

# CERTIFICATION OF SURVEY

S 0°15'40" W 2633.93'

4 Mar, 2008

Found Weber Co. Surveyors Brass Cap Monument  
Stamped "East Quarter Corner of Section 7,  
Township 7 North, Range 1 East, S.L.B.&M.,  
Dated 1963".

## LEGAL DESCRIPTIONS

Total Parcel - Aus Montgomery-Greg Watts

PART OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN; BEGINNING AT A POINT WHICH BEARS S.86°52'24"W. 1326.16 FEET (S.85°39'W. 80 RODS) ALONG THE AS MONUMENTED NORTH LINE OF SAID NORTHEAST QUARTER AND S.01°12'21"W. (SOUTH 990 FEET) 921.68 FEET FROM THE NORTHEAST CORNER OF SAID SECTION, AND RUNNING THENCE S.01°12'21"W. 212.54 FEET ALONG AN EXISTING FENCE LINE, THENCE S.02°00'14"W. 117.57 FEET ALONG SAID FENCE LINE TO THE NORTH LINE OF WILSON ONE LOT SUBDIVISION, THENCE N.87°18'56"E. 13.42 FEET ALONG SAID SUBDIVISION TO THE NORTHEAST CORNER THEREOF, THENCE S.89°42'42"E. 440.21 FEET MORE OR LESS, TO THE SOUTHWEST CORNER OF JOHN MONTGOMERY SUBDIVISION, THENCE N.0°27'23"W. 335.39 FEET ALONG SAID SUBDIVISION TO THE NORTHWEST CORNER THEREOF, THENCE S.89°52'43"E. 14.50 FEET ALONG THE NORTHERN BOUNDARY OF SAID SUBDIVISION, THENCE N.0°36'52"E. 63.19 FEET TO THE NORTHERN RIGHT OF WAY OF 5750 NORTH STREET, SAID POINT BEING ON A CURVE, THENCE 25.05 FEET ALONG THE ARC OF 64.51 FOOT RADIUS CURVE TO THE RIGHT, (LONG CHORD BEARS N.52°06'53"W. 24.895 FEET), THENCE N.40°59'22"W. 73.69 FEET ALONG SAID ROAD, THENCE S.49°00'35"W. 119.70 FEET, THENCE S.0°07'17"E. 60.00 FEET, THENCE N.89°52'43"W. 299.07 FEET TO THE POINT OF BEGINNING.  
CONTAINING 163,371 Sq. Ft./3.75 AC. MORE OR LESS.

REMAINING PARCEL - Aus W. Montgomery

PART OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN; BEGINNING AT A SOUTHWEST CORNER OF C J MONTGOMERY SUBDIVISION, AND RUNNING THENCE N.01°38'34"E. 321.92 FEET ALONG SAID SUBDIVISION TO THE NORTHWEST CORNER THEREOF, THENCE N.89°59'45"W. 387.21 FEET ALONG THE SOUTHERN BOUNDARY OF JOHN MONTGOMERY SUBDIVISION, THENCE N.89°42'42"W. 440.21 FEET TO THE NORTHEAST CORNER OF WILSON ONE LOT SUBDIVISION, THENCE S.0°27'23"E. 320.32 FEET ALONG SAID SUBDIVISION TO A POINT WHICH BEARS N89°44'20"W OF THE POINT OF BEGINNING, THENCE S.89°44'20"E. 815.65 FEET TO THE POINT OF BEGINNING.  
CONTAINING 6.05 ACRES, MORE OR LESS.

PARCEL 'B' - Donald C. Montgomery Revocable Trust  
PART OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN; BEGINNING AT A POINT WHICH BEARS S.86°52'24"W. 1326.16 FEET (S.85°39'W. 80 RODS) ALONG THE AS MONUMENTED NORTH LINE OF SAID NORTHEAST QUARTER AND S.01°12'21"W. (SOUTH 990 FEET) 921.68 FEET FROM THE NORTHEAST CORNER OF SAID SECTION, AND RUNNING THENCE S.01°12'21"W. 212.54 FEET ALONG AN EXISTING FENCE LINE, THENCE S.02°00'14"W. 117.57 FEET ALONG SAID FENCE LINE TO THE NORTH LINE OF WILSON ONE LOT SUBDIVISION, THENCE N.87°18'56"E. 13.42 FEET ALONG SAID SUBDIVISION TO THE NORTHEAST CORNER THEREOF, THENCE S.89°42'42"E. 42.60 FEET, THENCE N.0°07'17"E. 329.47 FEET, THENCE N.89°52'43"W. 48.12 FEET TO THE POINT OF BEGINNING.  
CONTAINING 16,977 Sq. Ft./0.38 AC., MORE OR LESS.

