

Sunbrook Condominiums Phase No. 8

A part of Lot 49 and Lot 55, of Plat "B" North Ogden Survey in the Northeast 1/4 of Section 32, T7N, R1W, SLB&M, U.S. Survey North Ogden City, Weber County, Utah



Scale: 1" = 30'

SURVEYOR'S CERTIFICATE

I, Gary L. Newman, a Registered Professional Land Surveyor in the State of Utah, do hereby certify that this plat of Sunbrook Condominiums Phase No. 8, in North Ogden City, Weber County, Utah has been correctly drawn to the designated scale and is a true and correct representation of the following described lands included in said condominium plat based on data compiled from records in the Weber County Recorder's Office and of a survey made on the ground.

Signed this 22nd day of October, 2001.

4778
License No.

OWNERS CONSENT TO RECORD

Known All Men By These Presents: Sunbrook Development L.L.C., Being the owners of this tract of land described herein and the Sunbrook Condominiums Phase No. 8, a condominium project located on said tract of land, do hereby make this certificate that said owners have caused a survey to be made, and this record of survey map to be prepared that said owners have consented to and do hereby consent to the recordation of this record of survey map in accordance with the Utah Condominium Ownership Act.

Furthermore, we the undersigned owners of said tract of land do hereby set apart, grant and convey to the common ownership those certain strips designed as easements for purposes indicated herein, the same to be used for the installation, maintenance, and operation of said utility lines and irrigation system as may be authorized by the common ownership and hereby dedicate, grant, and convey to North Ogden City, Utah all those parts or portions of said tract of land designated as streets, the same to be used as public thoroughfares forever.

Signed this day of October, 2001.

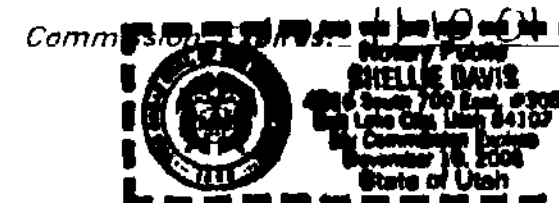
Duane Shaw
Duane Shaw - Member

ACKNOWLEDGMENT

State of Utah }
County of Salt Lake }

On the 22nd day of October, 2001, personally appeared before me Duane Shaw, who being by me duly sworn did say that he is a Member of Sunbrook Development L.L.C., and that said instrument was signed in behalf of said Limited Liability Company by a resolution of its Members and Duane Shaw acknowledged to me that said Limited Liability Company executed the same.

Residing at: Salt Lake City, Utah



Shirley J. Davis
Shirley J. Davis
Notary Public

ASSURANCE STATEMENT

Assurance in the form of a _____ issued from _____ in the amount of \$ _____ has been deposited with North Ogden City to guarantee construction of the required improvements.

Benchmark:

Top of Arrow on the Fire Hydrant on the East side of Washington Boulevard. Located at the Southwest corner of a House Addressed as #2480 North

Elevation 4359.33

- Construction of this Project was not complete at the time this condominium plat was prepared. Upon completion of Construction, this plat may require amendment in the event of any material change in the final location of improvements.
- Each Condominium unit contained within the project is as shown and is designated by a number.

Common areas and Facilities - [Symbol]

Private ownership - [Symbol]

Limited common area & facilities - [Symbol]

