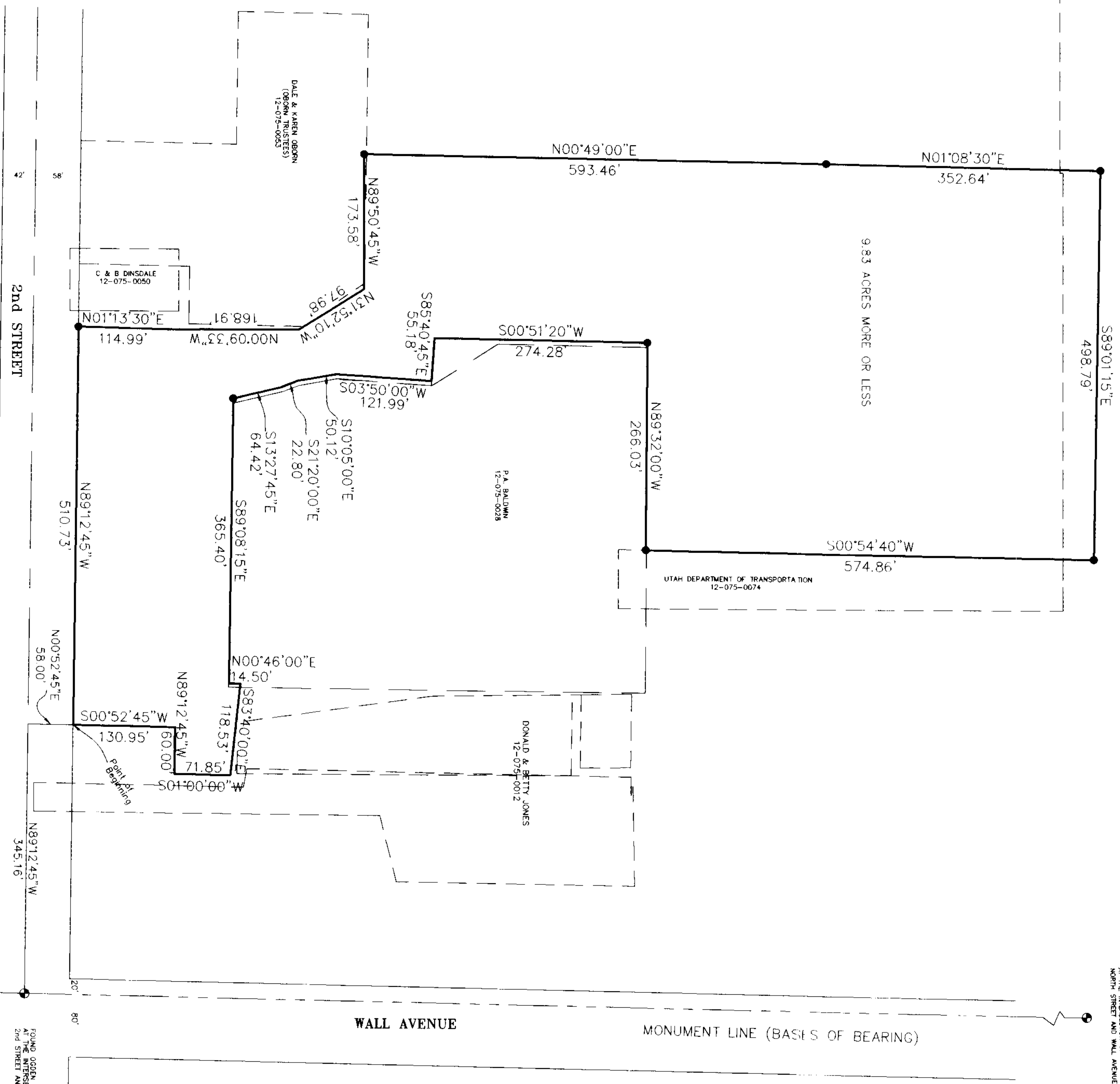


DATE RECORDED: 12/07/2004  
FILE NO: 00316



# RECORD OF SURVEY

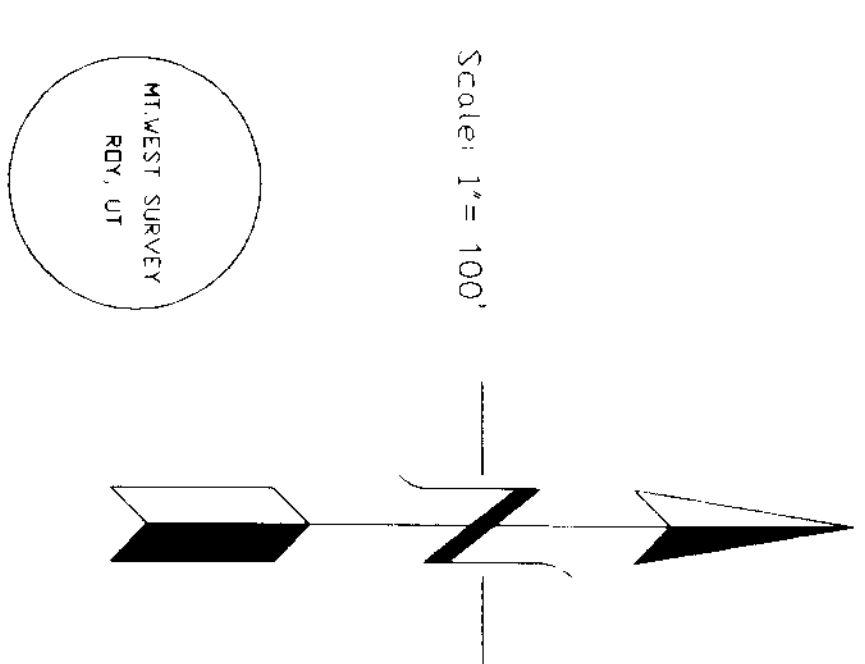
FOR  
**ASPEN HOMES / ROBERT DEBUKE**

PART OF THE NORTHWEST QUARTER OF SECTION 17,  
TOWNSHIP 6 NORTH, RANGE 1 WEST, S.1.B.M.

DECEMBER 2003

00316

Scale: 1" = 100'



Cap Detail

**NARRATIVE AND STATEMENT OF PURPOSE**

THIS SURVEY WAS PERFORMED TO DESCRIBE AND SURVEY THE BOUNDARY OF A PARCEL FOR THE PURPOSE OF SUBDIVIDING IT INTO SEVERAL LOTS. THE AREA ARE NOT IN PLACE, BUT THEIR LOCATION CAN BE DETERMINED UTILIZING RECORDS ON FILE AT THE COGEN CITY ENGINEER'S OFFICE. COGEN CITY SURVEY MONUMENTS ARE IN PLACE AT THE 2ND, 3RD, AND NORTH STREETS ON WALL AVENUE. AS WEST DEEDS ARE RECORDED, THE INTERSECTION MONUMENTS BECAME EVEN MORE IMPORTANT. THESE SECONDARY TIES VERIFIED NOT ONLY THE CALCULATED LOCATION OF THESE MONUMENTS, BUT ALSO THE CORRECTNESS OF THE DEED DESCRIPTION FOR THE SUBJECT PARCEL. EVERY EFFORT WAS MADE TO MAINTAIN THE COHESION OF PROPERTIES WHILE TAKING INTO CONSIDERATION THE OCCUPATIONS OF THE SUBJECT PARCEL. THE BOUNDARY AND LOT CORNERS HAVE BEEN SET ON THE BOUNDARY OF ASPEN HOMES SUBDIVISION, PHASES 1 & 2. THE SUBDIVISION BOUNDARY WAS DETERMINED BY THE DEVELOPER AFTER THIS SURVEY WAS PLATTE AND IS REFLECTED IN THE BOUNDARY OF THE RECORDED SUBDIVISION PLAT.

