54-54

002776

MAJESTIC VIEW SUBDIVISION PHASE-2

PART OF THE NORTHEAST QUARTER OF SECTION 31, AND THE NORTHWEST QUARTER OF SECTION 32, T.7N., R.1W., S.L.B.&M., U.S. SURVEY
HARRISVILLE CITY, WEBER COUNTY, UTAH
APRIL, 2001

002776

Basis of Bearings

THE BASIS OF BEARINGS FOR THIS PLAT IS THE UTAH COORDINATE SYSTEM (1927) NORTH ZONE, AS DETERMINED LOCALLY BY THE LINE BETWEEN THE THE EAST QUARTER CORNER AND CENTER OF SECTION OF SECTION 31, T.7N., R.1W., S.L.B.&M., U.S SURVEY, SHOWN HEREON AS: S89°52'42"W

Narrative

THE PURPOSE OF THIS SURVEY IS TO DIVIDE THE RAY WARD PROPERTY INTO LOTS AND STREETS. THE EAST LINE WAS FIXED BY DEED. THE SOUTH LINE WAS FIXED BY THE NORTH BOUNDARY OF MAJESTIC VIEW SUBDIVISION PHASE 1. ALL OTHER LINES WERE FIXED BY CLIENT REQUEST. ALL BOUNDARY CORNERS AND REAR LOT CORNERS ARE TO BE MARKED WITH A 5/8" REBAR AND CAP STAMPED "REEVE & ASSOCIATES". ALL FRONT LOT CORNERS ARE TO BE MARKED WITH A NAIL SET IN THE TOP OF CURB ON THE EXTENSION OF THE LOT SIDELINES.

Boundary Description

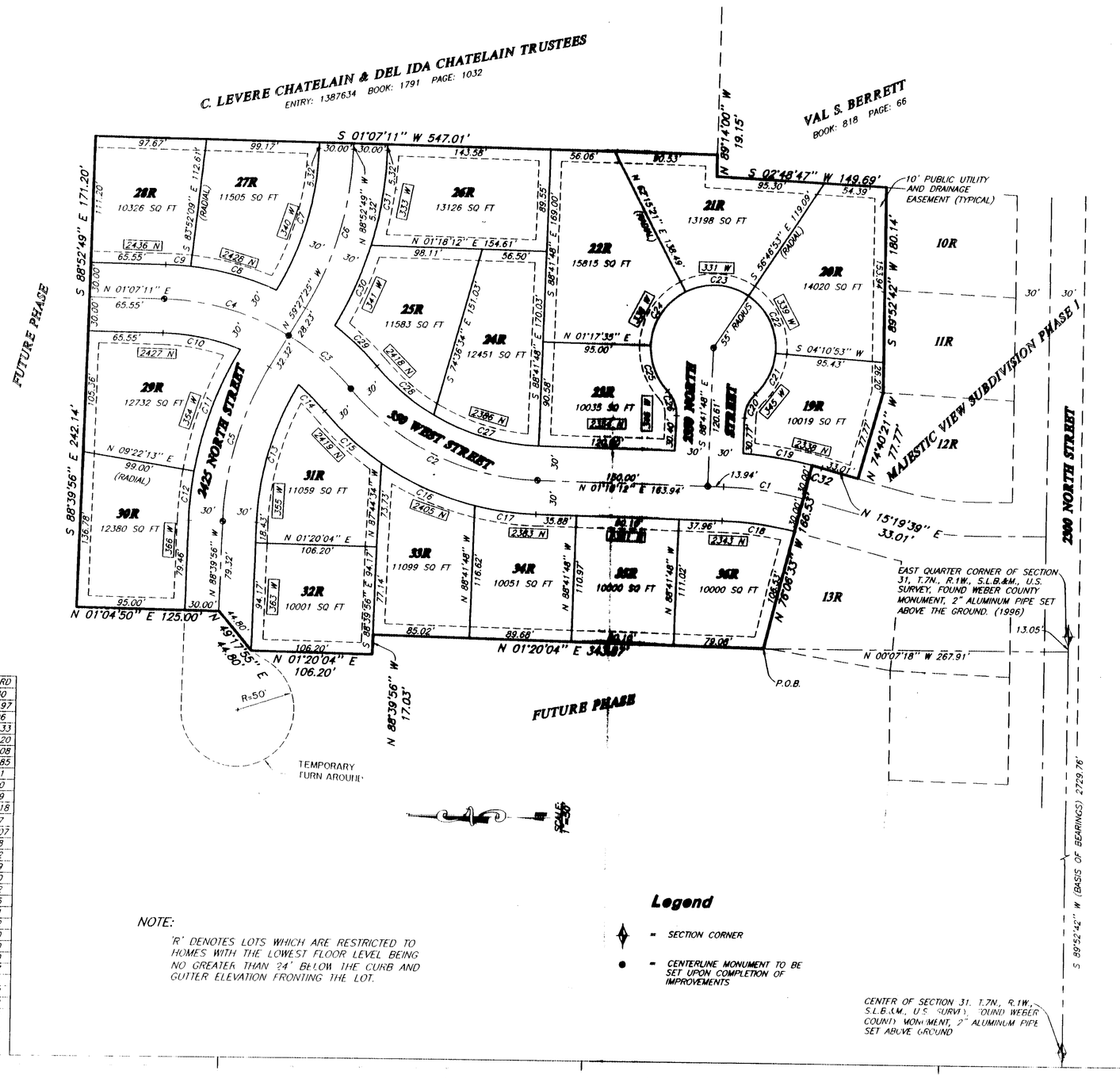
PART OF THE NORTHEAST QUARTER OF SECTION 31, AND THE NORTHWEST QUARTER OF SECTION 32, T.7N., R.1W., S.L.B.&M., U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 13R, MAJESTIC VIEW SUBIDIVISION PHASE 1, SAID POINT BEING S89°52'42"W ALONG THE SECTION LINE 13.05 FEET AND N00°07'18"W 267.91 FEET FROM THE EAST QUARTER CORNER OF SAID SECTION 31; THENCE N01°20'04"E 343.87 FEET; THENCE N88°39'56"W 17.03 FEET; THENCE N01°20'04"E 106.20 FEET; THENCE N49°17'55"E 44.80 FEET; THENCE N01°04'50"E 125.00 FEET; THENCE S88°39'56"E 242.14 FEET; THENCE S88°52'49"E 171.20 FEET; THENCE S01°07'11"W 547.01 FEET; THENCE N89°14'00"W 19.15 FEET; THENCE S02°48'47"W 149.69 FEET TO THE NORTH BOUNDARY OF SAID MAJESTIC VIEW SUBDIVISION PHASE 1; THENCE ALONG SAID BOUNDARY THE FOLLOWING FIVE (5) COURSES: (1) S89°52'42"W 180.14 FEET, (2) N74°40'21"W 77.77 FEET, (3) N15°19'39"E 33.01 FEET TO A 355.21 FOOT RADIUS CURVE, THE CENTER OF WHICH BEARS N74°40'21"W, (4) ALONG SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 01°26'12" A DISTANCE OF 8.91 FEET AND, (5) N76°06'33"W 166.53 FEET TO THE POINT OF BEGINNING.

