DRAWING NUMBER 001066

PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
REORDER BY NUMBER 07549

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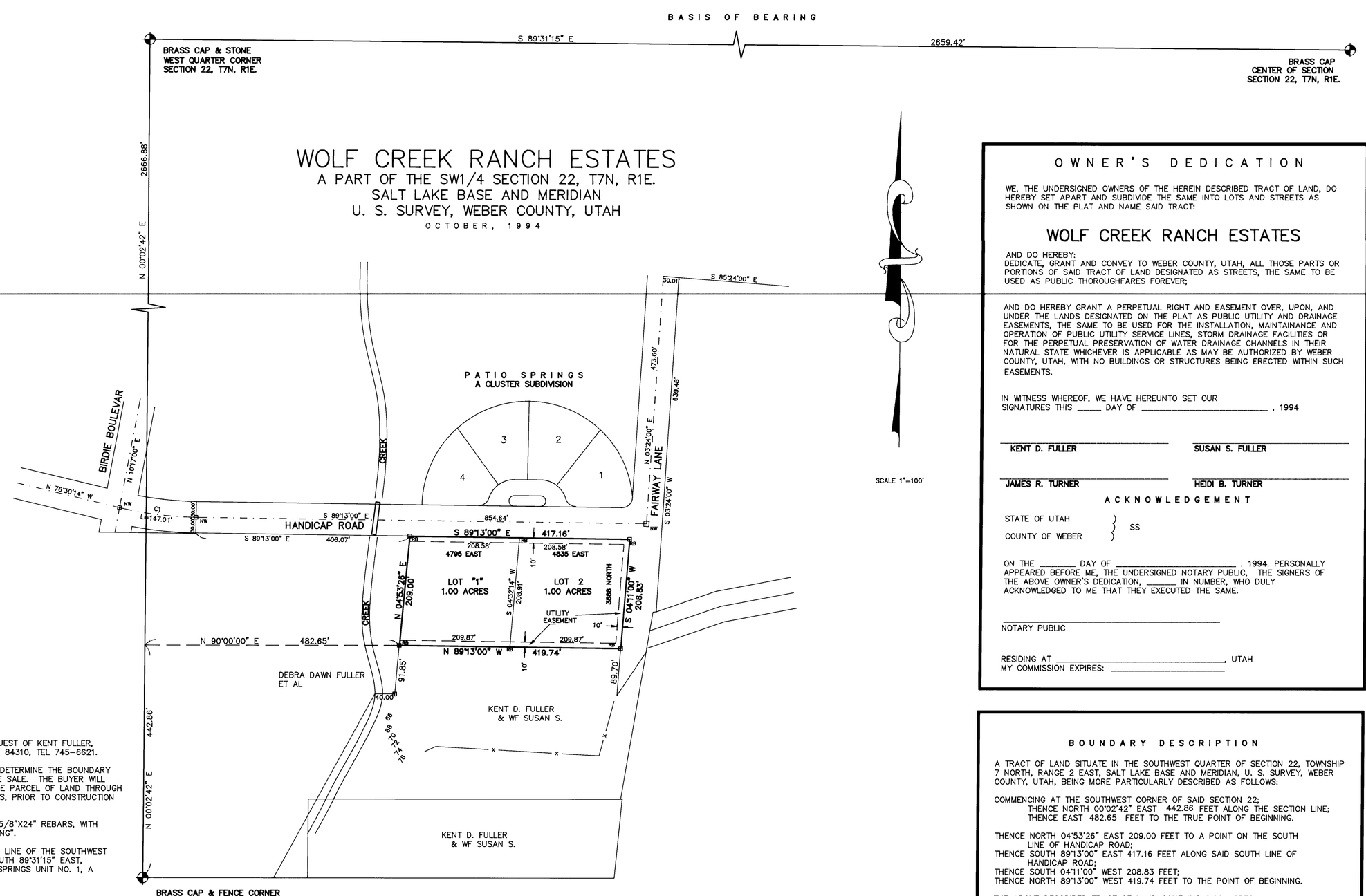
WOLF CREEK RANCH ESTATES

