNING.
 CONTAINING 1.60 ACRES.

[illegible]

TOTAL LOTS CONTAINING: 11.40 ACRES

WASATCH COUNTY CLERK

I, WASATCH COUNTY CLERK, AS THE APPROVING AUTHORITY FOR THIS PLAT BASED ON THE DEFINITION SET FORTH IN UTAH CODE 17-25-201(1)(c) BEING THE PERSON REQUIRED TO SUBMIT A NOTICE OF IMPENDING BOUNDARY ACTION TO THE LT. GOVERNOR UNDER UTAH CODE 17B-1-209(3)(b)(iv), HEREBY APPROVE THIS PLAT AS A FINAL LOCAL ENTITY PLAT CERTIFIED ON THIS ____ DAY OF _____, 2025.

WASATCH COUNTY SURVEYOR

I, THE WASATCH COUNTY SURVEYOR, HAVE DETERMINED THAT THIS PLAT MEETS THE REQUIREMENTS OF UTAH CODE 17-23-20(4), AND I APPROVE THIS PLAT AS A FINAL LOCAL ENTITY PLAT ON THIS ____ DAY OF _____, 2025.

SURVEYOR'S CERTIFICATE

IN ACCORDANCE WITH SECTION 10-9a-603 OF THE UTAH CODE, I, TROY L. TAYLOR, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR HOLDING LICENSE NUMBER 6854112 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS LICENSING ACT.

I FURTHER CERTIFY THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THE PLAT IN ACCORDANCE WITH SECTION 17-23-17 OF THE UTAH CODE, AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THE PLAT.

SURVEYOR (SEE SEAL BEHIND)

DATE _____

AMEYALLI-INFRASTRUCTURE
FINANCING DISTRICT
FINAL LOCAL ENTITY PLAT

MIDWAY CITY, WASATCH COUNTY, STATE OF UTAH

SCALE: 1" = 100 FEET

DATE/TIME OF SEIZURE: _____

DATE/TIME OF SEIZURE: _____

DATE/TIME OF SEIZURE: _____

**PETITION REQUESTING THE CREATION OF
AMEYALLI INFRASTRUCTURE FINANCING DISTRICT
LOCATED IN WASATCH COUNTY, UTAH**

May 2025

Wasatch County Clerk
25 North Main
Heber City, UT 84032

The undersigned (the “Petitioners”) hereby request that the Clerk of Wasatch County, Utah (the “County Clerk”) certify this Petition for the Ameyalli Infrastructure Financing District (the “District”) pursuant to the Special District Act, Title 17B, Chapter 1, Utah Code Annotated 1953 (the “Act”). The Petitioners request the formation of the District in order to assist in the financing of public infrastructure to service and benefit the area within the proposed District.

I. Petitioners

Petitioner / Owner:

Midway MTN Spa, LLC
68 S Main St Fl 8
Salt Lake City, UT 84101-1504

Contact Sponsor:

Chuck Heath
2348 Red Pine Rd
Park City, UT 84098
435-659-8875
chuck@ameyalli.com

The Petitioners represent 100% of the surface property owners within the proposed District’s boundaries. The Petitioners further represent that all of the property within the proposed District’s boundaries are within Wasatch County, Utah.

II. Proposed District Boundaries

The Petitioners request that the initial District’s boundaries include the real property described in **Exhibit A** (the “Original District Boundaries”). The Original District Boundaries are further described and depicted in the final local entity plat, as shown in **Exhibit B** (the “**Final Local Entity Plat**”).

III. Requested Service

The Petitioners request the District be created in accordance with Chapter 2a Part 13 of the Act for the purpose of financing the construction of public infrastructure relating to the development project in the proposed District area, as permitted under the Act; to service and benefit the District area.

IV. Governing Document

In accordance with the requirements of the Act, attached hereto as **Exhibit C** and incorporated by reference is a draft of the Governing Document as the same may be amended and restated hereafter, for the District (the “Governing Document”).

V. Engineer’s Certificate

In accordance with the requirements of the Act, attached hereto as **Exhibit D** and incorporated by reference is the certificate of an engineer, licensed under Title 58, Chapter 22, Professional Engineers and Professional Land Surveyors Licensing Act, certifying that the costs of public infrastructure and improvements to be constructed within the boundary of the District exceeds \$1,000,000.

VI. Board of Trustees

- a) The Petitioners hereby waive the residency requirement of Section 17B-1-302 of the Act.
- b) The Petitioners propose that the Boards of Trustees for the District be initially composed of 3 members who are agents, or officers of the property owners as follows:

Trustee 1: Chuck Heath, for an initial term of six years
PO Box 980127, Park City, UT 84098

Trustee 2: Luke Stauffacher, for an initial term of four years
PO Box 980127, Park City, UT 84098

Trustee 3: Chris Tancill, for an initial term of six years
PO Box 980127, Park City, UT 84098

- c) Divisions. Pursuant to Section 17B-1-205(1)(m), the property within the District will be divided among its trustees on the basis of Divisions. The Trustees will represent their respective Divisions as follows: Trustee 1 will represent Division 1, Trustee 2 will represent Division 2, and Trustee 3 will represent Division 3. The Governing Document sets forth the boundaries of the Divisions.
- d) Recommendations by Property Owner for Appointed Members of the Board. In accordance with Section 17B-2a-1303(2)(b), the property owner for Division 1 and the property Owner for Division 2 shall make recommendations for individuals to serve as appointed Member of the Board:
 - i) Trustee 1. The owner of the property located in Division 1 shall make recommendations for individuals to serve as Trustee 1.
 - ii) Trustee 2. The owner of the property located in Division 2 shall make recommendations for individuals to serve as Trustee 2.
- e) Transition to Elected Board. The following respective board seats shall transition from appointed to elected seats according to the following milestones:

- i) Trustee 3. Trustee 3 shall transition to an elected seat at the end of a full term during which certificates of occupancy have been issued to 80% of residential units within Division 3 of the District.

No transition pursuant to this Section shall become effective until the scheduled regular election of the District in conjunction with the expiration of the then current term.

VII. Petitioners Consent and Acknowledgements

- d) The Petitioners hereby consent to:
 - i) The creation of the District within the Original District Boundaries;
 - ii) A waiver of the residency requirement for members of the Board of Trustees of the District as permitted under Section 17B-1-302 of the Act;
 - iii) A waiver of the entirety of the protest period described in Section 17B-1-213 of the Act;
 - iv) The recording of a notice as required under Section 17B-1-215(2)(a), which will apply to all real property within the Original District Boundaries.
- e) The Petitioners hereby acknowledge and certify that the foregoing Trustees are either owners of property within the District or agents or officers of owners of property within the District.

VIII. Electronic Means; Counterparts

This Petition may be circulated by electronic means and executed in several counterparts, including by electronic signature, all or any of which may be treated for all purposes as an original and shall constitute and be one and the same document.

IX. Instructions for Clerk

a) In accordance with the requirements of Section 17B-1-209 of the Act, the County Clerk has 45 days to determine whether this Petition complies with the requirements of Sections 17B-1-203(d), 17B-1-205(1), and 17B-1-208(1). If the County Clerk determines that this Petition complies with the applicable requirements, the County Clerk shall mail or deliver written notification of the certification and a copy of the certified Petition to the Contact Sponsor. An email to the Contact Sponsor at the email address provided above is an acceptable written notification.

b) If the County Clerk certifies this Petition, the County Clerk shall, within the 45 days specified above, file with the lieutenant governor, in addition to a copy of the certified Petition (including the exhibits hereto):

- i) a PDF copy of the signed and notarized Notice of an Impending Boundary Action, which is submitted concurrently herewith; and
 - ii) a PDF copy of the Final Local Entity Plat.
- c) Documents may be uploaded to the Lieutenant Governor's Office using the web form

c) Documents may be uploaded to the Lieutenant Governor's Office using the web form found at <https://cs.utah.gov/s/annexations-request> with notice in writing to the Contact Sponsor that such filing has been completed.

d) If the County Clerk determines that this Petition fails to comply with any of the applicable requirements, the County Clerk shall reject this Petition and notify the Contact Sponsor in writing of the rejection and the reasons for the rejection. An email to the Contact Sponsor at the email address provided above is an acceptable written notification.

e) In the event the County Clerk fails to certify this Petition within 45 days, this Petition will be deemed certified and the Petitioners may notify the Lieutenant Governor's Office and submit the required documents for creation of the District.

IN WITNESS WHEREOF, the Petitioners have executed this Petition as of the date indicated above.

Midway MTN Spa, LLC

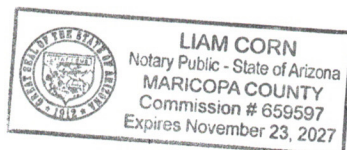
By: Chris Heath
Its: Managing Partner

STATE OF Arizona ~~UTAH~~)

SS:

COUNTY OF Maricopa)

On this 5 day of May, personally appeared before me Charles Heath, whose identity is personally known to me (or proven on the basis of satisfactory evidence) and who by me duly sworn did say that they are the Managing Partner of Midway MTN Spa, LLC, that he was duly authorized by said company to sign this Petition, and that they acknowledged to me that said company executed the same for the uses and purposes set forth herein.



