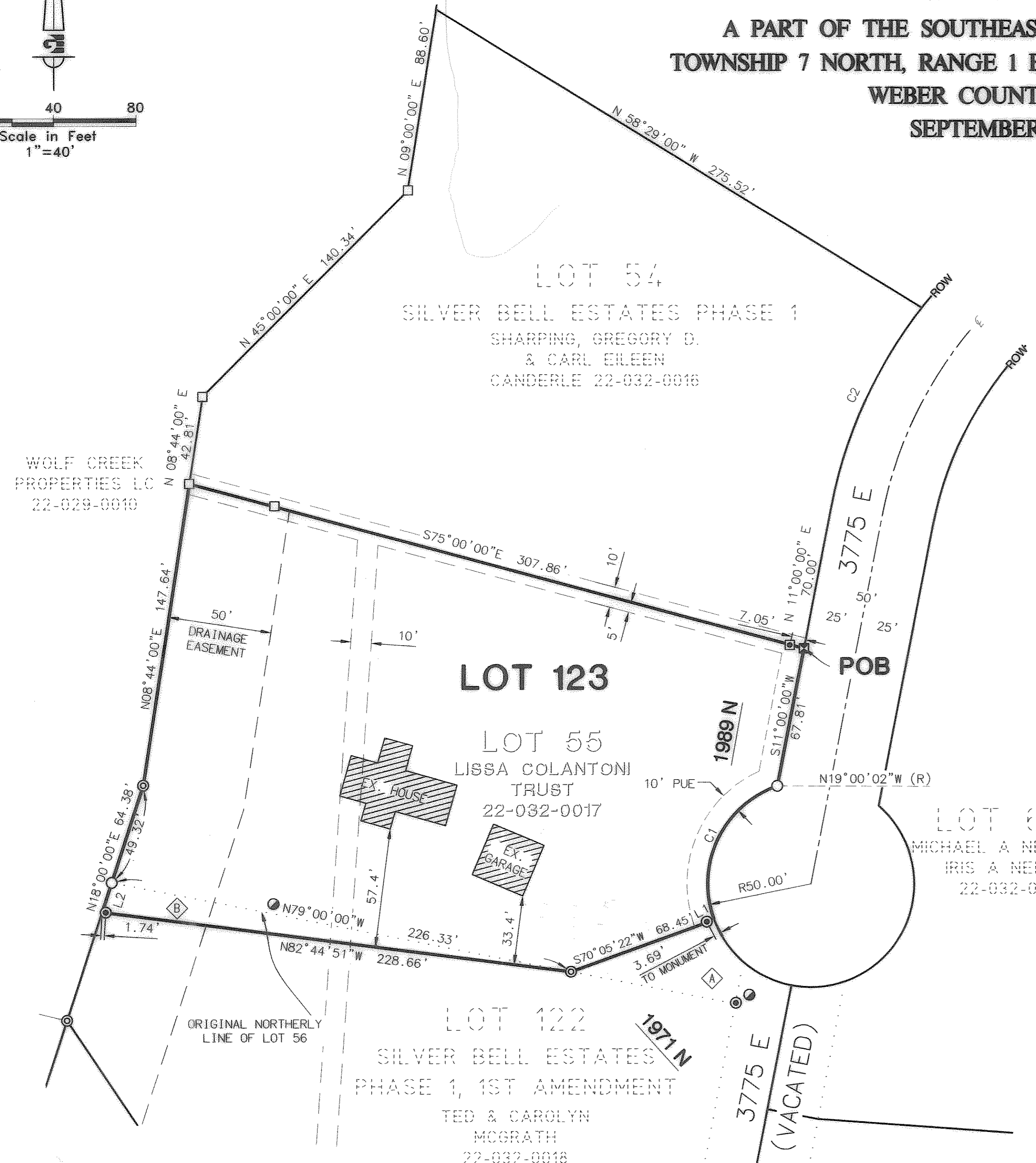
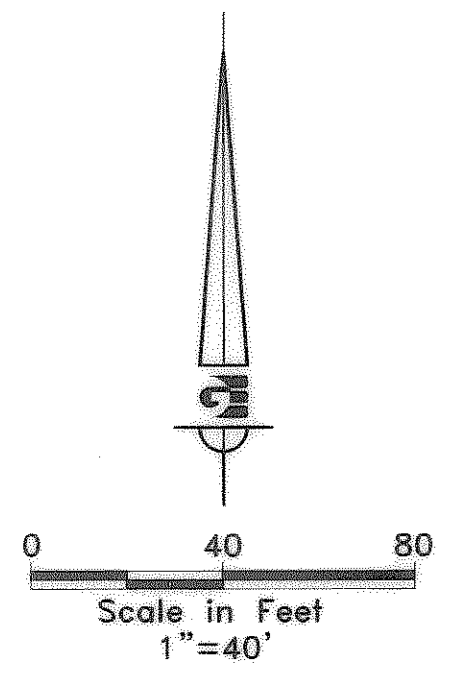


