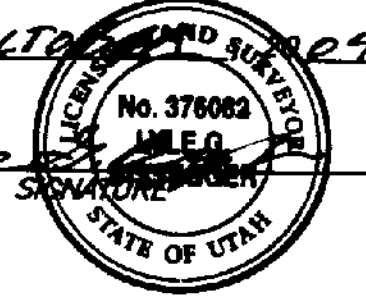


Surveyor's Certificate

I, LYLE G. BISSEGGER, DEPOSE AND SAY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR, HOLDING UTAH LICENSE NUMBER 376082, THAT A SURVEY OF THE PROPERTY DESCRIBED HEREON WAS PERFORMED BY ME OR UNDER MY DIRECTION, AND THAT THIS PLAT CORRECTLY DEPICTS THE FINDINGS OF THAT SURVEY.

SIGNED THIS 22ND DAY OF OCTOBER 2004

376082
UTAH LICENSE NUMBER



Curve Table

NUMBER	RADIUS	DELTA	LENGTH	TANGENT	CHORD	CH LENGTH
C1	40.00'	82°38'57"	57.70'	35.17'	N06°12'38"E	52.83'



Boundary Description

PART OF LOT 46, SUN-VIEW ADDITION NO. 3 IN OGDEN CITY, WEBER COUNTY, UTAH AND PART OF THE NORTHWEST QUARTER OF SECTION 22, T.6N., R.1W., S.L.B.&M., U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 46; THENCE ALONG THE BOUNDARY OF SAID LOT 46 THE FOLLOWING TWO (2) COURSES: (1) N20°17'28"W 299.23 FEET TO A 40.00 FOOT RADIUS CURVE THE CENTER OF WHICH BEARS N42°27'54"W, AND (2) NORTHERLY ALONG SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 82°38'57" A DISTANCE OF 57.70 FEET; THENCE S89°29'00"E 82.67 FEET TO THE EASTERLY BOUNDARY OF SAID LOT 46; THENCE S18°55'07"E ALONG SAID BOUNDARY 217.79 FEET; THENCE S23°36'00"W 137.94 FEET TO THE POINT OF BEGINNING.

CONTAINS: 0.62 ACRES

Narrative

THE PURPOSE OF THIS PLAT IS TO CREATE A RECORD OF SURVEY OF THIS PROPERTY FOR MATT KELLER. THE WESTERLY, NORTHERLY, AND EASTERLY LINES WERE FIXED BY THE BOUNDARY OF LOT 46, SUN-VIEW ADDITION NO. 3 IN OGDEN CITY, WEBER COUNTY, UTAH, AS DETERMINED BY THE FOUND MONUMENTS WHICH FIT WELL WITH THE EXISTING IMPROVEMENTS. THE SOUTHERLY LINE FIT WITH THE FOUND OGDEN CITY REBAR & CAPS. ALL OTHER LINES WERE DETERMINED BY DEED. ALL REAR BOUNDARY CORNERS WERE SET WITH A 5/8" REBAR AND RED CAP STAMPED "REEVE & ASSOCIATES". THE FRONT CORNERS WERE SET WITH A LEAD PLUG AND TACK IN THE TOP BACK OF CURB AT THE EXTENSION OF LOT SIDELINES.

Basis of Bearings

THE BASIS OF BEARINGS FOR THIS PLAT IS THE SUN-VIEW ADDITION NO. 3 IN OGDEN CITY, WEBER COUNTY, UTAH, DETERMINED LOCALLY BY THE LINE BETWEEN THE FOUND STREET MONUMENT IN THE INTERSECTION OF TAYLOR AVENUE AND SUN VIEW DRIVE, AND THE FOUND STREET MONUMENT IN THE INTERSECTION OF SIMORON DRIVE AND SUN VIEW DRIVE, SHOWN HEREON AS: N64°23'48"E

RECEIVED

OCT 25 2004

Weber County Surveyor

003364

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Legend

- = EXISTING BUILDING
- = EXISTING PAVEMENT
- = EXISTING CURB & GUTTER
- = EXISTING FENCE
- = EXISTING CONCRETE WALL
- = FOUND STREET MONUMENT
- = FOUND OGDEN CITY REBAR & CAP
- = SET 5/8" REBAR & RED CAP STAMPED "REEVE & ASSOCIATES"
- = SET LEAD PLUG & TACK IN TOP BACK OF CURB

REVISIONS

1.	10-22-2004 NSJ (MPLAR)	4.	
2.		5.	
3.		6.	

PROJECT NO.: 4956-01 SURVEYOR: L. BISSEGGER
DATE: 10-04-2004 DRAWN: N. JOHNSON
SCALE: 1"=30' CHECKED:

REEVE & ASSOCIATES, INC.
Civil Engineering * Structural Engineering
Surveying * Land Planning * Landscape Design
EXECUTIVE BLDG., 4155 S. HARRISON BLVD., STE. #310
OGDEN, UTAH 84403
(801) 621-3100 FAX (801) 621-2666 "Solutions You Can Build On"

RECORD OF SURVEY

MATTHEW KELLER PROPERTY
PART OF THE NW 1/4 OF SECTION 22, T.6N., R.1W., S.L.B.&M., U.S. SURVEY
OGDEN CITY, WEBER COUNTY, UTAH
OCTOBER, 2004

SHEET

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SHEETS