Liam Corn
NOTARY PUBLIC

EXHIBIT A
LEGAL DESCRIPTION OF ORIGINAL DISTRICT BOUNDARIES

LOT 1:

BEGINNING NORTH 89 44'45" EAST 907.01 FEET AND NORTH 1462.59 FEET FROM THE SOUTH ONE-QUARTER CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN RUNNING THENCE NORTH 11 59'33" EAST 96.32 FEET; THENCE NORTH 78°00'27" WEST 9.71 FEET; THENCE NORTH 10°02'59" EAST 42.07 FEET; THENCE NORTH 32°30'42" WEST 252.81 FEET; THENCE NORTH 56°40'17" EAST 49.43 FEET; THENCE ALONG THE ARC OF 336.16 FOOT RADIUS TO THE RIGHT 198.57 (CENTRAL ANGLE OF 33°50'39" AND A CHORD BEARING NORTH 73°04'26" EAST 195.70 FEET); THENCE EAST 300.74 FEET; THENCE SOUTH 00°12'33" EAST 424.81 FEET; THENCE WEST 339.25 FEET; THENCE SOUTH 82°07'10" WEST 74.24 FEET TO THE POINT OF BEGINNING.

CONTAINING: 4.32 ACRES

LOT 2:

BEGINNING NORTH 89 44'45" EAST 907.01 FEET AND NORTH 1462.59 FEET FROM THE SOUTH ONE-QUARTER CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN RUNNING THENCE SOUTH 82 07'10" WEST 88.03 FEET; THENCE SOUTH 60°51'35" WEST 92.12 FEET; THENCE SOUTH 42°59'27" WEST 71.37 FEET; THENCE SOUTH 89°33'37" WEST 111.51 FEET; THENCE ALONG THE ARC OF 93.00 FOOT RADIUS TO THE LEFT 45.62 FEET (CENTRAL ANGLE OF 28°06'24" AND A CHORD BEARING NORTH 30°56'48" WEST 45.17 FEET); THENCE NORTH 45°00'00" WEST 89.42 FEET; THENCE ALONG THE ARC OF 88.00 FOOT RADIUS TO THE RIGHT 68.82 FEET (CENTRAL ANGLE OF 44°48'20" AND A CHORD BEARING NORTH 22°35'50" WEST 67.08 FEET); THENCE NORTH 00°11'40" WEST 26.51 FEET; THENCE ALONG THE ARC OF 108.00 FOOT RADIUS TO THE RIGHT 107.19 FEET (CENTRAL ANGLE OF 56°51'58" AND A CHORD BEARING NORTH 28°14'19" EAST 102.84 FEET); THENCE NORTH 56°40'17" EAST 327.30 FEET; THENCE SOUTH 32°30'42" EAST 252.81 FEET; THENCE SOUTH 10°02'58" WEST 42.07 FEET; THENCE SOUTH 78°00'27" EAST 9.71 FEET; THENCE SOUTH 11°59'33" WEST 96.32 FEET TO THE POINT OF BEGINNING.

CONTAINING: 3.09 ACRES

COTTAGES:

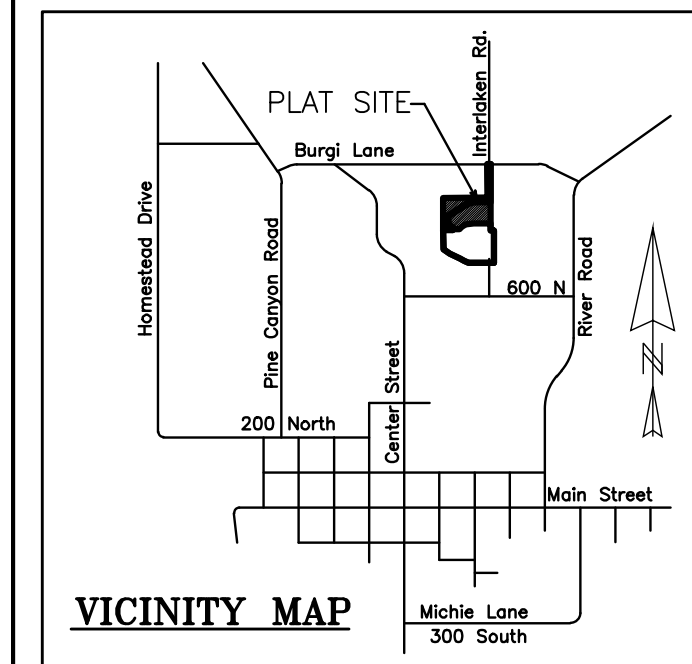
BEGINNING NORTH 89°44'45" EAST 370.27 FEET AND NORTH 1334.56 FEET FROM THE SOUTH ONE-QUARTER CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN RUNNING THENCE NORTH 650.21 FEET; THENCE NORTH 89°36'32"E 865.37 FEET; THENCE SOUTH 00°22'15"E 64.73

FEET;THENCE WEST 218.54 FEET;THENCE ALONG THE ARC OF 362.00 FOOT RADIUS TO THE LEFT 223.51 FEET (CENTRAL THENCE ALONG THE ARC OF 362.00 FOOT RADIUS TO THE LEFT 223.51 FEET (CENTRAL ANGLE OF 35°22'34" AND A CHORD BEARING SOUTH 72°18'43" WEST 219.98 FEET); THENCE SOUTH 56°42'06" WEST 439.48 FEET; THENCE SOUTH 00°11'40" EAST 99.06 FEET; THENCE ALONG THE ARC OF 114.00 FOOT RADIUS TO THE RIGHT 89.15 FEET (CENTRAL ANGLE OF 44°45'20" AND A CHORD BEARING SOUTH 22°35'50" EAST 86.89 FEET); SOUTH 45°00'00" EAST 89.42 FEET; THENCE ALONG THE ARC OF 67.00 FOOT RADIUS TO THE RIGHT 46.01 FEET (CENTRAL ANGLE OF 39°20'33" AND A CHORD BEARING SOUTH 25°19'44" EAST 45.11 FEET) TO THE POINT OF BEGINNING.

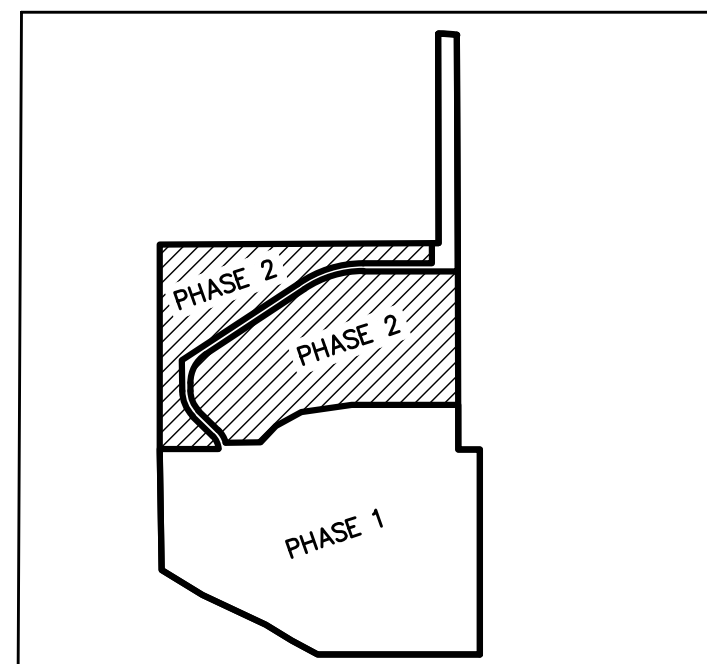
CONTAINING: 4.08 ACRES

TOTAL LOTS CONTAINING: 11.49 ACRES

EXHIBIT B
FINAL LOCAL ENTITY PLAT



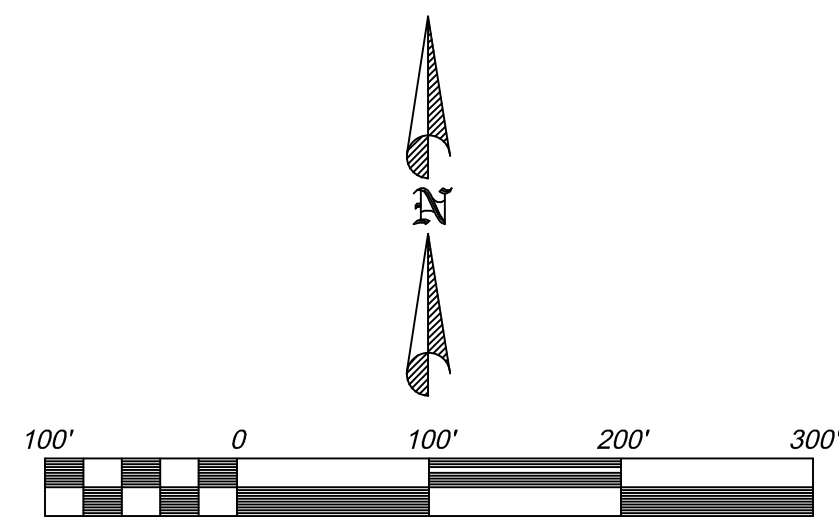
LOCATED IN THE SW QUARTER OF SECTION 26
T3S, R4E, SLB&M



