

**SURVEYOR'S CERTIFICATE:**

I hereby certify to McDonald's Corporation, a Delaware Corporation, Franchise Realty Corporation, an Illinois corporation, Founders Title Company and Chicago Title Insurance Company that this plan has been compiled from a survey actually made on the ground under my supervision on March 03, 2009; that it is correct and complies with ALTA survey requirements and the requirements provided by McDonald's Corporation.

**BOUNDARY DESCRIPTION**

Parcel 1

Part of the Northeast Quarter of Section 20, Township 6 North, Range 1 West, Salt Lake Base and Meridian, United States Survey:

BEGINNING at the intersection of the West line of Washington Boulevard and the South line of 11th Street, in Ogden City, Utah, and running thence South along the West line of Washington Boulevard 166.97 feet; thence West 129.5 feet; thence North 18.47 feet; thence West 50 feet; thence North 148.5 feet to the South line of 11th Street; thence East along said South line of 11th Street 179.5 feet to the point of beginning.

SUBJECT TO an alleged right-of-way of record, but which existence in fact and law grantor disputes, over and across said property described as follows: BEGINNING at a point on the North line of 12th Street, 192.5 feet West of the West line of Washington Boulevard and running thence North 533.94 feet to the South line of 11th Street; thence West 15 feet; thence South 533.94 feet; thence East 15 feet to the POINT OF BEGINNING.

The Weber County Recorder's Office describes as follows:

Tax ID No. 12-104-0006

Part of the Northeast Quarter of Section 20, Township 6 North, Range 1 West, Salt Lake Meridian, more particularly described as COMMENCING at the intersection of the South line of 11th Street and the West line of Washington Avenue, running thence South along said West line of Washington Avenue 133 feet; thence West parallel to 11th Street 179.5 feet; thence North parallel to Washington Avenue 133 feet; thence East along the South line of 11th Street 179.5 feet to the PLACE OF COMMENCEMENT.

And Tax ID No. 12-104-0007

Part of the Northeast Quarter of Section 20, Township 6 North, Range 1 West, Salt Lake Meridian, U.S. Survey; BEGINNING on the West line of Washington Boulevard, 366.97 feet North of 12th Street; thence North 33.97 feet to a point 133 feet South from the intersection of the South line of 11th Street and West line of Washington Boulevard; thence West 179.5 feet; thence South 15.5 feet; thence East 50 feet; thence South 18.47 feet; thence East 129.5 feet to BEGINNING.

Subject to and together with the following described right of way: BEGINNING at a point on the North line of 12th Street, 192.5 feet West of the West line of Washington Boulevard and running thence North 533.94 feet to the South line of 11th Street; thence West 15 feet; thence South 533.94 feet; thence East 15 feet to the POINT OF BEGINNING.

Parcel 2 (Tax I.D. No. 12-104-0005)

