

# SKYLINE ESTATES NO. 5 SUBDIVISION 1st Amendment

Amending Lots 36 and 37  
Pleasant View, Weber County, Utah  
A Part of the Northwest Quarter of Section 19,  
Township 7 North, Range 1 West, Salt Lake Base & Meridian  
August 2016

### SURVEYOR'S CERTIFICATE

I, K. Greg Hansen, do hereby certify that I am a Registered Professional Land Surveyor in the State of Utah in accordance with Title 58, Chapter 22, Professional Engineers and Land Surveyors Act; and I have completed a survey of the property described on this plat in accordance with Section 17-23-17 and have verified all measurements, and have placed monuments as represented on this plat, and have hereby combined said tract into one (1) lot, know hereafter as SKYLINE ESTATES NO. 5 SUBDIVISION - 1ST AMENDMENT, in Pleasant View City, Weber County, Utah, and has been correctly drawn to the designated scale and is true and correct representation of the herein described lands included in said subdivision, based upon data compiled from records in the Weber County Recorder's Office and from said survey made by me on the ground. I further hereby certify that the requirements of all applicable statutes and ordinances of Weber County concerning zoning requirements regarding lot measurements have been complied with.

Signed this 20th day of December, 2016.

K. Greg Hansen P.L.S.  
Utah Land Surveyor License No. 167819.



### BOUNDARY DESCRIPTION

ALL OF LOTS 36 AND 37, SKYLINE ESTATES NO. 5 SUBDIVISION, PLEASANT VIEW CITY, WEBER COUNTY, UTAH, BEING SITUATED IN THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 7 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 36, SAID POINT BEING A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF 4000 NORTH STREET LOCATED 664.60 FEET NORTH 89°43'58" WEST ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER AND 1464.73 FEET SOUTH 00°47'00" WEST FROM THE NORTH QUARTER CORNER OF SAID SECTION 19;

RUNNING THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE THE FOLLOWING TWO (2) COURSES; (1) IN A SOUTHEASTERLY DIRECTION TO THE RIGHT OF A NON-TANGENT 320.00 FOOT RADIUS CURVE, A DISTANCE OF 44.42 FEET, CHORD BEARS SOUTH 55°43'36" EAST 44.38 FEET, HAVING A CENTRAL ANGLE OF 07°57'12"; AND (2) SOUTH 51°45'00" EAST 254.88 FEET TO THE WEST RIGHT-OF-WAY LINE OF 1050 WEST STREET; THENCE ALONG SAID WEST RIGHT-OF-WAY LINE THE FOLLOWING TWO (2) COURSES; (1) IN A SOUTHWESTERLY DIRECTION TO THE LEFT OF A NON-TANGENT 161.70 FOOT RADIUS CURVE, A DISTANCE OF 83.26 FEET, CHORD BEARS SOUTH 23°30'00" WEST 82.34 FEET, HAVING A CENTRAL ANGLE OF 29°30'00"; AND (2) SOUTH 08°45'00" WEST 29.89 FEET TO THE SOUTHEAST CORNER OF SAID LOT 37; THENCE NORTH 81°15'00" WEST 205.36 FEET TO THE SOUTHWEST CORNER OF SAID LOT 36; THENCE NORTH 00°47'00" EAST 256.62 FEET TO THE POINT OF BEGINNING. CONTAINING 0.959 ACRES.

### OWNERS DEDICATION

We the undersigned owners of the herein described tract of land, do hereby set apart and subdivide the same into a lot as shown on the plat, and name said tract Skyline Estates No. 5 Subdivision - 1st Amendment, and do hereby dedicate, grant and convey to Pleasant View City, Weber County, Utah, all those certain strips designated as easements for public utility and drainage purposes as shown hereon, the same to be used for the installation, maintenance and operation of public utility service lines and drainage as may be authorized by Pleasant View City, Utah, with no buildings or structures being erected within such easements.

