

As Surveyed Description

A PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN, BEGINNING AT A POINT IN AN EXISTING FENCE LINE LOCATED NORTH 88°43'48" WEST 534.16 FEET ALONG THE MONUMENTED CENTERLINE OF 2ND STREET AND SOUTH 00°47'15" WEST 42.00 FEET AND SOUTH 00°58'00" WEST 131.00 FEET FROM THE CENTERLINE MONUMENT MARKING THE CENTERLINE INTERSECTION OF WALL AVENUE AND 2ND STREET; RUNNING THENCE SOUTH 00°58'00" WEST 256.00 FEET (292.60 FEET BY RECORD) ALONG SAID FENCE LINE; THENCE NORTH 88°43'48" WEST 497.41 FEET (493.7 FEET BY RECORD) TO AN EXISTING FENCE LINE ON THE EAST BOUNDARY LINE OF WEST OAKS SUBDIVISION PHASE 2; THENCE SOUTH 01°29'44" WEST 496.08 FEET (495.23 FEET BY RECORD) ALONG SAID EAST BOUNDARY LINE AND FENCE LINE TO AN EXISTING FENCE CORNER; THENCE SOUTH 89°00'37" EAST 618.05 FEET ALONG THE NORTH BOUNDARY LINE OF WEST OAKS SUBDIVISION PHASE 7 AND THEN PHASE 6; THENCE NORTH 00°58'00" EAST 487.99 FEET (493.83 FEET BY RECORD); THENCE SOUTH 88°15'48" EAST 84.12 FEET (88.7 FEET BY RECORD); THENCE NORTH 03°11'12" EAST 14.50 FEET; THENCE NORTH 89°18'48" WEST 11.18 FEET TO AN OLD FENCE LINE; THENCE NORTH 02°43'45" EAST 378.50 FEET ALONG SAID OLD FENCE LINE TO SAID SOUTH RIGHT-OF-WAY LINE; THENCE NORTH 88°43'48" WEST 106.19 FEET ALONG SAID RIGHT-OF-WAY LINE; THENCE SOUTH 00°58'00" WEST 130.50 FEET (129.75 FEET BY RECORD); THENCE NORTH 89°02'00" WEST 95.01 FEET TO THE POINT OF BEGINNING. CONTAINING 8.453 ACRES.

Parcel "A & B"

A PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN, BEGINNING AT A POINT IN AN EXISTING FENCE LINE LOCATED NORTH 88°43'48" WEST 534.16 FEET ALONG THE MONUMENTED CENTERLINE OF 2ND STREET AND SOUTH 00°47'15" WEST 42.00 FEET AND SOUTH 00°58'00" WEST 131.00 FEET FROM THE CENTERLINE MONUMENT MARKING THE CENTERLINE INTERSECTION OF WALL AVENUE AND 2ND STREET; RUNNING THENCE SOUTH 89°02'00" EAST 95.01 FEET; THENCE NORTH 00°58'00" EAST 130.50 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF 2ND STREET; THENCE SOUTH 88°43'48" EAST 106.19 FEET ALONG SAID RIGHT-OF-WAY LINE; THENCE SOUTH 02°43'45" WEST 378.50 FEET; THENCE SOUTH 89°18'48" EAST 11.18 FEET; THENCE SOUTH 03°11'12" WEST 14.50 FEET; THENCE NORTH 88°15'48" WEST 84.12 FEET; THENCE NORTH 86°13'47" WEST 116.21 FEET; THENCE NORTH 00°58'00" EAST 256.01 FEET TO THE POINT OF BEGINNING. CONTAINING 1.468 ACRES.

Parcel "C"

A PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN, BEGINNING AT A POINT IN AN EXISTING FENCE LINE LOCATED NORTH 88°43'48" WEST 534.16 FEET ALONG THE MONUMENTED CENTERLINE OF 2ND STREET AND SOUTH 00°47'15" WEST 42.00 FEET AND SOUTH 00°58'00" WEST 131.00 FEET FROM THE CENTERLINE MONUMENT MARKING THE CENTERLINE INTERSECTION OF WALL AVENUE AND 2ND STREET; RUNNING THENCE NORTH 88°43'48" WEST 497.41 FEET (493.7 FEET BY RECORD) TO AN EXISTING FENCE LINE ON THE EAST BOUNDARY LINE OF WEST OAKS SUBDIVISION PHASE 2; THENCE SOUTH 01°29'44" WEST 496.08 FEET (495.23 FEET BY RECORD) ALONG SAID EAST BOUNDARY LINE AND FENCE LINE TO AN EXISTING FENCE CORNER; THENCE SOUTH 89°00'37" EAST 618.05 FEET ALONG THE NORTH BOUNDARY LINE OF WEST OAKS SUBDIVISION PHASE 7 AND THEN PHASE 6; THENCE NORTH 00°58'00" EAST 487.99 FEET (493.83 FEET BY RECORD); THENCE NORTH 86°13'47" WEST 116.21 FEET TO THE POINT OF BEGINNING. CONTAINING 6.984 ACRES.

