

VICINITY MAP
LEGEND

- = EXISTING BUILDING
- = EXISTING CONCRETE
- = EXISTING PAVEMENT
- = EXISTING FENCE LINE
- = GAS LINE
- = UNDERGROUND ELECTRIC
- = U.S. WEST LINE
- = SANITARY SEWER LINE
- = WATER LINE
- = SANITARY SEWER MANHOLE
- = STORM DRAIN MANHOLE
- = STORM DRAIN
- = POWER POLE
- = TELEPHONE BOX
- = WATER VALVE
- = FIRE HYDRANT
- = TRANSFORMER
- = LIGHT

RECEIVED
FEB 16 2001
Webster County

UTILITIES

NOTE:
EXISTING PRIVATE AND PUBLIC UTILITIES SHOWN HEREON REFLECT AVAILABLE RECORD DATA. THIS SURVEY IS NOT RESPONSIBLE FOR THE LOCATION AND BLUE STAKES AT ONLY AND SHOULD BE VERIFIED BY DESIGNERS AND CONTRACTORS.

SEWER, WATER, AND STORM DRAIN:

SOUTH OGDEN CITY PUBLIC WORKS
5590 S. 600 EAST
OGDEN, UT 84401
(801) 479-7130

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SHEET
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SHEETS

MCCLOSKEY PROPERTY
PART OF THE NORTHEAST QUARTER OF SECTION 8, T.20N. R.11W., S.L.B.M., U.S. SURVEY
OGDEN CITY, UTAH, 84403

RECORD OF SURVEY

REEVE & ASSOCIATES, INC.
Surveying & Land Planning & Landscape Architecture
3670 QUINCY AVE. STE. #1
OGDEN, UTAH 84403
(801) 479-3000 FAX: (801) 479-2566 (433) 755-3000 FAX: (433) 755-2566

PROJECT NO. 2002-01
DATE: 11-16-00
SCALE: 1"=50'

DESIGNED BY: [Signature]
CHECKED BY: [Signature]

REVISIONS

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

002653

SURVEYOR'S CERTIFICATE
TO HERRICK KUNZ, DARE ASSOCIATES AND CHICAGO TITLE INSURANCE COMPANY:
THIS IS TO CERTIFY THAT THIS MAP OR PLAN AND THE SURVEY ON WHICH IT IS BASED WERE MADE (1) IN ACCORDANCE WITH THE MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS, ADMITTED TO PRACTICE IN THE STATE OF UTAH, AND (2) IN ACCORDANCE WITH THE ACCURACY STANDARDS (AS ADOPTED BY ALTA AND ACSM AND IN EFFECT ON THE DATE OF THIS CERTIFICATION) OF AN ALTA SURVEY. SIGNED THIS 12TH DAY OF FEBRUARY 2001 BY:
[Signature]
STATE OF UTAH
SURVEYOR

199437
UTAH LICENSE NUMBER

LEGAL DESCRIPTION

PART OF THE NORTHEAST QUARTER OF SECTION 8, T.20N., R.11W., S.L.B.M., U.S. SURVEY, DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF 40th STREET, SAID BEGINNING POINT BEING THE INTERSECTION OF SAID 40th STREET AND SAID 39th STREET, 182.89 FEET AND 500.89'00" W 233.15' FEET FROM THE CORNER OF SAID 39th STREET AND ADAMS AVENUE, SAID POINT BEING PREVIOUSLY DESCRIBED AS 89°45'17" W 233.15' FEET AND 500°58' W 41.31' FEET FROM THE NORTHEAST CORNER OF SAID 39th STREET AND ADAMS AVENUE, THENCE S89°45'17" W 150.00' FEET TO THE WEST RIGHT-OF-WAY LINE OF SAID 39th STREET, THENCE S00°58'00" W 150.00' FEET TO THE WEST LINE 148.22' FEET TO A FENCE, THENCE ALONG SAID FENCE N02°29'12" W 269.51' FEET AND N42°46'16" W 99.88' FEET, THENCE N42°46'00" E 116.50' FEET TO THE INTERSECTION OF SAID FENCE AND SAID 39th STREET, THENCE S89°45'17" W 116.50' FEET TO THE POINT OF BEGINNING.
CONTAINS: 1.07 ACRES

