



Kevin Jacobs
Salt Lake County Assessor

Chris Stavros
Chief Deputy Assessor

December 16, 2019

Salt Lake County Council
2001 South State Street, N2-300
Salt Lake City, Utah 84114

Re: Redirect 2019 Delinquent Privilege Tax Bill to Responsible Party and Bill for 2018 Tax Year

Parcel No: 21-30-300-030-6011 (Row E, Hangar 11)

Was billed to: Thomas Tobin
315 E Sky Ranch Blvd.
Sparks, NV 89441-6212

Should be billed to: Babochka, LLC
c/o Kerry Smith
12082 E Big Cottonwood Canyon Rd.
ESE 209 Solitude, UT 84121

Attn: Honorable Richard Snelgrove, Chairman

Dear County Council:

We respectfully request that you redirect the tax bill on the above referenced parcel for the 2019 tax year in the amount of \$886.90 to the party responsible for payment, and to bill the current tenant, Babochka, LLC, for their tenancy in the hangar for the duration of the 2018 tax year as well. The Assessor's Office was not aware of the change of tenancy until recently.

This airplane hangar at South Valley Regional Airport (SVRA) was originally occupied by Thomas Tobin until March 1, 2017. As an alleged non-business entity, he was exempt from the privilege tax.

According to the Airport Authority, on March 1, 2017, the name on the hangar lease was changed from Thomas Tobin to Babochka, LLC c/o Kerry Smith. Mr. Smith was a business partner of Mr. Tobin and uses the same plane. As the new tenant, he is responsible for the 2018 and 2019 privilege taxes on this hangar (see attached lease).

If you agree with our recommendation, please notify the Salt Lake County Treasurer's Office to redirect the 2019 tax bill as indicated, to bill the 2018 taxes, and to waive the penalties and interest since Babochka, LLC did not receive a tax notice.

Sincerely,

Kevin Jacobs
Salt Lake County Assessor
Chris Stavros
Chief Deputy

KH/dj

Rec: 12/16/19

JAWPFILES\BFOFCCTOBIN - SMITH (BABOCHKA, LLC) REDIRECT.DOC



RECORDED
23 NOV 2019 5:41 PM

ADDITIONAL CHARGES APPLY IF
POSTMARKED AFTER DECEMBER 2, 2019

SALT LAKE COUNTY TREASURER
2001 SO. STATE STREET #N1-200
PO BOX 410418
SALT LAKE CITY UTAH 84141-0418



1329 2019 0010 0102 21303000306011000 00000088690 4



Payment

Thomas T Tobin
315 E Sky Ranch Blvd
Sparks NV 89441-6212

This stub must accompany any onsite or mailed payment

Property Tax Information

21-30-300-030-6011
SALT LAKE CITY CORPORATION
C/O THOMAS TOBIN
315 E SKY RANCH BLVD
SPARKS NV 89441-6212

W. Tobin
425

E-11

Please "GO GREEN" In 2020!

Please sign up to receive future official tax notices digitally only via email. Especially if your mortgage holder pays your taxes, be part of the solution by receiving your duplicate copy via email. This project has grown significantly every year. To sign up, go to sico.org/treasurer, click on the green leaf at the

top of the page and follow the prompts or just add your email address below and return this to our agency. **My Email Address:** (Please print clearly)

(My email address opis me into the eBill tax notice program)

See info and provide billing and email address changes on the reverse side of this payment stub

TOTAL DUE

SEE Reverse → 886.90

INSTRUCTIONS:

- Write the parcel #(s) on the check
- The canceled check is your receipt
- Do not send cash
- Make checks payable to: Salt Lake County Treasurer
- PO Box 410418
- Salt Lake City, UT 84141-0418

PAY ON OR BEFORE DEC. 2, 2019

REQUEST FOR CHANGE OF MAIL & EMAIL ADDRESS

Name/Company _____

Parcel # _____ Phone # _____
(on front page)

Address _____

City & State _____ Zip _____

Old Email _____

New Email _____

Name/Company Title _____

Authorized Signature _____

I hereby swear that I am entitled to receive tax notices on this parcel. Any false statements or omissions are punishable under Utah law.

**MAIL: SLCo Treasurer PO Box 144575, SLC, UT 84114-4575
FAX: 385-468-8301 | Email: slcotreasurer@slco.org**

I ended my lease on
this hangar years
ago. Please remove
my name from this
account.

Thomas Tobin

Th T Tobin

Dave Jensen

21-30-200-030-6011

From: Bevan, Phil <Phil.Bevan@slcgov.com>
Sent: Monday, December 16, 2019 11:54 AM
To: Dave Jensen
Subject: RE: (EXTERNAL) E-11

Hi Dave,

Kerry Smith was a partner with Thomas Tobin. He bought out Thomas's share and we changed the name on the lease to Babochka, LLC effective March 01, 2017

Here is Kerry's contact information

should be billed to:

Information in our billing system (This is probably the best one)

Kerry Smith
Babochka LLC
12082 E Big Cottonwood Canyon
ESE 209
Solitude UT 84121

Information in my account records

Kerry Smith
Babochka LLC 865 W 2600 S
Salt Lake City UT 84119
801 560-5570

Phil

From: Dave Jensen [<mailto:DJensen@slco.org>]
Sent: Monday, December 16, 2019 11:08 AM
To: Bevan, Phil <Phil.Bevan@slcgov.com>
Subject: (EXTERNAL) E-11

Hi Phil,

Thomas Tobin received tax bill for 2019 on hangar number E-11. My records show that he vacated, and that the new tenant is Babochka, LLC c/o Kerry Smith, but I don't know the dates. I have to assume that as an LLC, Babochka is a business and apply the taxes to Kerry. Do you have his move-in date and contact info so I can request his articles of incorporation? I don't want to tax him if I don't have to.

Thanks!



Dave Jensen

djensen@slco.org

385.468.8048

385.468.8094 (FAX)

Salt Lake County Assessor
Tax Exempt Department
2001 S State Street, N2-955
PO Box 147421
Salt Lake City, UT 84114-7421

 Please consider the environment before printing this e-mail

C17-225

RECORDED

MAR 20 2017

**SOUTH VALLEY REGIONAL AIRPORT
MONTHLY TWIN HANGAR LEASE AGREEMENT FOR LLC**

CITY RECORDER

THIS LEASE AGREEMENT (Lease), is between SALT LAKE CITY CORPORATION, a Utah municipal corporation (City or Lessor), and BABOCHKA LLC, a limited liability company authorized to and doing business in UTAH, with offices located at 12082 EAST BIG COTTONWOOD CANYON ESE 209, SOLITUDE UT 84121 (Lessee), and is dated as of the recordation date, (Effective Date).

WITNESSETH

WHEREAS, City owns the South Valley Regional Airport (Airport) and through City's Department of Airports (SLCDA) operates Airport; and

WHEREAS, Lessee desires and City is agreeable to enter into an agreement for the lease of twin hangar space at Airport.

NOW, THEREFORE, in consideration of the foregoing recitals and the following mutual promises and considerations, the parties agree as follows:

1. **Agreement.** Lessor hereby grants to Lessee the right to use the twin hangar space identified as Row E Hangar 11 (Leased Premises) for parking the Aircraft (defined below). Lessee represents that the Aircraft is registered with the Federal Aviation Administration, and is in an airworthy condition. On or prior to the (Effective Date), Lessee shall provide Lessor with a Certificate of Aircraft Registration for the Aircraft. The aircraft registration number, make and model of the aircraft authorized to occupy the Leased Premises under this Lease (the Aircraft) is identified as follows:

Registration No: N368HY
Make: AVIAT
Model: A-1B
Contact Name: KERRY SMITH
Phone No: 801 560-5570
Email: ksmith@hydroblaster.com

2. **Term.** This Lease shall commence on MARCH 01, 2017 and shall continue on a month-to-month basis until terminated as provided herein (the Term).

3. **Rent.**

A. Lessee covenants and agrees to pay Lessor as rent for the Leased Premises during the Term the sum of Three Hundred Fifty-One and no/100 dollars (\$351.00) per month, in advance. If this Lease begins on a day other than the first calendar day of a month, the first payment will be prorated to the first day of the next month. The first months or partial months prorated rent and the last months rent shall be paid prior to commencement of this Lease, and the monthly rent shall be paid on the first day of each and every month following the date of commencement.