AMEYALLI PHASING

AMEYALLI-INFRASTRUCTURE FINANCING
DISTRICT FINAL LOCAL ENTITY PLAT

LOCATED IN THE SW QUARTER OF SECTION 26, T3S, R4E, SLB&M



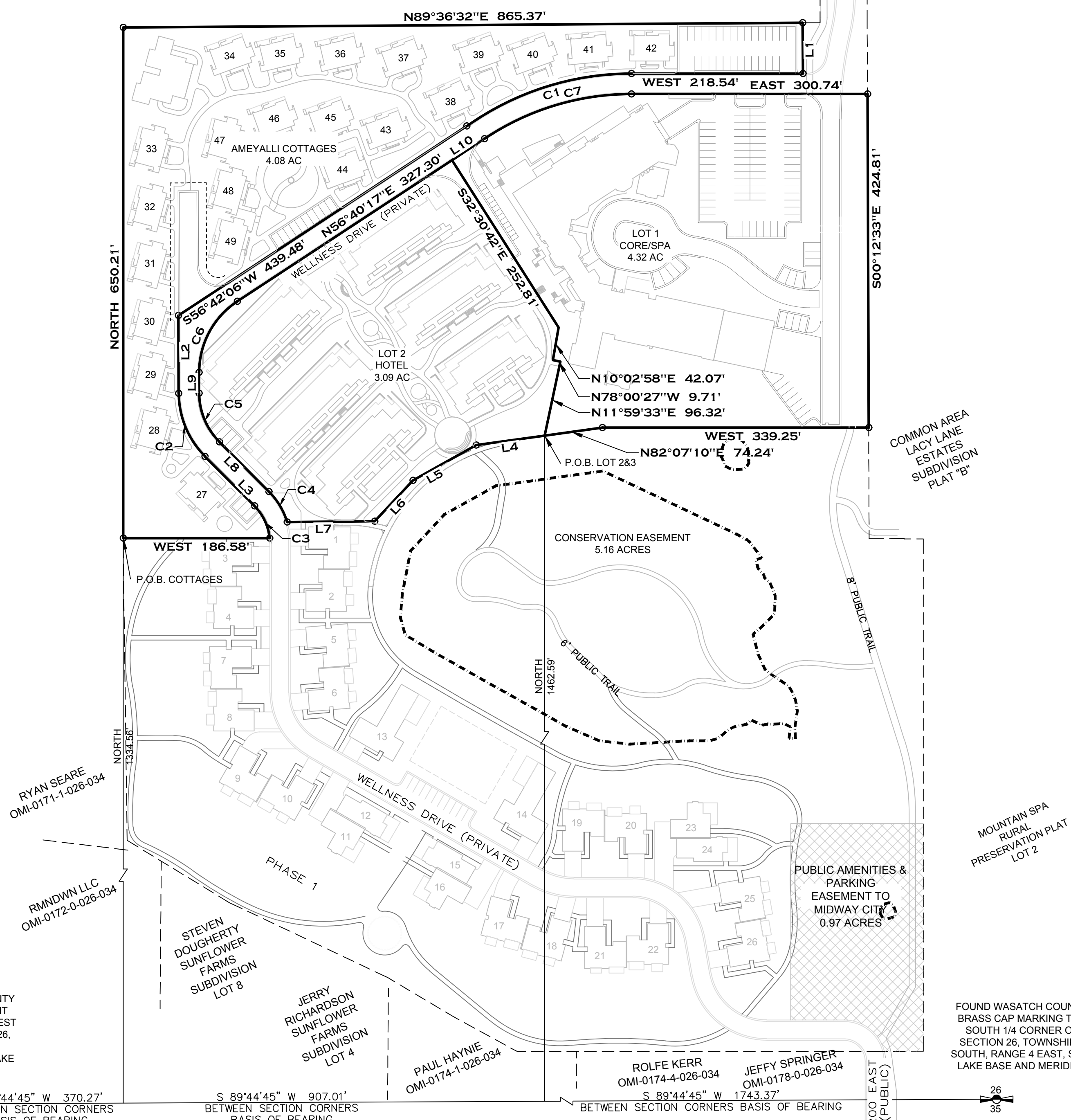
Scale 1" = 100'

LEGEND

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 (AS NOTED ON DRAWING)
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L5	92.12'	S60°51'35"W
L6	71.37'	S42°59'27"W
L7	111.51'	S49°33'37"W
L8	89.42'	S85°00'00"W
L9	26.51'	N00°11'40"W
L10	49.43'	N56°40'17"E



SURVEYOR
TROY L TAYLOR, PLS
ELEMENT LAND SURVEYING
2296 SOUTH 270 EAST
HEBER CITY, UTAH 84032
PHONE (801) 657-8748

DATE OF SURVEY: JANUARY 2020

FOUND WASATCH COUNTY
BRASS CAP MONUMENT
MARKING THE SOUTHWEST
CORNER OF SECTION 26,
TOWNSHIP 3 SOUTH,
RANGE 4 EAST, SALT LAKE
BASE AND MERIDIAN

27/26 S 89°44'45" W 370.27'
34/35 BETWEEN SECTION CORNER
BASIS OF BEARING

S 89°44'45" W 907.01'
BETWEEN SECTION CORNER
BASIS OF BEARING

ROLFE KERR
OMI-0174-4-026-034

S 89°44'45" W 1743.37

JEFFY SPRINGER
OMI-0178-0-026-034

3.37

FOUND WASATCH COUNTY
BRASS CAP MARKING THE
SOUTH 1/4 CORNER OF
SECTION 26, TOWNSHIP 3
SOUTH, RANGE 4 EAST, SAL
LAKE BASE AND MERIDIAN

COUNTY RECORDER

STATE OF UTAH, COUNTY OF WASATCH, AND FILED
AT THE REQUEST OF _____

FEE WASATCH COUNTY RECORDER BOOK PAGE
TIME DATE ENTRY NO.

BASIS OF BEARING

BASIS OF BEARING IS SOUTH 89°44'45" WEST 2650.37 FEET BETWEEN THE FOUND WASATCH COUNTY BRASS CAP MONUMENT MARKING THE SOUTH 1/4 CORNER AND THE THE FOUND WASATCH COUNTY BRASS CAP MONUMENT MARKING THE SOUTHWEST CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN.

BOUNDARY DESCRIPTION

LOT 1:
BEGINNING NORTH 89°44'45" EAST 907.01 FEET AND NORTH 1462.59 FEET FROM THE SOUTH ONE-QUARTER CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN RUNNING THENCE NORTH 11°59'33" EAST 96.32 FEET; THENCE NORTH 78°00'27" WEST 9.71 FEET; THENCE NORTH 10°02'59" EAST 42.07 FEET; THENCE NORTH 32°30'42" WEST 252.81 FEET; THENCE NORTH 56°40'17" EAST 49.43 FEET;
THENCE ALONG THE ARC OF 336.18 FOOT RADIUS TO THE RIGHT 198.57 CENTRAL ANGLE BEARING NORTH 33°50'39" AND A CHORD BEARING NORTH 73°04'26" EAST 195.70 FEET; THENCE EAST 300.74 FEET; THENCE SOUTH 00°12'33" EAST 424.81 FEET; THENCE WEST 339.25 FEET; THENCE SOUTH 82°07'10" WEST 74.24 FEET TO THE POINT OF BEGINNING.
CONTAINING: 4.32 ACRES

LOT 2:
BEGINNING NORTH 89°44'45" EAST 907.01 FEET AND NORTH 1462.59 FEET FROM THE SOUTH ONE-QUARTER CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN RUNNING THENCE SOUTH 82°07'10" WEST 88.03 FEET; THENCE SOUTH 60°51'35" WEST 92.12 FEET; THENCE SOUTH 42°59'27" WEST 71.37 FEET; THENCE SOUTH 89°33'37" WEST 111.51 FEET; THENCE ALONG THE ARC OF 93.00 FOOT RADIUS TO THE LEFT 45.62 FEET (CENTRAL ANGLE OF 28°06'24" AND A CHORD BEARING NORTH 30°56'48" WEST 45.17 FEET); THENCE NORTH 45°00'00" WEST 89.42 FEET; THENCE ALONG THE ARC OF 88.00 FOOT RADIUS TO THE RIGHT 68.82 FEET (CENTRAL ANGLE OF 44°48'20" AND A CHORD BEARING NORTH 22°35'50" WEST 67.08 FEET); THENCE NORTH 00°11'40" WEST 26.51 FEET; THENCE ALONG THE ARC OF 108.00 FOOT RADIUS TO THE RIGHT 107.19 FEET (CENTRAL ANGLE OF 56°51'58" AND A CHORD BEARING NORTH 28°14'19" EAST 102.84 FEET); THENCE NORTH 56°40'17" EAST 327.30 FEET; THENCE SOUTH 32°30'42" EAST 252.81 FEET; THENCE SOUTH 10°02'58" WEST 42.07 FEET; THENCE SOUTH 78°00'27" EAST 9.71 FEET; THENCE SOUTH 11°59'33" WEST 96.32 FEET TO THE POINT OF BEGINNING.
CONTAINING: 3.09 ACRES

COTTAGES:
BEGINNING NORTH 89°44'45" EAST 370.27 FEET AND NORTH 1334.56 FEET FROM THE SOUTH ONE-QUARTER CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN RUNNING THENCE THENCE NORTH 650.21 FEET; THENCE NORTH 89°36'32"E 865.37 FEET; THENCE SOUTH 00°22'15"E 64.73 FEET; THENCE WEST 218.54 FEET; THENCE ALONG THE ARC OF 362.00 FOOT RADIUS TO THE LEFT 223.51 FEET (CENTRAL THENCE ALONG THE ARC OF 362.00 FOOT RADIUS TO THE LEFT 223.51 FEET (CENTRAL ANGLE OF 35°22'34" AND A CHORD BEARING SOUTH 72°18'43" WEST 219.98 FEET); THENCE SOUTH 56°42'06" WEST 439.48 FEET; THENCE SOUTH 00°11'40" EAST 99.06 FEET; THENCE ALONG THE ARC OF 114.00 FOOT RADIUS TO THE RIGHT 89.15 FEET (CENTRAL ANGLE OF 4°45'20" AND A CHORD BEARING SOUTH 22°35'50" EAST 86.89 FEET); SOUTH 45°00'00" EAST 89.42 FEET; THENCE ALONG THE ARC OF 67.00 FOOT RADIUS TO THE RIGHT 46.01 FEET (CENTRAL ANGLE OF 39°20'33" AND A CHORD BEARING SOUTH 25°19'44" EAST 45.11 FEET) TO THE POINT OF BEGINNING.
CONTAINING: 4.08 ACRES

TOTAL LOTS CONTAINING: 11.49 ACRES

WASATCH COUNTY CLERK

I, WASATCH COUNTY CLERK, AS THE APPROVING AUTHORITY FOR THIS PLAT BASED ON THE DEFINITION SET FORTH IN UTAH CODE 17-23-201(1)(a) BEING THE PERSON REQUIRED TO SUBMIT A NOTICE OF IMPENDING BOUNDARY ACTION TO THE LT. GOVERNOR UNDER UTAH CODE 17B-1-209(3)(b)(iv), HEREBY APPROVE THIS PLAT AS A FINAL LOCAL ENTITY PLAT CERTIFIED ON THIS ____ DAY OF ____, 2025.