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PLAN IS THE CENTERLINE OF 39th STREET AS DETERMINED FROM THE RECORD SURVEY OF SAID STREET AND ADAMS AVENUE AND AT 39th STREET AND OGDEN AVENUE, SHOWN HEREON AS: N89°02'00" W

TITLE ITEMS

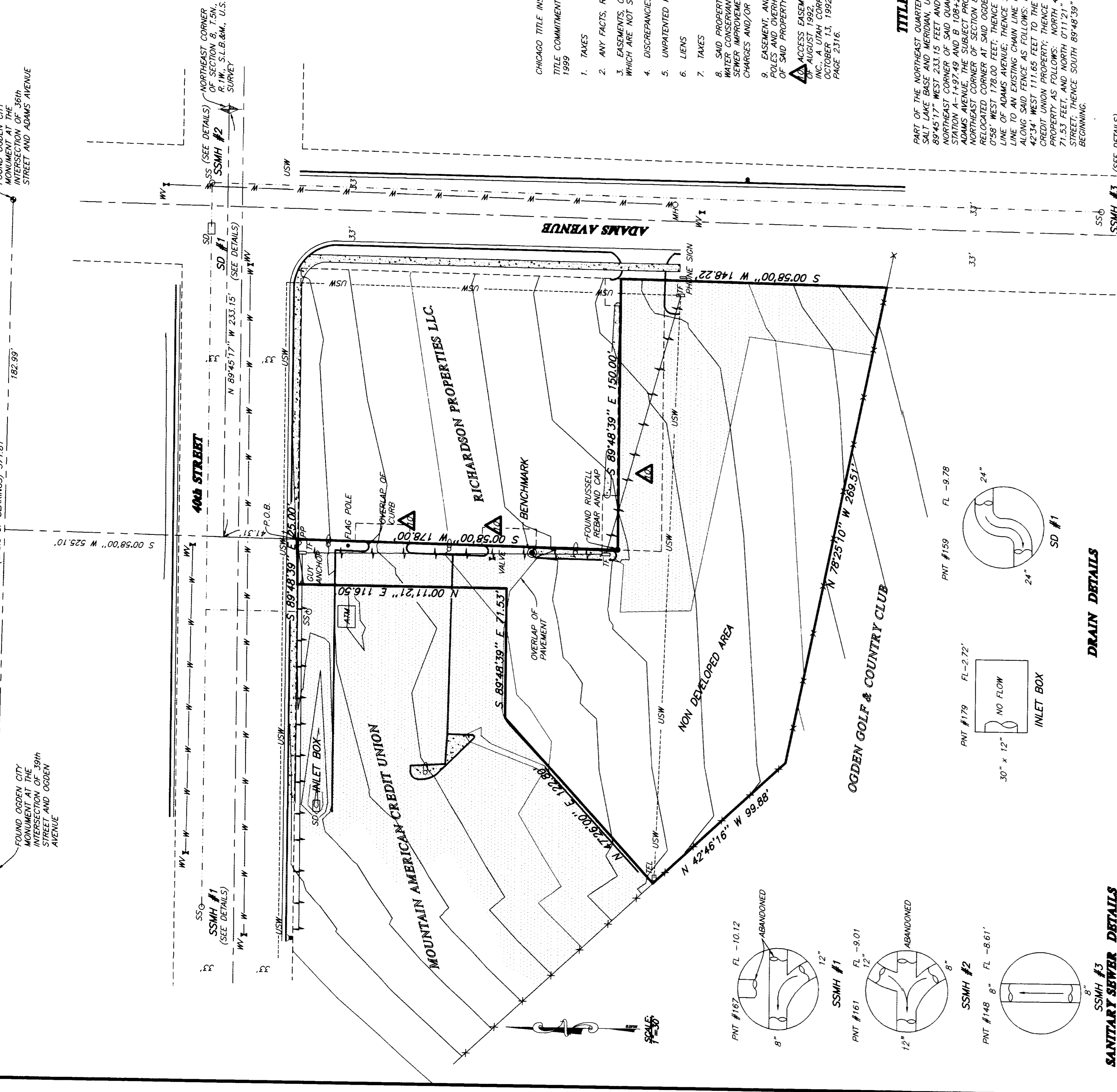
- CHICAGO TITLE INSURANCE COMPANY
TITLE COMMITMENT NO. C-8912-48668, DATED: OCTOBER 8, 1999
- TAXES
 - ANY FACTS, RIGHTS, INTERESTS, OR CLAIMS
 - EASEMENTS, CLAIMS OF EASEMENTS OR ENCUMBRANCES WHICH ARE NOT SHOWN BY THE PUBLIC RECORDS
 - DISCREPANCIES, CONFLICTS IN BOUNDARY LINES
 - UNPATENTED MINING CLAIMS
 - LIENS
 - TAKES
 - SAID PROPERTY IS SITUATED WITHIN THE WEBER BASIN WATER IMPROVEMENT DISTRICT AND IS SUBJECT TO ANY CHARGES AND/OR ASSESSMENTS OF SAID DISTRICTS
 - EASEMENT, AND RIGHT OF WAY THEREFOR, FOR UTILITY POLES AND OVERHEAD WIRES ACROSS THE NORTHERLY LINE OF SAID PROPERTY AS DISCLOSED INSPECTION

