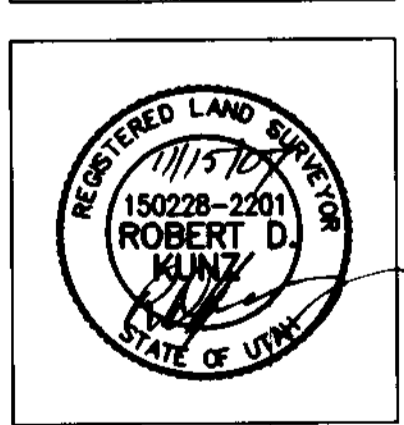
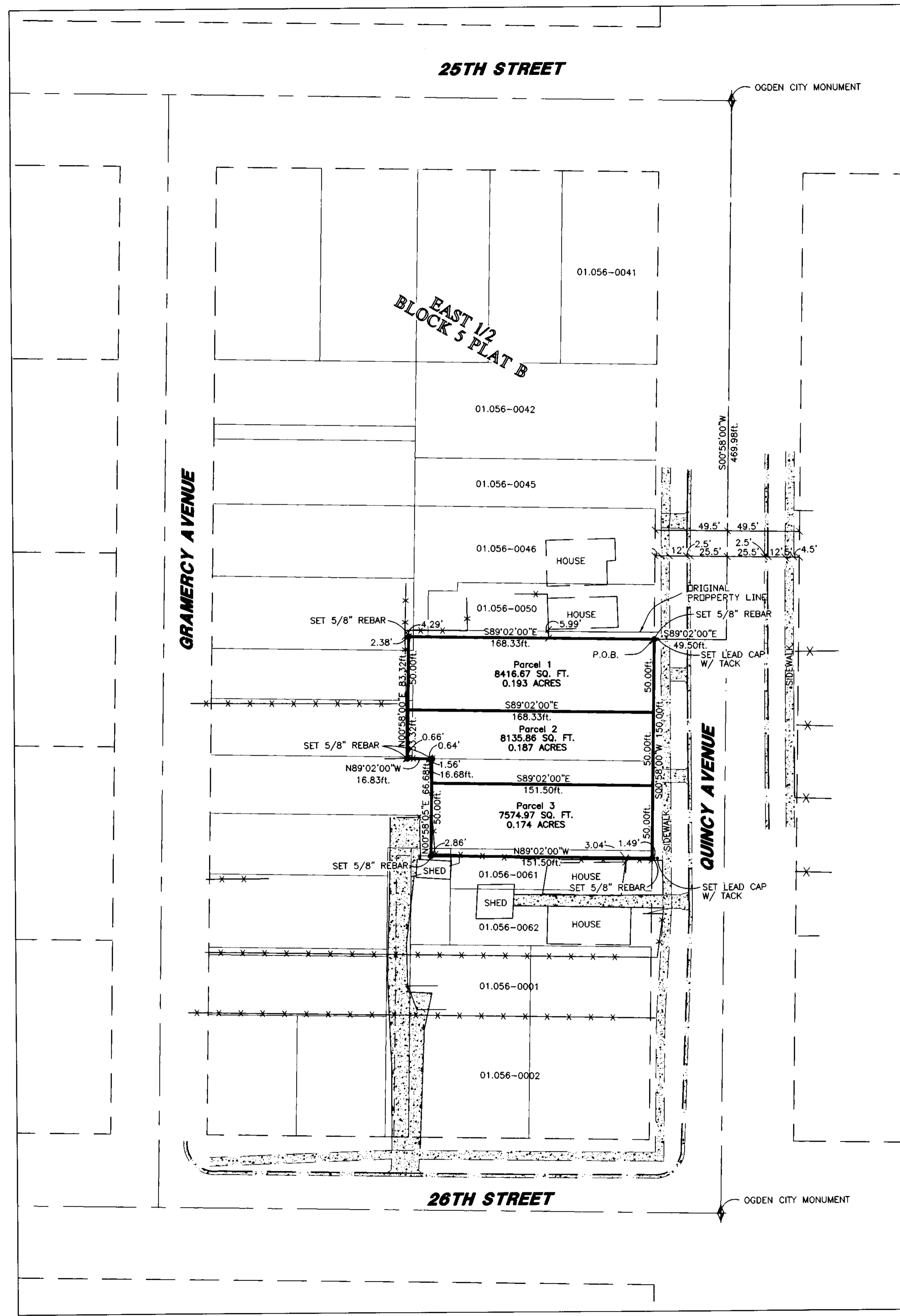


