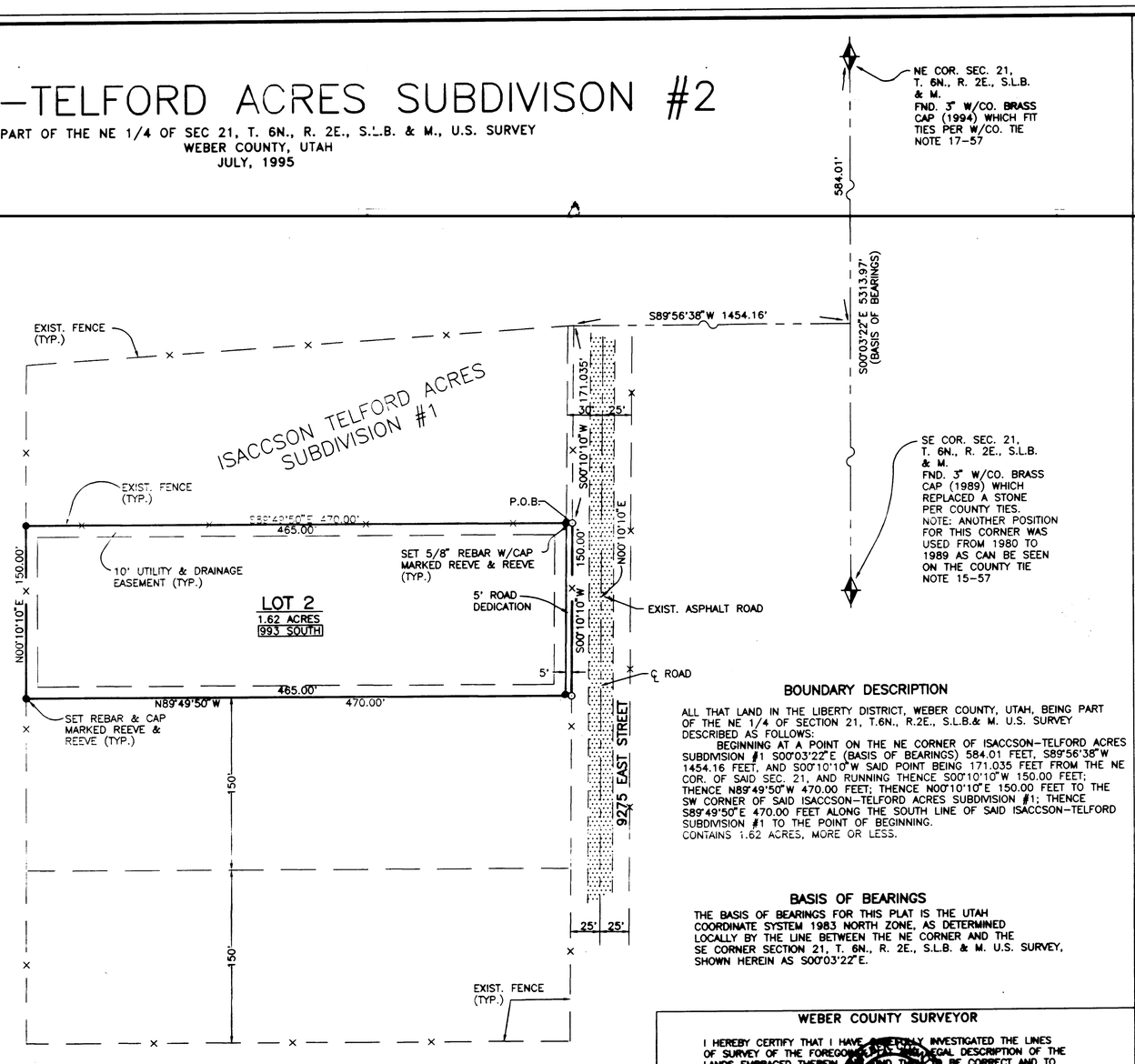
DRAWING NUMBER 001565

41-63

ISAACSON–TELFORD ACRES SUBDIVISON #2

PART OF THE NE 1/4 OF SEC 21, T. 6N., R. 2E., S.L.B. & M., U.S. SURVEY
WEBER COUNTY, UTAH
JULY, 1995



LEGEND

- EXIST. FENCE LINE
- = SET REBER & CAP MARKED REEVE & REEVE
- = SECTION CORNER

SCALE 1" = 60'