BENCHMARK

CHISELED SQUARE AT FACE OF CURB POINT ON CURVE AT NORTH END OF THE GAS STATION THE WEST LINE OF THE GAS STATION
ELEV = 4470.93

FLOOD ZONE DESIGNATION

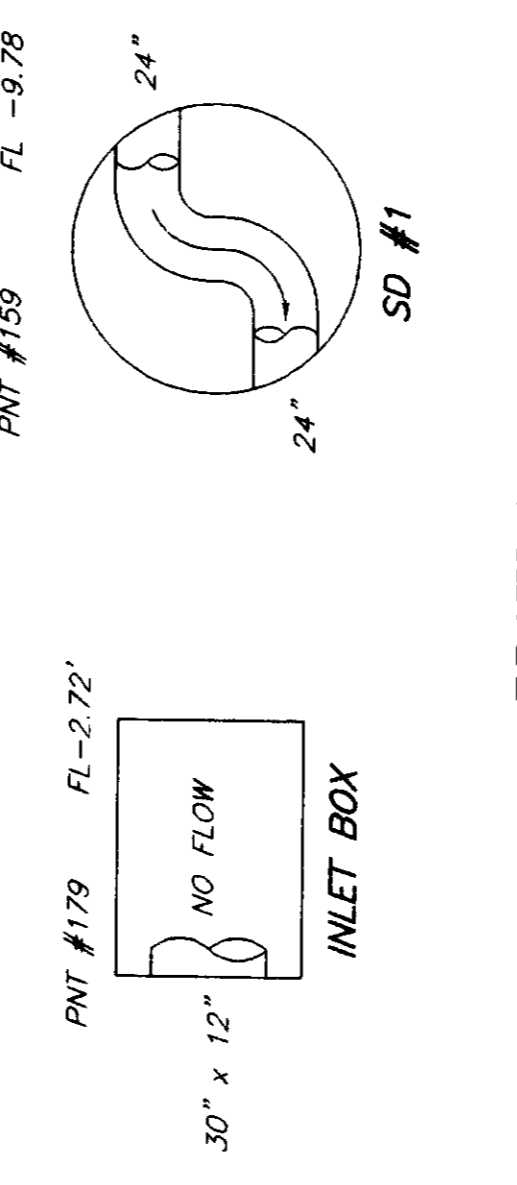
ZONE C (NO. 489191989) B
EFFECTIVE DATE: 3-01-1982



