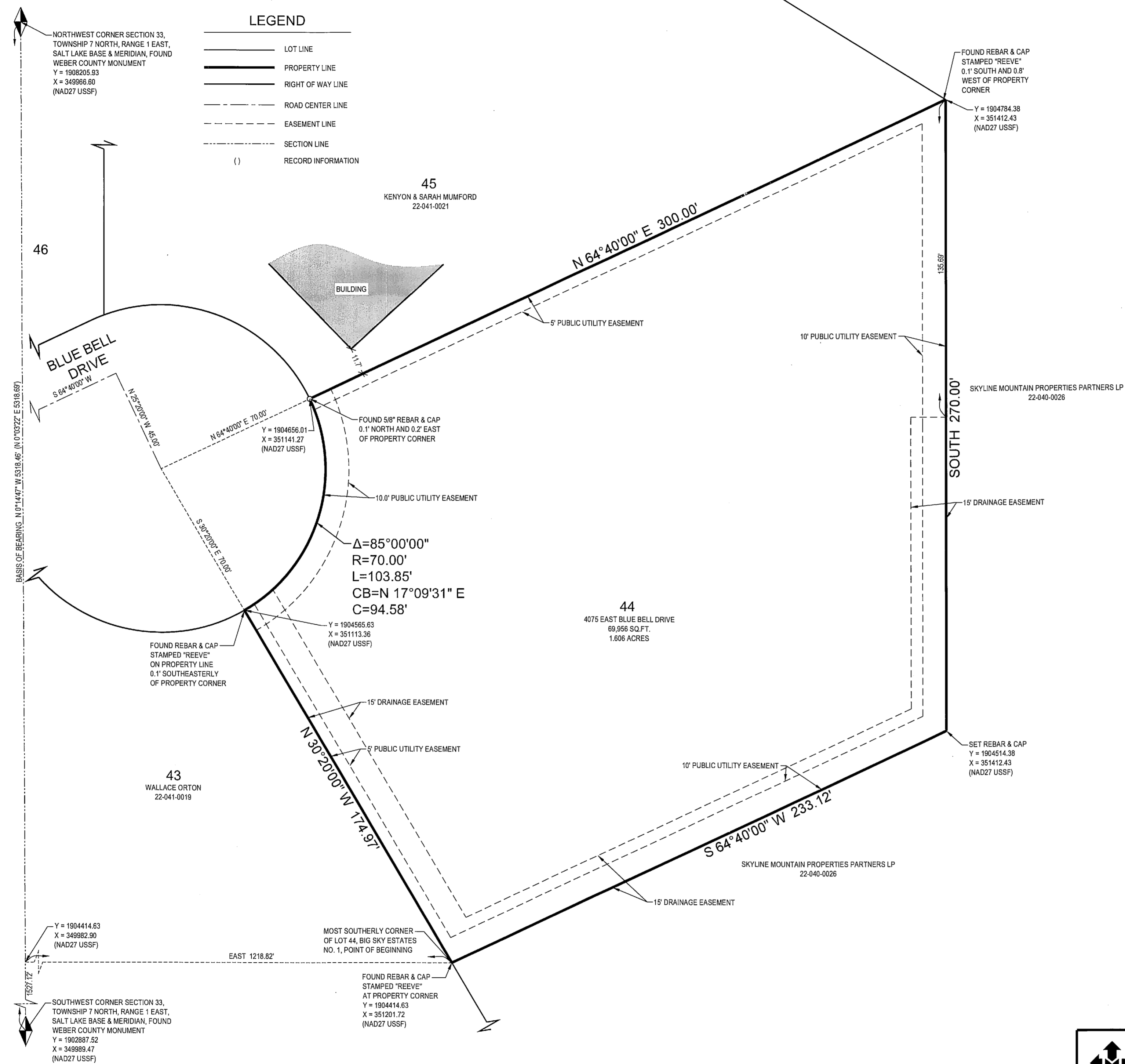
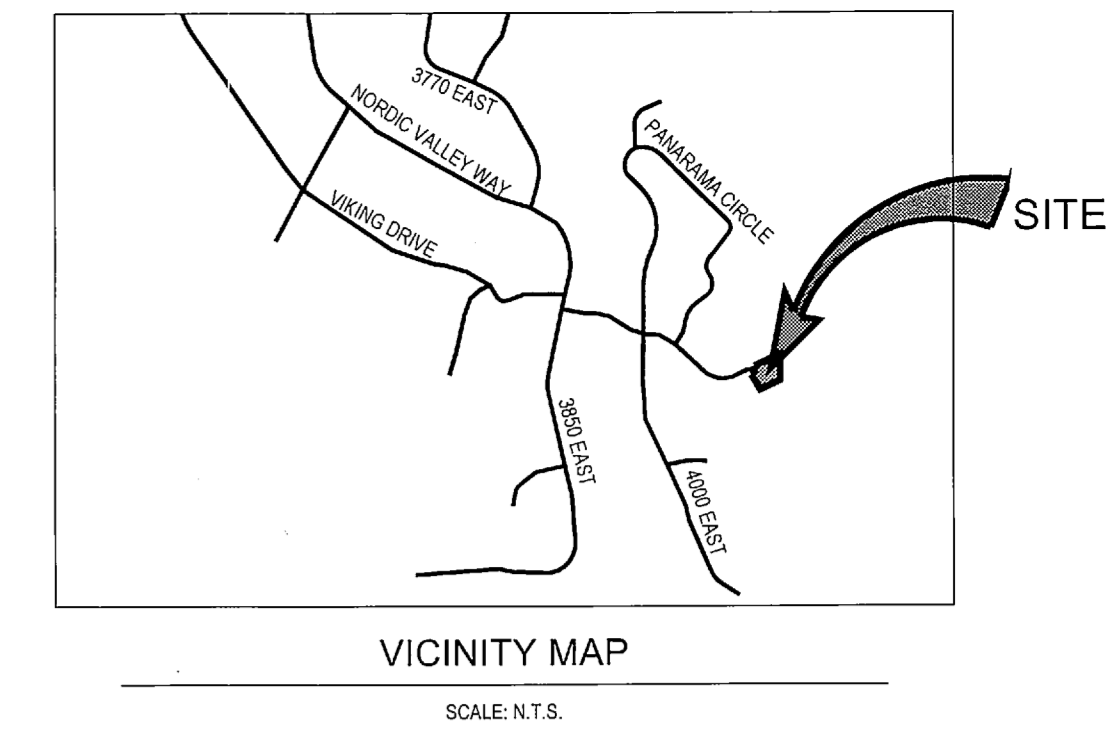
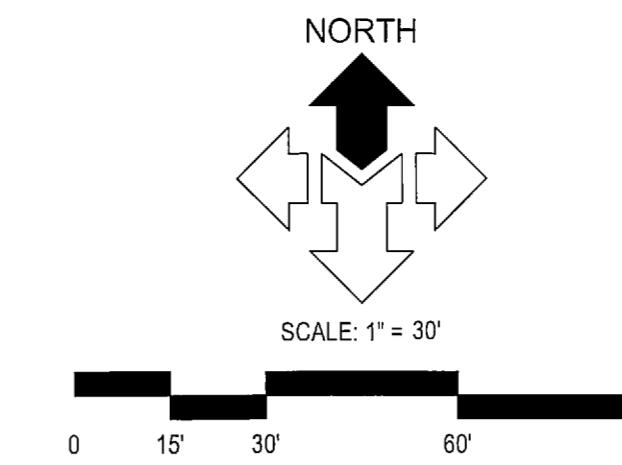


