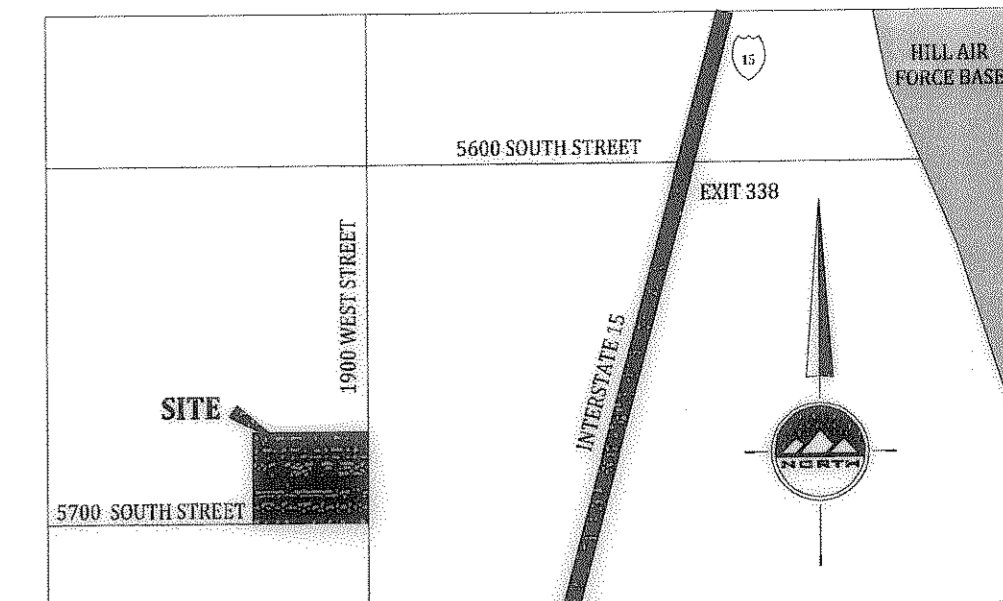




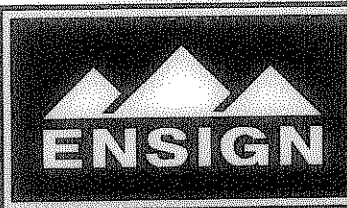
CALL BLUESTAKES
@ 1-800-662-4111 AT LEAST
48 HOURS PRIOR TO THE
COMMENCEMENT OF ANY
CONSTRUCTION.

BENCHMARK

WEBER COUNTY SURVEY BENCHMARK
#2113-4-5308
BRASS CAP NEAR WEST END OF CONCRETE BRIDGE
GUARD RAIL ON THE NORTH SIDE OF RIVERDALE
ROAD 0.2 MILES NORTHEAST OF THE INTERSECTION
OF RIVERDALE ROAD AND 1900 WEST STREET.
ELEVATION = 4550.365



VICINITY MAP
NO SCALE
ROY, UTAH



LAYTON
1485 West Hillfield Rd.
Suite 204
Layton UT 84041
Phone: 801.547.1100
Fax: 801.593.6315

SALT LAKE CITY
Phone: 801.255.0529

PLEASANT GROVE
Phone: 801.796.8145

TOOELE
Phone: 435.843.3590

WWW.ENSIGNUTAH.COM

FOR:
MOUNTAIN WEST
REAL ESTATE DEVELOPMENT
380 NORTH 200 WEST SUITE 101
BOUNTIFUL, UTAH 84014
CONTACT:
KEVIN MORTENSEN
PHONE: 801-580-4455
FAX:

NORTH EAST CORNER
SECTION 23
T5N, R2W
SLB8M
(ROUND)
ELEVATION = 4539.01

SURVEYOR'S CERTIFICATE
I, Keith R. Russell, do hereby represent that I am a Registered Land Surveyor and that I hold certificate no. 164386 as prescribed by the laws of the State of Utah and I have made a survey of the following described property. This parcel fits on the Northwest Corner of 1900 West Street and 5700 South Street around the Roy Centre Subdivision and the street rights of way. The Basis of Bearing is as noted hereon and I used a previously established location for the center line of 5700 South Street from surveys recorded in the Weber County Surveyor's Office.

