

ALTA/ ACSM SURVEY

A PART OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 6 NORTH, RANGE 1 EAST, SALT LAKE BASIN & MERIDIAN, U.S. SURVEY

CITY OF HUNTSVILLE, WEBER COUNTY, UTAH

JANUARY, 2016

FOUND WCS BRASS CAP MONUMENT AT THE NORTHWEST CORNER OF SECTION 24 DATED 2006

FOUND REBAR NO CAP AT THE NORTH QUARTER CORNER OF SECTION 24, T.6N., R.1E., SLB&M

FOUND REBAR AND CAP MARKED GREAT BASIN

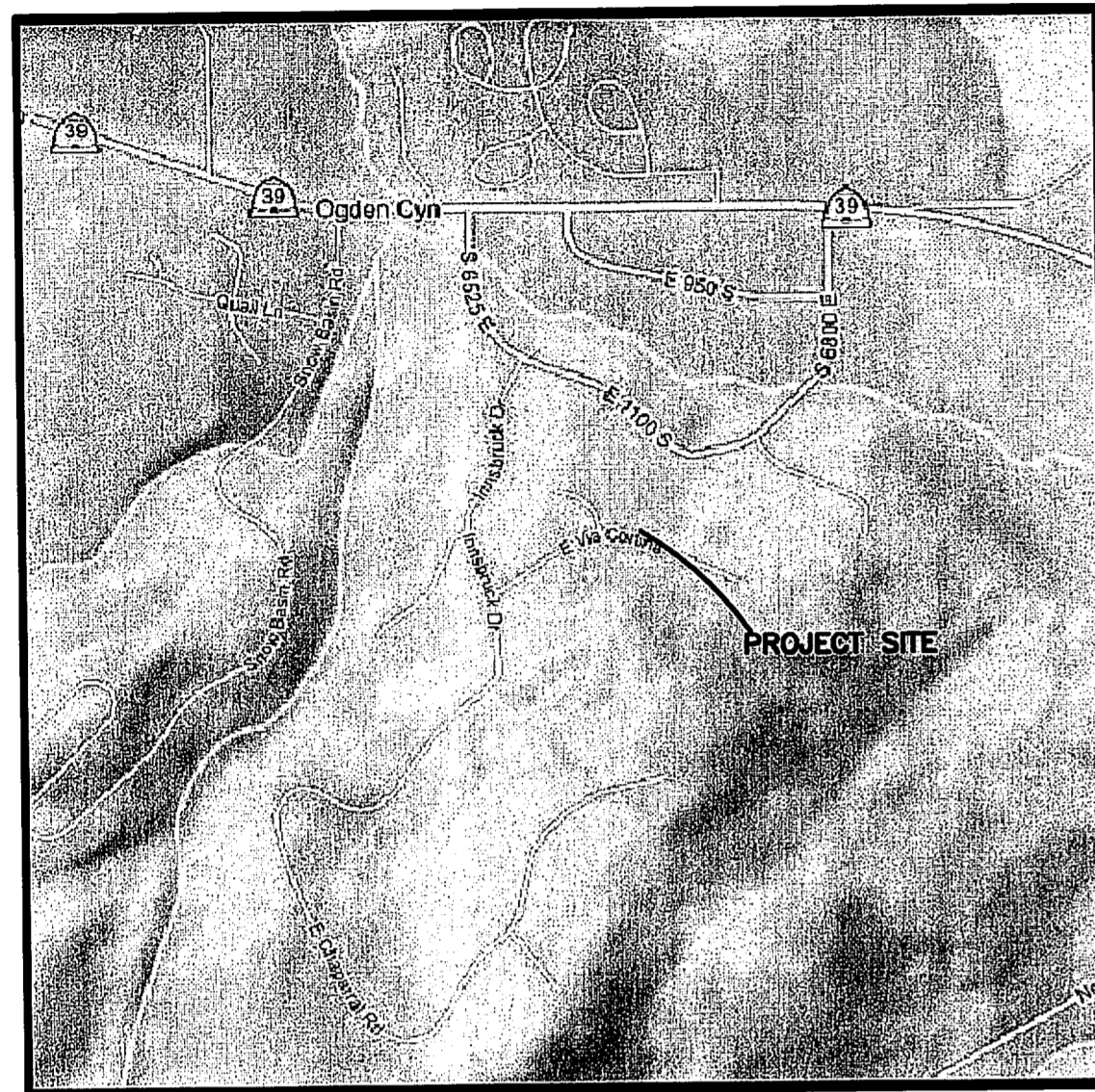
FOUND REBAR AND CAP MARKED GREAT BASIN

FOUND REBAR AND CAP MARKED GREAT BASIN

20070008 LOT 14, SUMMIT AT SKI LAKE NO. 3

LOT 18
43778 S.F.
1.005 ACRES

200720003 LOT 19, SUMMIT AT SKI LAKE NO. 4



VICINITY MAP
(NO SCALE)

BASIS OF BEARINGS

