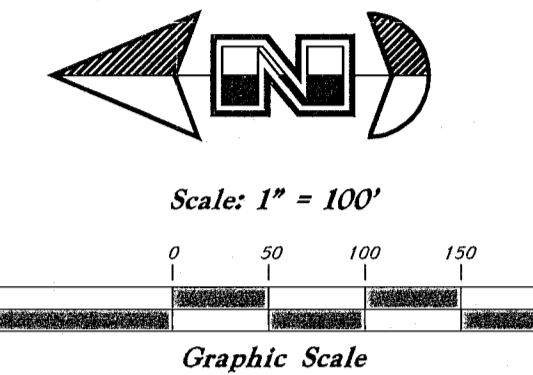


VICINITY MAP
Not to Scale



Legend

- Monument to be set (Rad.) Radial Line (N/R) Non-Radial Line
- PUE Public Utility Easement
- PUE&D Public Utility & Drainage Easement
- Fence
- Set Hub & Tack
- A will be set Nail in Curb
- Extension of Property
- Road Dedication
- Existing Building
- (Rec.) Record Information
- (WCS) Weber County Survey
- Contour Line
- Easement Line
- Lot Line
- Boundary Line
- Set 5/8" x 24" Long Rebar & Cap w/ Lathe

NARRATIVE

This Survey and Lot Line Adjustment was requested by Jeff Shepherd for the purpose of establishing the Property Boundaries of his two parcels and re-aligning the common lines between them.

Brass Cap Monuments were found at the Northeast Corner of Section 8, and Witness Monuments for the Northeast Corner and North Quarter Corner of Section 7, T6N, R2E, SLB&M, U.S. Survey.

A line bearing S 88°56'18" E between said Northeast Corner of Section 8 and the Witness Corner for the North Quarter Corner of said Section 7 was used as the basis of bearings.

The Centerline of Stoker Lane was established by the Weber County Surveyor's Office.

The East Property lines were established along old Existing fencelines and the West Line of Hubbard Subdivision (Book 74 page 2).

The West Property line was established along an old Existing fenceline.

The South Line was Established 66 feet North of the an old Fence line used as the boundary line between the Clawson and Ogden Valley Land Partners properties.

Property corners were monumented as depicted on this survey.

LEGEND

- Centerline
- Buried Telephone line
- Overhead Telephone line
- Overhead Power line
- Power line
- Sanitary Sewer line
- Culinary Water line
- Gas line
- Storm Drain line
- Secondary Waterline
- Land Drain line
- Irrigation Waterline
- Fence Power Meter
- Power Pole
- Water Meter
- Gas Meter
- Power Meter
- Telephone Box
- Sewer Manhole
- Drain Manhole
- Water Manhole
- Cleanout Box
- Top of Asphalt
- Edge of Asphalt
- Natural Ground
- Lip of Culter
- Service Pole
- Light Pole
- Power Pole
- Telephone Pole
- Fire Hydrant
- Flowline of Ditch
- Toe of Slope
- Top of Slope
- Cleanout
- Fence
- Flowline
- Drain Manhole
- Spot Elevation
- Contour
- Asphalt
- Concrete
- Building
- Catch Basin
- Corrugated Metal Pipe
- Reinforced Concrete Pipe
- Edge of Concrete
- Retaining Wall
- Sewer Manhole
- Water Valve
- Catch Basin
- Top of Curb
- Sidewalk
- Gas line Marker
- Guy Wire
- Building Corner
- Fire Hydrant
- Natural Ground
- Water Valve
- Light Pole
- Power Pole w/guy
- Deciduous Tree
- Coniferous Tree
- Area Reference Plat
- Building Columns
- Landscaping

RECORD DESCRIPTIONS

Existing Parcel 21-006-0011
Part of the Northeast Quarter of Section 7, Township 6 North, Range 2 East, Salt Lake Meridian, U.S. Survey;
Beginning at a point 14.62 chains South 88°51' West and 549.72 feet South 57°30' West and South 0°22' West 438 feet from the Northeast Corner of said Section; running thence South 44°16' West 220.88 feet; thence North 0°22' East 499.66 feet; thence South 57°30' West 282.04 feet; thence South 0°40' West 2112.0 feet; thence South 88°51' East 390.12 feet; thence North 0°40' East 1932.25 feet, more or less, to the Place of Beginning.