CONTAINS: 6.54 ACRES

Curve Table

NUMBER	DELTA	CHORD	TANGENT	RADIUS	LENGTH	CHORD
C1	12°35'15"	N 07°35'50" E	35.87	325.21	71.45	71.30
C2	4°38'13"	N 25°07'18" E	100.00	226.53	188.34	182.97
C3	18°23'50"	N 39°44'30" E	36.45	225.09	72.27	71.96
C4	29°25'24"	N 15°49'53" E	59.10	225.09	115.59	114.33
C5	29°12'31"	N 74°03'41" W	72.44	278.02	141.73	140.20
C6	29°25'24"	S 74°10'07" E	75.00	285.65	146.69	145.08
C7	29°25'24"	N 74°10'07" W	67.12	255.65	131.28	129.85
C8	17°38'30"	N 11°52'16" E	39.67	255.09	78.56	78.31
C9	05°00'40"	N 03°37'31" E	11.11	255.09	22.3	22.30
C10	21°34'38"	S 11°24'31" W	35.41	195.09	70.07	69.69
C11	21°10'22"	N 10°02'36" W	57.57	305.02	113.63	113.18
C12	08°02'06"	N 01°36'51" W	21.64	303.02	43.20	43.17
C13	29°12'31"	S 74°03'41" E	64.61	248.09	126.46	125.07
C14	09°33'05"	S 14°09'52" W	16.30	195.09	32.52	32.48
C15	15°12'49"	S 11°20'01" W	34.20	256.53	68.12	67.92
C16	20°19'04"	S 21°34'04" W	45.97	256.53	90.97	90.49
C17	12°06'20"	S 07°21'22" W	27.20	256.53	54.20	54.10
C18	12°35'15"	S 01°35'49" W	32.56	295.21	64.85	64.72
C19	11°23'56"	N 09°36'40" E	35.56	355.21	70.68	70.76
C20	45°03'57"	S 66°08'50" E	12.46	30.00	23.61	23.01
C21	42°11'16"	S 64°42'29" E	21.23	55.00	40.53	39.62
C22	60°57'46"	N 63°42'00" E	32.37	55.00	58.52	55.80
C23	60°57'46"	N 02°44'14" E	32.37	55.00	58.52	55.80
C24	60°57'46"	N 58°13'32" W	32.37	55.00	58.52	55.80
C25	45°05'20"	S 68°44'55" W	22.83	55.00	43.28	42.17
C26	45°03'57"	S 68°45'14" W	12.46	30.00	23.61	23.01
C27	26°19'43"	N 15°28'04" E	49.60	196.5	17.17	96.18
C28	19°18'30"	N 36°17'10" E	33.43	196.5	66.23	65.92
C29	11°36'36"	N 11°03'07" E	26.01	255.0	51.6	51.75
C30	14°02'21"	S 66°28'35" E	38.87	315.0	77.34	77.15
C31	15°23'03"	S 81°11'17" E	42.63	315.0	14.76	84.50
C32	01°26'12"	N 14°36'33" E	4.45	355.2	8.91	8.91



