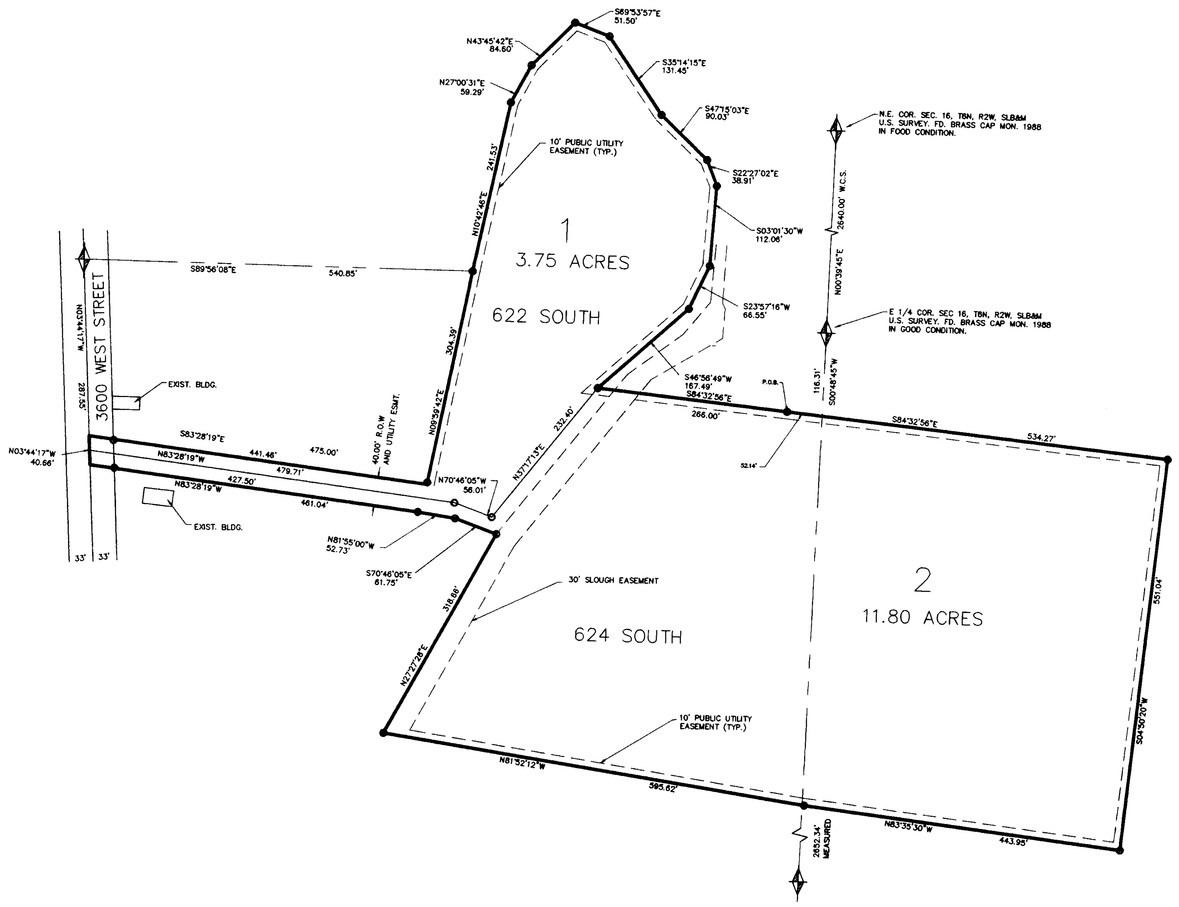
002517

LOT LINE ADJUSTMENT FOR POWELL SUBDIVISION

A PART OF THE WEST 1/2 SEC. 15 AND THE EAST 1/2 SEC. 16
T6N, R2W, SLB and M, U.S. SURVEY
WEBER COUNTY, UTAH
SEPT. 1998



SCALE 1"= 100'
O = FND. REBAR & CAP

SURVEYORS CERTIFICATE

I, DALLAS K. BUTTARS, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH DO HEREBY CERTIFY THAT THIS PLAT OF _____ IN WEBER COUNTY, UTAH, HAS BEEN CORRECTLY DRAWN TO 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 RECORDERS OFFICE, WEBER COUNTY SURVEYORS OFFICE AND OF A SURVEY MADE ON THE GROUND. AND I FURTHER CERTIFY THAT ALL LOTS MEET CURRENT LOT WIDTH AND AREA REQUIREMENTS OF WEBER COUNTY ZONING.

SIGNED THIS 18 TH. DAY OF Sept. 1998

R.L.S. # 167594 _____ SIGNATURE

REGISTERED LAND SURVEYOR — DALLAS K. BUTTARS — 167594 — STATE OF UTAH

OWNERS DEDICATION

WE, THE UNDERSIGNED OWNERS 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 _____ AND DO HEREBY DEDICATE, GRANT AND CONVEY TO WEBER COUNTY, 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, STORM WATER DETENTION PONDS AND DRAINAGE EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES, STORM DRAINAGE FACILITIES OR FOR THE PERPETUAL PRESERVATION OF WATER CHANNELS IN THEIR NATURAL STATE WHICH EVER IS APPLICABLE AS MAY BE AUTHORIZED BY WEBER COUNTY, UTAH, WITH NO BUILDINGS OR STRUCTURES BEING ERECTED WITHIN SUCH EASEMENTS.