A PART OF THE SW1/4 SECTION 22, T7N, R1E.
SALT LAKE BASE AND MERIDIAN
U. S. SURVEY, WEBER COUNTY, UTAH

OCTOBER, 1994



SCALE 1"=100'

SURVEY NARRATIVE:

A. THIS SURVEY WAS MADE AT THE REQUEST OF KENT FULLER, 3483 NORTH 5100 EAST, EDEN, UTAH 84310, TEL 745-6621.

B. THE PURPOSE OF THE SURVEY IS TO DETERMINE THE BOUNDARY OF A PARCEL OF LAND FOR POSSIBLE SALE. THE BUYER WILL BE RESPONSIBLE FOR PROCESSING THE PARCEL OF LAND THROUGH THE COUNTY SUBDIVISION PROCEDURES, PRIOR TO CONSTRUCTION OF A HOME.

C. THE CORNERS MARKED AS "RB" ARE 5/8"X24" REBARS, WITH CAPS STAMPED "MOUNTAIN ENGINEERING".

D. THE BASIS OF BEARING IS THE NORTH LINE OF THE SOUTHWEST QUARTER OF SECTION 22, CALLED SOUTH 89°31'15" EAST, AS USED FOR THE BASIS OF "PATIO SPRINGS UNIT NO. 1, A CLUSTER TYPE SUBDIVISION.

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	662.58'	147.01'	73.81'	146.71'	S 82°51'37" E	12°42'46"

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NOV 02 1994
Weber County Surveyor

OWNER'S DEDICATION

WE, THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AS SHOWN ON THE PLAT AND NAME SAID TRACT:

WOLF CREEK RANCH ESTATES

AND DO HEREBY:
DEDICATE, GRANT AND CONVEY TO WEBER COUNTY, UTAH, ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS STREETS, THE SAME TO BE USED AS PUBLIC THOROUGHFARES FOREVER;

AND DO HEREBY GRANT A PERPETUAL RIGHT AND EASEMENT OVER, UPON, AND UNDER THE LANDS DESIGNATED ON THE PLAT AS PUBLIC UTILITY AND DRAINAGE EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION, MAINTAINANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES, STORM DRAINAGE FACILITIES OR FOR THE PERPETUAL PRESERVATION OF WATER DRAINAGE CHANNELS IN THEIR NATURAL STATE WHICHEVER IS APPLICABLE AS MAY BE AUTHORIZED BY WEBER COUNTY, UTAH, WITH NO BUILDINGS OR STRUCTURES BEING ERECTED WITHIN SUCH EASEMENTS.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR SIGNATURES THIS _____ DAY OF _____, 1994

KENT D. FULLER — SUSAN S. FULLER

JAMES R. TURNER — HEIDI B. TURNER

ACKNOWLEDGEMENT

STATE OF UTAH } SS
COUNTY OF WEBER }

ON THE _____ DAY OF _____. 1994. PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THE SIGNERS OF THE ABOVE OWNER'S DEDICATION, _____ IN NUMBER, WHO DULY ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME.

NOTARY PUBLIC

RESIDING AT _____, UTAH
MY COMMISSION EXPIRES: _____

BOUNDARY DESCRIPTION

A TRACT OF LAND SITUATE IN THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 7 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U. S. SURVEY, WEBER COUNTY, UTAH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 22;
THENCE NORTH 00°02'42" EAST 442.86 FEET ALONG THE SECTION LINE;
THENCE EAST 482.65 FEET TO THE TRUE POINT OF BEGINNING.

THENCE NORTH 04°53'26" EAST 209.00 FEET TO A POINT ON THE SOUTH LINE OF HANDICAP ROAD;
THENCE SOUTH 89°13'00" EAST 417.16 FEET ALONG SAID SOUTH LINE OF HANDICAP ROAD;
THENCE SOUTH 04°11'00" WEST 208.83 FEET;
THENCE NORTH 89°13'00" WEST 419.74 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 2.00 ACRES.

THE BASIS OF BEARING IS THE NORTH LINE OF THE SOUTHWEST QUARTER OF SECTION 22, CALLED SOUTH 89°31'15" EAST.