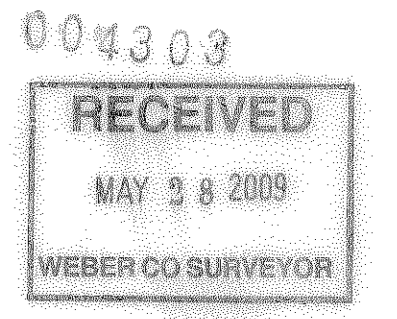
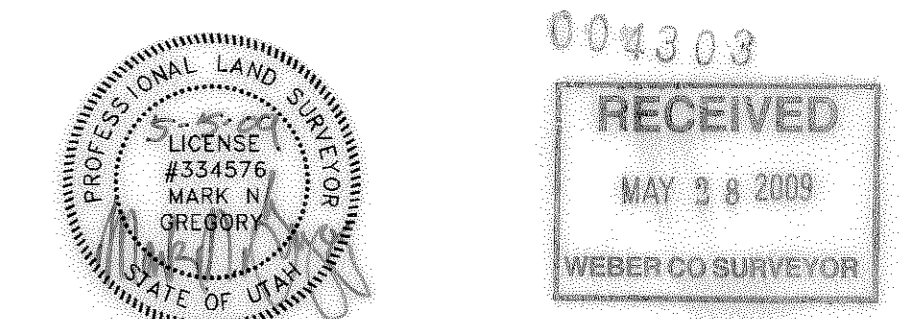
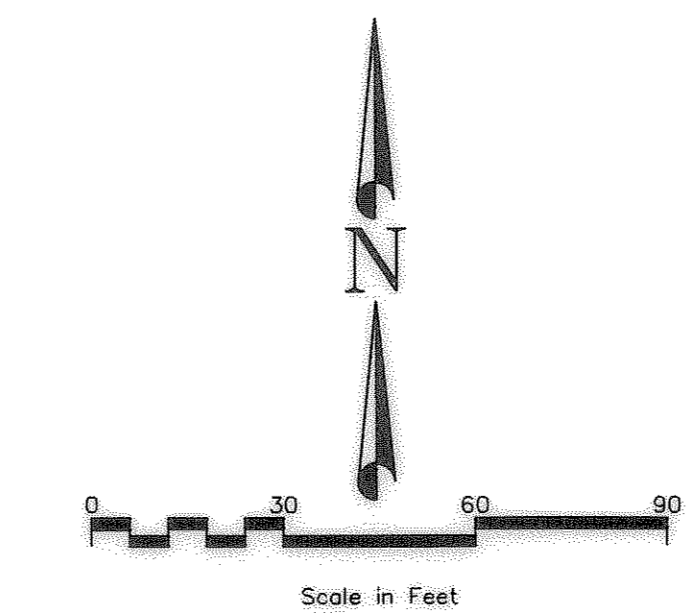
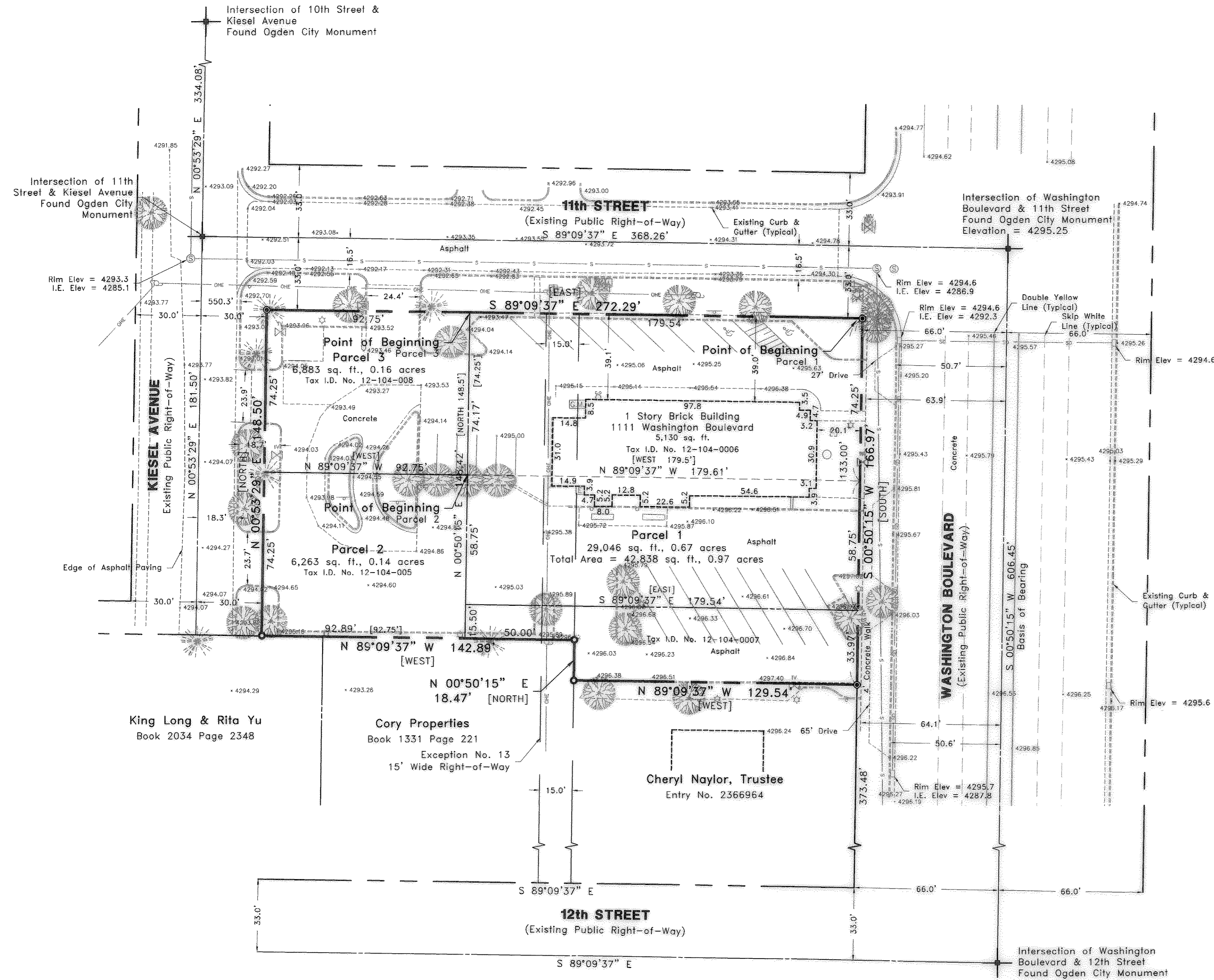
Part of the Northeast Quarter of Section 20, Township 6 North, Range 1 West, Salt Lake Meridian, U.S. Survey; BEGINNING at a point 179.5 feet West and 74.25 feet South from the intersection of the south line of 11th Street with the west line of Washington Boulevard; running thence West 92.75 feet; thence South 74.25 feet; thence East 92.75 feet; thence North 74.25 feet to the PLACE OF BEGINNING.

