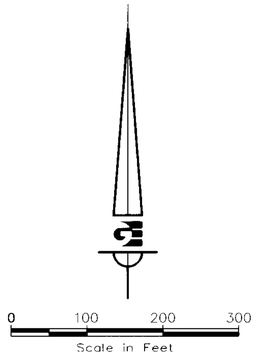
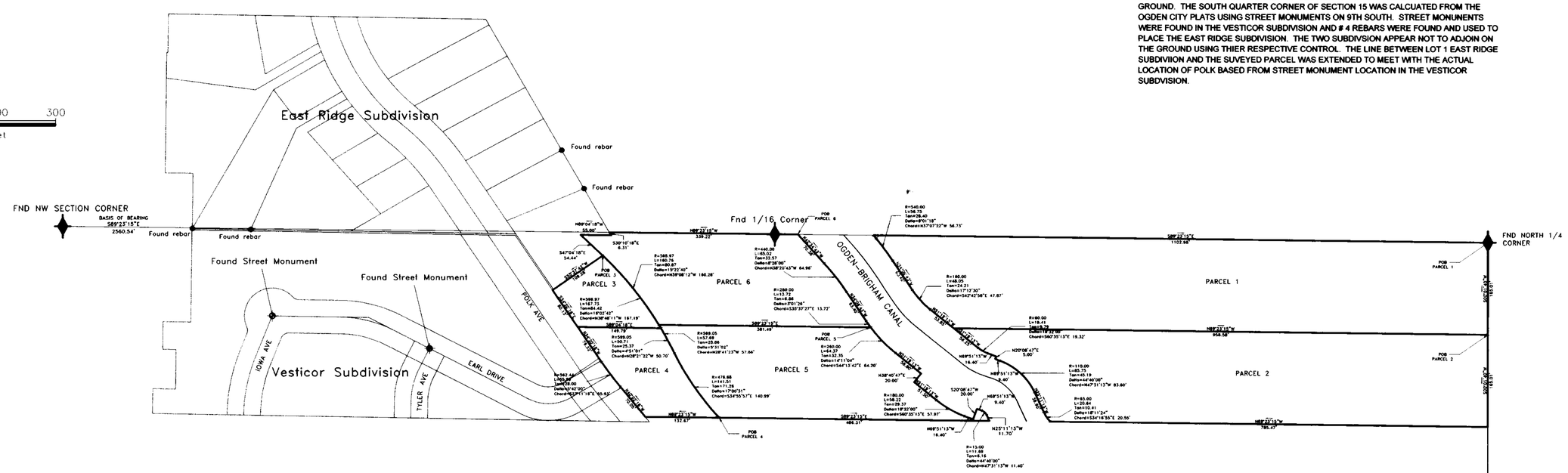
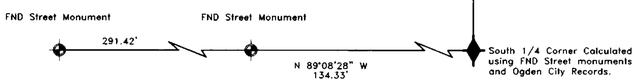
003725







NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO DETERMINE THE BOUNDARY OFSIX PARCELS OF LAND IN OGDEN CITY. THIS SURVEY WAS REQUESTED BY CHAPMAN. THE NORTH QUARTER CORNER AND NORTHWEST CORNER OF SECTION 15 T6NR2W WERE LOCATED ON THE GROUND. THE SOUTH QUARTER CORNER OF SECTION 15 WAS CALCUATED FROM THE OGDEN CITY PLATS USING STREET MONUMENTS ON 9TH SOUTH. STREET MONUNENTS WERE FOUND IN THE VESTICOR SUBDIVISION AND # 4 REBARS WERE FOUND AND USED TO PLACE THE EAST RIDGE SUBDIVISION. THE TWO SUBDIVSION APPEAR NOT TO ADJOIN ON THE GROUND USING THIER RESPECTIVE CONTROL. THE LINE BETWEEN LOT 1 EAST RIDGE SUBDIVIION AND THE SUVEYED PARCEL WAS EXTENDED TO MEET WITH THE ACTUAL LOCATION OF POLK BASED FROM STREET MONUMENT LOCATION IN THE VESTICOR SUBDIVISION.

