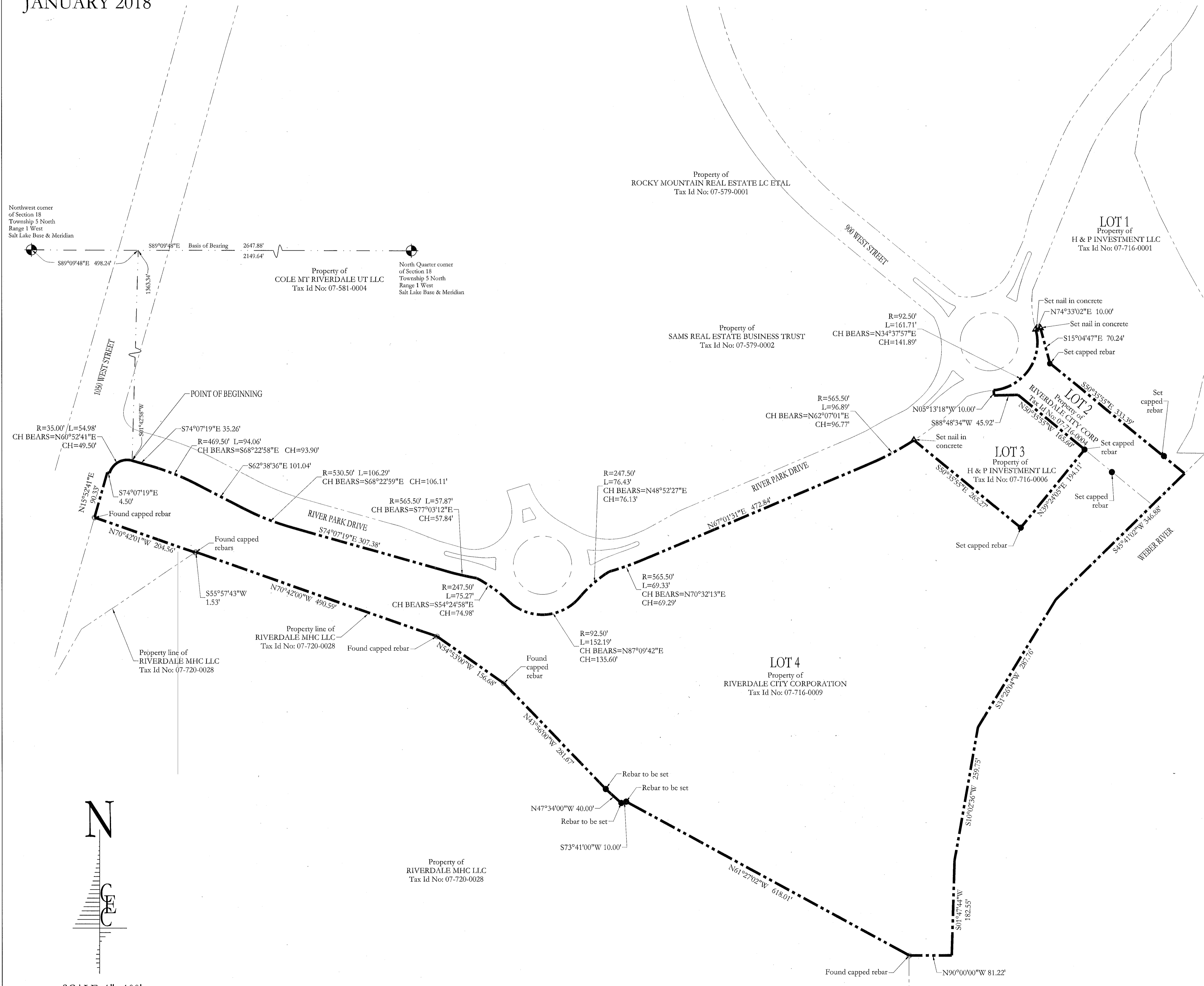


RECORD OF SURVEY

LOTS 2 AND 4 OF RMRE RIVER PARK DRIVE OFFICE PARK 1ST AMENDMENT

A PART OF THE NORTH HALF OF SECTION 18, TOWNSHIP 5 NORTH,
RANGE 1 WEST, SALT LAKE BASE & MERIDIAN
RIVERDALE CITY, WEBER COUNTY, UTAH
JANUARY 2018

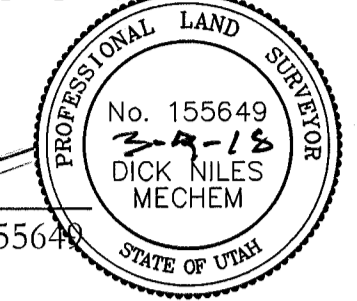


SURVEYORS CERTIFICATE

I, Dick Niles Mechem, do hereby certify that I am a Professional Land Surveyor, and that I hold license number 155649, as prescribed under the laws of the State of Utah. I further certify that by authority of the Owners, I have directed a survey of the tract of land as shown on this plat as described below and that the referenced markers shown on this plat are located as indicated and are sufficient to retrace or restore this survey, that the information shown herein is sufficient to accurately establish that lateral boundaries of the below described tract of real property and of each of the lots, located on said tract.

Signed this 9th day of March 2018.