WASATCH COUNTY SURVEYOR

I, THE WASATCH COUNTY SURVEYOR, HAVE DETERMINED THAT THIS PLAT MEETS THE REQUIREMENTS OF UTAH CODE 17-23-20(4), AND I APPROVE THIS PLAT AS A FINAL LOCAL ENTITY PLAT ON THIS ____ DAY OF _____, 2025.

SURVEYOR'S CERTIFICATE

IN ACCORDANCE WITH SECTION 10-9a-603 OF THE UTAH CODE, I, TROY L TAYLOR, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR HOLDING LICENSE NUMBER 6854112 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS LICENSING ACT.

I FURTHER CERTIFY THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THE PLAT IN ACCORDANCE WITH SECTION 17-23-17 OF THE UTAH CODE, AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THE PLAT.

SURVEYOR (SEE SEAL BELOW) DATE _____

AMEYALLI-INFRASTRUCTURE
FINANCING DISTRICT
FINAL LOCAL ENTITY PLAT

MIDWAY CITY, WASATCH COUNTY, STATE OF UTAH

SCALE: 1" = 100 FEET

SURVEYOR'S SEAL

CLERK-RECORDER SEARCH

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**EXHIBIT C
GOVERNING DOCUMENT
FOR
AMEYALLI INFRASTRUCTURE FINANCING DISTRICT**

**GOVERNING DOCUMENT
FOR
AMEYALLI INFRASTRUCTURE FINANCING DISTRICT
LOCATED IN MIDWAY, UTAH**

May __, 2025

TABLE OF CONTENTS

I.	INTRODUCTION	1
II.	DEFINITIONS.....	1
III.	ORIGINAL DISTRICT BOUNDARIES	2
IV.	DESCRIPTION OF POWERS AND IMPROVEMENTS.....	2
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VI.	MISCELLANEOUS	5
VII.	GOVERNING DOCUMENT AMENDMENT	5

LIST OF EXHIBITS

EXHIBIT A	Legal Description of Original District Boundaries
------------------	---

I. INTRODUCTION

The District is a body corporate and politic with perpetual succession, a quasi-municipal corporation, a political subdivision of the State, and separate and distinct from and independent of any other political subdivision of the State. It is intended that the District will provide a part or all of the Improvements for the use and benefit of all anticipated inhabitants and taxpayers of the District. The primary purpose of the District will be to finance or reimburse the construction of these Improvements pursuant to the Special District Act and the Assessment Act and to finance or reimburse the construction of C-PACE Improvements.

II. DEFINITIONS

In this Governing Document, the following terms shall have the meanings indicated below, unless the context hereof clearly requires otherwise:

“Assessment Act” means Title 11, Chapter 42, Utah Code as may be amended from time to time.

“Board” means the board of trustees of the District.

“C-PACE Act” means Title 11, Chapter 42a, Utah Code as may be amended from time to time.

“District” means Ameyalli Infrastructure Financing District.

“Governing Document” means this Governing Document for the District.

“Improvements” means all or a portion of the improvements authorized to be planned, designed, acquired, constructed, installed, relocated, redeveloped and financed as generally permitted in the Special District Act or the Assessment Act, as determined by the Board.

“Original District Boundaries” means the boundaries of the District, as area described in **Exhibit A** hereto.

“Petitioner” means Midway MTN Spa, LLC, as the petitioner(s) requesting the creation of the District.

“Special District Act” means Title 17B of the Utah Code, including Chapter 2a, Part 13, Infrastructure Financing Districts, as amended from time to time.

“State” means the State of Utah.

“Trustee” means a member of the Board.

“Utah Code” means the Utah Code Annotated 1953, as amended.

III. ORIGINAL DISTRICT BOUNDARIES

A. Original District Boundaries. The area of the Original District Boundaries includes approximately 11.49 acres, as further described in **Exhibit A**.

B. Corrections to Legal Descriptions. Prior to recordation of a final local entity plat of the District, the Petitioner or their designee may make any corrections, deletions, or additions to the legal descriptions attached hereto which may be necessary to conform the same to the intent hereof, to correct errors or omissions therein, to complete the same, to remove ambiguities therefrom, or to conform the same to other provisions of said instruments.

IV. DESCRIPTION OF POWERS AND IMPROVEMENTS

A. District Powers. The District shall have all of the power granted to an infrastructure financing district under the Special District Act, including any powers granted after the date of this Governing Document, except as may be expressly amended or reserved by resolution of the Board. The District shall have the power and authority to provide the Improvements within and without the boundaries of the District as such power and authority is described in the Special District Act, the Assessment Act, and other applicable statutes, common law and the Constitution, subject to the limitations set forth herein.

B. Proposed Improvements. The purpose of the District is to finance the Improvements. It is anticipated that the District will finance all or a portion of the following Improvements, provided the District may finance any improvements permitted under the Special District Act, the Assessment Act, or the C-PACE Act or other applicable law.

V. THE BOARD OF TRUSTEES

A. Board Composition. The Board shall be composed of three Trustees. The owners of surface property within the District waived the residency requirement. The initial Board is appointed as follows, with all terms commencing on the date of issuance of a certificate of creation by the Office of the Lieutenant Governor of the State of Utah:

1. Trustee 1. Chuck Heath is hereby appointed to the Board with an initial term of six years.

2. Trustee 2. Luke Stauffacher is hereby appointed to the Board with an initial term of four years.

3. Trustee 3. Chris Tancill is hereby appointed to the Board with an initial term of six years.

B. Transition to Elected Board. Respective board seats shall transition from appointed to elected seats according to the following milestones:

1. Trustee 3. Trustee 3 shall transition to an elected seat at the end of a full term during which certificates of occupancy have been issued to 80% of units within the District.

No transition pursuant to this Section shall become effective until the scheduled regular election of the District in conjunction with the expiration of the then current term.

C. Divisions. The District has elected to divide its property among its Trustees on the basis of Divisions, each Division being represented by one Trustee. The Trustees will represent their respective Divisions as follows: Trustee 1 will represent Division 1, Trustee 2 will represent Division 2, and Trustee 3 will represent Division 3. The boundaries of each Division within the District are as follows:

Division 1.

LOT 2:

BEGINNING NORTH 89°44'45" EAST 907.01 FEET
AND NORTH 1462.59 FEET FROM THE SOUTH ONE-
QUARTER CORNER OF SECTION 26, TOWNSHIP 3
SOUTH, RANGE 4 EAST, SALT LAKE BASE AND
MERIDIAN RUNNING THENCE SOUTH 82°07'10"
WEST 88.03 FEET; THENCE SOUTH 60°51'35" WEST
92.12 FEET; THENCE SOUTH 42°59'27" WEST 71.37
FEET; THENCE SOUTH 89°33'37" WEST 111.51 FEET;
THENCE ALONG THE ARC OF 93.00 FOOT RADIUS
TO THE LEFT 45.62 FEET (CENTRAL ANGLE OF
28°06'24" AND A CHORD BEARING NORTH 30°56'48"
WEST 45.17 FEET); THENCE NORTH 45°00'00" WEST
89.42 FEET; THENCE ALONG THE ARC OF 88.00
FOOT RADIUS TO THE RIGHT 68.82 FEET (CENTRAL
ANGLE OF 44°48'20" AND A CHORD BEARING
NORTH 22°35'50" WEST 67.08 FEET); THENCE
NORTH 00°11'40" WEST 26.51 FEET; THENCE
ALONG THE ARC OF 108.00 FOOT RADIUS TO THE
RIGHT 107.19 FEET (CENTRAL ANGLE OF 56°51'58"
AND A CHORD BEARING NORTH 28°14'19" EAST
102.84 FEET); THENCE NORTH 56°40'17" EAST 327.30
FEET; THENCE SOUTH 32°30'42" EAST 252.81 FEET;
THENCE SOUTH 10°02'58" WEST 42.07 FEET;
THENCE SOUTH 78°00'27" EAST 9.71 FEET; THENCE
SOUTH 11°59'33" WEST 96.32 FEET TO THE POINT
OF BEGINNING.

CONTAINING: 3.09 ACRES

Division 2.

LOT 1:

BEGINNING NORTH 89 44'45" EAST 907.01 FEET
AND NORTH 1462.59 FEET FROM THE SOUTH ONE-
QUARTER CORNER OF SECTION 26, TOWNSHIP 3
SOUTH, RANGE 4 EAST, SALT LAKE BASE AND
MERIDIAN RUNNING THENCE NORTH 11 59'33"
EAST 96.32 FEET; THENCE NORTH 78°00'27" WEST
9.71 FEET; THENCE NORTH 10°02'59" EAST 42.07
FEET; THENCE NORTH 32°30'42" WEST 252.81 FEET;
THENCE NORTH 56°40'17" EAST 49.43 FEET;
THENCE ALONG THE ARC OF 336.16 FOOT RADIUS
TO THE RIGHT 198.57 (CENTRAL ANGLE OF
33°50'39" AND A CHORD BEARING NORTH 73°04'26"
EAST 195.70 FEET); THENCE EAST 300.74 FEET;
THENCE SOUTH 00°12'33" EAST 424.81 FEET;
THENCE WEST 339.25 FEET; THENCE SOUTH
82°07'10" WEST 74.24 FEET TO THE POINT OF
BEGINNING.

