

AMENDED LOT 2 OF STODDARD SUBDIVISION

PART OF THE SOUTH 1/2 OF SECTION 23, T.5N., R.1W., S.L.B. & M., U.S. SURVEY
WEBER COUNTY, UTAH
APRIL, 1999

SURVEYOR'S CERTIFICATE **002926**

I, RANDALL J. WILLIFORD, A REGISTERED PROFESSIONAL SURVEYOR IN THE STATE OF UTAH, DO HEREBY CERTIFY THAT THIS PLAN OF AMENDED LOT 2 OF STODDARD SUBDIVISION IN 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 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 12 DAY OF June, 1999
159437
UTAH LICENSE NUMBER SIGNATURE

OWNERS DEDICATION AND CERTIFICATION

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 PLAN AND NAME SAID TRACT AMENDED LOT 2 OF STODDARD SUBDIVISION. WE 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 LANDS DESIGNATED ON THE PLAN AS PUBLIC UTILITY, STORM WATER DETENTION PONDS, 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 DRAINAGE 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 16 DAY OF Aug, 1999
James D. Stoddard *James D. Stoddard*
James J. Stoddard *Ray D. Stoddard*

ACKNOWLEDGMENT

STATE OF UTAH } ss.
COUNTY OF Webber }

ON THE 16 DAY OF August, 1999, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, James D. Stoddard (AND James J. Stoddard), SIGNER(S) OF THE ABOVE OWNER'S DEDICATION AND CERTIFICATION, WHO, BEING BY ME DULY SWORN, DID ACKNOWLEDGE TO ME He SIGNED IT FREELY, VOLUNTARILY, AND FOR THE PURPOSES THEREIN MENTIONED.

2-210-2001 *James J. Stoddard*
COMMISSION EXPIRES NOTARY PUBLIC

ACKNOWLEDGMENT

STATE OF UTAH } ss.
COUNTY OF _____ }

ON THE _____ DAY OF _____, 19____, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, _____ AND _____ BEING BY ME DULY SWORN, ACKNOWLEDGED TO ME THEY ARE _____ OF SAID CORPORATION AND THAT THEY SIGNED THE ABOVE OWNER'S DEDICATION AND CERTIFICATION FREELY, VOLUNTARILY, AND IN BEHALF OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED.

COMMISSION EXPIRES NOTARY PUBLIC

REEVE & ASSOCIATES, INC.
Civil Engineering • Structural Engineering
Surveying • Land Planning
3670 QUINCY AVE., SUITE #1 OGDEN, UTAH 84403
(801) 621-3100 FAX (801) 621-2666

JOB # 1536-02 SURVEYOR: R. WILLIFORD
DATE: JUNE 12, 1998 DRAFTER: B. FLOYD
SCALE: 1"=40' CHECKED:
REVISION:

WEBER COUNTY RECORDER
ENTRY NO. 105-173 FEE PAID \$ 20.00
FILED FOR RECORD AND RECORDED
ON 12 JUN 99 AT 4:40
IN BOOK 66 OF THE OFFICIAL
RECORDS, PAGE 24
RECORDED FOR:
James D. Stoddard
James J. Stoddard
WEBER COUNTY RECORDER
BY: Bruce L. Lamer DEPUTY.

BOUNDARY DESCRIPTION

PART OF THE SOUTH HALF OF SECTION 23, T.5N., R.1W., S.L.B. & M., U.S. SURVEY, DESCRIBED AS FOLLOWS:
BEGINNING AT THE NORTHEAST CORNER OF LOT 1 OF STODDARD SUBDIVISION, SAID POINT BEING 544'27.38" E 187'26.11" N, AND 589'15.04" E 1728.90' FEET FROM THE WEST QUARTER CORNER OF SAID SECTION 23 (BASIS OF BEARINGS BEING S89°58'34" E ALONG THE LINE BETWEEN THE SAID CORNER AND THE CENTER OF SAID SECTION 23, THENCE S89°15'04" E 107.50' FEET TO THE EXTENSION OF THE WEST LINE OF EASTWOOD SUBDIVISION NO. 2, THENCE S00°51'36" W ALONG SAID EXTENSION 168.61' TO THE NORTHWEST CORNER OF LOT 23 OF SAID SUBDIVISION, THENCE N89°35'29" W 130.73' FEET, THENCE S17°40'17" W 134.96' FEET, THENCE S59°39'30" E 117.88' FEET TO THE EXTENSION OF THE NORTHWESTERLY LINE OF STODDARD OAKS SUBDIVISION PHASE 2, THENCE ALONG THE BOUNDARY OF SAID SUBDIVISION THE FOLLOWING FIVE (5) COURSES: (1) S44°00'00" W 244.73' FEET TO A POINT ON A 30' FOOT RADIUS CURVE, THE CENTER OF WHICH BEARS N46°00'00" W, (2) ALONG SAID CURVE TO THE RIGHT 35.45' FEET THROUGH A CENTRAL ANGLE OF 67°42'31" TO A POINT ON A 55' FOOT RADIUS CURVE, THE CENTER OF WHICH BEARS S21°42'31" W, (3) ALONG SAID CURVE TO THE LEFT 28.70' FEET THROUGH A CENTRAL ANGLE OF 29°54'11", (4) S81°48'20" W 78.84' FEET, AND (5) S78°20'32" W 101.33' FEET TO THE SOUTHEAST CORNER OF LOT 3 OF STODDARD SUBDIVISION, THENCE N03°26'21" W ALONG THE EAST LINE OF SAID LOT 436.84' FEET TO A POINT ON A 55' RADIUS CURVE THE CENTER OF WHICH BEARS N03°26'32" W, ALSO BEING THE SOUTHERLY RIGHT-OF-WAY LINE OF 2400 EAST STREET, THENCE ALONG SAID CURVE TO THE LEFT 58.48' FEET THROUGH A CENTRAL ANGLE OF 60°55'32" TO THE SOUTHWEST CORNER OF SAID LOT 1, THENCE ALONG THE BOUNDARY OF SAID LOT THE FOLLOWING TWO (2) COURSES: (1) S64°22'13" E 270.50' FEET, AND (2) N26°32'56" E 244.30' FEET TO THE POINT OF BEGINNING.