**PROPERTY DESCRIPTION**

PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 1 WEST, S.1.B.M. BASED MERIDIAN BEGINNING AT A POINT ON THE NORTH LINE OF 2ND STREET WHICH IS NORTH 89°12'46" WEST 345.16 FEET AND NORTH 0°52'45" EAST 58.00 FEET FROM THE COGEN CITY MONUMENT AT 2ND STREET AND WALL AVE. SAID POINT IS ALSO NORTH (NORTH 0°52'45" EAST 126.315 FEET ALONG THE QUARTER SECTION LINE AND NORTH 89°12'45" WEST 734.10 FEET FROM THE SOUTHEAST CORNER OF SAID NORTHWEST QUARTER SECTION.) RUNNING THENCE NORTH 89°12'45" WEST 510.73 FEET ALONG THE NORTH LINE OF SECOND STREET TO AN EXISTING FENCE. THENCE THENCE EIGHTEEN (18) FEET ALONG EXISTING FENCE. AS FOLLOWS: NORTH 1°13'30" EAST 114.99 FEET NORTH 0°09'33" WEST 168.91 FEET NORTH 3°02'45" WEST 58.00 FEET NORTH 0°45'58" WEST 77.00 FEET SOUTH 89°51'57" EAST 498.19 FEET SOUTH 0°54'40" WEST 574.86 FEET NORTH 89°32'00" WEST 266.03 FEET SOUTH 0°51'20" WEST 274.28 FEET SOUTH 10°05'00" EAST 50.12 FEET SOUTH 1°50'00" WEST 121.99 FEET SOUTH 10°05'00" EAST 50.12 FEET SOUTH 21°20'00" EAST 22.80 FEET SOUTH 13°27'45" EAST 64.42 FEET SOUTH 89°08'15" EAST 118.53 FEET AND SOUTH 1°00'00" WEST 71.85 FEET. THENCE NORTH 89°12'45" WEST 60.00 FEET. THENCE SOUTH 0°52'45" WEST 130.95 FEET TO THE POINT OF BEGINNING. CONTAINS 11.48 ACRES.

- LEGEND:**
- DENOTES A SET #5 CAPPED REBAR, 24" LONG
  - DENOTES A FOUND CAPPED REBAR
  - ⊕ DENOTES A FOUND COGEN CITY MON.
  - DENOTES A CURBNAIL
  - EXISTING FENCE
  - DEED LINE

## RECORD OF SURVEY

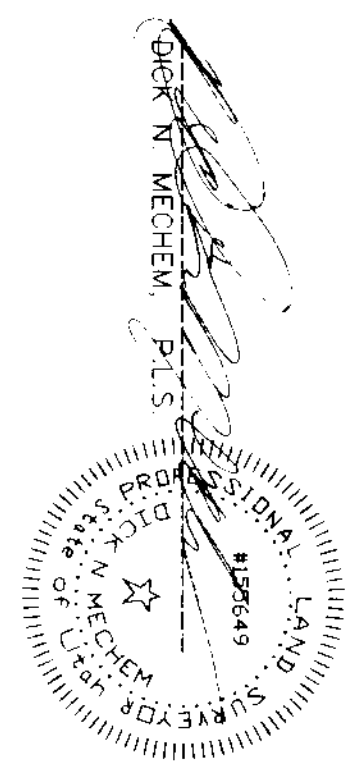
for  
**ASPEN HOMES / ROBERT DEBUKE**

Located In: The Northwest Quarter Of Section 17,  
Township 6 North, Range 1 West, S.1.B.M.

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MINIEST SURVEY & MAPPING, INC.  
1000 S. 1000 W. SUITE 100  
RIVERDALE, UT 84407  
PHONE: (801) 781-5538 FAX: (801) 781-5538

I, DON N. MCGHEE, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR OF THE STATE OF UTAH, HOLDING LICENSE 155649 AND THAT THIS MAP IS A TRUE AND COMPLETE REPRESENTATION OF A SURVEY MADE BY ME, AT THE REQUEST OF ASPEN HOMES / ROBERT DEBUKE, AND IN BEHALF OF MINWEST SURVEYING & MAPPING, INC.. ALL MONUMENTS SHOWN ON THIS MAP WERE PLACED BY ME OR UNDER MY SUPERVISION. THE POSITIONS INDICATED AND ARE SUFFICIENT TO EMPOWER THE SURVEY TO BE RETRACED.



DATE: 12/03/03

1/18/04