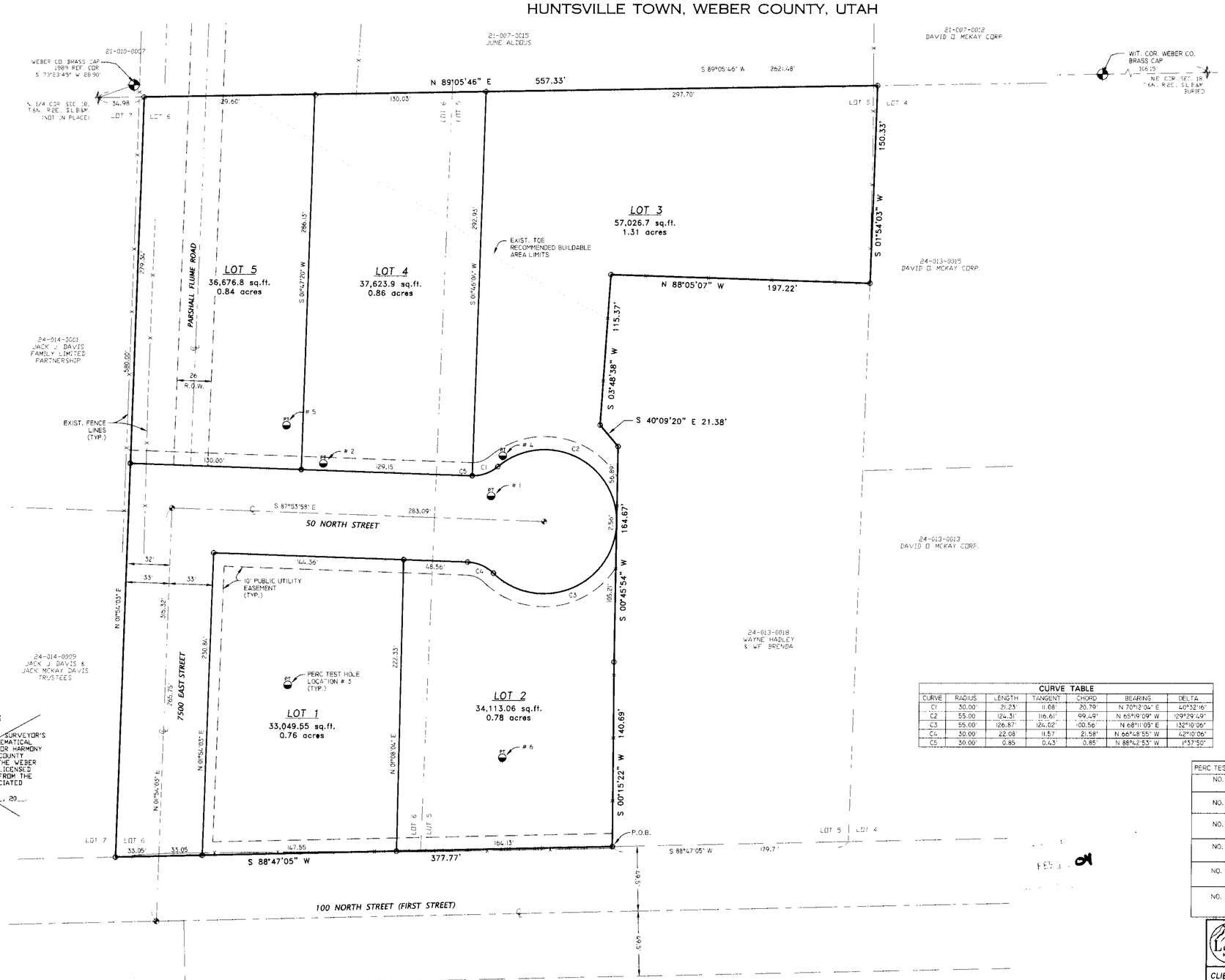
TRAPPERS COVE SUBDIVISION

A PART OF THE N.E. 1/4 OF SECTION 8, T.6N., R.2E., S.L.B.&M. & PART OF LOTS 5 & 6, BLOCK 3, PLAT B, HUNTSVILLE SURVEY

HUNTSVILLE TOWN, WEBER COUNTY, UTAH



SCALE: 1" = 40'

- STREET MONUMENT TO BE SET UPON COMPLETION OF IMPROVEMENTS
- SET 5/8Ø x 24" LENGTH REBAR WITH CAP STAMPED 167594

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	30.00'	31.23'	11.08'	29.79'	N 70°12'04" E	40°52'16"
C2	55.00'	124.31'	116.61'	99.49'	N 65°16'09" W	129°29'49"
C3	55.00'	126.87'	124.02'	100.56'	N 68°11'05" E	132°10'06"
C4	30.00'	22.08'	11.57'	21.58'	N 66°48'55" W	42°10'06"
C5	30.00'	0.85'	0.43'	0.85'	N 88°42'53" W	1°37'50"

SURVEYOR'S CERTIFICATE

I, DALLAS K. BUTTARS, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH DO HEREBY CERTIFY THAT THIS PLAT OF TRAPPERS COVE SUBDIVISION IN WEBER COUNTY, UTAH, HAS BEEN CORRECTLY DRAWN TO SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE FOLLOWING DESCRIPTION OF LANDS INCLUDED IN SAID SUBDIVISION, BASED ON DATA COMPILED FROM RECORDS IN THE WEBER COUNTY RECORDER'S OFFICE, WEBER COUNTY SURVEYORS OFFICE AND OF A SURVEY MADE BY ME ON THE GROUND.

