

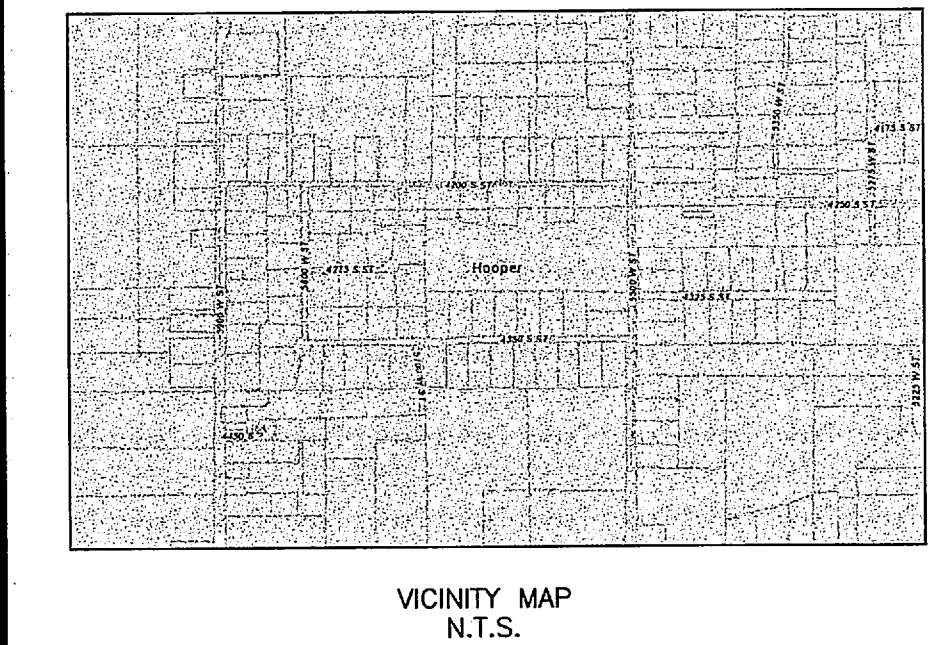
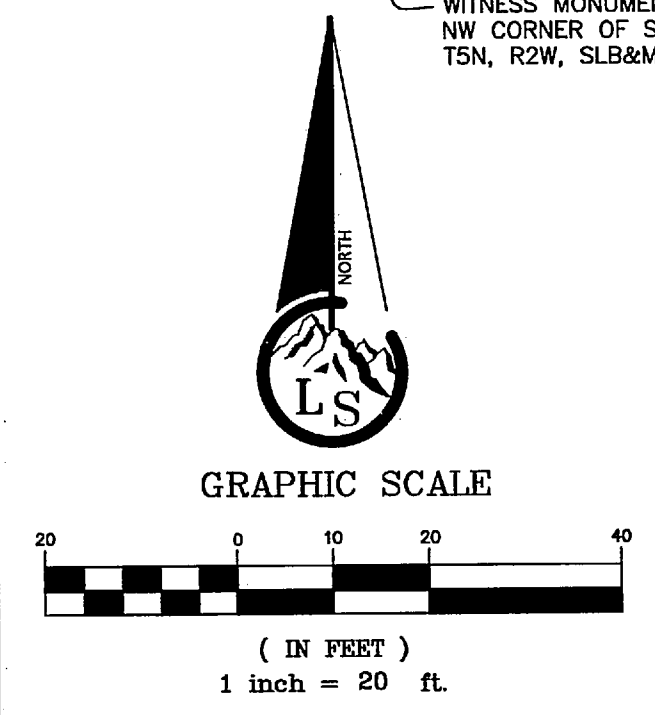
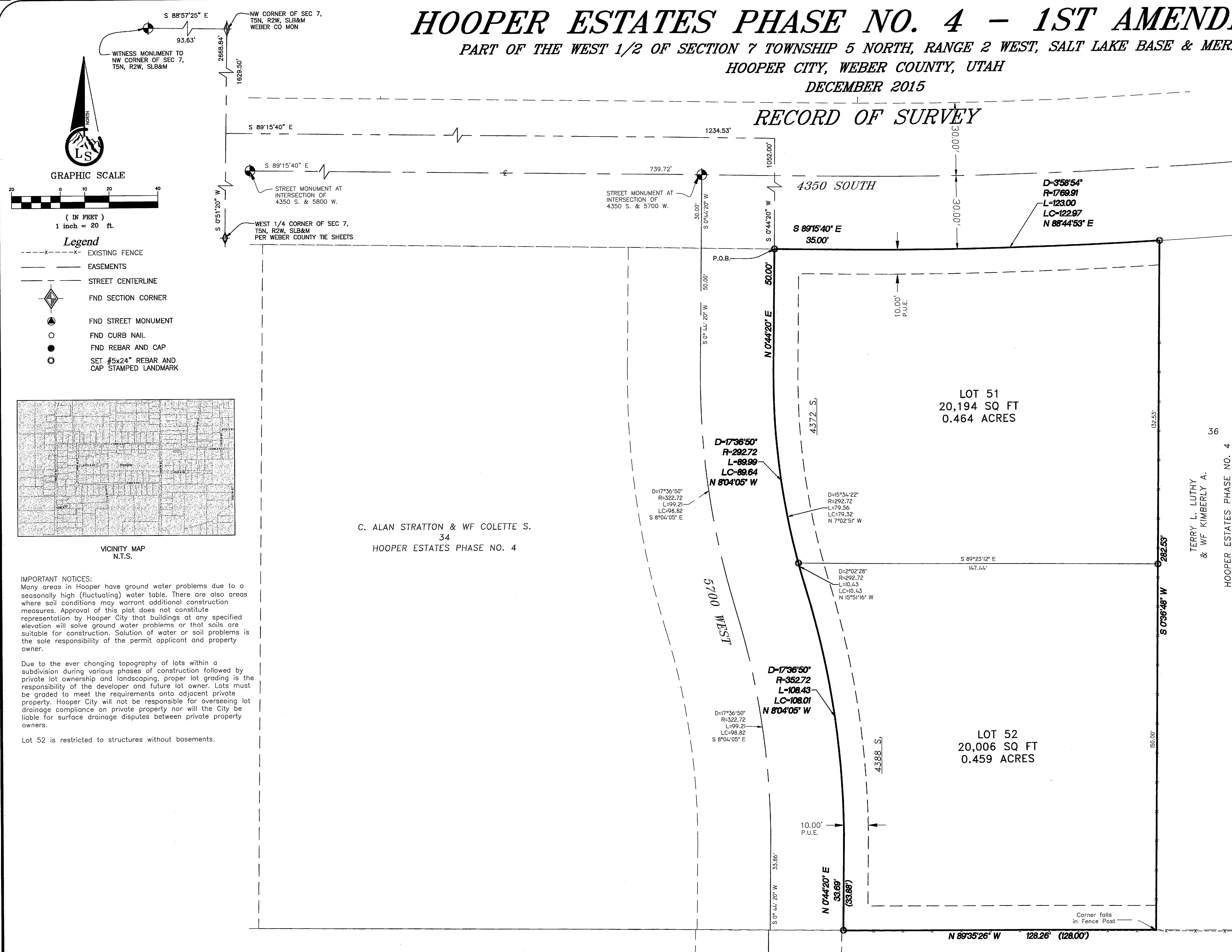
# HOOPER ESTATES PHASE NO. 4 - 1ST AMENDMENT

