

# RECORD OF SURVEY

## A PART OF THE SOUTHEAST QUARTER OF SECTION 6 AND THE NORTHEAST QUARTER OF SECTION 7 TOWNSHIP 5 NORTH, RANGE 1 WEST, SLB&M, U.S. SURVEY RIVERDALE CITY, WEBER COUNTY, UTAH SEPTEMBER 2009

### SURVEY NARRATIVE

THIS SURVEY WAS PREPARED AT THE REQUEST OF THE SHERWOOD PARK OWNERS ASSOCIATION FOR THE PURPOSE OF RE-ESTABLISHING THE SOUTHEASTERLY PROPERTY LINE OF PHASES 2 AND 3 TO RESOLVE A BOUNDARY DISPUTE THAT HAS TAKEN PLACE WITH SEVERAL NEIGHBORS. THE ORIGINAL SURVEY PLATS FOR BOTH THE SHERWOOD PARK SUBDIVISION AND THE OLSEN SUBDIVISION WERE REFERENCED, AND IT WAS FOUND THAT THEY MATHEMATICALLY CLOSED UPON EACH OTHER WITHIN REASONABLE TOLERANCES. A SIGNIFICANT AMOUNT OF ORIGINAL MONUMENTS WERE FOUND FROM THE REFERENCED PLATS, AND EXISTING MONUMENTS WERE FOUND TO MATCH THEIR RECORD LOCATIONS. NEW MONUMENTS WERE THEN SET IN THEIR RECORD LOCATION BASED ON THE REFERENCED PLATS WITH ALL RECORD BEARINGS AND DISTANCES BEING HELD.

SCALE: 1" = 60'  
DATE: SEPTEMBER 2009  
DESIGN: J.J.C.  
DRAWN: D.R.W.  
CHECKED:

### OVERALL BOUNDARY DESCRIPTION

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 6 AND THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, CITY OF RIVERDALE, COUNTY OF WEBER, STATE OF UTAH, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER SAID SECTION 6; THENCE SOUTH 88°35'36" EAST 90.64 FEET ALONG THE SOUTH LINE OF SAID SECTION 6; THENCE SOUTH 07°13'37" EAST 289.86 FEET TO THE INTERSECTION OF THE NORTHERLY RIGHT OF WAY LINE OF 4050 SOUTH AND THE EASTERLY RIGHT OF WAY LINE OF 700 WEST STREET AND THE TRUE POINT OF BEGINNING; THENCE

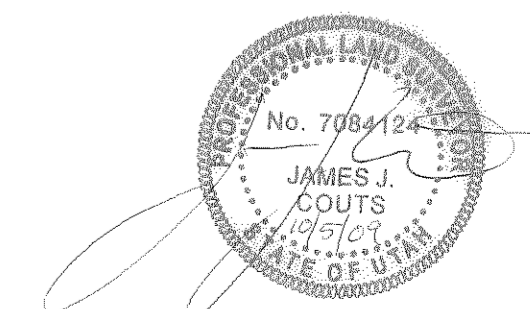
NORTH 07°13'37" WEST	794.24 FEET	ALONG SAID EASTERLY RIGHT OF WAY LINE OF 700 WEST STREET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 1076.53 FEET; THENCE
NORTHWESTERLY	172.16 FEET	ALONG SAID CURVED RIGHT OF WAY LINE THROUGH A CENTRAL ANGLE OF 09°09'47" TO THE NORTHWESTERLY CORNER OF SHERWOOD PARK SUBDIVISION PHASE 1; THENCE CONTINUING ALONG SAID NORTHERLY LINE OF SAID SHERWOOD PARK SUBDIVISION PHASE 1 FOR THE FOLLOWING 3 COURSES AS FOLLOWS:
SOUTH 78°43'36" EAST	22.25 FEET;	THENCE
SOUTH 77°28'36" EAST	61.00 FEET;	THENCE
NORTH 20°16'24" EAST	35.00 FEET;	THENCE
SOUTH 77°28'46" EAST	797.25 FEET	ALONG THE NORTHERLY LINE OF SAID SHERWOOD PARK SUBDIVISION PHASE 1 AND PHASE 2 TO THE NORTHWEST CORNER OF LOT 49 OF OLSEN SUBDIVISION PHASE 2; THENCE
SOUTH 30°02'27" WEST	139.67 FEET	ALONG THE WESTERLY LINE OF LOT 48 OF SAID OLSEN SUBDIVISION; THENCE
SOUTH 54°46'24" WEST	44.69 FEET	CONTINUING ALONG SAID WESTERLY LINE OF LOT 48 TO THE NORTHWEST CORNER OF LOT 47 OF SAID OLSEN SUBDIVISION; THENCE
SOUTH 09°21'24" WEST	84.00 FEET	TO SOUTHWEST CORNER OF SAID LOT 47; THENCE
SOUTH 41°36'24" WEST	84.10 FEET	ALONG THE NORTHWESTERLY LINE OF LOTS 44 AND 43 SAID OLSEN SUBDIVISION; THENCE
SOUTH 58°01'33" WEST	47.65 FEET	CONTINUING ALONG THE NORTHWESTERLY LINE OF LOT 43 OF SAID OLSEN SUBDIVISION; THENCE
SOUTH 41°46'28" WEST	195.00 FEET	ALONG THE NORTHWESTERLY LINE OF LOTS 43, 42, AND 41 OF SAID OLSEN SUBDIVISION; THENCE
SOUTH 19°06'15" WEST	75.75 FEET	TO THE SOUTHWEST CORNER OF SAID LOT 41 OF SAID OLSEN SUBDIVISION PHASE 1 AND THE NORTHERLY LINE OF LOT 40 OF OLSEN SUBDIVISION PHASE 1; THENCE
SOUTH 51°54'07" WEST	70.11 FEET	ALONG THE NORTHWESTERLY LINE OF SAID LOT 40 OF SAID OLSEN SUBDIVISION; THENCE
SOUTH 01°24'24" WEST	57.16 FEET	ALONG THE WESTERLY LINE OF SAID LOT 40 OF SAID OLSEN SUBDIVISION TO THE NORTHERLY RIGHT OF WAY LINE OF 4050 SOUTH AND THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 188.54 FEET; THENCE ALONG SAID NORTHERLY RIGHT OF WAY LINE OF 4050 SOUTH THE REMAINDER OF THE COURSES AS FOLLOWS:
SOUTHWESTERLY	166.62 FEET	ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 50°38'00"; THENCE
SOUTH 40°46'24" WEST	55.00 FEET;	THENCE
SOUTHWESTERLY	119.65 FEET	ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 42°00'00" TO THE TRUE POINT OF BEGINNING.

