

LEGEND

PROPERTY LINE	---
ADJACENT PROPERTY	---
ROAD CENTERLINE	---
SECTION LINE	---
TIE TO MONUMENT	---
EASEMENT LINE	---
EDGE OF PAVEMENT	---
CURB, GUTTER, SIDEWALK	---
CHAIN LINK FENCE LINE	---

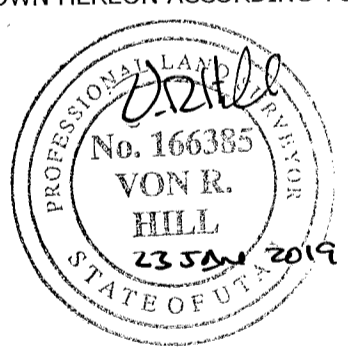
RECORD CALLS ()

SET 5/8" REBAR WITH "ENTELLUS" CAP AT CORNER (UNLESS OTHERWISE NOTED)

FOUND PROPERTY MARKER (AS NOTED)

CERTIFICATE

I, VON R. HILL, A PROFESSIONAL LAND SURVEYOR ACCORDING TO THE LAWS OF THE STATE OF UTAH, DO CERTIFY THAT I HAVE SURVEYED THE PARCEL OF GROUND SHOWN HEREON ACCORDING TO UTAH STATE CODE 17-23-17.



NARRATIVE

THE PURPOSE OF THE SURVEY WAS TO IDENTIFY THE BOUNDARIES OF THE PROPERTY AND CREATE AN EASEMENT FOR A WATER LINE. THIS WAS DONE USING THE MONUMENTS SHOWN.

THERE HAVE BEEN VARIOUS SURVEYS OF THE PROPERTY SPECIFICALLY A SURVEY BY VALLEY ENGINEERING, DATED 20 JULY 1979 FOR THE NORTH OGDEN BEN LOMOND STAKE. THE DESCRIPTION ON THIS SURVEY APPEARS TO BE WRITTEN BY THE SURVEYOR THAT DID THIS SURVEY AND IS THE DESCRIPTION USED IN THE TITLE REPORT FOR PARCEL NO. 19 012 00016. THE EASTERLY BOUNDARY OF THIS PARCEL APPEARS TO MATCH WHAT WAS USED FOR THE BOUNDARY OF EVERGREEN HILLS SUBDIVISION. EVERGREEN HILLS SUBDIVISION APPEARS TO BE ON THE BASIS OF BEARING PUBLISHED FOR WEBER COUNTY DURING THE TIME (1990'S) THE PLATS WERE DONE. THEREFORE, THE SUBDIVISION PLATS WOULD MATCH OUR BASIS OF BEARING. WE SHOT IN IMPROVEMENTS IN THE SUBDIVISION AND MONUMENTS WHICH CONFIRMED THIS CONCLUSION. THE FENCING ALONG THE SUBDIVISION GENERALLY CONFORMS TO THIS LINE, ALTHOUGH IT APPEARS TO HAVE POSSIBLY BEEN MOVED ABOUT 0.5 TO 1.0 FOOT ONTO THE CHURCH PROPERTY. A SURVEY BY REVEE AND REVEE NOVEMBER 1991 (#647) IS ALSO ON OUR BASIS OF BEARING (WEBER COUNTY) AND CREATES THE DESCRIPTION FOR TAX PARCEL 19 013 0095. WE FOUND POINTS SET IN THIS SURVEY THAT CONFIRMED THE DESCRIPTION CALLS ALONG THE FENCE LINE, BUT IT APPEARS THAT THE FENCES IN EXISTENCE IN 1991 ARE NOT THE SAME AS THE FENCES BEING USED TODAY. WE STAKED TO THE ORIGINAL DESCRIPTIONS CREATED IN 1991. THIS WAS THE CONCLUSION OF ANOTHER SURVEY DONE IN 2009 FOR PRI. THIS SURVEY WAS BY TERRAMARK WITH A SEAL BY MICHAEL HOFFMAN, UNSIGNED. THIS SURVEY WAS NOT FILED WITH THE COUNTY. I WAS GIVEN A COPY BY PRI WHEN WE DID ANOTHER SURVEY FOR THEM IN 2011 (#4610). OUR 2011 SURVEY FOR PRI OUTLINE CONCLUSION MADE FOR THE BOUNDARIES OF TAX PARCEL 19 012 0004.

