DRAWING NUMBER 002355
PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
HEREON BY NUMBER ONLY

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PLAT IS THE LINE BETWEEN THE NORTHWEST CORNER OF SECTION 31, T.6N., R.1W., AND THE SOUTHWEST CORNER OF SECTION 31, T.6N., R.1W., S.L.B.&M., U.S. SURVEY, SHOWN HEREON AS: S00°22'18"W

NARRATIVE

THE PURPOSE OF THIS PLAT WAS TO DEFINE THE BOUNDARY OF THE SANDRA M. SELLS PROPERTY FOR SANDRA M. SELLS. THE PROPERTY LINES WERE FIXED BY THE BUILDINGS OF INTERWEST CONDOMINIUM PROJECT PHASE "B" AND AMENDED PHASE "A" AND THE FOUND REEVE & REEVE REBAR AND CAP IN WADMAN INDUSTRIAL PARK. THE WEST LINE WAS FIXED BY THE EAST LINE OF 1100 WEST STREET (PENNSYLVANIA AVENUE).

SURVEYED DESCRIPTION

PART OF THE SOUTHWEST QUARTER OF SECTION 31, T.6N., R.1W., S.L.B.&M., U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE EAST RIGHT-OF-WAY LINE OF 1100 WEST STREET (PENNSYLVANIA AVENUE), SAID POINT BEING S00°22'18"W ALONG THE SECTION LINE 2927.00 FEET AND S89°37'42"E 33.00 FEET FROM THE NORTHWEST CORNER OF SAID SECTION; THENCE N89°48'12"E 257.00 FEET; THENCE S00°22'18"W 155.00 FEET; THENCE S89°48'12"W 257.00 FEET TO THE SAID WEST RIGHT-OF-WAY LINE OF SAID 1100 WEST STREET (PENNSYLVANIA AVENUE); THENCE N00°22'18"E ALONG SAID RIGHT-OF-WAY 155.00 FEET TO THE POINT OF BEGINNING.

