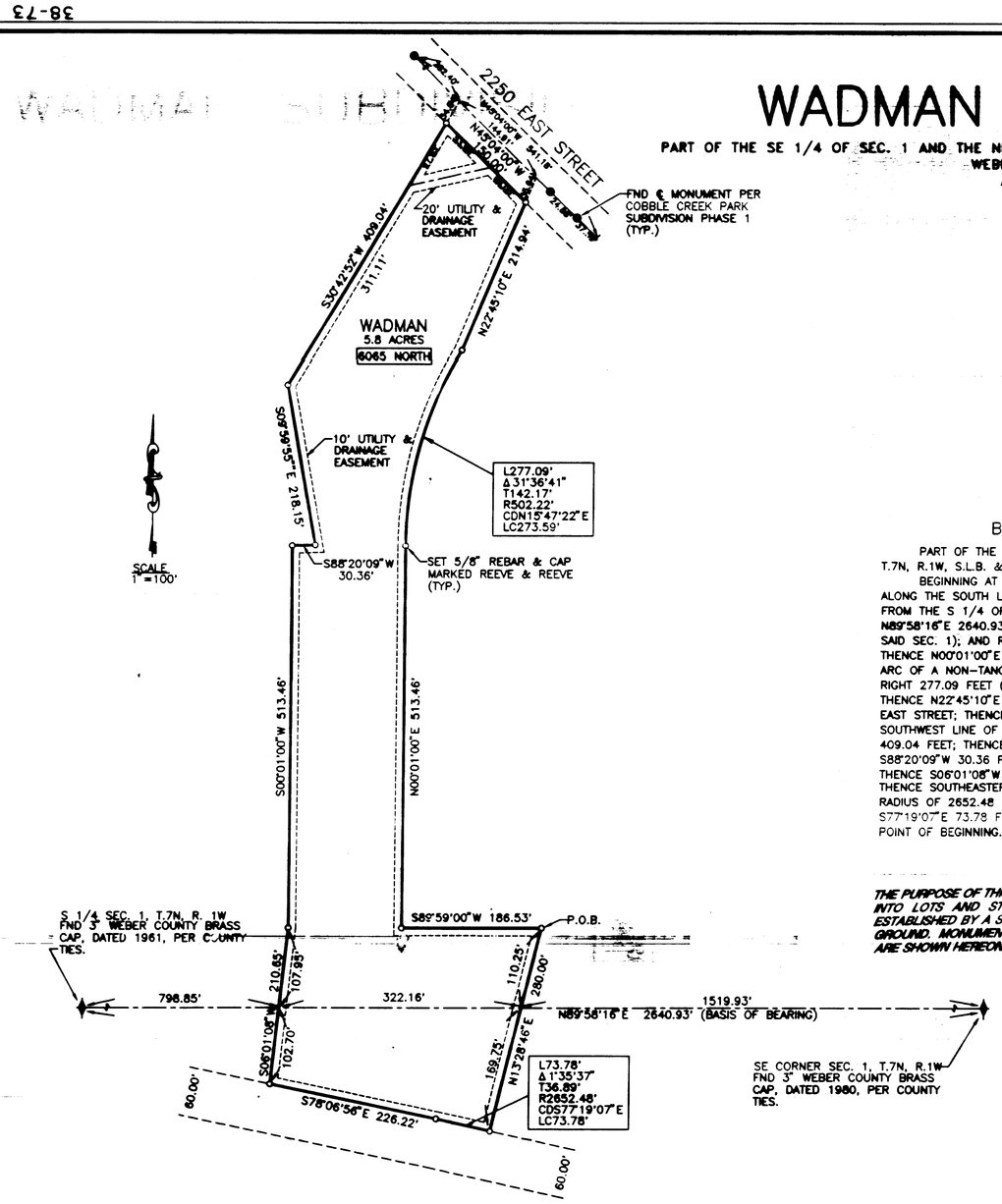
38-73

WADMAN SUBDIVISION

PART OF THE SE 1/4 OF SEC. 1 AND THE NE 1/4 OF SEC. 12, T. 7N., R. 1W., S.L.B. & M., U.S. SURVEY
WEBER COUNTY, UTAH
AUGUST 1994



