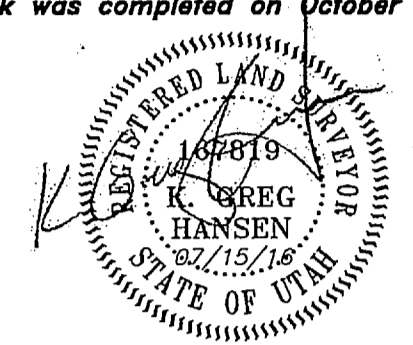


**SURVEYOR'S CERTIFICATE**

To First American Title Insurance Company, Gareth E. Olsen, Brooke Edwin Olsen, Pantone Properties L.L.C., Debra D. Call, Janna D. Vail, Sandra D. Shaw and Cinda D. Wayment, Mountain Division, Inc., First American National Title Insurance Company and Waller, Lansden, Dortch & Davis, LLP:

This is to certify this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by the ALTA and NSPS, and includes Items 1, 2, 3, 4, 8, 11, 13, 14, and 16 to Table A thereof. The field work was completed on October 16, 2013.

Signed this 15th day of July, 2016.



K. Greg Hansen PLS  
Utah Land Surveyor License No. 167819

**Parcel "A"  
As-Surveyed Description**

A PART OF THE NORTHEAST QUARTER OF SECTION 31, TOWNSHIP 7 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF 2700 NORTH STREET ACCORDING TO THE U.D.O.T. RIGHT-OF-WAY PLANS LOCATED 1210.10 FEET SOUTH 89°28'37" EAST ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER AND 260.50 FEET SOUTH 00°00'00" EAST FROM THE NORTH QUARTER CORNER OF SAID SECTION 31, SAID POINT SHOWN AS STATION 100+72.26 55.00 FEET RIGHT OF THE CONTROL LINE AS SHOWN ON SAID U.D.O.T. RIGHT-OF-WAY PLANS;

RUNNING THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE THE FOLLOWING TWO COURSES: (1) SOUTH 80°32'55" EAST 792.53 FEET TO 792.53 FEET RIGHT OF SAID CONTROL LINE; AND (2) TO THE LEFT ALONG THE ARC OF A 8143.82 FOOT RADIUS CURVE, A DISTANCE OF 2.68 FEET, CHORD BEARS SOUTH 80°33'29" EAST 2.68 FEET, HAVING A CENTRAL ANGLE OF 00°01'08" TO AN EXISTING FENCE LINE; THENCE SOUTH 00°27'01" WEST 543.18 FEET ALONG SAID EXISTING FENCE LINE TO THE NORTH RIGHT-OF-WAY LINE OF 2550 NORTH STREET; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE THE FOLLOWING FOUR (4) COURSES; (1) NORTH 88°53'30" WEST 481.32 FEET; (2) NORTH 01°06'27" EAST 0.93 FEET TO STATION 2607+18.41 36.58 FEET LEFT OF THE CONTROL LINE AS SHOWN ON SAID U.D.O.T. RIGHT-OF-WAY PLANS; (3) NORTH 85°43'26" WEST 128.30 FEET; AND (4) NORTH 08°43'04" WEST 200.13 FEET TO STATION 2603+89.98 43.04 FEET LEFT OF SAID CONTROL LINE; THENCE NORTH 42°43'38" WEST 28.71 FEET TO THE EAST RIGHT-OF-WAY LINE OF 600 WEST STREET AS SHOWN ON SAID U.D.O.T. RIGHT-OF-WAY PLANS BEING STATION 2400+63.92 38.50 FEET RIGHT OF SAID CONTROL LINE; THENCE NORTH 01°49'21" EAST 588.40 FEET ALONG SAID EAST RIGHT-OF-WAY LINE TO STATION 2406+52.86 38.50 FEET RIGHT OF SAID CONTROL LINE; THENCE NORTH 36°33'30" EAST 50.13 FEET TO THE POINT OF BEGINNING. CONTAINING 11.312 ACRES.