BOUNDARY DESCRIPTION

ALL THAT LAND IN THE LIBERTY DISTRICT, WEBER COUNTY, UTAH, BEING PART OF THE NE 1/4 OF SECTION 21, T.6N., R.2E., S.L.B.& M. U.S. SURVEY DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT ON THE NE CORNER OF ISACCSON–TELFORD ACRES SUBDIVISION #1 S00°03'22"E (BASIS OF BEARINGS) 584.01 FEET, S89°56'38"W 1454.16 FEET, AND S00°10'10"W SAID POINT BEING 171.035 FEET FROM THE NE COR. OF SAID SEC. 21, AND RUNNING THENCE S00°10'10"W 150.00 FEET; THENCE N89°49'50"W 470.00 FEET; THENCE N00°10'10"E 150.00 FEET TO THE SW CORNER OF SAID ISACCSON–TELFORD ACRES SUBDIVISION #1; THENCE S89°49'50"E 470.00 FEET ALONG THE SOUTH LINE OF SAID ISACCSON–TELFORD SUBDIVISION #1 TO THE POINT OF BEGINNING.
CONTAINS 1.62 ACRES, MORE OR LESS.

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PLAT IS THE UTAH COORDINATE SYSTEM 1983 NORTH ZONE, AS DETERMINED LOCALLY BY THE LINE BETWEEN THE NE CORNER AND THE SE CORNER SECTION 21, T. 6N., R. 2E., S.L.B. & M. U.S. SURVEY, SHOWN HEREIN AS S00°03'22"E.

R&R
REEVE & REEVE, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING
LAND PLANNING AND SITE DESIGN
LAND SURVEYING
3670 QUINCY AVENUE
OGDEN, UTAH 84403

SURVEYOR'S CERTIFICATE

I, JOHN P REEVE, A REGISTERED PROFESSIONAL SURVEYOR IN THE STATE OF UTAH, DO HEREBY CERTIFY THAT THIS PLAT OF ISAACSON–TELFORD ACRES #2 SUBDIVISION IN WEBER COUNTY, UTAH, HAS BEEN DRAWN CORRECTLY TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE HEREIN-DESCRIBED LANDS INCLUDED IN SAID SUBDIVISION, BASED UPON DATA COMPILED FROM RECORDS IN THE WEBER COUNTY RECORDER'S OFFICE AND FROM A SURVEY MADE BY ME ON THE GROUND. I FURTHER CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES OF WEBER COUNTY CONCERNING SURVEY REQUIREMENTS REGARDING LOT MEASUREMENTS HAVE BEEN COMPLIED WITH, AND THE LOTS MEET THE SITE DEVELOPMENT STANDARDS FOR THE ZONE IN WHICH THEY ARE LOCATED.

SIGNED THIS 26 DAY OF SEPT, 19 95

22-146666-2201
UTAH LICENSE NUMBER

SIGNATURE

REGISTERED LAND SURVEYOR 22-146666-2201 JOHN P. REEVE STATE OF UTAH

OWNER'S DEDICATION AND CERTIFICATION

WE, THE UNDERSIGNED, OWNERS OF THE HEREON–DESCRIBED TRACT OF LAND, HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS, AS SHOWN ON THIS PLAT, AND NAME SAID TRACT ISAACSON–TELFORD ACRES SUBDIVISION #2, AND 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 ALSO DEDICATE TO WEBER COUNTY THOSE CERTAIN STRIPS AS EASEMENTS FOR PUBLIC UTILITY AND DRAINAGE PURPOSES, AS SHOWN HEREON, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE, AND OPERATION OF PUBLIC UTILITY SERVICE LINES AND DRAINAGE, AS MAY BE AUTHORIZED BY WEBER COUNTY, WITH NO BUILDINGS OR STRUCTURES BEING ERECTED WITHIN SUCH EASEMENTS.