CONTAINING: 469,263 SQ FT, 10.77 ACRES, MORE OR LESS.

### SURVEYOR'S CERTIFICATE

I, JAMES J. COULTS, DO HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH AND THAT I HOLD CERTIFICATE NO. 7084124 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT; I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS RECORD OF SURVEY PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS; THAT THE REFERENCE MONUMENTS SHOWN ON THIS RECORD OF SURVEY PLAT ARE LOCATED AS INDICATED AND ARE SUFFICIENT TO RETRACE OR REESTABLISH THIS SURVEY; AND THAT THE INFORMATION SHOWN HEREIN IS SUFFICIENT TO ACCURATELY ESTABLISH THE LATERAL BOUNDARIES OF THE HEREIN DESCRIBED TRACT OF REAL PROPERTY.

SIGNED THIS 5<sup>TH</sup> DAY OF OCTOBER, 2009.



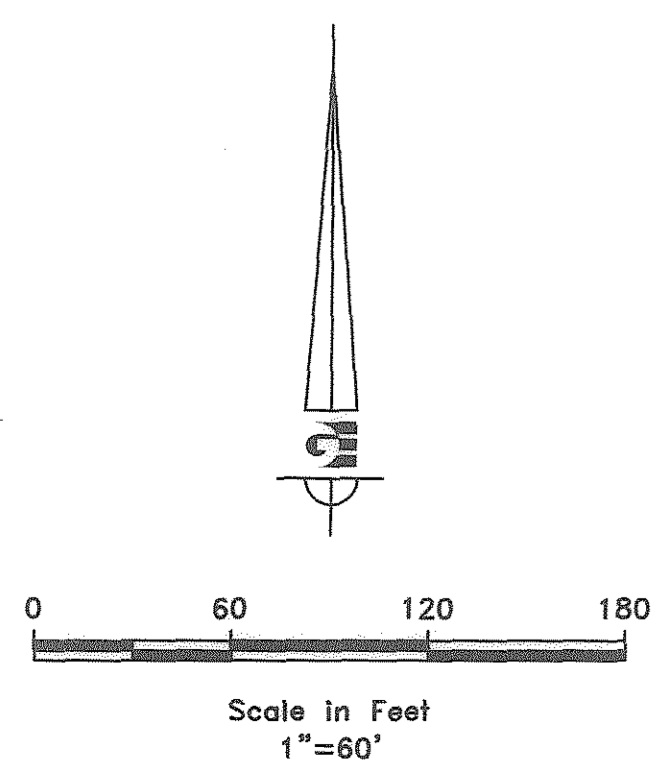
JAMES J. COULTS, PLS NO. 7084124

### LEGEND

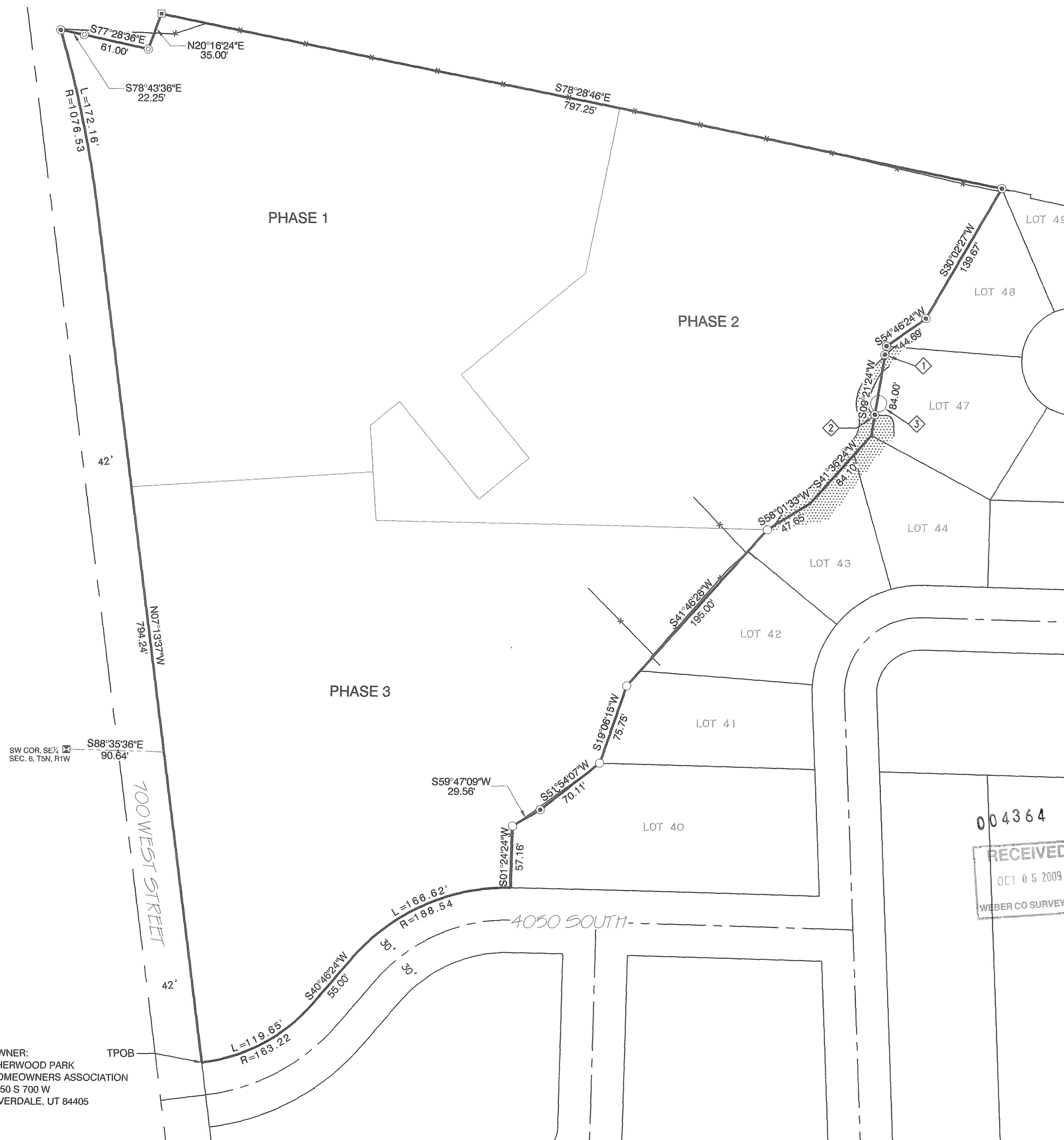
- FOUND GREAT BASIN REBAR/CAP
- ⊙ SET GARDNER ENGINEERING REBAR/CAP
