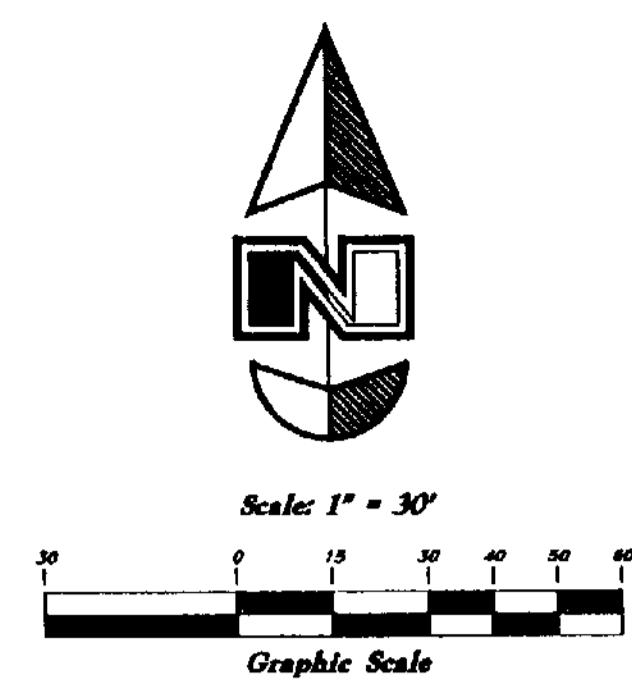


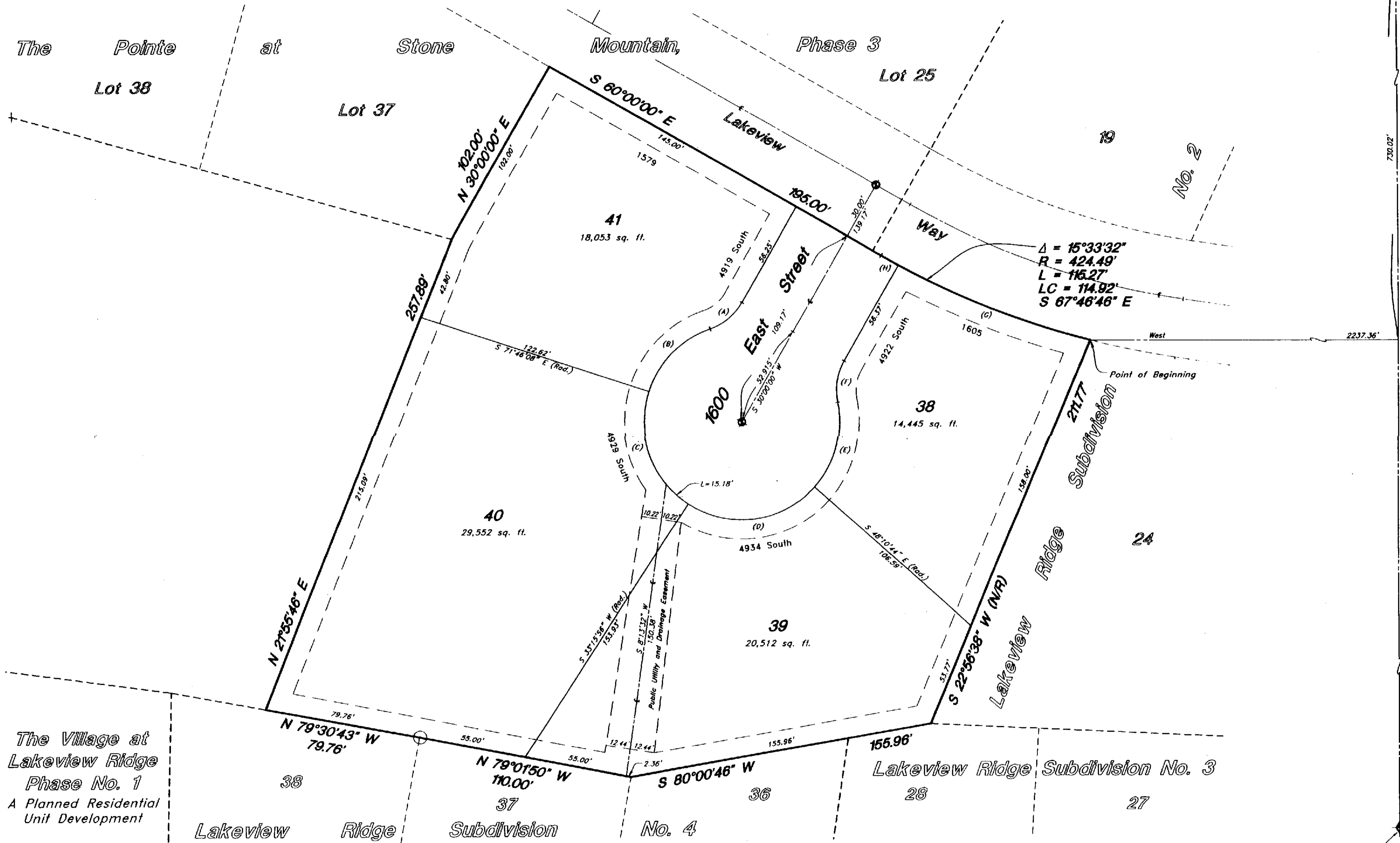
# Lakeview Ridge Subdivision No. 5

A part of the North half of Section 15, T5N, R1W, SLB&M, U.S. Survey  
Ogden City, Weber County, Utah

**NARRATIVE:**  
This Survey was requested by Mr. Chris L. Martineau in order to plat four (4) residential lots.  
The section line bearing S 0°09'07" W between the Northeast Corner and the East Quarter Corner of Section 15, was used as the bearing base being established from information in the Weber County Surveyor's Office and various previously recorded Lakeview Ridge Subdivision plats. The North line of Stone Mountain Estates Subdivision - Phase 2 was established from existing lot corners found and honored as staked on the ground.  
No corners were set.



**Legend**  
 ◆ Section corner  
 ● Set 5/8" # Rebar (24" long) & cap w/ fencepost  
 ⊕ Monument to be set  
 (Rad.) Radial Line  
 (N/R) Non-Radial Line



**PROPERTY LINE CURVE DATA**

(A)	(B)	(C)
Δ = 41°24'35"	Δ = 53°10'42"	Δ = 74°57'57"
R = 30.00'	R = 30.00'	R = 50.00'
L = 21.68'	L = 46.41'	L = 85.42'
LC = 21.21'	LC = 44.76'	LC = 60.85'
S 50°42'17" W	S 44°49'14" W	S 19°15'06" E

(D)	(E)	(F)
Δ = 81°26'39"	Δ = 53°13'51"	Δ = 41°24'35"
R = 50.00'	R = 30.00'	R = 30.00'
L = 71.01'	L = 46.41'	L = 21.68'
LC = 65.24'	LC = 44.80'	LC = 21.21'
S 82°32'36" W	S 15°12'21" W	S 9°17'43" W

(G)	(H)
Δ = 14°12'32"	Δ = 1°21'00"
