

Steve West Subdivision

A part of the Southwest 1/4 of Section 29, T6N, R2W, SLB&M, U.S. Survey
Weber County, Utah
July 2009

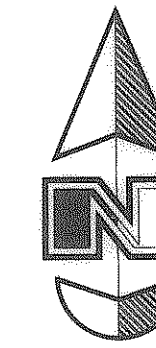
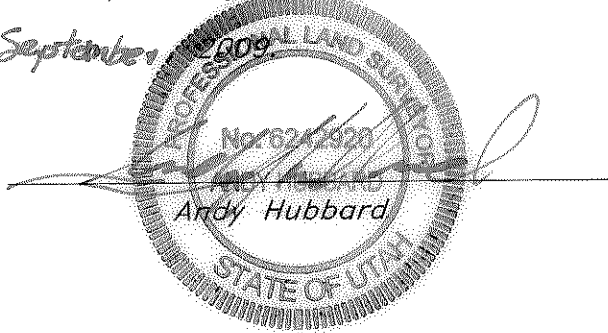
SURVEYOR'S CERTIFICATE

I, Andy Hubbard, do hereby certify that I am a Registered Professional Land Surveyor in the State of Utah, and that I hold Certificate No. 6242920 in accordance with Title 58, Chapter 22, of the Professional Engineers and Land Surveyors Licensing Act. I also certify that this plat of Steve West Subdivision in Weber County, Utah has been correctly drawn to the designated scale and is a true and correct representation of the following description of lands included in said subdivision, based on data compiled from records in the Weber County Recorder's Office, and of a survey made on the ground in accordance with Section 17-23-1. Monuments have been set as depicted on this Drawing.

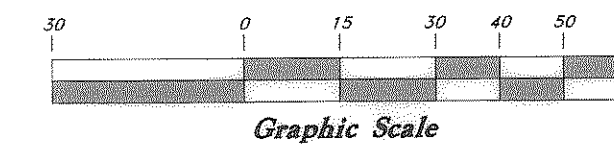
I also certify that all the lots within Steve West Subdivision meet the frontage and area requirements of the Weber County Zoning Ordinance.

Signed this 23rd day of September, 2009.

6242920
License #



Scale: 1" = 30'

