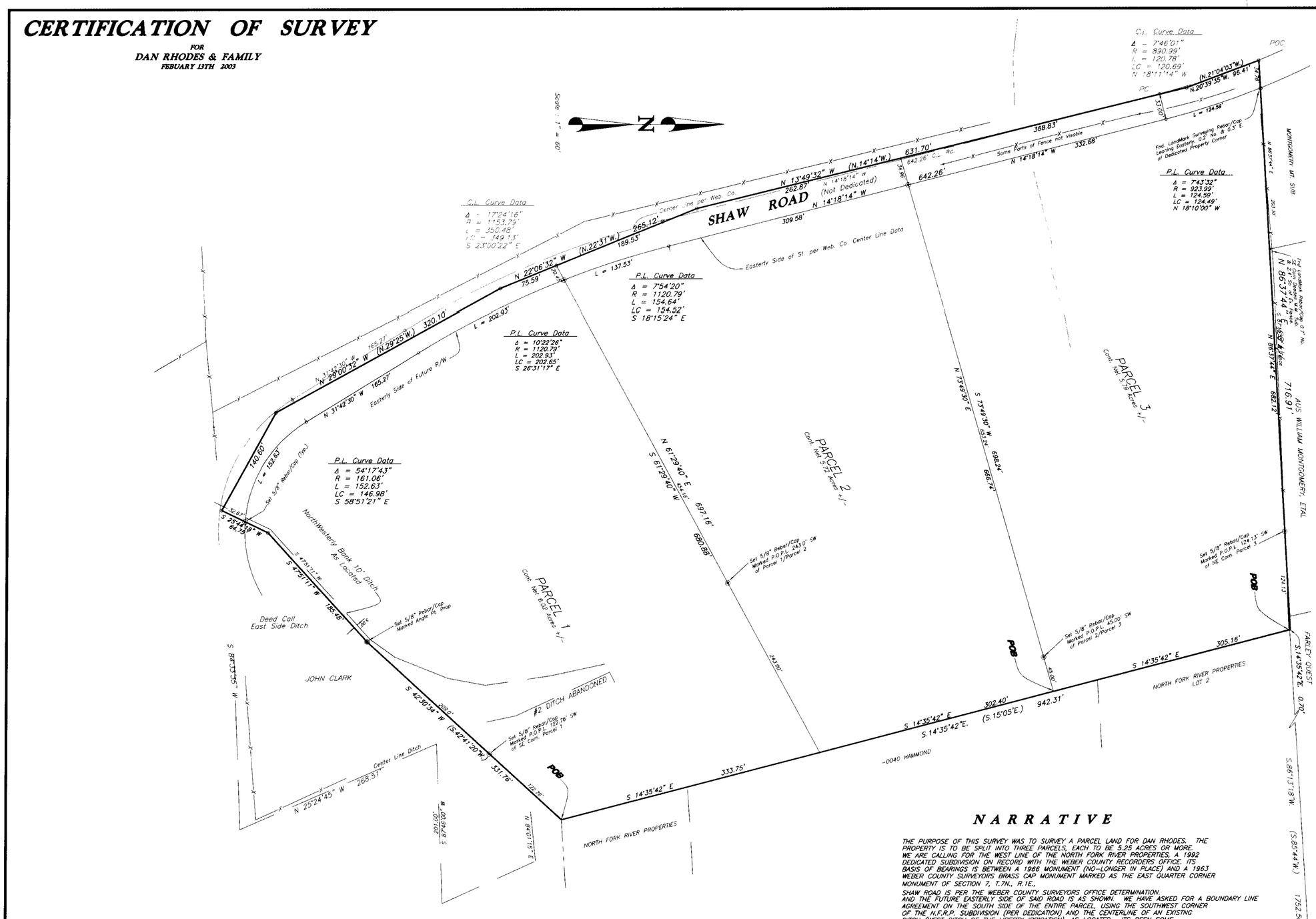
CERTIFICATION OF SURVEY

FOR
DAN RHODES & FAMILY
FEBUARY 13TH 2003



LEGAL DESCRIPTIONS

PARCEL 1
A PART OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN: BEGINNING AT THE SOUTHWEST CORNER OF LOT 1 OF NORTH FORK RIVER PROPERTIES, SAID POINT BEARS S.86°13'18"W. (S.85°44'W.) 1752.50 FEET, S.14°35'42"E. (S.15°05'E.) 941.32 FEET FROM THE WEBER COUNTY SURVEYORS MONUMENT MARKED AS THE EAST QUARTER CORNER OF SAID SECTION, BASIS OF BEARINGS FOR THE NORTH FORK RIVER PROPERTIES RUNS FROM THIS MONUMENT TO A 1966 MONUMENT NO LONGER IN PLACE WHICH BEARS S.0°15'18"W. (N.F.R.P.=S.0°14'00"E.) 2647.38 FEET FROM SAID EAST QUARTER CORNER MONUMENT, AND RUNNING THENCE S.42°30'34"W. (S.42°41'20"W.) 331.76 FEET TO THE CENTERLINE OF WEST DITCH OF LIBERTY IRRIGATION COMPANY, THENCE S.47°51'11"W. 185.48 FEET ALONG SAID DITCH, THENCE S.25°44'18"W. 64.75 FEET, ALONG AND BEYOND SAID DITCH TO THE CENTER OF A ROAD, THENCE ALONG THE CENTER OF SAID ROAD AS FOLLOWS: N.61°14'32"W. (N.61°39'W.) 140.60 FEET, THENCE N.29°00'32"W. (N.29°25'W.) 320.10 FEET AND N.22°06'32"W. (N.22°31'W.) 75.59 FEET, THENCE N.61°29'40"E. 697.16 FEET, MORE OR LESS, TO A POINT WHICH BEARS N.14°35'42"W. OF THE POINT OF BEGINNING, THENCE S.14°35'42"E. (S.15°05'E.) 333.75 FEET TO THE POINT OF BEGINNING.
CONTAINING 274,222 Sq. Ft./6.3 Ac. MORE OR LESS.

PARCEL 2
A PART OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN: BEGINNING AT A POINT WHICH BEARS S.86°13'18"W. (S.85°44'W.) 1752.50 FEET, SAID POINT BEING THE NORTHWEST CORNER OF LOT 2 OF THE NORTH FORK RIVER PROPERTIES, AND S.14°35'42"E. (S.15°05'E.) 305.16 FEET FROM THE WEBER COUNTY SURVEYORS MONUMENT MARKED AS THE EAST QUARTER CORNER OF SAID SECTION, BASIS OF BEARINGS FOR THE NORTH FORK RIVER PROPERTIES RUNS FROM THIS MONUMENT TO A 1966 MONUMENT NO LONGER IN PLACE WHICH BEARS S.0°15'18"W. (N.F.R.P.