Dick Niles Mechem
Dick Niles Mechem - License No. 155649



BOUNDARY DESCRIPTION

(From RMRE River Park Drive Office Park 1st Amendment)

Part of the North Half of Section 18, Township 5 North, Range 1 West, Salt Lake Base and Meridian, U.S. Survey and more particularly described as follows:

Beginning at a point on the South right-of-way line of River Park Drive, said point being S89°09'48"E 498.24 feet and S01°42'58"W 1363.34 feet from the Northwest corner of Section 18; Thence along said South right-of-way line the following twelve (12) courses: (1) Thence S74°07'19"E 35.26 feet; (2) Thence along a curve turning to the right with an arc length of 94.06 feet, a radius of 469.50 feet, a chord bearing of S68°22'58"E, and a chord length of 93.90 feet; (3) Thence S62°38'36"E 101.04 feet; (4) Thence along a curve turning to the left with an arc length of 106.29 feet; a radius of 530.50 feet, a chord bearing a S68°22'59"E and a chord length of 106.11 feet; (5) Thence S74°07'19"E 307.38 feet; (6) Thence along a curve turning to the left with an arc length of 57.87 feet; a radius of 565.50 feet, a chord bearing of S77°03'12"E, and a chord length of 57.84 feet; (7) Thence along a reverse curve turning to the right with an arc length of 75.27 feet, a radius of 247.50 feet, a chord bearing of S54°24'58"E, and a chord length of 74.98 feet; (8) Thence along a reverse curve turning to the left with an arc length of 152.19 feet, a radius of 92.50 feet, a chord bearing of N48°09'42"E, and a chord length of 135.60 feet; (9) Thence along a reverse curve turning to the right with an arc length of 76.43 feet, a radius of 247.50 feet, a chord bearing of N48°52'27"E, and a chord length of 76.13 feet; (10) Thence along a reverse curve turning to the left with an arc length of 69.33 feet, a radius of 565.50 feet, a chord bearing of N70°32'13"E, and a chord length of 69.29 feet; (11) Thence N67°01'31"E 472.84 feet; (12) Thence along a curve turning to the left with an arc length of 96.89 feet, a radius of 565.50 feet, a chord bearing of N62°07'01"E, and a chord length of 96.77 feet to the West property corner of Lot 3 of the RMRE River Park Drive Office Park 1st Amendment; Thence the following five (5) courses along said Lot 3 of the RMRE River Park Drive Office Park 1st Amendment, (1) Thence S50°35'55"E 265.27 feet; (2) Thence N39°24'05"E 194.11 feet; (3) Thence N50°35'55"W 165.60 feet; (4) Thence S88°48'34"W 45.92 feet; (5) Thence N05°13'18"W 10.00 feet to the South right-of-way line of River Park Drive; Thence along said South right-of-way of River Park Drive along a curve turning to the left with an arc length of 161.71 feet, a radius of 92.50 feet, a chord bearing of N34°37'57"E, and a chord length of 141.89 feet to a point on the Westerly property line Lot 1 of said RMRE River Park Drive Office Park 1st Amendment; Thence the following three (3) courses along the Westerly property line of said Lot 1 of the RMRE River Park Drive Office Park 1st Amendment, (1) Thence N74°33'02"E 10.00 feet; (2) Thence S15°04'47"E 70.24 feet; (3) Thence S50°35'55"E 333.39 feet to the centerline of Weber River; Thence along said river the following four (4) courses: (1) Thence S45°41'02"W 346.88 feet; (2) Thence S31°26'04"W 287.76 feet; (3) Thence S10°02'36"W 259.75 feet; and (4) Thence S01°47'44"W 182.55 feet; Thence N90°00'00"W 81.22 feet; Thence N61°27'02"W 618.01 feet; Thence S73°41'00"W 10.00 feet; Thence N47°34'00"W 40.00 feet; Thence N43°56'00"W 281.67 feet; Thence N54°53'00"W 156.68 feet; Thence N70°42'00"W 490.59 feet; Thence S55°57'43"W 1.53 feet; Thence N70°42'01"W 204.56 feet; Thence N15°52'41"E 90.33 feet; Thence S74°07'19"E 4.50 feet; Thence along a curve turning to the right with an arc length of 54.98 feet, a radius of 35.00 feet, a chord bearing of N60°52'41"E, and chord length of 49.50 feet to the point of beginning

Contains: 769,110 sq. ft. of 17.66 acres

LEGEND:

● Denotes a set #5 capped rebar 24" long (see cap detail)	○ CAP DETAIL
▲ Denotes a set curb nail	○ MONUMENT DETAIL
○ Denotes a found capped rebar	
◆ Denotes a found monument	
◆ Denotes a set monument (see monument detail)	
--- Sectionline/centerline	
- - - Deed described line	
— Surveyed property line	
- x - Existing fence	

NARRATIVE

This survey and subsequent plat were completed at the request of Riverdale City, for the purpose of locating the property corners. This survey is based on the RMRE River Park Drive Office Park 1st Amendment subdivision plat. The basis of bearing used is from the Weber County monument control. Information for the section corners is shown hereon.

CE
CIVIL ENGINEERING
CONSULTANTS, PLLC.
5141 SOUTH 1500 WEST
RIVERDALE, UT 84405
801.866.0550

MtnWest
Surveying &
Mapping, Inc.
1825 W. 4400 S. PO Box 207
Roy, Utah 84067
Email: mwns@readytek.net

NO.	DATE	BY	REVISIONS

DATE: JANUARY 2018
DRAWN: JLS
CHECKED: DNM

PROJECT / LOCATION:
RIVER PARK DRIVE OFFICE PARK
RIVERDALE CITY, UTAH
TITLE:
RECORD OF SURVEY

CLIENT:
RIVERDALE CITY
PROJECT NUMBER:
RC.17006
FILE:
~RC17006 ROS.dwg
SHEET:
1 of 1

RECEIVED
MAR 14 2018
BY: 5937

SCALE: 1"=100'