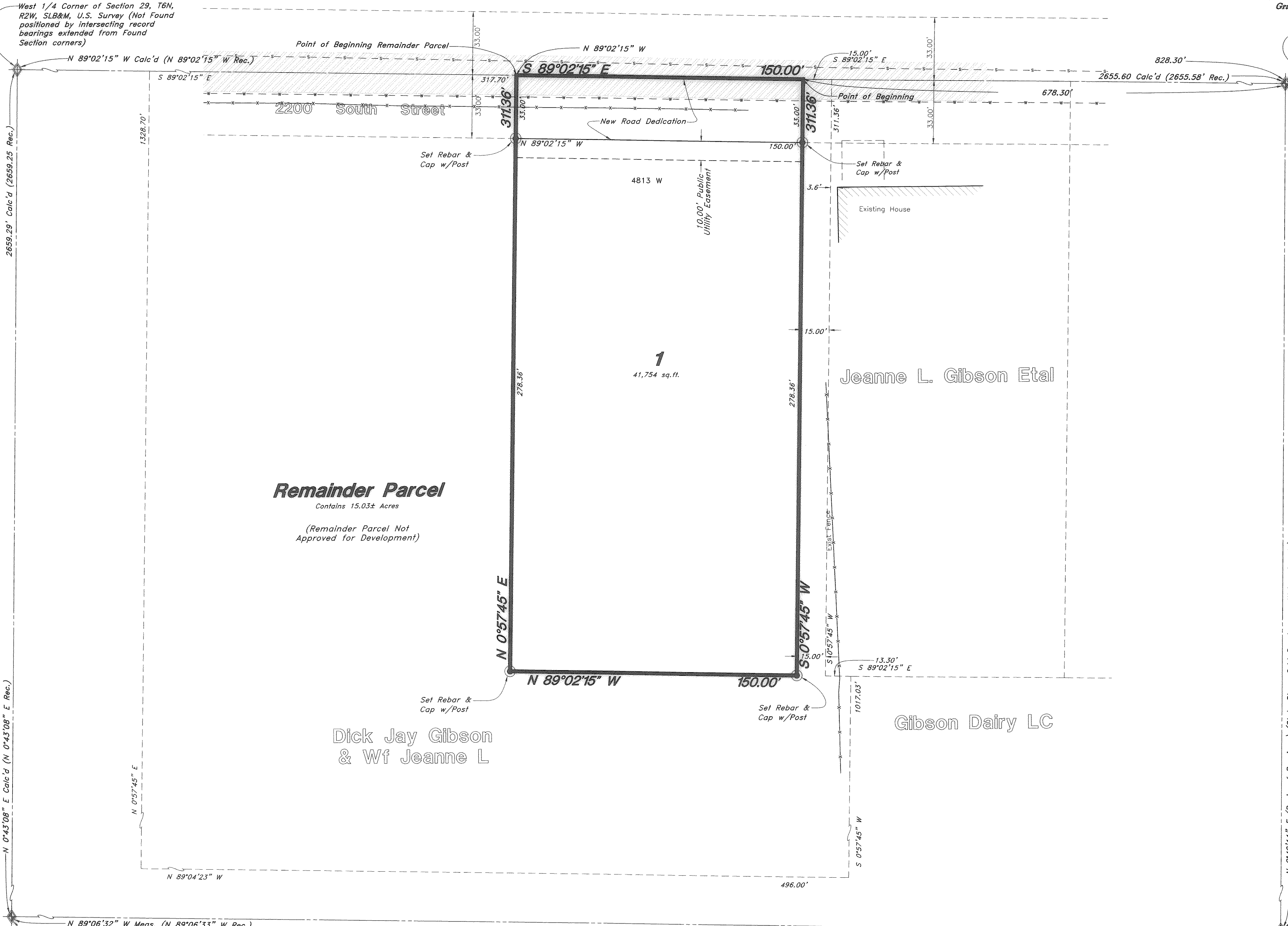


NARRATIVE:

This Subdivision Plat was requested by Steve West for the purpose of platting one (1) residential lot.
Monuments were found at the Center, the South Quarter Corner, and the Southwest Corner of Section 29.
A line bearing N 0°40'11" E between the South Quarter Corner and the Center of said Section was used as the basis of bearings.

Legend

- ▲ Set Nail & Washer
- Found #5 Rebar 24"
- Long with plastic cap
- Set Hub & Tack
- Monument to be set
- (Rad.) Radial Line
- (N/R) Non-Radial Line
- ⊙ Set #5 Rebar 24"
- Long with GBE North cap
- (Rec.) Weber County Surveyor Record Info.
- Meas. Measured Bearings & Distances
- Calc'd Calculated Bearings & Distances



Center of Section 29, T6N, R2W, SLB&M, U.S. Survey. Found 3" Weber County Brass Cap Monument 1" Below Road Surface in Good Condition. (Set 1963)

OWNER'S DEDICATION

We, the undersigned owners of the hereon described tract of land, hereby set apart and subdivide the same into lots and streets as shown on this plat, and name said tract Steve West Subdivision, and hereby dedicate, grant and convey to Weber County, Utah, all those parts or portions of said tract of land designated as streets, the same to be used as public thoroughfares forever, and also dedicate to Weber County those certain strips as easements for public utility and drainage purposes as shown hereon, the same to be used for the installation, maintenance, and operation of public utility service lines and drainage, as may be authorized by the governing authority.

Signed this _____ day of _____, 2009.

Steve West, Developer
2268 South 4700 West
Ogden, UT 84401

Jill West,

ACKNOWLEDGMENT

State of Utah } ss
County of Weber }

On the _____ day of _____, 2009, personally appeared before me, the undersigned Notary Public, the signers of the above Owner's Dedication, two, in number, who duly acknowledged to me they signed it freely and voluntarily and for the purposes therein mentioned.