# BIG SKY ESTATES NO.1 AMENDED

AMENDING LOT 44  
 LOCATED IN THE SOUTHWEST QUARTER OF SECTION 33,  
 TOWNSHIP 7 NORTH, RANGE 1 EAST,  
 SALT LAKE BASE AND MERIDIAN  
 MARCH 2015



**LEGEND**

—	LOT LINE
—	PROPERTY LINE
—	RIGHT OF WAY LINE
—	ROAD CENTER LINE
—	EASEMENT LINE
—	SECTION LINE
( )	RECORD INFORMATION

**SURVEYOR'S CERTIFICATE**

I, DAVID B. DRAPER DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD LICENSE NO. 6861599 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS ACT, HAS COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THE PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAS VERIFIED ALL MEASUREMENTS AND HAS PLACED MONUMENTS AS REPRESENTED ON THE PLAT, AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS AND STREETS HEREAFTER TO BE KNOWN AS:

**BIG SKY ESTATES NO.1 AMENDED  
 AMENDING LOT 44**

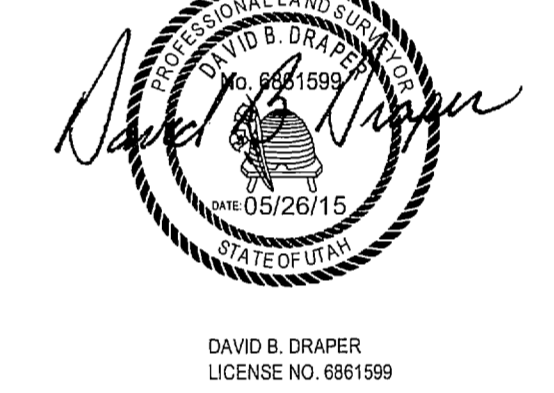
AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT.

