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PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
REORDER BY NUMBER 07548

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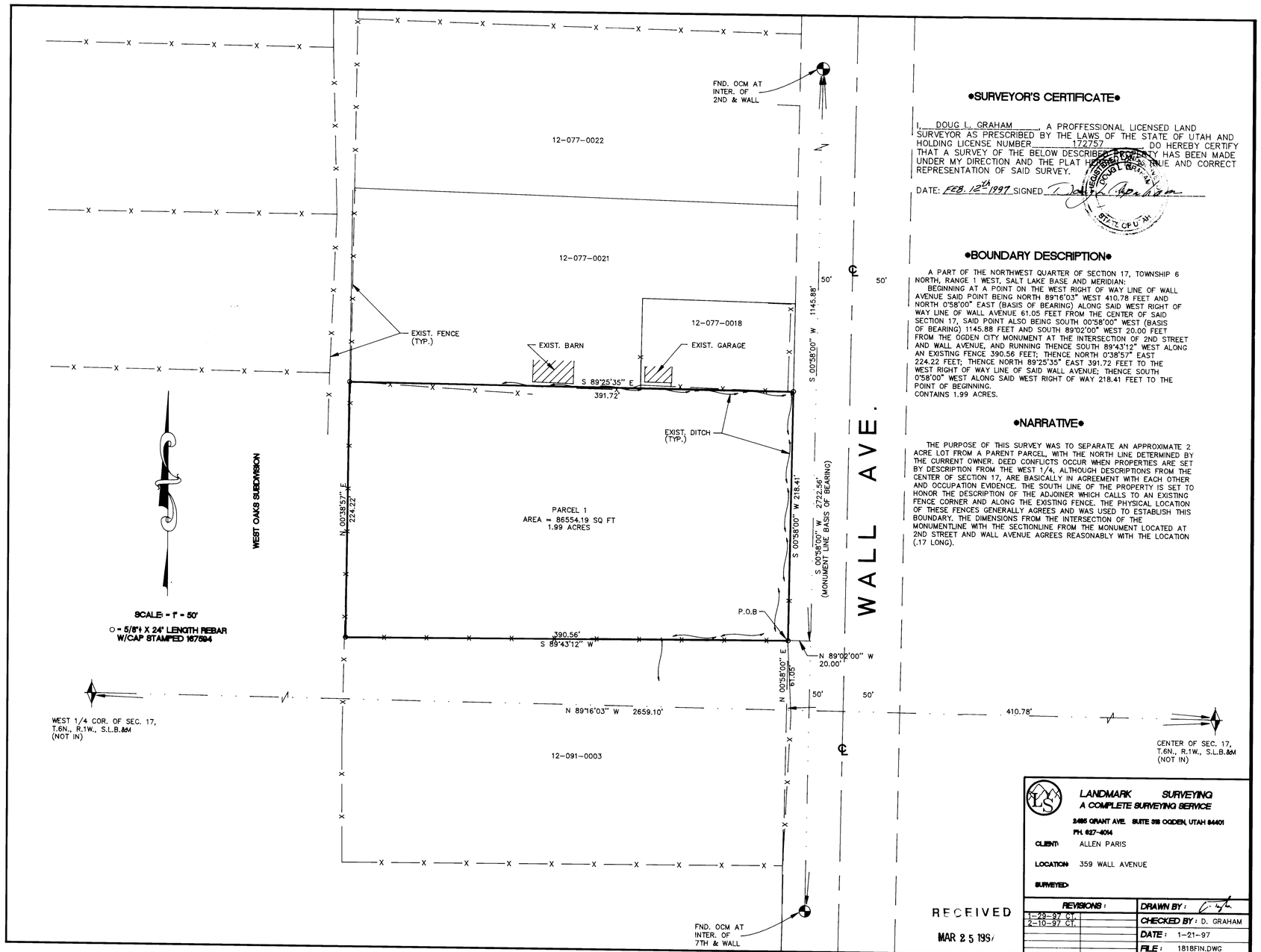

