

SURVEY NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO RETRACE THE BOUNDARY AND LOCATE THE SITE TOPOGRAPHIC AND UTILITY FEATURES PRIOR TO DEVELOPMENT. THE BASIS OF BEARING IS NORTH 47°19'08" WEST 197.50 FEET MEASURED BETWEEN FOUND MONUMENTS IN 1400 EAST STREET AS SHOWN HERE ON. CORNERS FOR THIS PROPERTY WILL BE MARKED WHEN REQUESTED WITH A 5/8" REBAR, 1.5 FEET IN LENGTH, WITH A PLASTIC CAP STAMPED "PINNACLE" AND/OR A BRASS SLUG OR NAIL AND BRASS WASHER STAMPED "PINNACLE".

THE UTILITY INFORMATION SHOWN ON THIS PLAN IS BASED ON ABOVE GROUND STRUCTURES AS OBSERVED BY THE SURVEYOR IN THE FIELD AS WELL AS INFORMATION PROVIDED TO THE SURVEYOR. NO FURTHER INVESTIGATIONS OF EXISTING UTILITIES WERE PERFORMED. THEREFORE THE SURVEYOR IS NOT RESPONSIBLE FOR THE REPRESENTATION OR OMISSION OF SUCH INFORMATION ON THIS PLAN. CONTACT BLUE STAKES IF ANY DIGGING, EXCAVATION OR CONSTRUCTION IS INTENDED.

THE LOT BOUNDARY WAS RE-TRACED BASED UPON THE RECORDED PLAT(S).

SURVEYOR'S CERTIFICATE

I, STEPHEN J. FACKRELL HEREBY DEPOSE THAT I AM A PROFESSIONAL LAND SURVEYOR AND THAT I HOLD CERTIFICATE NO. 191517 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH AND REPRESENT THAT I HAVE MADE A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY IN ACCORDANCE WITH SECTION 17-23-17 OF THE UTAH STATE CODE.

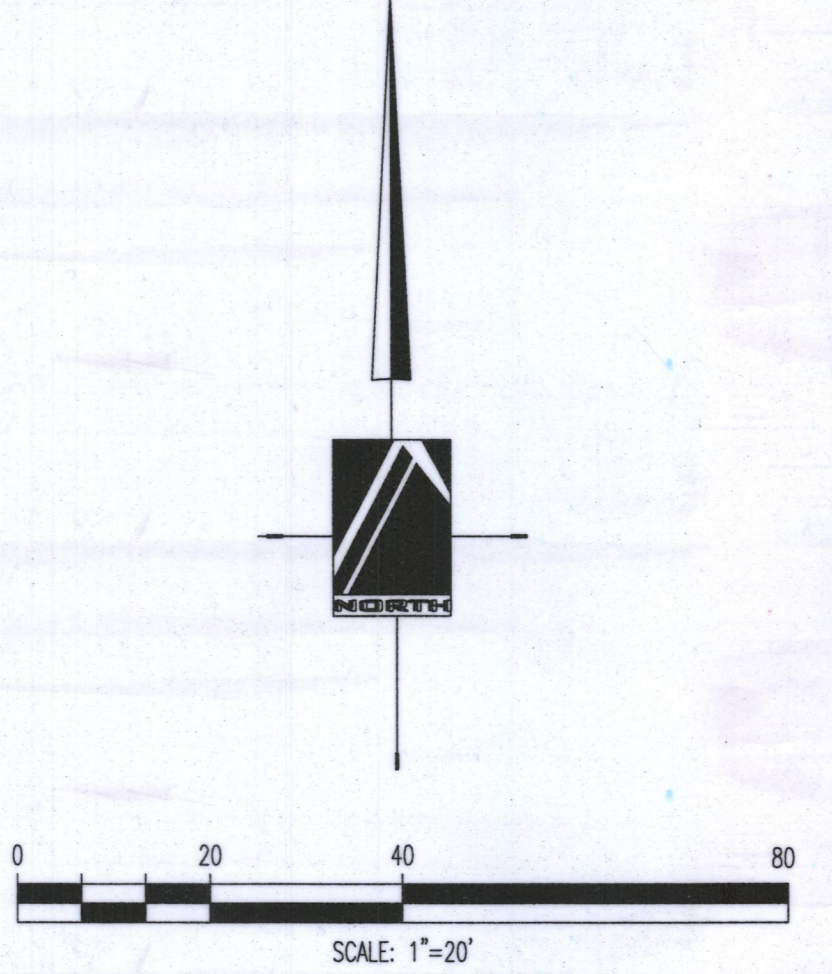
Stephen J. Fackrell
STEPHEN J. FACKRELL
CERTIFICATE NO. 191517
DATE 12-3-2018