CONTAINING: 4.32 ACRES

Division 3:

COTTAGES:

BEGINNING NORTH 89°44'45" EAST 370.27 FEET
AND NORTH 1334.56 FEET FROM THE SOUTH ONE-
QUARTER CORNER OF SECTION 26, TOWNSHIP 3
SOUTH, RANGE 4 EAST, SALT LAKE BASE AND
MERIDIAN RUNNING THENCE NORTH 650.21 FEET;
THENCE NORTH 89°36'32"E 865.37 FEET; THENCE
SOUTH 00°22'15"E 64.73 FEET; THENCE WEST 218.54
FEET; THENCE ALONG THE ARC OF 362.00 FOOT
RADIUS TO THE LEFT 223.51 FEET (CENTRAL
THENCE ALONG THE ARC OF 362.00 FOOT RADIUS
TO THE LEFT 223.51 FEET (CENTRAL ANGLE OF
35°22'34" AND A CHORD BEARING SOUTH 72°18'43"
WEST 219.98 FEET); THENCE SOUTH 56°42'06" WEST
439.48 FEET; THENCE SOUTH 00°11'40" EAST 99.06
FEET; THENCE ALONG THE ARC OF 114.00 FOOT
RADIUS TO THE RIGHT 89.15 FEET (CENTRAL
ANGLE OF 44°45'20" AND A CHORD BEARING
SOUTH 22°35'50" EAST 86.89 FEET); SOUTH 45°00'00"
EAST 89.42 FEET; THENCE ALONG THE ARC OF
67.00 FOOT RADIUS TO THE RIGHT 46.01 FEET
(CENTRAL ANGLE OF 39°20'33" AND A CHORD
BEARING SOUTH 25°19'44" EAST 45.11 FEET) TO
THE POINT OF BEGINNING.

CONTAINING: 4.08 ACRES

D. Reelection, Reappointment, Vacancy.

1. Trustees 1 and 2. Divisions 1 and 2 each separately amount to roughly one-third of the total property within the District. Divisions 1 and 2 are not anticipated to include any residential property. Upon the expiration of a Trustee's respective term or any other vacancy relating thereto, the Board shall appoint a replacement for such Trustee from owners of land or agents and officers of the owner of land within the respective Division (i.e., if Trustee seat 1 is vacant, the Board shall look to the owner of property within Division 1). The property owner of the property within the respective Division at the time of a Trustee's nomination shall be entitled to nominate an individual for the Trustee seat (provided that the Board retains discretion to reject any nominee and request a new nominee from such property owner).

2. Trustee 3. Upon the expiration of a Trustee's respective term or any other vacancy relating thereto, any Trustee seat which has not transitioned to an elected seat shall be appointed by the remaining members of the Board, from owners of land or agents and officers of an owner of land within the boundaries of the District. Any property owner owning at least one-third of the taxable value of the property within such District at the time of a Trustee's nomination shall be entitled to nominate one Trustee seat for each one-third value (provided that the Board retains discretion to reject any nominee and request a new nominee from such property owner). In the event that no qualified candidate files to be considered for appointment or files a declaration of candidacy for a seat, such seat may be appointed by the remaining members of the Board from registered voters residing within the District, owners of land, or agents and officers of an owner of land within the boundaries of the District.

E. Conflicts of Interest. Trustees shall disclose all conflicts of interest. Any Trustee who discloses such conflicts in accordance with the Special District Act, shall be entitled to vote on such matters.

VI. MISCELLANEOUS

It is the intent of the District to use a competent and nationally recognized bond underwriter with respect to District Bonds to ensure proper issuance and compliance with this Governing Document. The District has agreed to utilize Piper Sandler & Co. as the underwriter with respect to bonds issued by The District as permitted by law.

VII. GOVERNING DOCUMENT AMENDMENT

Subject to the limitations of the Special District Act, this Governing Document may be amended by passage of a resolution of the Board approving such amendment.

EXHIBIT A
LEGAL DESCRIPTION OF ORIGINAL DISTRICT BOUNDARY

LOT 1:

BEGINNING NORTH 89°44'45" EAST 907.01 FEET AND NORTH 1462.59 FEET FROM THE SOUTH ONE-QUARTER CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN RUNNING THENCE NORTH 11°59'33" EAST 96.32 FEET; THENCE NORTH 78°00'27" WEST 9.71 FEET; THENCE NORTH 10°02'59" EAST 42.07 FEET; THENCE NORTH 32°30'42" WEST 252.81 FEET; THENCE NORTH 56°40'17" EAST 49.43 FEET; THENCE ALONG THE ARC OF 336.16 FOOT RADIUS TO THE RIGHT 198.57 (CENTRAL ANGLE OF 33°50'39" AND A CHORD BEARING NORTH 73°04'26" EAST 195.70 FEET); THENCE EAST 300.74 FEET; THENCE SOUTH 00°12'33" EAST 424.81 FEET; THENCE WEST 339.25 FEET; THENCE SOUTH 82°07'10" WEST 74.24 FEET TO THE POINT OF BEGINNING.

CONTAINING: 4.32 ACRES

LOT 2:

BEGINNING NORTH 89°44'45" EAST 907.01 FEET AND NORTH 1462.59 FEET FROM THE SOUTH ONE-QUARTER CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN RUNNING THENCE SOUTH 82°07'10" WEST 88.03 FEET; THENCE SOUTH 60°51'35" WEST 92.12 FEET; THENCE SOUTH 42°59'27" WEST 71.37 FEET; THENCE SOUTH 89°33'37" WEST 111.51 FEET; THENCE ALONG THE ARC OF 93.00 FOOT RADIUS TO THE LEFT 45.62 FEET (CENTRAL ANGLE OF 28°06'24" AND A CHORD BEARING NORTH 30°56'48" WEST 45.17 FEET); THENCE NORTH 45°00'00" WEST 89.42 FEET; THENCE ALONG THE ARC OF 88.00 FOOT RADIUS TO THE RIGHT 68.82 FEET (CENTRAL ANGLE OF 44°48'20" AND A CHORD BEARING NORTH 22°35'50" WEST 67.08 FEET); THENCE NORTH 00°11'40" WEST 26.51 FEET; THENCE ALONG THE ARC OF 108.00 FOOT RADIUS TO THE RIGHT 107.19 FEET (CENTRAL ANGLE OF 56°51'58" AND A CHORD BEARING NORTH 28°14'19" EAST 102.84 FEET); THENCE NORTH 56°40'17" EAST 327.30 FEET; THENCE SOUTH 32°30'42" EAST 252.81 FEET; THENCE SOUTH 10°02'58" WEST 42.07 FEET; THENCE SOUTH 78°00'27" EAST 9.71 FEET; THENCE SOUTH 11°59'33" WEST 96.32 FEET TO THE POINT OF BEGINNING.

CONTAINING: 3.09 ACRES

COTTAGES:

BEGINNING NORTH 89°44'45" EAST 370.27 FEET AND NORTH 1334.56 FEET FROM THE SOUTH ONE-QUARTER CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN RUNNING THENCE NORTH 650.21 FEET; THENCE NORTH 89°36'32"E 865.37 FEET; THENCE SOUTH 00°22'15"E 64.73 FEET; THENCE WEST 218.54 FEET; THENCE ALONG THE ARC OF 362.00 FOOT

RADIUS TO THE LEFT 223.51 FEET (CENTRAL THENCE ALONG THE ARC OF 362.00 FOOT RADIUS TO THE LEFT 223.51 FEET (CENTRAL ANGLE OF 35°22'34" AND A CHORD BEARING SOUTH 72°18'43" WEST 219.98 FEET); THENCE SOUTH 56°42'06" WEST 439.48 FEET; THENCE SOUTH 00°11'40" EAST 99.06 FEET; THENCE ALONG THE ARC OF 114.00 FOOT RADIUS TO THE RIGHT 89.15 FEET (CENTRAL ANGLE OF 44°45'20" AND A CHORD BEARING SOUTH 22°35'50" EAST 86.89 FEET); SOUTH 45°00'00" EAST 89.42 FEET; THENCE ALONG THE ARC OF 67.00 FOOT RADIUS TO THE RIGHT 46.01 FEET (CENTRAL ANGLE OF 39°20'33" AND A CHORD BEARING SOUTH 25°19'44" EAST 45.11 FEET) TO THE POINT OF BEGINNING.

CONTAINING: 4.08 ACRES

TOTAL LOTS CONTAINING: 11.49 ACRES

EXHIBIT D
CERTIFICATE OF ENGINEER

CERTIFICATE OF ENGINEER

The undersigned project engineer for the proposed Ameyalli Infrastructure Financing District (the "District") hereby certifies the following:

1. I am a professional engineer, licensed under Title 58, Chapter 22, Professional Engineers and Professional Land Surveyors Licensing Act, engaged to perform the necessary engineering services to determine the costs of the proposed infrastructure improvements benefitting property within the District.