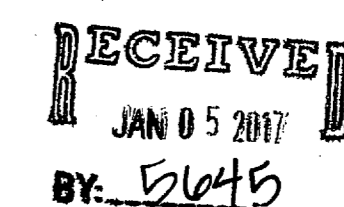
Signed this \_\_\_\_\_ Day of \_\_\_\_\_, 2016.

RONALD K. SCOVILLE \_\_\_\_\_ Date: \_\_\_\_\_

LINDA G. SCOVILLE \_\_\_\_\_ Date: \_\_\_\_\_

### ACKNOWLEDGMENT

State of Utah  
County of Weber  
On this \_\_\_\_\_ day of \_\_\_\_\_, 2016, Ronald K Scoville and Linda G. Scoville, Husband and Wife as Joint Tenants, Personally Appeared before me, the Undersigned Notary Public in and for said County of Weber, in the State of Utah, the Signers of the Attached Owners Dedication, two in Number, who duly Acknowledged to me they Signed it Freely and Voluntarily and for the Purpose Therein Mentioned.



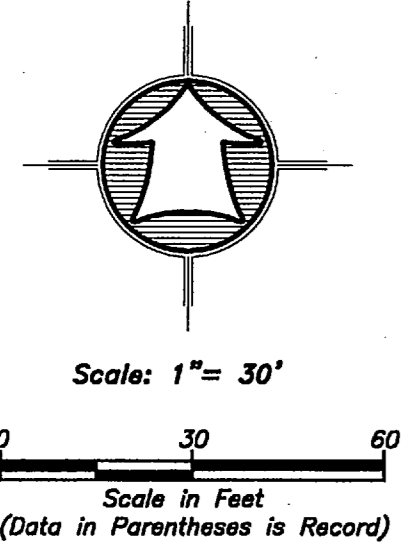
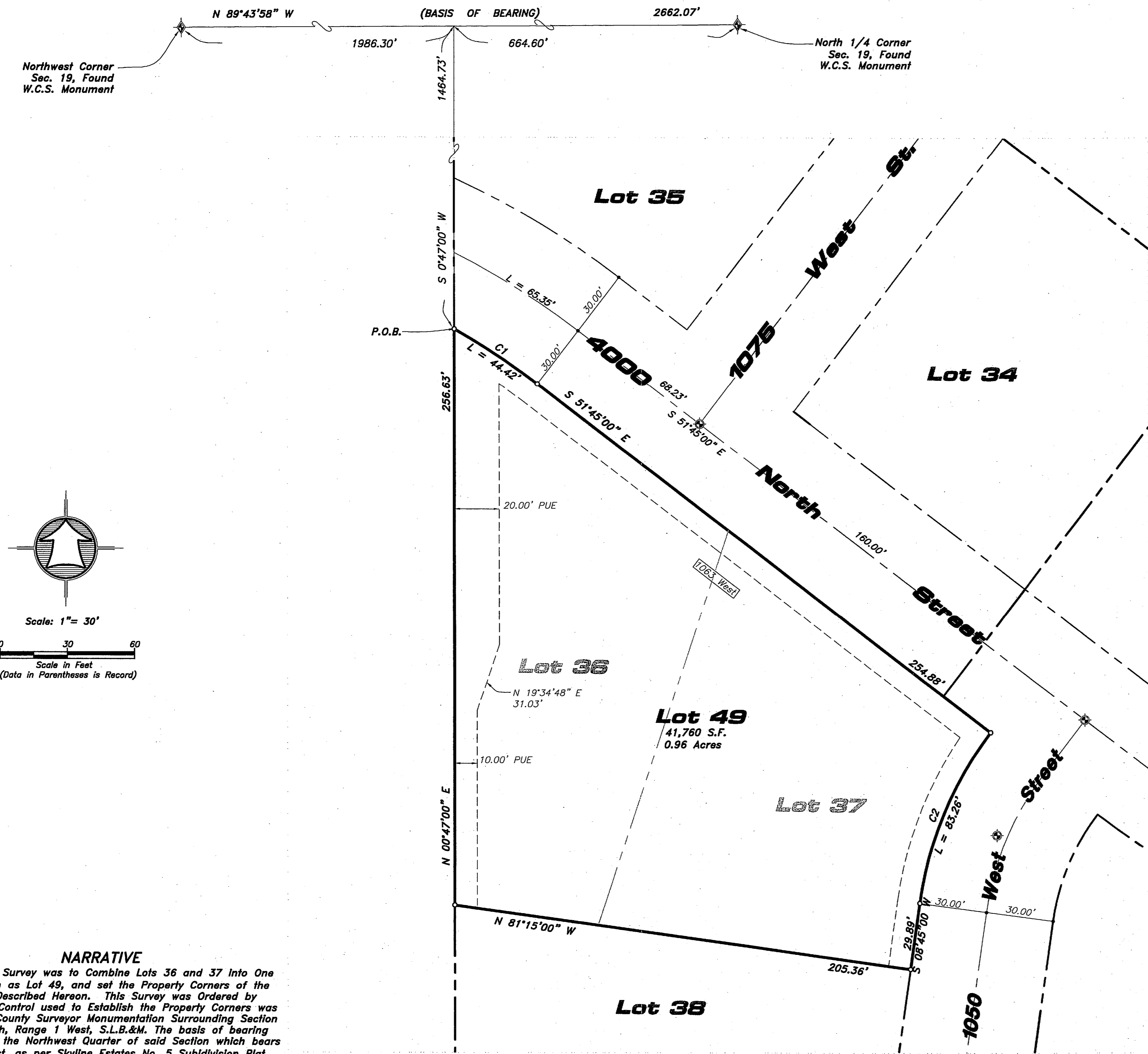
\_\_\_\_\_  
Notary Public

