# NORTH RIDGE ESTATES SUBDIVISION PHASE-1

PART OF THE SOUTHWEST QUARTER OF SECTION 9, T 6N, R 1W, S L B&M, U S SURVEY
OGDEN CITY, WEBER COUNTY, UTAH
JULY, 1999

## Basis of Bearings

THE BASIS OF BEARINGS FOR THIS PLAT IS THE OGDEN CITY ATLAS AS DETERMINED LOCALLY BY THE LINE BETWEEN THE FOUND OGDEN CITY MONUMENT AT THE INTERSECTION OF NORTH STREET AND MONROE BOULEVARD AND THE MONUMENT AT THE INTERSECTION OF NORTH STREET AND WASHINGTON BOULEVARD SHOWN HEREON AS N89 09 45 W

## Narrative

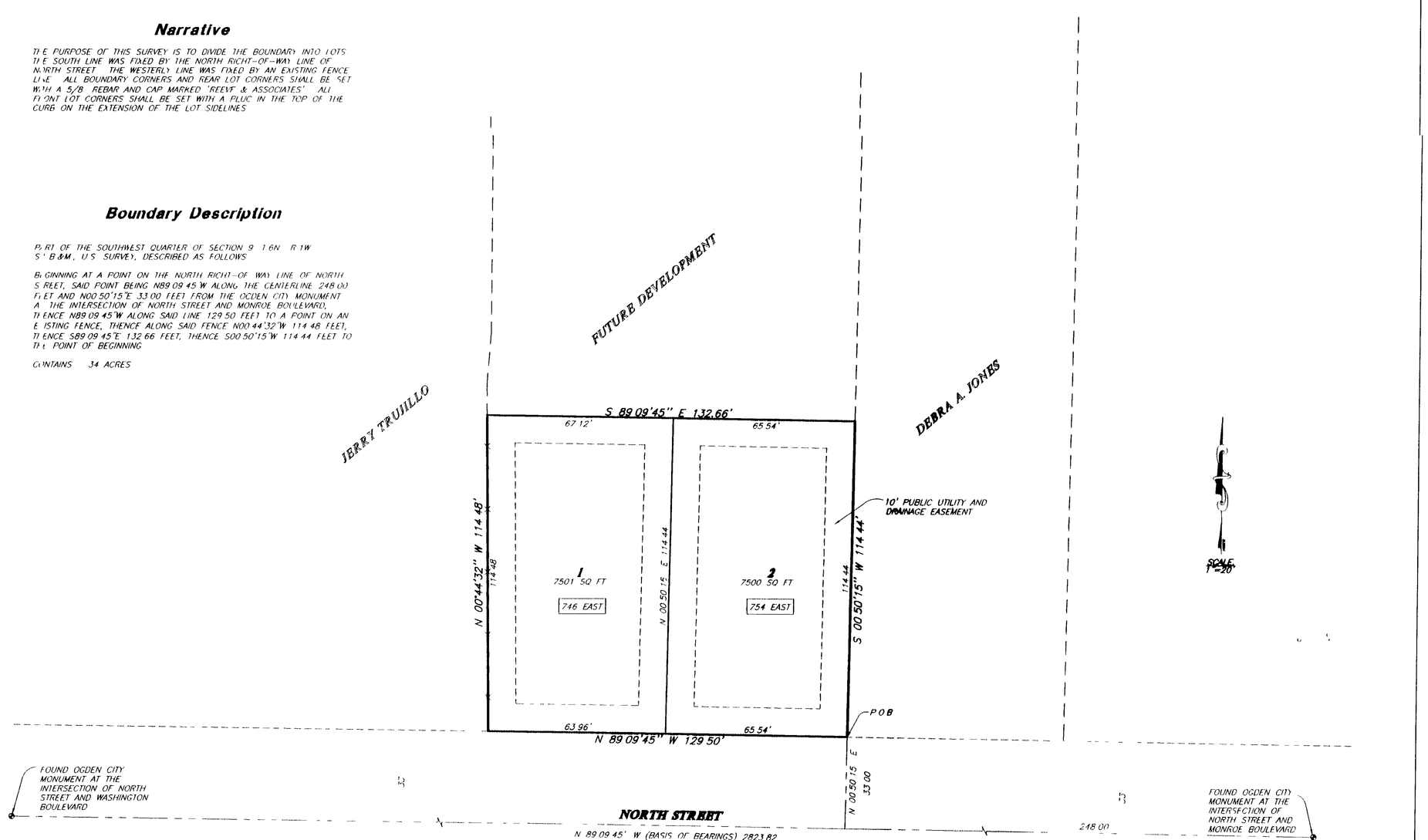
THE PURPOSE OF THIS SURVEY IS TO DIVIDE THE BOUNDARY INTO LOTS THE SOUTH LINE WAS FIXED BY THE NORTH RIGHT-OF-WAY LINE OF NORTH STREET THE WESTERLY LINE WAS FIXED BY AN EXISTING FENCE LINE ALL BOUNDARY CORNERS AND REAR LOT CORNERS SHALL BE SET WITH A 5/8 REBAR AND CAP MARKED "REEVE & ASSOCIATES" ALL FRONT LOT CORNERS SHALL BE SET WITH A PLUG IN THE TOP OF THE CURB ON THE EXTENSION OF THE LOT SIDELINES

