

AS-SURVEYED DESCRIPTION
 THE NORTH HALF OF LOTS 1, 2 & 3 BLOCK 10, DENVER PLACE ADDITION AND THE ADJOINING ALLEY NORTH OF LOTS 1 & 2 MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT A POINT ON THE WEST LINE OF SAID LOT 1 SAID POINT BEING LOCATED SOUTH 00°58'00" WEST ALONG THE MONUMENT LINE OF PIERCE AVENUE 263.50 FEET AND SOUTH 89°02'00" EAST 33.00 FEET FROM THE OGDEN CITY MONUMENT LOCATED AT THE INTERSECTION OF PIERCE AVENUE AND BINFORD STREET SAID POINT ALSO BEING LOCATED SOUTH 00°58'00" WEST ALONG SAID WEST LINE 69.17 FEET FROM THE NORTHWEST CORNER OF SAID LOT 1 AND RUNNING
 THENCE NORTH 00°58'00" EAST 85.17 FEET TO THE NORTH LINE OF A VACATED ALLEY;
 THENCE SOUTH 89°01'42" EAST ALONG SAID NORTH LINE 55.00 FEET;
 THENCE SOUTH 00°58'00" WEST 16.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 3;
 THENCE SOUTH 89°01'42" EAST ALONG THE NORTH LINE OF SAID LOT 3 25.00 FEET;
 THENCE SOUTH 00°58'00" WEST ALONG THE EAST LINE OF SAID LOT 3 69.17 FEET;
 THENCE NORTH 89°01'42" WEST 80.00 FEET TO THE POINT OF BEGINNING.
 CONTAINS: 6,410 SQ.FT. / 0.15 ACRES

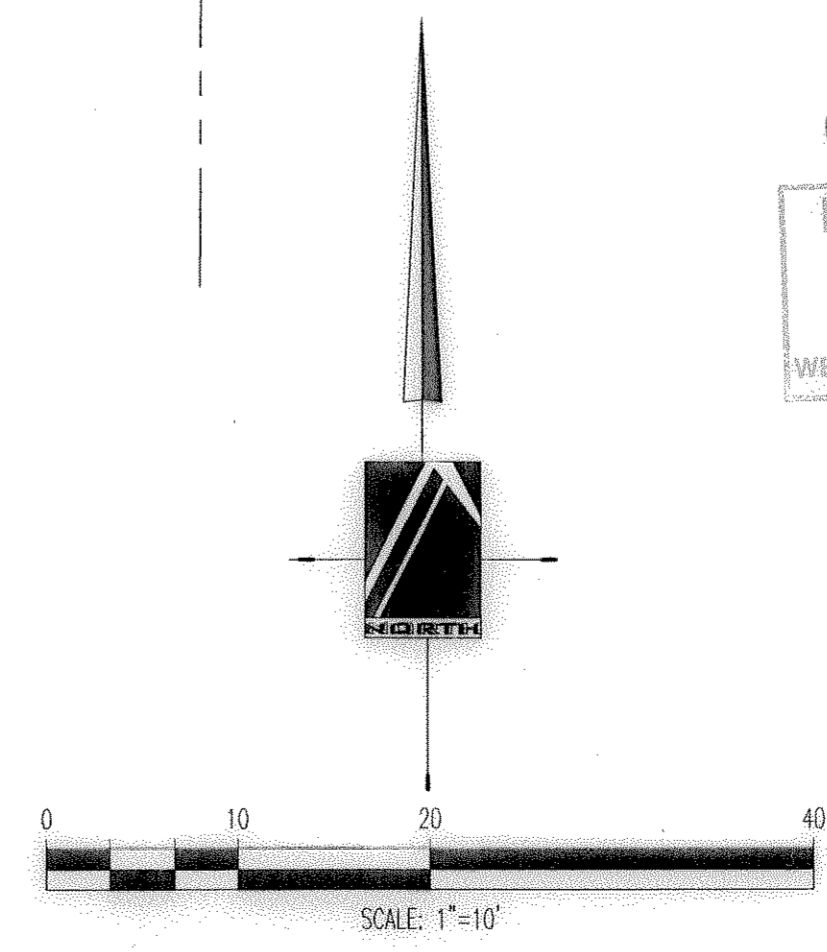
PARCEL "A" DESCRIPTION
 A PORTION OF LOTS 1, 2 & 3 BLOCK 10, DENVER PLACE ADDITION MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT A POINT ON THE WEST LINE OF SAID LOT 1 SAID POINT BEING LOCATED SOUTH 00°58'00" WEST ALONG THE MONUMENT LINE OF PIERCE AVENUE 263.50 FEET AND SOUTH 89°02'00" EAST 33.00 FEET FROM THE OGDEN CITY MONUMENT LOCATED AT THE INTERSECTION OF PIERCE AVENUE AND BINFORD STREET SAID POINT ALSO BEING LOCATED SOUTH 00°58'00" WEST ALONG SAID WEST LINE 69.17 FEET FROM THE NORTHWEST CORNER OF SAID LOT 1 AND RUNNING
 THENCE SOUTH 89°01'42" EAST 80.00 FEET TO THE EAST LINE OF SAID LOT 3;
 THENCE SOUTH 00°58'00" WEST ALONG SAID EAST LINE 2.20 FEET;
 THENCE NORTH 89°01'42" WEST 80.00 FEET TO SAID WEST LINE;
 THENCE NORTH 00°58'00" EAST ALONG SAID WEST LINE OF SAID LOT 1 2.54 FEET TO THE POINT OF BEGINNING.
 CONTAINS: 189 SQ.FT. / 0.004 ACRES