RECORD OF SURVEY SILVER BELL ESTATES PHASE 1, 2ND AMENDMENT LOT 55

A PART OF THE SOUTHEAST 1/4 OF SECTION 32,
TOWNSHIP 7 NORTH, RANGE 1 EAST, SLB&M, U.S. SURVEY
WEBER COUNTY, UTAH
SEPTEMBER 2010



NARRATIVE:

THIS SURVEY AND THE SUBSEQUENT SUBDIVISION PLAT WERE COMPLETED AT THE REQUEST OF THE LISSA COLANTONI TRUST AND HALLIE DAMORE FOR THE PURPOSE OF CREATING ONE CONFORMING LOT FROM TWO ADJOINING PARCELS OF LAND. THE ORIGINAL PARCEL OF LAND OWNED BY LISSA COLANTONI TRUST WAS LOT 55 OF SILVER BELL ESTATES NO. 1. IN ORDER TO GAIN ACCESS TO THE DEDICATED CUL-DE-SAC ON 3775 E ST. THE ADJACENT OWNERS OF LOT 56, PURCHASED PARCEL (X) AND SOLD PARCEL (O). THIS PLAT IS INTENDED TO CREATE ONE CONFORMING LOT FROM THOSE TWO PARCELS.

LOT 55 OF THE SILVER BELL ESTATES NO. 1 RECORDED MAJOR DISCREPANCIES BETWEEN THE INTERIOR AND EXTERIOR DIMENSIONS ON THE WESTERLY LINE (NORTH 08°44' EAST 190.45'). THEREFOR THE BOUNDARY LOCATION WAS ADJUSTED BASED ON FOUND MONUMENTATION. OTHER DISCREPANCIES WERE FOUND IN THE LOCATIONS OF THE SECTION CORNERS BETWEEN RECORD INFORMATION ON THE PLAT AND MEASURED DISTANCES, AND AS SUCH BOTH RECORD AND MEASURED INFORMATION HAS BEEN SHOWN. MONUMENTATION FOUND DURING THIS SURVEY ARE NOTED IN THE "LEGEND" SECTION ON THIS SURVEY. WITH THE EXCEPTION OF TWO 1" PIPES THAT CONTAINED NO SURVEYOR INFORMATION AND MATCHED NO RECORDED DOCUMENTS. THE MONUMENTS THAT WERE FOUND ACCURATELY REPRESENT THE ORIGINAL SUBDIVISION PLAT AND THE LEGAL DESCRIPTIONS FOR THE "SWAPPED" AND VACATED PARCELS OF LAND. THEREFOR RECORD ANGLES AND DISTANCES FROM THE ORIGINAL PLAT AND QUIT CLAIM DEEDS WERE HELD.

SEE THE "LEGEND" SECTION FOR MORE INFORMATION

BOUNDARY DESCRIPTION

THOSE PORTIONS OF LOTS 55 AND 56 OF SILVER BELL ESTATES NO. 1 IN THE COUNTY OF WEBER, STATE OF UTAH, PER THAT CERTAIN DEDICATION PLAT FILED IN BOOK 12 OF PLATS, AT PAGES 89 THROUGH 91, INCLUSIVE, IN THE OFFICE OF THE RECORDER OF SAID COUNTY, BEING ENTIRELY LOCATED IN SECTION 32, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, IN THE COUNTY OF WEBER, STATE OF UTAH, AND DESCRIBED IN WHOLE AS FOLLOWS:

BEGINNING AT THE NORTHEASTERLY CORNER OF SAID LOT 55 AND THE WESTERLY RIGHT-OF-WAY OF 3775 EAST STREET; THENCE

SOUTH 11°00'00" WEST 67.81 FEET	ALONG SAID RIGHT-OF-WAY TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE EASTERLY HAVING A RADIUS OF 80.00 FEET, A RADIAL LINE TO SAID POINT BEARS NORTH 19°00'02" WEST; THENCE
SOUTHERLY 78.88 FEET	ALONG SAID CURVED RIGHT-OF-WAY THROUGH A CENTRAL ANGLE OF 90°23'39" TO THE SOUTHEASTERLY LINE OF THE LAND DESCRIBED IN THAT CERTAIN QUIT CLAIM DEED RECORDED JUNE 17TH 2008 AS ENTRY NO. 2348549 IN THE OFFICE OF THE RECORDER OF SAID COUNTY; THENCE
SOUTH 61°06'04" WEST 5.34 FEET	ALONG SAID SOUTHEASTERLY LINE; THENCE
SOUTH 70°05'22" WEST 68.45 FEET	CONTINUING ALONG SAID LINE TO THE ORIGINAL SOUTHERLY LINE OF LOT 55; THENCE
NORTH 82°44'51" WEST 228.66 FEET	ALONG THE SOUTHERLY LINE OF THE LAND DESCRIBED IN THAT CERTAIN QUIT CLAIM DEED RECORDED JULY 19, 2001 AS ENTRY NO. 1768926 IN BOOK 2154 AT PAGE 1959 IN THE OFFICE OF THE RECORDER OF SAID COUNTY; THENCE
NORTH 18°00'00" EAST 64.38 FEET	ALONG THE WESTERLY LINE OF SAID PARCEL AND THE ORIGINAL WESTERLY LINE OF SAID LOT 55; THENCE
NORTH 08°44'00" EAST 147.64 FEET	CONTINUING ALONG SAID WESTERLY LINE OF LOT 55 TO THE NORTHERLY LINE OF SAID LOT 55; THENCE
SOUTH 75°00'00" EAST 307.86 FEET	ALONG SAID NORTHERLY LINE TO THE POINT OF BEGINNING.

CONTAINING: 54,937 SF 1.2612 ACRES

LEGEND

- SEARCHED FOR, NOTHING FOUND, NOTHING SET, ESTABLISHED AT RECORD ANGLES AND DISTANCES FROM FOUND AND ACCEPTED MONUMENTS DETAILED BELOW.
- ⊙ FOUND REBAR, NO CAP, NO REFERENCE, HELD AS CORNER MONUMENT, OR POINT ON LINE AS SHOWN.
- ⊚ FOUND, STEEL PIPE SET IN CONCRETE BASE, HELD AS POINT ON LINE.
- ⊛ FOUND, 1" GALVANIZED STEEL PIPE, NO REFERENCE, NOT HELD.
- ⊜ SET #5x24" REBAR AND CAP STAMPED "GARDNER ENGINEERING"
- ⊝ FOUND, NAIL AND WASHER STAMPED "GREAT BASIN ENGINEERING NORTH" HELD AS CORNER MONUMENT AS SHOWN.
- ⊞ FOUND, REBAR WITH CAP STAMPED "GREAT BASIN ENGINEERING NORTH" HELD AS CORNER OR POINT ON LINE. MONUMENT SHOWN.

PRESCRIPTIVE ROAD, AND PUBLIC UTILITY EASEMENT (EASEMENT DEDICATED FOR USE OF NORDIC VALLEY ROAD AS EXISTING ROAD LOCATION OVERLAPS THE PARCEL LINE)

