

- NOTES**
- NO ZONING INFORMATION WAS PROVIDED TO THE SURVEYOR AT THE TIME OF THE SURVEY. (SEE TABLE A, ITEM 6)
 - NO PARKING LOTS, BILLBOARDS, SIGNS, SKIMMING POOLS, LANDSCAPE AREAS, OR SUBSTANTIAL AREAS OF REFUSE ARE FOUND WITHIN THE BOUNDARIES OF SUBJECT PROPERTY. (SEE TABLE A, ITEM 8)
 - NO CLEARLY IDENTIFIABLE PARKING SPACES, PARKING AREAS, LOTS, OR STRUCTURES EXIST ON SUBJECT PARCELS. (SEE TABLE A, ITEM 9)
 - NO DIVISION OR PARTY WALLS WITH RESPECT TO OTHER PROPERTIES ARE APPLICABLE TO SUBJECT PROPERTY. (SEE TABLE A, ITEM 10)
 - UTILITIES SHOWN ON THIS SURVEY ARE BASED ON DOCUMENTS OF RECORD FROM THE VARIOUS UTILITY AGENCIES, AND WHERE POSSIBLE, FROM EVIDENCE FOUND ON THE GROUND AT TIME OF SURVEY. THIS INFORMATION IS NOT TO BE RELIED ON AS ACCURATE OR EXACT. THE LOCAL UTILITY LOCATION COMPANY SHOULD BE CONTACTED PRIOR TO ANY CONSTRUCTION OR EXCAVATION. (SEE TABLE A, ITEM 11)
 - THERE IS NO EVIDENCE OF ANY RECENT EARTH MOVING WORK, BUILDING CONSTRUCTION OR ADDITIONS, OBSERVED IN THE PROCESS OF CONDUCTING FIELDWORK FOR THIS SURVEY. (SEE TABLE A, ITEM 16)
 - NO FIELD DELINEATION OF WETLANDS HAS BEEN CONDUCTED ON SUBJECT PARCELS. (SEE TABLE A, ITEM 18)

- EXCEPTIONS TO COVERAGE**
- THE FOLLOWING ITEMS ARE LISTED AS EXCEPTIONS TO COVERAGE IN SCHEDULE B, SECTION 2, IN A TITLE REPORT PREPARED BY FIDELITY NATIONAL TITLE INSURANCE COMPANY, FILE NO. 64056, EFFECTIVE DATE: MARCH 22, 2019
- EXCEPTION NO. 1-2:** (NOTHING TO PLOT, NOT A SURVEY RELATED MATTER)
- EXCEPTION NO. 9:** ANY EASEMENTS OR SERVITUDES NOT APPEARING ON PUBLIC RECORDS. (SURVEYOR'S NOTE: ANY EASEMENTS DISCLOSED OR DISCOVERED ARE SHOWN HEREON.)
- EXCEPTION NO. 10-14:** (NOTHING TO PLOT, NOT A SURVEY RELATED MATTER)

DESCRIPTION FROM TITLE REPORT

PARCEL 1: PART OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, BEGINNING AT A POINT ON THE SOUTH LINE OF 12TH STREET SAID POINT BEING 62 RODS NORTH AND 16.15 FEET EAST OF THE SOUTHWEST CORNER OF SAID QUARTER SECTION; THENCE EAST ALONG SAID SOUTH LINE OF 12TH STREET 98.25 FEET; THENCE SOUTH 161.7 FEET; THENCE WEST 98.25 FEET; THENCE NORTH 161.7 FEET TO THE PLACE OF BEGINNING.

AS-SURVEYED DESCRIPTIONS

A PART OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, OGDEN CITY, WEBER COUNTY, UTAH

BEGINNING AT A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF 12TH STREET, BEING 1026.52 FEET NORTH 0°44'55" EAST (92 RODS NORTH REC.) ALONG THE SECTION LINE TO SAID SOUTH LINE OF 12TH STREET, AND 16.15 FEET SOUTH 89°09'45" EAST ALONG SAID SOUTH LINE FROM THE WEST QUARTER CORNER OF SAID SECTION 21; THENCE SOUTH 89°09'45" EAST (EAST REC.) 98.25 FEET; THENCE SOUTH 0°54'55" WEST (SOUTH REC.) 161.70 FEET; THENCE NORTH 89°09'45" WEST (WEST REC.) 98.25 FEET; THENCE NORTH 0°44'55" EAST (NORTH REC.) 161.70 FEET TO THE POINT OF BEGINNING.

CONTAINS: 15,887 SQ.FT.

FLOOD ZONE CLASSIFICATION

SUBJECT PROPERTY IS LOCATED ENTIRELY WITHIN ZONE X (UNSHADED) PER FEMA FLOOD INSURANCE RATE MAP FOR WEBER COUNTY, UTAH AND INCORPORATED AREAS MAP NO. 49057C0427E, PANEL NO. 490249.0427 E, EFFECTIVE DATE DECEMBER 16, 2005. ZONE X (UNSHADED) IS DEFINED AS "AREAS DETERMINED TO BE OUTSIDE 0.2% ANNUAL CHANCE FLOODPLAIN".