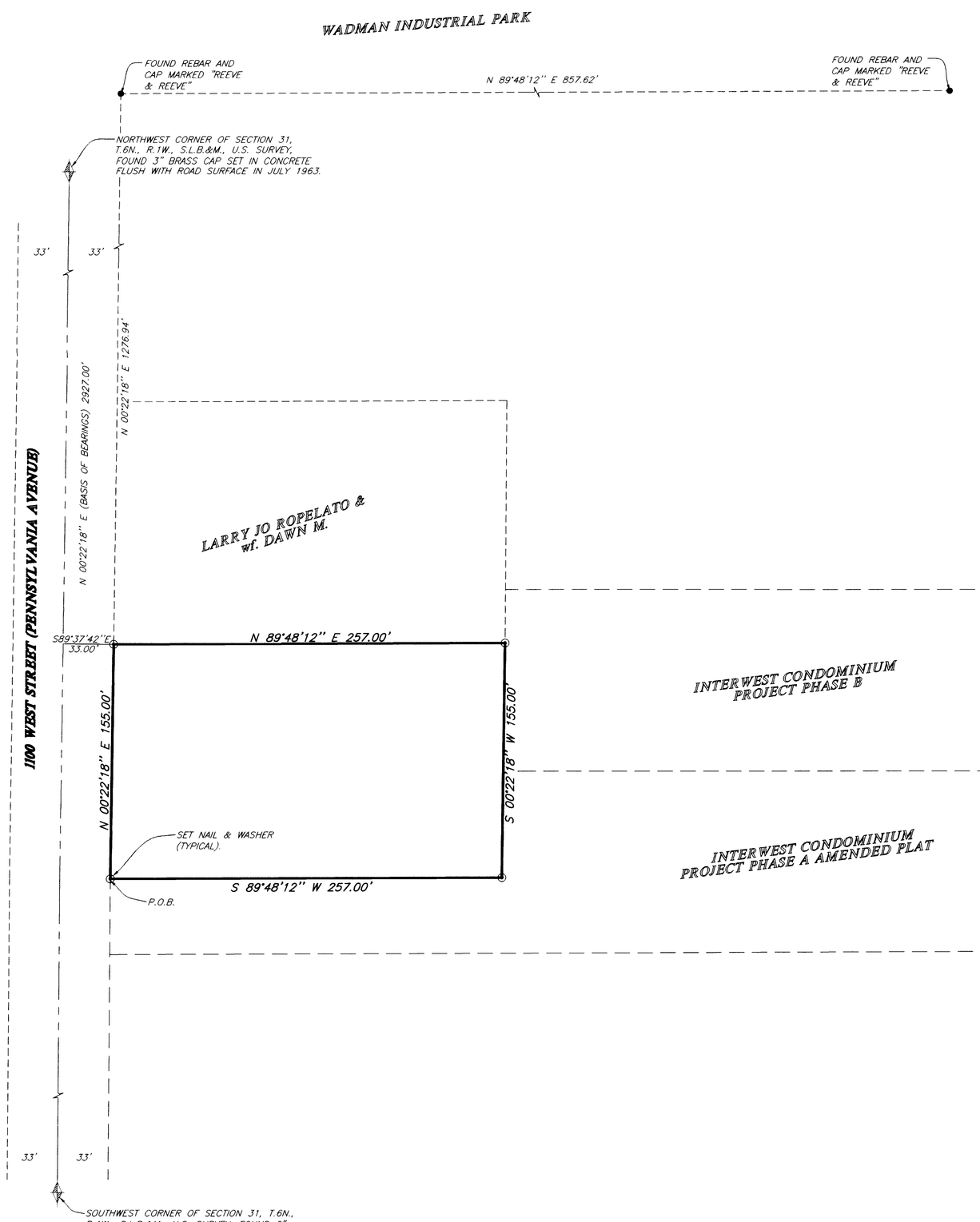
CONTAINS: .91 ACRES

DEED DESCRIPTION

PART OF THE SOUTHWEST QUARTER OF SECTION 31, T.6N., R.1W., S.L.B.&M., U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF 1100 WEST STREET (PENNSYLVANIA AVENUE) SAID POINT BEING S00°22'18"W ALONG THE WEST LINE OF SAID SECTION 2927.00 FEET AND S89°37'42"E 33.00 FEET TO THE EAST LINE OF SAID STREET FROM THE NORTHWEST CORNER OF SAID SECTION; THENCE S00°22'18"W ALONG SAID LINE 155.00 FEET; THENCE N88°48'12"W 257.00 FEET; THENCE N00°22'18"E 155.00 FEET; THENCE S88°48'12"W 257.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 39,835 SQUARE FEET



SCALE: 1"=40'

LEGEND

◆ = SECTION CORNER

SURVEYOR'S CERTIFICATE

I, RANDALL J. WILLIFORD, DEPOSE AND SAY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR, HOLDING UTAH LICENSE NUMBER 159437, THAT A SURVEY OF THE PROPERTY DESCRIBED HEREON WAS PERFORMED BY ME OR UNDER MY DIRECTION, AND THAT THIS PLAT CORRECTLY DEPICTS THE FINDINGS OF THAT SURVEY.

SIGNED THIS 30TH DAY OF SEPTEMBER, 1999

159437 — UTAH LICENSE NUMBER

Randall J. Williford — SIGNATURE

RECEIVED

Weber County Surveyor

THESE PLANS AND SPECIFICATIONS ARE THE PROPERTY OF REEVE & ASSOC., INC., 3670 QUINCY AVE., OGDEN, UTAH, 84403 AND SHALL NOT BE COPIED OR REDUCED OR REPRODUCED WITHOUT THEIR WRITTEN PERMISSION.

REVISIONS
1. 4.
2. 5.
3. 6.

PROJECT NO.: 3561-01 SURVEYOR: R.WILLIFORD
DATE: JUNE 15, 1999 DRAWN: H.B.DODGE
SCALE: 1"=40' CHECKED:

REEVE & ASSOCIATES, INC.
ENGINEERS PLANNERS & SURVEYORS
3670 QUINCY AVE. SUITE NO.1
OGDEN, UTAH 84401
(801) 621-3100 FAX (801) 621-2666
TOLL-FREE 1-888-494-3100

RECORD OF SURVEY

SELLS PROPERTY

A PART OF THE SOUTHWEST QUARTER OF SECTION 31, T.6N., R.1W., S.L.B.&M., U.S. SURVEY
OGDEN CITY, WEBER COUNTY, UTAH
MAY, 1999

SHEET 1 of 1 SHEETS

G:\DRAWINGS\SHARED\3561\01\Survey.dwg Thu Sep 30 10:30:21 1999 H.DUNN