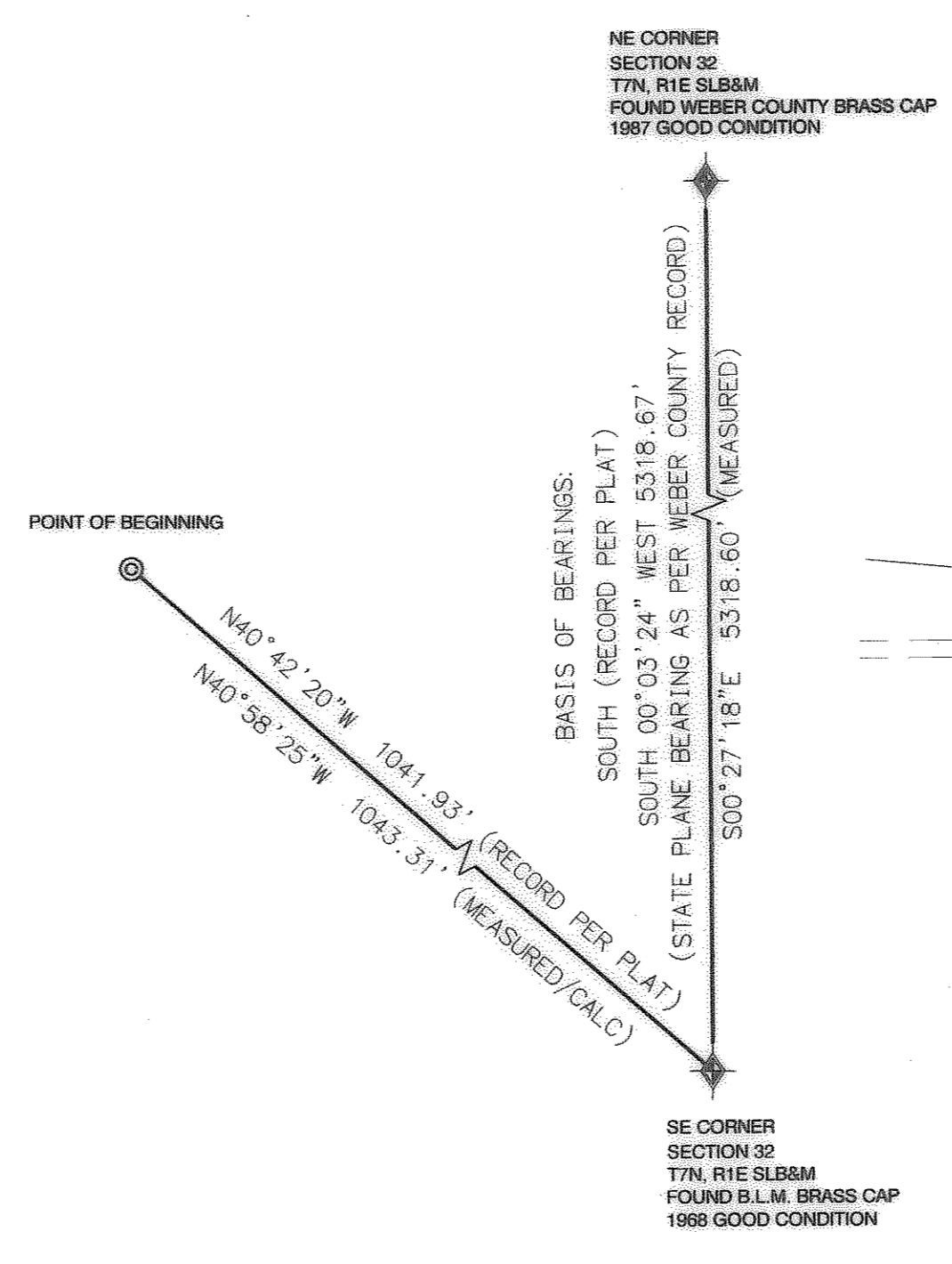
10' PUBLIC UTILITY EASEMENT PER SILVER BELL ESTATES SUBDIVISION PLAT. MAY BE VACATED.

ARC TABLE

NO.	DELTA	RADIUS	LENGTH
C1	Δ=90°23'36"	50.00'	78.88'
C2	Δ=27°06'47"	225.00'	106.47'

