DRAWING NUMBER 001273
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## LEGAL DESCRIPTION

A PART OF THE SOUTHWEST CORNER OF SECTION 3, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN. BEGINNING AT A FENCE INTERSECTION, SAID POINT BEARS N.0°03'58"W. (NORTH) 1280.38 FEET ALONG SECTION LINE (AS MONUMENTED) AND N.89°56'02"E. 596.96 FEET TO SAID FENCE INTERSECTION, FROM THE SOUTHWEST CORNER OF SAID SECTION, AND RUNNING THENCE THREE COURSES ALONG SAID FENCE AS FOLLOWS: N.17°09'16"E. 947.83 FEET, N.16°37'03"E. 100.19 FEET AND N.14°57'59"E. 24.65 FEET ALONG SAID FENCE TO THE SOUTH LINE OF THE WARREN CANAL, THENCE SEVEN COURSES ALONG SAID SOUTH LINE OF CANAL AS FOLLOWS: S.87°25'41"E. 3.87 FEET, S.88°14'55"E. 95.83 FEET, S.86°10'29"E. 106.19 FEET, S.85°05'04"E. 110.70 FEET, S.80°22'34"E. 110.27 FEET, S.73°39'47"E. 112.25 FEET AND S.70°26'57"E. 107.24 FEET TO A PROJECTION OF A FENCE FROM THE SOUTH, THENCE EIGHT COURSES ALONG SAID FENCE AS FOLLOWS: S.8°31'13"W. 10.79 FEET TO A FENCE CORNER, S.18°59'18"W. 125.92 FEET, N.76°17'53"W. 58.06 FEET, S.40°03'39"W. 314.31 FEET, S.40°02'35"W. 332.75 FEET, S.03°13'29"W. 25.39 FEET, THENCE S.53°24'16"W. 552.32 FEET ALONG THE NORTH FENCE LINE OF THE KIDMAN LOWE PROPERTY, A COMMON FENCE LINE BETWEEN ADJOINING LAND OWNERS (GLENN TAYLOR AND BERNICE KIDMAN LOWE), TO A FENCE CORNER AND N.14°54'34"E. 47.59 FEET TO THE POINT OF BEGINNING.
CONTAINING 9.7 ACRES, MORE OR LESS.

AND ALSO TOGETHER WITH A RIGHT-OF-WAY FOR THE PURPOSE OF INGRESS AND EGRESS AS RECORDED IN BOOK 735 PAGE 287 AND BOOK 125 PAGE 472 OF THE WEBER COUNTY RECORDS, THE CENTERLINE OF AN EXISTING 16 FOOT WIDE RIGHT-OF-WAY BY USE BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.
A PART OF THE SOUTHWEST CORNER OF SECTION 3, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT WHICH BEARS N.0°03'58"W. (NORTH) 1280.38 FEET ALONG SECTION LINE (AS MONUMENTED), N.89°56'02"E. 596.96 FEET TO A FENCE AND S.14°54'34"W. 23.64 FEET ALONG SAID FENCE FROM THE SOUTHWEST CORNER OF SAID SECTION, AND RUNNING THENCE FOUR COURSES ALONG SAID CENTERLINE AS FOLLOWS: S.65°02'02"W. 82.89 FEET, S.74°34'49"W. 153.62 FEET, S.84°45'53"W. 81.07 FEET AND S.67°50'36"W. 229.67 FEET MORE OR LESS, TO THE EAST SIDE OF A COUNTY ROAD.

## SURVEYOR'S CERTIFICATE

I, CYNTHIA L. ROBINETT DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR AND THAT I HOLD CERTIFICATE No. 7511 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, AND THAT I HAVE MADE A SURVEY ON THE GROUND AND FROM RECORDS OF THE WEBER COUNTY RECORDERS AND SURVEYOR'S OFFICE AS DESCRIBED ABOVE AND AS SHOWN PER THIS PLAT.