=S.0°14'00"E.) 2647.38 FEET FROM SAID EAST QUARTER CORNER MONUMENT, AND RUNNING THENCE S.14°35'42"E. 302.41 FEET, THENCE S.61°29'40"W. 697.16 FEET TO CENTER OF A ROAD, THENCE N.22°06'32"W. (N.22°31'W.) 189.53 FEET ALONG SAID ROAD, THENCE N.13°49'32"W. (N.14°14'W.) 262.87 FEET ALONG SAID ROAD TO A POINT WHICH BEARS S.73°49'30"W. OF THE POINT OF BEGINNING, THENCE N.73°49'30"E. 698.24 FEET TO THE POINT OF BEGINNING.
CONTAINING 263,421 Sq. Ft./6.1 Ac., MORE OR LESS.

PARCEL 3
A PART OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN: BEGINNING AT A POINT WHICH BEARS S.86°13'18"W. (S.85°44'W.) 1752.50 FEET, SAID POINT BEING THE NORTHWEST CORNER OF LOT 2 OF THE NORTH FORK RIVER PROPERTIES FROM THE WEBER COUNTY SURVEYORS MONUMENT MARKED AS THE EAST QUARTER CORNER OF SAID SECTION, BASIS OF BEARINGS FOR THE NORTH FORK RIVER PROPERTIES RUNS FROM THIS MONUMENT TO A 1966 MONUMENT NO LONGER IN PLACE WHICH BEARS S.0°15'18"W. (N.F.R.P.=S.0°14'00"E.) 2647.38 FEET FROM SAID EAST QUARTER CORNER MONUMENT, AND RUNNING THENCE S.14°35'42"E. (S.15°05'E.) 305.16 FEET ALONG AND BEYOND SAID LOT 2, THENCE S.73°49'30"W. 698.24 FEET TO THE CENTER OF A ROAD, THENCE N.13°49'32"W. (N.14°14'W.) 368.83 FEET ALONG SAID ROAD, THENCE N.20°39'35"W. (N.21°04'03"W.) 96.41 FEET ALONG SAID ROAD, MORE OR LESS, TO A PROJECTION OF THE SOUTH LINE OF THE MONTGOMERY MOUNTAIN SUBDIVISION (PER DEDICATION PLAT) S.86°37'44"E. TO AND ALONG AND BEYOND SAID SOUTH LINE 716.91 FEET TO A POINT N.14°35'42"W. OF THE POINT OF BEGINNING, THENCE S.14°35'42"E. 0.70 FEET TO THE POINT OF BEGINNING.
CONTAINING 267,638 Sq Ft./6.1 Ac., MORE OR LESS.