Parcel 3 (Tax I.D. No. 12-104-0008)

Part of the Northeast Quarter of Section 20, Township 6 North, Range 1 West, Salt Lake Meridian, U.S. Survey; BEGINNING on the West line of Washington Boulevard, 366.97 feet North of 12th Street; thence West at right angles to Washington Boulevard from the point of intersection of the west line of Washington Boulevard and the north line of 12th Street; running thence West at right angles to Washington Boulevard 92.75 feet; thence South parallel to Washington Boulevard 74.25 feet to a point 74.25 feet South of Place of Beginning; thence North 74.25 feet to the PLACE OF BEGINNING.

**UTILITY COMPANIES**

Telephone	Qwest	800-603-6000
Power	Utah Power & Light	888-221-7070
Natural Gas	Questar Gas	800-323-5517
Water	Ogden City	801-629-8325
Sewer	Ogden City	801-629-8325



Date: May 5, 2009

Mark N Gregory  
P.L.S. No. 334576

**NARRATIVE:**

The purpose of this survey is to perform an ALTA/ACSM Land Title Survey of the subject property in order to facilitate pending improvements. The Ogden City street monuments found in Washington Boulevard and Kiesel Avenue are used to control the location of said property.

The vertical benchmark for this survey is the Ogden City street monument found in the intersection of Washington Boulevard and 11th Street, elevation 4295.25.

The subject property is located in a CP-2 Community Commercial Zone per Chapter 38 of the Ogden City Code. CP-2 Zones require a 20 foot front yard setback, a 20' side yard setback facing a street and no side yard or rear setback.

Record dimensions are shown in brackets [ ].

**BASIS OF BEARING:**

The basis of bearing for this survey is South 00°50'15" West along the monument line of Washington Boulevard.