THE BASIS OF BEARING IS THE SECTION LINE BETWEEN THE NORTHWEST CORNER AND A FOUND REBAR AT THE NORTH QUARTER CORNER OF SECTION 24, TOWNSHIP 6 NORTH, RANGE 1 EAST, SALT LAKE BASIN AND MERIDIAN, U.S. SURVEY. SHOWN HEREON AS S89°37'38"E. THIS IS A MEASURED BEARING, FOUND MONUMENTS FOR THE SUMMIT AT SKI LAKE WERE USED TO DETERMINE THE BOUNDARY.

PARCEL INFO.

APN# 20072002
6670 EAST VIA CORTINA
ALL OF LOT 18, SUMMIT AT SKI LAKE NO. 4
HUNTSVILLE CITY, WEBER COUNTY, UTAH
84317

ZONE FV-3

- ZONE FV-3
- MINIMUM LOT AREA 3 ACRES
- MINIMUM LOT WIDTH 150 FT
- MINIMUM YARD SETBACKS
 - a. FRONT 30
 - b. SIDE 20 FT
 - c. SIDE (FACING STREET ON CORNER LOT) 30 FT
 - d. REAR
 - i. MAIN BUILDING 30 FT
 - ii. ACCESSORY BUILDING 10 FT
- MAIN BUILDING HEIGHT
 - a. MINIMUM ONE STORY
 - b. MAXIMUM 35 FT
- ACCESSORY BUILDING HEIGHT 25 FT