- B. The monthly rental rate may be adjusted each year, effective July 1st, at the discretion of the City.
4. **Use.** Lessee agrees to use the Leased Premises strictly in accordance with the following provisions:
- A. Lessee shall use the Leased Premises only to house the Aircraft listed above, which is owned or leased by Lessee, plus necessary related items for the Aircraft. No other items are to be stored on the Leased Premises or outside the Leased Premises unless agreed upon in writing by Lessor.
- B. Lessee shall store no explosives, solvents, or flammables with a flash point below 100 degrees Fahrenheit (100° F) in the Leased Premises. Lubricating oil stored in the Leased Premises must be in closed containers. Lessee shall comply with the environmental provisions, which appear elsewhere in this Lease.
- C. Lessee shall assure that the Leased Premises doors are kept closed when the Leased Premises is unattended.
- D. Lessee shall not use the Leased Premises for spray painting or doping. Lessee or the Owner of the Aircraft may make or cause to be made on the Leased Premises necessary repairs, maintenance (routine or otherwise), and/or inspections to the aircraft listed in paragraph 1 as required by the Federal Aviation Regulations (FARs) to allow the aircraft to be maintained in an airworthy condition. Professional mechanics hired by Lessee or aircraft owner to repair, maintain, or inspect said aircraft must be properly licensed according to the FARs and meet the requirements established in Title 16, Salt Lake City Code, relating to airframe and/or power plant repair.
- E. Lessee of an enclosed hangar shall furnish a portable fire extinguisher that meets the applicable fire code which must be mounted and kept in the Leased Premises at all times, provide for the yearly inspection thereof by a certified fire extinguisher inspector, and report the use of any fire extinguisher equipment on the premises to the airport operations manager.
- F. Lessee shall keep the Leased Premises clean and free of debris and shall store garbage in a covered metal or plastic container. Lessee shall report promptly to Lessor any defects in the Leased Premises that require repair or maintenance. After termination of the Lease, Lessee shall remove all of Lessee's property from the Leased Premises, and if Lessee fails to do so, Lessor may remove such property from the Leased Premises at Lessee's cost.
- G. Lessee shall not use any hoisting device that in any way attaches to the Leased Premises structure. This does not preclude the use of a horizontal winch or similar device used to move the aircraft into the Leased Premises, provided it is not attached to the metal structure, and is approved in advance in writing, by the airport tenant relations coordinator.
- H. Lessee shall not perform any modification of the metal wall panels, steel structures, electrical facilities or outlets, or supports of the Leased Premises

without the prior written permission of the airport tenant relations coordinator. Lessee will not be held liable for modifications made by others before the commencement of this Lease.

- I. Lessee shall not utilize the Leased Premises for any commercial activity.
5. **Assignment.** Lessee shall not assign, transfer, or encumber this Lease or sublease any part of the premises. In the event Lessee is a corporation, limited liability company, limited partnership, or other such entity, a change in the majority ownership of such entity shall constitute an assignment or transfer of this Lease for purposes of this paragraph 5. Lessee shall not record this Lease or any document or interest in connection herewith.
6. **Access of Lessor.** Lessor reserves the right to enter the Leased Premises to conduct inspections, to make repairs to the Leased Premises structure, and to determine compliance with the Lease. Lessor may use its master key to unlock the Leased Premises and gain entrance at any time and without notice. Lessor shall provide the only lock to be used on the Leased Premises with two (2) keys provided to Lessee. Additional keys may be requested in writing, to the airport properties office, and if approved will be provided at Lessee's expense. Any other lock found on the Leased Premises at any time shall be cut off and replaced with a Lessor lock, for which Lessee may obtain two (2) keys, at Lessee's cost, at the Airport Finance and Administration Office during normal business hours. In no event shall Lessor be deemed guilty of trespass upon the Leased Premises or to have violated any of Lessee's rights hereunder by reason of Lessor's entrance into the Leased Premises. Lessee hereby waives any claim against Lessor by reason of any entrance upon the Leased Premises by Lessor.
7. **Access by Lessee.** In order to assure the safety of persons authorized to enter into the secured general aviation area of the Airport and to further protect the security of the Leased Premises, Lessee and any persons under control of Lessee shall only access the Leased Premises in accordance with all federal and SLCDCA regulations. If an identification badge is issued by the Lessor to Lessee, Lessee understands and agrees the identification badge may only be used by the person to whom it is issued and that the issuance of such identification badge constitutes Lessor's consent to Lessee's access to the Leased Premises for the purposes permitted by this Lease. Lessee understands and agrees that such consent is not governed by this Lease or any interest hereunder and that such consent may be revoked at any time by Lessor without notice at Lessor's sole discretion for any reason whatsoever. Lessee shall travel to and from the Leased Premises by the most direct route while on Airport property.
8. **Damage to property.** Lessee shall be responsible for any and all damage to property belonging to Lessor and/or the Lessor's other lessees to the extent caused by an act or omission of Lessee or his or her agents, employees, guests and/or invitees. Lessee shall be responsible for repairing any damaged property and shall pay the costs thereof. Lessor assumes no responsibility for any damages or losses that may occur to Lessee's property, except to the extent that such damage is directly and proximately caused by the negligent, willful, or intentional conduct of Lessor.

9. **Nondiscrimination.**

- A. Lessee for itself, its personal representatives, successors in interest, and assigns, as part of the consideration hereof, does hereby covenant and agree that no person on the grounds of race, color, or national origin, age, sex, or disability shall be excluded from participation in, denied the benefits of, or be otherwise subject to discrimination, in the use of the Leased Premises; and that Lessee shall comply with all other requirements imposed by or pursuant to Title 29, Code of Federal Regulations, Department of Transportation, Subtitle A, Office of the Secretary, Part 21, Non-discrimination in Federally Assisted Programs of the Department of Transportation Effectuation of Title VI of the Civil Rights Act of 1964, and such provisions of said regulations as may in the future be amended.
- B. In the event of any such breach of any of the non-discrimination covenants pursuant to Part 21 of the Regulations of the Office of the Secretary of Transportation, Lessor shall have the right to terminate this Lease.

10. **Insurance.** During the Term, Lessee shall procure and continue in effect at Lessee's sole cost, general liability insurance covering Lessee's activities in and about the Leased Premises and on the Lessor's property in the amount of at least \$100,000 or such additional amount as Lessor shall reasonably require, and shall, upon request by Lessor from time to time, provide Lessor with satisfactory evidence of such insurance. Lessee shall procure and continue in effect such other types of insurance coverage as Lessor may reasonably request and provide Lessor with satisfactory evidence of the same.

11. **Default.**

- A. **Default by Lessee.** The occurrence of any of the following events shall constitute a default by Lessee under this Lease: (a) Lessee fails to timely pay any installment of rent when due or any other amount due under this Lease; (b) Lessee violates or fails to perform any other obligation to be performed by Lessee under this Lease and fails to cure the same within thirty (30) days following written notice of such violations from Lessor; (c) Lessee assigns, transfers, or encumbers this Lease or subleases any part of the Leased Premises; (d) Lessee files a petition in bankruptcy, becomes insolvent, has a petition filed against Lessee in bankruptcy, insolvency or for reorganization or appointment of a receiver or trustee, which is not dismissed within sixty (60) days; or (e) Lessee petitions for or enters into an arrangement for the benefit of creditors or suffers this Lease to become subject to a writ of execution, and such writ is not released within thirty (30) days.
- B. **Remedies.** On any default by Lessee under this Lease, Lessor may at any time, without waiving or limiting any other right or remedy available to Lessor, (a) terminate Lessee's rights under this Lease by written notice, (b) re-enter and take possession of the Premises by any lawful means (with or without terminating this Lease), or (c) pursue any other remedy allowed by law. Lessee shall pay to Lessor the reasonable cost of recovering possession of the Leased Premises, all reasonable costs of reletting the Leased Premises, and all other reasonable costs and damages arising out of Lessee's default, including

reasonable attorneys' fees and costs. Notwithstanding any termination of Lessee's rights under this Lease or re-entry of the Leased Premises, the liability of Lessee for the rent payable under this Lease shall not be extinguished for the balance of the Term, and Lessee agrees to compensate Lessor on demand for any deficiency. No re-entry or taking possession of the Premises or other action by Lessor on or following the occurrence of any default by Lessee shall be construed as an election by Lessor to terminate this Lease or as an acceptance of any surrender of the Leased Premises, unless Lessor provides Lessee written notice of such termination or acceptance. Following a default by Lessee under this Lease, Lessor shall exercise commercially reasonable, good faith efforts to mitigate its damages as required by applicable Utah law.

- C. Past-due amounts. If Lessee fails to pay when due any amount required to be paid by Lessee under this Lease, Lessor may charge a sum equal to five percent (5%) of such unpaid amount as a service fee. In addition, if Lessee fails to pay within ten (10) days of the date due any amount required to be paid by Lessee under this Lease, such unpaid amount shall bear interest at the rate of 18 percent per annum from the due date of such amount to the date of payment in full, with interest. All amounts due under this Lease are and shall be deemed to be rent or additional rent and shall be paid without abatement, deduction, offset, or prior notice or demand, unless specifically provided by the terms of this Lease.
- D. Default by Lessor. Lessor shall not be in default under this Lease unless Lessor fails to perform an obligation required of Lessor under this Lease within thirty (30) days after written notice by Lessee to Lessor, specifying the respects in which Lessor has failed to perform such obligation. If the nature of Lessor's obligation is such that more than thirty (30) days are reasonably required for performance or cure, Lessor shall not be in default if Lessor commences performance within such thirty (30) day period and after such commencement diligently prosecutes the same to completion. In no event may Lessee terminate this Lease or withhold the payment of rent or other charges provided for in this Lease as a result of Lessor's default.

