

STARNES ESTATES - 1ST AMENDMENT

A PART OF THE S.E. 1/4 OF SECTION 7,

T. 7 N., R. 1 E., S.L.B.&M.

WEBER COUNTY, UTAH

3 Nov, 2006

(Basis of Bearings Per 1992 Sub of N.F.R.P. N 0°14'00" W 2647.38' N 0°15'18" E

(2650.52' Weber County) BASIS OF BEARINGS
N 0°45'13" E 2650.41' Meas.

EAST 1/4 CORNER OF SECTION 7,
TOWNSHIP 7 NORTH, RANGE 1 EAST,
SALT LAKE BASE & MERIDIAN, WEBER
CO. SURVEYOR'S BRASS CAP
MON. DATED 1963 in Good Cond.

SOUTHEAST CORNER OF SECTION 7,
TOWNSHIP 7 NORTH, RANGE 1 EAST,
SALT LAKE BASE & MERIDIAN, WEBER
CO. SURVEYOR'S BRASS CAP
MON. DATED 1968, in Good Cond.

SOUTHEAST CORNER OF SECTION 7,
T. 7 N., R. 1 E., S.L.B.&M.,
MON. DATED 1968, Location 23.25'
N.83°08'44"E from 1998 Mon. Position.
1968 Mon. No Longer in Place.

OWNERS DEDICATION 003718

WE, THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AS SHOWN HEREON AND NAME SAID TRACT "STARNES ESTATES - 1st AMENDMENT" AND DO HEREBY DEDICATE TO PUBLIC USE ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS STREETS, THE SAME TO BE USED AS PUBLIC THOROUGHFARES AND ALSO DO HEREBY GRANT AND DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED HEREON AS PUBLIC UTILITY, STORM WATER DETENTION PONDS DRAINAGE EASEMENTS AND CANAL MAINTENANCE EASEMENT, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINE, STORM DRAINAGE FACILITIES, IRRIGATION CANALS OR FOR THE PERPETUAL PRESERVATION OF WATER CHANNELS IN THEIR NATURAL STATE WHICHEVER IS APPLICABLE AS MAY BE AUTHORIZED BY GOVERNING AUTHORITY, WITH NO BUILDINGS OR STRUCTURES BEING ERRECTED WITHIN SUCH EASEMENTS.

SIGNED THIS _____ DAY OF _____, 2006

ACKNOWLEDGEMENT

STATE OF UTAH / SS:
COUNTY OF WEBER /
ON THIS _____ DAY OF _____, 2006
PERSONALLY APPEARED _____, AND
SIGNER(S) OF THE ADJACENT INSTRUMENT, WHO DULY ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME.
NOTARY PUBLIC _____ RESIDING AT _____
MY COMMISSION EXPIRES: _____

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 APPROVAL OF THIS PLAT BY THE WEBER COUNTY SURVEYOR DOES NOT RELIEVE THE LICENSED LAND SURVEYOR WHO EXECUTED THIS PLAT FROM THE RESPONSIBILITIES AND/OR LIABILITIES ASSOCIATED THEREWITH.

SIGNED THIS _____ DAY OF _____, 2006

COUNTY SURVEYOR

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 _____, 2006

CHAIRMAN, WEBER COUNTY PLANNING COMMISSION

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, THEREON ARE HEREBY APPROVED AND ACCEPTED BY THE COMMISSIONERS OF WEBER COUNTY, UTAH THIS _____ DAY OF _____

TITLE _____
CHAIRMAN, WEBER COUNTY COMMISSION _____ ATTEST

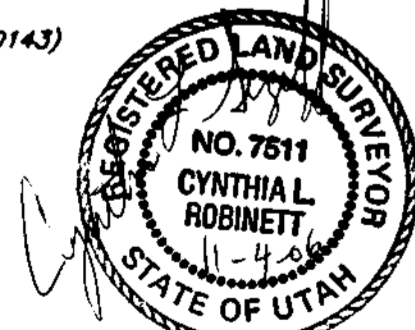
LEGAL DESCRIPTION

ALL OF LOT 1 OF STARNES ESTATES, LOCATED IN WEBER COUNTY, UTAH.

