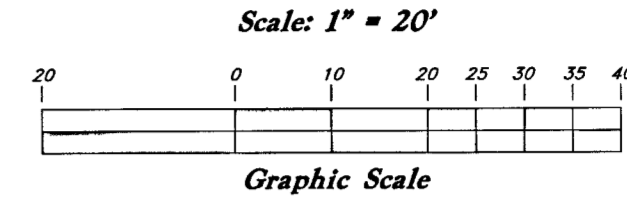
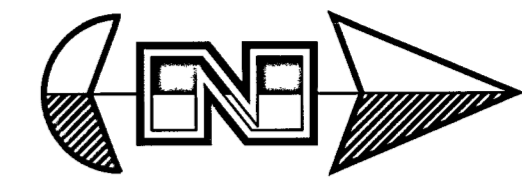
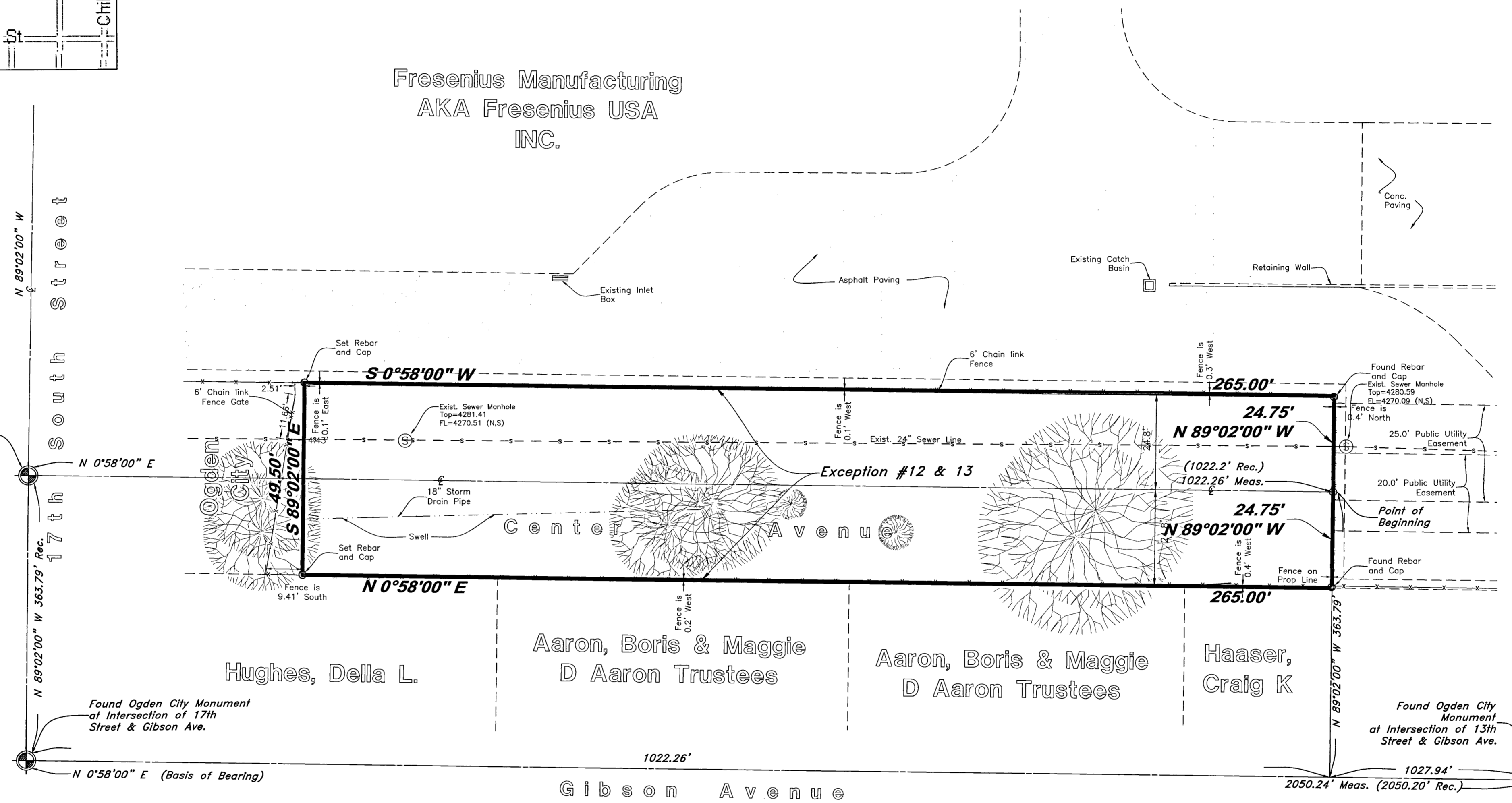