**Schedule B - Section 2 Exceptions**

- Item No. 13. Easements and Incidental purposes, in favor of Mountain Fuel Supply Company, as set forth in that certain Right of Way and Easement Grant recorded August 16, 1972 as Entry No. 578764 in Book 1001 at Page 744 of Official Records. Corrective Right-of-Way and Easement Grant recorded August 07, 2013 as Entry No. 264949B of Official Records. Affects subject property as shown hereon.
- Item No. 14. Easements and Incidental purposes, in favor of Weber-Box Elder Conservation District, as set forth in that certain Deed of Easement recorded October 27, 1982 as Entry No. 868571 in Book 1411 at Page 1277 of Official Records. Affects subject property as shown hereon. Easement is shown in the location as described in record. It should probably follow the alignment of the north right-of-way line of 2550 North Street.
- Item No. 16. Easements and Incidental purposes, in favor of Pleasant View City, as set forth in that certain Water Line Easement recorded November 19, 2008 as Entry No. 2376216 of Official Records. Affects subject property as shown hereon.
- Item No. 19. Vehicular access is limited to openings permitted by the Utah State Department of Transportation in accordance with Section 41-6a-714, Utah Code Annotated, as amended 2005. Affects subject property as shown hereon.

**Item No. 19**  
Limited vehicular access along 2700 North Street in accordance with Section 41-6a-714, Utah Code Annotated, as amended 2005.

**Item No. 16**  
10.0' Wide Easement for Pleasant View City Entry No. 2376216 Intant was probably to be 10.0' South of North Property Line.

**Item No. 13**  
20.0' Wide Easement for Quastar Gas Co. Entry No. 264949B

**Parcel "A"**  
Debra D. Call, Janna D. Vail, Sandra D. Shaw and Cinda D. Wayment  
Gareth E. Olsen and Brooke Edwin Olsen  
Pantone Properties, LLC  
17-063-0067  
Containing 11.312 Acres

**NARRATIVE**

The Purpose of this Survey was to do an ALTA/ACSM survey, establish and set the Property Corners of the Pantone Properties property, Tax Id. No. 17-063-0067 as Shown and Described Hereon. This Survey was Ordered by Gareth E. Olsen. The Control used to Establish the Property Corners was the Existing Weber County Surveyor Monumentation Surrounding Section 31, Township 7 North, Range 1 West, S.L.B.&M. The basis of bearing is the North line of the Northeast Quarter of said Section which bears South 89°28'37" East, Utah North, State Plane, Calculated N.A.D.83 Bearing. This ALTA/ACSM survey was created using ALTA Title Commitment Report prepared by First American Title Insurance Company National Commercial Services, Order No. NCS-789766-NAS, with an effective date of May 31, 2016 at 7:30 AM.