REVISIONS	DESCRIPTION
DATE	

**Record of Survey**  
 OGDEN CITY, WEBER COUNTY, UTAH  
**2549-2555 QUINCY AVENUE**  
**PART OF EAST 1/2 BLOCK 5 PLAT B**  
**OGDEN CITY SURVEY**



**Project Info.**  
 Surveyor: R. KUNZ  
 Designer: M. WALTERS  
 Begin Date: OCTOBER 4, 2007  
 Name: UTAH NON-PROFIT HOUSING  
 Scale: 1" = 40'  
 Checked: MLR 10/16/07  
 Number: 5538-01



**BOUNDARY DESCRIPTION**

**TOTAL PARCLE**  
 A PART OF BLOCK 5 , PLAT B, OGDEN CITY SURVEY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH LIES S00°58'00"W 369.98 FEET AND N89°02'00"W 49.50 FEET FROM AN OGDEN CITY MONUMENT IN THE INTERSECTION OF 25TH STREET AND QUINCY AVENUE, SAID MONUMENT BEING THE NE CORNER OF SAID BLOCK THENCE S00°58'00"W 150.00 FEET; THENCE N89°02'00"W 151.50 FEET; THENCE N00°58'05"E 66.68 FEET; THENCE N89°02'00"W 16.83 FEET; THENCE N00°58'00"E 83.32 FEET; THENCE S89°02'00"E 168.33 FEET TO THE POINT OF BEGINNING.

HAVING AN AREA OF 24127.50 SQUARE FEET, 0.554 ACRES

**BOUNDARY LINE AGREEMENT**

A LINE IN BLOCK 5 , PLAT B, OGDEN CITY SURVEY BETWEEN PARCELS 01-056-0050 AND 01-056-0052 DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH LIES S00°58'00"W 369.98 FEET AND N89°02'00"W 49.50 FEET FROM AN OGDEN CITY MONUMENT IN THE INTERSECTION OF 25TH STREET AND QUINCY AVENUE, SAID MONUMENT BEING THE NE CORNER OF SAID BLOCK THENCE N89°02'00"W 155.07 FEET.

**BOUNDARY LINE AGREEMENT**

A LINE IN BLOCK 5 , PLAT B, OGDEN CITY SURVEY BETWEEN PARCELS 01-056-0046 AND 01-056-0052 DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH LIES S00°58'00"W 369.98 FEET AND N89°02'00"W 204.57 FEET FROM AN OGDEN CITY MONUMENT IN THE INTERSECTION OF 25TH STREET AND QUINCY AVENUE, SAID MONUMENT BEING THE NE CORNER OF SAID BLOCK THENCE N89°02'00"W 13.26 FEET.

**PARCEL 1**

A PART OF BLOCK 5 , PLAT B, OGDEN CITY SURVEY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH LIES S00°58'00"W 369.98 FEET AND N89°02'00"W 49.50 FEET FROM AN OGDEN CITY MONUMENT IN THE INTERSECTION OF 25TH STREET AND QUINCY AVENUE, SAID MONUMENT BEING THE NE CORNER OF SAID BLOCK 5 THENCE S00°58'00"W 50.00 FEET; N89°02'00"W 168.33 FEET; THENCE N00°58'00"E 50.00 FEET; THENCE S89°02'00"E 168.33 FEET TO THE POINT OF BEGINNING.

HAVING AN AREA OF 8416.67 SQUARE FEET, 0.193 ACRES

**PARCEL 2**

A PART OF BLOCK 5 , PLAT B, OGDEN CITY SURVEY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH LIES S00°58'00"W 419.98 FEET AND N89°02'00"W 49.50 FEET FROM AN OGDEN CITY MONUMENT IN THE INTERSECTION OF 25TH STREET AND QUINCY AVENUE, SAID MONUMENT BEING THE NE CORNER OF SAID BLOCK 5 THENCE S00°58'00"W 50.00 FEET; THENCE N89°02'00"W 151.50 FEET; THENCE N00°58'00"E 16.68 FEET; THENCE N89°02'00"W 16.83 FEET; THENCE N00°58'00"E 33.32 FEET; THENCE S89°02'00"E 168.33 FEET TO THE POINT OF BEGINNING.