VICINITY MAP
Not to Scale



LEGEND

—C—	Centerline
—UT—	Buried Telephone line
—OHT—	Overhead Telephone line
—OHP—	Overhead Power line
—UGH—	Power line
—S—	Sanitary Sewer line
—W—	Culinary Water line
—G—	Gas line
—SD—	Storm Drain line
—SW—	Secondary Waterline
—LD—	Land Drain line
—IW—	Irrigation Waterline
—X—X—	Fence
⊙	Power Pole
⊙	Post
⊙	Water Meter
⊙	Gas Meter
⊙	Telephone Box
⊙	Electrical Box
⊙	Sewer Manhole
⊙	Water Manhole
⊙	Cleanout Box
TA	Top of Asphalt
EA	Edge of Asphalt
NG	Natural Ground
LC	Lip of Gutter
SP	Service Pole
LP	Light Pole
PP	Power Pole
TP	Telephone Pole
FH	Fire Hydrant
DIT	Flowline of Ditch
TS	Top of Slope
TOP	Top of Slope
CO	Cleanout
FC	Fence
DMH	Drain Manhole
FL	Flowline
SE	Spot Elevation
CL	Contour
ASPH	Asphalt
CONC	Concrete
BLDG	Building
CMB	Corrugated Metal Pipe
R.C.P.	Reinforced Concrete Pipe
CONC	Edge of Concrete
RWALL	Retaining Wall
SMH	Sewer Manhole
WV	Water Valve
CB	Catch Basin
DY	Diverter Box
TC	Top of Curb
SW	Sidewalk
GAS	Gas Line Marker
GUY	Guy Wire
BLDG	Building Corner
NG	Natural Ground
LS	Landscaping
⊙	Fire Hydrant
⊙	Water Valve
⊙	Light Pole
⊙	Power Pole w/guy
⊙	Deciduous Tree
⊙	Coniferous Tree
IB	Irrigation Box

EXCEPTIONS TO COVERAGE

The following items are listed as exceptions to coverage in a Title Report prepared by First American Title Insurance Company, Fresenius USA Manufacturing, Inc. AKA "FUSA" Ogden City, a Utah Municipal Corporation, L.L.C. File No. 338-5739098, Effective Date: August 31, 2015 at 7:30 a.m.

EXCEPTION NO. 1-11 (NOTHING TO PLOT): Not a Survey related matter.

EXCEPTION NO. 12 (PLOTTED AFFECTS ALL OF SUBJECT PROPERTY): An easement for utilities and incidental purposes over, across or through that portion of said land, being within that portion of the vacated Center Ave, as set forth in that certain Ordinance vacating said Center Ave, recorded May 01, 2015 as Entry No. 2733590 of Official Records.

EXCEPTION NO. 13 (PLOTTED AFFECTS ALL OF SUBJECT PROPERTY): An easement for Utilities and incidental purposes as reserved by Ogden City in that certain Ordinance No. 2015-10, recorded May 01, 2015 as Entry No. 2733590 of Official Records.

EXCEPTION NO. 14 (NOTHING TO PLOT): Any existing easements for utilities which may have been constructed through, over or under that portion of the land shown as being a portion of a vacated street and/or alley.

NARRATIVE

This ALTA/ACSM Land Title Survey was requested by Brett Stephens from Stacey Enterprises, Inc for the purpose of reestablishing the boundary of the herein described property prior to purchase. Ogden City Brass Cap monuments were found at the intersections of 17th South Street and Gibson Avenue, and 13th South Street and Gibson Avenue. A line bearing North 0°58'00" East between the monuments along Gibson Avenue between 17th South Street and 13th South Street was used as the basis of bearings. A Survey prepared for Fresenius Property by Great Basin Engineering Inc., Dated April 29, 2010 and filed with Weber County was used as reference for this survey.

NOTES

- No Buildings Exist within Subject Property.
- There is no observed evidence of current earth moving work, building construction or building additions.
- There is no evidence of the site being used as a solid waste dump.

FLOOD ZONE

The property lies entirely within flood zone 'X' (unshaded) as shown on the FEMA Flood Insurance Rate Map for Salt Lake County, Utah and Incorporated Areas Map No. 49057C0426E dated December 16, 2005, (Community Panel No 4901890426E). Flood Zone X (unshaded) is defined as "Areas determined to be outside the 0.2% Annual Chance Floodplain".

DESCRIPTION

A part of the Southwest Quarter of Section 20, Township 6 North, Range 1 West, Salt Lake Base and Meridian:

Beginning at a point North 0°58'00" East 1022.26 (1022.2 Rec.) feet from the intersection of the centerlines of 17th Street and Center Avenue and running thence North 89°02'00" West 24.75 feet, thence South 0°58'00" West 265 feet, thence South 89°02' East 49.5 feet, thence North 0°58'00" East 265 feet, thence North 89°02' West 24.75 feet to the point of beginning.

Contains 0.301 Acres

ZONING

As per Optional Item 6 of Table B, Subject Property was found in RMU and RMF 35 Zoning but no specific zoning information was provided by client at the time of the survey.

SURVEYOR'S CERTIFICATE

To First American Title Insurance Company, Fresenius USA Manufacturing, Inc. AKA "FUSA" Ogden City, a Utah Municipal Corporation:

This is to certify that this map or plat and the survey on which it is based were made in accordance with "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys" jointly established and adopted by ALTA, ACSM, and NSPS in 2011, shall meet the accuracy requirements of an urban survey, and shall include Optional Table "A" Items 1, 3, 4, 6(b), 8, 9, 11(b), 13, 16, and 18 of Table A thereof.



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ALTA/ACSM Land Title Survey

Fresenius Ogden

Approx. 1525 Center Avenue
Ogden City, Weber County, Utah
A part of the Section 20 T6N, R1W, S18BN, U.S. Survey

13, Oct. 2015

SHEET NO. 1

13M110