THE BOUNDARY OF THE CANAL WAS SET FROM INFORMATION FROM THE WEBER-BOX ELDER CONSERVATION DISTRICT-PINEVIEW WATER SYSTEMS. THEY PROVIDED A DWG FILE OF INFORMATION THE BUREAU OF RECLAMATION GATHERED. WE FOUND 1 MONUMENT THEY SET AND ADJUSTED THEIR DATA TO FIT THIS POINT.

NEW WATERLINE DESCRIPTION

WATER LINE EASEMENT - REPLACES PRIOR WATERLINE EASEMENT

BEGINNING AT A CORNER OF THE GRANITOR'S PROPERTY SAID POINT BEING SOUTH45°00'34"E EAST 1877.26 FEET AND SOUTH0°48'01"W WEST 719.99 FEET AND SOUTH88°57'57"E EAST 331.19 FEET AND SOUTH0°48'01"W WEST 536.07 FEET AND SOUTH35°34'02"W WEST 762.52 FEET FROM THE NORTH QUARTER CORNER OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, WEBER COUNTY UTAH (BASIS OF BEARING IS SOUTH89°46'49"E EAST 2685.57 FEET BETWEEN THE NORTH QUARTER CORNER AND THE NORTHEAST CORNER OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 2 WEST) AND RUNNING THENCE NORTH85°34'02"E EAST 298.90 FEET ALONG THE PROPERTY LINE; THENCE NORTH70°54'30"E EAST 45.90 FEET; THENCE NORTH37°54'37"E EAST 197.44 FEET; THENCE NORTH45°45'53"E EAST 49.55 FEET; THENCE SOUTH44°14'07"E WEST 10.00 FEET; THENCE SOUTH45°45'53"W WEST 48.86 FEET; THENCE SOUTH13°59'54"W WEST 199.71 FEET; THENCE SOUTH70°54'30"W WEST 45.68 FEET; THENCE SOUTH13°59'54"W WEST 285.39 FEET; THENCE SOUTH56°14'49"E EAST 83.40 FEET; THENCE SOUTH35°34'02"W WEST 285.39 FEET; THENCE SOUTH56°14'49"E EAST 83.40 FEET; THENCE SOUTH35°34'02"W WEST 95.28 FEET TO THE PROPERTY LINE; THENCE NORTH56°09'29"W WEST 10.00 FEET; THENCE NORTH35°34'02"E EAST 85.26 FEET; THENCE NORTH56°14'49"W WEST 83.40 FEET TO THE POINT OF BEGINNING.

RECORD DESCRIPTIONS

TAX # 19 012 0001

PARCEL 1: BEGINNING AT A POINT WHICH IS SOUTH0°48'35"W WEST 1321.22 FEET (SOUTH 1320 FEET RECORD) ALONG THE SECTION LINE AND SOUTH90°00'00"W WEST 1008.08 FEET (WEST 990 FEET RECORD) FROM THE MONUMENT MARKING THE NORTHEAST CORNER OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH0°48'01"W WEST 721.78 FEET (SOUTH 726 FEET) TO A FENCE LINE; THENCE NORTH88°57'57"W WEST 331.19 FEET (WEST 330 FEET) ALONG SAID FENCE; THENCE NORTH0°48'01"E EAST 719.99 FEET (NORTH 726 FEET) TO A FENCE CORNER; THENCE SOUTH89°16'34"E EAST 331.19 FEET (EAST 330 FEET) ALONG A FENCE LINE TO THE POINT OF BEGINNING.

TAX # 19 012 0013

PARCEL 1A: AN EASEMENT FOR THE USE OF THE EXISTING RIGHT-OF-WAY EXTENDING FROM PLEASANT VIEW DRIVE TO SAID ABOVE DESCRIBED PROPERTY, EVERYWHERE 20 FEET IN WIDTH, EXCEPT AT THE 147 FEET SECTION THEREOF, SOUTHEASTERLY OF ORIGINAL GRANITOR'S BARN AT WHICH LOCATION THE RIGHT-OF-WAY SHALL BE 10 FEET, AS SET FORTH IN WARRANTY DEED RECORDED MARCH 8, 1976 AS ENTRY NO. 659297 IN BOOK 1117 AT PAGE 678 OF OFFICIAL RECORDS.