12. Environmental matters.

- A. Lessee shall use the Leased Premises in compliance with all applicable federal, state or local statutes, ordinances, regulations, orders, policies, administrative rules, including, without limitation, those issued by Lessor (including any environmental Handbook adopted by Lessor for use in connection with the Airport), which are now existing or hereafter enacted or issued, or the requirements of common law, which in any way pertain to the environment and/or to Lessee's use of the Leased Premises (Environmental Requirements). Without limitation, such matters include Lessee's (1) use of the Leased Premises; (2) transportation, handling, or discharge of any materials; or (3) storage, treatment, or disposal of any waste in connection with Lessee's use of the Leased Premises. Lessee shall act with due care and in compliance with industry practices in connection with materials and substances used by Lessee on the Leased Premises, even if not regulated by law or requirements as aforesaid, so as not to pose a hazard to the health or safety of the current or future occupants of the Leased Premises or to the owners or occupants of

property adjacent to or in the vicinity of the Leased Premises or to the environment (Restricted Activities). In particular, without limiting the generality of the foregoing, Lessee shall not discharge any hazardous wastes or other materials down the storm drains on the Leased Premises or on any other property of Lessor. Lessee further agrees to execute and deliver to Lessor any documents reasonably required by Lessor in connection with any environmental matter, including disposal.

- B. Lessee shall not cause contamination of the Leased Premises arising from Restricted Activities or by "hazardous," "controlled," "regulated," or "waste," substances, or substances described by similar terms, within the meaning of Utah Code Title 19, the Utah Administrative Code on Environmental Quality, the Federal Comprehensive Environmental Response, Compensation and Liability Act, the Superfund Amendments and Reauthorization Act, the federal Resource Conservation and Recovery Act, the Federal Clean Air or Clean Water Act, or similar applicable law, regulation, policy, or standard, as amended from time to time, or as enacted or issued in the future by federal, state, or local governmental authorities, including, without limitation, Lessor, concerning protection of the environment.
- C. Lessee hereby agrees to indemnify and to hold harmless Lessor of, from, and against any and all expense, loss, claim, damage, or liability suffered by Lessor by reason of Lessee's breach of any of the environmental provisions of this Lease or such a breach by the act of any of Lessee's officers, employees, agents, or invitees, whether direct or indirect, or foreseen or unforeseen, including (but not limited to) all cleanup and remedial costs, diminution in the value of the Leased Premises, and reasonable legal fees and costs incurred by Lessor in connection with enforcement of this provision. The provisions of this paragraph shall survive the termination of Lessee's tenancy of this Lease. No subsequent modification or termination of this Lease by agreement of the parties or otherwise shall be construed to waive or to modify any provision of this paragraph unless the termination or modification agreement or other document so states in writing.
13. **Successors.** Subject to the provisions of paragraph 5 of this Lease, all covenants and agreements herein contained shall extend to and be binding upon the successors, heirs, executors, and administrators of Lessee.
14. **Compliance.** Lessee shall comply with all applicable laws and ordinances of the United States of America (including, without limitation, the Federal Aviation Administration), the State of Utah, Salt Lake County, and Salt Lake City, and lawful rules and regulations promulgated by their authority, whether now in force or hereafter prescribed and promulgated by authority of law, specifically including, without limitation, all fire codes and aviation and security regulations. Lessee agrees that this Lease may be terminated at the option of Lessor for a violation of any of the applicable laws, ordinances, rules, or regulations.
15. **Security.** Lessee shall at all times be subject to applicable regulations imposed by 49 CFR 1542 as amended. Lessee shall be solely and fully responsible for any and all breaches of security resulting from the negligence or intentional acts of officers,

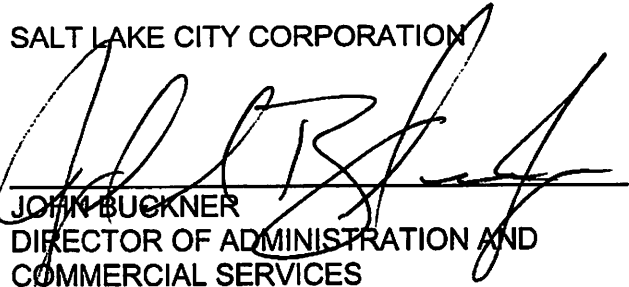
employees, representatives, invitees, agents, servants, sublessees, consultants, subcontractors, successors, assigns, and suppliers of Lessee.

16. **Taxes.** Lessee agrees to pay on or before the date due all taxes, assessments, or charges which during the term hereof may become a lien upon or be levied by the State, County, City or other tax levying body on all personal property of Lessee located upon and all improvements made to the Leased Premises by Lessee in connection with Lessee's use and occupancy thereof and upon the possessory interest of Lessee in the Leased Premises which shall specifically include, but not by way of limitation, any taxes levied under the provisions of any state statute, municipal ordinance or any other law, regulation, or ordinance if applicable.
17. **Indemnification.** Lessee hereby covenants and agrees to indemnify, save harmless, and defend Lessor, its officers, employees, and agents from all claims, liens, damages, demands, actions, costs, and charges, including reasonable attorneys' fees, arising out of or by reason of Lessee's use of the Leased Premises or any act or failure to act on the Leased Premises by the Lessee, Lessee's agents, employees, or invitees.
18. **Waiver.** Lessee assumes all risk of the use of the Leased Premises and hereby waives any and all claims and damage now existing or which may arise in the future with respect to the use of the Leased Premises or damage or injury to the Aircraft or any person in connection with the use of the Leased Premises or any related facility owned by Lessor except to the extent permitted under paragraph 8 of this Lease.
19. **Termination.** This Lease may be terminated by either party for any reason or for no reason by giving the other party at least fifteen (15) days written notice of termination prior to the end of the month. If Lessee is in default under this Lease, Lessor may terminate the same at any time and may hold the aircraft housed therein until any unpaid rental is paid in full. Lessee hereby waives and releases any and all claims, actions, and damages in connection with Lessor holding such aircraft until unpaid rental is paid in full. Lessee will at the termination or expiration of this Lease quietly and peaceably yield up the Leased Premises in as good and tenantable condition as at the commencement of the Lease, reasonable wear and tear excepted.
20. **Relocation.** Lessor reserves the right, at its sole discretion, to relocate Lessee to another location at the Airport of reasonably comparable size, quality, and access. Any costs of relocation shall be at the expense of Lessee.
21. **Miscellaneous.**
 - A. This Lease embodies the entire agreement between the parties and cannot be altered except in a written instrument, which is signed by both parties.
 - B. This Lease shall be governed by and construed under the laws and enforced in the courts of the county of Salt Lake, state of Utah.
 - C. Time is of the essence of each provision of this Lease.
 - D. Lessee acknowledges and agrees that Lessor is a municipal corporation of the state of Utah and that Lessor has the right and the ability to make laws of

general applicability that may modify the terms of this Lease. Lessee agrees that this Lease is subject to the enactment and adoption of any future laws, rules, ordinances, or regulations which have general applicability, that Lessee will be bound by such enactments, and that Lessee shall have no grandfathered rights with respect to such enactments as a result of this Lease or Lessee's use of the Leased Premises.