SURVEYOR'S CERTIFICATE

I, CYNTHIA L. SEGRIFF DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD CERTIFICATE No. 7511(170143) AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, AND THAT I HAVE MADE A SURVEY ON THE GROUND, AND FROM RECORDS OF THE WEBER COUNTY RECORDERS OFFICE AS DESCRIBED ABOVE AND AS SHOWN PER THIS PLAT.

CYNTHIA L. SEGRIFF P.L.S. 7511(170143)
Fka CYNTHIA L.S. ROBINETT

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO SURVEY A PARCEL LAND FOR DAN RHODES. THE PROPERTY IS TO BE SPLIT INTO THREE PARCELS, EACH TO BE 5.25 ACRES OR MORE. WE ARE CALLING FOR THE WEST LINE OF THE NORTH FORK RIVER PROPERTIES, A 1992 DEDICATED SUBDIVISION ON RECORD WITH THE WEBER COUNTY RECORDERS OFFICE. ITS BASIS OF BEARINGS IS BETWEEN A 1966 MONUMENT (NO-LONGER IN PLACE) AND A 1963 WEBER COUNTY SURVEYORS BRASS CAP MONUMENT MARKED AS THE EAST QUARTER CORNER MONUMENT OF SECTION 7, T.7N., R.1E..

SHAW ROAD IS PER THE WEBER COUNTY SURVEYORS OFFICE DETERMINATION. AND THE FUTURE EASTERLY SIDE OF SAID ROAD IS AS SHOWN. WE HAVE ASKED FOR A BOUNDARY LINE AGREEMENT ON THE SOUTH SIDE OF THE ENTIRE PARCEL, USING THE SOUTHWEST CORNER OF THE N.F.R.P. SUBDIVISION (PER DEDICATION) AND THE CENTERLINE OF AN EXISTING DITCH (WEST DITCH OF THE LIBERTY IRRIGATION), AS LOCATED. ITS BEEN SOME 20 YEARS SINCE THE DITCH HAS BEEN RE-ROUTED, AND ADJACENT LAND OWNERS HAVE TAKEN OCCUPATION OVER THE DITCH THAT ONCE LAY THEIR PHYSICALLY AND PER DEED, AS REPORTED BY CURRENT LAND OWNERS.
THE NORTH LINE OF SAID PARCEL HAS A MEANDERING AND SPARSE FENCE LINE, SOME WIRE, SOME FENCE POST WITH A FEW ANGLES IN THE FENCE. THE MONTGOMERY MOUNTAIN SUBDIVISION, LOCATED NEAR THE NORTHWEST CORNER OF THIS PARCEL DOES NOT PERPETUATE ANY REFLECTION OF THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION OR MAKE ANY REFERENCE TO ANY SUCH LINE, NOR DOES IT RUN ALONG ANY OF THE EXISITING FENCE LINE IN PLACE. WE HAVE ASKED THAT SURVEYOR FOR ANY REFERENCE HE MAY HAVE AS TO WHETHER HIS PROPERTY, BEING IN THE SOUTHEAST QUARTER SECTION, NO RESPONSE OR REPLY OR ANYTHING IN HIS NARRATIVE HAS BEEN GIVEN, THAT WOULD SUGGEST ANY DEFINITION. SO WE ASK FOR A BOUNDARY LINE AGREEMENT ALONG THE NORTH AND THE SOUTH LINE OF THIS PARCEL AS SHOWN PER THIS PLAT.
BASIS OF BEARINGS IS STATE PLANE GRID AS PROVIDED BY THE WEBER COUNTY SURVEYORS OFFICE, S.0°45'13"E. ALONG THE EAST MONUMENTED LINE OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, AND AS MARKED IN THE FIELD BY WEBER COUNTY SURVEYORS BRASS CAPPED MONUMENTS AND AS SHOWN PER THIS PLAT.

003162

RECEIVED
JAN 31 04
Weber County Surveyor

003160

SOUTHEAST CORNER OF SECTION 7, T. 7 N., R.1 E., S.L.B.&M., MON. DATED 1966, Location 23.25' N.83°08'44"E from 1998 Mon. Position. 1966 Mon. No Longer in Place.

SOUTHEAST CORNER OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, WEBER Co. SURVEYOR'S BRASS CAP MON. DATED 1998, In Good Cond...

EAST 1/4 CORNER OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, WEBER Co. SURVEYOR'S BRASS CAP MON. DATED 1963 in Good Cond..

PREPARED BY:
C. L. S. Inc.
810 CANYON ROAD
OGDEN, UTAH 84404
Ph. (801) 399-4935 Fax. (801) 621-1068

C. L. S. Inc.
810 CANYON ROAD
OGDEN, UTAH 84404
(801) 399-4935

CLIENT: DAN RHODES

SURVEY LOCATION:
SECTION 7,
TOWNSHIP 7 NORTH, RANGE 2 EAST,
SALT LAKE BASE & MERIDIAN

SURVEY DATE: 2/12/03

JOB No. PS02-30