### COUNTY RECORDER

ENTRY NO. \_\_\_\_\_ FEE PAID \_\_\_\_\_  
FILED FOR RECORD AND  
RECORDED \_\_\_\_\_ AT \_\_\_\_\_  
IN BOOK \_\_\_\_\_ OF OFFICIAL  
RECORDS, PAGE \_\_\_\_\_  
COUNTY RECORDER  
BY \_\_\_\_\_ DEPUTY

(C1)	(C2)
Δ = 07°57'12"	Δ = 29°30'00"
R = 320.00'	R = 161.70'
L = 44.42'	L = 83.26'
LC = 44.38'	LC = 82.34'
S 55°43'36" E	N 23°30'00" E

- LEGEND**
- Subject Property Line
  - - - Adjoining Property Line
  - - - Previous Property Line
  - Centerline
  - - - Ditch
  - - - Field Separation Line
  - - - Fence Line (Wire)
  - - - Fence Line (wood or Vinyl)
  - Street Monument
  - Found rebar set by others
  - Set 5/8"x24" Rebar With Cap
  - Section Corner



### NARRATIVE

The Purpose of this Survey was to Combine Lots 36 and 37 into One (1) Lot to be known as Lot 49, and set the Property Corners of the Lot as Shown and Described Hereon. This Survey was Ordered by Kent Scoville. The Control used to Establish the Property Corners was the Existing Weber County Surveyor Monumentation Surrounding Section 19, Township 7 North, Range 1 West, S.L.B.&M. The basis of bearing is the North line of the Northwest Quarter of said Section which bears South 89°43'58" East, as per Skyline Estates No. 5 Subdivision Plat.

### PLEASANT VIEW CITY APPROVAL

This is to certify that this plat and dedication of this plat were duly approved and accepted by the City Council of Pleasant View City, Utah, this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

Attest: \_\_\_\_\_  
Title: \_\_\_\_\_  
Mayor

### PLEASANT VIEW CITY ENGINEER

I hereby certify that all applicable statutes and ordinances prerequisite to Pleasant View City Engineer Approval of the foregoing plat and dedications have been complied with.  
Signed this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
City Engineer

### PLEASANT VIEW CITY PLANNING COMMISSION

Approved by the Pleasant View City Planning Commission this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Chair

Note: All Public Utility Easements (P.U.E.) are 10.0' wide unless noted otherwise.

**HANSEN & ASSOCIATES, INC.**  
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