Parcel 1

A part of the Northwest Quarter of Section 15, T6N, R1W, SLB&M, Beginning at the North Quarter corner of said section; thence as follows:

S 00°01'40" W	165.01 feet along East line of said quarter section; thence
N 89°23'15" W	958.58 feet to the easterly line of Ogden-Brigham canal; thence along said canal for next four courses.
N 51°19'13" W	53.85 feet to a tangent curve to the right; thence
Northwesterly	48.05 feet along said curve (R=160.00', D=17°12'30", T=24.21', CH=47.87',CHB=S42°42'58"E) to a tangent line; thence
N 34°06'43" W	63.40 feet to a tangent curve to the left; thence
Northwesterly	56.75 feet along said curve (R=540.00', D=06°01'18", T=28.40', CH=56.73', CHB=N 37°07'22" W) to a non-tangent line, said line being the North line of section 15; thence
S 89°23'15" E	1,102.98 feet along said line to the Point of Beginning.

Area: 171,446 Sq.Ft. 3.94 Acres

Parcel 2

A part of the Northwest Quarter of Section 15, T6N, R1W, SLB&M, Beginning at a point 165.01 feet S 00°01'40" W along East line of said quarter section from the North Quarter corner of said section; thence as follows:

S 00°01'40" W	165.01 feet along said section line; thence
N 89°23'15" W	785.47 feet to a non-tangent on the easterly line of Ogden-Brigham canal; thence along said canal for next nine courses
Northwesterly	20.64 feet along said curve to the right(R=65.00', D=18°11'24", T=10.41', CH=20.55', CHB=S 34°16'55" E) to a tangent line; thence
N 25°11'13" W	38.90 feet to a tangent curve to the left; thence
Northwesterly	85.75 feet along said curve (R=110.00', D=44°40'00", T=45.19', CH=83.60', CHB=N 47°31'13" W) to a tangent line; thence
N 69°51'13" W	9.40 feet; thence
N 20°08'47" E	5.00 feet; thence
N 69°51'13" W	16.40 feet to a tangent curve to the right; thence
Northwesterly	19.41 feet along said curve (R=60.00', D=18°32'00", T=9.79', CH=19.32', CHB=S 60°35'13" E) to a tangent line; thence
N 51°19'13" W	56.25 feet; thence
S 89°23'15" E	958.58 feet along said line to the Point of Beginning.

Area: 140,942 Sq.Ft. 3.24 Acres

Parcel 3

A part of the Northwest Quarter of Section 15, T6N, R1W, SLB&M, Beginning at a point 1590.64 feet N 89°23'15" W, along North line of said section, and 41.77 feet South from the North Quarter corner of said section; thence as follows:

S 55°37'42" W	109.28 feet to Easterly right of way line on Polk Avenue; thence
S 34°20'18" E	80.13 feet along right of way line of Polk Avenue; thence
S 89°04'18" E	149.79 feet to a non-tangent curve to the left; thence
Northwesterly	167.73 feet along said curve (R=598.97', D=16°02'42", T=84.42', CH=167.19', CHB=N 38°48'11" W) to the Point of Beginning.

Area: 14,662 Sq.Ft. .34 Acres

Parcel 4

A part of the Northwest Quarter of Section 15, T6N, R1W, SLB&M, Beginning at a point 1381.06 feet N 89°23'15" W, along North line of said section, and 330.02 feet South from the North Quarter corner of said section; thence as follows:

N 89°23'15" W	132.67 feet to Easterly right-of-way line on Polk Avenue; thence along Easterly right-of-way line for the next three courses
N 40°02'18" W	70.05 feet to a tangent curve to the right; thence
Northwesterly	55.95 feet along said curve (R=562.44', D=05°42'00", T=28.00', CH=55.93', CHB=S37°11'18" E) to a tangent line; thence
N 34°20'18" W	76.32 feet; thence
S 89°04'18" E	149.79 feet to a non-tangent curve to the right; thence
Southeasterly	50.71 feet along said curve (R=599.05', D=04°51'01", T=25.37', CH=50.70', CHB=N28°21'22" W) to a non-tangent curve to the left; thence
Southeasterly	141.51 feet along said curve (R=476.68', D=17°00'31", T=71.28', CH=140.99', CHB=S 34°55'57" E) to the Point of Beginning.