- ⊙ SET NAIL
- ⊙ SET HUB
- ⊙ SECTION CORNER
- FENCE
- - - CENTERLINE
- - - SECTION LINE
- TPOB TRUE POINT OF BEGINNING
- POND

### SURVEYOR NOTES

- 1 GARDNER ENGINEERING REBAR AND CAP SET 8.00' SOUTHERLY ONLINE FROM ACTUAL CORNER.
- 2 GARDNER ENGINEERING REBAR AND CAP SET 19.50' NORTHERLY ONLINE FROM ACTUAL CORNER.
- 3 A GAZEBO ON LOT 45 WAS FOUND TO BE ENCRANCHING ON THE EASTERLY BOUNDARY OF THE CLIENT'S PROPERTY.



OWNER:  
SHERWOOD PARK  
HOMEOWNERS ASSOCIATION  
3950 S 700 W  
RIVERDALE, UT 84405



REVISIONS	DESCRIPTION

RECORD OF SURVEY  
 SHERWOOD PARK SUBDIVISION  
 PHASES 1, 2, & 3  
 RIVERDALE CITY, WEBER COUNTY, UTAH

Gardner Engineering  
 PLANNING  
 CIVIL ENGINEERING  
 LAND SURVEYING  
 LANDSCAPE ARCHITECTURE  
 ARCHITECTURAL ENTRY  
 8875 South Adams Ave. Parkway, Suite 200 • Ogden, UT 84405  
 Phone (801) 476-0202 • Fax (801) 476-0068  
 www.gardnerengineering.net

1  
 1