BOUNDARY DESCRIPTION

PART OF THE SE 1/4 OF SEC. 1 AND THE NE 1/4 OF SEC. 12, T.7N, R.1W, S.L.B. & M., DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH IS N89°58'16"E 1121.00 FEET ALONG THE SOUTH LINE OF SAID SEC. 1 AND N13°28'46"E 110.25 FEET FROM THE S 1/4 OF SAID SEC. 1 (BASIS OF BEARINGS BEING N89°58'16"E 2640.93 FEET BETWEEN THE S 1/4 AND THE SE CORNER OF SAID SEC. 1); AND RUNNING THENCE S89°59'00"W 186.53 FEET; THENCE N00°01'00"E 513.46 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF A NON-TANGENT CURVE, WITH A RADIUS OF 502.22 FEET, TO THE RIGHT 277.09 FEET (LONG CHORD BEARS N15°47'22"E 273.59 FEET); THENCE N22°45'10"E 214.94 FEET TO THE SOUTHWEST LINE OF 2250 EAST STREET; THENCE N45°04'00"W 150.00 FEET ALONG SAID SOUTHWEST LINE OF 2250 EAST STREET; THENCE S30°42'52"W 409.04 FEET; THENCE S09°59'55"E 218.15 FEET; THENCE S88°20'09"W 30.36 FEET; THENCE S00°01'00"W 513.46 FEET; THENCE S06°01'08"W 210.65 FEET; THENCE S78°06'56"E 226.22 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF A TANGENT CURVE, WITH A RADIUS OF 2652.48 FEET, TO THE RIGHT 73.78 FEET (LONG CHORD BEARS S77°19'07"E 73.78 FEET); THENCE N13°28'46"E 280.00 FEET TO THE POINT OF BEGINNING. CONTAINS 5.8 ACRES, MORE OR LESS.

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.

REEVE & REEVE, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING
LAND PLANNING AND SITE DESIGN
LAND SURVEYING
OGDEN, UTAH

SURVEYOR'S CERTIFICATE

I, JOHN P. REEVE, A REGISTERED PROFESSIONAL SURVEYOR IN THE STATE OF UTAH, DO HEREBY CERTIFY THAT THIS PLAT OF WADMAN 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 29 DAY OF Aug, 1994

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 WADMAN SUBDIVISION, 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.

THE UNDERSIGNED HEREBY CERTIFY THAT THIS SUBDIVISION HAS MET ALL THE REQUIREMENTS OF ZONING & SUBDIVISION ORDINANCES.

SIGNED THIS 29TH DAY OF AUGUST, 1994.

THE DAVID L. WADMAN FAMILY LIMITED PARTNERSHIP

ACKNOWLEDGEMENT

STATE OF UTAH, COUNTY OF Weber } ss.

ON THE 29th DAY OF August, 1994 PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, David L. Wadman (AND) _____, SIGNER(S) OF THE ABOVE OWNER'S DEDICATION AND CERTIFICATION, WHO, BEING ME DULY SWORN, DID ACKNOWLEDGE TO ME _____ SIGNED IT FREELY, VOLUNTARILY, AND FOR THE PURPOSES THEREIN MENTIONED.

10-16-97
COMMISSION EXPIRES — NOTARY

JOANNE NANCY
NOTARY PUBLIC STATE OF UTAH
OGDEN, UT 84401
COMM. EXP. 6-16-97

ACKNOWLEDGEMENT

STATE OF UTAH, COUNTY OF _____ } ss.

ON THE _____ DAY OF _____, 19__, PERSONALLY APPEARED BEFORE ME _____ 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 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 29 DAY OF August, 1994.

Curtis Christensen

WEBER COUNTY PLANNING COMMISSION

APPROVED BY THE WEBER COUNTY PLANNING COMMISSION ON THE 29th DAY OF Aug, 1994.

Craig Parks
FOR CHAIRMAN

WEBER COUNTY SURVEYOR

I HERE CERTIFY THAT I HAVE CAREFULLY INVESTIGATED THE LINES OF SURVEY OF THE FOREGOING PLAT AND 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 29th DAY OF August, 1994.

Gary G. Sigmond

WEBER COUNTY ACCEPTANCE

THIS IS TO CERTIFY THAT THIS PLAT AND DEDICATION OF THIS PLAT WERE DULY APPROVED AND ACCEPTED BY THE COMMISSION 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 1309155 FEE PAID $30.00
FILED FOR RECORD AND RECORDED, Aug 29 1994 AT 2:32 pm
IN BOOK 38 OF THE OFFICIAL RECORDS, PAGE 73.

RECORDED FOR: DAVE SCADDEN

DOUG CROFTS
WEBER COUNTY RECORDER
BY: Alice Thompson DEPUTY.

38-73

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Weber County Recorder
Weber County Recorder
1994
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