

**NARRATIVE:**  
 Boundary Consultants was retained by Matt Monson to survey the subject parcels and set the corners thereof.  
 This survey was carried out using a Trimble R8S GPS System, with ground distances being determined by the Utah VRS System with no calibration. Basis of Bearing for this survey is the Utah VRS System or North 00°08'52" East coincident with the west line of the Northwest Quarter of Section 21, Township 7 North, Range 1 East, Salt Lake Base and Meridian as currently monumented.  
 Section corners were found and measured as depicted hereon. The Plat for Stone Creek Estates Subdivision and Stone Creek Estates Subdivision, 1st Amended were then retraced. An old #5 rebar and unreadable cap were found at the southeast corner of the subject parcel, which we have honored, and replaced the unreadable cap with a new one stamped "PLS 356548". There are 3 surveys which have been done on Stone Creek Estates Subdivision and Stone Creek Estates Subdivision, 1st Amended. These 3 surveys have been done by 3 different surveyors and conflict with one another as to the location of the west boundary line of the subdivisions. Since our Client's deed is for Lot 3, Stone Creek Estates Subdivision, 1st Amended we have honored the west boundary thereof and monumented to it. Title to the Parent Parcel held to the center line of the North Fork of the Ogden River which explains the conflicts in the aforesaid surveys as that center line may have shifted over the years. We have placed the parcels on the west side of the river based upon their current descriptions and have not abstracted title to them. When those adjoining parcels are fixed to their current deed lines they create an overlap and a deed gore as depicted hereon. It appears that there are areas with Color of Title based upon those current descriptions which may be prudent to resolve with Boundary Agreements fixing those lines that are in conflict.

**DESCRIPTIONS:**  
**WARRANTY DEED: ENTRY #2978138:**  
 All of Lot 3, Stone Creek Estates Subdivision, 1st Amendment, Weber County, Utah

DATE: 12-25-19  
 SCALE: 1"=30'  
 PROJECT: 1934001

**RECORD OF SURVEY OF TAX PARCEL 22-303-0001**  
**MATTHEW & JENNIFER MONSON**  
 LYING AND SITUATE IN THE NORTHWEST QUARTER OF SECTION 21,  
 TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN

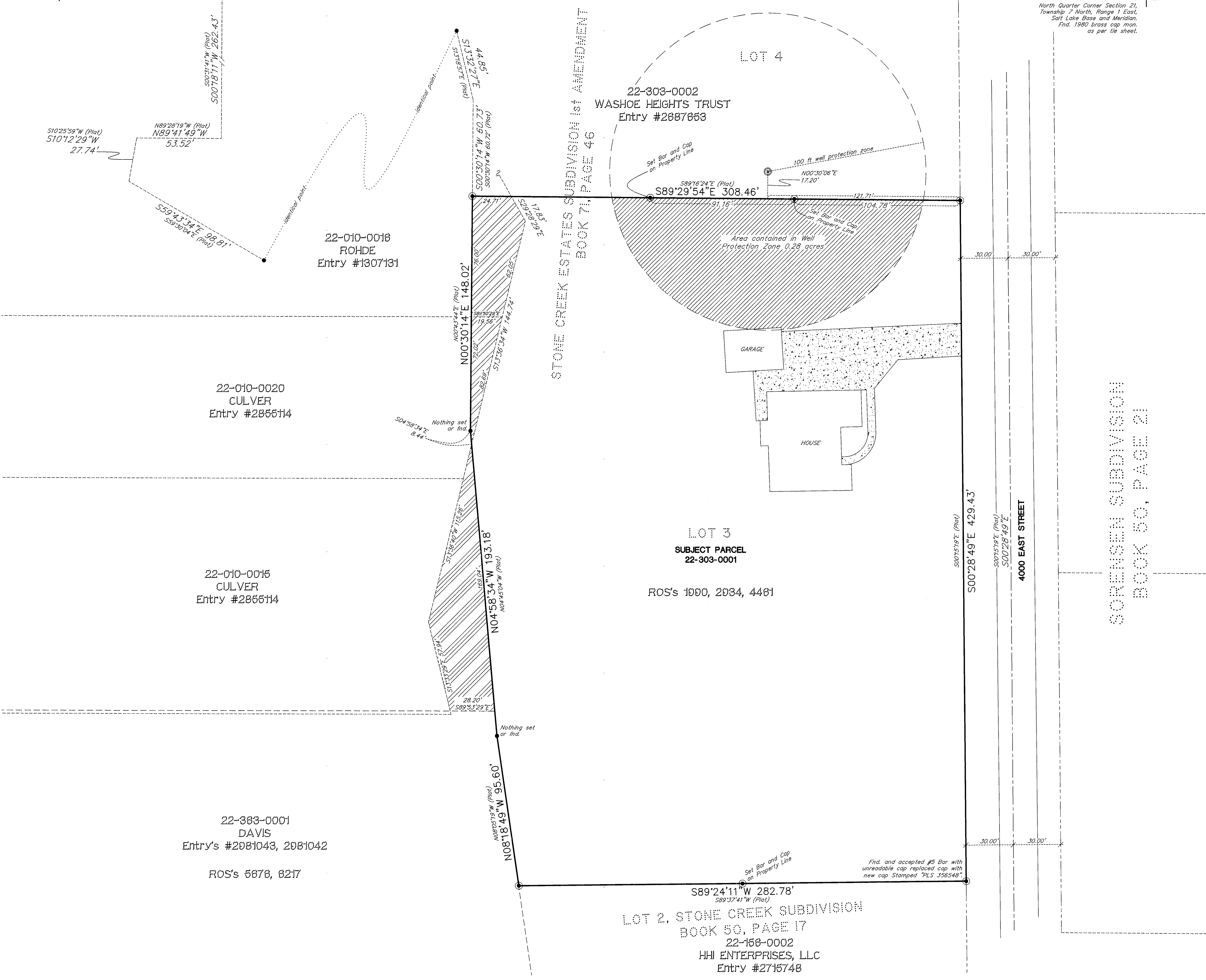
**Boundary Consultants**  
 Professional Land Surveyors  
 5554 West 2425 North Hooper, Utah  
 801-792-1569  
 dave@boundaryconsultants.biz

DESIGNED	MCD	DEH	DEH
DRAWN			
CHECKED			
SHEET	1		
OF	1		

**BASIS OF BEARING**  
 S89°28'13"E 2633.42' (Record)  
 S89°41'49"E 2633.27' (Meas.)

Northwest Corner Section 21,  
 Township 7 North, Range 1 East,  
 Salt Lake Base and Meridian.  
 Fnd. 1981 brass cap mon.  
 as per tie sheet.

North Quarter Corner Section 21,  
 Township 7 North, Range 1 East,  
 Salt Lake Base and Meridian.  
 Fnd. 1980 brass cap mon.  
 as per tie sheet.



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