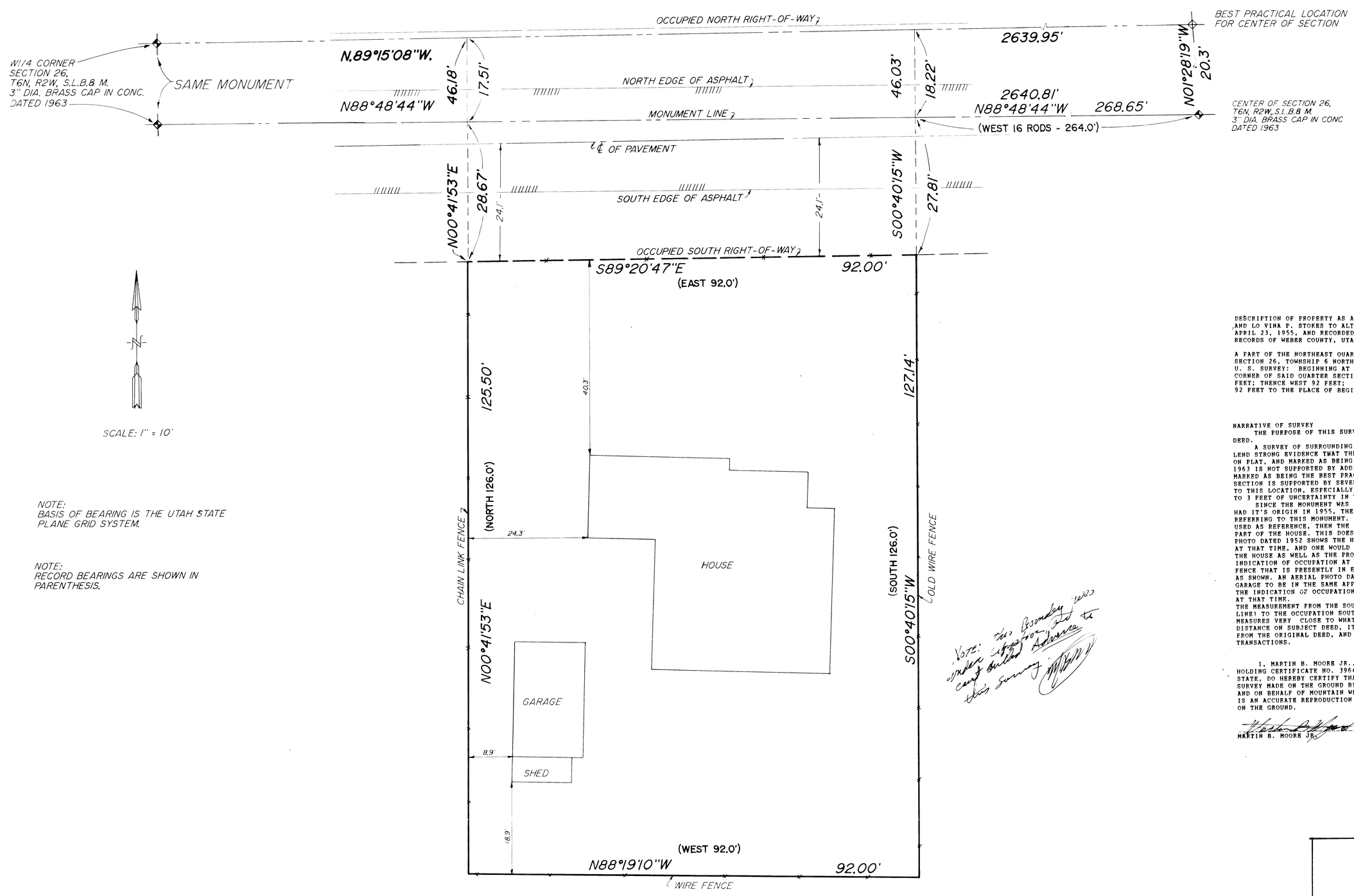

NOTE:
BASIS OF BEARING IS THE UTAH STATE PLANE GRID SYSTEM.

NOTE:
RECORD BEARINGS ARE SHOWN IN PARENTHESIS.