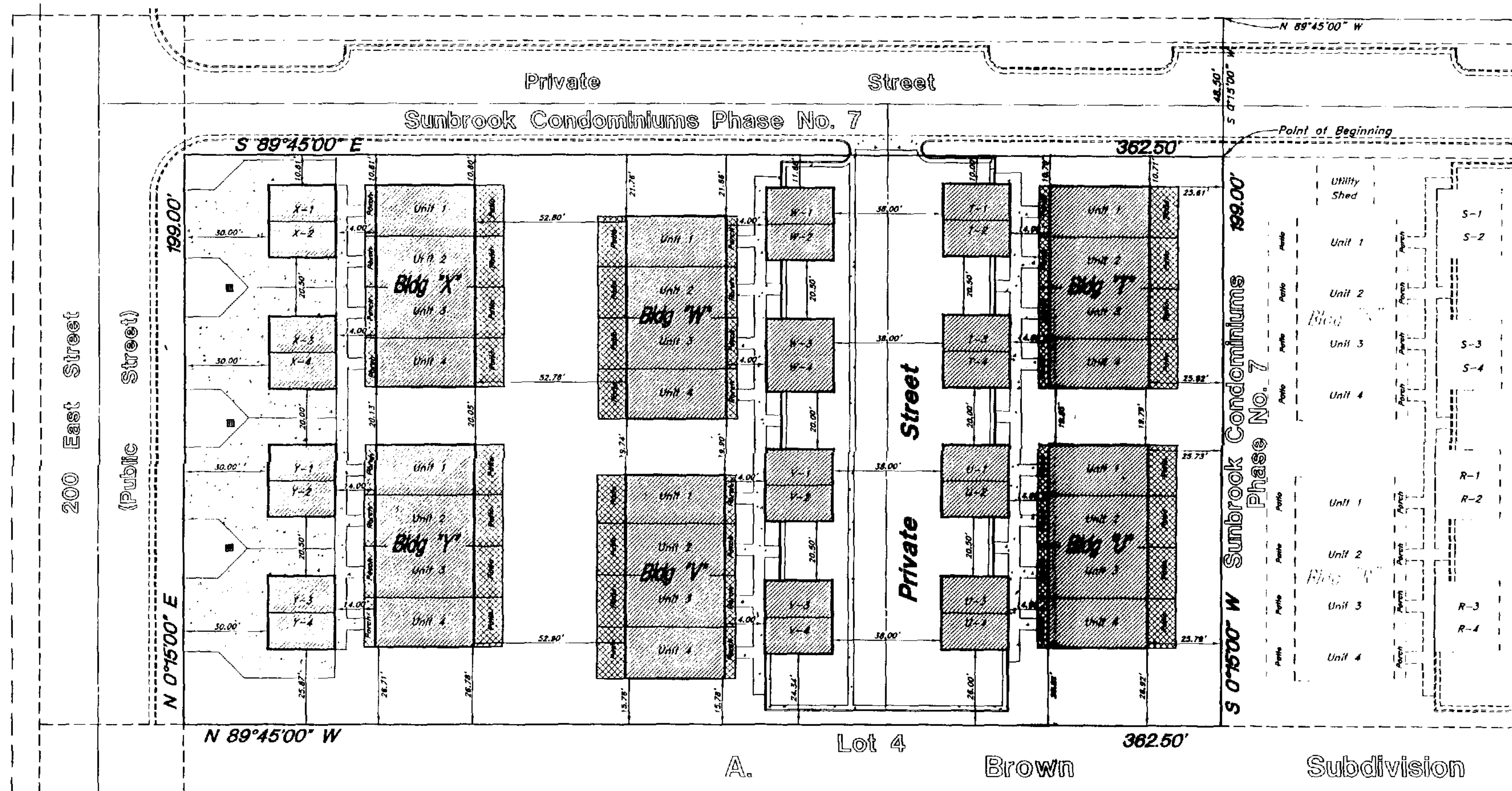
- All garages and patios contained within the project are considered limited common areas. They are set aside and reserved for the use of the respective condominium unit to which they are attached and/or appurtenant.
- All other areas contained within the project, but not shown with diagonal stripe or cross hatched lines are considered Common Area, including covered and uncovered parking, private streets, stormwater detention and drainage easement areas.
- Benchmark: Top of arrow on Fire Hydrant on the East side of Washington Boulevard. Located at the Southwest corner of a House addressed as #2480 North.
- Dimensions are to exterior foundation only.
- All Common Area is considered to be an easement for public utility and drainage purposes, including the private streets.

NORTH OGDEN CITY ATTORNEY

I certify that the requirements of all applicable statutes and ordinances prerequisite by the State of Utah and the ordinances of North Ogden City of the foregoing plat and dedications have been complied with.

Signed this 26th day of October, 2001.

