

STONE CREEK ESTATES SUBDIVISION

PART OF THE NORTHWEST QUARTER OF SECTION 21, T.7N., R.1E., S.L.B. & M., U.S. SURVEY
WEBER COUNTY, UTAH
JUNE, 1999

02934

SURVEYOR'S CERTIFICATE

I, RANDALL J. WILLIFORD, A REGISTERED PROFESSIONAL SURVEYOR IN THE STATE OF UTAH, DO HEREBY CERTIFY THAT THIS PLAN OF STONE CREEK ESTATES 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 27th 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 SUBDUCE THE SAME INTO LOTS AND STREETS AS SHOWN ON THE PLAT AND NAME SAID STONE CREEK ESTATES SUBDIVISION 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 LANDS DESIGNATED ON THE PLAT 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 WHICHEVER IS APPLICABLE AS MAY BE AUTHORIZED BY WEBER COUNTY, UTAH, WITH NO BUILDINGS OR STRUCTURES BEING ERECTED WITHIN SUCH EASEMENTS.

SIGNED THIS 10th DAY OF Aug, 1999

SIGNATURE

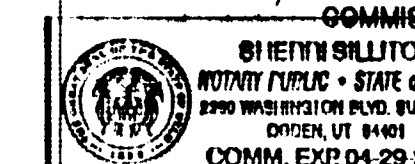
ACKNOWLEDGMENT

STATE OF UTAH } ss.
COUNTY OF Weber }

ON THE 10th DAY OF August, 1999, PERSONALLY APPEARED BEFORE ME THE UNDERSIGNED NOTARY PUBLIC, Michael L. Reid (AND Stephanie Reid) SIGNER(S) OF THE ABOVE OWNER'S DEDICATION AND CERTIFICATION, WHO, BEING BY ME DULY SWORN, DID ACKNOWLEDGE TO ME Reid SIGNED IT FREELY, VOLUNTARILY, AND FOR THE PURPOSES THEREIN MENTIONED.

April 29, 2002

Stephanie Reid



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

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Boundary Description

PART OF THE NORTHWEST QUARTER OF SECTION 21, T.7N., R.1E., S.L.B. & M., U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT THAT IS 589'28"19" ALONG THE SECTION LINE 351.44 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 21, THENCE S89°28'19"E ALONG SAID LINE 333.56 FEET TO THE WEST END OF 4000 EAST STREET, THENCE S00°15'19" ALONG SAID LINE 1743.19 FEET TO THE NORTH LINE OF 4100 NORTH STREET, THENCE S88°53'15"W ALONG SAID LINE 415.81 FEET TO THE CENTERLINE OF THE NORTH FORK OF THE OGDEN RIVER, THENCE ALONG SAID LINE THE FOLLOWING ELEVEN (11) COURSES: (1) N02°11'07"E 216.17 FEET, (2) N22°18'43"E 15.69 FEET, (3) N08°05'19"W 257.69 FEET, (4) N04°45'04"W 193.18 FEET, (5) N00°43'44"E 106.75 FEET, (6) N13°18'57"W 44.85 FEET, (7) N59°30'04"W 98.81 FEET, (8) N10°28'59"E 60.16 FEET, (9) N48°22'59"E 123.57 FEET, (10) N02°08'43"E 81.33 FEET AND (11) N31°24'20"W 74.54 FEET TO THE POINT OF BEGINNING. CONTAINS 9.49 ACRES.

Basis of Bearings

THE BASIS OF BEARINGS FOR THIS PLAT IS THE UTAH COORDINATE SYSTEM (1983) AS DETERMINED LOCALLY BY THE LINE BETWEEN THE NORTHWEST CORNER AND NORTH QUARTER CORNER OF SECTION 21, T.7N., R.1E., S.L.B. & M., U.S. SURVEY SHOWN HEREON AS S89°28'19"E.