DEED DESCRIPTION

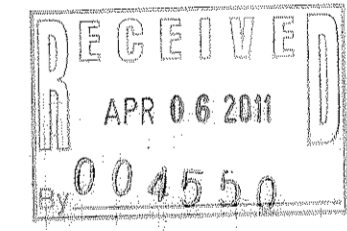
Part of the Northeast Quarter of section 23, Township 5 North, Range 2 West, Salt Lake Base and Meridian, U.S. Survey:
Beginning on the west line of 1900 West Street 50 feet West and 627.46 feet South from the Northeast Corner of said Quarter Section; running
thence South 90 feet along the West line of 1900 West Street to the North line of 5700 South Street; thence West 90 feet along said street; thence North 90 feet to the point of beginning.

SURVEYED LEGAL DESCRIPTION

Beginning at the East, Southeast Corner of Parcel 4, Roy City Centre, a recorded subdivision in the office of the Weber County Recorder, said point also being on the west line of 1900 West Street, South 0°27'51" West 627.46 feet along the section line and North 89°43'28" West 50.00 feet from the Northeast Corner of Section 23, Township 5 North, Range 2 West, Salt Lake Base and Meridian and running:
thence South 0°27'51" West 90.00 feet along the west line of 1900 West Street to the north line of 5700 South Street;
thence North 89°43'28" West 90.00 feet along the north line of 5700 South Street to the South, Southeast Corner of said Parcel 4, Roy City Centre;
thence North 0°27'51" East 90.00 feet along the east line to an interior corner of Parcel 4, Roy City Centre;
thence South 89°43'28" East 90.00 feet along the south line of Parcel 4, Roy City Centre to the point of beginning.

Contains: 8,100 square feet, 0.186 acres

Date: 2-10-11
Keith R. Russell
License no. 164386

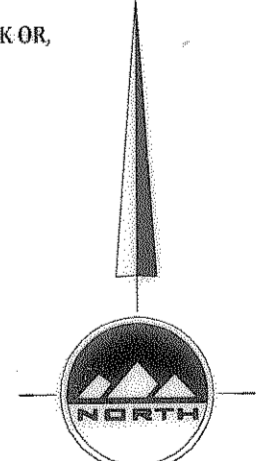


122.84'
BASIS OF BEARING: S 0°27'51" W 2640.87' RECORD COR TO COR 2640.84' MEASURED COR TO COR

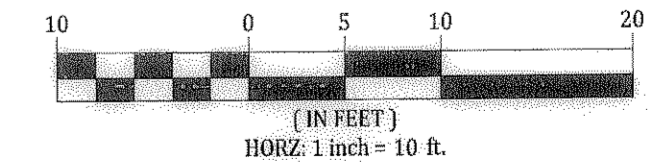
1890.54'

EAST QUARTER CORNER
SECTION 23
T5N, R2W
SLB8M
(ROUND)
ELEVATION = 4543.10

- NOTES: 1) SPOT ELEVATION ARE EITHER
A) THE TOP OF BACK OF CURB OR
B) TOP OF CONCRETE AT THE BACK OF SIDEWALK OR
C) TOP OF ASPHALT OR
D) TOP OF MANHOLE
2) FF= FINISH FLOOR OF BUILDING

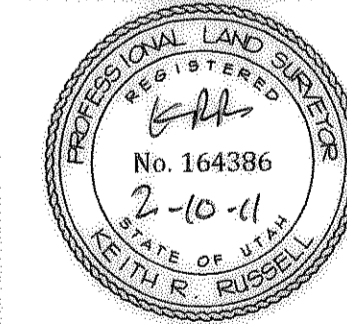


HORIZONTAL GRAPHIC SCALE



LOCATED IN THE NORTHEAST QUARTER
OF SECTION 23
TOWNSHIP 5 NORTH, RANGE 2 WEST
SALT LAKE BASE AND MERIDIAN

PIZZA HUT PARCEL
5697 SOUTH 1900 WEST STREET
ROY, UTAH



NO.	DATE	REVISION	BY
1		FOR REVIEW	
2			
3			
4			
5			
6			
7			
8			

BOUNDARY TOPOGRAPHY SURVEY

PROJECT NUMBER: 1.1866
DATE: 12/10/10
DRAWN BY: AS
CHECKED BY: KRR
PROJECT MANAGER: KRR

004550
004550
004550
004550
004550