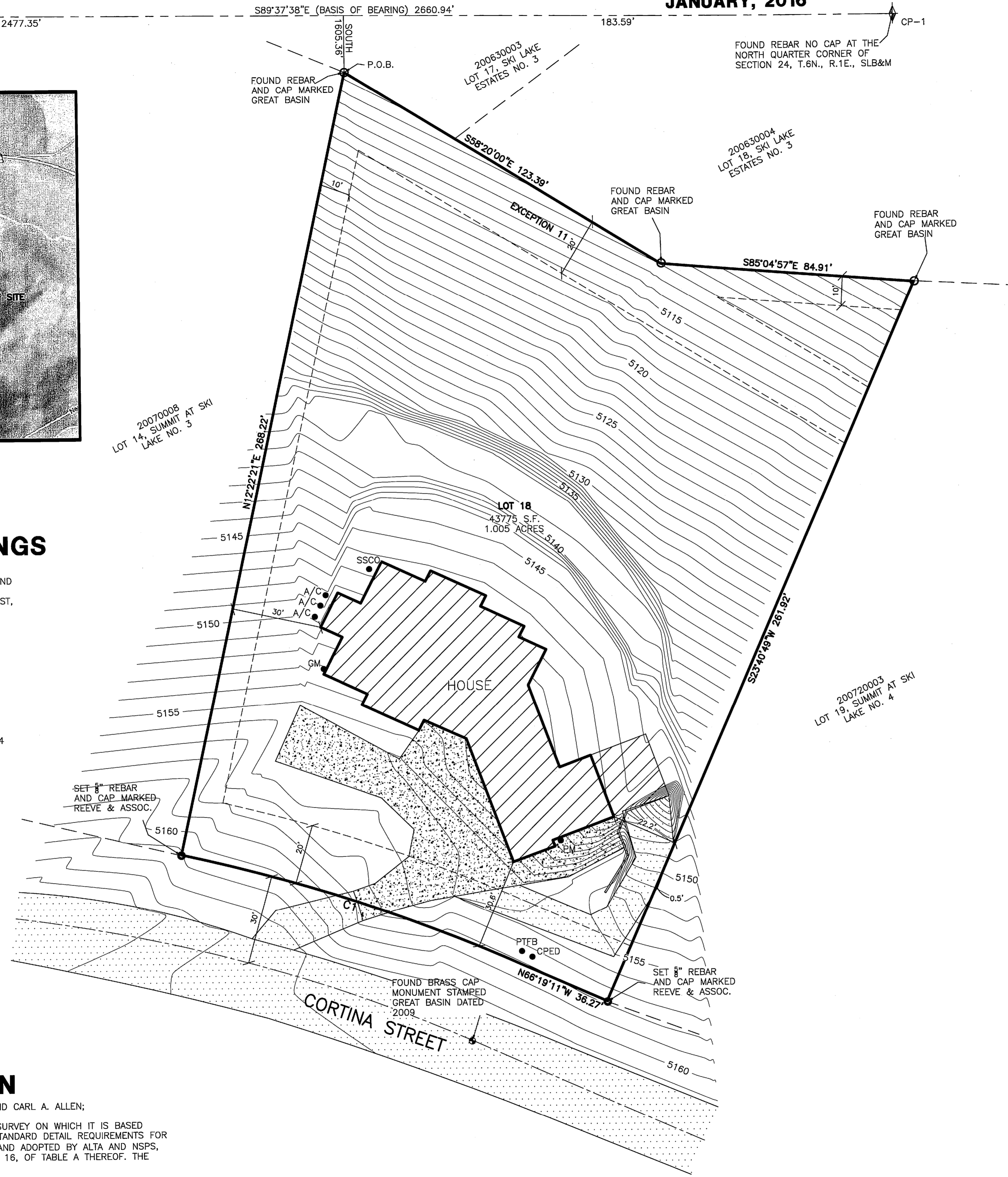
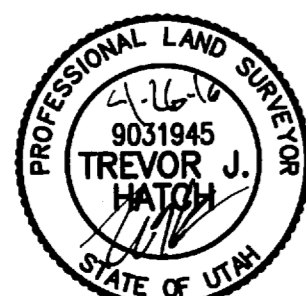
CERTIFICATION

TO COMMONWEALTH LAND TITLE INSURANCE COMPANY, AND CARL A. ALLEN;

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2011 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1-4, 6A, 6B, 7A, 8-10, 11A, 13, 16, OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON 1-22-2016

DATE OF SURVEY: 1-22-2016
DATE SIGNED:

TREVOR J. HATCH, PROFESSIONAL LAND SURVEYOR
LAND SURVEYOR NUMBER: 9031945
EXPIRES:



NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO PERFORM AN ALTA/ACSM SURVEY ON THE SUBJECT PROPERTY. THE BOUNDARY WAS DETERMINED USING FOUND REBAR AS NOTED AND STREET MONUMENTS SET IN CONJUNCTION WITH THE SUMMIT AT SKI LAKE NO. 3 SUBDIVISION, AND BY RETRACING THE SUBDIVISION PLAT FOR THE SUMMIT AT SKI LAKE NO. 4.

