RECORD OF SURVEY

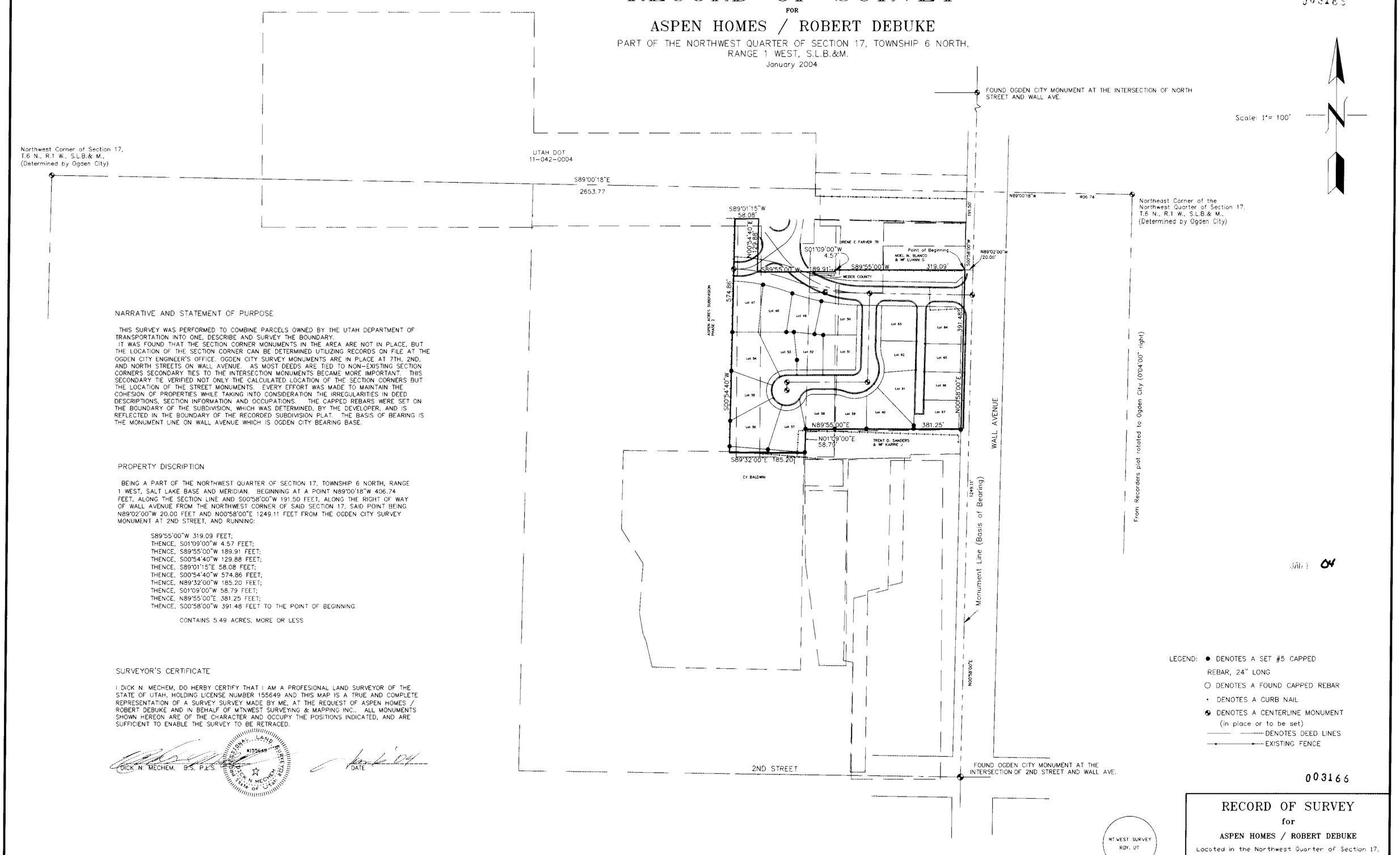
FOR

ASPEN HOMES / ROBERT DEBUKE

PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH,
RANGE 1 WEST, S.L.B.&M.
January 2004

003166

Scale: 1"= 100'