COMBINED REMAINING PARCEL-DONALD C. MONTGOMERY REVOCABLE TRUST  
PART OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN; BEGINNING AT A POINT WHICH BEARS S.86°52'24"W. 1326.16 FEET (S.85°39'W. 80 RODS) ALONG THE AS MONUMENTED NORTH LINE OF SAID NORTHEAST QUARTER FROM THE NORTHEAST CORNER OF SAID SECTION, AND RUNNING THENCE S.01°12'21"W. (SOUTH 990 FEET) 921.68 FEET, THENCE S.02°00'14"W. 117.57 FEET ALONG AN EXISTING FENCE LINE, THENCE S.02°00'14"W. 117.57 FEET ALONG SAID FENCE LINE TO THE NORTH LINE OF WILSON ONE LOT SUBDIVISION, THENCE N.87°18'56"E. 13.42 FEET ALONG SAID SUBDIVISION TO THE NORTHEAST CORNER THEREOF, THENCE S.89°42'42"E. 42.60 FEET, THENCE N.0°07'17"E. 60.00 FEET, THENCE N.49°00'35"E. 119.70 FEET, THENCE S.40°59'22"E. 73.69 FEET TO A POINT OF CURVE, THENCE 25.05 FEET ALONG THE ARC OF A 64.51 FOOT RADIUS CURVE TO THE LEFT, (LONG CHORD BEARS S.52°06'53"E. 24.895 FEET), THENCE N.0°36'52"E. (N.0°09'00"W.) 879.01 FEET MORE OR LESS, ALONG AN OLD EXISTING FENCE LINE TO THE NORTH LINE OF SAID QUARTER SECTION, THENCE S.86°52'24"W. 448.24 FEET (S.85°39'00"W. 440 FEET) MORE OR LESS, ALONG SAID QUARTER SECTION LINE TO THE POINT OF BEGINNING.  
CONTAINING 9.72 ACRES, MORE OR LESS.

Proposed Lot 1  
PART OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN; BEGINNING AT A POINT WHICH BEARS S.86°52'24"W. 1326.16 FEET (S.85°39'W. 80 RODS) ALONG THE AS MONUMENTED NORTH LINE OF SAID NORTHEAST QUARTER AND S.01°12'21"W. (SOUTH 990 FEET) 921.68 FEET AND S.89°52'43"E. 48.12 FEET FROM THE NORTHEAST CORNER OF SAID SECTION, AND RUNNING THENCE S.0°07'17"W. 329.47 FEET, THENCE S.89°42'44"E. 440.21 FEET MORE OR LESS, TO THE SOUTHWEST CORNER OF JOHN MONTGOMERY SUBDIVISION, THENCE N.0°27'23"W. 330.65 FEET ALONG SAID SUBDIVISION TO THE NORTHWEST CORNER THEREOF, THENCE S.89°52'43"E. 14.50 FEET ALONG THE NORTHERN BOUNDARY OF SAID SUBDIVISION, THENCE N.0°36'52"E. 63.19 FEET TO THE NORTHERN RIGHT OF WAY OF 5750 NORTH STREET, SAID POINT BEING ON A CURVE TO THE RIGHT, THENCE 25.05 FEET ALONG THE ARC OF 64.51 FOOT RADIUS CURVE TO THE RIGHT, (LONG CHORD BEARS N.52°06'53"W. 24.895 FEET), THENCE N.40°59'22"W. 73.69 FEET ALONG SAID ROAD, THENCE S.49°00'35"W. 119.70 FEET, THENCE S.0°07'17"W. 60.00 FEET, SAID POINT BEING N.89°52'43"W. 143.32 FEET FROM THE NORTHWEST CORNER OF SAID JOHN MONTGOMERY SUBDIVISION, THENCE N.89°52'43"W. 250.95 FEET TO THE POINT OF BEGINNING.  
CONTAINING 146,394 Sq. Ft./3.36 AC. MORE OR LESS.  
Less Road Dedication Cont. 3.19 Ac.

## NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO CREATE A PARCEL OF LAND FOR THE PURPOSE OF BUILDING A RESIDENCE, FOR GREG WATTS.  
BASIS OF BEARINGS FOR THIS SURVEY IS STATE PLANE GRID ALONG THE NORTH MONUMENTED SECTION LINE OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, S.L.B.&M., AS S.86°52'24"W. AND AS SHOWN PER THIS PLAT.  
WE HAVE COMPLETED THE RECORD SUBDIVISIONS ADJACENT TO THIS LAND AND THEIR RESPECTIVE STREET CURVE DATA, AS SHOWN.

Authur Leon Gudmundson Revocable Trust  
Authur L. Gudmundson, Trustee  
22-004-0001

REMAINING PARCEL-NOT APPROVED FOR DEVELOPMENT  
Donald C. Montgomery Revocable Trust  
Donald C. Montgomery and Marcene W. Montgomery, Trustees  
Cont. 9.72 Ac. +/-

REMAINING PARCEL-NOT APPROVED FOR DEVELOPMENT  
Aus William Montgomery Family Trust Etal  
Cont. 6.05 Ac.

## 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. PLASTIC CAP.
- FND. LANDMARK REBAR/CAP
- STREET DEDICATION AREA - 7,460 Sq. Ft.

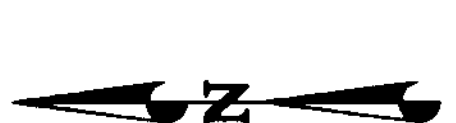
### FUTURE RD. CURVE DATA

(d)	(e)	(f)
A = 41°06'44"	A = 41°06'44"	A = 41°06'44"
R = 80.00'	R = 110.00'	R = 50.00'
L = 57.40'	L = 78.93'	L = 35.88'
LC = 56.18'	LC = 77.25'	LC = 35.11'
N 69°33'55" E	N 69°33'55" E	N 69°33'55" E

### 5750 No. ST. CURVE DATA

(a)	(b)	(c)	(g)	(k)
A = 26°26'23"	A = 26°26'23"	A = 22°14'38"	A = 72°28'	A = 352°14'
R = 94.51'	R = 124.51'	R = 64.51'	R = 138.89'	R = 108.89'
L = 43.61'	L = 57.46'	L = 25.05'	L = 18.00'	L = 7.36'
LC = 43.23'	LC = 56.95'	LC = 24.895'	LC = 17.98'	LC = 7.35'
S 54°12'33" E	S 54°12'33" E	S 52°06'53" E	S 71°08'29" E	S 69°21'52" E

CL CURVE DATA	(JMS CURVE DATA)	CALC'D CURVE DATA JMS
(j)	(h)	(i)
A = 15°34'45"	A(D)=16°12'15"	A = 15°01'30"
R = 108.89'	R = 138.89'	(R = 138.89')
L = 35.31'	L = 39.28'	L = 36.42'
LC = 35.15'	T = 19.77'	LC = 36.32'
S 80°35'21" E	CH = 39.14	S 82°21'58" E
		(T = 19.77')
		T = 18.32'