Legend

- ⧫ = SECTION CORNER
- ● = CENTERLINE MONUMENT TO BE SET UPON COMPLETION OF IMPROVEMENTS

NOTE:

'R' DENOTES LOTS WHICH ARE RESTRICTED TO HOMES WITH THE LOWEST FLOOR LEVEL BEING NO GREATER THAN 24" BELOW THE CURB AND GUTTER ELEVATION FRONTING THE LOT.

SURVEYOR'S CERTIFICATE

I, RANDALL J. WILLIFORD, A REGISTERED PROFESSIONAL SURVEYOR IN THE STATE OF UTAH, DO HEREBY CERTIFY THAT THIS PLAT OF MAJESTIC VIEW SUBDIVISION PHASE-2 IN HARRISVILLE CITY, WEBER COUNTY UTAH, HAS BEEN DRAWN CORRECTLY TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE HEREIN DESCRIBED LANDS INCLUDED IN SAID SUBDIVISION, BASED UPON DATA COMPILED FROM RECORDS IN THE WEBER COUNTY RECORDER'S OFFICE AND FROM A SURVEY MADE BY ME ON THE GROUND, I FURTHER CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES OF HARRISVILLE CITY, WEBER COUNTY CONCERNING SURVEY REQUIREMENTS REGARDING LOT MEASUREMENTS HAVE BEEN COMPLIED WITH, AND THE LOTS MEET THE SITE DEVELOPMENT STANDARDS FOR THE ZONE IN WHICH THEY ARE LOCATED.

SIGNED THIS 17TH DAY OF August, 2001

158437
UTAH LICENSE NUMBER

SIGNATURE

OWNER'S DEDICATION AND CERTIFICATION

WE, THE UNDERSIGNED, OWNERS OF THE HEREON-DESCRIBED TRACT OF LAND, HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS, AS SHOWN ON THIS PLAT, AND NAME SAID TRACT MAJESTIC VIEW SUBDIVISION PHASE-2, AND HEREBY DEDICATE, GRANT AND CONVEY TO HARRISVILLE CITY, 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 DEDICATE TO HARRISVILLE CITY, THOSE CERTAIN STRIPS AS EASEMENTS FOR PUBLIC UTILITIES AND DRAINAGE PURPOSES, AS SHOWN HEREON, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE, AND OPERATION OF PUBLIC UTILITY SERVICE LINES AND DRAINAGE, AS MAY BE AUTHORIZED BY HARRISVILLE CITY, WITH NO BUILDINGS OR STRUCTURES BEING ERECTED WITHIN SUCH EASEMENTS.

SIGNED THIS 17 DAY OF August, 2001.

Robert Ray Ward Pres. Robert Ray Ward

Ignacio C. Barker
Grace C. Barker

ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF Weber } ss.

ON THE 17 DAY OF August, 2001, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, Robert Ray Ward (AND) Ignacio C. Barker SIGNER(S) OF THE ABOVE OWNER'S DEDICATION AND CERTIFICATION, WHO, BEING BY ME DULY SWORN, DID ACKNOWLEDGE TO ME THEY SIGNED IT FREELY, VOLUNTARILY, AND FOR THE PURPOSES THEREIN MENTIONED.

7-6-04 Brenda K. Duckwitz
COMMISSION EXPIRES NOTARY PUBLIC

Notary Public
BRENDA K. DUCKWITZ
363 West Independence Blvd
Mapleton, UT 84664
My Commission Expires
July 06, 2004
State of Utah

ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF _____ } ss.

ON THE ___ DAY OF ___, 20__, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, _____ AND _____ BEING BY ME DULY SWORN, ACKNOWLEDGED TO ME THEY ARE _____ AND _____ OF SAID CORPORATION AND THAT THEY EXECUTED THE ABOVE OWNER'S DEDICATION AND FREELY, VOLUNTARILY, AND FOR THE USES AND PURPOSES THEREIN MENTIONED, OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED.

COMMISSION EXPIRES NOTARY PUBLIC

RECEIVED
OCT 25 2001
Weber County Surveyor

002776

JOB NO. 3144.03 DRAWN BY C.N. JRE
DATE APRIL 5, 2001 CHARTER H. Gunn
SCALE 1"=50' CHECKED

WEBER COUNTY RECORDER
ENTRY NO. 1387634 FEE PAID
FILED FOR RECORD AND RECORDED
OCT. 25 2001 AT 4:17 PM