**Notes:**

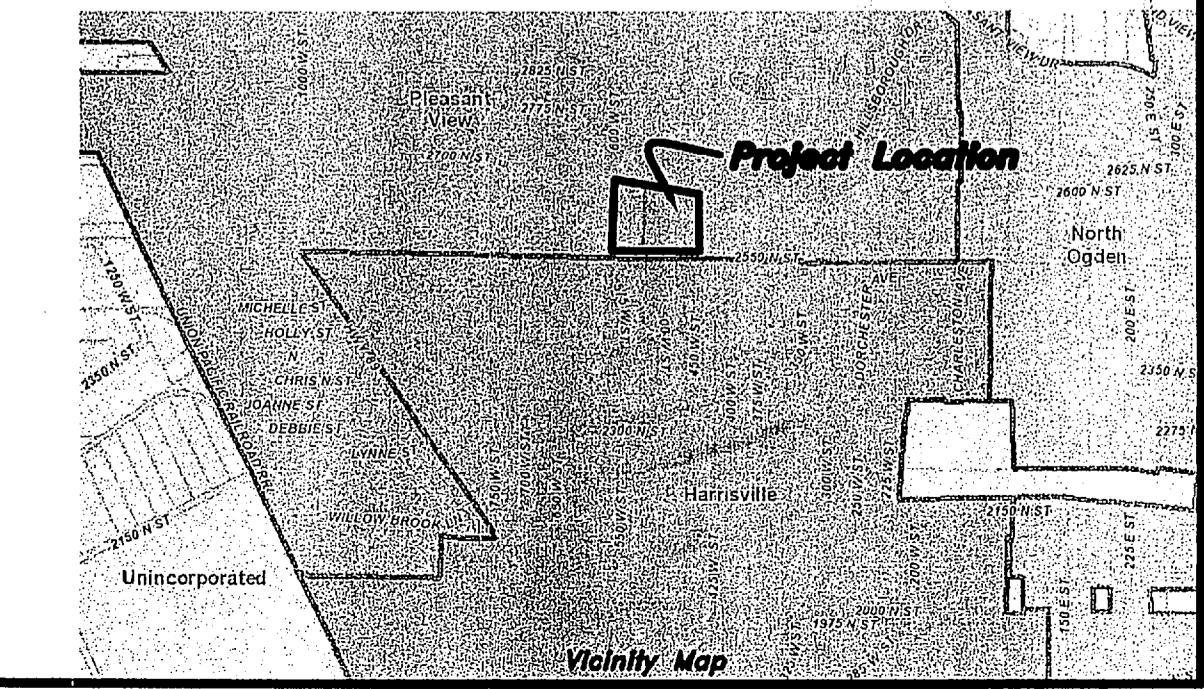
- The subject property is located in Zone "X" as designated by FEMA Map Number 49057C0211E with an Effective Date of December 16, 2005.
- The location of the utility lines as shown are based on observation and available utility maps. The locations of the utility lines may or may not be exactly as depicted.
- ALTA Table "A" Item No. 2, There is no address disclosed in Record Documents, or observed while conducting the survey.
- ALTA Table "A" Item No. 8, There is no substantial features observed in the process of conducting the survey such as parking lots, billboards, signs, landscaped areas, etc.
- ALTA Table "A" Item No. 16, There is no observed evidence of current earth moving work, building construction or building additions.
- ALTA Table "A" Item No. 18, There is no observed evidence of site use as a solid waste dump, sump or sanitary landfill.
- The names of all the adjoining owners of platted land have been confirmed by current public records.

**Item No. 14**  
5.0' Wide Easement for Weber B.E. Conservation Dist. Entry No. 868065. Described as being along north side of State Road.

**Legend**

Subject Property Line	TP	Telephone Pedestal
Secondary Property Line	---	Fire Hydrant
Centerline	---	Water Meter
Easement/Right-of-Way Line	---	Water Valve
Section Line	---	Sewer Manhole
Fence Line	---	Power Pole
Storm Drain Existing	---	Set 24"x5/8" Rebar with Cap
Water Line Existing	---	Found Rebar set by others
Sewer Line Existing	---	Street Monument
Power Line Existing	---	Section Corner
Telephone Line Existing	---	
Gas Line Existing	---	
Fiber Optic Line Existing	---	
Edge of Asphalt Paving	---	
Existing Curb and Gutter	---	
Existing Top Bank	---	
Existing Ditch Flow Line	---	

RECEIVED  
AUG 22 2016  
BY: 5535



ALTA/ACSM Survey For  
**Pantone Properties, LLC et al.**  
2600 North 600 West  
Pleasant View, Weber County, Utah  
A Part of the Northeast Quarter of Section 31,  
Township 7 North, Range 1 West, S.L.B.&M.

Drawn By: kgh Date: 05/25/16  
Designed By:  
Checked By:  
Approved By:  
Scale: 1" = 50'  
Drawing File: 16-3-6psv15  
JOB NUMBER: 16-3-6 rev13-5-30

**HANSEN & ASSOCIATES, INC.**  
Consulting Engineers and Land Surveyors  
538 North Main Street, Brigham, Utah 84302  
Visit Us at www.hanseninc.com  
Brigham City, Utah  
(435) 733-3481 (801) 369-4605 (435) 733-8272

No.	Date	By	Revision

Sheet  
**1**  
of  
**1**  
Sheets