Except the South 66 feet.

Existing Parcel 21-006-0013
A part of the Northeast Quarter Section 7, Township 6 North, Range 2 East, Salt Lake Base and Meridian, U.S. Survey;
Beginning 8.76 chains East from Southwest Corner of said Quarter Section; thence North 0°40' East 29.74 chains; thence North 57°30' East 4.2 chains; thence South 0°40' West 32 chains to Quarter Section line; thence West 232.98 feet to beginning.

Except the South 66 feet. (E#1744496 & 1744497) Together with a Right Of Way (E#1769690 Bk 2138 Pg 20)

PROPOSED DESCRIPTIONS

Proposed Parcel 21-006-0011
A Part of the Northeast Quarter of Section 7, Township 6 North, Range 2 East, Salt Lake Base and Meridian, U.S. Survey;
Beginning at a point on an Existing Fence line said point being 943.80 feet South 88°44'32" West along the Section line to the Centerline of Stoker Lane; 761.85 feet South 57°18'38" West along said Centerline to said fenceline extended and 496.01 feet (499.66' by Record) South 0°50'43" West along said fenceline from the Northeast corner of said Section; and running thence North 44°47'01" East 221.01 feet to the West Boundary line extend of Hubbard Subdivision (Weber County Recorder's Office Book 74, Page 2); thence South 0°50'43" West 159.15 feet along said West Boundary line extended and the West Boundary line of said Subdivision; thence North 89°09'17" West 153.36 feet to said existing fenceline to the POINT OF BEGINNING.

Containing 12,203 square feet or 0.280 acres, more or less.

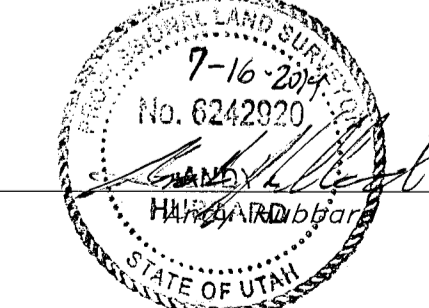
Proposed Parcel 21-006-0013
A Part of the Northeast Quarter of Section 7, Township 6 North, Range 2 East, Salt Lake Base and Meridian, U.S. Survey;
Beginning at a point on the Centerline of Stoker Lane, said point being 943.80 feet South 88°44'32" West along the Section line and 761.85 feet South 57°18'38" West along said Centerline from the Northeast corner of said Section and running; thence South 0°50'43" West 496.01 feet (499.66 feet by Record) along an Existing fenceline; thence South 89°09'17" East 153.36 feet to the West Boundary line of Hubbard Subdivision (Weber County Recorder's Office Book 74 page 2); thence South 0°50'43" West 162.23 feet along said West line to the Southwest corner of said Subdivision; thence South 0°49'36" West 1,526.08 feet; thence South 89°01'46" West 616.12 feet to an old existing fenceline; thence North 0°56'50" East 1890.75 feet along said old existing fence line to said Centerline; thence North 57°18'38" East 550.16 feet along said Centerline to the POINT OF BEGINNING.

Containing 27,430 acres, more or less.

Together with a Right of Way (E#1769690 Bk 2138 Pg 20).

SURVEYOR'S CERTIFICATE

I, Andy Hubbard do hereby certify that I am a Professional Land Surveyor, and that I hold License No. 6242920, in accordance with Title 58, Chapter 22, of the Professional Engineers and Surveyors Licensing Act, and I have made a survey of the above described property according to Section 17-23-17 and that the above plat correctly shows the true dimensions of the property surveyed.



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GREAT BASIN ENGINEERING
 5746 SOUTH 1475 EAST OGDEN, UTAH 84403
 MAIN (801) 394-4515 SALC (801) 92-7544
 WWW.GREATBASINENGINEERING.COM

Record of Survey
Shepherd - Weber County
 Approximately 7650 East 1075 North
 Weber County, Utah
 A part of Section 7, T6N, R2E, SLB&M, U.S. Survey

16 Apr, 2019
 SHEET NO. **1**
 16N733 - LLA