PART OF THE WEST 1/2 OF SECTION 7 TOWNSHIP 5 NORTH, RANGE 2 WEST, SALT LAKE BASE & MERIDIAN

HOOPER CITY, WEBER COUNTY, UTAH

DECEMBER 2015

## RECORD OF SURVEY



**IMPORTANT NOTICES:**  
 Many areas in Hooper have ground water problems due to a seasonally high (fluctuating) water table. There are also areas where soil conditions may warrant additional construction measures. Approval of this plat does not constitute representation by Hooper City that buildings at any specified elevation will solve ground water problems or that soils are suitable for construction. Solution of water or soil problems is the sole responsibility of the permit applicant and property owner.  
 Due to the ever changing topography of lots within a subdivision during various phases of construction followed by private lot ownership and landscaping, proper lot grading is the responsibility of the developer and future lot owner. Lots must be graded to meet the requirements onto adjacent private property. Hooper City will not be responsible for overseeing lot drainage compliance on private property nor will the City be liable for surface drainage disputes between private property owners.  
 Lot 52 is restricted to structures without basements.

**OWNER'S DEDICATION**  
 We the undersigned owners of the herein described tract of land, do hereby set apart and subdivide the same into lots as shown hereon and name said tract HOOPER ESTATES PHASE NO. 4 - 1ST AMENDMENT.  
 We hereby grant and dedicate to Hooper City a perpetual right and easement thereon, upon and under the lands designated hereon as public utility, the same to be used for the installation, maintenance, and operation of public utility service line(s) with no buildings or structures being erected within such easements.

**Individual Acknowledgement**  
 IN WITNESS WHEREOF, the hand of said Grantor(s), this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

SHELDON B. WALKER  
 CINDY L. WALKER

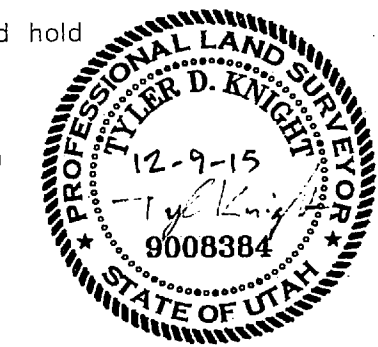
STATE OF UTAH )  
 ) SS  
 COUNTY OF WEBER )  
 On the date first above written personally appeared before me the above signer(s) of the within instrument, who duly acknowledged to me that they executed the same.  
 WITNESS my hand and official stamp the date in this certificate first above written:

Notary Public \_\_\_\_\_ Residing in: \_\_\_\_\_  
 My Commission Expires: \_\_\_\_\_

**BOUNDARY DESCRIPTION**  
 All of Lot 35, Hooper Estates Phase No. 4, Weber County, Utah, according to the official plat thereof.  
 More particularly described as:  
 A part of the West 1/2 of Section 7, T5N, R2W, SLB&M, U.S. Survey, Beginning at the Northwest corner of said Lot 35, Hooper Estates Phase No. 4, said point being 1629.50 feet South 0°51'20" West, 1234.53 feet South 89°15'40" East and 1052.00 feet South 0°44'20" West from the Northwest corner of said Section 7, said point also being the intersection of the East right of way of 5700 West street and the South right of way of 4350 South street; and running thence along the said South right of way the following two (2) courses: (1) South 89°15'40" East 35.00 feet and (2) thence along the arc of a 1769.91 foot radius curve to the left a distance of 123.97 feet (Delta is 3°58'54" and Chord bears North 88°44'53" East 122.97 feet); thence South 0°36'48" West 282.53 feet to the South line of said Hooper Estates Phase No. 4; thence North 89°35'26" West 126.26 feet (128.00 feet per deed) along said South line to the said East right of way of 5700 West street; thence the following four (4) courses along said East right of way: (1) North 0°44'20" East 33.69 feet (33.88 feet per deed), (2) thence along the arc of a 352.72 foot radius curve to the left a distance of 108.43 feet (Delta is 17°36'50" and Chord bears North 8°04'05" West 108.01 feet), (3) thence along the arc of a 292.72 foot radius curve to the right a distance of 89.99 feet (Delta is 17°36'50" and Chord bears North 8°04'05" West 89.64 feet) and (4) North 0°44'20" East 50.00 feet to the point of beginning.  
 Contains 40,200 s.f. or 0.923 acres.

**NARRATIVE**  
 This survey was requested by Cindy Walker for the purpose of splitting Lot 35 of Hooper Estates Phase No. 4 into two (2) lots.  
 Survey's used to aid in this survey:  
 Hooper Estates Phase No.1; Book 35, Page 049.  
 Hooper Estates Phase No.2; Book 36, Page 007.  
 Hooper Estates Phase No.3; Book 37, Page 065.  
 Hooper Estates Phase No.4; Book 38, Page 008.  
 These surveys can be found in the Weber County Recorder's office at the Book and Page identified. Parcel 35 of the original plat has a closure error which has been adjusted in this plat. Dimensions the drawing shown in parenthesis ( ) are per deeded plat.  
 Rebar & Caps were set as shown.  
 Basis of bearing is as shown and is State Plane Grid Bearing per Weber County Surveyors Office.

**SURVEYOR'S CERTIFICATE**  
 I, Tyler D. Knight, do hereby certify that I am a professional land surveyor in the State of Utah and hold certificate no. 9008384-2201 as prescribed by the laws of this State. That I have made a survey of the property(s) shown hereon in accordance with UCA 17-23-17. That this plat was prepared from the field notes of this survey and from documents and records as noted hereon.



## RECORD OF SURVEY

 A Complete Land Surveying Service www.LandmarkSurveyUtah.com	4646 South 3500 West - #A-3 West Haven, UT 84401 801-731-4075	Weber County Recorder Entry no. _____ Fee paid _____ Filed for record and recorded _____ day of _____ 2015. at _____ in book _____ of official records, on page _____ County Recorder: Leann H. Kille By Deputy: _____
	DEVELOPER: Cindy Walker Address: 4372 S. 5700 W. Hooper UT, 84315	A part of the West 1/2 of Section 7 Township 5 North, Range 2 West, Salt Lake Base and Meridian.

RECEIVED  
 NOV 18 2015  
 BY: 5609

**HOOPER CITY ENGINEER**  
 I hereby certify that this office has examined this plat and it is correct in accordance with the information on file in this office.  
 Signature: \_\_\_\_\_ Date \_\_\_\_\_

**HOOPER CITY ATTORNEY**  
 Approved as to form by the Hooper City Attorney this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.  
 Signature \_\_\_\_\_

**HOOPER CITY MAYOR ACCEPTANCE**  
 This is to certify that this subdivision, plat, the dedication of streets and other public ways and financial guarantees and public improvements associated with this subdivision thereon are hereby approved and accepted by the City of Hooper, Weber County, Utah this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.  
 Mayor, Hooper City \_\_\_\_\_ Attest: City Recorder \_\_\_\_\_

**HOOPER IRRIGATION COMPANY**  
 This plat has been approved by the Hooper Irrigation Company this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.  
 Signature \_\_\_\_\_

**HOOPER WATER IMPROVEMENT DISTRICT**  
 This plat has been approved by the Hooper Water Improvement District this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.  
 Signature \_\_\_\_\_