SURVEYED DESCRIPTION

ALL OF LOT 43 OAK CREEK ESTATES PHASE 4 (PARTIAL AMENDED) AS RECORDED WITH THE WEBER COUNTY RECORDER.

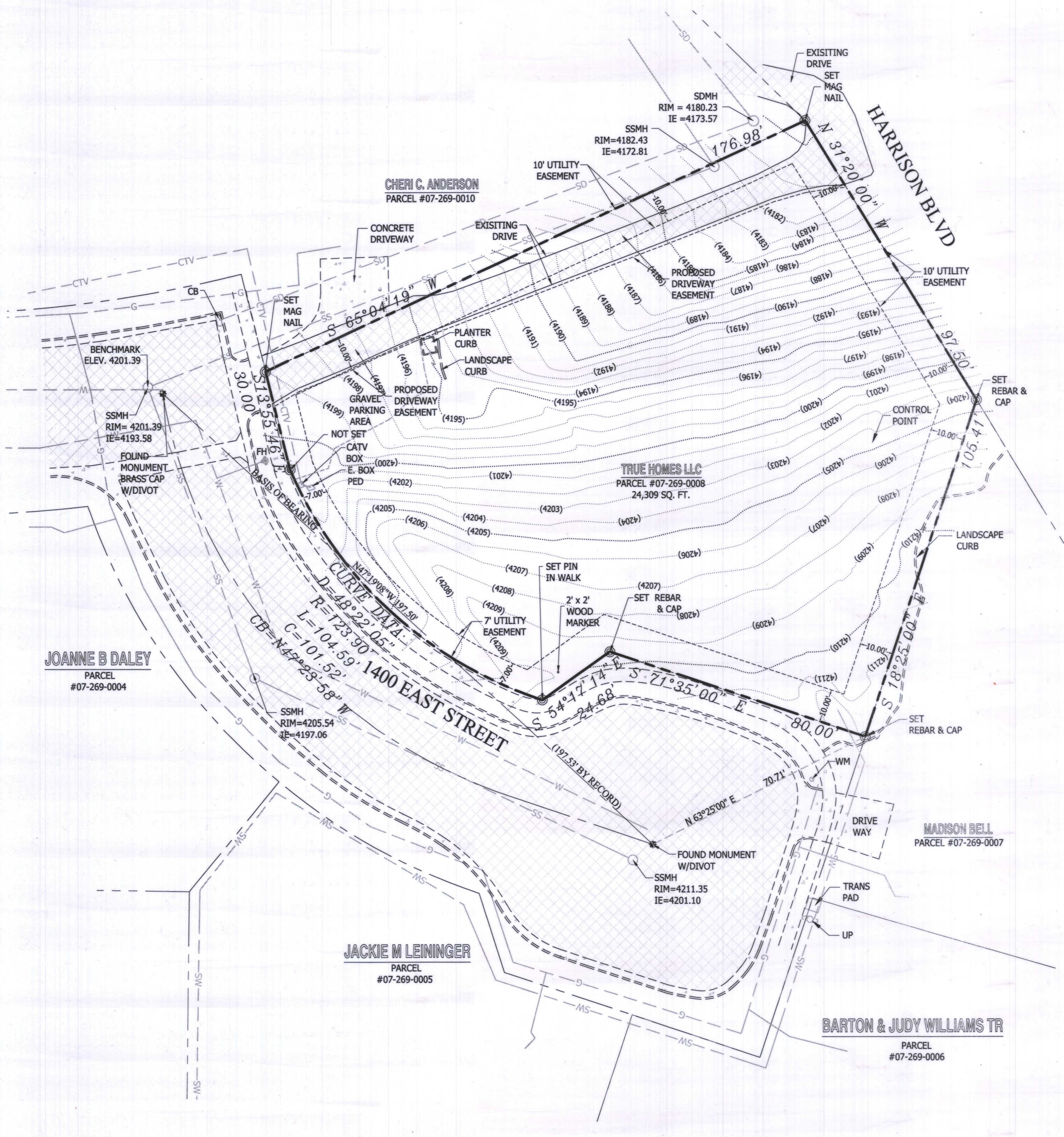
CONTAINING: 24,309 SQ. FT. (0.56 ACRES)