SURVEYOR'S NARRATIVE

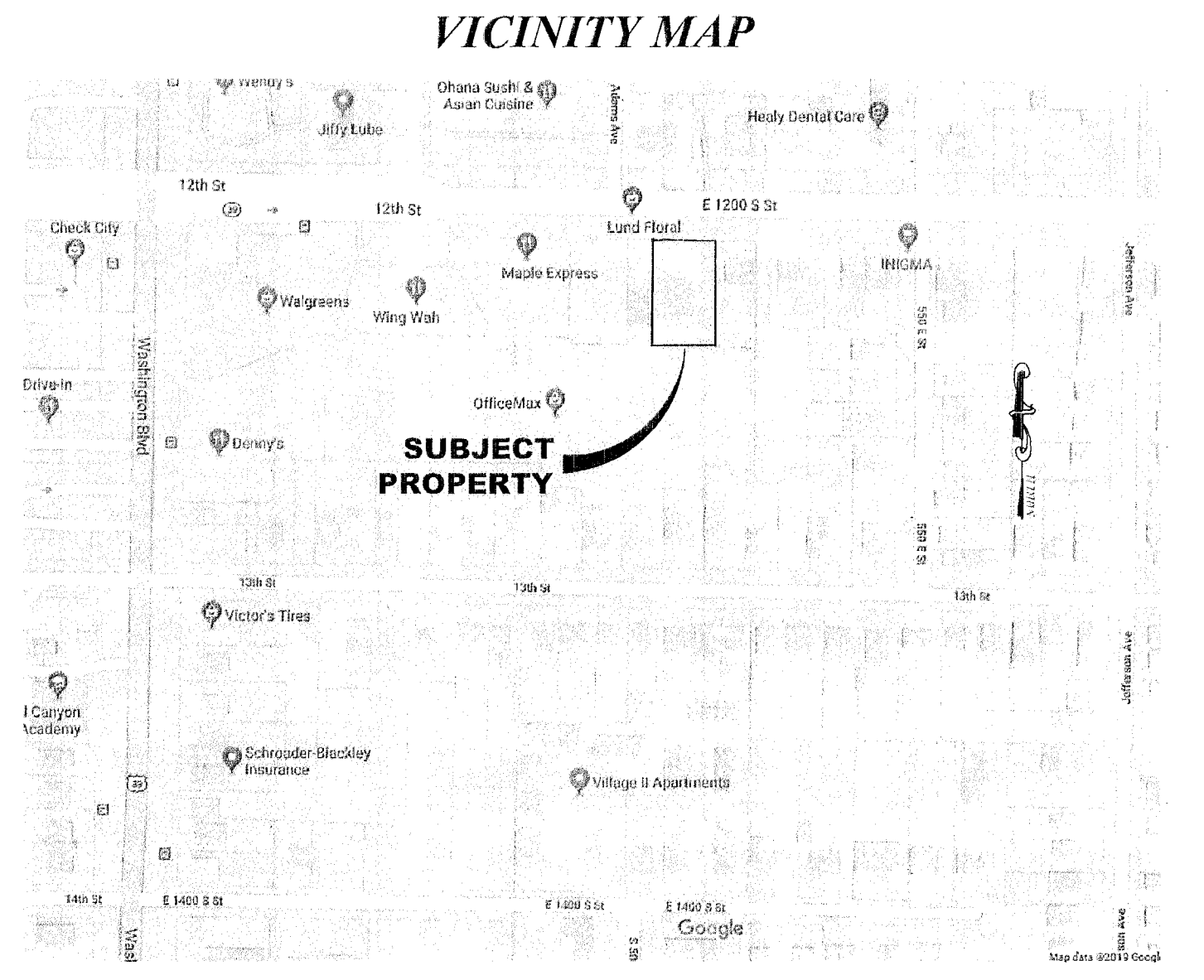
THIS SURVEY WAS REQUESTED BY MR. DAVID JONES OF PARADIGM REAL ESTATE FOR TITLE PURPOSES. BRASS CAP MONUMENTS WERE FOUND IN WASHINGTON BOULEVARD AT 12TH STREET AND 13TH STREET, AND THE INTERSECTION OF 13TH STREET AND JEFFERSON AVENUE. A LINE BEARING SOUTH 89°09'45" EAST BETWEEN SAID BRASS CAP MONUMENTS AT THE INTERSECTION OF WASHINGTON BOULEVARD AND 13TH STREET, AND THE INTERSECTION OF 13TH STREET AND JEFFERSON AVENUE. OGDEN CITY PLATS, FILED AS DOCUMENT PL647B AND PL647A, WERE USED AS REFERENCE FOR THIS SURVEY. PROPERTY CORNERS ARE SET AS INDICATED HEREON.

ALTA/NSPS LAND TITLE SURVEY CERTIFICATE

TO: FIDELITY NATIONAL TITLE INSURANCE COMPANY; 5 ARCH FUNDING CORP.; A CALIFORNIA CORPORATION; CALDWELL INVESTMENTS, LLC, A UTAH LIMITED LIABILITY COMPANY; AND PARADIGM REAL ESTATE, THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDED ITEMS 1, 2, 3, 4, 6(A); 7(a), 7(b), 7(c), 8, 9, 10(a), 10(b), 11, 13, 16, 18, AND 19, OF "TABLE A" THEREOF.