- E. No failure by any party to insist on the strict performance of any provision of this Lease or to exercise any right or remedy consequent to a breach of this Lease shall constitute a waiver of any such breach or future breach of such provision.
- F. This Lease shall be subordinate to the provisions of any existing or future agreements between Lessor and the United States of America relating to the operation or maintenance of the Airport, the execution of which has been or will be required as a condition precedent to the granting of federal funds for the development of the Airport to the extent that the provisions of any such existing or future agreements are generally required by the United States at other civil air carrier airports receiving federal funds.
- G. **REPRESENTATION REGARDING ETHICAL STANDARDS FOR CITY OFFICERS AND EMPLOYEES AND FORMER CITY OFFICERS AND EMPLOYEES.** The Lessee represents that it has not: (1) provided an illegal gift or payoff to a city officer or employee or former city officer or employee, or his or her relative or business entity; (2) retained any person to solicit or secure this contract upon an agreement or understanding for a commission, percentage, or brokerage or contingent fee, other than bona fide employees or bona fide commercial selling agencies for the purpose of securing business; (3) knowingly breached any of the ethical standards set forth in City's conflict of interest ordinance, Chapter 2.44, Salt Lake City Code; or (4) knowingly influenced, and hereby promises that it will not knowingly influence, a city officer or employee or former city officer or employee to breach any of the ethical standards set forth in City's conflict of interest ordinance, Chapter 2.44, Salt Lake City Code.
- H. **GOVERNMENT RECORDS ACCESS AND MANAGEMENT ACT.** City is subject to the requirements of the Government Records Access and Management Act, Chapter 2, Title 63, Utah Code Annotated or its successor (GRAMA). All materials submitted by the Lessee pursuant to this Agreement are subject to disclosure unless such materials are exempt from disclosure pursuant to GRAMA. The burden of claiming an exemption from disclosure shall rest solely with the Lessee. Any materials for which the Lessee claims a privilege from disclosure shall be submitted marked as "Confidential" and accompanied by a statement from the Lessee explaining the Lessee's claim of exemption from disclosure. City will make reasonable efforts to notify the Lessee of any requests made for disclosure of documents submitted under a claim of confidentiality. The Lessee may, at the Lessee's sole expense, take any appropriate actions to prevent disclosure of such material. The Lessee specifically waives any claims against City related to disclosure of any materials required by GRAMA.

IN WITNESS WHEREOF, the parties hereto have signed this Lease to be effective as of the day and year first above written.

SALT LAKE CITY CORPORATION

JOHN BUCKNER
DIRECTOR OF ADMINISTRATION AND
COMMERCIAL SERVICES
SALT LAKE CITY DEPARTMENT OF
AIRPORTS


ATTEST:


~~Assistant~~ CITY RECORDER

APPROVED AS TO FORM
Salt Lake City Attorney's Office
Date 17 March 2017
Sign [Signature]
Print MARK

RECORDED
MAR 20 2017
CITY RECORDER



BABOCHKA LLC
by: 
Signature
WENDY SMITH
Print Name
its: MEMBER
Print Title

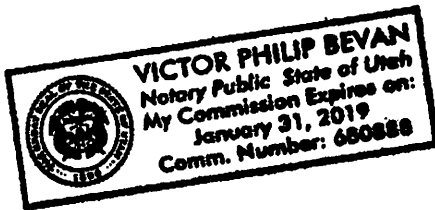
STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On FEB 22, 2017, personally appeared before me
(Date)

KERRY SMITH, who being by me duly sworn,
(Name of person signing Agreement)

did say that s/he is the MEMBER
(Title of person signing Agreement)

of BABOCHKA LLC, a limited liability company existing under the laws of the state of UTAH;
and that said instrument was signed by him/her in behalf of said limited liability company; and
that s/he has the authority to bind the limited liability company.



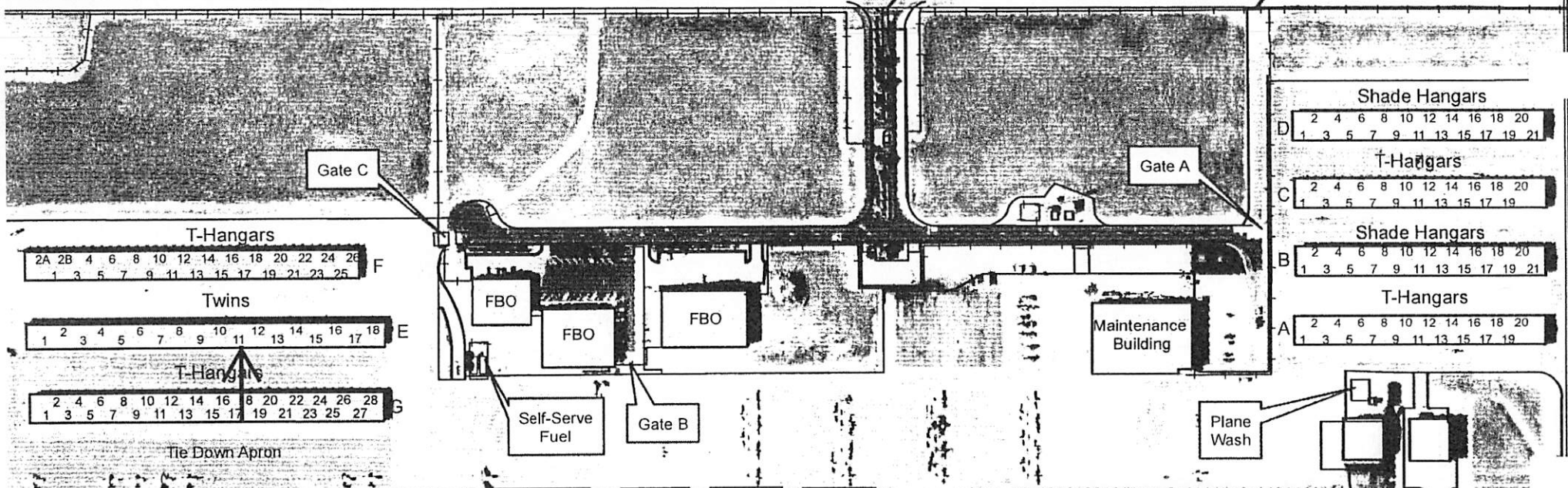
[Signature]
NOTARY PUBLIC
Residing at SALT LAKE CITY, UTAH
My commission expires JANUARY 31, 2019



4570 West / Airport Road

Airport Entrance

No Public Access



Gate C

Gate A

T-Hangars

2A	2B	4	6	8	10	12	14	16	18	20	22	24	26
1	3	5	7	9	11	13	15	17	19	21	23	25	

Twins

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18
---	---	---	---	---	---	---	---	---	----	----	----	----	----	----	----	----	----

T-Hangars

2	4	6	8	10	12	14	16	18	20	22	24	26	28
1	3	5	7	9	11	13	15	17	19	21	23	25	27

Tie Down Apron

FBO

FBO

FBO

Self-Serve Fuel

Gate B

Maintenance Building

Plane Wash

Shade Hangars

2	4	6	8	10	12	14	16	18	20	
1	3	5	7	9	11	13	15	17	19	21

T-Hangars

2	4	6	8	10	12	14	16	18	20
1	3	5	7	9	11	13	15	17	19

Shade Hangars

2	4	6	8	10	12	14	16	18	20	
1	3	5	7	9	11	13	15	17	19	21

T-Hangars

2	4	6	8	10	12	14	16	18	20
1	3	5	7	9	11	13	15	17	19



RELOCATING HANGAR INFORMATION SHEET

EFFECTIVE DATE 3/1/2017

Name BABOCHKA LLC
 Billing Address 12082 EAST BIG COTTONWOOD CANYON ESE 209
SOLITUDE UT 84121
 Phone 801-560-5570

	ACCOUNT	U	F	AIRPORT	TYPE	CODE	HANGAR
FROM	<u>390701</u>	<u>1</u>	<u>1</u>	<u>SVRA</u>	<u>Twin Enclosed</u>	<u>E</u>	<u>11</u>
TO	<u>390701</u>	<u>2</u>	<u>1</u>	<u>SVRA</u>	<u>Twin Enclosed</u>	<u>E</u>	<u>11</u>

N 368hy MAKE AND MODEL AVIAT A-1B HUSKY

ACCOUNTING

MONTHLY RENT NEW LEASE \$ 351.00

- 0233.02 Deposit
- 03400-1728 SVRA Rev
- 03400-1728 SVRA Rev
- 03400-1728 SVRA Rev
- 03400-1728 SVRA Rev

Balance Due

Notes Name change on lease. Account information stays the same.

Entered _____ Date _____

CONTRACT ROUTING FORM
MINISTERIAL AGREEMENT

\$ 351
 ELL
 CA

REQUESTING DEPARTMENT:	DEPARTMENT OF AIRPORTS	DATE:	
DEPARTMENT NO.:	54		2/22/2017
DEPARTMENTAL CONTACT	COLE HOBBS AIRPORT CONTRACTS	PHONE:	575-2984
NAME OF CONTRACTING PARTY	Babochka LLC	AGREEMENT NO	
CONTRACT TITLE: Hangar Agreement Twin Enclosed, South Valley Regional Airport Row E, Hangar 11 ✓			

Number of executed copies required by department 1

SIGNATORY AUTHORITY:

_____ Mayor
 _____ Procurement Official
 _____ Department Head
 * _____
 X _____ Authorized Designee
 * John Buckner

RECORDED
 MAR 20 2017

CITY RECORDER Insurance Certificate Require
 Insurance Attached
 Bond Required

RECEIVED
 MAR 20 2017

YES	NO
	X
	X
	X

*Include name of signatory. **CITY RECORDER** If required, and not attached, why?

