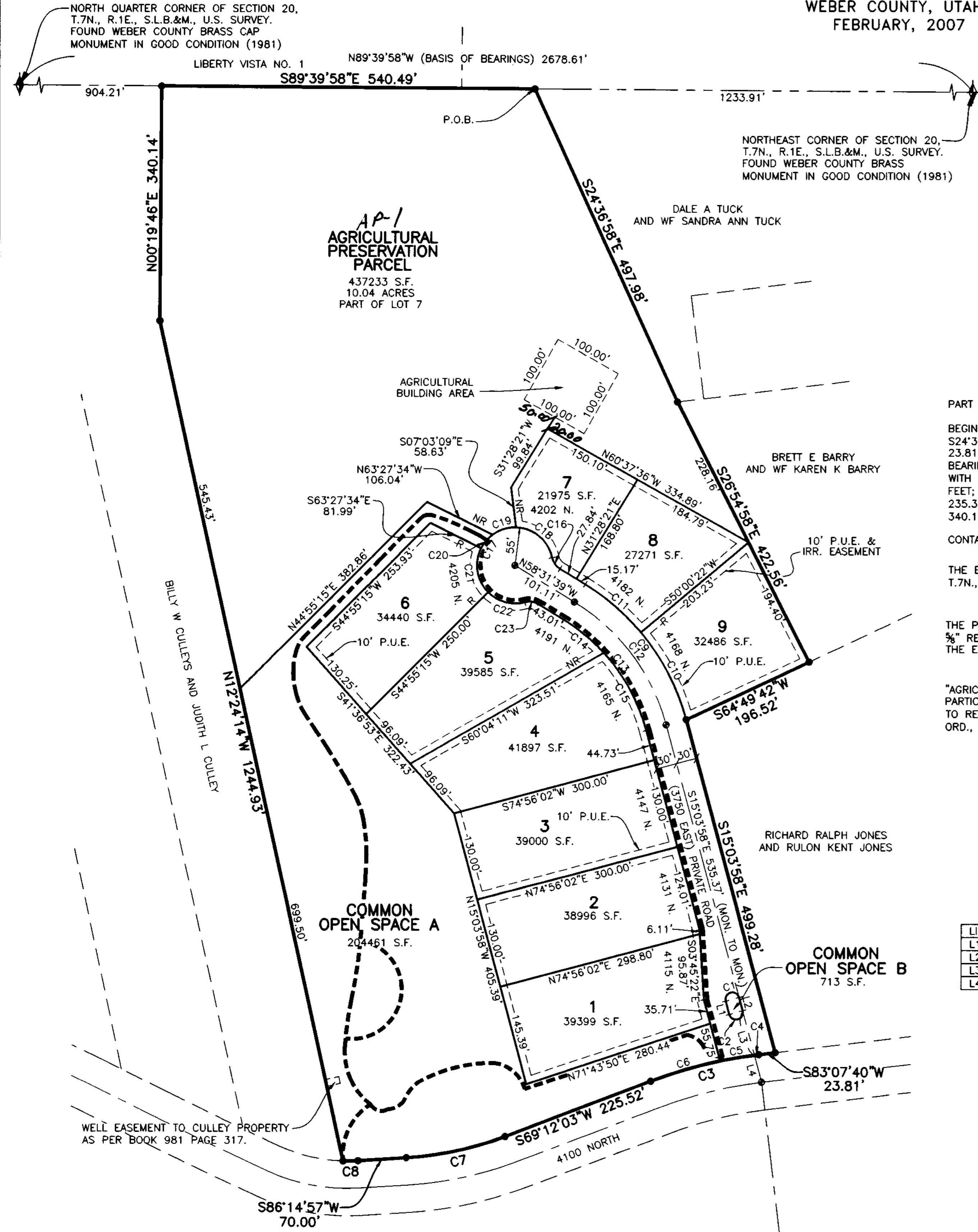


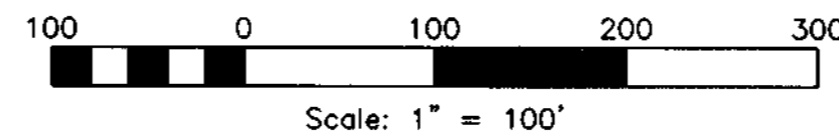
Elk Ridge Estates Cluster Subdivision

PART OF THE NORTHEAST QUARTER OF SECTION 20, T.7N., R.1E., S.L.B.&M. U.S. SURVEY
WEBER COUNTY, UTAH
FEBRUARY, 2007



Legend

- ◆ = SECTION CORNER
- = SET STREET MONUMENT
- = SET 5/8" REBAR AND PLASTIC CAP STAMPED "REEVE & ASSOCIATES"
- = BOUNDARY LINE
- - - = LOT LINE
- - - = ADJOINING PROPERTY
- - - = EASEMENTS
- x — x — = FENCE
- - - = SECTION TIE LINE
- - - = PATHWAY
- P.U.E. = PUBLIC UTILITY EASEMENT
- R = RADIAL
- NR = NON-RADIAL



Boundary Description

PART OF THE NORTHEAST QUARTER OF SECTION 20, T.7N., R.1E., S.L.B.&M. U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SECTION LINE, SAID POINT BEING N89°39'58"W 1233.91 FEET FROM THE NORTHEAST CORNER OF SECTION 20; THENCE S24°36'58"E 497.98 FEET; THENCE S26°54'58"E 422.56 FEET; THENCE S64°49'42"W 196.52 FEET; THENCE S15°03'58"E 499.28 FEET; THENCE S83°07'40"W 23.81 FEET; THENCE ALONG A CURVE TURNING TO THE LEFT WITH AN ARC LENGTH OF 161.64 FEET, WITH A RADIUS OF 665.00 FEET, WITH A CHORD BEARING OF S76°09'54"W, WITH A CHORD LENGTH OF 161.25 