

Weber Industrial Park Plat "A" Lot 8 Amended Lot 2

Lot 9

Contains 378,703 sq. ft.
or 8.694 acres

Building

Area = 78,491 sq. ft.
Height = 25'

LEGAL DESCRIPTION

Lot 9, WEBER INDUSTRIAL PARK PLAT "A", according to the Official Plat thereof on file and of record in the Weber County Recorder's Office.

ALTA/ACSM LAND TITLE SURVEY CERTIFICATION

To: U.S. Holdings, and First American Title Insurance Agency, LLC:
This is to certify that this map or plat and the survey on which it is based were made (1) in accordance with "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys," jointly established and adopted by ALTA and NSPS in 1992, and includes Items 1, 2, 3, 4, 6, 7(a), 7(b)(1), 7(c), 8, 9, 10, 11(b), 11(c) and 11(d) of Table A thereof, and (2) Pursuant to the Accuracy Standards (as adopted by ALTA and ACSM and in effect on the date of this certification) of an Urban Survey.

Date 11-Nov-06
Signed Jerron R. Atkin II
Registration No. 5992544



Unincorporated Weber County:
Subject property is located in Zone M-1:
Manufacturing Zone.

Minimum Lot Area = None
Minimum Lot Width = 100 feet

YARD REQUIREMENTS

Front - 30'
Side - None, except 20' facing a street on a corner lot.
Rear - None

BUILDING HEIGHT

Minimum - One Story
Maximum - None

LOT COVERAGE
Not over 80% of lot area by buildings.

EXCEPTIONS TO COVERAGE

The following item is listed as an exception to coverage in a the Commitment for Title Insurance No. 311-47619337 issued by First American Title Company, with an effective date September 18, at 7:30 a.m.

Schedule B - Section 2

EXCEPTION 13 - Any covenants, conditions, restrictions, easements, assessments, liens, charges, terms and provisions contained within those certain declarations recorded April 13, 1973 as Entry No. 591246 in Book 1021 at Page 675 of Official Records, and any amendments thereto, but deleting any covenant, condition, or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions, or restrictions violate 42USC 3604c. (Blanket Description)

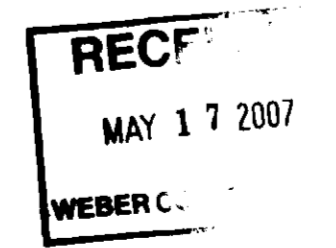
EXCEPTION 13 - Any covenants, conditions, restrictions, easements, assessments, liens, charges, terms and provisions contained within those certain declarations recorded January 11, 1984 as Entry No. 899248 in Book 1439 at Page 314 of Official Records, and any amendments thereto, but deleting any covenant, condition, or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions, or restrictions violate 42USC 3604c. (Blanket Description)

FLOOD ZONE CERTIFICATION

Property located at, 2382 Rulon White Boulevard
Ogden, Utah
The commercial project shown hereon does not lie within a special flood hazard zone according to the Flood Insurance Rate Map of 49057C0200E Effective Date: December 16, 2005 noted as Zone X (areas determined to be outside of the 0.2% annual chance floodplain)

NARRATIVE

This ALTA Survey was performed at the request of Stephen Tumblin of Chapman and Cutler, LLP for the purpose of locating existing features on a parcel of land on a Commercial site.
Two Brass Cap Centerline Monuments were found in the intersections of Rulon White Drive & 2350 North Street and Rulon White Drive & 2150 North Street. A line bearing N 24°51'29" W between these two monuments was used as the Basis of Bearing.
The following documents recorded at the Weber County Recorders Office were relied upon in conducting this survey: subdivision plat of "Weber Industrial Park, Plat A" as Entry No. 661691 in Book 19 at Page 44; subdivision plat of "Weber Industrial Park Plat "A" Lot B Amended" as Entry No. 2169663 in Book 63 at Page 45; subdivision plat of "Weber Industrial Park, Plat B" as Entry No. 685697 in Book 20 at Page 5.
The following document recorded at the Weber County Surveyors Office were relied upon in conducting this survey: an ALTA/ACSM Survey for United Foods of Lot 4, "Weber Industrial Park Plat A" as Survey No. 1680.
Property Corners were set as shown.



ALTA/ACSM Land Title Survey

GREAT BASIN ENGINEERING NORTH
5746 South 1475 East - Suite 200
Ogden, Utah 84403
P.O. Box 130048, Ogden, Utah 84415
Ogden (801)304-4515 Salt Lake City (801)302-0822 Fax (801)302-7844

SCALE: 1" = 50'
DATE: 15 November, 2006
DRAWN: TK
REVISIONS:
06N803A

U.S. Holding
2382 Rulon White Blvd, Ogden, Utah
Lot 9, Weber Industrial Park Subdivision
A part of the NE 1/4 & NW 1/4 of Sec. 36, T7N, R2W, SLB&M, U.S. Survey