## Boundary Description

PART OF THE SOUTHWEST QUARTER OF SECTION 9 T 6N R 1W S L B&M, U S SURVEY, DESCRIBED AS FOLLOWS

BEGINNING AT A POINT ON THE NORTH RIGHT-OF-WAY LINE OF NORTH STREET, SAID POINT BEING N89 09 45 W ALONG THE CENTERLINE 248 00 FEET AND N00 50'15"E 33 00 FEET FROM THE OGDEN CITY MONUMENT AT THE INTERSECTION OF NORTH STREET AND MONROE BOULEVARD, THENCE N89 09 45"W ALONG SAID LINE 129 50 FEET TO A POINT ON AN EXISTING FENCE, THENCE ALONG SAID FENCE N00 44'32"W 114 48 FEET, THENCE S89 09 45"E 132 66 FEET, THENCE S00 50'15"W 114 44 FEET TO THE POINT OF BEGINNING

CONTAINS 34 ACRES




## Legend

= CENTER LINE MONUMENT
-x- EXISTING FENCE LINE

002950

002950

### SURVEYOR'S CERTIFICATE

I RANDALL J WILLIFORD A REGISTERED PROFESSIONAL SURVEYOR IN THE STATE OF UTAH DO HEREBY CERTIFY THAT THIS PLAT OF NORTH RIDGE ESTATES SUBDIVISION PHASE-1 IN OGDEN 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 OGDEN CITY 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 16TH DAY OF JULY, 1999.

159437
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 NORTH RIDGE ESTATES SUBDIVISION PHASE-1, AND HEREBY DEDICATE, GRANT, AND CONVEY TO OGDEN CITY, 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 OGDEN CITY THOSE CERTAIN STRIPS AS EASEMENTS FOR PUBLIC UTILITY 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 OGDEN CITY

SIGNED THIS 20TH DAY OF JULY, 1999

RIVER ISLAND LLC
MANAGING MEMBER

### ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF } ss

ON THE DAY OF, 19 PERSONALLY APPEARED BEFORE ME THE UNDERSIGNED NOTARY PUBLIC, (AND) SIGNER(S) OF THE ABOVE OWNER S DEDICATION AND CERTIFICATION, WHO BEING BY ME DULY SWORN, DID ACKNOWLEDGE TO ME SIGNED IT FREELY VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED

COMMISSION EXPIRES
NOTARY PUBLIC

### ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF Weber } ss

ON THE 20th DAY OF July, 1999, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC Charles W Hulme AND BEING BY ME DULY SWORN ACKNOWLEDGED TO ME THEY ARE Managing Member AND 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 (LIMITED LIABILITY COMPANY)

9/1/02
COMMISSION EXPIRES

Cindy S Sholly
NOTARY PUBLIC

CINDY S SHOLLY
NOTARY PUBLIC • STATE of UTAH
5988 WASHINGTON BLVD STE 211
OGDEN UTAH 84403
COMM EXP 09-01-2002

| | | | |
|---|---|---|---|
| JOB NO | 2782-01 | DESIGNER | R WILLIFORD |
| DATE | JULY 2 1999 | DRAFTER | N B DODGE |
| SCALE | 1 =20 | CHECKED | |

### WEBER COUNTY RECORDER

ENTRY NO 1672202 FEE PAID $40.00
FILED FOR RECORD AND RECORDED
21 NOV 99 AT 2:24 PM
IN BOOK 60 OF THE OFFICIAL RECORDS PAGE 94

RECORDED FOR
RIVER ISLAND LLC

WEBER COUNTY RECORDER
BY DEPUTY

### OGDEN CITY PLANNING COMMISSION

APPROVED BY THE OGDEN CITY PLANNING COMMISSION ON THE 20TH DAY OF OCTOBER 19 99

CHAIRMAN

### OGDEN CITY ENGINEER

I HEREBY CERTIFY THAT I HAVE CAREFULLY INVESTIGATED THE LINE OF SURVEY OF THE FOREGOING PLAT AND LEGAL DESCRIPTION OF THE LAND EMBRACED THEREIN AND FIND THEM TO BE CORRECT AND TO AGREE WITH THE LINES AND MONUMENTS ON RECORD IN THIS OFFICE

SIGNED THIS 7TH DAY OF October, 1999

SIGNATURE

### OGDEN CITY ACCEPTANCE

THIS IS TO CERTIFY THAT THIS PLAT AND DEDICATION OF THIS PLAT WERE DULY APPROVED AND ACCEPTED BY THE MAYOR OF OGDEN CITY WEBER COUNTY, UTAH, THIS 8TH DAY OF NOVEMBER 1999

ATTEST: City Recorder
TITLE: Glenn J Mecham, Mayor

### PUBLIC WORKS DIRECTOR

I HEREBY CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES PREREQUISITE TO APPROVAL BY THE OGDEN CITY MAYOR OF THE FOREGOING PLAT AND DEDICATION HAVE BEEN COMPLIED WITH

SIGNED THIS 21ST DAY OF OCTOBER 1999

PUBLIC WORKS DIRECTOR


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