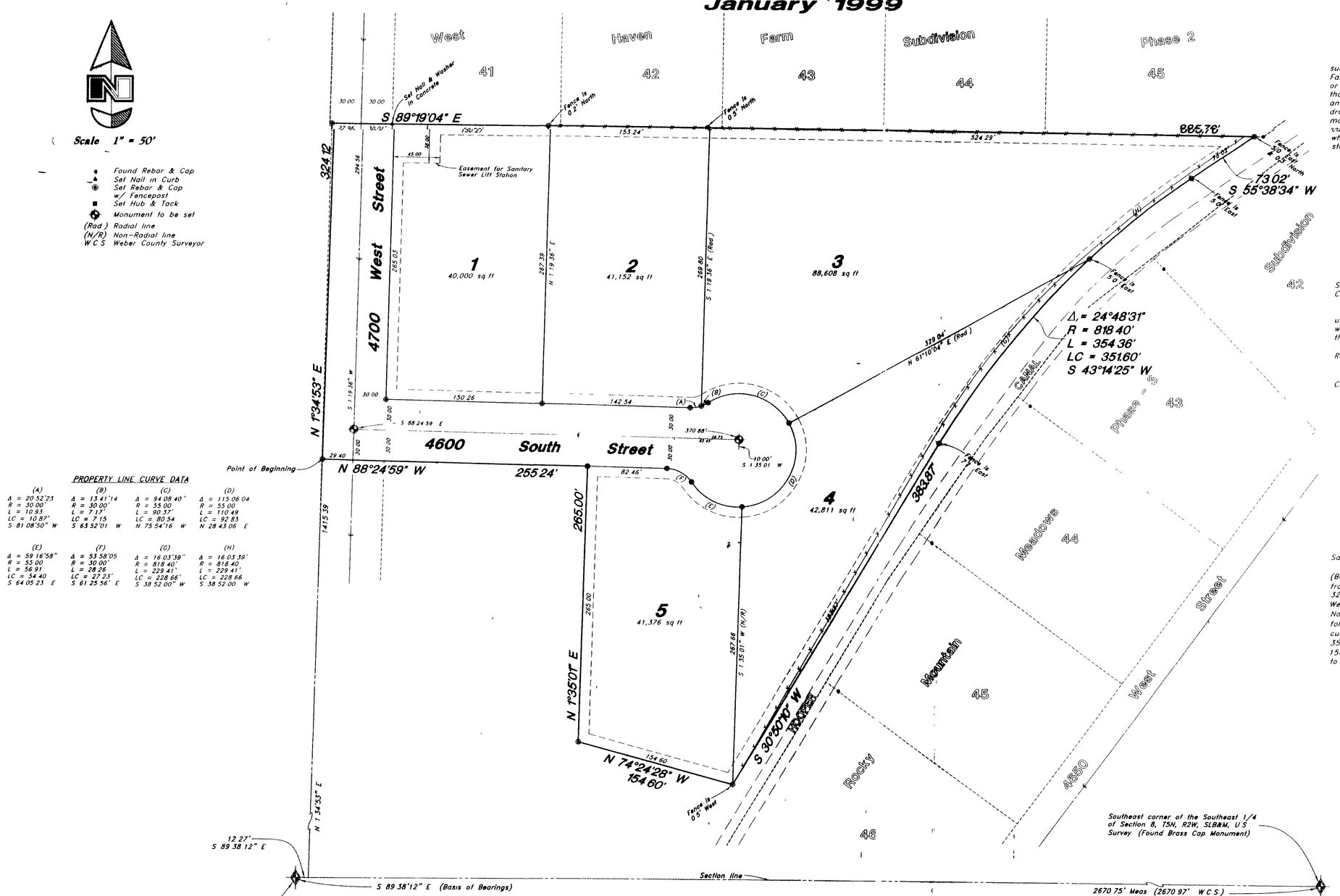
Talladega Farms No. 1

A part of the Southeast 1/4 of Section 8, T5N, R2W, SLB&M, U.S. Survey
West Haven City, Weber County, Utah
January 1999

NARRATIVE

This Survey and Subdivision plat was requested by Mr. Sean Hart for the purpose of platting five (5) residential lots. Brass Cap Monuments were found at the Southeast corner and the Southwest corner of the Southeast 1/4 of Section 8, T5N, R2W, SLB&M, U.S. Survey. A line bearing S 89°38'12" E between these two monuments was used as the basis of bearings. Lot corners were monumented as depicted on this plat.



PROPERTY LINE CURVE DATA

(A)	(B)	(C)	(D)
Δ = 20°52'23"	Δ = 13°41'14"	Δ = 94°08'40"	Δ = 115°06'04"
R = 30.00'	R = 30.00'	R = 55.00'	R = 55.00'
L = 10.93'	L = 7.17'	L = 90.37'	L = 110.49'
LC = 10.87'	LC = 7.15'	LC = 80.54'	LC = 92.83'
S 81°08'50" W	S 63°52'01" W	N 75°54'16" W	N 28°43'06" E

(E)	(F)	(G)	(H)
Δ = 59°16'58"	Δ = 53°58'05"	Δ = 16°03'39"	Δ = 16°03'39"
R = 55.00'	R = 30.00'	R = 818.40'	R = 818.40'
L = 56.91'	L = 28.26'	L = 229.41'	L = 229.41'
LC = 54.40'	LC = 27.23'	LC = 228.66'	LC = 228.66'
S 64°05'23" E	S 61°25'56" E	S 38°52'00" W	S 38°52'00" W

NOTE

10' Utility and Drainage Easements each side of Property line as indicated by dashed lines, except as otherwise shown.

