

**SURVEYOR'S CERTIFICATE**

I, KEN E. GARDNER, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD THE NECESSARY QUALIFICATIONS TO PREPARE THIS SURVEY. I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW AND THAT THE REFERENCE MARKERS SHOWN ON THIS SUBDIVISION PLAT ARE LOCATED AS INDICATED AND ARE SUFFICIENT TO RETRACE OR REESTABLISH THIS SURVEY, THAT THE INFORMATION SHOWN HEREIN IS SUFFICIENT TO ACCURATELY ESTABLISH THE LATERAL BOUNDARIES OF THE BELOW DESCRIBED TRACT OF REAL PROPERTY AND THE LOT LOCATED ON SAID TRACT AND THIS SUBDIVISION PLAT COMPLIES WITH THE PROVISIONS OF THE CURRENT SUBDIVISION AND ZONING ORDINANCE REGULATIONS OF WEBER COUNTY.



Ken E. Gardner  
DATE: 8/1/2003

**RECORD OF SURVEY  
BAILEY'S BACK FIVE  
PART OF THE NORTHWEST 1/4 OF SECTION 17  
T6N, R2E, SLB&M, U.S. SURVEY**

WEBER COUNTY, UTAH

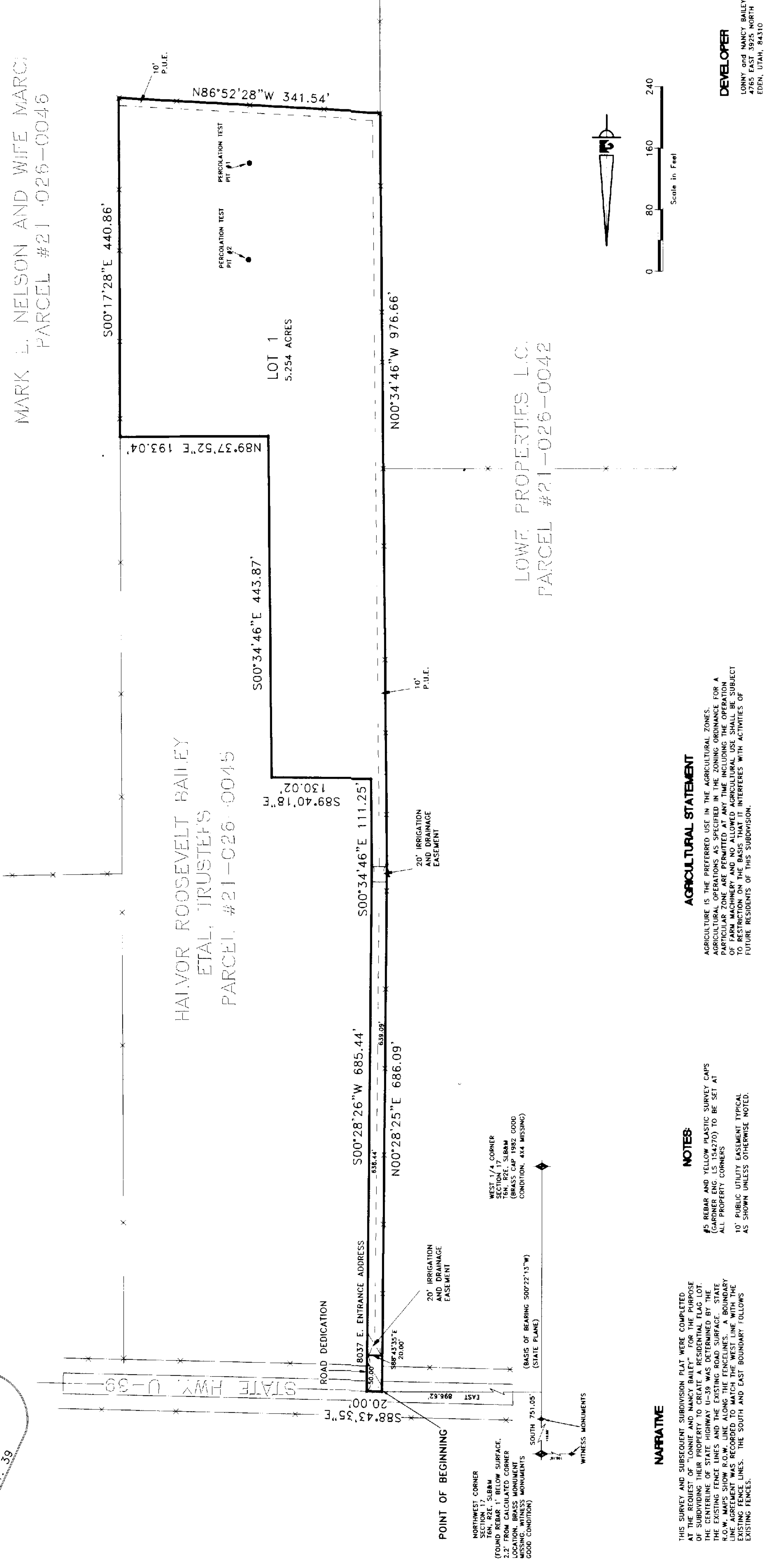
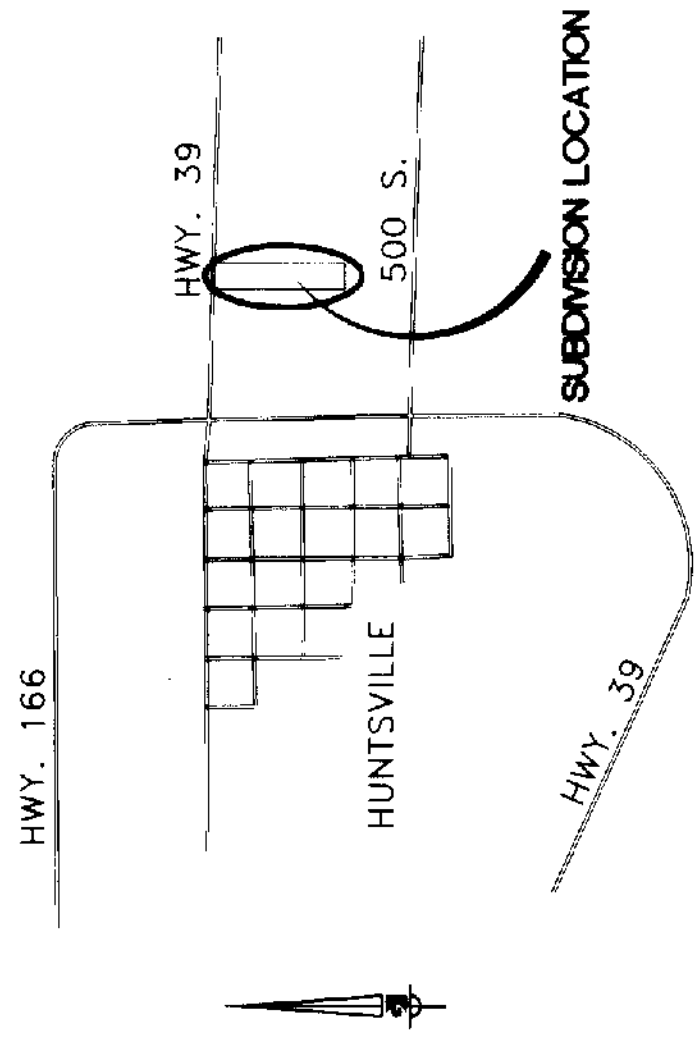
AUGUST 2003