R = 424.49'	R = 10.00'
L = 105.27'	L = 10.00'
LC = 105.00'	LC = 10.00'
S 68°27'16" E	S 60°40'30" E

**OGDEN CITY ATTORNEY'S OFFICE**  
Approved by the City Attorney's Office this 7th day of November, 2002.  
*Andrea W. Leonard*  
City Attorney

**OGDEN CITY APPROVAL**  
This plat, and the dedications offered herein, are approved and accepted by the Mayor of Ogden City this 8th day of November, 2002.  
*Matthew R. Gairdy*  
Mayor



**OGDEN CITY COMMUNITY AND ECONOMIC DEVELOPMENT DEPARTMENT**  
I hereby certify that this plat complies with the minimum requirements of the Subdivision Ordinance of Ogden City, and conforms with the approved preliminary plat, as reviewed and approved by the Ogden City Planning Commission and the Mayor of Ogden City, prerequisite to final plat approval by the Mayor of Ogden City.  
Signed this 6th day of November, 2002.  
*Gregory J. Smith*  
Signature

**OGDEN CITY ENGINEER 003273**  
I hereby certify that I have carefully investigated the lines of Survey of the foregoing plat and legal description of the lands embraced therein, and find them to be correct and agree with the ties and monuments on record in this office.  
Signed this 6th day of November, 2002.  
*John Wayne Shupe*  
Signature LPQ

166484  
License No.

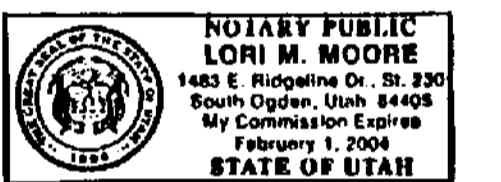
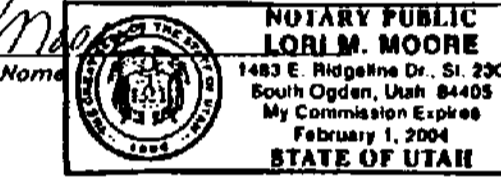
*Mark E. Babbitt*  
Mark E. Babbitt  
STATE OF UTAH