SIGNED THIS 29th DAY OF February, 19 96

Boyd D. Coombs
Sharon L. Coombs

ACKNOWLEDGEMENT

STATE OF UTAH
COUNTY OF Weber } ss.

ON THE 29th DAY OF February, 1996 PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, Sharon L. Coombs (AND) Boyd D. Coombs SIGNER(S) OF THE ABOVE OWNER'S DEDICATION AND CERTIFICATION, WHO, BEING ME DULY SWORN, DID ACKNOWLEDGE TO ME Boyd D. Coombs SIGNED IT FREELY, VOLUNTARILY, AND FOR THE PURPOSES THEREIN MENTIONED.

June 1, 1998
COMMISSION EXPIRES

Janet D. Willis
NOTARY PUBLIC

NOTARY PUBLIC STATE OF UTAH JANET D. WILLIS 2150 N. 1700 W. Ogden, Utah 84404 My Commission Expires June 1, 1998 STATE OF UTAH

ACKNOWLEDGEMENT

STATE OF UTAH
COUNTY OF _____ } ss.

ON THE _____ DAY OF _____, 19__, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, _____ AND _____ BEING BY ME DULY SWORN, ACKNOWLEDGED TO ME THEY ARE _____ AND _____ OF SAID CORPORATION AND THAT THEY SIGNED THE ABOVE OWNER'S DEDICATION AND CERTIFICATION FREELY, VOLUNTARILY, AND IN BEHALF OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED.

COMMISSION EXPIRES _____ NOTARY PUBLIC _____

WEBER COUNTY SURVEYOR

I HEREBY CERTIFY THAT I HAVE THOROUGHLY INVESTIGATED THE LINES OF SURVEY OF THE FOREGOING PLAT AND THE LEGAL DESCRIPTION OF THE LANDS EMBRACED THEREIN AND FIND THEM TO BE CORRECT AND TO AGREE WITH THE LINES AND MONUMENTS ON RECORD IN THIS OFFICE IN COMPLIANCE WITH THE REQUIREMENTS OF WEBER COUNTY ORDINANCES
SIGNED THIS 24 DAY OF [illegible] 19 95

STATE OF UTAH

WEBER COUNTY PLANNING COMMISSION

APPROVED BY THE WEBER COUNTY PLANNING COMMISSION ON THE 13 DAY OF [illegible] 19 96.

[illegible] C. Bailey
CHAIRMAN

WEBER COUNTY ENGINEER

I HEREBY CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES PREREQUISITE TO APPROVAL BY THE ENGINEER OF THE FOREGOING PLAT AND DEDICATIONS HAVE BEEN COMPLIED WITH. DATED THIS 13 DAY OF Dec, 1995.

Curtis Christensen

WEBER COUNTY ACCEPTANCE

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT, THE DEDICATION OF STREETS AND OTHER PUBLIC WAYS AND FINANCIAL GUARANTEE OF PUBLIC IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION, THEREON ARE HEREBY APPROVED AND ACCEPTED BE THE COMMISSIONERS OF WEBER COUNTY, UTAH, THIS _____ DAY OF _____ 19__

ATTEST: _____
TITLE: _____

WEBER COUNTY ATTORNEY

I HEREBY CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES PREREQUISITE TO APPROVAL BY THE ATTORNEY OF THE FOREGOING PLAT AND DEDICATIONS HAVE BEEN COMPLIED WITH. DATED THIS _____ DAY OF _____, 19__.

WEBER COUNTY RECORDER

ENTRY NO. 1394677 FEE PAID $ 90.00
FILED FOR RECORD AND RECORDED, 11 MAR 96 AT 11:08 AM
IN BOOK 41 OF THE OFFICIAL RECORDS, PAGE 63.

RECORDED FOR: ASSOCIATED TITLE

WEBER COUNTY RECORDER
BY: _____ DEPUTY.

RECEIVED FEB 11 1997 Weber County Surveyor

NARRATIVE

THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE THIS PROPERTY INTO LOTS AND STREETS. THE BOUNDARY LINES WERE ESTABLISHED BY A SURVEY THAT WAS PERFORMED ON THE GROUND. MONUMENTS USED TO ESTABLISH THE BOUNDARY ARE SHOWN HEREON.

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