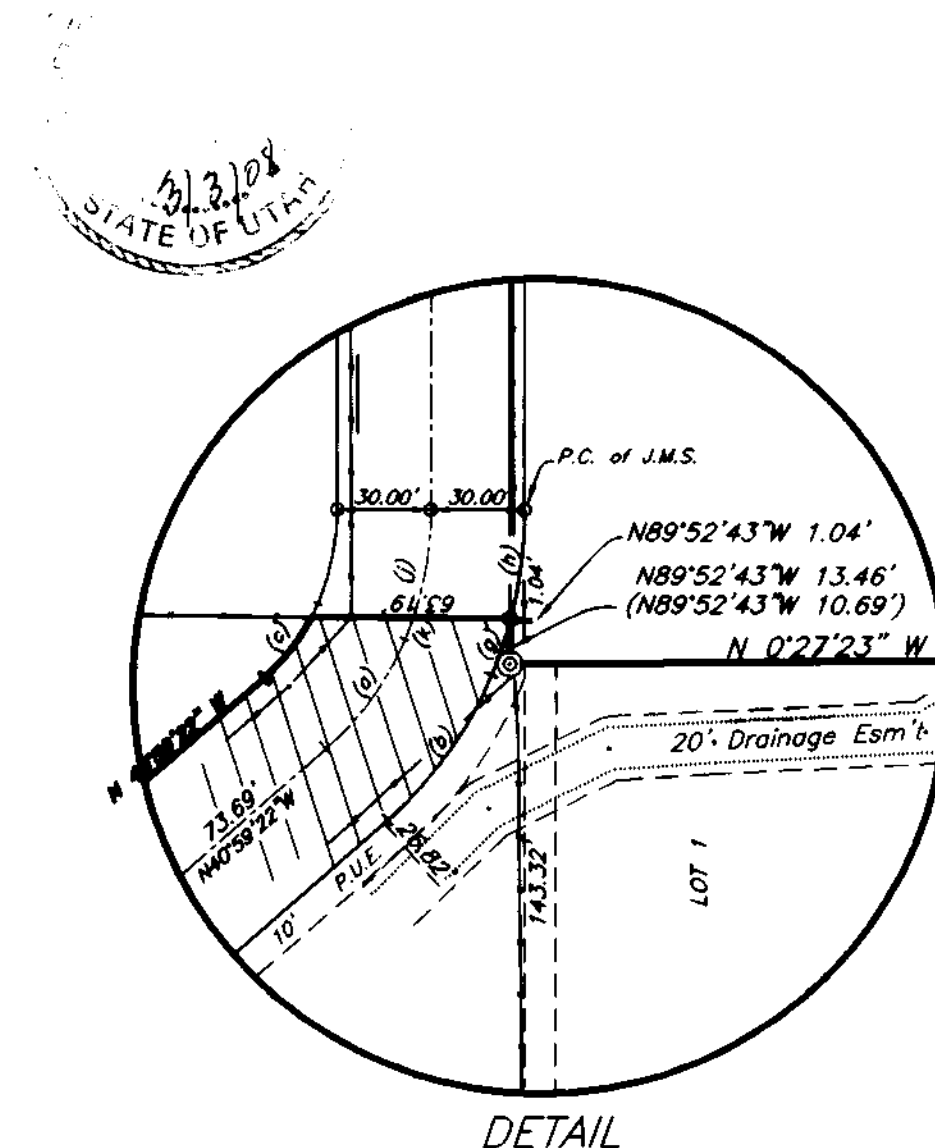


Scale: 1" = 80'

## SURVEYOR'S CERTIFICATE

I, CYNTHIA L. SEGRUFF DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD CERTIFICATE No. 7511 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, AND THAT I HAVE MADE A SURVEY ON THE GROUND, AND FROM RECORDS OF THE WEBER COUNTY RECORDER'S OFFICE AND AS DESCRIBED ABOVE AND AS SHOWN PER THIS PLAT.

CYNTHIA L. SEGRUFF  
F.K.A. C.L. ROBERTT



## NOTE:

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.

003935  
RECEIVED  
MAR 04 2008  
WEBER CO SURVEYOR

WEBER CO SURVEYOR  
CYNTHIA L. SEGRUFF

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

CLIENT: GREG WATTS

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

SURVEY DATE: 10-22-07

JOB No. PS07-05C

Found Weber County Surveyors Brass Cap Monument-Dated 1989  
Stamped "North Quarter Corner Section 7,  
Township 7 North, Range 1 East, S.L.B.&M.,  
Dated 1963".

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Stamped "North Quarter Corner Section 7,  
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**C.L.S., Inc.**  
810 Canyon Road  
Ogden, UT 84404  
Ph. (801) 399-4935  
Fax. (801) 827-1068

Donald C. & Marcene W. Montgomery, Trustees, The Donald C. Montgomery Revocable Trust S 2°00'14" W