



SURVEYORS' CERTIFICATE

I, CHESTER L. NELSON, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR AND THAT I HOLD CERTIFICATE No. 4263 (152036) 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 OFFICE AS DESCRIBED BELOW AND SHOWN PER THIS PLAT.

DATE: 2/14/97

CHESTER L. NELSON



SURVEYORS' CERTIFICATE

LEGAL DESCRIPTION

PART OF BLOCK 47, PLAT C, OGDEN CITY SURVEY, AND A PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASIN, AND WEST (SOUTH) OF THE NORTHWEST CORNER OF SAID BLOCK 47, (AS SHOWN ON PLAT C, OGDEN CITY SURVEY, BEARING AT POINT 185.00 FEET S 89° 02' 03" E (EAST) 251.03 FEET MORE OR LESS TO A FENCE ON THE OGDEN BENCH CANAL, THENCE N. 1° 36' 56" W. (NORTHERLY) 40.08 FEET ALONG SAID FENCE, ON 249.22 FEET MORE OR LESS TO POINT OF BEGINNING, THENCE N. 89° 02' 03" W.

MARRIAGE

PURPOSE OF SURVEY WAS TO ESTABLISH PROPERTY CORNERS ON JAMES R. LOPAZ PROPERTY, AT 2020 JACKSON AVENUE OGDEN, UTAH.

MICHAEL W. GRIGNON OWNER OF PROPERTY ON NORTH SIDE LOPAZ PROPERTY CLAIMS MORE THAN THE 40 FOOT WIDTH AS SHOWN PER HIS DEED BUT FENCES ON NORTH AND SOUTH SIDES OF SAID PROPERTY INDICATES GRIGNONS SOUTH FENCE IS THE ONE IN ERROR AND GARAGE ALSO ENCLOSES 0.9' INTO LOPAZ PROPERTY.

NO SIGN OF OGDEN BENCH CANAL EXISTS SO FENCE AT APPROXIMATE POSITION OF CANAL WAS USED FOR EAST PROPERTY LINE.

BASES OF BEARING IS S. 89° 02' 00" E. ALONG THE CENTERLINE OF 20th STREET BETWEEN JACKSON AND VAN BUREN AVENUES.

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 1/2" REBAR/C. & L.S. CAP.
- SET P.K./C. & L.S. ALUMINUM TAG.
- OGDEN CITY SURVEY MONUMENT.

Scale: 1" = 30'



PREPARED BY:
CONSTRUCTION & LAND SURVEYORS
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RECEIVED
 SEP 08 1998
 Weber County Surveyors

CONSTRUCTION & LAND SURVEYORS 810 CANYON ROAD OGDEN UTAH 84404 PH: (801) 399-4335
CLIENT: JAMES R. LOPAZ
SURVEY LOCATION: TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASIN, WEBER COUNTY
SURVEY DATE: 2/7/97
JOB No. PS97-01