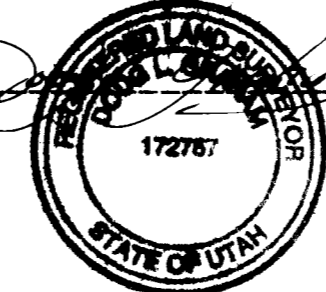


•SURVEYOR'S CERTIFICATE•

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

DATE: FEB 17TH 1997 SIGNED [Signature]



•BOUNDARY DESCRIPTION•

ALL OF LOT 4 AND THE WEST 1 ROD OF LOT 5, BLOCK 4, RIVERSIDE ADDITION, OGDEN CITY, WEBER COUNTY, UTAH.

•NARRATIVE•

THE ORIGINAL PLAT FOR RIVERSIDE ADDITION CONTAINS A DIMENSION CALL AFTER THE ANGLE POINT ON THE REAR LINE OF LOT 3 THAT IS INCONSISTENT WITH THE FRONTAGE DIMENSIONS OF THE LOTS. THIS DIMENSION (59.85 FEET) PUSHES THE LOT LINES 1.40 FEET EAST FROM THEIR LOCATION USING THE FRONTAGE DISTANCES. OCCUPATION IN THE NEIGHBORHOOD VARIES BETWEEN THESE TWO POSSIBLE LOCATIONS. THE WEST LINE OF LOT 4 HAS HONORED THE 59.85 FOOT REAR DISTANCE BUT, OCCUPATION LINES INDICATE THAT THE EAST AND WEST LINES OF LOT 5 RELIED UPON FRONTAGE DIMENSIONS ALONG 17TH STREET. THIS CONFUSION HAS PLACED EXCESS PROPERTY INTO LOT 3 AT THE EXPENSE OF LOT 4. BECAUSE OF THE AGE OF THE SUBDIVISION AND IMPROVEMENTS I AM RECOMMENDING THAT THE LINES OF THE SURVEY BE RECOGNIZED BY THE PROPERTIES COMMON TO THE WEST LINE OF LOT 4 AS THE DIVISION OF THE LOTS AND A PROPERTY TRANSFER OF 1.40 FEET ALONG THIS LINE TO RECOGNIZE THE CURRENT OCCUPATION.

LEGEND:

- - - WEST LOT LINE OF LOT 5, FROM SUBDIVISION LOT FRONTAGE DIMENSIONS.
- WEST LOT LINE OF LOT 4, FROM SUBDIVISION LOT REAR DIMENSIONS.

LANDMARK SURVEYING
A COMPLETE SURVEYING SERVICE
2485 GRANT AVE. SUITE 300 OGDEN, UTAH 84401
PH. 627-4014

CLIENT: STACEY KUNZ

LOCATION:

SURVEYED:

REVISIONS:	DRAWN BY: <u>[Signature]</u>
	CHECKED BY: D. GRAHAM
	DATE: 2-14-97
	FILE: 1816FIN2.DWG