NOTES

- NO OBSERVED EVIDENCE OF CURRENT EARTH MOVING WORK AND DEMOLITION AT THE TIME OF SURVEY
- NO OBSERVED EVIDENCE OF SITE USE AS A SOLID WASTE DUMP, SUMP OR SANITARY LANDFILL AT THE TIME OF SURVEY
- NO PARKING SPACES
- 44281 SQUARE FEET
1.017 ACRES TOTAL AREA
- THE PURPOSE OF THIS SURVEY IS TO LOCATE THE DESCRIBED PARCEL ON THE GROUND AND IDENTIFY PHYSICAL FEATURES THAT WILL AFFECT THE DESIGN OF A NEW FACILITY ON THIS SITE.
- NO PARTY WALLS WERE DESIGNATED ON THE SITE
- THE FIELD WORK WAS COMPLETED ON 1-22-2016, AT THE TIME OF SURVEY THERE WAS OVER 2 FEET OF SNOW ON THE GROUND.

EXCEPTIONS

- AS PER CHICAGO TITLE INSURANCE COMPANY FILE NO. 40210A DATED 12-17-2015
- EXCEPTION #1-10- PERTAIN TO THE PLAT IN GENERAL AND CANNOT BE SHOWN
- EXCEPTION #11- SHOWN HEREON

AS-PROVIDED DESCRIPTION

AS PER CHICAGO TITLE INSURANCE COMPANY FILE NO. 40210A DATED 12-17-2015
LOT 18, THE SUMMIT AT SKI LAKE NO. 4, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE WEBER COUNTY RECORDER.

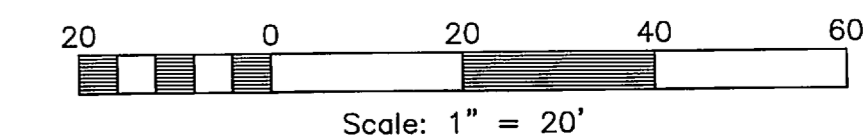
FLOOD INFORMATION DATA

FLOOD ZONE NOT DOCUMENTED, FLOOD MAP NOT DOCUMENTED 49057C0475F.

(THE ABOVE STATEMENT IS FOR INFORMATION ONLY AND THE SURVEYOR ASSUMES NO LIABILITY FOR THE CORRECTNESS OF THE CITED MAP OR THE LOCATION OF THE FLOOD ZONE BOUNDARY. IN ADDITION, THE ABOVE STATEMENT DOES NOT REPRESENT THE SURVEYOR'S OPINION OF THE PROBABILITY OF FLOODING.)

LEGEND

- ◆ = SECTION CORNER
- = FOUND MONUMENT
- = SET REBAR
- = FOUND REBAR
- PTFB = POWER TRANSFORMER BOX
- CPED = COMMUNICATION PEDESTAL
- PM = POWER METER
- A/C = CONDENSER
- GM = GAS METER
- SSCO = SANITARY SEWER CLEAN OUT
- = BOUNDARY LINE
- - - = ADJOINING PROPERTY
- - - = EXCEPTIONS
- - - = CENTER LINE
- - - = SECTION LINE
- [Pattern] = EXISTING PAVEMENT
- [Pattern] = EXISTING BUILDING
- [Pattern] = EXISTING PAVEMENT



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REVISIONS	DESCRIPTION
DATE	

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LOT 18, THE SUMMIT AT SKI LAKE NO. 4
PART OF THE NORTHWEST 1/4 OF SECTION 24, T.6N., R.1E., SLB & M. U.S. SURVEY
HUNTSVILLE DISTRICT, WEBER COUNTY, UTAH
PROMETHEUS MANAGEMENT IV, LLC

RECEIVED
APR 26 2016
BY: 5457

Project Info.
Surveyor: T. HATCH
Designer: D. CAVE
Begin Date: 1-25-2016
Name: ALTA/ACSM
Scale: 1"=20'
Checked: [Signature]
Number: 6686-01