CONTAINS 3.61 ACRES.

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 NORTHWEST CORNER AND THE CENTER OF SECTION 23, T.5N., R.1W., S.L.B. & M., SHOWN HEREON AS: S89°58'34" E

NARRATIVE

THE PURPOSE OF THIS PLAT WAS TO AMEND LOT 2 OF STODDARD SUBDIVISION TO INCLUDE OTHER PROPERTY BEING GIVEN TO THE OWNER. ALL BOUNDARY CORNERS ARE TO BE SET WITH A 5/8" IRON AND CAP MARKED "REEVE & ASSOCIATES". THE EASTERLY LINES WERE FIXED BY THE WESTERLY LINES OF STODDARD OAKS PHASE 2, EASTWOOD SUBDIVISION NO. 2, AND THE MARLO DALE TULLIS PROPERTY.

BASIS OF BEARINGS

SECTION CORNER
EXISTING BUILDING

CURVE INFORMATION

Number	Delta	Radius	Length	Tangent	Chord	Ch. Length
C1	67°42'31"	30.00	35.45	20.12	S 77°51'15" W	33.42
C2	29°54'11"	53.00	28.70	14.69	N83°14'35" W	28.38
C3	60°55'32"	55.00	58.48	32.35	N56°05'42" E	55.76

WEBER COUNTY PLANNING COMMISSION APPROVAL
THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAN WAS DULY APPROVED BY THE WEBER COUNTY PLANNING COMMISSION.
SIGNED THIS 17 DAY OF Aug, 1999
Shalee L. Lamm
CHAIRMAN, WEBER COUNTY PLANNING COMMISSION

WEBER COUNTY ENGINEER
I HEREBY CERTIFY THAT THE REQUIRED PUBLIC IMPROVEMENT STANDARDS AND DRAWINGS FOR THIS SUBDIVISION CONFORM WITH THE COUNTY STANDARDS AND THE AMOUNT OF THE FINANCIAL GUARANTEE IS SUFFICIENT FOR THE INSTALLATION OF THESE IMPROVEMENTS.
SIGNED THIS 10 DAY OF August, 1999
Carole Anderson
SIGNATURE

WEBER COUNTY COMMISSION ACCEPTANCE
THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAN, 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.
SIGNED THIS 10 DAY OF August, 1999
Alan J. Barber *Attila Blackford*
CHAIRMAN, WEBER COUNTY COMMISSION ATTEST

WEBER COUNTY SURVEYOR
I HEREBY CERTIFY THAT I HAVE MEASURED THE LINES OF SURVEY OF THE FOREGOING AND THAT THE LEGAL DESCRIPTION OF THE LAND EMPLOYED IN THIS PLAT IS CORRECT AND TO BE CORRECT AND TO ACCORD WITH THE LINES AND MONUMENTS ON RECORD IN THIS OFFICE.
SIGNED THIS 12 DAY OF June, 1999
Randall J. Williford
SURVEYOR

WEBER COUNTY ATTORNEY
I HAVE EXAMINED THE FINANCIAL GUARANTEE AND OTHER DOCUMENTS ASSOCIATED WITH THIS SUBDIVISION PLAN, AND IN MY OPINION THEY CONFORM WITH THE COUNTY ORDINANCE APPLICABLE THERETO AND NOW IN FORCE AND EFFECT.
SIGNED THIS _____ DAY OF _____, 19____
SIGNATURE

WEBER-MORGAN HEALTH DEPARTMENT
I HEREBY CERTIFY THAT THE SOILS, PERCOLATION RATES, AND SITE CONDITIONS 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