MARK L. NELSON AND WIFE MARC;  
PARCEL #21-026-0046

HALVOR ROOSEVELT BAILEY  
ETAL, TRUSTEES  
PARCEL #21-026-0045

LOWE PROPERTIES L.C.  
PARCEL #21-026-0042

**VICINITY MAP**



**BOUNDARY DESCRIPTION**

A PART OF THE NORTHWEST 1/4 OF SECTION 17, T6N, R2E, SLB&M, BEGINNING AT A POINT IN THE CENTER OF STATE HIGHWAY U-39 WHICH IS SOUTH 751.05 FEET AND EAST 896.62 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 17, BASIS OF BEARING S00°22'15\"/>

COURSES:	CONTAINS:
S 88°43'35" E 20.00 FT.	ALONG THE CENTERLINE OF STATE HIGHWAY U-39; THENCE
S 00°28'28" W 685.44 FT.	RUNNING 20 FT. EAST OF AND PARALLEL TO A FENCE LINE; THENCE
S 00°34'46" E 111.25 FT.	RUNNING 20 FT. EAST OF AND PARALLEL TO A FENCE LINE; THENCE
S 89°40'18" E 130.02 FT.	THENCE
S 00°34'46" E 443.87 FT.	THENCE
S 00°17'28" E 193.04 FT.	TO A FENCE LINE; THENCE
N 89°57'52" E 440.86 FT.	ALONG A FENCE LINE TO A FENCE CORNER; THENCE
N 85°52'28" W 341.54 FT.	ALONG A FENCE LINE TO A FENCE CORNER; THENCE
N 00°34'46" W 976.66 FT.	ALONG A FENCE LINE TO AN ANGLE POINT IN THE FENCE LINE; THENCE
N 00°28'25" E 886.09 FT.	ALONG A FENCE LINE AND CONTINUING TO THE CENTER LINE OF STATE HIGHWAY U-39 AND THE POINT OF BEGINNING.

CONTAINS: 5.276 ACRES / 229,857 S.F.

RECEIVED  
MNR 08 04  
Weber County Surveyor

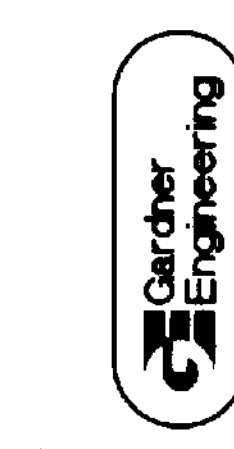
**OWNERS DEDICATION**

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: BAILEY'S BACK FIVE

AND HEREBY DEDICATE, GRANT AND CONVEY TO PUBLIC USE, 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 WEBER COUNTY THOSE CERTAIN STRIPS AS EXCESSERS OF PUBLIC UTILITY AND DRAINAGE PURPOSES AS SHOWN HEREON, THE SAME TO BE USED AS PUBLIC UTILITY AND DRAINAGE PURPOSES. THE DEDICATION OF SAID STREETS AND DRAINAGE AS MAY BE AUTHORIZED BY THE GOVERNING AUTHORITY.

SIGNED THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2003

Prepared By: LONNY HALVOR BAILEY  
MANCY ANN BAILEY



**COUNTY RECORDER**  
ENTRY NO. \_\_\_\_\_ FEE PAID \_\_\_\_\_  
FILED FOR RECORD AND RECORDED \_\_\_\_\_ AT \_\_\_\_\_  
IN BOOK \_\_\_\_\_ OF OFFICIAL RECORDS, PAGE \_\_\_\_\_ RECORDED FOR \_\_\_\_\_  
COUNTY RECORDER BY: \_\_\_\_\_ DEPUTY

**AGRICULTURAL STATEMENT**

AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURAL ZONES OF STREETS AND OTHER PUBLIC WAYS AND FINANCIAL GUARANTEE OF PUBLIC IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION, AND THE USE OF SAID PUBLIC WAYS AND FINANCIAL GUARANTEE FOR A PARTICULAR ZONE ARE PERMITTED AT ANY TIME INCLUDING THE OPERATION OF FARM MACHINERY AND NO ALLOWED AGRICULTURAL USE SHALL BE SUBJECT TO ANY RESTRICTIONS OR INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION.