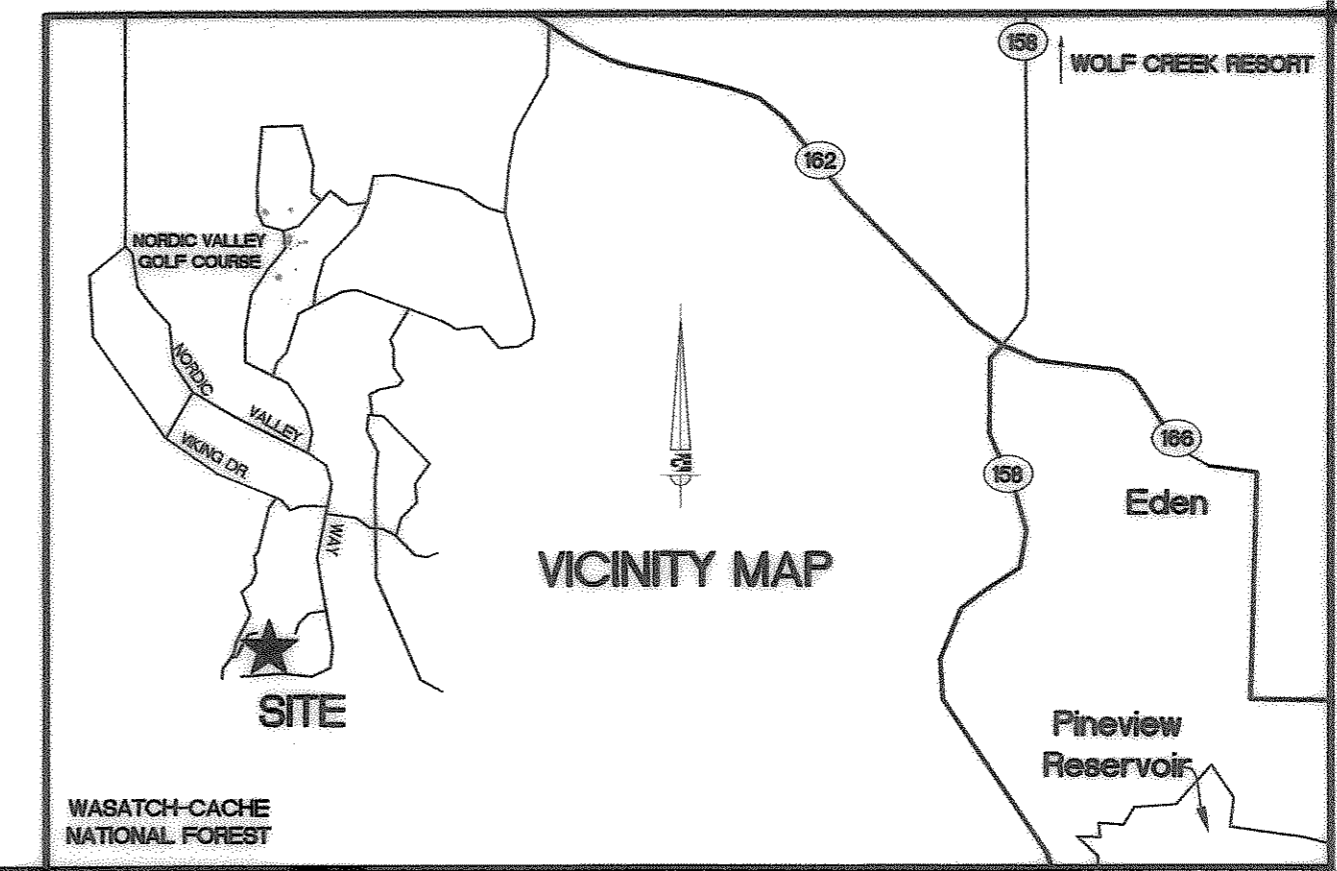
LINE TABLE

NO.	BEARING	LENGTH
L1	S 61°06'04" W	5.34'
L2	N 18°00'00" E	15.06'



004481
RECEIVED
NOV 10 2010
WEBER CO SURVEYOR

DEVELOPER:
LISSA COLANTONI TRUST
1989 NORTH 3775 EAST
EDEN, UT 84310



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 PLAT ARE LOCATED AS INDICATED AND ARE SUFFICIENT TO RETRACE OR REESTABLISH THIS PLAT; AND THAT THE INFORMATION SHOWN HEREIN IS SUFFICIENT TO ACCURATELY ESTABLISH THE LATERAL BOUNDARIES OF THE HEREIN DESCRIBED TRACT OF REAL PROPERTY; AND THAT THIS PLAT OF:

SILVER BELL ESTATES PHASE 1, 2ND AMENDMENT LOT 55

IN WEBER COUNTY, UTAH, HAS BEEN DRAWN CORRECTLY TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE HEREIN DESCRIBED LANDS INCLUDED IN SAID SUBDIVISION, BASED UPON DATA COMPILED FROM RECORDS IN THE WEBER COUNTY RECORDERS OFFICE; I FURTHER CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES OF WEBER COUNTY CONCERNING ZONING REQUIREMENTS REGARDING LOT MEASUREMENTS HAVE BEEN COMPLIED WITH.