ACCOUNTING/PURCHASING/CONTRACTS USE

Approval as to terms:

 John Buckner

Certification that funds are not needed at this time:

 Certified by:

ATTORNEY USE

APPROVED AS TO FORM:
 By: Marco Kunz Date: 3/17/17

RECORDER USE

1 Recorder original
 1 Coln " "

SALT LAKE CITY CORPORATION NAME SUPPRESS ***** SUMMARY *****

ADDR SUPPRESS * HOME SF FINISH 0 *

BK 08550 PG 0001 * LAND 2,400 *

EDIT 1 * BLDG 52,300 *

* TOTAL 54,700 *

* BAL DUE .00 *

NAME MODIFY 02/10/2012 BY J4368 OFC ASSR RSN X *

ADDR MODIFY 09/04/2014 BY D8734 OFC TREA RSN U *****

LOCATION 7351 S AIRPORT RD # E11

LOCATION EDIT CERTIFY TYPE TRUTH NOTICE 07/05/2018

LOCATION MODIFY 00/00/0000 BY O R TAX NOTICE 09/28/2018

STATUS 0 AMEND NOTICE 00/00/0000

PRINT V TAX SALE BOFE APPEAL 08/19/2013

MULTI NAME PAID UNDER PROTEST BOFE ACTION C

NEIGHBORHOOD

NEIGHBORHOOD CODE 6350

AVERAGE HOME SF FINISH 0

LOW SALE PRICE 0

HIGH SALE PRICE 0

AVERAGE SALE PRICE 0

SPEC IMP CERTIFY

WEED AND DEMO

APPENDIX

BANKRUPT

E-NOTICES

ATTACH PERS PROP

ATTACH GARBAGE

ADDRESS

LEGAL DESC

LAST GENERAL CHANGE 07/05/2018

BY VASTB211 OFC D.P. REASON U

TAX CLASS 1	<u>AE</u>	SIGMA TRANSFER	<u>05/16/2018</u>	* LAND	2,400	*
TAX CLASS 2	---	EXEMPT TYPE	<u>T</u> PCT <u>100</u>	* BLDG	52,300	*
TAX CLASS 3	---	NEW GROWTH YR	<u>0</u>	* TOTAL	54,700	*
NEIGHBORHOOD	<u>6350</u>	NEW GROWTH PCT	<u>0</u>	* EXEMPT	54,700	*
PROPERTY TYPE	<u>542</u>	NEW GROWTH VAL	<u>0</u>	*		*
APPENDIX YEAR	<u>0</u>	DETAILED REVIEW	<u>2014</u>	*****		*****

	P A R C E L		G R E E N B E L T	
	PRIMARY	SECONDARY	PRIMARY	SECONDARY
ACREAGE				
RESIDENTIAL	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
COMMERCIAL	<u>0</u>	<u>2,400</u>	<u>0</u>	<u>0</u>
AGRICULTURAL	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
TOTAL	<u>0</u>	<u>2,400</u>	<u>0</u>	<u>0</u>

	B U I L D I N G S		A T T A C H E D
	PRIMARY	SECONDARY	
RESIDENTIAL	<u>0</u>	<u>0</u>	PP ATTACH <u>---</u>
COMMERCIAL	<u>0</u>	<u>52,300</u>	GARBAGE <u>---</u>
AGRICULTURAL	<u>0</u>	<u>0</u>	
TOTAL	<u>0</u>	<u>52,300</u>	

VALUE MODIFY 05/16/2018 BY VAST3552 OFF BTCH REASON U

VTTU 21-30-300-027-6011 **** 2018 ASSESSMENT DATA **** 12/16/2019 COMPLETED
 SALT LAKE CITY CORPORATION DIST 37 TAX CALCULATIONS 3/3
 LOC 7351 S AIRPORT RD # E11 NEXT + LAND 2,400
 MTG HOLDER 2101 + BUILDINGS 52,300
 ATT GARBAGE ALTERNATE 0000 = FULL MARKET VAL 54,700
 WEED/DEMO APPENDIX YR 0000 - GREENBLT REDUCT 0
 SPEC IMP BNKRPT YEAR 0000 - EXEMPT REDUCTN 54,700
 ATT PERS RROP BNKRPT CHAP - STATUTE REDUCT 0
 TX SALE BOFE BKRPT CASE - RESIDENT EXEMPT 0
 PRINT V PUP MH BNK CASE = TAXABLE VALUE 0
 TAX RELIEF - VET/BLND EXEMPT 0
 LOC CB 0.00 VETERN 0 = RESIDUAL VALUE 0
 ST CB 0.00 BLIND 0 * TAX RATE .0122660
 INDGNT 0.00 BRD LT 0.00 = COMPUTED TAXES 0.00
 DISABL 0.00 C/B BL 0.00 + RETURNED CHECK 0.00
 HRDSHP 0.00 BL DATE 00/00/0000 = TOTAL CHARGES 0.00
 COLLECTIONS - TAX RELIEF 0.00
 PREPAY 0.00 MPP - PREPAYMENTS 0.00
 PAYMNT 0.00 RUN 0000 = TOTAL DUE 0.00
 PENALTY 0.00 MACH 000 - COLLECTIONS 0.00
 RET CK FEE PAID 0.00 TRAN 0 = BALANCE DUE 0.00
 RECEIPT DATE 00/00/0000 NUMBR 0
 COLLECTION MODIFICATION 09/21/2018
 BY V3379 OFFICE TREA REASON 0

PARCEL ID: 2020 21-30-300-030-6011 (Continued)

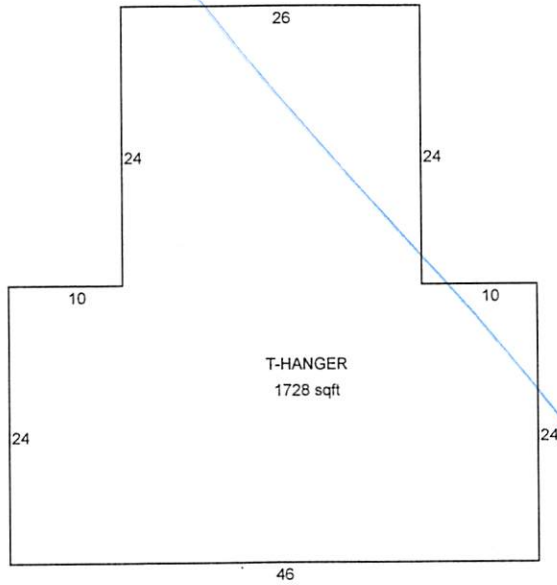
Rate Ovr		Str Fnsh	P - PAVED	Lessee Zip	89441
Zone	PF	Wooded		Phone Num	
Wtr Avail	Y - YES	Winter Use		Lessee State	12/15/2019
Off Str Prk	A - AVERAGE	Land View		Lessee Cntry	
Drive Access	F - FRONT	Extnl Neg		Comments	
Driveway Type	A - ASPHALT	Water		Legal Desc	

**** COMMERCIAL_SECTION # 101

LAST UPDATED : 02/13/2019

Num Occur		Eff Yr Blt	2004	RCN	87369
Bldg Num		Yr Remod		RCNLD	64653
Class	S - METAL-FRAME	Lnd Bldg Rt		Sound Val	
Deprec Grade	A - AVERAGE	Misc Str		Exposure	
Ten Apeal	A - AVERAGE	Misc Str Val		Site Config	A - AVERAGE
Ext Wall Typ	ML - METAL	Asst Cls	S - SECONDARY	Conformity	A - AVERAGE
Foundtn	Y - YES	Ex Field 1		Rental Class	B - CLASS B
Perimtr	188	Econ Life	35	Backup Pow	
Num Stories	1	Remain Eco Li	20	Apt Amen	
Av St Ht	15	Phy Pct Good		Gis X	
Grnd Fl Area	1728	Fun Pct Good		Gis Y	
Pct Office		Ecn Pct Good			
Year Blt	1991	Pct Cmpl	100		

Sketch T-HANGER{1}[R26U18]:SR46U24L10U24L26D24L10D24,;



PARCEL ID: 2020 21-30-300-030-6011 (Continued)