FEET; THENCE S69°12'03"W 225.52 FEET; THENCE ALONG A CURVE TURNING TO THE RIGHT WITH AN ARC LENGTH OF 147.06 FEET, WITH A RADIUS OF 494.24 FEET, WITH A CHORD BEARING OF S77°43'30"W, WITH A CHORD LENGTH OF 146.52 FEET; THENCE S86°14'57"W 70.00 FEET; THENCE ALONG A CURVE TURNING TO THE RIGHT WITH AN ARC LENGTH OF 21.61 FEET, WITH A RADIUS OF 235.35 FEET, WITH A CHORD BEARING OF S88°52'47"W, WITH A CHORD LENGTH OF 21.60 FEET; THENCE N12°24'14"W 1244.93 FEET; THENCE N00°19'46"E 340.14 FEET TO THE SECTION LINE; THENCE S89°39'58"E ALONG SAID SECTION LINE 540.49 FEET TO THE POINT OF BEGINNING.

CONTAINING 23.33 ACRES

THE BASIS OF BEARINGS FOR THIS PLAT IS THE SECTION LINE BETWEEN THE NORTHEAST CORNER AND THE NORTH QUARTER CORNER OF SECTION 20, T.7N., R.1E., S.L.B.&M., U.S. SURVEY, SHOWN HEREON AS N89°39'58"W

Basis of Bearings

Narrative

THE PURPOSE OF THIS PLAT IS TO DIVIDE THIS PROPERTY INTO LOTS AND STREETS. ALL BOUNDARY CORNERS AND REAR LOT CORNERS WERE SET WITH A 5/8" REBAR AND PLASTIC CAP STAMPED "REEVE & ASSOCIATES". ALL FRONT LOT CORNERS WERE SET WITH A LEAD PLUG IN THE TOP BACK OF CURB AT THE EXTENSION OF THE SIDE LOT LINES.