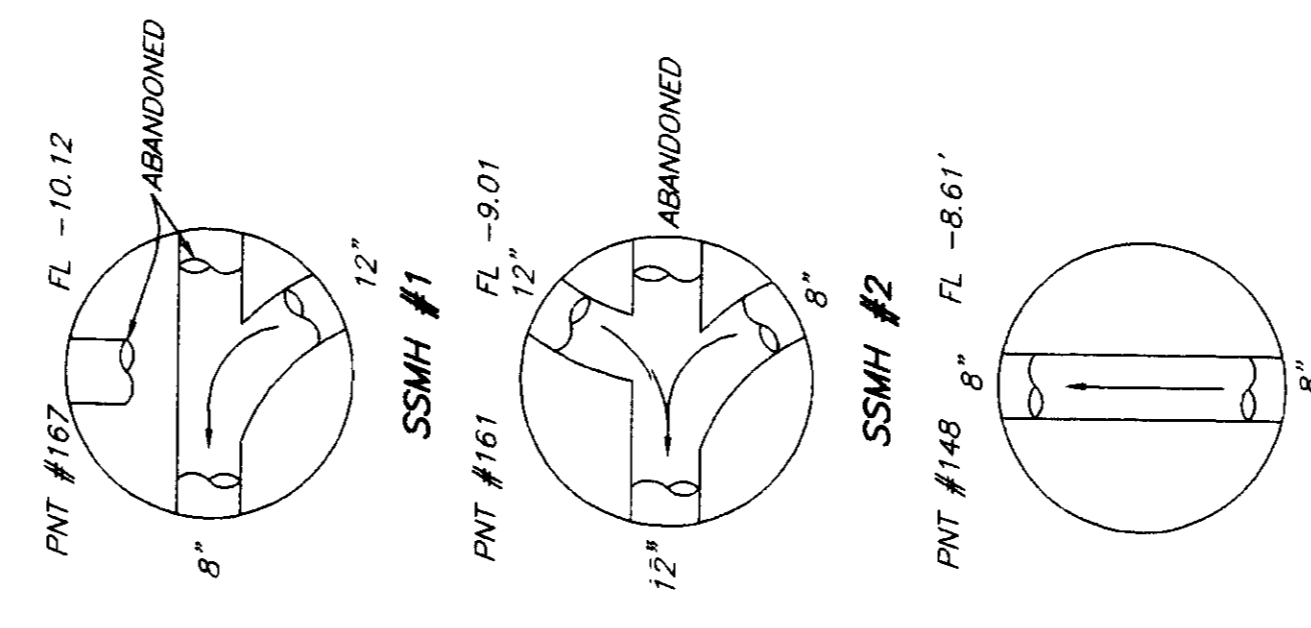
TITLE DESCRIPTION

PART OF THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, BEGINNING AT A POINT NORTH 89°02'00" W 150.00' FEET FROM THE CORNER OF SAID 39th STREET AND ADAMS AVENUE, THENCE S89°45'17" W 150.00' FEET TO THE WEST RIGHT-OF-WAY LINE OF SAID 39th STREET, THENCE S00°58'00" W 150.00' FEET TO THE WEST LINE 148.22' FEET TO A FENCE, THENCE ALONG SAID FENCE N02°29'12" W 269.51' FEET AND N42°46'16" W 99.88' FEET, THENCE N42°46'00" E 116.50' FEET TO THE INTERSECTION OF SAID FENCE AND SAID 39th STREET, THENCE S89°45'17" W 116.50' FEET TO THE POINT OF BEGINNING.

DRAIN DETAILS



SANITARY SEWER DETAILS



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