SIGNED THIS 13 DAY OF October 1998

Warren S. Powell — Jean D. Giles

ACKNOWLEDGEMENT

STATE OF UTAH
COUNTY OF WEBER } ss

ON THIS 13 DAY OF October 1998 PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THE SIGNERS OF THE ABOVE OWNERS DEDICATION Four IN NUMBER, WHO DULY ACKNOWLEDGED TO ME THAT THEY SIGNED IT FREELY AND VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED.

May 10, 2002 commission expires — notary public

BOUNDARY DESCRIPTION

A PART OF THE EAST HALF OF SECTION 16, AND THE WEST HALF OF SECTION 15, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY.
BEGINNING AT A POINT 116.31 FEET SOUTH 0°48'58" WEST ALONG THE SECTION LINE AND 52.14 FEET NORTH 84°32'56" WEST FROM THE EAST QUARTER CORNER OF SAID SECTION; THENCE SOUTH 84°32'56" EAST 534.27 FEET; THENCE SOUTH 4°50'20" WEST 551.04 FEET; THENCE NORTH 83°35'30" WEST 443.95 FEET; THENCE NORTH 81°32'12" WEST 595.62 FEET; THENCE NORTH 27°27'28" EAST 318.66 FEET; THENCE NORTH 70°46'05" WEST 61.75 FEET; THENCE NORTH 81°55' WEST 52.73 FEET; THENCE NORTH 83°28'19" WEST 461.04 FEET; THENCE NORTH 3°44'17" WEST 40.66 FEET; THENCE SOUTH 83°28'19" EAST 475.00 FEET; THENCE NORTH 9°59'42" EAST 304.39 FEET; THENCE NORTH 10°42'46" EAST 241.53 FEET; THENCE NORTH 27°00'31" EAST 59.29 FEET; THENCE NORTH 43°45'42" EAST 84.60 FEET; THENCE SOUTH 69°53'57" EAST 51.50 FEET; THENCE SOUTH 35°14'15" EAST 131.45 FEET; THENCE SOUTH 47°15'03" EAST 90.03 FEET; THENCE SOUTH 22°27'02" EAST 38.91 FEET; THENCE SOUTH 3°01'30" WEST 112.06 FEET; THENCE SOUTH 23°57'16" WEST 66.55 FEET; THENCE SOUTH 46°56'49" WEST 167.49 FEET; THENCE SOUTH 84°32'56" EAST 266.00 FEET TO THE POINT OF BEGINNING.

CONTAINS 15.55 ACRES.

WEBER-MORGAN HEALTH DEPARTMENT

I HEREBY CERTIFY THAT THE SOILS, PERCOLATION RATES, AND SITE CONDITION FOR THIS SUBDIVISION HAVE BEEN INVESTIGATED BY THIS OFFICE AND ARE APPROVED FOR ON-SITE WASTEWATER DISPOSAL SYSTEMS.

SIGNED THIS_____ DAY OF 19_____

_____
DIRECTOR, WEBER-MORGAN HEALTH DEPARTMENT.

PASSED, ADOPTED, AND ORDERED PUBLISHED THIS_____ DAY OF _____ 19_____ BY THE BOARD OF COUNTY COMMISSIONERS OF WEBER COUNTY, UTAH.
COMMISSIONER ANDERSON VOTING_____
COMMISSIONER BURTON VOTING_____
COMMISSIONER RITCHIE VOTING_____

_____
JOE H. RITCHIE, CHAIR

RECEIVED
[illegible] 2000

WEBER COUNTY 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 _____ DAY OF _____19

_____
signature

WEBER COUNTY ATTORNEY

I HAVE EXAMINED THE FINANCIAL GUARANTEE AND OTHER DOCUMENTS ASSOCIATED WITH THIS SUBDIVISION PLAT AND IN MY OPINION THEY CONFORM WITH THE COUNTY ORDINANCE APPLICABLE THERETO AND NOW IN FORCE AND AFFECT.

SIGNED THIS _____ DAY OF _____19

_____
signature

WEBER COUNTY PLANNING COMMISSION APPROVAL

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE WEBER COUNTY PLANNING COMMISSION ON THE _____DAY OF _____19

_____
signature

WEBER COUNTY SURVEYOR

I HEREBY CERTIFY THAT I HAVE INVESTIGATED THE LINES OF THE SURVEY OF THE FOREGOING PLAT AND 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 _____ DAY OF _____19

_____
signature

WEBER COUNTY COMMISSION ACCEPTANCE

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT, THE DEDICATION OF STREETS AND OTHER PUBLIC WAYS AND FINANCIAL GUARANTEE OF PUBLIC IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION. THEREON ARE HEREBY APPROVED AND ACCEPTED BY THE COMMISSIONERS OF WEBER COUNTY, UTAH THIS_____ DAY OF _____, 19____.

ATTEST:_____
TITLE: CHAIRMAN, WEBER COUTY COMMISSION

LANDMARK SURVEYING
A COMPLETE SURVEYING SERVICE
2485 GRANT AVENUE SUITE 318-B OGDEN, UTAH. 84401
PHONE 627-4014

CLIENT: WARREN POWELL
LOCATION: W 1/2 SEC. 15 AND THE E 1/2 SEC. 16 T6N, R2W, S.L.B. & M.
SURVEYED:

WEBER COUNTY RECORDER
ENTRY #_____ FEE_____
FILED FOR RECORD & RECORDED
THIS _____DAY OF _____19
AT_____IN BOOK _____OF_____
PAGE_____
_____
WEBER COUNTY RECORDER
BY _____
DEPUTY

2015

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