TAX # 19 012 0016

PARCEL 2: PART OF THE EAST HALF OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY. BEGINNING AT THE NORTHWEST CORNER OF EVERGREEN HILLS SUBDIVISION, PHASE 6 RUNNING THENCE NORTH89°12'23"W WEST 15 FEET MORE OR LESS, THENCE SOUTH0°34'50"W WEST 1299.76 FEET, MORE OR LESS, TO THE SOUTHWESTERLY LINE OF EVERGREEN HILLS SUBDIVISION PHASE 3; THENCE NORTHEAST ALONG SAID SOUTHWESTERLY LINE TO A POINT SOUTH0°47'37"W WEST 95.87 FEET FROM THE NORTHWEST CORNER OF LOT 23, EVERGREEN HILLS SUBDIVISION PHASE 3; THENCE NORTH0°47'37"E EAST 1299.77 FEET, MORE OR LESS TO BEGINNING.

TAX # 19 013 0095

PARCEL 4: PART OF THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT A POINT NORTH89°19'45"W WEST ALONG THE QUARTER SECTION LINE (BASIS OF BEARING) 1036.95 FEET AND SOUTH35°34'02"W WEST 603.87 FEET FROM THE NORTHEAST CORNER OF SAID SOUTHWEST QUARTER AND RUNNING THENCE SOUTH56°14'49"E EAST 266.57 FEET ALONG AN EXISTING FENCE LINE; THENCE SOUTH35°34'02"W WEST 421.55 FEET ALONG AN EXISTING FENCE LINE TO A POINT ON A 5769.58-FOOT RADIUS CURVE TO THE LEFT; THENCE 165.37 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 01°38'32" (LC=NORTH55°46'52"W WEST 165.36 FEET); THENCE NORTH35°11'47"E EAST 255.42 FEET TO AN EXISTING FENCE CORNER; THENCE NORTH56°09'29"W WEST 16.50 FEET ALONG AN EXISTING FENCE LINE; THENCE NORTH35°34'02"E EAST 85.26 FEET ALONG AN EXISTING FENCE LINE; THENCE NORTH56°49'W WEST 83.40 FEET; THENCE NORTH35°34'02"E EAST 79.47 FEET TO THE POINT OF BEGINNING.

TAX # 19 012 0016

PARCEL 3: PART OF THE EAST HALF OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY. BEGINNING AT A POINT SOUTH45°13'43"E (ASSUMED TRUE EAST ALONG NORTH LINE OF SAID EAST HALF OF SECTION 24) 1877.26 FEET FROM THE NORTHWEST CORNER OF SAID EAST HALF OF SECTION 24; THENCE SOUTH89°29'45"E EAST 331.19 FEET ALONG A FENCE; THENCE SOUTH0°34'50"W WEST 1257.85 FEET ALONG A FENCE; THENCE SOUTH35°20'51"W WEST 683.05 FEET ALONG A FENCE; THENCE SOUTH56°28'E EAST 266.57 FEET; THENCE SOUTH35°17'45"W WEST 416.67 FEET TO THE NORTH LINE OF PLEASANT VIEW DRIVE; THENCE SOUTH56°28'E EAST 30 FEET ALONG SAID NORTH LINE OF PLEASANT VIEW DRIVE; THENCE NORTH35°17'45"E EAST 1245.14 FEET ALONG A FENCE RIGHT-OF-WAY; THENCE NORTH0°34'26"E EAST 1299.76 FEET ALONG A FENCE RIGHT-OF-WAY LINE; THENCE NORTH89°44'34"E EAST 512.87 FEET TO THE OGDEN-BRIGHAM CANAL; THENCE NORTHWESTERLY ALONG THE SOUTH LINE OF SAID CANAL TO A POINT NORTH0°22'21"W WEST 439.27 FEET FROM THE POINT OF BEGINNING; THENCE SOUTH0°22'21"E EAST 439.27 FEET TO THE POINT OF BEGINNING.