SIGNED THIS 4TH DAY OF NOVEMBER, 2010

JAMES J. COULTS, PLS #7084124

OWNER'S SUBDIVISION DEDICATION

WE THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND PUBLIC STREETS AS SHOWN HEREON AND NAME SAID TRACT

SILVER BELL ESTATES PHASE 1, 2ND AMENDMENT LOT 55

AND DO HEREBY DEDICATE TO PUBLIC USE ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED THEREON AS STREETS, AND PRESCRIPTIVE ROAD EASEMENTS, THE SAME TO BE USED AS PUBLIC THOROUGHFARES AND ALSO GRANT AND DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED AS PUBLIC UTILITY AND DRAINAGE EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES, STORM DRAINAGE FACILITIES OR FOR THE PERPETUAL PRESERVATION OF WATER DRAINAGE CHANNELS IN THEIR NATURAL STATE WHICHEVER IS APPLICABLE AS MAY BE AUTHORIZED BY GOVERNING AUTHORITY WITH NO BUILDING OR STRUCTURES BEING ERRECTED WITHIN SUCH EASEMENTS.

SIGNED THIS _____ DAY OF _____, 2010.

SIGNATURE REPRESENTATIVE, LISSA COLANTONI TRUST
 PRINTED NAME REPRESENTATIVE, LISSA COLANTONI TRUST

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 _____, 2010

CHAIRMAN, WEBER COUNTY PLANNING COMMISSION

WEBER COUNTY SURVEYOR

I HEREBY CERTIFY THAT THE WEBER COUNTY SURVEYORS OFFICE HAS REVIEWED THIS PLAT FOR MATHEMATICAL CORRECTNESS, SECTION CORNER DATA, AND FOR HARMONY WITH LINES AND MONUMENTS ON RECORD IN 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 _____, 2010

SIGNATURE

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 _____, 2010

CHAIRMAN, WEBER COUNTY COMMISSION

TITLE: _____

ATTEST: _____

ACKNOWLEDGMENT

STATE OF UTAH }
COUNTY OF WEBER } SS

ON THIS _____ DAY OF _____, 2010, PERSONALLY

PERSONALLY APPEARED BEFORE ME, _____, REPRESENTATIVE OF THE LISSA COLANTONI TRUST, THE SIGNER OF THE ABOVE OWNERS DEDICATION, WHO DULY ACKNOWLEDGED TO ME HE SIGNED IT FREELY AND VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED.

NOTARY PUBLIC

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 AFFIX MY SIGNATURE AND EFFECT.

SIGNED THIS _____ DAY OF _____, 2010

SIGNATURE

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 _____, 2010

SIGNATURE

ACKNOWLEDGMENT

STATE OF UTAH }
COUNTY OF WEBER } SS

ON THIS _____ DAY OF _____, 2010, PERSONALLY

PERSONALLY APPEARED BEFORE ME, _____, REPRESENTATIVE OF THE LISSA COLANTONI TRUST, THE SIGNER OF THE ABOVE OWNERS DEDICATION, WHO DULY ACKNOWLEDGED TO ME HE SIGNED IT FREELY AND VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED.

NOTARY PUBLIC

Prepared By:

Gardner Engineering
 9275 South Adams Ave. Parkway, Suite 200 • Ogden, UT 84403 • Phone (801) 478-0002 • Fax (801) 478-0005
 www.gardnerengineering.com

COUNTY RECORDER

ENTRY NO. _____ FILED FOR
FEE PAID _____ RECORDED
AT _____ IN BOOK _____
OF OFFICIAL RECORDS, PAGE _____
RECORDED FOR _____
COUNTY RECORDER
BY: _____ DEPUTY