

Found Ogden City Monument at the centerline of 35th St. and Van Buren.
 S 88°42'10" E (S 89°02'00" E) Family Dollar Plaza Bearing

35th Street

Binker Avenue

Daniel Murdock
05-050-0001

(S 89°02'00" E)
S 88°42'10" E

Lot 1
Rahman Family Properties #2 LLC
05-194-0001
26,547 S.F.

Family Dollar Plaza

Lot 3
Binker University Apartments LC
05-194-0003

Lot 2
Realty Utah, LLC
05-194-0002

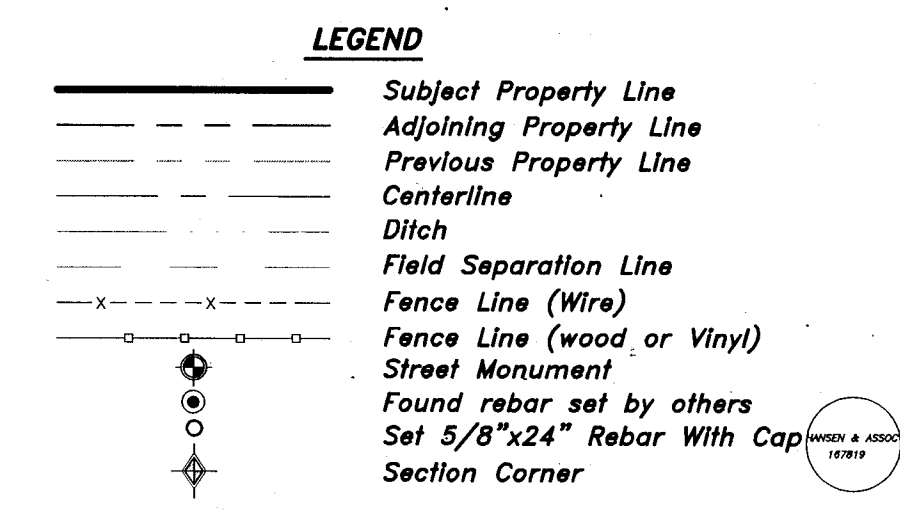
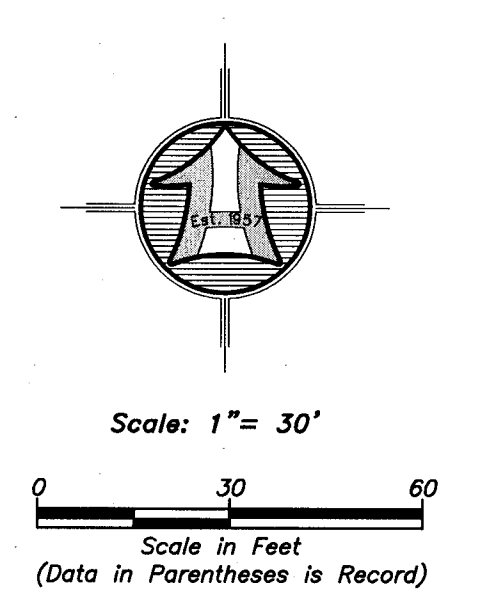
Harrison Blvd.

36th Street

Harrison

Harrison

Ogden City Monument (Not Found) Location based on Ogden City Surveyor Information.



Narrative

The purpose of this survey was to establish and set the property corners of the parcel as shown and described hereon. The survey was ordered by Ryan Williams of Coldwell Banker. The control used to establish the property corners was the existing Ogden City Survey Monumentation surrounding Block 26, Nelson Park Addition. The basis of bearing is the centerline of 35th Street from the monument at Van Buren Ave. to the monument at Harrison Blvd. which bears South 88°42'10" East, Utah North, State Plane, Calculated N.A.D.83 Bearing. (Record Bearing being South 89°02'00" East per the Family Dollar Plaza Subdivision Plat recorded as Entry No. 2103888 in the Weber Co. Records Office).

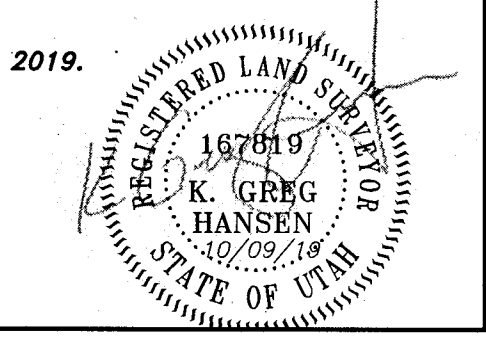
As Recorded Description

ALL OF LOT 1, AND THE NORTH 3 FEET OF LOT 2, FAMILY DOLLAR PLAZA, OGDEN CITY, WEBER COUNTY, UTAH:
 BEING ALSO DESCRIBED IN TOTAL AS FOLLOWS:
 BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1 AND RUNNING THENCE SOUTH 0°58' WEST 143.00 FEET, THENCE NORTH 89°02' WEST 189.00 FEET, THENCE NORTH 0°58' EAST 3.00 FEET, THENCE NORTH 89°02' WEST 17.00 FEET, THENCE NORTH 0°58' EAST 140.00 FEET, THENCE SOUTH 89°02' EAST 186.00 FEET TO THE POINT OF BEGINNING.

SURVEYOR'S CERTIFICATE

I, K. Greg Hansen, do hereby certify that I am a Registered Professional Land Surveyor in the State of Utah in accordance with Title 58, Chapter 22, Professional Engineers and Professional Land Surveyors Act; and by the authority of the owners, I have completed a survey of the property described and shown hereon this plat in accordance with Section 17-23-17 and have verified all measurements, and that the same has been surveyed and monuments have been located and/or placed on the ground as represented on the plat hereon.
 Signed this 9th day of October, 2019.

K. Greg Hansen PLS
 Utah Land Surveyor License No. 167819



| | |
|---|--|
| <p>Property Survey for Ryan Williams 3511 Harrison Blvd. Ogden City, Weber Co., Utah A Part of the Northeast Quarter of Section 4, Township 5 North, Range 1 West, S.L.B.&M.</p> | |
| <p>Drawn By: <u>rs</u> Date: <u>09/30/19</u> Designed By: <u>rs</u> Checked By: <u>rs</u> Approved By: <u>rs</u> Scale: <u>1" = 30'</u> Drawing File: <u>19-3-263 v15</u> JOB NUMBER: <u>19-3-253</u></p> | <p>HANSEN & ASSOCIATES, INC. Consulting Engineers and Land Surveyors 538 North Main Street, Brigham, Utah 84302 Visit us at www.hansen.net Logan Brigham City, Ogden (435) 733-3491 (801) 368-4605 (435) 752-0272 Celebrating over 60 Years of Business</p> |
| <p>RECEIVED NOV 0 2019 BY: <u>6368</u></p> | <p>Sheet 1 of 1 Sheets</p> |