FIELDWORK COMPLETION DATE, MAY 10, 2019
 DATE OF SURVEY PLAT MAP, MAY 23, 2019

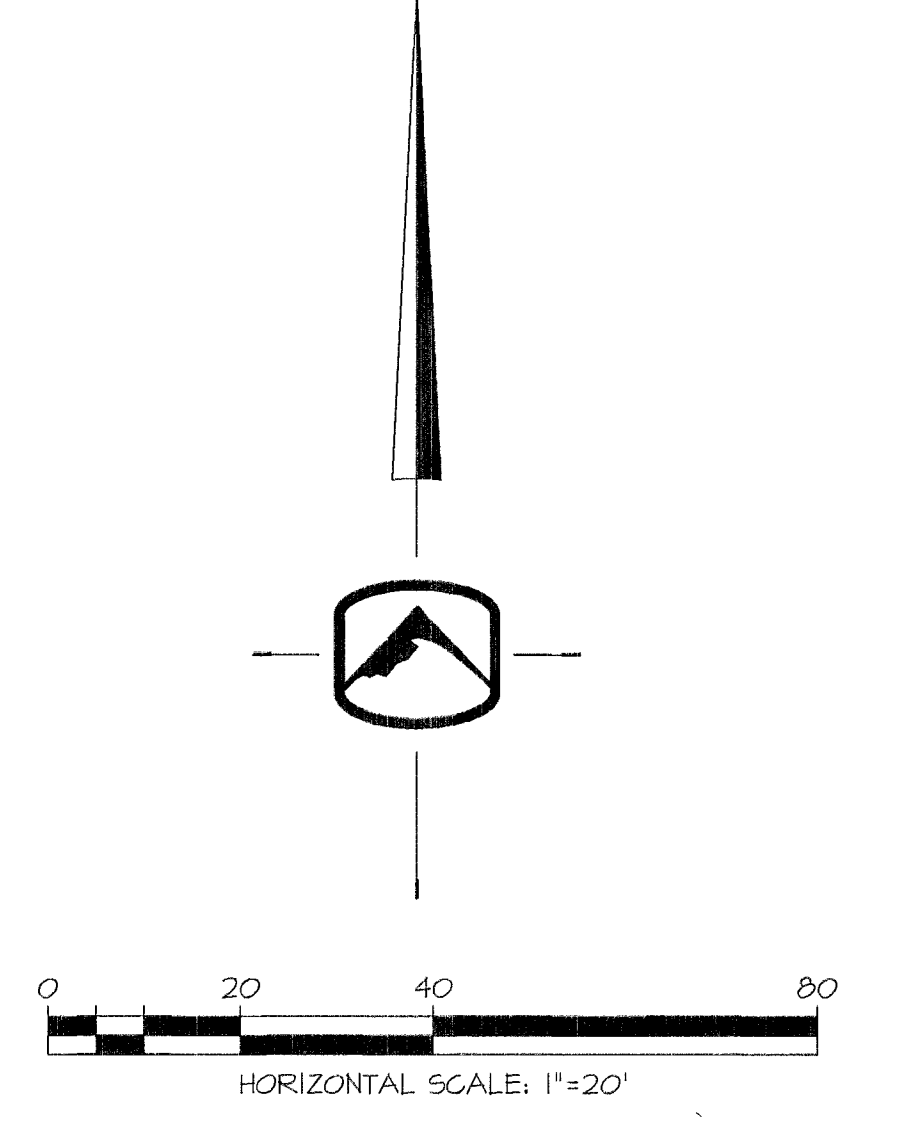
REGISTRATION NO.: 4234283



LEGEND

NOT ALL ITEMS IN THE LEGEND MAY BE APPLICABLE

---	BOUNDARY LINE
---	CENTERLINE
---	EASEMENT LINE
---	SETBACK LINE
---	IRR - EX. IRRIGATION LINE
---	OHP - EX. OVERHEAD POWER LINE
---	SD - EX. STORM DRAIN
---	SS - EX. SANITARY SEWER
---	SW - EX. SECONDARY WATERLINE
---	T - EX. TELEPHONE LINE
---	CTV - EX. CABLE TV LINE
---	G - EX. GAS LINE
---	W - EX. CULINARY WATERLINE
+	SECTION CORNER
+	STREET MONUMENT
---	EXISTING ASPHALT
---	EXISTING CURB & GUTTER
○	EXISTING TREE
○	PROPERTY CORNER TO BE SET WITH 5/8" REBAR & CAP OR NAIL & WASHER STAMPED "SILVERPEAK ENG"
○	PROPERTY CORNER FOUND



PARADIGM REAL ESTATE
 501 12TH STREET
 OGDEN, UTAH

DATE: 05/30/2019
 PROJECT: 19-090
 DRAWN BY: C.G.R.
 REVISIONS:
 ALTA/NSPS LAND TITLE SURVEY
 SHEET NUMBER:
 1