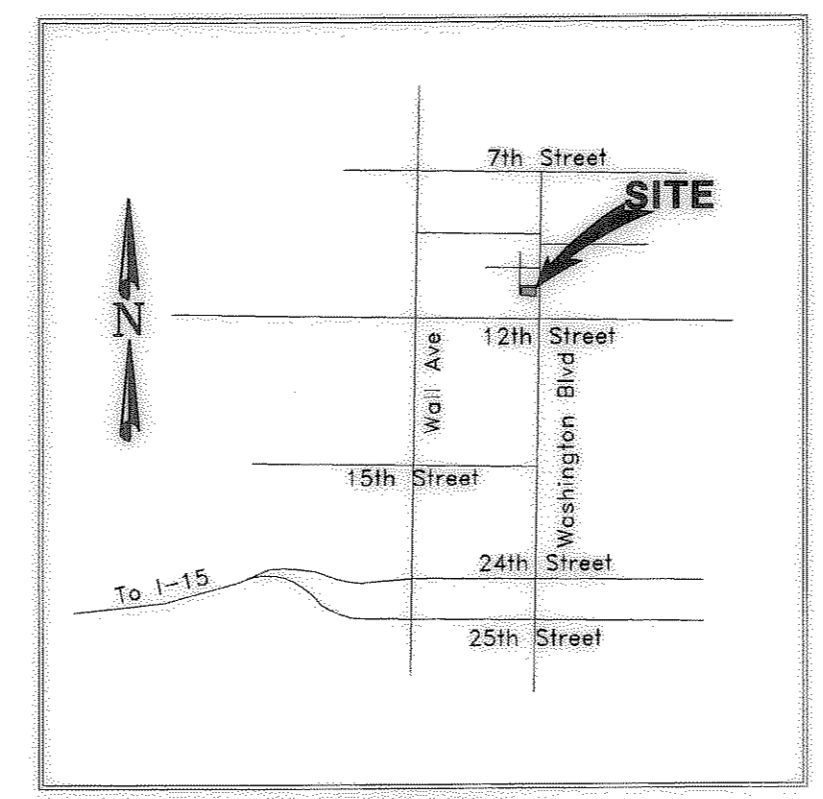
**SCHEDULE B - EXCEPTIONS:**

Founders Title Company Order No. 2792708, dated February 27, 2009.

Exception No. 12: Resolution No. 23-2005 "Weber Area Dispatch 911 and Emergency Services District" Recorded: January 24, 2006 Entry No.: 2156401.

Survey findings: The subject property is located within the boundary of the district cited in this exception and is subject to the its provisions.

Exception No. 13: Right of Way with any rights incidental thereto as disclosed by mesne instruments of record including but not limited to that certain Warranty Deed, recorded November 22, 1974, as Entry No. 627361, in Book 1070 at Page 823 of the official records. Survey findings: The easement cited in this exception crosses the central portion of the subject property and is shown hereon.



**LEGEND**

- Ogden City Street Monument Found
- Property Boundary Line
- Right-of-Way Line
- Monument Line
- Easement Line
- Set Rebar W/ Cap Stamped "DOMINION ENGINEERING" (Unless Otherwise Noted)
- Found Property Monument Stamped "R.B. & B."
- Edge of Existing Improvements (As Noted)
- Existing Storm Drain Line
- Existing Overhead Electric Line
- Existing Sewer Line
- Existing Electric Meter, Box, Utility pole, Guy, Light Pole
- Existing Telephone Box, Man Hole Fiber Optic Box
- Existing Water Valve, Meter, Fire Hydrant, Yard Hydrant
- Existing Gas Meter Valve
- Existing Sewer Man Hole, Clean Out
- Existing Storm Drain Man Hole, Catch Basin
- Existing Ballard
- Existing Sign
- Existing Irrigation Valve
- Existing Deciduous, Evergreen Tree

<b>DRAWN</b>	MNG 03/09	<b>CHECKED</b>	JDP 03/09
<b>DESIGNED</b>	DATE	<b>PROJECT ENGINEER</b>	
<b>APPROVED</b>	DATE	<b>JDP</b>	
		<b>PROJECT MANAGER</b>	

**McDONALD'S CORPORATION**  
**OGDEN CITY, UTAH**



**IN THE NE 1/4 OF SECTION 20, T6N, R1W, SLBM**  
**ALTA/ACSM LAND TITLE SURVEY**

<b>PROJECT NO.</b>	1553-01		
<b>SHEET NO.</b>	1 of 1		
<b>FILE NAME:</b>	Ogden		
<b>SCALE:</b>	1"=30'		
<b>NO.</b>	<b>REVISIONS</b>	<b>BY</b>	<b>DATE</b>

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