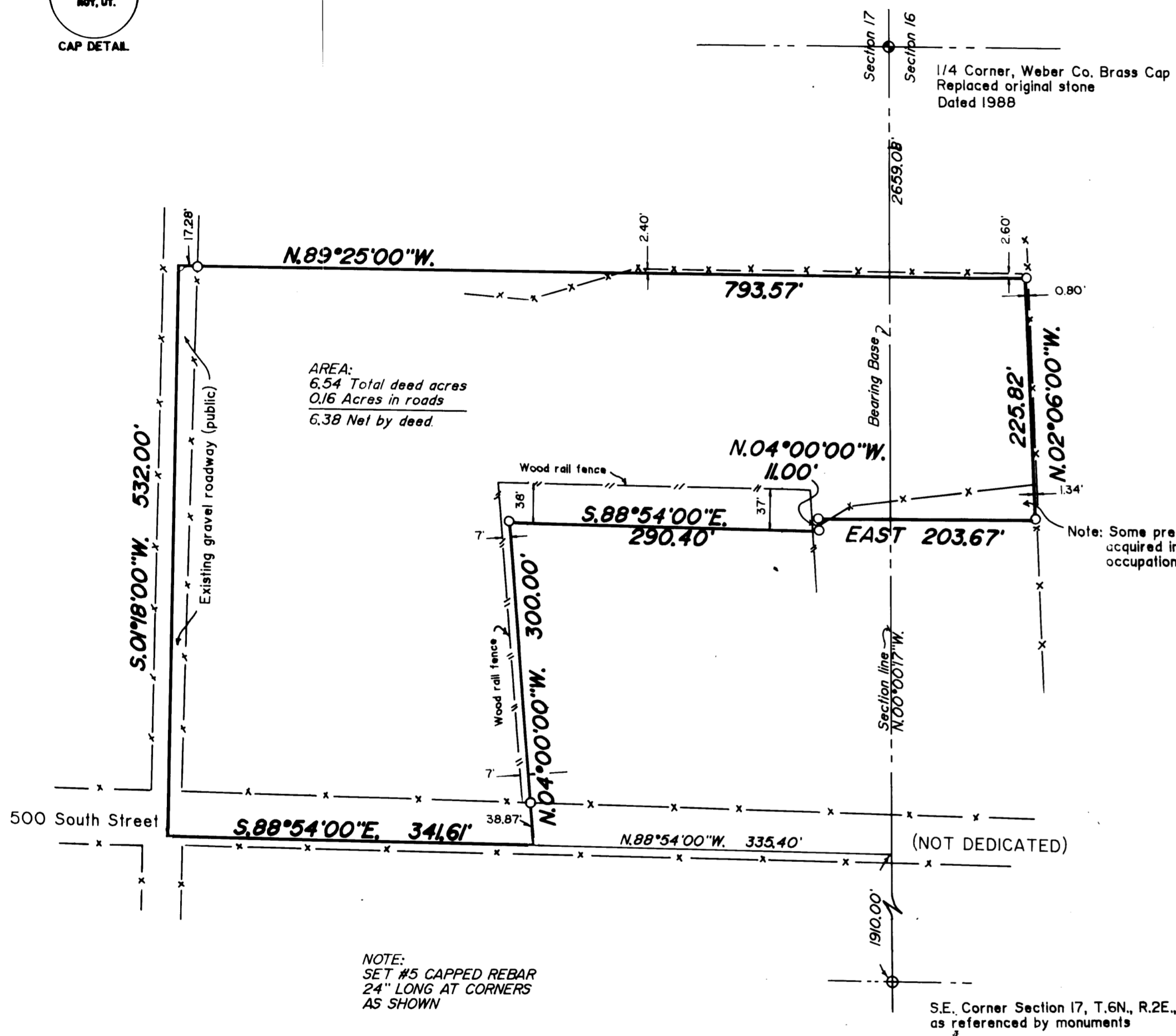


Scale: 1" = 100'

MT. WEST BURY
ROY, UT.
CAP DETAIL



AREA:
6.54 Total deed acres
0.16 Acres in roads
6.38 Net by deed

Note: Some prescriptive rights may have been acquired in this area due to prolonged occupation.

NOTE:
SET #5 CAPPED REBAR
24" LONG AT CORNERS
AS SHOWN

S.E. Corner Section 17, T.6N., R.2E., S.L.B.8 M.
as referenced by monuments

PROPERTY DESCRIPTION
BEING A PART OF LOT 27, IN SECTION 16, AND A PART OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN AND DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT WHICH IS NORTH, 1910.00 FEET, AND N.88°54'00"W., 335.40 FEET FROM THE SOUTHEAST CORNER OF SAID SECTION 17, AND RUNNING:
THENCE N.04°00'00"W., 300.00 FEET;
THENCE S.88°54'00"E., 290.40 FEET;
THENCE N.04°00'00"W., 11.00 FEET TO A POINT WHICH IS 275.00 FEET NORTH OF THE NORTH LINE OF 500 SOUTH STREET;
THENCE EAST, 203.67 FEET TO THE EAST LINE OF SAID LOT 27;
THENCE N.02°06'00"W., 225.82 FEET;
THENCE N.89°25'00"W., 793.57 FEET TO A POINT WHICH IS N.89°25'00"W., 660.00 FEET, AND S.01°18'00"W., 211.00 FEET FROM THE NORTHEAST CORNER OF THE SAID SOUTHEAST QUARTER;
THENCE S.01°18'00"W., 532.00 FEET;
THENCE S.88°54'00"E., 341.61 FEET TO THE POINT OF BEGINNING AND CONTAINING 6.54 ACRES, OF WHICH 0.16 ACRES LIES WITHIN THE DIMITS OF PUBLIC ROADS.

I, MARTIN B. MOORE JR., UTAH REGISTERED LAND SURVEYOR 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, OR UNDER MY SUPERVISION, AT THE REQUEST OF FROERER REAL ESTATE INC., AND ON BEHALF OF MOUNTAIN WEST PROFESSIONAL LAND SURVEYORS P.C., AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Martin B. Moore Jr.
MARTIN B. MOORE JR.

RECEIVED

JAN 10 1990

Weber County Surveyor

NARRATIVE OF SURVEY
THE PURPOSE OF THIS SURVEY WAS TO RE-DEFINE THE DESCRIPTION, AND RELATE SAME TO THE GROUND. THE PROPERTY DESCRIPTION IS TIED TO THE SOUTHEAST CORNER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 2 EAST, AND OLD REFERENCE MONUMENTATION WAS FOUND, THAT HARMONIZES WITH RECORDS AND OCCUPATIONS. THE EAST QUARTER CORNER OF SAID SECTION WAS FOUND TO BE A WEBER COUNTY BRASS CAP MONUMENT THAT REPLACED AN ORIGINAL STONE. THE BEARING ON THE WEST SIDE OF THE PROPERTY WAS SHOWN AS S.01°18'E., AND WAS ROTATED TO READ S.01°18'W., IN ORDER TO CONFORM TO THE ADJACENT PROPERTY AS WELL AS OCCUPATION.



RECORD OF PROPERTY SURVEY
for
FROERER REALTY
Part of Lot 27 B
Section 17, T.6N., R.2E., S.L.B.8 M.
Date Dec. 18, 1989 No. 89-1065 Drwn. DMM Ckd. MBM
MOUNTAIN WEST PROFESSIONAL
LAND SURVEYORS, P.C.
Roy, Utah