•SURVEYOR'S CERTIFICATE•

I, DOUG L. GRAHAM, A PROFFESSIONAL LICENSED LAND SURVEYOR AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH AND HOLDING LICENSE NUMBER 172757 DO HEREBY CERTIFY THAT A SURVEY OF THE BELOW DESCRIBED PROPERTY HAS BEEN MADE UNDER MY DIRECTION AND THE PLAT HEREON IS TRUE AND CORRECT REPRESENTATION OF SAID SURVEY.

DATE: FEB. 12th 1997 SIGNED

REGISTERED LAND SURVEYOR DOUG L. GRAHAM STATE OF UTAH

•BOUNDARY DESCRIPTION•

A PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN:
BEGINNING AT A POINT ON THE WEST RIGHT OF WAY LINE OF WALL AVENUE SAID POINT BEING NORTH 89°16'03" WEST 410.78 FEET AND NORTH 0°58'00" EAST (BASIS OF BEARING) ALONG SAID WEST RIGHT OF WAY LINE OF WALL AVENUE 61.05 FEET FROM THE CENTER OF SAID SECTION 17, SAID POINT ALSO BEING SOUTH 00°58'00" WEST (BASIS OF BEARING) 1145.88 FEET AND SOUTH 89°02'00" WEST 20.00 FEET FROM THE OGDEN CITY MONUMENT AT THE INTERSECTION OF 2ND STREET AND WALL AVENUE, AND RUNNING THENCE SOUTH 89°43'12" WEST ALONG AN EXISTING FENCE 390.56 FEET; THENCE NORTH 0°38'57" EAST 224.22 FEET; THENCE NORTH 89°25'35" EAST 391.72 FEET TO THE WEST RIGHT OF WAY LINE OF SAID WALL AVENUE; THENCE SOUTH 0°58'00" WEST ALONG SAID WEST RIGHT OF WAY 218.41 FEET TO THE POINT OF BEGINNING.
CONTAINS 1.99 ACRES.

•NARRATIVE•

THE PURPOSE OF THIS SURVEY WAS TO SEPARATE AN APPROXIMATE 2 ACRE LOT FROM A PARENT PARCEL, WITH THE NORTH LINE DETERMINED BY THE CURRENT OWNER. DEED CONFLICTS OCCUR WHEN PROPERTIES ARE SET BY DESCRIPTION FROM THE WEST 1/4, ALTHOUGH DESCRIPTIONS FROM THE CENTER OF SECTION 17, ARE BASICALLY IN AGREEMENT WITH EACH OTHER AND OCCUPATION EVIDENCE. THE SOUTH LINE OF THE PROPERTY IS SET TO HONOR THE DESCRIPTION OF THE ADJOINER WHICH CALLS TO AN EXISTING FENCE CORNER AND ALONG THE EXISTING FENCE. THE PHYSICAL LOCATION OF THESE FENCES GENERALLY AGREES AND WAS USED TO ESTABLISH THIS BOUNDARY. THE DIMENSIONS FROM THE INTERSECTION OF THE MONUMENTLINE WITH THE SECTIONLINE FROM THE MONUMENT LOCATED AT 2ND STREET AND WALL AVENUE AGREES REASONABLY WITH THE LOCATION (.17 LONG).

RECEIVED
MAR 25 1997
Weber County Surveyor

LANDMARK SURVEYING
A COMPLETE SURVEYING SERVICE
2485 GRANT AVE. SUITE 318 OGDEN, UTAH 84401
PH. 627-4014

CLIENT: ALLEN PARIS
LOCATION: 359 WALL AVENUE
SURVEYED:

REVISIONS:	DRAWN BY:
1-28-97 CT.	CHECKED BY: D. GRAHAM
2-10-97 CT.	DATE: 1-21-97
	FILE: 1818FIN.DWG

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