**** VALUATION

LAST UPDATED : 02/13/2019

Value Date		Add Lnd Val		Cmp2 Adj Val	
Field Ap Lnd		Add Bldg Val		Total CAP	
Field Ap Bld		Eco Totl Val		Comp 3 ID	
Field Ap Tot		Inc Calc By		Cmp3 Adj Val	
Appr ID		Comp Est		Total GRM	
Appr Date		Comp Sel Dte		Comp 4 ID	
Regr Land		Sel Lnd Val	8294	Cmp4 Adj Val	
Regr Bldg		Sel Bldg Val	64653	Ext Num 4	
Regr Totl		Sel Val	72900	Comp 5 ID	
Regr Mod No		Sel Srce	CS - COST	SF Abv Grnd	
Mkt Regr Land		Land Fact		Ext Num 5	
Mk Adj RCNLD		Bldg Fact		Res Pri Pct	
Mkt Adj Cost		Land Val	8300	Com Pri Pct	
Mk Adj Mod No		Bldg Val	64600	Agr Pri Pct	
Cost Land	8294	Finl Val	72900	Res Sec Pct	
RCN	87369	Grnblt Val	0	Com Sec Pct	
RCNLD	64653	Pri Land Val	8300	Agr Sec Pct	
Cost Totl	72900	Pri Bldg Val	64600	Impct Dat	
Cost Date	11/20/2019	Pri Totl Val	72900	BOE Appeal Dt	
Land Tag Used	2019	2018 Tax Rate		Fnl Asm Dat	
Cost Tag Used	2019	Pct Chng Lnd	100	Redevelop	
Inc Tag Used	2019	Pct Chng Bld	100	E Riverton	
Depr Year Use	2019	Pct Chng Tot	100	Ext Field 3	
Eco Mod No		Comp 1 ID		Condo Apr	
Eco Inc Date		Cmp1 Adj Val		Ext Field 5	
Valu Finl Dat	11/21/2019	Ext Num 1		Val Memo	
Tot Inc Val		Comp 2 ID			

**** VALUE_HISTORY # 2019/ 1

LAST UPDATED :

Fnl Val	72900	Sel Src	CS - COST	SEL SRCE	CS
Lnd Val	8300	Lnd Clss		EXEMPT	N
Bldg Val	64600	Acres		Detail YR	
Tax Rate		PTYP	952	Grnblt Dat	05/20/2019
Tax Dist	37	SPECPTYP	546	Grnblt Val	0

Legal Desc PRIVILEGE TAX ON AIRPORT #2 PROPERTY ROW E, UNIT 11

**** LAND # 1

LAST UPDATED : 02/13/2019

Lot Use	I - INDUSTRIAL	Sewer	P - PUBLIC	Privacy	
Lot Typ	PS - PRIMARY-SQFT	Curb Gtr	Y - YES	Equestrian	
Lnd Clss		Sdewlk	Y - YES	Golf	
Inc Flag	Y - YES	Traffic Count		Mob Lot	
Seasnl Use		Land Access	A - AVERAGE	Lnd Val	8294
Infl Typ		Corner		Sound Val	
Infl Efct		Nbhd Cod	6350	Grnblt Dat	
Lnd Assr Cls	CS - COM-SECONDRY	Nbhd Grp		Grn Audit Dt	
Eff Frnt		Nbhd Typ	S - STATIC	Grnblt Val	
Depth		Nbhd Eff	T - TYPICAL	Gblt Audtr	
Sq Ft	1728	Topo	L - LEVEL	Lessee Nam 1	SALT LAKE CITY CORPORATIO
Acres	.01	Lot Shape	R - REGULAR	Lessee Nam 1 N	
Pos Neg Infl		Lot Loc	IN - INTERIOR	Lessee Nam 2	%THOMAS TOBIN
Legal Frntg		Traffic	L - LIGHT	Lessee Add 1	315 E SKY RANCH BLVD
Num Lots		Trafc Infl	T - TYPICAL	Lessee Add 2	
Std Lot Sz		Str Typ	T - TWO-WAY	Lessee City	SPARKS NV

PARCEL ID: 2020 21-30-300-030-6011

**** PARCEL

LAST UPDATED : 12/16/2019

Owner Name	SALT LAKE CITY CORPORATIO	Mail Unit Loc		New Grth Pct	
Owner Name	N	Eld Permt		New Grth Amt	
Active	Y - YES	Mail St Nam		Update Yr	
Totl Acres	.01	MuniZone		Reinspctn	
Eco Unit Acrs		WARN		Ovr Reapp	
Owner Ocpd	N - NO	Bofe		Totl Assoc	
Frt Num	7351	CommReap		Sale Price	
Frt Dir	S - SOUTH	Gis X		AdjSalePrice	
St Name	AIRPORT	Gis Y		Sale Date	
St Type	RD	Tax Class ID	50A - SLC-AIRPORT	Adj Reason	
St Dir		Prop Typ	952 - COM-CHR/PUB	Sale Typ	
City	WEST JORDAN	Spec Prop Typ	546 - HANGER-BUSINESS	Sale Valid	
Zip		Tax Dist	37	Sold Prcls	
Site Nm	E-11	Pct Exmpt		Sales Area	
Unt Loc	E11	Tax Dist Loc	WJORDAN/J	Oar	
Mail Frt Num		Exmpt Typ	N - NONE	Grm	
Mail Frt Dir		Res Exmpt		Image Name	
Mail St Typ		Detail Yr	9 - 2019		
Mail St Dir		New Grth Yr			

Legal Desc PRIVILEGE TAX ON AIRPORT #2 PROPERTY ROW E, UNIT 11
Memo E-11. NEW PARCEL 21-30-300-030-6011 CREATED 2019/01/23 -10:29:14 2019 SEG FROM 21-30-300-027-6011. THOMAS T
OBIN TOOK OCCUPANCY IN 4/2011. EXEMPT AS PRIVATE TENANT. 2/19 586 // THOMAS TOBIN VACATED EFF (DATE UNKNOWN
). NEW TENANT AS OF (DATE UNKNOWN) IS BABOCHKA, LLC C/O KERRY SMITH. PRESUMED TAXABLE AS BUSINESS ENTITY FO
R 2019. 5/20/19 586 //

**** TAX_CLASS # 1 Tax Class PT - PRIVILEGE-TX

**** BATCHING # 1 LAST UPDATED : 02/13/2019

Batch Num	25345	Visit Date	02/12/2019	Review	
Batch Typ	59	Tech ID	806	Review Back	
Coll ID	806	Data Entry Da	02/12/2019	Appraiser Poin	
Coll Typ	A - APPRAISER	Batching Date	01/28/2019	Bld Per/Rein	
Entrnc	5 - VACANT LND SEG-OF	RTF	03/15/2019		
Info Sourc	H - HIST RECORD	Batch Out			

PARCEL ID: 2020 21-30-300-030-6011 (Continued)

**** COMMERCIAL_GROUP # 101/ 1

LAST UPDATED : 07/12/2018

Comm Use	430 - HANGAR STG	Pct Sprnkls	App GRM	
Cost Grad	A - AVERAGE	Model No	App GRM Value	
Inside Grad	A - AVERAGE		App SF Rate	
Outside Grade	A - AVERAGE		App Rent Date	
Overall Cond	A - AVERAGE	Tbl Rent	Act Rent	
Inside Cond	A - AVERAGE	Tbl Gross Inc	Act Gross Inc	
Outside Cond	A - AVERAGE	Tbl Vac Pct	Act Vac Pct	
Base Fl	1	Tbl Misc Inc	Act Misc Inc	
Base Fl Area	1728	Tbl EGI	Act EGI	
Num Flrs	1	Tbl Exp Pct	Act Exp Pct	
Addl Fl Area		Tbl Exp / SF	Act Exp / SF	
Totl Fl Area	1728	Tbl Net Inc	Act Net Inc	
Lighting	N - NONE	Tbl OAR	Act Rent Date	
Bdrm / Unit		Tbl Cap Value	Rent Methd	S - SQUARE FOOT
Full Bths/Uni		Tbl GRM	Inc Methd	N - NON INC,ADD TO IN
1/2 Bths/Unit		Tbl GRM Value	Sq Ft Rntbl	1728
3/4 Bths/Unit		Tbl SF Rate	Num Units	1
Heatcool Ty1	NO - NONE	Tbl Rent Date	App Mkt Sf	
Heatcool Ty2		App Rent	App Mkt Per U	
Partitn		App Gross Inc	App Mkt Est	
Reserves	Y - YES	App Vac Pct	Inc Appr ID	806
Mod Tbl Switc		App Misc Inc	Inc Appr Date	07/06/2018
Appr Load Tax	N - NO	App EGI	Inc Appr Vali	
Tot Inc Area	1728	App Exp Pct	Act Appr ID	
Tot Num Inc U	1	App Exp / SF	Act Valid	
Avg Inc Unit	1728	App Net Inc	Act Exp Date	
Pct Heat 1	100	App OAR	Memo	
Pct Heat 2		App Cap Value		