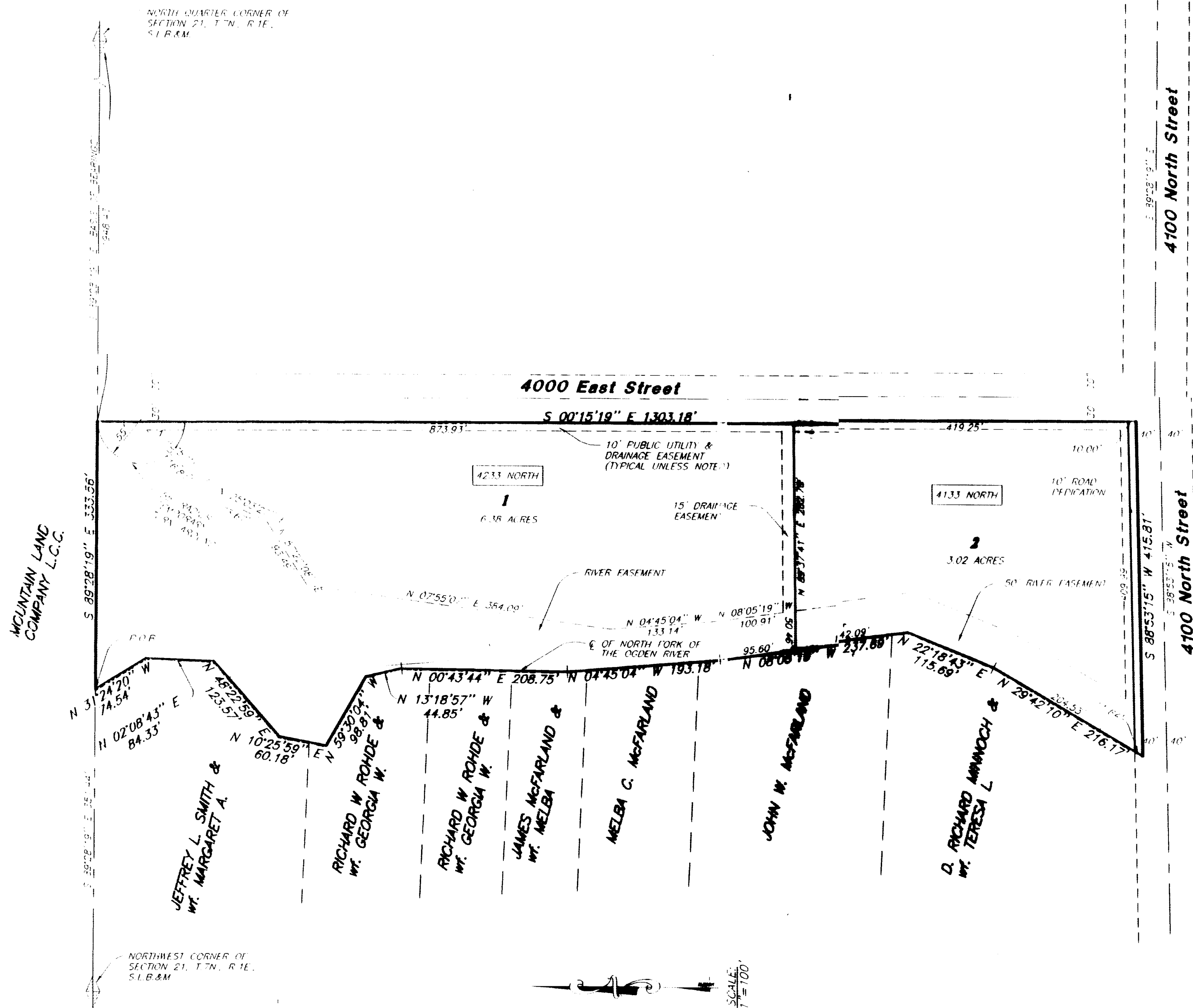
Narrative

THE PURPOSE OF THIS PLAT IS TO CREATE A TWO (2) LOT SUBDIVISION FOR MIKE LOUD. THE BOUNDARY DETERMINED BY A PREVIOUS SURVEY BY LANDMARK SURVEYING ON APRIL 4, 1998. ALL BOUNDARY CORNERS ARE TO BE SET BY A 5/8" REBAR AND CAP MARKED "REVEE AND ASSOCIATES".

Narrative

SECTION CORNER

100-YEAR FLOOD PLAIN (Not-Buildable)



A-1 ZONE NOTE
"AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURAL ZONES. AGRICULTURAL OPERATIONS AS SPECIFIED IN THE ZONING ORDINANCE FOR A PARTICULAR ZONE ARE PERMITTED AT ANY TIME INCLUDING THE OPERATION OF FARM MACHINERY AND NO ALLOWED AGRICULTURAL USE SHALL BE SUBJECT TO RESTRICTION ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION" (AMD. ORD. #1-82, JANUARY 26, 1982)

WEBER COUNTY PLANNING COMMISSION APPROVAL
THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE WEBER COUNTY PLANNING COMMISSION.
SIGNED THIS 27th DAY OF August, 1999
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 27th DAY OF August, 1999
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.
SIGNED THIS _____ DAY OF _____, 19____
Chairman, WEBER COUNTY COMMISSION

WEBER COUNTY SURVEYOR
I HEREBY CERTIFY THAT I HAVE INVESTIGATED THE LINES OF SURVEY OF THE FOREGOING PLAT AND THE LEGAL DESCRIPTION OF THE LAND EMBRACED THEREIN AND THEM TO BE CORRECT AND TO ARISE FROM THE RECORDS AND MONUMENTS ON RECORD IN THIS OFFICE.
SIGNED THIS 16th DAY OF August, 1999
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 EFFECT.
SIGNED THIS 27th DAY OF August, 1999
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 1st DAY OF August, 1999
Director, WEBER-MORGAN HEALTH DEPARTMENT

WEBER COUNTY RECORDER
ENTRY NO. 159437
FILED FOR RECORD AND RECORDED
10-AUG-99
IN BOOK 50 OF THE OFFICIAL RECORDS, PAGE 17
RECORDED FOR:
MICHAEL LOUD
WEBER COUNTY RECORDER
Signature