Note: this boundary was ordered surveyed for and to carry outlined Adverse this Survey

DESCRIPTION OF PROPERTY AS APPEARS IN DEED FROM LESTER J. STOKES AND LO VINA P. STOKES TO ALTA WADSWORTH BY WARRANTY DEED DATED APRIL 23, 1955, AND RECORDED IN BOOK 485, AT PAGE 380, DEED RECORDS OF WEBER COUNTY, UTAH IS AS FOLLOWS:

A PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE MERIDIAN, U. S. SURVEY: BEGINNING AT A POINT 16 RODS WEST OF THE NORTHEAST CORNER OF SAID QUARTER SECTION, AND RUNNING THENCE SOUTH 126 FEET; THENCE WEST 92 FEET; THENCE NORTH 126 FEET; THENCE EAST 92 FEET TO THE PLACE OF BEGINNING.

NARRATIVE OF SURVEY

THE PURPOSE OF THIS SURVEY WAS TO DETERMINE THE LINES OF THE DEED.

A SURVEY OF SURROUNDING PROPERTIES, MOSTLY TO THE SOUTH, LEND STRONG EVIDENCE THAT THE MONUMENT THAT IS SITUATED AS SHOWN ON PLAT, AND MARKED AS BEING THE CENTER OF SECTION AND SET IN 1963 IS NOT SUPPORTED BY ADDITIONAL EVIDENCE. THE LOCATION MARKED AS BEING THE BEST PRACTICAL LOCATION FOR THE CENTER OF SECTION IS SUPPORTED BY SEVERAL OLD OCCUPATIONS, THAT HARMONIZE TO THIS LOCATION, ESPECIALLY NORTH-SOUTH. THERE IS STILL SOME 2 TO 3 FEET OF UNCERTAINTY IN THE EAST-WEST LOCATION.

SINCE THE MONUMENT WAS SET IN 1963, AND THE SUBJECT PROPERTY HAD IT'S ORIGIN IN 1955, THE DESCRIPTION COULD NOT HAVE BEEN REFERRING TO THIS MONUMENT. IF THE BEST PRACTICAL LOCATION IS USED AS REFERENCE, THEN THE SOUTH LINE OF THE DEED WOULD CUT OFF PART OF THE HOUSE. THIS DOES NOT SEEM LOGICAL, SINCE AN AERIAL PHOTO DATED 1952 SHOWS THE HOUSE TO BE IN IT'S PRESENT LOCATION AT THAT TIME, AND ONE WOULD ASSUME THAT THE INTENT WAS TO CONVEY THE HOUSE AS WELL AS THE PROPERTY. THE SAME AERIAL PHOTO HAS AN INDICATION OF OCCUPATION AT THE APPARENT SAME LOCATION AS THE FENCE THAT IS PRESENTLY IN EXISTENCE TO THE SOUTH OF THE HOUSE, AS SHOWN. AN AERIAL PHOTO DATED IN 1958 SHOWS THE HOUSE AND THE GARAGE TO BE IN THE SAME APPARENT LOCATION AS THEY ARE TODAY, AND THE INDICATION OF OCCUPATION SOUTH OF THE HOUSE IS STILL EVIDENT AT THAT TIME.
THE MEASUREMENT FROM THE SOUTH SIDE OF THE COUNTY ROAD, (FENCE LINE) TO THE OCCUPATION SOUTH OF THE HOUSE, (EXISTING FENCE) MEASURES VERY CLOSE TO WHAT IS CALLED FOR AS A NORTH-SOUTH DISTANCE ON SUBJECT DEED. IT IS POSSIBLE THAT A CALL WAS OMITTED FROM THE ORIGINAL DEED, AND CARRIED FORTH IN SUBSEQUENT TRANSACTIONS.

I, MARTIN B. MOORE JR., UTAH REGISTERED LAND SURVEYOR HOLDING CERTIFICATE NO. 3964 AS PRESCRIBED BY THE LAWS OF THE STATE, DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM A SURVEY MADE ON THE GROUND BY ME, AT THE REQUEST OF NICK TOPICK, AND ON BEHALF OF MOUNTAIN WEST PROFESSIONAL LAND SURVEYORS, AND IS AN ACCURATE REPRODUCTION OF THE EXISTING CONDITIONS AS FOUND ON THE GROUND.

MARTIN B. MOORE JR.

REGISTERED LAND SURVEYOR No. 3964 MARTIN B. MOORE JR. State of Utah

RECEIVED
AUG 04 1989
Weber County Surveyor

RECORD OF SURVEY

for

NICK TOPIC

A PART OF THE SW1/4 OF SECTION 26, T6N, R2W, S.L.B. & M.

Date 04-19-89	No 88-055	Drwn E.E.S.	Ckd M.B.M.

MOUNTAIN WEST PROFESSIONAL LAND SURVEYORS, P.C.