SURVEYOR'S CERTIFICATE

I, Gary L. Newman, a Registered Professional Land Surveyor in the State of Utah, do hereby certify that this plat of Talladega Farms No. 1 in Weber County, Utah has been correctly drawn to the designated scale and is a true and correct representation of the following description of lands included in said subdivision, based on data compiled from records in the Weber County Recorder's Office and of a survey made on the ground.

Signed this ____ day of ____ 1999

4778
License No.

Gary L. Newman

OWNER'S DEDICATION

I, the undersigned owner of the herein described tract of land, do hereby set apart and subdivide the same into lots and streets as shown on the plat and name said tract Talladega Farms No. 1 and do hereby dedicate, grant and convey to West Haven, Utah all those parts or portions of said tract of land designated as streets the same to be used as public thoroughfares forever, and also grant and dedicate a perpetual right and easement over, upon and under the lands designated on the plat as public utility, [redacted] drainage and canal maintenance easements, the same to be used for the installation, maintenance and operation of public utility service lines, storm drainage facilities, irrigation canals or for the perpetual preservation of water ingress channels in their natural state whichever is applicable as may be authorized by West Haven, Utah, with no buildings or structures being erected within such easements.

Signed this 14 day of June, 1999

Sean Hart

ACKNOWLEDGMENT

State of Utah
County of Weber } ss

On the 14 day of June 1999, personally appeared before me, the undersigned Notary Public, the signer of the above Owner's Dedication, one (1) in number, who duly acknowledged to me he signed it freely and voluntarily and for the purposes therein mentioned.

Residing in: Weber County, Utah

A Notary Public commissioned in Utah

Commission Expires: 9/11/2000

Angel Taylor
Print Name

BOUNDARY DESCRIPTION

A part of the Southeast Quarter of Section 8, Township 5 North, Range 2 West, Salt Lake Base and Meridian, U.S. Survey:

Beginning at a point which is 12.27 feet South 89°38'12" East along the Section line (Basis of Bearings Weber County State Plane Grid) and 1415.39 feet North 1°34'53" East from the Southwest corner of said Quarter Section and running thence North 1°34'53" East 324.12 feet to the South Line of West Haven Farm Subdivision – Phase 2, West Haven City, Weber County, Utah; thence South 89°19'04" East 885.76 feet along said south line to the Northerly line of the Hooper Canal; thence three (3) courses along said Northerly line as follows: South 55°38'34" West 73.02 feet, Southwesterly along the arc of a 818.40 foot radius curve to the left a distance of 354.36 feet (Long Chord Bears South 43°14'25" West 351.60 feet), and South 30°50'10" West 383.87 feet; thence North 74°24'28" West 154.60 feet; thence North 1°35'01" East 265.00 feet; thence North 88°24'59" West 255.24 feet to the point of beginning.

Contains 6.878 Acres

WEST HAVEN CITY SURVEYOR

I hereby certify that I have investigated the lines of survey of the foregoing plat and the legal description of the land embraced therein, and find them to be correct and to agree with the lines and monuments on record in this office.

Signed this 14TH day of JUNE, 1999

Signature

WEST HAVEN CITY ENGINEER

I hereby certify that the required public improvement standards and drawings for this subdivision conform with County standards and the amount of the financial guarantee is sufficient for the installation of these improvements.

Signed this 14TH day of JUNE, 1999

Signature

WEST HAVEN CITY ATTORNEY

I have examined the financial guarantee and other documents associated with this subdivision plat and in my opinion they conform with the West Haven, Utah Ordinances applicable thereto and now in force and affect.

Signed this 16 day of JUN, 1999.

Signature

WEST HAVEN CITY COUNCIL ACCEPTANCE

This is to certify that this subdivision plat, the dedication of streets and other public ways and financial guarantee of public improvements thereon are hereby accepted by the City Council of West Haven, Utah this ____ day of ____ 1999.

Attest: ____
Title: Recorder

Mayor, West Haven, Utah

WEST HAVEN CITY PLANNING COMMISSION APPROVAL

This is to certify that this subdivision plat was duly approved by the West Haven, Utah Planning Commission on the 13 day of JUNE, 1999.

Vice Chair, West Haven Utah Planning Commission

WEBER COUNTY RECORDER

ENTRY NO. 1646411 FEE PAID $35.00 FILED FOR RECORD AND RECORDED 29-JUN-1999 AT 11:42 AM IN BOOK 1/9 OF OFFICIAL RECORDS, PAGE 11, RECORDED FOR: SEAN C. HART

DOUG CROFTS
WEBER COUNTY RECORDER
BY Jenna Taylor
DEPUTY

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