Agricultural Statement

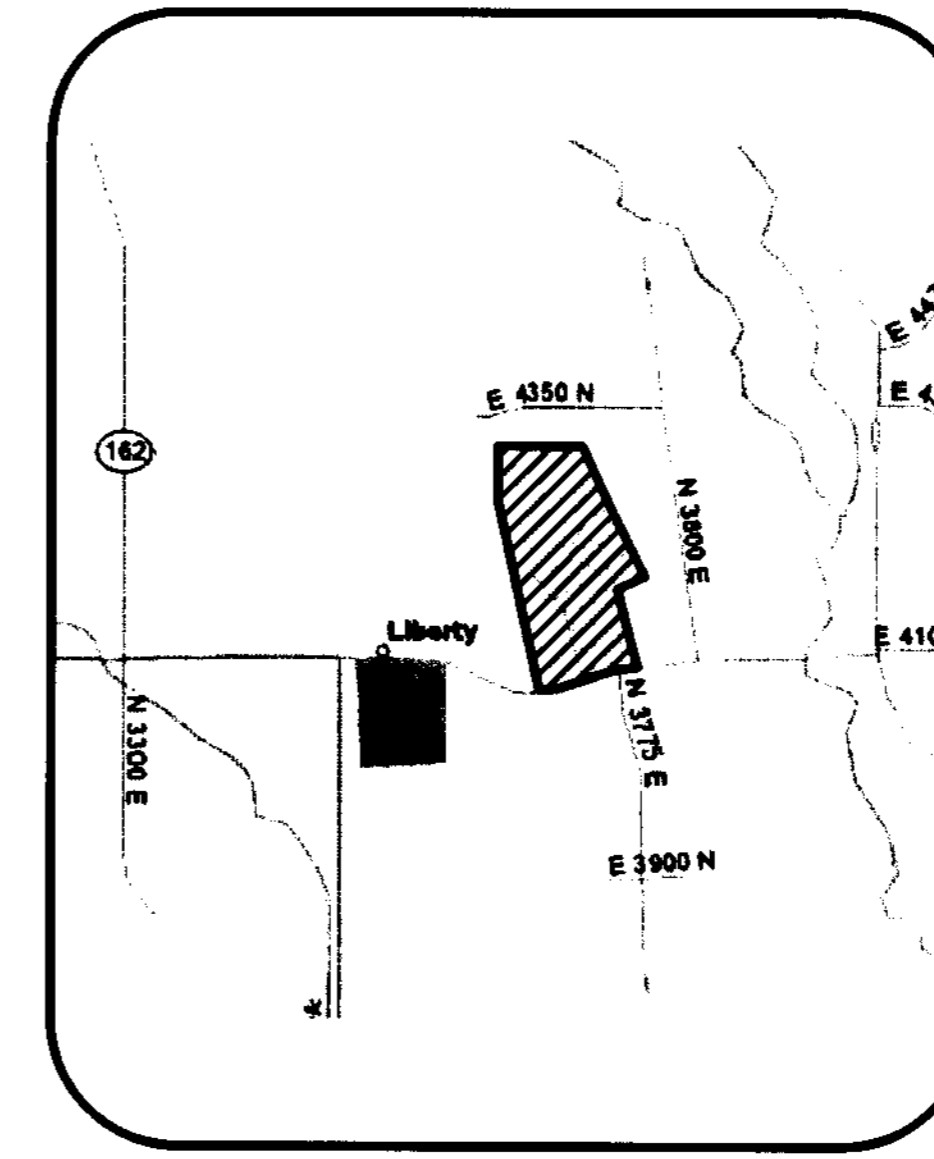
"AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURAL ZONES. AGRICULTURAL OPERATIONS AS SPECIFIED IN THE ZONING ORDINANCE FOR A PARTICULAR ZONE ARE PERMITTED AT ANY TIME INCLUDING THE OPERATION OF FARM MACHINERY AND NO ALLOWED AGRICULTURAL USE SHALL BE SUBJECT TO RESTRICTION ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION." (AMD. ORD. #3-82, JANUARY 26, 1982; ORD., #2002-3, MARCH 05, 2002)