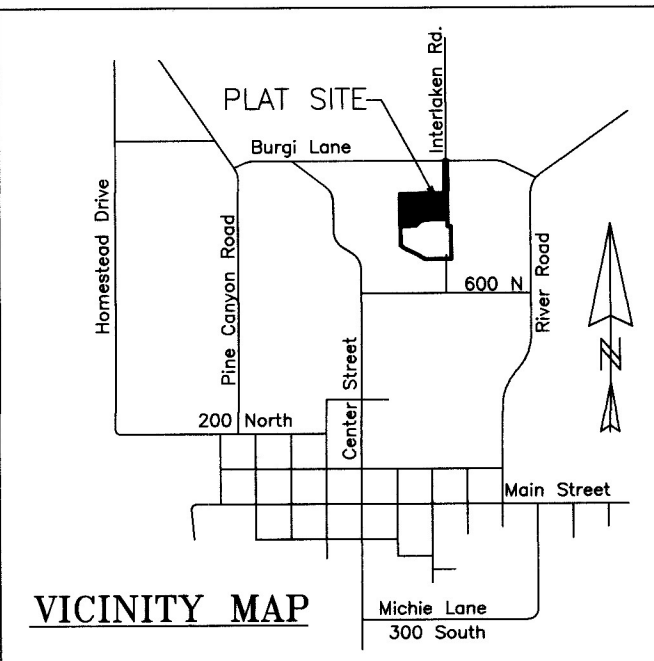
2. The construction costs to date for sewer, water, pressurized irrigation and storm drain infrastructure and improvements is approximately \$3,472,616. Said costs are based on invoices from the B.D. Bush Excavation, the contractor from May 2023 through January 2025.

By: Paul Berg
Paul Berg, P.E.

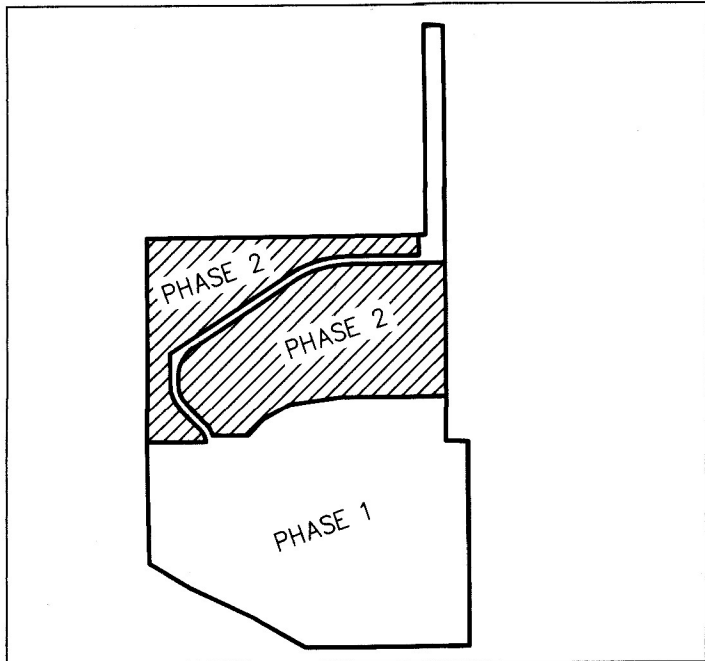
Date: 27 May, 2025

AMEYALLI-INFRASTRUCTURE FINANCING
DISTRICT FINAL LOCAL ENTITY PLAT

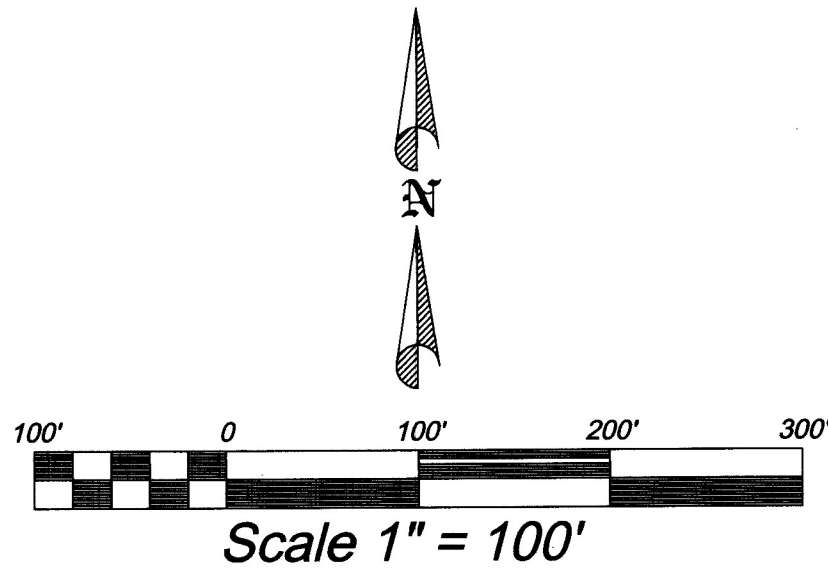
LOCATED IN THE SW QUARTER OF SECTION 26, T3S, R4E, SLB&M



LOCATED IN THE SW QUARTER OF SECTION 26,
T3S, R4E, SLB&M



AMEYALLI PHASING



LEGEND

- PUBLIC TRAIL
- FOUND SECTION CORNERS
(AS NOTED ON DRAWING)
- SET REBAR WITH CAP
MARKED ELEMENT
LAND SURVEYING PLS
6854112
- SENSITIVE LANDS
BOUNDARY

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C1	362.00'	223.51'	35°22'34"	S72°18'43"W	219.98'
C2	114.00'	89.15'	44°48'20"	S22°35'50"E	86.89'
C3	67.00'	46.01'	39°20'33"	S25°19'44"E	45.11'
C4	93.00'	45.62'	28°06'24"	N30°56'48"W	45.17'
C5	88.00'	68.82'	44°48'20"	N22°35'50"W	67.08'
C6	108.00'	107.19'	56°51'58"	N28°14'19"E	102.84'
C7	336.16'	198.57'	33°50'39"	N73°04'26"E	195.70'

LINE TABLE		
LINE	LENGTH	DIRECTION
L1	64.73'	S00°22'15"E
L2	99.06'	S00°11'40"E
L3	89.42'	S45°00'00"E
L4	88.03'	S82°07'10"W
L5	92.12'	S60°51'35"W
L6	71.37'	S42°59'27"W
L7	111.51'	S89°33'37"W
L8	89.42'	N45°00'00"W
L9	26.51'	N00°11'40"W
L10	49.43'	N56°40'17"E

FOUND WASATCH COUNTY
BRASS CAP MONUMENT
MARKING THE SOUTHWEST
CORNER OF SECTION 26,
TOWNSHIP 3 SOUTH,
RANGE 4 EAST, SALT LAKE
BASE AND MERIDIAN

27/28
34/35

370.27'

907.01'

N89°44'45"E 1743.37' BETWEEN SECTION CORNERS BASIS OF BEARING

FOUND WASATCH COUNTY
BRASS CAP MARKING THE
SOUTH 1/4 CORNER OF
SECTION 26, TOWNSHIP 3
SOUTH, RANGE 4 EAST, SALT
LAKE BASE AND MERIDIAN

26
35

BASIS OF BEARING

BASIS OF BEARING IS SOUTH 89°44'45" WEST 2650.37 FEET BETWEEN THE FOUND
WASATCH COUNTY BRASS CAP MONUMENT MARKING THE SOUTH 1/4 CORNER AND
THE THE FOUND WASATCH COUNTY BRASS CAP MONUMENT MARKING THE SOUTHWEST
CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND
MERIDIAN.

BOUNDARY DESCRIPTION

LOT 1:
BEGINNING AT A POINT LOCATED NORTH 89°44'45" EAST 907.01 FEET AND NORTH
1462.59 FEET FROM THE SOUTHWEST CORNER OF SECTION 26, TOWNSHIP 3 SOUTH,
RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN; THENCE NORTH 11°59'33" EAST 96.32
FEET; THENCE NORTH 78°00'27" WEST 9.71 FEET; THENCE NORTH 10°02'58" EAST
42.07 FEET; THENCE NORTH 32°30'42" WEST 252.81 FEET; THENCE NORTH 56°40'17"
EAST 49.43 FEET; THENCE ALONG THE ARC OF 336.16 FOOT RADIUS CURVE TO THE
RIGHT 198.57 (CENTRAL ANGLE OF 33°50'39" AND A CHORD BEARING NORTH 73°04'26"
EAST 195.70 FEET); THENCE EAST 300.74 FEET; THENCE SOUTH 00°12'33" EAST
424.81 FEET; THENCE WEST 339.25 FEET; THENCE SOUTH 82°07'10" WEST 74.24 FEET
TO THE POINT OF BEGINNING.

CONTAINING: 4.32 ACRES

LOT 2:
BEGINNING AT A POINT LOCATED NORTH 89°44'45" EAST 907.01 FEET AND NORTH
1462.59 FEET FROM THE SOUTHWEST CORNER OF SECTION 26, TOWNSHIP 3 SOUTH,
RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN; THENCE SOUTH 82°07'10" WEST
88.03 FEET; THENCE SOUTH 60°51'35" WEST 92.12 FEET; THENCE SOUTH 42°59'27"
WEST 71.37 FEET; THENCE SOUTH 89°33'37" WEST 111.51 FEET; THENCE ALONG THE
ARC OF 93.00 FOOT RADIUS CURVE TO THE LEFT 45.62 FEET (CENTRAL ANGLE OF
28°06'24" AND A CHORD BEARING NORTH 30°56'48" WEST 45.17 FEET); THENCE NORTH
45°00'00" WEST 89.42 FEET; THENCE ALONG THE ARC OF 88.00 FOOT RADIUS CURVE
TO THE RIGHT 68.82 FEET (CENTRAL ANGLE OF 44°48'20" AND A CHORD BEARING
NORTH 22°35'50" WEST 67.08 FEET); THENCE NORTH 00°11'40" WEST 26.51 FEET;
THENCE ALONG THE ARC OF 108.00 FOOT RADIUS CURVE TO THE RIGHT 107.19 FEET
(CENTRAL ANGLE OF 56°51'58" AND A CHORD BEARING NORTH 28°14'19" EAST 102.84
FEET); THENCE NORTH 56°40'17" EAST 327.30 FEET; THENCE SOUTH 32°30'42" EAST
252.81 FEET; THENCE SOUTH 10°02'58" WEST 42.07 FEET; THENCE SOUTH
78°00'27" EAST 9.71 FEET; THENCE SOUTH 11°59'33" WEST 96.32 FEET TO THE POINT
OF BEGINNING.

