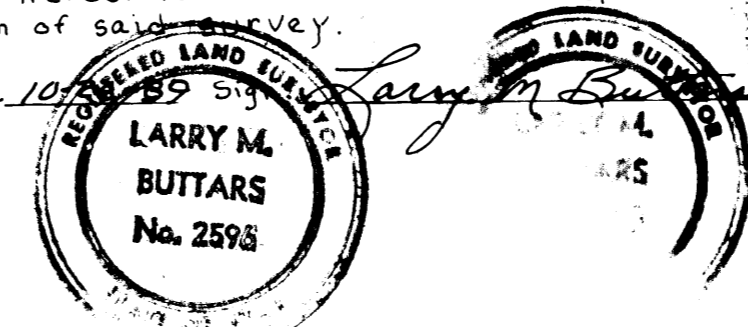


SURVEYOR'S CERTIFICATE

I, Larry M. Buttars, a registered Land Surveyor as prescribed by the laws of the State of Utah, and holding licence No. 2596, do hereby certify that I made a survey of the below described property and the plat hereon is a true and correct representation of said survey.

Date 10-26-1989 *Larry M. Buttars*



DESCRIPTION

All of lots 1 to 12, inclusive, Block 1, Montrose Addition, Ogden City, Weber County, Utah, together with the vacated alley abutting thereon, also a part of Lots 13, 14 and 15 of said Block 1, Montrose Addition, described as follows: Beginning at the Southeast corner of said lot 13, and running thence $N. 0^{\circ} 58' E.$ 120.20 ft, thence $N. 89^{\circ} 02' W.$ 3.2 ft, thence $N. 31^{\circ} 44' W.$ 74.32 to the Northernly line of lot 15, thence Northeastly along the O.S.L.R. R.O.W. to the East line of lot 13, thence South along said lot line 218.6 ft to the point of beginning together with and subject to a 30 ft right of way for ingress and egress described as follows: Beginning at the South West corner of 13, Block 1, of said Montrose Addition, and running thence North 120.20 ft, thence $S. 89^{\circ} 02' E.$ 30 ft, thence South 120.20 ft, thence $N. 89^{\circ} 02' W.$ 30 ft to the point of beginning.

NARRATIVE

The purpose of this survey was to establish a boundary line for sale of this described property and ROW easement for ingress and egress, the bearing $N. 31^{\circ} 44' W.$ is along the most easterly line of an existing garage wall to be retained by the seller. Bearing basis is from Ogden City Engineering records of Montrose addn plat.

LEGEND

- Set $1/2" \times 24"$ re bar with plastic cap stamped L Buttars, R.L. 2596
- Set Pk. nail with station

BUTTARS SURVEYING
 1815 26th STREET OGDEN, UT 84401
 PHONE 592-5291

CLIENT: PAUL V. WELLS
 SURVEY LOCATION:
 MONTROSE ADDN, WEST 24th ST.
 OGDEN CITY, UTAH

SURVEY DATE: 10-26-1989

RECEIVED
 JUL 06 1990
 Weber County Surveyor