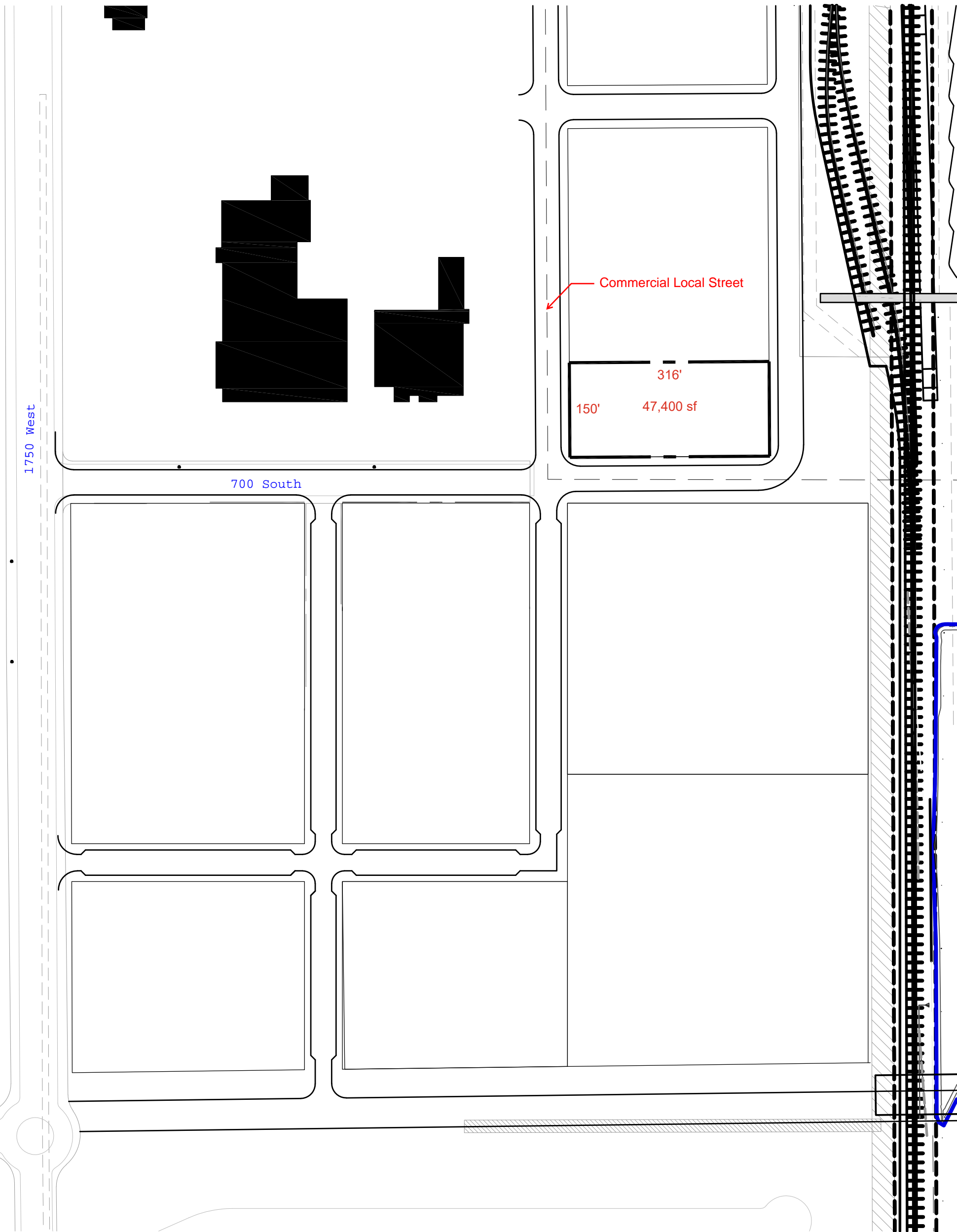


Fire Station 43 - Proposed Location





Property Reserve/Land Reserve
51 South Main Street, Suite 301
Salt Lake City, UT 84111-7512

Dear Mr. Leavitt,

Thank you for working with Springville City staff and for taking the time to discuss Springville City's interest in acquiring [the portion of] your property (identified as a portion of APN# 26:046:0093) depicted on the map enclosed. Please be advised that Springville City has determined that it should obtain the Property for purposes to accommodate future growth. We are hopeful that the parties will be able to mutually agree upon terms for a purchase of the Property by Springville City. However, Springville City has determined that if it is not able to negotiate the purchase of the Property from you, it intends to proceed forward and obtain the Property through eminent domain action to judgment. Because of the potential that Springville City could use its power of eminent domain to acquire the Property, we are required to provide the following disclosures to you:

- You are entitled to receive just compensation for your Property.
- You are entitled to an opportunity to negotiate with Springville City over the amount of just compensation before any legal action will be filed.
- You are entitled to an explanation of how the compensation offered for your property was calculated.
- If an appraiser is asked to value your Property, you are entitled to accompany the appraiser during an inspection of the Property.
- You are entitled to discuss this case with the attorneys at the Office of the Property Rights Ombudsman. The office may be reached at 801-530-6391, or at Heber M. Wells Building, 160 East 300 South, Salt Lake City, Utah, 84111.
 - The Office of the Property Rights Ombudsman is a neutral state office staffed by attorneys experienced in eminent domain. Their purpose is to assist citizens in understanding and protecting their property rights. You are entitled to ask questions and request an explanation of your legal options.
- If you have a dispute with Springville City over the amount of just compensation due to you, you are entitled to request a free mediation or



arbitration of the dispute from the Office of the Property Rights Ombudsman. As part of mediation or arbitration, you are entitled to request a free independent valuation of the property.

- Oral representations or promises made during the negotiation process are not binding upon the entity seeking to acquire the property by eminent domain.

We look forward to hearing from you.

Sincerely,

[Insert Name]

[Insert Title]

Enclosures (1) – Fire Station 43 – Proposed Location