WEBER COUNTY ATTORNEY

I HAVE EXAMINED THIS SUBDIVISION PLAT AND IN MY OPINION IT CONFORMS TO THE COUNTY ORDINANCE APPLICABLE THERETO AND NOW IN FORCE AND EFFECT.

SIGNED THIS _____ DAY OF _____, 19___.

WEBER COUNTY ATTORNEY

WEBER COUNTY PLANNING COMMISSION

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE WEBER COUNTY PLANNING COMMISSION.

SIGNED THIS _____ DAY OF _____, 19___.

CHAIRMAN, WEBER COUNTY PLANNING COMMISSION

WEBER COUNTY SURVEYOR

THIS IS TO CERTIFY THAT I HAVE INVESTIGATED THE LINES OF SURVEY OF THE FOREGOING PLAT LEGAL DESCRIPTION OF THE LAND EMBRACED THEREIN AND FIND THEM TO BE CORRECT AND TO AGREE WITH THE LINES AND MONUMENTS ON RECORD IN THIS OFFICE AND THE WEBER COUNTY RECORDER'S OFFICE.

SIGNED THIS _____ DAY OF _____, 19___.

WEBER COUNTY SURVEYOR

WEBER COUNTY ENGINEER

I HEREBY CERTIFY THAT I HAVE REVIEWED AND APPROVE THE REQUIRED IMPROVEMENT STANDARDS AND DRAWINGS FOR THIS SUBDIVISION AND THE AMOUNT OF FINANCIAL GUARANTEE FOR THESE IMPROVEMENTS.

SIGNED THIS _____ DAY OF _____, 19___.

WEBER COUNTY ENGINEER

WEBER COUNTY COMMISSIONERS

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT AND THE DEDICATION ARE HEREBY ACCEPTED BY THE COMMISSIONERS OF WEBER COUNTY, UTAH.

SIGNED THIS _____ DAY OF _____, 19___.

CHAIRMAN, WEBER COUNTY COMMISSIONERS

CERTIFICATE OF SURVEYOR

I, WILLIAM L. HOLYOAK, A REGISTERED LAND SURVEYOR IN THE STATE OF UTAH, DO HEREBY CERTIFY THAT THIS PLAT OF **WOLF CREEK RANCH ESTATES** IN WEBER COUNTY, UTAH, HAS BEEN DRAWN TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE HEREIN DESCRIBED LANDS INCLUDED IN SAID SUBDIVISION BASED ON THE DATA COMPILED FROM RECORDS IN THE WEBER COUNTY RECORDER'S OFFICE AND FROM A SURVEY MADE ON THE GROUND UNDER MY DIRECTION.

SIGNED THIS 2 DAY OF NOVEMBER, 19 94

WILLIAM L. HOLYOAK, PE & RLS
UTAH LAND SURVEYOR REGISTRATION NO. 6957.

LICENSED LAND SURVEYOR No. 167451 WILLIAM L. HOLYOAK STATE OF UTAH

WEBER COUNTY RECORDER

ENTRY NO. _____ FEE PAID _____
FILED FOR RECORD AND RECORDED _____ AT _____
IN BOOK _____ OF THE OFFICIAL RECORDS, PAGE _____.

RECORDED FOR: _____

_____ COUNTY RECORDER
_____ DEPUTY.

RECEIVED
NOV 02 1994
Weber County Surveyor

MOUNTAIN ENGINEERING
2300 WEST OLD HIGHWAY ROAD
MORGAN, UTAH 84050
TEL (801) 829-3747 829-3620

DATE	BY	REVISIONS COMMENTS
09-15	MJH	ORIGINAL ISSUE

DESIGNED BY: W. HOLYOAK
DRAWN BY: W. HOLYOAK
DATE: SEPTEMBER, 1994

WOLF CREEK RANCH ESTATES
A PART OF THE SW1/4 SECTION 22, T7N, R1E.
SALT LAKE BASE AND MERIDIAN
U. S. SURVEY, WEBER COUNTY, UTAH

FOR: KENT FULLER, 3483 NORTH 5100 EAST, EDEN, UTAH 84310

JOB NO.

DRAWING NO. ME 94-84
SHEET 1 OF 1
FILE: "FULLER1"

001066