**OWNER'S DEDICATION**  
We, the undersigned owners of the herein described tract of land, hereby set apart and subdivide the same into lots, and streets as shown on this plat, and name said tract Lakeview Ridge Subdivision No. 5, and hereby dedicate, grant and convey to Ogden City, Weber County, 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 dedicate those certain strips as easements for public utility and drainage purposes over and across the portions of the lots designated as public utility and drainage easements as shown hereon, the same to be used for the installation, maintenance and operation of public utility service lines and drainage, as may be authorized by Ogden City.  
Signed this 25th day of October, 2002.

Shadow Ridge Development LP  
*Chris L. Martineau*  
Chris L. Martineau  
Member  
*John Wayne Shupe*  
John Wayne Shupe  
J.W.S. Property Services, Inc.  
Member  
by: John Wayne Shupe - President

**ACKNOWLEDGMENT**  
State of Utah } ss  
County of Weber }  
On the 25th day of October, 2002, personally appeared before me, the undersigned Notary Public, the signers of the above Owner's Dedication, two (2) in number, who duly acknowledged to me they signed it freely and voluntarily and for the purposes therein mentioned.  
Residing at: *John M. Moore*  
A Notary Public commissioned in Utah  
Commission Expires: 2-1-04

State of Utah } ss  
County of Weber }  
On the 25th day of October, 2002, personally appeared before me, John Wayne Shupe who being by me duly sworn did say that he is President of J.W.S. Property Services, Inc. and that said instrument was signed in behalf of said Corporation by a resolution of its Board of Directors and John Wayne Shupe acknowledged to me that said Corporation executed the same.  
Residing at: *John M. Moore*  
A Notary Public commissioned in Utah  
Commission Expires: 2-1-04



**BOUNDARY DESCRIPTION**  
A part of the North half of Section 15, Township 5 North, Range 1 West, Salt Lake Base and Meridian, U.S. Survey:  
Beginning at the Northwest corner of Lot 24, Lakeview Ridge Subdivision No. 2, Ogden City, Weber County, Utah, which is 730.02 feet South 0°09'07" West along the Section line and 2237.36 feet West from the Northeast corner of said Section 15; running thence South 22°56'38" West 211.77 feet along the Westerly boundary line of said Lakeview Ridge Subdivision No. 2 to the Northerly boundary line of Lakeview Ridge Subdivision No. 3, Ogden City, Weber County, Utah; thence South 80°00'46" West 155.96 feet along said Northerly boundary line and Northerly boundary line of Lakeview Ridge Subdivision No. 4, Ogden City, Weber County, Utah; thence North 79°01'50" West 110.00 feet and North 79°30'43" West 79.76 feet along said Northerly boundary line of Lakeview Ridge Subdivision No. 4; thence North 21°55'46" East 257.89 feet to the Southeast corner of Lot 37, The Pointe at Stone Mountain, Phase 3, a subdivision in Ogden City, Weber County, Utah; thence North 30°00'00" East 102.00 feet along said Easterly boundary line of said Lot 37 to the Southerly right of way line of Lakeview Way; thence two (2) courses along said Southerly Right of way line as follows: South 60°00'00" East 195.00 feet to a point of tangency and Southeasterly along an arc of a 424.49 foot radius curve to the left a distance of 115.27 feet (Central Angle equals 15°33'32" and Long Chord bears South 67°46'46" East 114.92 feet) to the point of beginning.  
Contains 94,204 sq. ft.  
Or 2.163 acres

RECEIVED  
JUN 10 04

Weber County Surveyor

**WEBER COUNTY RECORDER**  
ENTRY NO. 18110236  
FILED FOR RECORD AND RECORDED 12-Nov-2002 AT 11:26 AM IN BOOK 56 OF OFFICIAL RECORDS, PAGE 96 RECORDED FOR Shadow Ridge Dev.  
*Dee Crafts*  
Dee Crafts  
WEBER COUNTY RECORDER

**GREAT BASIN ENGINEERING NORTH**  
CONSULTING ENGINEERS AND SURVEYORS  
5746 South 1475 East - Suite 200  
Ogden, Utah 84403  
P.O. Box 150048, Ogden, Utah 84415  
Ogden (801)394-6515 Salt Lake City (801)391-0222 Fax (801)392-7544