PARCEL ID: 2020 21-30-300-030-6011

**** PARCEL

LAST UPDATED : 12/16/2019

Owner Name	SALT LAKE CITY CORPORATIO	Mail Unit Loc		New Grth Pct
Owner Name	N	Bld Permt		New Grth Amt
Active	Y - YES	Mail St Nam		Update Yr
Totl Acres	.01	MuniZone		Reinspctn
Eco Unit Acrs		WARN		Ovr Reapp
Owner Ocpd	N - NO	Bofe		Totl Assoc
Frt Num	7351	CommReap		Sale Price
Frt Dir	S - SOUTH	Gis X		AdjSalePrice
St Name	AIRPORT	Gis Y		Sale Date
St Type	RD	Tax Class ID	50A - SLC-AIRPORT	Adj Reason
St Dir		Prop Typ	952 - COM-CHR/PUB	Sale Typ
City	WEST JORDAN	Spec Prop Typ	546 - HANGER-BUSINESS	Sale Valid
Zip		Tax Dist	37	Sold Prcls
Site Nm	E-11	Pct Exmpt		Sales Area
Unt Loc	E11	Tax Dist Loc	WJORDAN/J	Oar
Mail Frt Num		Exmpt Typ	N - NONE	Grm
Mail Frt Dir		Res Exmpt		Image Name
Mail St Typ		Detail Yr	9 - 2019	
Mail St Dir		New Grth Yr		

Legal Desc

PRIVILEGE TAX ON AIRPORT #2 PROPERTY ROW E, UNIT 11

Memo

E-11. NEW PARCEL 21-30-300-030-6011 CREATED 2019/01/23 -10:29:14 2019 SEG FROM 21-30-300-027-6011. THOMAS T OBIN TOOK OCCUPANCY IN 4/2011. EXEMPT AS PRIVATE TENANT. 2/19 586 // MR. TOBIN WAS TAXED IN 2018 FOR FAILIN G TO DECLARE HIMSELF AS A BUSINESS ENTITY, AND BECAUSE THE COUNTY WAS NOT AWARE THAT MR. TOBIN HAD VACATED IN MARCH. HE SHOULD HAVE BEEN NON-EXEMPT SINCE 2011. 586 // 2018 - NEW TENANT AS OF MARCH 1, 2017 WAS BABOC HKA, LLC C/O KERRY SMITH. TAXABLE AS BUSINESS ENTITY. TOO LATE TO TAX FOR 2018. ACCORDING TO AP AUTE, KERRY SMITH BOUGHT OUT THOMAS TOBIN'S BUSINESS SHARES AND LEASES THE HANGAR AS BABOCHKA, LLC. 12/16/19 586 // 2019 - COUNCIL LETTER TO REDIRECT 2019 TAX BILL FROM T. TOBIN TO BABOCHKA, LLC. 12/16/19 586 //

**** TAX_CLASS # 1

Tax Class PT - PRIVILEGE-TX

**** BATCHING # 1

LAST UPDATED : 02/13/2019

Batch Num	25345	Visit Date	02/12/2019	Review
Batch Typ	59	Tech ID	806	Review Back
Coll ID	806	Data Entry Da	02/12/2019	Apraiser Poin
Coll Typ	A - APPRAISER	Batching Date	01/28/2019	Bld Per/Rein
Entrnc	5 - VACANT LND SEG-OF	RTF	03/15/2019	
Info Sourc	H - HIST RECORD	Batch Out		

PARCEL ID: 2020 21-30-300-030-6011 (Continued)

**** VALUATION

LAST UPDATED : 02/13/2019

Value Date	Add Lnd Val	Cmp2 Adj Val
Field Ap Lnd	Add Bldg Val	Total CAP
Field Ap Bld	Eco Totl Val	Comp 3 ID
Field Ap Tot	Inc Calc By	Cmp3 Adj Val
Appr ID	Comp Est	Total GRM
Appr Date	Comp Sel Dte	Comp 4 ID
Regr Land	Sel Lnd Val	Cmp4 Adj Val
Regr Bldg	Sel Bldg Val	Ext Num 4
Regr Totl	Sel Val	Comp 5 ID
Regr Mod No	Sel Srce	SF Abv Grnd
Mkt Regr Land	Land Fact	Ext Num 5
Mk Adj RCNLD	Bldg Fact	Res Pri Pct
Mkt Adj Cost	Land Val	Com Pri Pct
Mk Adj Mod No	Bldg Val	Agr Pri Pct
Cost Land	Finl Val	Res Sec Pct
RCN	Grnblt Val	Com Sec Pct
RCNLD	Pri Land Val	Agr Sec Pct
Cost Totl	Pri Bldg Val	Impct Dat
Cost Date	Pri Totl Val	BOE Appeal Dt
Land Tag Used	2018 Tax Rate	Fnl Asm Dat
Cost Tag Used	Pct Chng Lnd	Redevelop
Inc Tag Used	Pct Chng Bld	E Riverton
Depr Year Use	Pct Chng Tot	Ext Field 3
Eco Mod No	Comp 1 ID	Condo Apr
Eco Inc Date	Cmp1 Adj Val	Ext Field 5
Valu Finl Dat	Ext Num 1	Val Memo
Tot Inc Val	Comp 2 ID	

**** VALUE_HISTORY # 2019/ 1

LAST UPDATED :

Finl Val	72900	Sel Src	CS - COST	SEL SRCE	CS
Lnd Val	8300	Lnd Clss		EXEMPT	N
Bldg Val	64600	Acres		Detail YR	
Tax Rate		PTYP	952	Grnblt Dat	05/20/2019
Tax Dist	37	SPECPTYP	546	Grnblt Val	0

Legal Desc PRIVILEGE TAX ON AIRPORT #2 PROPERTY ROW E, UNIT 11

**** LAND # 1

LAST UPDATED : 02/13/2019

Lot Use	I - INDUSTRIAL	Sewer	P - PUBLIC	Privacy
Lot Typ	PS - PRIMARY-SQFT	Curb Gtr	Y - YES	Equestrian
Lnd Clss		Sdewlk	Y - YES	Golf
Inc Flag	Y - YES	Traffic Count		Mob Lot
Seasnl Use		Land Access	A - AVERAGE	Lnd Val
Infl Typ		Corner		8294
Infl Efct		Nbhd Cod	6350	Sound Val
Lnd Assr Cls	CS - COM-SECONDRY	Nbhd Grp		Grnblt Dat
Eff Frnt		Nbhd Typ	S - STATIC	Grn Audit Dt
Depth		Nbhd Eff	T - TYPICAL	Grnblt Val
Sq Ft	1728	Topo	L - LEVEL	Gblt Audtr
Acres	.01	Lot Shape	R - REGULAR	Lessee Nam 1 SALT LAKE CITY CORPORATIO
Pos Neg Infl		Lot Loc	IN - INTERIOR	Lessee Nam 1 N
Legal Frntg		Traffic	L - LIGHT	Lessee Nam 2
Num Lots		Trafc Infl	T - TYPICAL	Lessee Add 1
Std Lot Sz		Str Typ	T - TWO-WAY	315 E SKY RANCH BLVD
				Lessee Add 2
				Lessee City
				SPARKS NV

PARCEL ID: 2020 21-30-300-030-6011 (Continued)

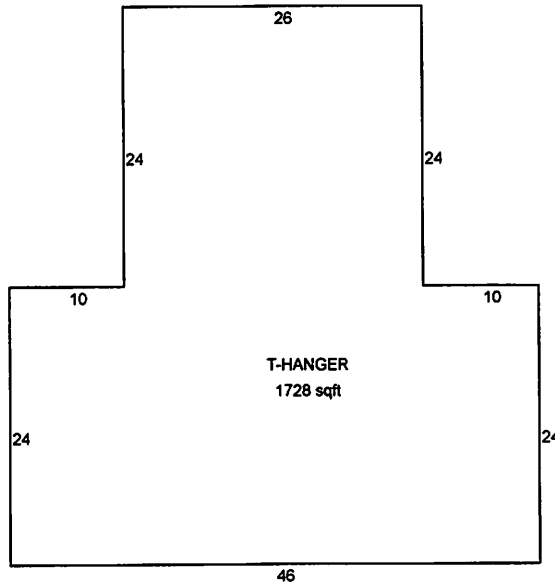
Rate Ovr		Str Fnsh	P - PAVED	Lessee Zip	89441
Zone	FF	Wooded		Phone Num	
Wtr Avail	Y - YES	Winter Use		Lessee State	12/15/2019
Off Str Prk	A - AVERAGE	Land View		Lessee Cntry	
Drive Access	F - FRONT	Extnl Neg		Comments	
Driveway Type	A - ASPHALT	Water		Legal Desc	

**** COMMERCIAL_SECTION # 101

LAST UPDATED : 02/13/2019

Num Occur		Eff Yr Blt	2004	RCN	87369
Bldg Num		Yr Remod		RCNLD	64653
Class	S - METAL-FRAME	Lnd Bldg Rt		Sound Val	
Deprec Grade	A - AVERAGE	Misc Str		Exposure	
Ten Apeal	A - AVERAGE	Misc Str Val		Site Config	A - AVERAGE
Ext Wall Typ	ML - METAL	Asst Cls	S - SECONDARY	Conformity	A - AVERAGE
Foundtn	Y - YES	Ex Field 1		Rental Class	B - CLASS B
Perimtr	188	Econ Life	35	Backup Pow	
Num Stories	1	Remain Eco Li	20	Apt Aman	
Av St Ht	15	Phy Pct Good		Gis X	
Grnd Fl Area	1728	Fun Pct Good		Gis Y	
Pct Office		Ecn Pct Good			
Year Blt	1991	Pct Cmpld	100		