Residing At: _____ A Notary Public commissioned in Utah

Commission Expires: _____ Print Name

BOUNDARY DESCRIPTION

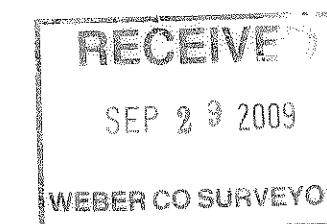
A part of the Southwest Quarter of Section 29, Township 6 North, Range 2 West, Salt Lake Base and Meridian, U.S. Survey:
Beginning at a point 678.30 feet North 89°02'15" West along the Quarter Section line from the Northeast corner of said Quarter Section and running thence South 0°57'45" West 311.36 feet; thence North 89°02'15" West 150.00 feet; thence North 0°57'45" East 311.36 feet to said Quarter Section line; thence South 89°02'15" East 150.00 feet along said Quarter Section line to the point of beginning.
Contains 46,703 Square Feet or 1.072 Acres

REMAINING PARCEL DESCRIPTION

A part of the Southwest Quarter of Section 29, Township 6 North, Range 2 West, Salt Lake Base and Meridian, U.S. Survey:
Beginning at a point 828.30 feet North 89°02'15" West along the Quarter Section Line from the Northeast Corner of said Quarter Section; and running thence South 0°57'45" West 311.36 feet; thence South 89°02'15" East 150.00 feet; thence North 0°57'45" East 311.36 feet; thence South 89°02'15" East 15.00 feet; thence South 0°57'45" West 311.36 feet; thence South 89°02'15" 13.30 feet; thence South 0°57'45" West 1017.03 feet to the 1/16th line; thence North 89°04'23" West 496.00 feet along said 1/16th line; thence North 0°57'45" East 1328.70 feet to said Quarter Section line; thence South 89°02'15" East 317.70 feet along said Quarter Section line to the point of beginning.
Contains 15.03± Acres

AGRICULTURE OPERATION AREA NOTE

This property is located in the vicinity of an established agriculture operation in which normal agricultural uses and activities have been afforded the highest priority use status. It can be anticipated that said agricultural uses and activities may now or in the future be conducted on property included in the area in which the agriculture operation is being carried on. The use and enjoyment of this property is expressly conditioned on acceptance of any annoyance or inconvenience which may result from said normal agricultural uses and activities.



004351

South 1/4 Corner of Section 29, T6N, R2W, SLB&M, U.S. Survey. Found 3" Weber County Brass Cap Monument Set Flush With Road in Good Condition. (Set 1963)

WEBER COUNTY COMMISSION ACCEPTANCE

This is to certify that this subdivision plat, the dedication of streets and other public ways and financial guarantee of public improvements associated with this subdivision, thereon are hereby approved and accepted by the Commissioners of Weber County, Utah this _____ day of _____, 2009.

Chairman, Weber County Commission Attest

WEBER COUNTY ENGINEER

I hereby certify that the required public improvement standards and drawings for this subdivision conform with County standards and the amount of the financial guarantee is sufficient for the installation of these improvements.

Signed this _____ day of _____, 2009.

Signature

WEBER COUNTY SURVEYOR

I hereby certify that the Weber County Surveyor's Office has reviewed this plat for mathematical correctness, section corner data, and for harmony with lines and monuments on record in the County Offices. The approval of this plat by the Weber County Surveyor does not relieve the Licensed Land Surveyor who executed this plat from the responsibilities and/or liabilities associated therewith.

Signed this _____ day of _____, 2009.

Signature

WEBER COUNTY ATTORNEY

I have examined the financial guarantee and other documents associated with this subdivision plat and in my opinion they conform with the County Ordinance applicable thereto and now in force and effect.

Signed this _____ day of _____, 2009.

Signature

WEBER COUNTY PLANNING COMMISSION APPROVAL

This is to certify that this subdivision plat was duly approved by the Weber County Planning Commission on the _____ day of _____, 2009.

Chairman, Weber County Planning

WEBER COUNTY RECORDER

ENTRY NO. _____ FILED FOR RECORD AT _____
RECORDED _____ IN BOOK _____ OF OFFICE RECORDS, PAGE _____ RECORDING FOR _____

WEBER COUNTY RECORDER

BY: _____ DEPUTY