HAVING AN AREA OF 8135.86 SQUARE FEET, 0.187 ACRES

**PARCEL 2**

A PART OF BLOCK 5 , PLAT B, OGDEN CITY SURVEY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH LIES S00°58'00"W 469.98 FEET AND N89°02'00"W 49.50 FEET FROM AN OGDEN CITY MONUMENT IN THE INTERSECTION OF 25TH STREET AND QUINCY AVENUE, SAID MONUMENT BEING THE NE CORNER OF SAID BLOCK 5 BEGINNING AT A POINT WHICH LIES THENCE S00°58'00"W 50.00 FEET; THENCE N89°02'00"W 151.50 FEET; THENCE N00°58'05"E 50.00 FEET; THENCE S89°02'00"E 151.50 FEET TO THE POINT OF BEGINNING.

HAVING AN AREA OF 7574.97 SQUARE FEET, 0.174 ACRES

**Basis of Bearings**

THE BASIS OF BEARINGS FOR THIS PLAT IS THE MONUMENT LINE BETWEEN THE OGDEN CITY MONUMENT AT QUINCY AND 25TH STREET AND THE OGDEN CITY MONUMENT AT QUINCY AND 26TH STREET SHOWN HERE ON AS S00°58'W

**Narrative**

THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE BOUNDARY OF PARCELS 01-056-0052 AND 01-056-0057 IN BLOCK 5, PLAT B, OGDEN CITY SURVEY OF BUILDING LOTS. THE PARCELS ARE LOCATED AT 2549, 2553 AND 2555 QUINCY AVENUE IN OGDEN CITY, WEBER COUNTY, UTAH. ALL THE PROPERTIES WITH LOTS 1, 7,8,9, AND 10 OF BLOCK 5, PLAT B WERE PLOTTED ACCORDING TO THE RECORD DEEDS OF THE PLAT. IT WAS FOUND THAT ALONG THE FRONTAGE OF QUINCY AVENUE THE DEEDED DISTANCES EXCEEDED THE RECORD DISTANCE OF THE BLOCK BY 4.45 FEET. WHEN THE OCCUPATION OF THE PROPERTIES WERE IDENTIFIED BY BUILDINGS AND FENCES, IT WAS FOUND THAT THE FENCES MATCHED THE DEED WHEN MEASURED FROM THE NORTH END OF THE BLOCK, TO THE SOUTH SIDE OF PARCEL 01-056-0062 (THE PROPERTY JUST SOUTH OF THE SUBJECT PARCELS.) PARCEL 01-056-0001 AT THE SE CORNER OF THE BLOCK ALSO MATCHED THE FENCES WHEN MEASURED FROM THE SOUTH LINE OF THE BLOCK. PARCEL 01-056-0002 WAS FOUND TO OCCUPY LESS THAN THE DEEDED DISTANCE ALONG ITS FRONTAGE. SINCE ALL FENCES IN THE AREA HAVE BEEN IN PALCE FOR MANY YEARS AND HAVE BEEN ACCEPTED AS THE BOUNDARIES OF THE PROPERTIES, AND ANY ATTEMPT AT PRO-RATION OF THE LINES WOULD CAUSE BUILDINGS ON SOME PROPERTIES TO CONFLICT WITH THE REVISED DESCRIPTIONS, THE MEAUREMENTS FROM THE NORTH LINE WERE ACCEPTED AND USED AS THE NORTH AND SOUTH BOUNDARIES OF THE PROPERTIES.

THE EAST-WEST DIMENSION OF THE BLOCK EXCEEDED THE DEED RECORDS OF THE PROPERTIES BY 6.67 FEET. FENCES BETWEEN THE PROPERTIES WERE FOUND AT A LOCATION THAT PROPORTIONED THE DISTANCES WITH THE PROPERTIES. AN ADJUSTMENT OF 3.33 FEET WAS ADDED TO THE EAST-WEST DIMENSIONS OF THE LOTS TO REFLECT THE CURRENT USE OF THE PROPERTIES.

**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. I FURTHER CERTIFY THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND SURVEYED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE LAW.

SIGNED THIS 15<sup>th</sup> DAY OF November, 2007

150228-2201  
 UTAH LICENSE NUMBER

*Robert D. Kunz*  
 ROBERT D. KUNZ

**Legend**

- ◆ = OGDEN CITY MONUMENT
- = SET 5/8" REBAR AND PLASTIC CAP STAMPED "REEVE & ASSOCIATES"
- = BOUNDARY LINE
- - - = DEED LINE
- - - = ADJOINING PROPERTY
- - - = EASEMENTS
- x x = EXISTING FENCE LINES
- P.U.E. = PUBLIC UTILITY EASEMENT