Parcel "D"

A PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN, BEGINNING AT A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF 2ND STREET LOCATED NORTH 88°43'48" WEST 825.23 FEET ALONG THE MONUMENTED CENTERLINE OF 2ND STREET AND SOUTH 00°47'15" WEST 42.00 FEET FROM THE CENTERLINE MONUMENT MARKING THE CENTERLINE INTERSECTION OF WALL AVENUE AND 2ND STREET; RUNNING THENCE SOUTH 88°43'48" EAST 101.55 FEET ALONG SAID RIGHT-OF-WAY LINE; THENCE SOUTH 00°47'15" WEST 387.01 FEET; THENCE NORTH 88°43'48" WEST 101.55 FEET; THENCE NORTH 00°47'15" EAST 387.01 FEET TO THE POINT OF BEGINNING. CONTAINING 0.902 ACRES.

Parcel "E"

A PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN, BEGINNING AT A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF 2ND STREET IN AN EXISTING FENCE LINE LOCATED NORTH 88°43'48" WEST 534.16 FEET ALONG THE MONUMENTED CENTERLINE OF 2ND STREET AND SOUTH 00°47'15" WEST 42.00 FEET FROM THE CENTERLINE MONUMENT MARKING THE CENTERLINE INTERSECTION OF WALL AVENUE AND 2ND STREET; RUNNING THENCE SOUTH 00°58'00" WEST 387.01 FEET ALONG SAID FENCE LINE; THENCE NORTH 88°43'48" WEST 188.31 FEET (185.07 FEET BY RECORD); THENCE NORTH 00°47'15" EAST 387.01 FEET TO SAID SOUTH RIGHT-OF-WAY LINE; THENCE SOUTH 88°43'48" EAST 189.52 FEET (185.07 FEET BY RECORD) TO THE POINT OF BEGINNING. CONTAINING 1.678 ACRES.

Parcel "F"

The North Boundary of West Oaks Subd. Overlaps onto James Property by 1.0' based on West Oaks Street Monumentation - but matches per found Reeves found along North Boundary Line of said subd. 618.05'

Narrative

The purpose of this survey was to establish and set the property corners of the parcel as shown and described hereon. The survey was ordered by Delaney Stephens of Advantage Real Estate for the Ogdan City School Dist. The control used to establish the property corners was the existing Ogdan City Survey Monumentation on Wall Ave. and 2nd St. which is the basis of bearing assumed to bear South 00°58'00" West.

LEGEND:

- PROPERTY LINE
- CENTERLINE
- CURB & GUTTER
- EDGE OF PAVEMENT
- DITCH
- FENCE LINE
- STREET MONUMENT
- SET 5/8" REBAR W/ CAP

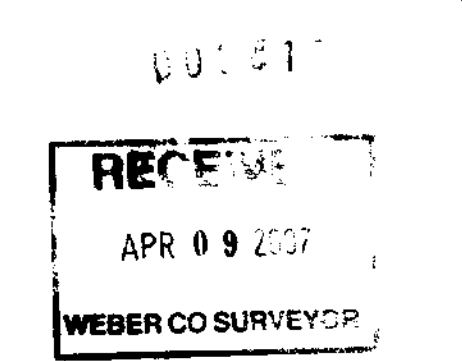
Scale: 1" = 60'

SURVEY CERTIFICATE

I, K. Greg Hansen, do hereby certify that I am a Registered Land Surveyor, and that I hold Certificate No. 167819 as prescribed by the Laws of the State of Utah, and that I have made and/or Supervised the survey of the property shown and described hereon and that this plat is a true and correct representation of said survey to the best of my knowledge and belief.

K. Greg Hansen, R.L.S. No. 167819

DATE: FEB 15, 2007



PROPERTY SURVEY FOR

Ogdan City School Dist.

1.45 West 2nd Street
Ogdan, Weber County, Utah

A PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 1 WEST, S.L.B. & M.

As Surveyed Description

003811

Parcel "A & B"

Parcel "C"

Parcel "D"

Parcel "E"

Parcel "F"

Parcel "G"

LEGEND:

SURVEY CERTIFICATE

RECEIVED

WEBER CO SURVEYOR

DATE: FEB 15, 2007

003811

Drawn By: ksh	Date: 11/20/06
Designed By: _____	Checked By: _____
Approved By: _____	Scale: 1" = 60'
Drawing File: 06-3-192.dwg	Job Number: 06-3-192

HANSEN & ASSOCIATES, INC.	Consulting Engineers and Land Surveyors	538 North Main	Logan, Utah	(435) 723-3491
Bingham City	84302	87 East 100 North	Logan, Utah	(435) 723-3491
Ogden	84321	309-4905	(801) 309-4905	(435) 723-3491

Sheet	1
Of	1
Sheets	1