LEGAL DESCRIPTION (DEED)
 THE NORTH HALF OF LOTS 1, 2 AND 3, BLOCK 10, DENVER PLACE ADDITION, OGDEN CITY, WEBER COUNTY, UTAH, ALSO: ALL OF THE VACATED ALLEY ADJOINING LOTS 1 AND 2 ON THE NORTH.

SURVEYOR'S CERTIFICATE
 I, STEPHEN J. FACKRELL DO HEREBY DEPOSE THAT I AM A REGISTERED LAND SURVEYOR AND THAT I HOLD CERTIFICATE NO. 191517 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH AND REPRESENT THAT I HAVE MADE A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY
 STEPHEN J. FACKRELL DATE 2-2-2010
 LICENSE NO. 191517

NARRATIVE
 THE PURPOSE OF THIS SURVEY IS TO RE-ESTABLISH THE DEED DESCRIPTION ON THE GROUND AND VERIFY A POSSIBLE ENCROACHMENT. THE BASIS OF BEARING FOR THIS SURVEY IS NORTH 00°58'00" EAST BETWEEN THE MONUMENTS FOUND AT 28TH STREET AND BINFORD STREET ALONG PIERCE AVENUE. PROPERTY CORNERS WERE SET WITH EITHER A 5/8" REBAR 18" IN LENGTH WITH A PLASTIC/NYLON CAP STAMPED PINNACLE OR A NAIL AND BRASS WASHER. UTILITIES SHOWN HEREON ARE FOR REFERENCE ONLY AND ARE NOT TO BE CONSIDERED INCLUSIVE OF ALL POSSIBLE UTILITIES. OTHER UTILITIES (EITHER ABOVE GROUND OR BELOW) MAY EXIST. PLEASE CONTACT BLUE STAKES PRIOR TO DIGGING.
 INFORMATION COLLECTED AND USED AS A REFERENCE FOR THIS SURVEY INCLUDE BUT ARE NOT LIMITED TO THE DENVER PLACE ADDITION DEDICATION AND OWNERSHIP PLATS, OGDEN CITY ENGINEERING/SURVEYING BIBLE SHEETS, RECORDED SURVEYS AND TAX/LEGAL DESCRIPTIONS FROM WEBER COUNTY AND OGDEN CITY. NO OTHER DOCUMENTS EITHER OF RECORD OR NOT WERE USED TO DETERMINE THE BOUNDARY LINES

004419
 RECEIVED
 FEB 2 8 2010
 WEBER CO SURVEYOR



LEGEND
 NOT ALL ITEMS IN THE LEGEND MAY BE APPLICABLE

---	BOUNDARY LINE
---	CENTERLINE/SECTIONLINE
---	ADJACENT PROPERTY LINE
---	EASEMENT LINE
---	BLOCK LINE
---	EX. IRRIGATION LINE
---	EX. LAND DRAIN
---	EX. OVERHEAD POWER LINE
---	EX. STORM DRAIN
---	EX. SANITARY SEWER
---	EX. SECONDARY WATERLINE
---	EX. TELEPHONE LINE
---	EX. GAS LINE
---	EX. CULINARY WATERLINE
+	SECTION CORNER MONUMENT
o	CONTROL POINT
o	CORNER TO BE SET WITH A 5/8" REBAR W/ ORANGE CAP OR NAIL & WASHER STAMPED "PINNACLE LS 191517"
▨	EXISTING ASPHALT
▩	EXISTING CONCRETE

PINNACLE
 Engineering & Land Surveying, Inc.
 Layton • West Bountiful • Mount Pleasant
 2720 North 350 West, Suite #100 Layton, UT 84041
 Phone: (801) 773-1910 Fax: (801) 773-1925

KATHLEEN L. VAWTER
 BOUNDARY SURVEY
 KATHLEEN L. VAWTER
 OGDEN, UT 84401
 2674 PIERCE AVENUE
 09-066

DATE	REVISION
10/2009	
10/2009	
10/2009	
10/2009	
10/2009	

SURVEYED BY	DATE	DESIGNED BY	DATE	DRAWN BY	DATE	APPROVED BY	DATE
SPB	10/2009		10/2009	SJF	10/2009	SJF	10/2009

SHEET # 1 OF 1