SURVEYOR'S CERTIFICATE

I, CYNTHIA L. SEGRUFF DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD LICENSE NO. 7511 (170143) IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT, AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THIS PLAT, AND THAT I FURTHER CERTIFY THAT ALL LOTS IN STARNES ESTATES - 1ST AMENDMENT HEREBY MEET ALL CURRENT LOT WIDTH AND AREA REQUIREMENTS OF THE WEBER COUNTY ZONING ORDINANCE.

CYNTHIA L. SEGRUFF P.L.S. 7511(170143)
Ftd Cynthia L. Robinett



NARRATIVE

BASIS OF BEARINGS IS STATE PLANE GRID AS PROVIDED BY THE WEBER COUNTY SURVEYORS OFFICE, S.0°45'13"E. ALONG THE EAST MONUMENTED LINE OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, AND AS MARKED IN THE FIELD BY WEBER COUNTY SURVEYORS BRASS CAPPED MONUMENTS AND AS SHOWN PER THIS PLAT.

THE REQUEST FOR THIS SURVEY WAS BY MIKE STARNES, IN ORDER TO SPLIT THE ORIGINAL LOT 1 OF STARNES ESTATES, A DEDICATED SUBDIVISION IN 2003, INTO 2 LOTS.

LEGEND:

- () DISTANCE AND OR BEARING PER DEED OR PLAT.
NO PARENTHESES IS MEASURED DISTANCE OR ROTATED PLAT OR DEED BEARING TO STATE PLANE GRID BEARING.
EXISTING FENCES.
- SET 5/8" REBAR/C. & L.S. CAP.
- P.O.P.L. POINT ON PROPERTY LINE
- ▨ FLOOD PLANE AREA

NOTE:

- 1) AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURAL ZONES. AGRICULTURAL OPERATIONS AS SPECIFIED IN THE ZONING ORDINANCE FOR A PARTICULAR ZONE ARE PERMITTED AT ANY TIME, INCLUDING THE OPERATION OF FARM MACHINERY AND NO ALLOWED AGRICULTURAL SHALL BE SUBJECT TO RESTRICTION ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION.
- 2) SHAW ROAD ELEVATION IS ABOVE MOST OF LOTS 1 AND 2. DUE TO THIS SITUATION, BOTH LOT OWNERS ACCEPT WATER RUNOFF GENERATED BY SHAW ROAD BY KEEPING THE EXISTING DITCH ALONG THE EASTERN SIDE OF SHAW ROAD IN GOOD USE.

WEBER COUNTY ENGINEER

I HEREBY CERTIFY THAT THE REQUIRED PUBLIC IMPROVEMENT STANDARDS AND DRAWINGS FOR THIS SUBDIVISION CONFORM WITH COUNTY STANDARDS AND THE AMOUNT OF FINANCIAL GUARANTEE IS SUFFICIENT FOR THE INSTALLATION OF THESE IMPROVEMENTS.

SIGNED THIS _____ DAY OF _____, 2006

WEBER-MORGAN HEALTH DEPARTMENT

I HEREBY CERTIFY THAT THE SOILS, PERCOLATION RATES AND SITE CONDITIONS FOR THIS SUBDIVISION HAVE BEEN INVESTIGATED BY THIS OFFICE AND ARE APPROVED FOR ON-SITE WASTEWATER DISPOSAL SYSTEMS.

SIGNED THE _____ DAY OF _____, 2006

WEBER COUNTY ATTORNEY

I HAVE EXAMINED THE FINANCIAL GUARANTEE AND OTHER DOCUMENTS ASSOCIATED WITH THIS SUBDIVISION PLAT AND IN MY OPINION THEY CONFORM WITH THE COUNTY ORDINANCE APPLICABLE THERETO AND NOW IN FORCE AND EFFECT.

SIGNED THIS _____ DAY OF _____, 2006

REC'D
NOV 06 2006
WEBER CO. SURVEYOR

003718

C. L. S. Inc.
810 CANYON ROAD
OGDEN, UTAH 84404
(801) 399-4935

CLIENT: MIKE STARNES

SURVEY LOCATION:
SE 1/4 SEC. 7,
TOWNSHIP 7 NORTH, RANGE 1 EAST,
SALT LAKE BASE & MERIDIAN

SURVEY DATE: 7/23/06