CONTAINING: 3.09 ACRES

COTTAGES:
BEGINNING AT A POINT LOCATED NORTH 89°44'45" EAST 370.27 FEET AND NORTH
1334.56 FEET FROM THE SOUTHWEST CORNER OF SECTION 26, TOWNSHIP 3 SOUTH,
RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN RUNNING THENCE THENCE NORTH
650.21 FEET; THENCE NORTH 89°36'32"E 865.37 FEET; THENCE SOUTH 00°22'15"E
64.73 FEET; THENCE WEST 218.54 FEET; THENCE ALONG THE ARC OF 362.00 FOOT
RADIUS CURVE TO THE LEFT 223.51 FEET (CENTRAL ANGLE OF 35°22'34" AND A
CHORD BEARING SOUTH 72°18'43" WEST 219.98 FEET); THENCE SOUTH 56°42'06" WEST
439.48 FEET; THENCE SOUTH 00°11'40" EAST 99.06 FEET; THENCE ALONG THE ARC OF
114.00 FOOT RADIUS CURVE TO THE LEFT 89.15 FEET (CENTRAL ANGLE OF 44°45'20"
AND A CHORD BEARING SOUTH 22°35'50" EAST 86.89 FEET); SOUTH 45°00'00" EAST
89.42 FEET; THENCE ALONG THE ARC OF 67.00 FOOT RADIUS CURVE TO THE RIGHT
46.01 FEET (CENTRAL ANGLE OF 39°20'33" AND A CHORD BEARING SOUTH 25°19'44"
EAST 45.11 FEET); THENCE WEST 186.58 FEET TO THE POINT OF BEGINNING.

CONTAINING: 4.08 ACRES

WASATCH COUNTY CLERK

I, WASATCH COUNTY CLERK, AS THE APPROVING AUTHORITY FOR THIS
PLAT BASED ON THE DEFINITION SET FORTH IN UTAH CODE
17-23-20(1)(g) BEING THE PERSON REQUIRED TO SUBMIT A NOTICE OF
IMPENDING BOUNDARY ACTION TO THE LT. GOVERNOR UNDER UTAH
CODE 17B-1-209(3)(b)(iv), HEREBY APPROVE THIS PLAT AS A FINAL
LOCAL ENTITY PLAT CERTIFIED ON THIS ___ DAY OF ___, 2025.

WASATCH COUNTY SURVEYOR

I, THE WASATCH COUNTY SURVEYOR, HAVE DETERMINED THAT THIS PLAT
MEETS THE REQUIREMENTS OF UTAH CODE 17-23-20(4), AND I
APPROVE THIS PLAT AS A FINAL LOCAL ENTITY PLAT ON THIS 5TH DAY
OF June, 2025.

SURVEYOR'S CERTIFICATE

IN ACCORDANCE WITH SECTION 10-9a-603 OF THE UTAH CODE, I, TROY L
TAYLOR, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR
HOLDING LICENSE NUMBER 6854112 IN ACCORDANCE WITH TITLE 58, CHAPTER
22, OF THE PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS
LICENSING ACT.

I FURTHER CERTIFY THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY
DESCRIBED ON THE PLAT IN ACCORDANCE WITH SECTION 17-23-17 OF THE
UTAH CODE, AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED
MONUMENTS AS REPRESENTED ON THE PLAT.

TROY L TAYLOR
SURVEYOR (SEE SEAL BELOW)

JUNE 5, 2025
DATE

AMEYALLI-INFRASTRUCTURE
FINANCING DISTRICT
FINAL LOCAL ENTITY PLAT

MIDWAY CITY, WASATCH COUNTY, STATE OF UTAH
SCALE: 1" = 100 FEET

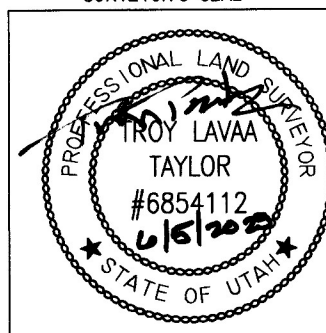
COUNTY RECORDER

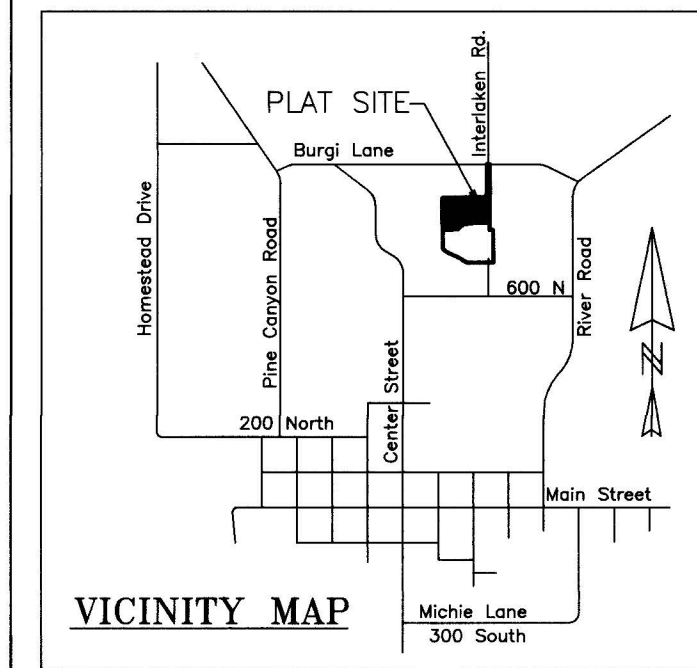
STATE OF UTAH, COUNTY OF WASATCH, AND FILED
AT THE REQUEST OF

FEE WASATCH COUNTY RECORDER BOOK PAGE
TIME DATE ENTRY NO.

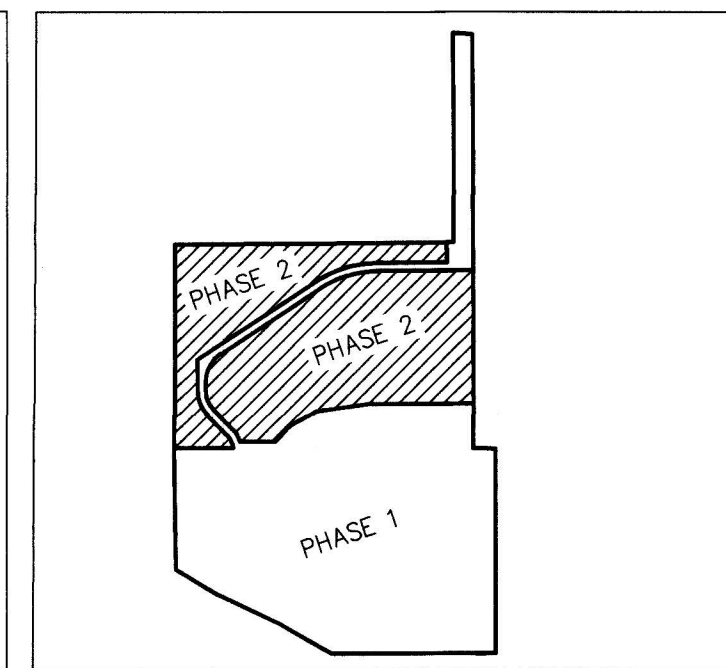
SURVEYOR'S SEAL

CLERK-RECORDER SEAL





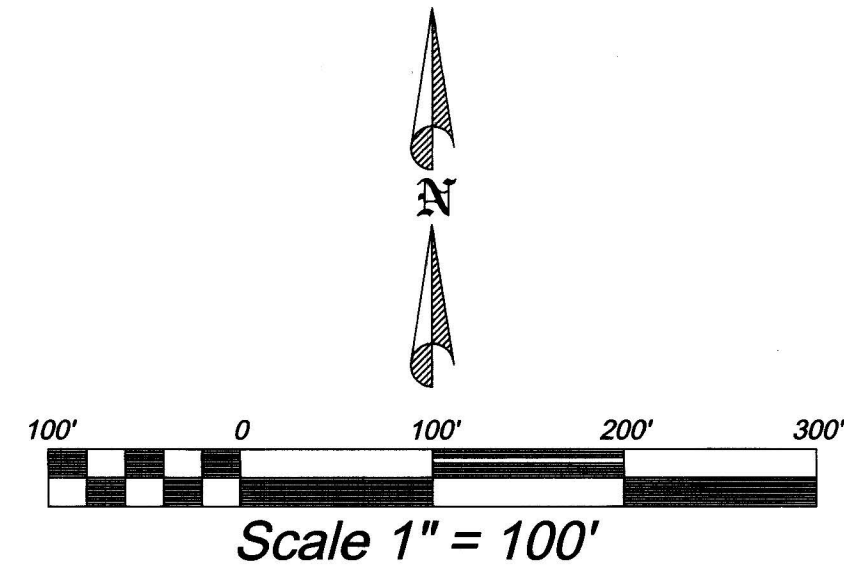
LOCATED IN THE SW QUARTER OF SECTION 26,
T3S, R4E, SLB&M