**NOTES:**

- #1 REBAR AND YELLOW PLASTIC SURVEY CAPS
- #2 REBAR AND YELLOW PLASTIC SURVEY CAPS TO BE SET AT ALL PROPERTY CORNERS
- #3 REBAR AND YELLOW PLASTIC SURVEY CAPS TO BE SET AT 10' PUBLIC UTILITY EASEMENT TYPICAL AS SHOWN UNLESS OTHERWISE NOTED.

**NARRATIVE**

THIS SURVEY AND SUBSEQUENT SUBDIVISION PLAT WERE COMPLETED AT THE REQUEST OF "LOANNE AND MANCY BAILEY" FOR THE PURPOSE OF SUBDIVIDING THEIR PROPERTY TO CREATE A RESIDENTIAL FLAG LOT. THE CENTERLINE OF STATE HIGHWAY U-39 WAS DETERMINED BY THE SURVEYOR USING A BRASS MONUMENT AND A BRASS MONUMENT LOCATION BRASS MONUMENT (BRASS CAP 1982 GOOD MISSING, WITNESS MONUMENTS (GOOD CONDITION, 454 MISSING) SOUTH 751.05' (BASIS OF BEARING S00°22'15\"/>

**ACKNOWLEDGMENT**

STATE OF UTAH )  
COUNTY OF WEBER ) SS  
ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2003  
PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, \_\_\_\_\_, WHO DULY ACKNOWLEDGED TO ME THEY SIGNED IT FREELY AND VOLUNTARILY AND FOR THE PURPOSE THEREIN MENTIONED.

**WEBER-MORGAN HEALTH DEPARTMENT**

I, HEREBY CERTIFY THAT THE SOLS, PRECULATION PATES AND IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION, INVESTIGATED BY THIS OFFICE AND ARE APPROVED FOR AN ON-SITE WASTEWATER DISPOSAL SYSTEM.  
SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2003  
DIRECTOR, WEBER-MORGAN HEALTH DEPARTMENT

**WEBER COUNTY COMMISSION ACCEPTANCE**

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT, THE DEDICATION OF STREETS AND OTHER PUBLIC WAYS AND FINANCIAL GUARANTEE OF PUBLIC IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION, AND THE USE OF SAID PUBLIC WAYS AND FINANCIAL GUARANTEE FOR A PARTICULAR ZONE ARE PERMITTED AT ANY TIME INCLUDING THE OPERATION OF FARM MACHINERY AND NO ALLOWED AGRICULTURAL USE SHALL BE SUBJECT TO ANY RESTRICTIONS OR INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION.  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2003  
CHAIRMAN, WEBER COUNTY COMMISSION

**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 SURVEYOR HAS DETERMINED THAT THE SURVEYOR HAS COMPLIED WITH ALL APPLICABLE AND/OR LIABILITIES ASSOCIATED THEREWITH.  
SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2003

**WEBER COUNTY PLANNING COMMISSION APPROVAL**

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE WEBER COUNTY PLANNING COMMISSION ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2003  
CHAIRMAN, WEBER COUNTY PLANNING COMMISSION

**WEBER COUNTY ATTORNEY**

I HAVE EXAMINED THE FINANCIAL GUARANTEE AND OTHER DOCUMENTS ASSOCIATED WITH THIS SUBDIVISION PLAT AND IN ACCORDANCE WITH THE PROVISIONS OF THE COUNTY ORDINANCE APPLICABLE HERETO AND AM IN FORCE AND EFFECT.  
SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2003

NOTARY PUBLIC

STAMP

TITLE: \_\_\_\_\_  
ATTEST: \_\_\_\_\_

SIGNATURE \_\_\_\_\_  
SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2003

SIGNATURE \_\_\_\_\_  
SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2003