Keith M. Brown
City Attorney



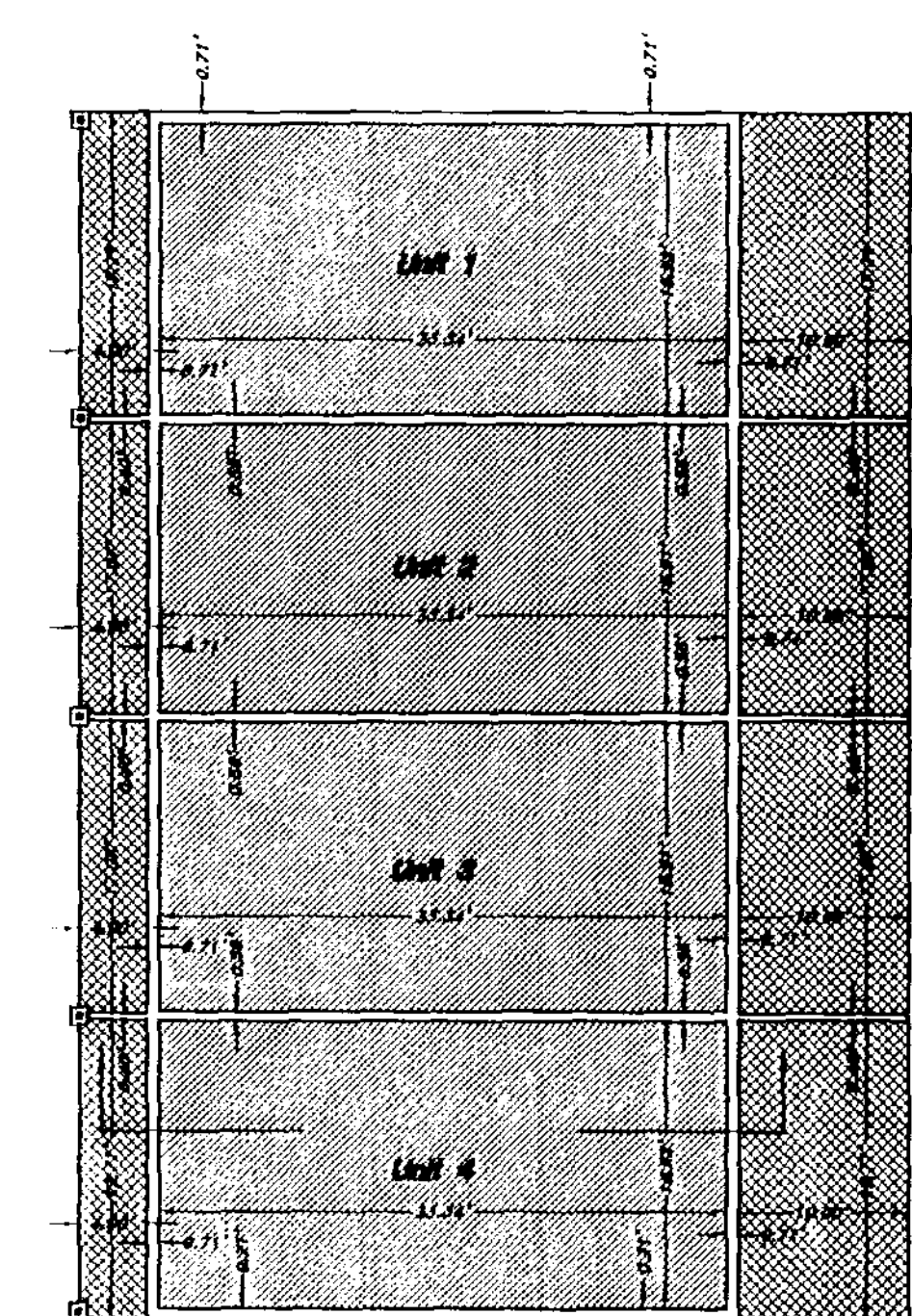
Northeast Corner of Lot 55 - Plat "B" North Ogden Survey