Sketch T-HANGER(1) [R26U18] : SR46U24L10U24L26D24L10D24, ;



PARCEL ID: 2020 21-30-300-030-6011 (Continued)

**** COMMERCIAL_GROUP # 101/ 1

LAST UPDATED : 07/12/2018

Comm Use	430 - HANGAR STG	Pct Sprnkls	App GRM
Cost Grad	A - AVERAGE	Model No	App GRM Value
Inside Grad	A - AVERAGE		App SF Rate
Outside Grade	A - AVERAGE		App Rent Date
Overall Cond	A - AVERAGE	Tbl Rent	Act Rent
Inside Cond	A - AVERAGE	Tbl Gross Inc	Act Gross Inc
Outside Cond	A - AVERAGE	Tbl Vac Pct	Act Vac Pct
Base Fl	1	Tbl Misc Inc	Act Misc Inc
Base Fl Area	1728	Tbl EGI	Act EGI
Num Flrs	1	Tbl Exp Pct	Act Exp Pct
Addl Fl Area		Tbl Exp / SF	Act Exp / SF
Totl Fl Area	1728	Tbl Net Inc	Act Net Inc
Lighting	N - NONE	Tbl CAR	Act Rent Date
Bdrm / Unit		Tbl Cap Value	Rent Methd S - SQUARE FOOT
Full Bths/Unit		Tbl GRM	Inc Methd N - NON INC,ADD TO IN
1/2 Bths/Unit		Tbl GRM Value	Sq Ft Rntbl 1728
3/4 Bths/Unit		Tbl SF Rate	Num Units 1
Heatcool Ty1	NO - NONE	Tbl Rent Date	App Mkt Sf
Heatcool Ty2		App Rent	App Mkt Per U
Partitn		App Gross Inc	App Mkt Est
Reserves	Y - YES	App Vac Pct	Inc Appr ID 806
Mod Tbl Switc		App Misc Inc	Inc Appr Date 07/06/2018
Appr Load Tax	N - NO	App EGI	Inc Appr Vali
Tot Inc Area	1728	App Exp Pct	Act Appr ID
Tot Num Inc U	1	App Exp / SF	Act Valid
Avg Inc Unit	1728	App Net Inc	Act Exp Date
Pct Heat 1	100	App CAR	Memo
Pct Heat 2		App Cap Value	

SALT LAKE CITY CORPORATION NAME SUPPRESS ***** SUMMARY *****

ADDR SUPPRESS * HOME SF FINISH 0 *

BK 10695 PG 3856 * LAND 8,300 *

EDIT 1 * BLDG 64,600 *

* TOTAL 72,900 *

* BAL DUE 886.90 *

NAME MODIFY 00/00/0000 BY OFC RSN *

ADDR MODIFY 01/28/2019 BY OFC RSN *****

LOCATION 7351 S AIRPORT RD # E11

LOCATION EDIT CERTIFY TYPE TRUTH NOTICE 07/05/2019

LOCATION MODIFY 00/00/0000 BY O R TAX NOTICE 09/27/2019

STATUS 0 AMEND NOTICE 00/00/0000

PRINT P TAX SALE BOFE APPEAL 00/00/0000

MULTI NAME PAID UNDER PROTEST BOFE ACTION

NEIGHBORHOOD
NEIGHBORHOOD CODE 6350
AVERAGE HOME SF FINISH 0
LOW SALE PRICE 0
HIGH SALE PRICE 0
AVERAGE SALE PRICE 0

SPEC IMP CERT
WEED AND DEMO
APPENDIX
BANKRUPT
E-NOTICES

ATTACH PERS PROP
ATTACH GARBAGE
ADDRESS N
LEGAL DESC N
LAST GENERAL CHANGE 07/05/2019
BY VASTB211 OFC D.P. REASON U

TAX CLASS 1	PT	SIGMA TRANSFER	05/20/2019	*	LAND	8,300	*
TAX CLASS 2	---	EXEMPT TYPE	N PCT 0	*	BLDG	64,600	*
TAX CLASS 3	---	NEW GROWTH YR	0	*	TOTAL	72,900	*
NEIGHBORHOOD	6350	NEW GROWTH PCT	0	*	EXEMPT	0	*
PROPERTY TYPE	546	NEW GROWTH VAL	0	*			*
APPENDIX YEAR	0	DETAILED REVIEW	2019	*			*

ACREAGE	P A R C E L		G R E E N B E L T	
	PRIMARY	SECONDARY	PRIMARY	SECONDARY
RESIDENTIAL	0	0	0	0
COMMERCIAL	0	8,300	0	0
AGRICULTURAL	0	0	0	0
TOTAL	0	8,300	0	0

	B U I L D I N G S		A T T A C H E D
	PRIMARY	SECONDARY	
RESIDENTIAL	0	0	PP ATTACH -
COMMERCIAL	0	64,600	GARBAGE -
AGRICULTURAL	0	0	
TOTAL	0	64,600	

VALUE MODIFY 05/20/2019 BY VAST3552 OFF BTCH REASON U

SALT LAKE CITY CORPORATION DIST 37 TAX CALCULATIONS 3/3

LOC 7351 S AIRPORT RD # E11	NEXT	+	LAND	8,300
	MTG HOLDER 0000	+	BUILDINGS	64,600
ATT GARBAGE	ALTERNATE 0000	=	FULL MARKET VAL	72,900
WEED/DEMO	APPENDIX YR 0000	-	GREENBLT REDUCT	0
SPEC IMP	BNKRPT YEAR 0000	-	EXEMPT REDUCTN	0
ATT PERS PROP	BNKRPT CHAP	-	STATUTE REDUCT	0
TX SALE BOFE	BKRPT CASE	-	RESIDENT EXEMPT	0
PRINT P PUP	MH BNK CASE	=	TAXABLE VALUE	72,900
	T A X R E L I E F	-	VET/BLND EXEMPT	0
LOC CB 0.00	VETERN 0	=	RESIDUAL VALUE	72,900
ST CB 0.00	BLIND 0	*	TAX RATE	.0121660
INDGNT 0.00	BRD LT 0.00	=	COMPUTED TAXES	886.90
DISABL 0.00	C/B BL 0.00	+	RETURNED CHECK	0.00
HRDSHP 0.00	BL DATE 00/00/0000	=	TOTAL CHARGES	886.90
	C O L L E C T I O N S	-	TAX RELF/BRD LTR	0.00
PREPAY 0.00	MPP	-	PREPAYMENTS	0.00
PAYMNT 0.00	RUN 0000	=	TOTAL DUE	886.90
PENALTY 0.00	MACH 000	-	COLLECTIONS	0.00
RET CK FEE PAID 0.00	TRAN 0	=	BALANCE DUE	886.90
RECEIPT DATE 00/00/0000	NUMBR 0			
COLLECTION MODIFICATION 00/00/0000				
BY OFFICE	REASON			

VTDI 21-30-300-030-6011 DIST 37 TOTAL ACRES 0.01
SALT LAKE CITY CORPORATION TAX CLASS UPDATE N REAL ESTATE 8300
PT LEGAL N BUILDINGS 64600
PRINT P TOTAL VALUE 72900
% THOMAS TOBIN
315 E SKY RANCH BLVD NO:
SPARKS NV 89441 EDIT 1 FACTOR BYPASS
LOC: 7351 S AIRPORT RD # E11 EDIT 0 BOOK 10695 PAGE 3856 DATE 01/14/2019
SUB: SEC 30 TWNSHP 2S RNG 1W TYPE SECT PLAT
12/16/2019 PROPERTY DESCRIPTION FOR TAXATION PURPOSES ONLY
PRIVILEGE TAX ON AIRPORT #2 PROPERTY ROW E, UNIT 11

PFKEYS: 1=RXPH 4=VTAU 6=NEXT 7=RTRN VTAS 8=RXMU 10=VTBK 11=RXPN 12=PREV

PARCEL OR ID# 21303000306011

TYPE

KEY

TYPE OFFICE

NAME

BL NUMBER

21-30-300-030-6011

AS

SLC CORPORATION

REDIRECT 2019 DELINQUENT PRIVILEGE TAX BILL TO RESPONSIBLE PARTY AND BILL FOR 2018 TAX YEAR.

21-30-300-030-6011

AS

SLC CORPORATION

THESE RECORDS WITH THE SAME KEY ARE ALREADY ON FILE:
PRESS PF1 TO ADD OR PF2 FOR MENU