Curve Table

NUMBER	RADIUS	DELTA	LENGTH	TANGENT	CHORD DIR	CHD LENGTH
C1	10.00'	180°00'00"	31.42'		N74°56'02"E	20.00'
C2	10.00'	180°00'00"	31.42'		S74°56'02"W	20.00'
C3	665.00'	13°55'37"	161.64'	81.22'	N76°09'54"E	161.25'
C4	665.00'	00°33'33"	6.49'	3.25'	N82°50'56"E	6.49'
C5	665.00'	04°19'43"	50.24'	25.13'	N80°24'18"E	50.23'
C6	665.00'	09°02'21"	104.91'	52.57'	N73°43'15"E	104.80'
C7	494.24'	17°02'54"	147.06'	74.08'	S77°43'30"W	146.52'
C8	235.35'	05°15'41"	21.61'	10.81'	S88°52'47"W	21.60'
C9	330.00'	43°27'41"	250.32'	131.53'	S36°47'48"E	244.36'
C10	330.00'	24°55'40"	143.57'	72.94'	S27°31'48"E	142.44'
C11	330.00'	18°32'01"	106.75'	53.84'	S49°15'38"E	106.28'
C12	300.00'	43°27'41"	227.56'	119.57'	S36°47'48"E	222.15'
C13	270.00'	43°27'41"	204.81'	107.61'	S36°47'48"E	199.93'
C14	270.00'	16°04'15"	75.73'	38.12'	S50°29'31"E	75.48'
C15	270.00'	27°23'26"	129.07'	65.80'	S28°45'41"E	127.85'
C16	25.00'	46°34'03"	20.32'	10.76'	N35°14'37"W	19.76'
C17	55.00'	27°30'06"	262.19'	52.07'	N31°28'21"E	75.62'
C18	55.00'	76°37'28"	73.55'	43.46'	S50°16'20"E	68.19'
C19	55.00'	37°50'22"	36.32'	18.85'	N72°29'46"E	35.67'
C20	55.00'	27°02'08"	25.95'	13.22'	N40°03'31"E	25.71'
C21	55.00'	71°37'11"	68.75'	39.68'	N09°16'09"W	64.36'
C22	55.00'	60°00'57"	57.61'	31.76'	N75°05'13"W	55.01'
C23	25.00'	46°34'03"	20.32'	10.76'	S81°48'40"E	19.76'

Line Table

LINE	BEARING	DISTANCE
L1	N15°03'58"W	19.96'
L2	N15°03'58"W	19.96'
L3	S15°03'58"E	66.29'
L4	S15°03'58"E	40.38'



Vicinity Map

Surveyor's Certificate

I, ROBERT D. KUNZ, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS 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 THIS PLAT OF ELK RIDGE ESTATES CLUSTER SUBDIVISION IN WEBER COUNTY, UTAH, HAS BEEN DRAWN CORRECTLY TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE HEREIN DESCRIBED LANDS INCLUDED IN SAID SUBDIVISION, BASED UPON DATA COMPILED FROM RECORDS IN THE WEBER COUNTY RECORDER'S OFFICE AND FROM SAID SURVEY MADE BY ME ON THE GROUND. I FURTHER CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES OF WEBER COUNTY CONCERNING ZONING REQUIREMENTS REGARDING LOT MEASUREMENTS HAVE BEEN COMPLIED WITH.