BOUNDARY DESCRIPTION

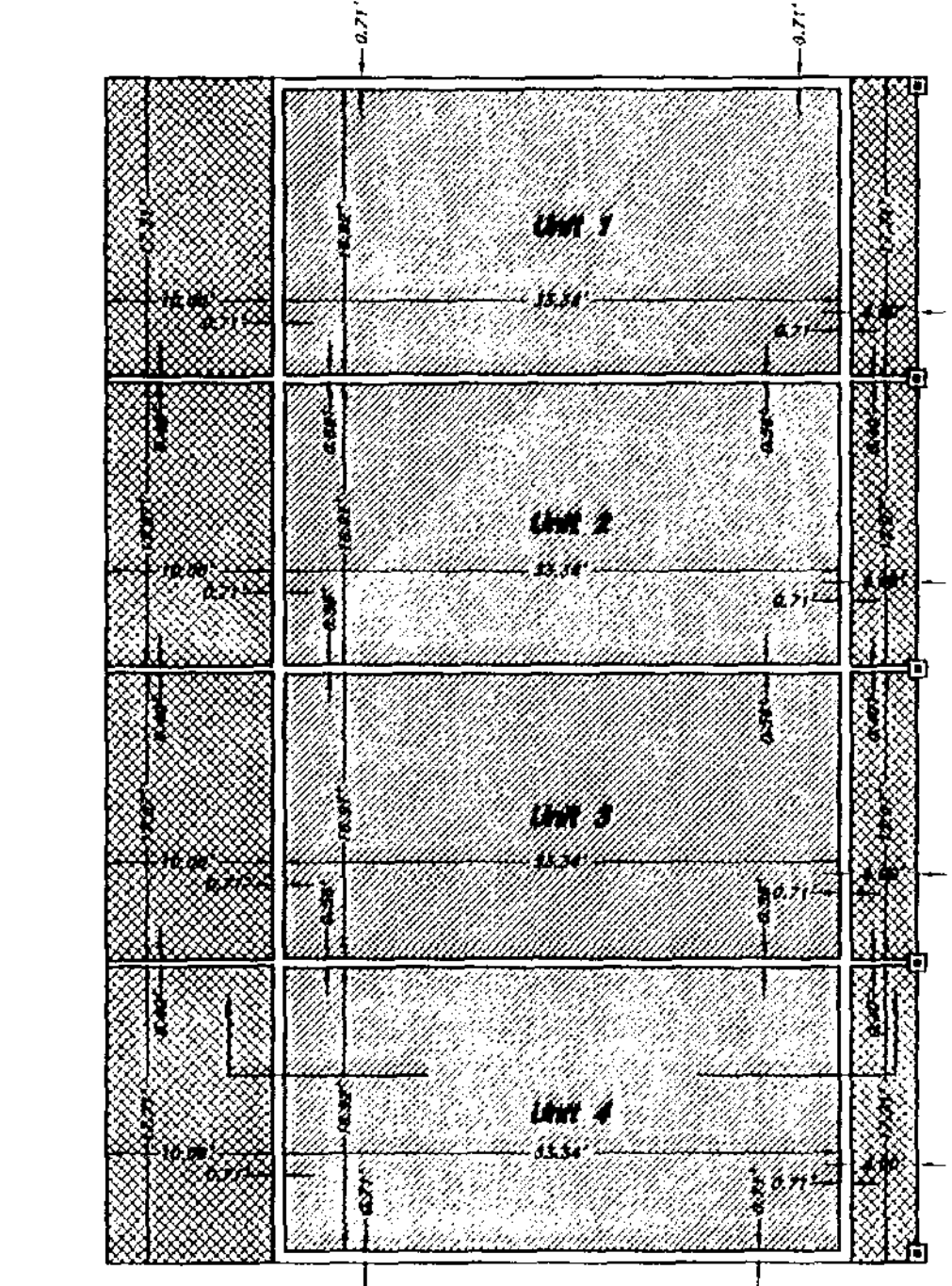
A part of Lots 49 and 55, Plat "B", North Ogden Survey in the Northeast Quarter of Section 32, Township 7 North, Range 1 West, Salt Lake Base and Meridian, U.S. Survey:

Beginning at a point on the West boundary of Sunbrook Condominiums Phase No. 7 in North Ogden City, Weber County, Utah being 907.00 feet North 89°45'00" West and 48.50 feet South 0°15'00" West from the Northeast corner of said Lot 55; running thence South 0°15'00" West 199.00 feet along the West line of said Phase No. 7 to the Southwest corner of said Phase No. 7 and the North line of A. Brown Subdivision in North Ogden City, Weber County, Utah; thence North 89°45'00" West 362.50 feet along said North line to the East right of way line of 200 East Street; thence North 0°15'00" East 199.00 feet to the South boundary of said Phase No. 7; thence South 89°45'00" East 362.50 feet along said South boundary to the point of beginning.