**SURVEYORS NARRATIVE**

THE PURPOSE OF THIS PLAT AMENDMENT IS FOR THE VACATION OF THE ORIGINAL DRAINAGE EASEMENT ACROSS LOT 44. SAID PROPERTY LINES WERE ESTABLISHED ACCORDING TO THE RECORDED SUBDIVISION PLAT AND FOUND REBAR & CAPS MARKING THE CORNERS OF SAID LOT 44. VARIOUS OTHER PROPERTY CORNERS WERE FOUND ON ADJOINING LOTS AND APPEAR TO MATCH, MORE OR LESS, RECORDED DIMENSIONS OF SAID PLAT AND APPEAR TO BE WHAT IS BEING HELD AS OCCUPATION AND THE BASIS FOR VARIOUS OTHER SURVEYS IN THE AREA. THE BASIS OF BEARING IS NORTH 0°14'47" WEST ALONG THE SECTION LINE BETWEEN THE FOUND WEBER COUNTY MONUMENTS MARKING THE SOUTHWEST AND THE NORTHWEST CORNERS OF SECTION 33, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN AS SHOWN HEREON. ALL FOUND MONUMENTS IS SHOWN HEREON.

**BOUNDARY DESCRIPTION**

ALL OF LOT 44, BIG SKY ESTATES NO. 1, AS RECORDED WITH THE OFFICE OF THE WEBER COUNTY RECORDER, SAID LOT 44 BEING DESCRIBED MORE PARTICULARLY AS FOLLOWS:  
 BEGINNING AT THE MOST SOUTHERLY CORNER OF SAID LOT 44, SAID POINT BEING MARKED WITH A 5/8 REBAR WITH A PLASTIC CAP STAMPED 'REEVE' SAID POINT BEING NORTH 0°14'47" WEST ALONG THE SECTION LINE 1527.12 FEET, MORE OR LESS, AND EAST 1218.82 FEET, MORE OR LESS, FROM THE SOUTHWEST CORNER OF SECTION 33, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, AND RUNNING THENCE ALONG SAID LOT 44 THE FOLLOWING FIVE COURSES: 1) NORTH 30°20'00" WEST 174.97 FEET TO A POINT ON THE ARC OF A 70.00 FOOT NON TANGENT RADIUS CURVE TO THE LEFT, 2) NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 85°00'00" A DISTANCE OF 103.85 FEET (CHORD BEARS NORTH 17°09'31" EAST 94.58 FEET), 3) NORTH 64°40'00" EAST 300.00 FEET, 4) SOUTH 270.00 FEET, 5) SOUTH 64°40'00" WEST 233.12 FEET TO THE POINT OF BEGINNING.  
 CONTAINS: 69,956 SQ. FT. OR 1.666 ACRES (1 LOT)



**OWNER'S DEDICATION**

KNOW ALL MEN BY THESE PRESENTS THAT DIANE UNQUIST THE UNDERSIGNED OWNER, OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED SAME TO BE SUBDIVIDED INTO LOTS, STREETS AND EASEMENTS TO BE HEREAFTER KNOWN AS THE:

**BIG SKY ESTATES NO.1 AMENDED  
 AMENDING LOT 44**

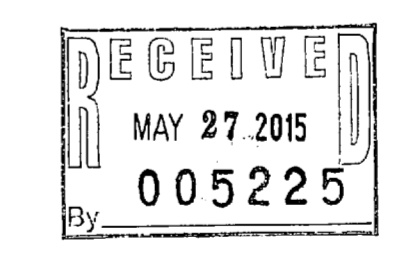
AND DO HEREBY GRANT AND DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED HEREOF AS PUBLIC UTILITY AND DRAINAGE EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE, AND OPERATION OF PUBLIC UTILITY SERVICE LINES, STORM DRAINAGE FACILITIES, OR FOR THE PERPETUAL PERSERVATION OF WATER CHANNELS IN THEIR NATURAL STATE WHICHEVER IS APPLICABLE AS MAY BE AUTHORIZED BY THE GOVERNING AUTHORITY, WITH NO BUILDINGS OR STRUCTURES BEING ERRECTED WITHIN SUCH EASEMENTS.