RECEIVED
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BY: 6138



LEGEND

- NOT ALL ITEMS IN THE LEGEND MAY BE APPLICABLE
- BM BENCHMARK
 - CG& CURB AND GUTTER
 - CB CURB
 - CP CATCH BASIN
 - CP CONTROL POINT
 - P.O.B. POINT OF BEGINNING
 - EB ELECTRIC BOX
 - FO FIBER OPTIC
 - FH FIRE HYDRANT
 - G.V. GATE VALVE
 - IRR IRRIGATION
 - LD LAND DRAIN
 - LDHM LAND DRAIN MANHOLE
 - MH MANHOLE
 - MON MONUMENT
 - ROW RIGHT OF WAY
 - SD STORM DRAIN
 - SDCB STORM DRAIN CATCH BASIN
 - SDMH STORM DRAIN MANHOLE
 - SS SANITARY SEWER
 - SSCO SANITARY SEWER CLEANOUT
 - SSMH SANITARY SEWER MANHOLE
 - LP UTILITY LIGHT POLE
 - WM WATER METER
 - WV WATER VALVE
 - W/P WITHOUT
 - PH PHONE
- BOUNDARY LINE
 - STREET RIGHT-OF-WAY LINE
 - CENTERLINE
 - ADJACENT PROPERTY LINE
 - EASEMENT LINE
 - SD NEW STORM DRAIN
 - SS NEW SANITARY SEWER
 - WV NEW CULINARY WATERLINE
 - OWP EX. OVERHEAD POWER LINE
 - SD EX. STORM DRAIN
 - SS EX. SANITARY SEWER
 - T EX. TELEPHONE LINE
 - G EX. GAS LINE
 - CTV EX. CULINARY WATERLINE
 - W EX. CULINARY WATERLINE
- NEW DRAINAGE SWALE
 - (4250) EG CONTOUR MAJOR
 - (4250) EG CONTOUR MINOR
- ◆ SECTION CORNER
 - MONUMENT
 - CONTROL POINT
 - EXISTING TREE
 - EXISTING PINE TREE
 - SET BAR & CAP OR NAIL & WASHER STAMPED "PINNACLE"
- EXISTING CONCRETE
 - EXISTING GRASS
 - EXISTING ASPHALT



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PINNACLE
Engineering & Land Surveying, Inc.
Layton • West Bountiful • Mount Pleasant • St. George
Phone: (801) 773-1910
Fax: (801) 719-6041

RAY CREEK, LLC. LOT 43
BOUNDARY, TOPOGRAPHY, AND UTILITY SURVEY
FOR: ROB EDWARDS
5238 SOUTH 1400 EAST
SOUTH OGDEN, UTAH
PROJECT #18-024



| REVISION | DATE | BY |
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|-------------|--------|----------|
| SURVEYED BY | BB | 06-2018 |
| DESIGNED BY | | |
| DRAWN BY | IN/EKH | 11/27/18 |
| APPROVED BY | SJF | |

CALL BLUESTAKES
1-800-662-4111
AT LEAST 48 HOURS BEFORE DIGGING

SHEET
1
OF 1

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