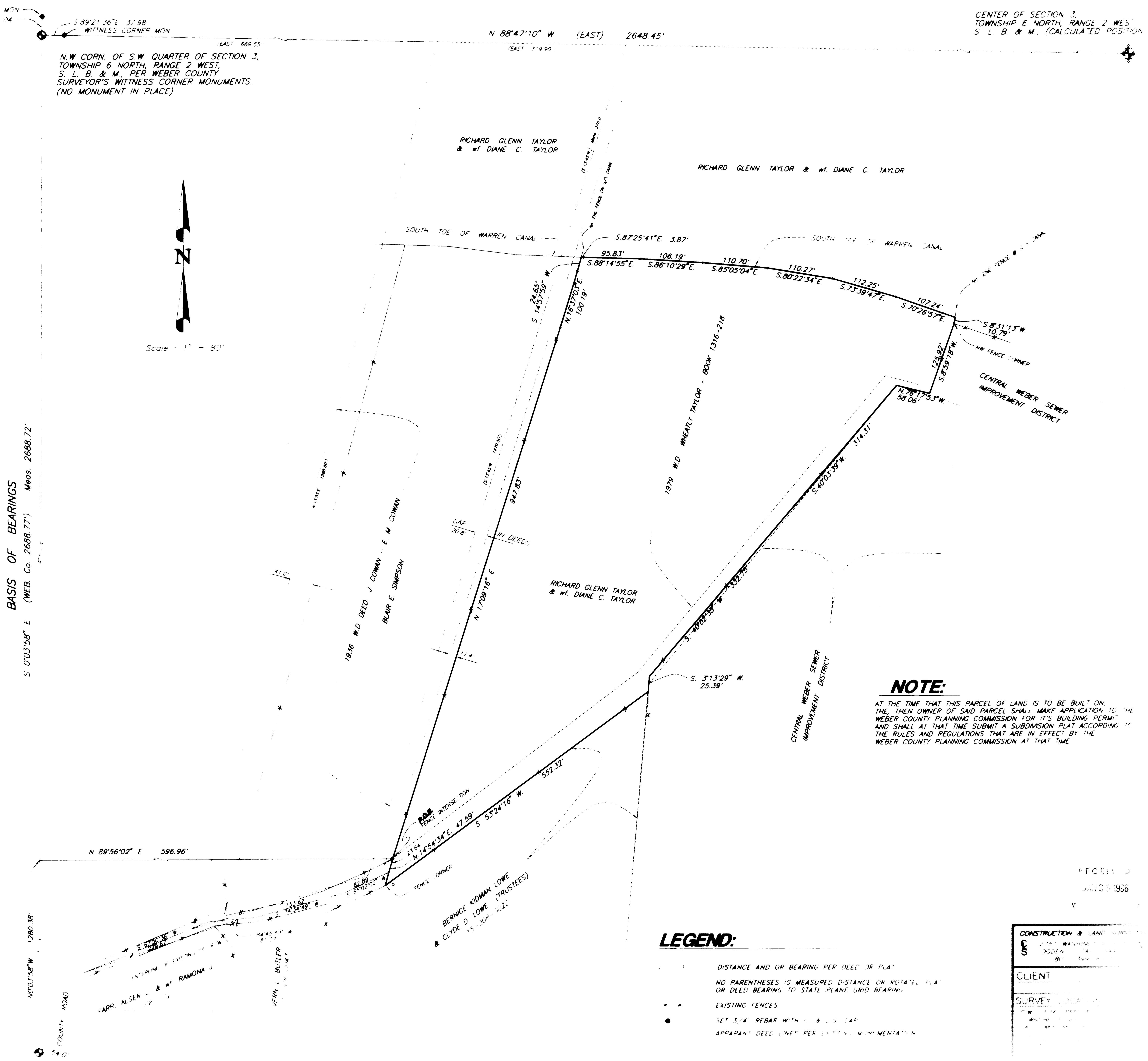
REVISED 8/15/95
DATED

CYNTHIA L. ROBINETT R.L.S.# 7511

REGISTERED LAND SURVEYOR NO. 7511 CYNTHIA L. ROBINETT STATE OF UTAH

## NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO DEFINE A PARCEL OF LAND BOUNDED BY THE EXISTING OCCUPATION (FENCE) LINES AND BY THE SOUTH TOE OF THE EXISTING WARREN CANAL.
A BOUNDARY LINE AGREEMENT FORM HAS BEEN PREPARED FOR THIS PARCELS NEW LEGAL DESCRIPTION IN THE HOPE THAT THE ADJACENT LAND OWNERS WILL AGREE TO THE BOUNDARIES DEFINED BY THESE EXISTING FENCE LINES AND INSURE THE BOUNDARIES OF THIS PARCEL FOR THE SELLING OF, AS REQUESTED BY GLENN TAYLOR.
SOME DISCREPANCY HAVE BEEN DISCLOSED AS SHOWN ON THIS PLAT BY USING THE EXISTING WEBER COUNTY SURVEYOR'S MONUMENTS THAT ARE IN PLACE AND OR REFERENCED. THE APPARENT DEED LINES SHOWN ON THIS PLAT ARE SUSPECT TO THERE TRUE DEED LINE POSITIONS. THE EXISTING FENCE LINES ARE A BETTER INDICATION OF THERE DEED LINES AND IT IS THE MONUMENTS THAT ARE MISS PLACED. THIS PROPERTY HAS BEEN DESCRIBED FROM THOSE EXISTING MONUMENTS SO THAT IT CAN BE RETRACED FROM A KNOWN LOCATION.
THE BASIS OF BEARINGS IS STATE PLANE GRID OF N. 00° 03' 58" W. (NORTH) ALONG THE AS MONUMENTED WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN.




## NOTE:

AT THE TIME THAT THIS PARCEL OF LAND IS TO BE BUILT ON, THE, THEN OWNER OF SAID PARCEL SHALL MAKE APPLICATION TO THE WEBER COUNTY PLANNING COMMISSION FOR IT'S BUILDING PERMIT AND SHALL AT THAT TIME SUBMIT A SUBDIVISION PLAT ACCORDING TO THE RULES AND REGULATIONS THAT ARE IN EFFECT BY THE WEBER COUNTY PLANNING COMMISSION AT THAT TIME

## LEGEND:

DISTANCE AND OR BEARING PER DEED OR PLAT
NO PARENTHESES IS MEASURED DISTANCE OR ROTATED PLAT OR DEED BEARING TO STATE PLANE GRID BEARING
EXISTING FENCES
SET 3/4" REBAR WITH [illegible] CAP
APPARANT DEED LINES PER [illegible] MONUMENTATION

CONSTRUCTION & LAND SURVEYORS

CLIENT

SURVEY

CONSTRUCTION & LAND SURVEYORS

RECEIVED [illegible] 1996