AMEYALLI PHASING

AMEYALLI-INFRASTRUCTURE FINANCING DISTRICT FINAL LOCAL ENTITY PLAT

LOCATED IN THE SW QUARTER OF SECTION 26, T3S, R4E, SLB&M



LEGEND

- PUBLIC TRAIL
- FOUND SECTION CORNERS (AS NOTED ON DRAWING)
- SET REBAR WITH CAP MARKED ELEMENT LAND SURVEYING PLS 6854112
- SENSITIVE LANDS BOUNDARY

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C1	362.00'	223.51'	35°22'34"	S72°18'43"W	219.98'
C2	114.00'	89.15'	44°48'20"	S22°35'50"E	86.89'
C3	67.00'	46.01'	39°20'33"	S25°19'44"E	45.11'
C4	93.00'	45.62'	28°06'24"	N30°56'48"W	45.17'
C5	88.00'	68.82'	44°48'20"	N22°35'50"W	67.08'
C6	108.00'	107.19'	56°51'58"	N28°14'19"E	102.84'
C7	336.16'	198.57'	33°50'39"	N73°04'26"E	195.70'

LINE TABLE		
LINE	LENGTH	DIRECTION
L1	64.73'	S00°22'15"E
L2	99.06'	S00°11'40"E
L3	89.42'	S45°00'00"E
L4	88.03'	S82°07'10"W
L5	92.12'	S60°51'35"W
L6	71.37'	S42°59'27"W
L7	111.51'	S89°33'37"W
L8	89.42'	N45°00'00"W
L9	26.51'	N00°11'40"W
L10	49.43'	N56°40'17"E

SURVEYOR
TROY L. TAYLOR, PLS
ELEMENT LAND SURVEYING
2296 SOUTH 270 EAST
HEBER CITY, UTAH 84032
PHONE (801) 657-8748

DATE OF SURVEY: JANUARY 2020

FOUND WASATCH COUNTY
BRASS CAP MONUMENT
MARKING THE SOUTHWEST
CORNER OF SECTION 26,
TOWNSHIP 3 SOUTH,
RANGE 4 EAST, SALT LAKE
BASE AND MERIDIAN

27
34

370.27'

907.01'

N89°44'45"E 1743.37' BETWEEN SECTION CORNERS BASIS OF BEARING

FOUND WASATCH COUNTY
BRASS CAP MARKING THE
SOUTH 1/4 CORNER OF
SECTION 26, TOWNSHIP 3
SOUTH, RANGE 4 EAST, SALT
LAKE BASE AND MERIDIAN

28
35

COUNTY RECORDER

STATE OF UTAH, COUNTY OF WASATCH, AND FILED
AT THE REQUEST OF _____
FEE WASATCH COUNTY RECORDER BOOK _____ PAGE _____
TIME _____ DATE _____ ENTRY NO. _____

BASIS OF BEARING

BASIS OF BEARING IS SOUTH 89°44'45" WEST 2650.37 FEET BETWEEN THE FOUND WASATCH COUNTY BRASS CAP MONUMENT MARKING THE SOUTH 1/4 CORNER AND THE THE FOUND WASATCH COUNTY BRASS CAP MONUMENT MARKING THE SOUTHWEST CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN.

BOUNDARY DESCRIPTION

LOT 1:
BEGINNING AT A POINT LOCATED NORTH 89°44'45" EAST 907.01 FEET AND NORTH 1462.59 FEET FROM THE SOUTHWEST CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN; THENCE NORTH 11°59'33" EAST 96.32 FEET; THENCE NORTH 78°00'27" WEST 9.71 FEET; THENCE NORTH 10°02'58" EAST 42.07 FEET; THENCE NORTH 32°30'42" WEST 252.81 FEET; THENCE NORTH 56°40'17" EAST 49.43 FEET; THENCE ALONG THE ARC OF 336.16 FOOT RADIUS CURVE TO THE RIGHT 198.57 (CENTRAL ANGLE OF 33°50'39" AND A CHORD BEARING NORTH 73°04'26" EAST 195.70 FEET); THENCE EAST 300.74 FEET; THENCE SOUTH 00°12'33" EAST 424.81 FEET; THENCE WEST 339.25 FEET; THENCE SOUTH 82°07'10" WEST 74.24 FEET TO THE POINT OF BEGINNING.

CONTAINING: 4.32 ACRES

LOT 2:
BEGINNING AT A POINT LOCATED NORTH 89°44'45" EAST 907.01 FEET AND NORTH 1462.59 FEET FROM THE SOUTHWEST CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN; THENCE SOUTH 82°07'10" WEST 88.03 FEET; THENCE SOUTH 60°51'35" WEST 92.12 FEET; THENCE SOUTH 42°59'27" WEST 71.37 FEET; THENCE SOUTH 89°33'37" WEST 111.51 FEET; THENCE ALONG THE ARC OF 93.00 FOOT RADIUS CURVE TO THE LEFT 45.62 FEET (CENTRAL ANGLE OF 28°06'24" AND A CHORD BEARING NORTH 30°56'48" WEST 45.17 FEET); THENCE NORTH 45°00'00" WEST 89.42 FEET; THENCE ALONG THE ARC OF 88.00 FOOT RADIUS CURVE TO THE RIGHT 68.82 FEET (CENTRAL ANGLE OF 44°48'20" AND A CHORD BEARING NORTH 22°35'50" WEST 67.08 FEET); THENCE NORTH 00°11'40" WEST 26.51 FEET; THENCE ALONG THE ARC OF 108.00 FOOT RADIUS CURVE TO THE RIGHT 107.19 FEET (CENTRAL ANGLE OF 56°51'58" AND A CHORD BEARING NORTH 28°14'19" EAST 102.84 FEET); THENCE NORTH 56°40'17" EAST 327.30 FEET; THENCE SOUTH 32°30'42" EAST 252.81 FEET; THENCE SOUTH 10°02'58" WEST 42.07 FEET; THENCE SOUTH 78°00'27" EAST 9.71 FEET; THENCE SOUTH 11°59'33" WEST 96.32 FEET TO THE POINT OF BEGINNING.

CONTAINING: 3.09 ACRES

COTTAGES:
BEGINNING AT A POINT LOCATED NORTH 89°44'45" EAST 370.27 FEET AND NORTH 1334.56 FEET FROM THE SOUTHWEST CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN RUNNING THENCE NORTH 650.21 FEET; THENCE NORTH 89°36'32" E 865.37 FEET; THENCE SOUTH 00°22'15"E 64.73 FEET; THENCE WEST 218.54 FEET; THENCE ALONG THE ARC OF 362.00 FOOT RADIUS CURVE TO THE LEFT 223.51 FEET (CENTRAL ANGLE OF 35°22'34" AND A CHORD BEARING SOUTH 72°18'43" WEST 219.98 FEET); THENCE SOUTH 56°42'06" WEST 439.48 FEET; THENCE SOUTH 00°11'40" EAST 99.06 FEET; THENCE ALONG THE ARC OF 114.00 FOOT RADIUS CURVE TO THE LEFT 89.15 FEET (CENTRAL ANGLE OF 44°48'20" AND A CHORD BEARING SOUTH 22°35'50" EAST 86.89 FEET); SOUTH 45°00'00" EAST 89.42 FEET; THENCE ALONG THE ARC OF 67.00 FOOT RADIUS CURVE TO THE RIGHT 46.01 FEET (CENTRAL ANGLE OF 39°20'33" AND A CHORD BEARING SOUTH 25°19'44" EAST 45.11 FEET); THENCE WEST 186.58 FEET TO THE POINT OF BEGINNING.

CONTAINING: 4.08 ACRES

WASATCH COUNTY CLERK

I, WASATCH COUNTY CLERK, AS THE APPROVING AUTHORITY FOR THIS PLAT BASED ON THE DEFINITION SET FORTH IN UTAH CODE 17-23-20(1)(a) BEING THE PERSON REQUIRED TO SUBMIT A NOTICE OF IMPENDING BOUNDARY ACTION TO THE LT. GOVERNOR UNDER UTAH CODE 17B-1-209(3)(b)(iv), HEREBY APPROVE THIS PLAT AS A FINAL LOCAL ENTITY PLAT CERTIFIED ON THIS 18th DAY OF July 2025.

WASATCH COUNTY SURVEYOR

I, THE WASATCH COUNTY SURVEYOR, HAVE DETERMINED THAT THIS PLAT MEETS THE REQUIREMENTS OF UTAH CODE 17-23-20(4), AND I APPROVE THIS PLAT AS A FINAL LOCAL ENTITY PLAT ON THIS 5th DAY OF June 2025.

SURVEYOR'S CERTIFICATE

IN ACCORDANCE WITH SECTION 10-9a-603 OF THE UTAH CODE, I, TROY L. TAYLOR, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR HOLDING LICENSE NUMBER 6854112 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS LICENSING ACT.

I FURTHER CERTIFY THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THE PLAT IN ACCORDANCE WITH SECTION 17-23-17 OF THE UTAH CODE, AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THE PLAT.

Troy L. Taylor
SURVEYOR (SEE SEAL BELOW)

June 5, 2025
DATE

AMEYALLI-INFRASTRUCTURE FINANCING DISTRICT FINAL LOCAL ENTITY PLAT

MIDWAY CITY, WASATCH COUNTY, STATE OF UTAH

SCALE: 1" = 100 FEET

SURVEYOR'S SEAL

CLERK-RECORDER SEAL