SIGNED THIS 05th DAY OF August, 2002

R.L.S. # 167594 SIGNATURE

OWNER'S DEDICATION

WE, THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AS SHOWN ON THE PLAT AND NAME SAID TRACT TRAPPERS COVE SUBDIVISION AND DO HEREBY DEDICATE, GRANT AND CONVEY TO HUNTSVILLE TOWNSITE, 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 THE LANDS DESIGNATED ON THE PLAT AS PUBLIC UTILITY, STORM WATER DETENTION PONDS AND DRAINAGE EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES, STORM DRAINAGE FACILITIES, OR FOR THE PERPETUAL PRESERVATION OF WATER CHANNELS IN THEIR NATURAL STATE WHICH EVER IS APPLICABLE AS MAY BE AUTHORIZED BY HUNTSVILLE TOWNSITE, UTAH, WITH NO BUILDINGS OR STRUCTURES BEING ERECTED WITHIN SUCH EASEMENTS.

SIGNED THIS _____ DAY OF _____ 20__

ACKNOWLEDGMENT

STATE OF UTAH)
COUNTY OF WEBER)ss

ON THIS _____ DAY OF _____ 20__ PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THE SIGNERS OF THE ABOVE OWNERS DEDICATION, _____ IN NUMBER, WHO DULY ACKNOWLEDGED TO ME THAT THEY SIGNED IT FREELY AND VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED.

COMMISSION EXPIRES _____ NOTARY PUBLIC

CORPORATE ACKNOWLEDGMENT

STATE OF UTAH)
COUNTY OF WEBER)ss

ON THIS _____ DAY OF _____ 20__ PERSONALLY APPEARED BEFORE ME _____ WHOSE IDENTITY IS PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) AND WHO BY ME DULY SWORN (OR AFFIRMED), DID SAY THAT HE (SHE) IS THE _____ (TITLE OR OFFICE) OF THE _____ AND THAT SAID DOCUMENT WAS SIGNED BY HIM (HER) IN BEHALF OF SAID CORPORATION BY AUTHORITY OF ITS BYLAWS, OR (RESOLUTION OF ITS BOARD OF DIRECTORS), AND SAID _____ ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE SAME.

COMMISSION EXPIRES _____ NOTARY PUBLIC

BOUNDARY DESCRIPTION

A PART OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, AND A PART OF LOTS 5 AND 6, BLOCK 3, PLAT B, HUNTSVILLE SURVEY, U.S. SURVEY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTH LINE OF SAID LOT 5, SAID POINT BEING SOUTH 88°47'05" WEST 179.71 FEET ALONG SAID SOUTH LINE FROM THE SOUTHEAST CORNER OF SAID LOT 5, AND RUNNING THENCE SOUTH 88°47'05" WEST 377.77 FEET ALONG THE SOUT-H LINE OF LOTS 5 AND 6 TO THE SOUTHWEST CORNER OF SAID LOT 6; THENCE NORTH 01°54'03" EAST 580.00 FEET ALONG THE WEST LINE OF SAID LOT 6 TO THE NORTH LINE OF SAID SECTION 18; THENCE NORTH 89°05'46" EAST 557.33 FEET ALONG SAID NORTH LINE TO THE EAST LINE OF SAID LOT 5; THENCE SOUTH 01°54'03" WEST 150.33 FEET ALONG SAID EAST LINE; THENCE THE FOLLOWING FIVE (5) COURSES ALONG AN EXISTING FENCE (1) NORTH 88°05'07" WEST 197.22 FEET (2) SOUTH 03°48'38" EAST 115.37 FEET (3) SOUTH 40°09'20" EAST 21.38 FEET (4) SOUTH 00°45'54" WEST 164.67 FEET, (5) SOUTH 00°15'22" WEST 140.69 FEET TO THE POINT OF BEGINNING. CONTAINS 5.53 ACRES.

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO CREATE A 5 LOT SUBDIVISION AS SHOWN. BASIS OF BEARING IS UTAH STATE PLANE GRID BEARING AS SHOWN.