NARRATIVE AND STATEMENT OF PURPOSE

THIS SURVEY WAS PERFORMED TO COMBINE PARCELS OWNED BY THE UTAH DEPARTMENT OF TRANSPORTATION INTO ONE, DESCRIBE AND SURVEY THE BOUNDARY. IT WAS FOUND THAT THE SECTION CORNER MONUMENTS IN THE AREA ARE NOT IN PLACE, BUT THE LOCATION OF THE SECTION CORNER CAN BE DETERMINED UTILIZING RECORDS ON FILE AT THE OGDEN CITY ENGINEER'S OFFICE. OGDEN CITY SURVEY MONUMENTS ARE IN PLACE AT 7TH, 2ND, AND NORTH STREETS ON WALL AVENUE. AS MOST DEEDS ARE TIED TO NON-EXISTING SECTION CORNERS SECONDARY TIES TO THE INTERSECTION MONUMENTS BECAME MORE IMPORTANT. THIS SECONDARY TIE VERIFIED NOT ONLY THE CALCULATED LOCATION OF THE SECTION CORNERS BUT THE LOCATION OF THE STREET MONUMENTS. EVERY EFFORT WAS MADE TO MAINTAIN THE COHESION OF PROPERTIES WHILE TAKING INTO CONSIDERATION THE IRREGULARITIES IN DEED DESCRIPTIONS, SECTION INFORMATION AND OCCUPATIONS. THE CAPPED REBARS WERE SET ON THE BOUNDARY OF THE SUBDIVISION, WHICH WAS DETERMINED, BY THE DEVELOPER, AND IS REFLECTED IN THE BOUNDARY OF THE RECORDED SUBDIVISION PLAT. THE BASIS OF BEARING IS THE MONUMENT LINE ON WALL AVENUE WHICH IS OGDEN CITY BEARING BASE.

PROPERTY DISCRIPTION

BEING A PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT N89°00'18"W 406.74 FEET, ALONG THE SECTION LINE AND S00°58'00"W 191.50 FEET, ALONG THE RIGHT OF WAY OF WALL AVENUE FROM THE NORTHWEST CORNER OF SAID SECTION 17, SAID POINT BEING N89°02'00"W 20.00 FEET AND N00°58'00"E 1249.11 FEET FROM THE OGDEN CITY SURVEY MONUMENT AT 2ND STREET, AND RUNNING:

S89°55'00"W 319.09 FEET;
THENCE, S01°09'00"W 4.57 FEET;
THENCE, S89°55'00"W 189.91 FEET;
THENCE, S00°54'40"W 129.88 FEET;
THENCE, S89°01'15"E 58.08 FEET;
THENCE, S00°54'40"W 574.86 FEET;
THENCE, N89°32'00"W 185.20 FEET;
THENCE, S01°09'00"W 58.79 FEET;
THENCE, N89°55'00"E 381.25 FEET;
THENCE, S00°58'00"W 391.48 FEET TO THE POINT OF BEGINNING.

CONTAINS 5.49 ACRES, MORE OR LESS

SURVEYOR'S CERTIFICATE

I DICK N. MECHEM, DO HERBY CERTIFY THAT I AM A PROFESIONAL LAND SURVEYOR OF THE STATE OF UTAH, HOLDING LICENSE NUMBER 155649 AND THIS MAP IS A TRUE AND COMPLETE REPRESENTATION OF A SURVEY SURVEY MADE BY ME, AT THE REQUEST OF ASPEN HOMES / ROBERT DEBUKE AND IN BEHALF OF MTNWEST SURVEYING & MAPPING INC.. ALL MONUMENTS SHOWN HEREON ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DICK N. MECHEM, B.S. P.L.S.

PROFESSIONAL LAND SURVEYOR #155649 DICK N. MECHEM STATE OF UTAH

DATE

LEGEND:
- ● DENOTES A SET #5 CAPPED REBAR, 24" LONG
- ○ DENOTES A FOUND CAPPED REBAR
- • DENOTES A CURB NAIL
- DENOTES A CENTERLINE MONUMENT (in place or to be set)
- DENOTES DEED LINES
- EXISTING FENCE

003166

MT. WEST SURVEY
ROY, UT

Cap Detail

RECORD OF SURVEY
for
ASPEN HOMES / ROBERT DEBUKE
Located in the Northwest Quarter of Section 17, Township 6 North, Range 1 West, S.L.B&M.

Date Jan. 2004	No. 192-02-01	Dwn JJH	Ck'd DNM

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