IN WITNESS WHEREOF, THE UNDERSIGNED OWNER HAS EXECUTED THIS OWNER'S DEDICATION AS OF THE 27 DAY OF MAY 2015.

*Diane Unquist*

**INDIVIDUAL ACKNOWLEDGMENT**

STATE OF UTAH  
 COUNTY OF Salt Lake  
 ON THE 27 DAY OF MAY, A.D., 2015 PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY OF WEBER IN SAID STATE OF UTAH, THE SIGNER, Diane Unquist IN NUMBER, WHO DULY ACKNOWLEDGED TO ME THAT she SIGNED IT FREELY AND VOLUNTARILY AND FOR THE USES AND PURPOSES THEREIN MENTIONED.  
 MY COMMISSION EXPIRES: 5/16/2018  
*Jamona L. Peters*  
 RESIDING IN WEBER COUNTY



PREPARED BY:  
**McNEIL ENGINEERING™**  
 Economic and Sustainable Design, Professionals You Know and Trust  
 8610 South Sandy Parkway, Suite 200 Sandy, Utah 84070 801.255.7700 mcneilengineering.com  
 Civil Engineering • Consulting & Landscape Architecture  
 Structural Engineering • Land Surveying & HDS

**BIG SKY ESTATES NO.1 AMENDED**  
 AMENDING LOT 44  
 LOCATED IN THE SOUTHWEST QUARTER OF SECTION 33,  
 TOWNSHIP 7 NORTH, RANGE 1 EAST,  
 SALT LAKE BASE AND MERIDIAN  
 LIBERTY, UTAH

<p><b>WEBER COUNTY HEALTH DEPARTMENT</b></p> <p>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 _____ 2015</p> <p>_____                  SIGNATURE</p>	<p><b>WEBER COUNTY COMMISSION ACCEPTANCE</b></p> <p>THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT, THE DEDICATION OF STREETS AND OTHER PUBLIC UTILITIES AND FINANCIAL GUARANTEE OF PUBLIC IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION, THEREON ARE HEREBY APPROVED AND ACCEPTED BY THE COMMISSIONERS OF WEBER COUNTY, UTAH.</p> <p>THIS _____ DAY OF _____, 2015</p> <p>_____                  CHAIRMAN, WEBER COUNTY COMMISSION</p> <p>TITLE: _____                  ATTEST: _____</p>	<p><b>WEBER COUNTY SURVEYOR</b></p> <p>I HEREBY CERTIFY THAT THE WEBER COUNTY SURVEYOR'S OFFICE HAS REVIEWED THIS PLAT FOR MATHEMATICAL CORRECTNESS, SECTION CORNER DATA, AND FOR THE HARBORING WITH LINES AND MONUMENTS ON RECORD IN COUNTY OFFICES. THE APPROVAL OF THIS PLAT BY WEBER COUNTY SURVEYOR DOES NOT RELIEVE THE LICENSED LAND SURVEYOR WHO EXECUTE THIS PLAT FROM THE RESPONSIBILITIES AND/OR LIABILITIES ASSOCIATED THEREWITH.                  SIGNED THIS _____ DAY OF _____ 2015</p> <p>_____                  SIGNATURE</p>	<p><b>WEBER COUNTY PLANNING COMMISSION APPROVAL</b></p> <p>THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE WEBER COUNTY PLANNING COMMISSION ON THE _____ DAY OF _____ 2015</p> <p>_____                  CHAIRMAN, WEBER COUNTY PLANNING COMMISSION</p>	<p><b>WEBER COUNTY ENGINEER</b></p> <p>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 _____ 2015</p> <p>_____                  SIGNATURE</p>	<p><b>WEBER COUNTY ATTORNEY</b></p> <p>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 _____ 2015</p> <p>_____                  SIGNATURE</p>	<p><b>WEBER COUNTY RECORDER</b></p> <p>RECORD NO. _____                  STATE OF UTAH, COUNTY OF WEBER, RECORDED AND FILED AT THE REQUEST OF _____                  DATE: _____ TIME: _____                  BOOK: _____                  PAGE: _____                  FEE \$ _____                  WEBER COUNTY RECORDER</p>
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