PERC TABLE

PERC TEST HOLE	DEPTH, IN.	PERC RATE, MPI	SOILS EVALUATION #12274, WEBER-MORGAN HEALTH DEPARTMENT
NO. 1	48"	8	0-20" SANDY LOAM, GRAY, GRAVEL 10% DRY 20-74" SANDY SKELETAL, REDDISH BROWN, DRY
NO. 2	48"	6	0-24" SANDY LOAM, GRAY, GRAVEL 10-15% DRY 20-74" SANDY SKELETAL, BROWN, DRY
NO. 3	48"	5	0-18" SANDY LOAM, DARK GRAY, GRAVEL&COBBLE10-15% MOIST 22-60" SANDY SKELETAL, BROWN, DRY 56-70" SANDY SKELETAL, LIGHT BROWN, DRY
NO. 4	48"	10	0-22" SANDY LOAM, GRAY, GRAVEL 10-15% DRY 22-60" SANDY SKELETAL, BROWN, MOIST 60-74" SANDY SKELETAL, LIGHT BROWN, MOIST
NO. 5	48"	5	0-30" SANDY LOAM, BLACK 20-24" SANDY SKELETAL, DARK BROWN, GRAVEL&COBBLE, MOIST 50-70" SANDY SKELETAL, BROWN, GRAVEL&COBBLE, MOIST
NO. 6	48"	6	0-15" SANDY LOAM, GRAY,GRAVEL&COBBLE, MOIST 15-36" SANDY SKELETAL, BROWN, GRAVEL&COBBLE, MOIST 50-70" SANDY SKELETAL, LIGHT BROWN, GRAVEL, MOIST

WEBER COUNTY SURVEYOR

I HEREBY CERTIFY THAT THE WEBER COUNTY SURVEYOR'S OFFICE HAS REVIEWED THIS PLAT FOR MATHEMATICAL CORRECTNESS, SECTION CORNER DATA, AND FOR HARMONY WITH LINES AND MONUMENTS ON RECORD IN COUNTY OFFICES. THE APPROVAL OF THIS PLAT BY THE WEBER COUNTY SURVEYOR DOES NOT RELIEVE THE LICENSED LAND SURVEYOR WHO EXECUTED THIS PLAT FROM THE RESPONSIBILITIES AND/OR LIABILITIES ASSOCIATED THEREWITH.

SIGNED THIS ____ DAY OF _____, 20__.

SIGNATURE

HUNTSVILLE TOWNSITE ENGINEER

I HEREBY CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES PREREQUISITE TO CITY ENGINEER APPROVAL OF THE FOREGOING PLAT AND DEDICATIONS HAVE BEEN COMPLIED WITH.

SIGNED THIS ____ DAY OF _____ 20__.

SIGNATURE

HUNTSVILLE TOWNSITE ATTORNEY

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE HUNTSVILLE TOWNSITE ATTORNEY ON THE _____ DAY OF _____ 20__.

SIGNATURE

HUNTSVILLE TOWNSITE PLANNING COMMISSION APPROVAL

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE HUNTSVILLE TOWNSITE PLANNING COMMISSION ON THE _____ DAY OF _____ 20__.

SIGNATURE

HUNTSVILLE TOWNSITE ACCEPTANCE

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE CITY COUNCIL OF HUNTSVILLE TOWNSITE, WEBER COUNTY, UTAH ON THE _____ DAY OF _____ 20__.

MAYOR ATTEST TITLE

WEBER-MORGAN HEALTH DEPARTMENT

I HEREBY CERTIFY THAT THE SOILS, PERCOLATION RATES, AND SITE CONDITION FOR THIS SUBDIVISION HAVE BEEN INVESTIGATED BY THIS OFFICE AND ARE APPROVED FOR ON-SITE WASTEWATER DISPOSAL SYSTEMS.

SIGNED THIS _____ DAY OF _____, 20__.

DIRECTOR, WEBER-MORGAN HEALTH DEPARTMENT

LANDMARK SURVEYING AND ENGINEERING, INC.
A COMPLETE LAND DEVELOPMENT SERVICE
4646 S. 3500 W. #A-3, WEST HAVEN, UTAH 84401
PHONE 801-731-4075

CLIENT: MATT LOWE 801-645-1004

LOCATION: PART OF THE N.E. 1/4 OF SEC. 18, T.6N., R.2W., S.L.B.&M., PART LOTS 5 & 6, BL. 3, PLAT B, HUNTSVILLE SURVEY

SURVEYED: JUNE 2002

REVISIONS:		DRAWN BY: L.A.
08-05-02	DB	CHECKED BY: D.B.
		DATE: 06-28-02
		FILE: 2396FIN.DWG

WEBER COUNTY RECORDER

ENTRY #_____ FEE _____

FILED FOR RECORD & RECORDED

THIS ____ DAY OF _____ 20__

AT _____ IN BOOK _____ OF ____

PAGE _____

WEBER COUNTY RECORDER

BY _____ DEPUTY

003211

003211