SIGNED THIS 6th DAY OF February, 2007

150228
UTAH LICENSE NUMBER

Robert D. Kunz
ROBERT D. KUNZ
STATE OF UTAH

Owners Dedication And Certification

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 ON THE PLAT AND NAME SAID TRACT ELK RIDGE ESTATES CLUSTER SUBDIVISION, AND DO HEREBY DEDICATE AND RESERVE UNTO THEMSELVES, THEIR HEIRS, THEIR GRANTEEES AND ASSIGNS, A RIGHT-OF-WAY TO BE USED IN COMMON WITH ALL OTHERS WITHIN SAID SUBDIVISION (AND THOSE ADJOINING SUBDIVISIONS THAT MAY BE SUBDIVIDED BY THE UNDERSIGNED OWNERS, THEIR SUCCESSORS, OR ASSIGNS) ON, OVER AND ACROSS ALL THOSE PORTIONS OR PARTS OF SAID TRACT OF LAND DESIGNATED ON SAID PLAT AS PRIVATE STREETS (PRIVATE RIGHTS-OF-WAY) AS ACCESS TO THE INDIVIDUAL LOTS, TO BE MAINTAINED BY A LOT (UNIT) OWNERS ASSOCIATION WHOSE MEMBERSHIP CONSISTS OF SAID OWNERS, THEIR GRANTEEES, SUCCESSORS, OR ASSIGNS AND ALSO TO GRANT AND CONVEY TO THE SUBDIVISION LOT (UNIT) OWNERS ASSOCIATION, ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS COMMON AREAS AND AGRICULTURAL PRESERVATION EASEMENTS TO BE USED FOR RECREATIONAL AND OPEN SPACE PURPOSES FOR THE BENEFIT OF EACH LOT (UNIT) OWNERS ASSOCIATION MEMBER IN COMMON WITH ALL OTHERS IN THE SUBDIVISION AND GRANT AND DEDICATE TO WEBER COUNTY A PERPETUAL OPEN SPACE RIGHT AND EASEMENT ON AND OVER THE COMMON AREAS TO GUARANTEE TO WEBER COUNTY THAT THE COMMON AREAS AND AGRICULTURAL PRESERVATION EASEMENTS REMAIN OPEN AND UNDEVELOPED EXCEPT FOR APPROVED RECREATIONAL, PARKING AND OPEN SPACE PURPOSES AND ALSO TO DEDICATE, GRANT AND CONVEY A PERPETUAL OPEN SPACE RIGHT AND AGRICULTURAL PRESERVATION EASEMENT TO THE SUBDIVISION LOT OWNERS ASSOCIATION, UPON ALL THOSE PARTS OR PORTIONS OR TRACT(S) OF LAND DESIGNATED AS AGRICULTURAL PRESERVATION PARCEL(S), SAID EASEMENT TO BE USED ONLY TO GUARANTEE TO THE LOT OWNERS ASSOCIATION THAT THE AGRICULTURAL PRESERVATION PARCEL(S) REMAINS OPEN AND UNDEVELOPED EXCEPT FOR APPROVED AGRICULTURAL OPEN SPACE PURPOSES AND NOT FOR RIGHT OF PHYSICAL USE IN ANY WAY, EXCEPT TO BE USED AND MAINTAINED BY THE OWNER OF SAID PARCEL(S) FOR APPROVED AGRICULTURAL PURPOSES; FOR THE BENEFIT OF EACH LOT OWNERS ASSOCIATION MEMBER IN COMMON WITH ALL OTHERS IN THE SUBDIVISION AND FURTHER DEDICATE, GRANT AND CONVEY TO WEBER COUNTY THE SAME PERPETUAL OPEN SPACE RIGHT AND AGRICULTURAL PRESERVATION EASEMENT UPON SAID AGRICULTURAL PRESERVATION PARCEL(S) TO GUARANTEE TO WEBER COUNTY THAT THE AGRICULTURAL OPEN SPACE REMAINS OPEN AND UNDEVELOPED EXCEPT FOR APPROVED AGRICULTURAL OPEN SPACE PURPOSES AND ALSO TO 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 THE GOVERNING AUTHORITY, WITH NO BUILDINGS OR STRUCTURES BEING ERRECTED WITHIN SUCH EASEMENTS AND ALSO TO GRANT TO THE PUBLIC ACCESS TO THE OPEN SPACE AREAS.

SIGNED THIS _____ DAY OF _____, 20____.

Acknowledgment

STATE OF UTAH) ss.
COUNTY OF _____)

ON THE _____ DAY OF _____, 20____, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, _____ (AND) _____ BEING BY ME DULY SWORN, ACKNOWLEDGED TO ME THEY ARE _____ AND _____ OF SAID CORPORATION AND THAT THEY SIGNED THE ABOVE OWNER'S DEDICATION AND CERTIFICATION FREELY, VOLUNTARILY, AND IN BEHALF OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED.

COMMISSION EXPIRES _____ NOTARY PUBLIC

Project Info.

Surveyor: R. KUNZ
Designer: N. ANDERSON
Begin Date: 08-21-06
Name: ELK RIDGE ESTATES CLUSTER SUBDIVISION
Number: 5235-01
Revision: mvr 02-06-07
Checked: _____

Reeve & Associates, Inc.
4155 S. HARRISON BLVD., SUITE 310, OGDEN, UTAH 84403
TEL: (801) 621-3100 FAX: (801) 621-2666 www.reeve-aassoc.com

Weber County Planning Commission Approval

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE WEBER COUNTY PLANNING COMMISSION. SIGNED THIS _____ DAY OF _____, 20____.

CHAIRMAN, WEBER COUNTY PLANNING COMMISSION

Weber County Engineer

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

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. SIGNED THIS _____ DAY OF _____, 20____.

TITLE

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 _____, 20____.

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 _____, 20____.

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 THIS _____ DAY OF _____, 20____.

Weber County Recorder

Entry No. _____ Fee Paid _____
And Recorded, _____
At _____ In Book _____
Of The Official Records, Page _____
Recorded For: _____
Weber County Recorder
Deputy: _____