AS-SURVEYED DESCRIPTION

BEGINNING AT A POINT WHICH IS SOUTH45°00'34"E EAST 1877.26 FEET FROM THE NORTH QUARTER CORNER OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, WEBER COUNTY, UTAH (BASIS OF BEARING IS SOUTH89°46'49"E EAST BETWEEN THE NORTH QUARTER CORNER OF SECTION 24 AND THE NORTHEAST CORNER OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN) AND RUNNING THENCE NORTH0°09'10"W WEST 439.77 FEET TO THE SOUTHERLY LINE OF THE OGDEN-BRIGHAM CANAL; THENCE ALONG SAID CANAL THE FOLLOWING COURSES AND DISTANCES ALONG A 1040.02-FOOT RADIUS CURVE TO THE LEFT, (CENTRAL ANGLE = 01°30'20", CHORD BEARING AND DISTANCE = SOUTH69°07'27"E EAST 27.33 FEET, ARC = 27.33 FEET, SOUTH69°52'37"E EAST 130.10 FEET, CURVE TO THE RIGHT, RADIUS = 960.02 FEET, ARC = 31.28 FEET, CHORD BEARING AND DISTANCE = SOUTH68°56'37"E EAST 31.28 FEET, CENTRAL ANGLE = 01°52'00", SOUTH68°00'37"E EAST 147.30 FEET, CURVE TO THE LEFT, RADIUS = 1040.02 FEET, ARC = 36.61 FEET, CHORD BEARING AND DISTANCE = SOUTH69°01'07"E EAST 36.60 FEET, CENTRAL ANGLE = 02°01'00", SOUTH70°01'37"E EAST 474.51 FEET, NORTH19°58'23"E EAST 5.00 FEET, CURVE TO THE LEFT, RADIUS = 1035.02 FEET, ARC = 58.26 FEET, CENTRAL ANGLE = 03°13'30", CHORD BEARING AND DISTANCE = SOUTH71°38'22"E EAST 58.25 FEET, SOUTH73°15'07"E EAST 84.10 FEET, CURVE TO THE RIGHT,

RADIUS = 265.00 FEET, ARC = 88.15 FEET, CENTRAL ANGLE = 19°03'30", CHORD BEARING AND DISTANCE = SOUTH63°43'22"E EAST 87.74 FEET, SOUTH54°11'37"E EAST 77.20 FEET, CURVE TO THE LEFT, RADIUS = 135.00 FEET, ARC = 33.06 FEET, CENTRAL ANGLE = 14°04'54", CHORD BEARING AND DISTANCE = SOUTH61°12'34"E EAST 32.98 FEET, SOUTH76°20'34"E EAST 78.45 FEET, NORTH89°31'23"W WEST 514.25 FEET ALONG THE NORTH LINE OF EVERGREEN HILLS SUBDIVISION, PHASE 6 AND SAID LINE EXTENDED; THENCE CONTINUING ALONG THE BOUNDARY OF EVERGREEN HILLS SUBDIVISION PHASES 6, 4, 3, 2 AND 1 THE FOLLOWING 2 COURSES AND DISTANCES: SOUTH0°47'37"W WEST 1299.76 FEET, SOUTH35°30'56"W WEST 1250.77 FEET; THENCE TO A POINT ON THE NORTHERLY LINE OF PLEASANT VIEW DRIVE AND POINT ON THE ARC OF A 5769.58-FOOT RADIUS CURVE TO THE LEFT; THENCE WESTERLY ALONG SAID STREET AND SAID CURVE 195.35 FEET, CENTRAL ANGLE = 01°56'24", CHORD BEARING AND DISTANCE = NORTH55°38'03"W WEST 195.34 FEET; THENCE NORTH35°11'47"E EAST 255.42 FEET; THENCE NORTH56°09'29"W WEST 16.50 FEET; THENCE NORTH35°34'02"E EAST 85.26 FEET; THENCE NORTH56°14'49"W WEST 83.40 FEET; THENCE NORTH35°34'02"E EAST 762.52 FEET; THENCE NORTH0°48'01"W WEST 536.07 FEET; THENCE NORTH88°57'57"W WEST 331.19 FEET; THENCE NORTH0°48'01"W WEST 719.99 FEET TO THE POINT OF BEGINNING, CONTAINING 28,541 ACRES.

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CORP. OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS

1979 SURVEY CHARLES W. MUNCY

MULTIPLE PARCELS AT APPROXIMATELY 1350 WEST PLEASANT VIEW DRIVE INCLUDING TAX PARCELS #19-012-0004, #19-012-0013, #19-012-0016, and #19-013-0095 LOCATED IN THE EAST 1/2 OF SECTION 24, T. 7 N., R. 2 W., S.L.B.&M. PLEASANT VIEW, WEBER COUNTY, UTAH

DRAWN: JH 12/27/2018
APPROVED: JRC 01/23/2018
PROJECT: 1317010
BOUNDARY: 1317010.dwg
C201
BOUNDARY SURVEY