Area: 22,086 Sq.Ft. .51 Acres

Parcel 5

A part of the Northwest Quarter of Section 15, T6N, R1W, SLB&M, Beginning at a point 1107.99 feet N 89°23'15" W, along North line of said section, and South 165.01 feet from the North Quarter corner of said section; thence as follows:

N 89°23'15" W	381.49 feet to a non-tangent curve to the right; thence
Southeasterly	57.69 feet along said curve (R=599.05', D=05°31'02", T=28.86', CH=57.66', CHB=N 28°41'23" W) to a tangent curve to the left; thence
Southeasterly	141.51 feet along said curve (R=476.68', D=17°00'31", T=71.28', CH=140.99', CHB=S 34°55'57" E) to a non-tangent line; thence
S 89°23'15" E	486.31 feet to the Westerly line of the Ogden-Brigham canal; thence along said canal for the next 10 courses
N 25°11'13" W	11.70 feet to a tangent curve to the left; thence
Northwesterly	11.69 feet along said curve (R=15.00',D=44°40'00", T=11.69', CH=11.40', CHB=N 47°31'13" W) to a tangent line; thence
N 69°51'13" W	9.40 feet; thence
S 20°08'47" W	20.00 feet; thence
N 69°51'13" W	16.40 feet to a tangent curve to the right; thence
Northwesterly	58.22 feet along said curve (R=180.00', D=18°32'00", T=29.37', CH=57.97', CHB=S 60°35'13" E) to a tangent line; thence
N 51°19'13" W	51.30 feet; thence
N 38°40'47" E	20.00 feet; thence
N 51°19'13" W	58.80 feet to a tangent curve to the right; thence
Northwesterly	64.37 feet along said curve (R=260.00', D=14°11'04", T=32.35', CH=64.20', CHB=S 44°13'42" E) to the Point of Beginning.

Area: 68,479 Sq.Ft. 1.57 Acres

Parcel 6

A part of the Northwest Quarter of Section 15, T6N, R1W, SLB&M, Beginning at a point 1239.37 feet West, along North line of said section, from the North Quarter corner of said section, said point being on the Westerly line of the Ogden-Brigham canal; thence as follows:

N 89°23'15" W	339.22 feet along North line of said section to the Easterly boundary of East Ridge Subdivision; thence along boundary of said subdivision for next 3 courses
S 30°10'18" E	6.31 feet; thence
N 89°04'18" W	55.00 feet; thence
S 47°04'18" E	54.44 feet to a tangent curve to the right; thence
Southeasterly	160.76 feet along said curve (R=598.97', D=15°22'40", T=80.87', CH=160.28', CHB=N 38°08'12" W) to a non-tangent line; thence
S 89°23'15" E	381.49 feet to the Westerly line of the Ogden-Brigham canal; thence along said canal for next three courses
Northwesterly	13.72 feet along said curve to the right (R=260.00', D=03°01'26", T=6.86', CH=13.72', CHB=S 35°37'27" E) to a tangent line; thence
N 34°06'43" W	63.40 feet to a tangent curve to the left; thence
Northwesterly	65.02 feet along said curve (R=440.00', D=08°28'00", T=32.57', CH=64.96', CHB=N 38°20'43" W) to a tangent line; thence
N 42°34'43" W	70.38 feet along said line to the point of Beginning.

Area: 63,404 Sq.Ft. 1.46 Acres

RECEIVED
NOV 13 2006
WEBER CO SURVEYOR

CERTIFICATION:

I, KEN GARDNER, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 5331568, AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, AND I HAVE MADE A SURVEY OF THE ABOVE DESCRIBED PROPERTY. I FURTHER CERTIFY THAT THE ABOVE PLAT CORRECTLY SHOWS THE TRUE DIMENSIONS OF THE PROPERTY SURVEYED.

DATE: 10/7/2006 SIGNED:

PROFESSIONAL LAND SURVEYOR
No. 154270
KEN E. GARDNER
STATE OF UTAH

003725

REVISIONS

DATE	DESCRIPTION

SCALE: 1"/100'
DATE: November 2006
DESIGN: X.X.X.
DRAWN: D.R.W.
CHECKED:
DWG: G:\Chapman\Survey_Ground\dwg\FinalDwg

Wayne Sommers
Boundary Survey
Chapman Property
Ogden, Ut

Gardner Engineering
5875 S. Adams Ave. Parkway, Suite 200
Ogden, Utah 84405
(801) 476-0202

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