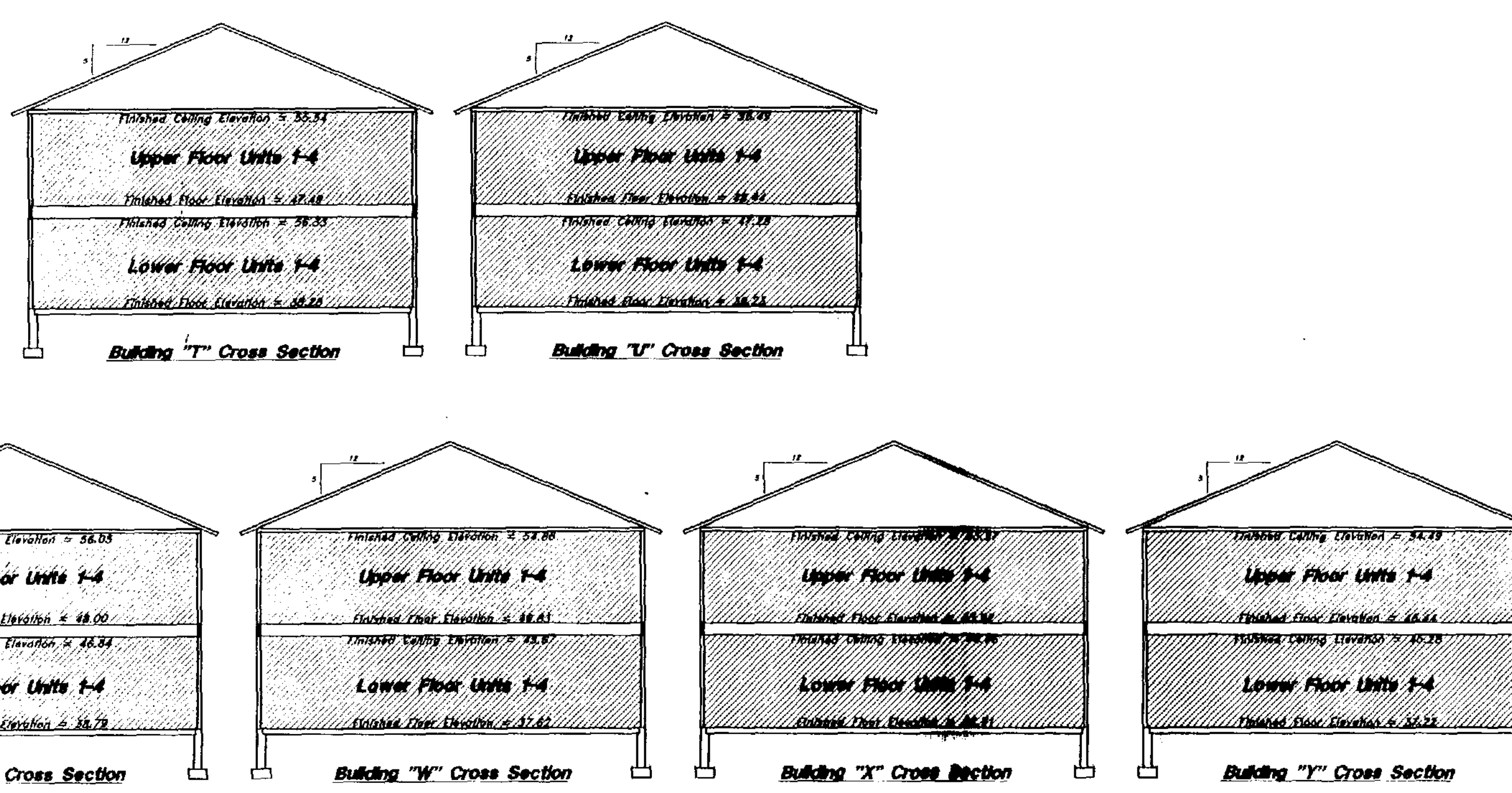
Contains 1.656 Acres



Buildings "T" "U" "X" & "Y"



Buildings "V" & "W"



NORTH OGDEN CITY APPROVALS

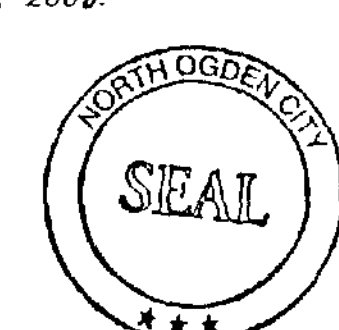
This Plat was approved by the City Engineer and the Community Development Director.

By: *Scott L. Jones* 10/26/01
City Engineer Date
By: *John J. [Signature]* 10/26/01
Community Development Director Date

NORTH OGDEN CITY COUNCIL

Approved by the City Council of North Ogden City, Utah on the 24th day of October, 2001.

By: *[Signature]* Mayor
Attest: *[Signature]* City Recorder



GREAT BASIN ENGINEERING NORTH
CONSULTING ENGINEERS AND SURVEYORS
4714 South 1300 West - Suite 102
Midvale, Utah 84403
P.O. Box 2307, Ogden, Utah 84409
Ogden (801)364-0518 Salt Lake City (801)321-0022 Fax (801)364-7544

WEBER COUNTY RECORDER
1605657 FEE PAID
FILED FOR RECORD AND
RECORDED AT 11:00 AM ON 10/26/01
2:30 PM ROOM 51 OF OFFICIAL
RECORDS, PAGE 95
FOR EQUITY TITLE
Doug Crofts
WEBER COUNTY RECORDER
By: *[Signature]* DEPUTY

003294