

# JVWCD YARRINGTON SURVEY

Located in the East Half of the Southwest Quarter of Section 15, Township 5 North, Range 2 West, Salt Lake Meridian, Weber County, State of Utah.



**Record Descriptions:**  
 Warranty Deed; Entry Number 2663001  
 Part of the Southwest Quarter of Section 15, Township 5 North, Range 2 West, Salt Lake Base and Meridian, U.S. Survey; Beginning at a point South 1155 feet and West 1048.13 feet from the Northeast Corner of said Southwest Quarter, running thence South 0°08' West 165 feet, thence West 274.49 feet, thence North 165 feet, thence East 271.87\* feet to the place of beginning.

\*Distance believed to be a typo. Believed to be 274.87

Special Warranty Deed; Entry Number 2031968  
 A part of the Southwest Quarter of Section 15, Township 5 North, Range 2 West, Salt Lake Base and Meridian, U.S. Survey; Beginning at a point 1321.26 feet North 0°23'42" East along the Quarter Section line and 1126.87 feet North 89°43'07" West from the Southeast corner of said Quarter Section; running thence Southwesterly along the arc of a 790.77 foot radius curve to the left a distance of 103.79 feet (Long Chord bears South 86°31'16" West 103.72 feet); thence Southwesterly along the arc of a 728.54 foot radius curve to the right a distance of 95.91 feet (long chord bears South 86°31'56" West 95.85 feet); thence North 89°41'47" West 0.98 feet; thence North 0°20'45" East 13.07 feet; thence South 89°43'07" East 200.09 feet to the point of beginning.

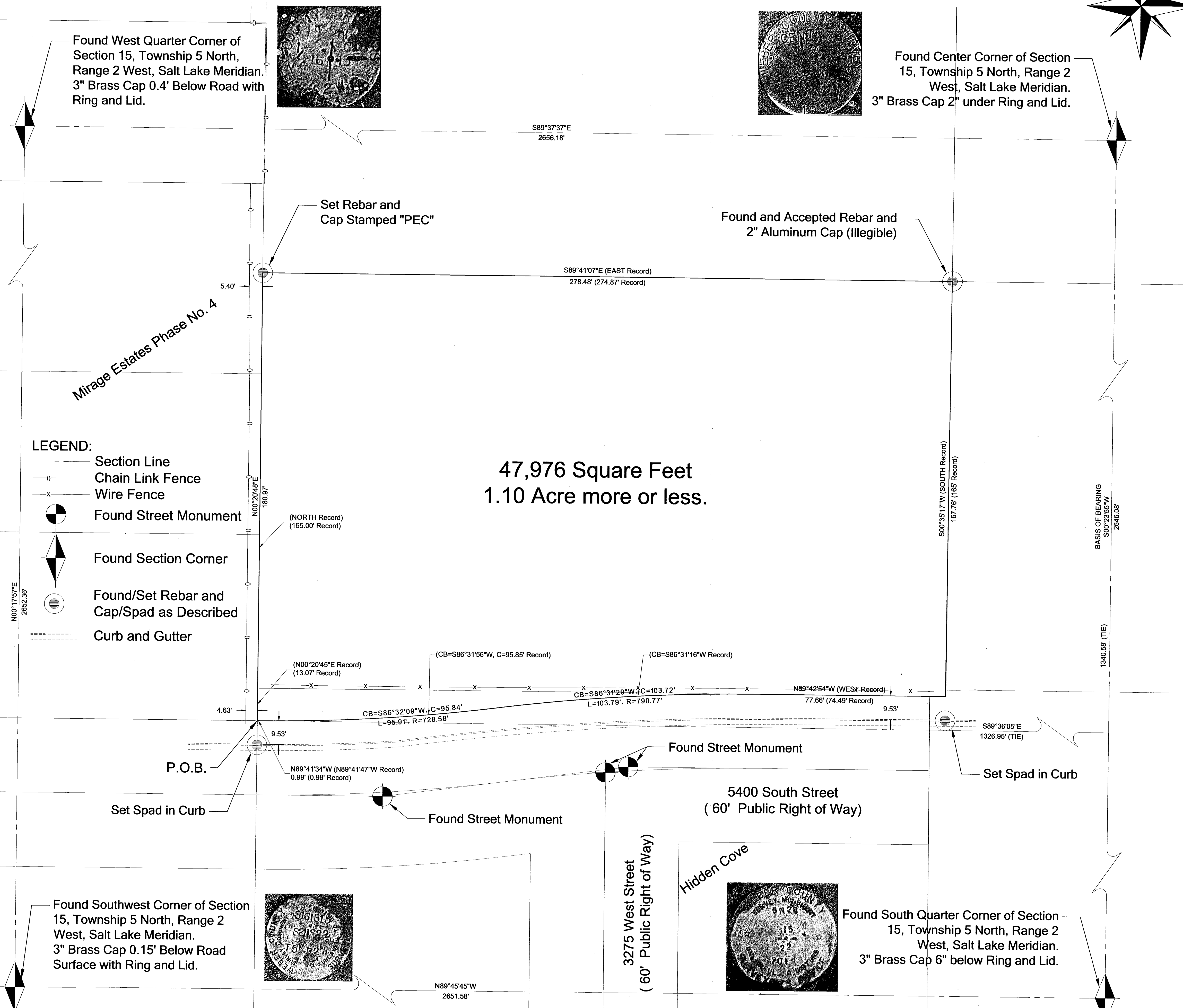
**As-Surveyed Description:**  
 A parcel of land located in the east half of the southwest quarter of Section 15, Township 5 North, Range 2 West, Salt Lake Meridian, said parcel being more particularly described as follows:  
 Beginning at the southeast corner of Lot 98 of the Mirage Estates Phase No. 4 Subdivision as recorded in the official records of the Weber County Recorder's office, said point also being 1340.58 feet South 00°23'55" West along the center section line and 1326.95 feet North 89°36'05" West from the Center of said Section 15, and running thence along the east line of said subdivision North 00°20'48" East 180.97 feet to the south line of the property described in that Warranty Deed recorded as Entry Number 1631507 in Book 2007 at Page 2864; thence along said south line South 89°41'07" East 278.48 feet to a 2" aluminum cap; thence South 00°35'17" West 167.76 feet; thence along the north line of the Hidden Cove Subdivision as recorded in the official records of the Weber County Recorder's office and the extension thereof the following four (4) calls; (1) North 89°42'54" West 77.66 feet to a point on a 790.77 foot radius curve to the left; (2) along the arc of said curve 103.79 feet, chord bears South 86°31'29" West 103.72 feet to a point on a 728.58 foot radius reverse curve to the right; (3) along the arc of said curve 95.91 feet, chord bears South 86°32'09" West 95.84 feet; (4) North 89°41'34" West 0.99 feet to the point of beginning.

Contains 47,976 Square Feet or 1.10 Acre more or less.

**Narrative:**  
 The purpose of this survey is to determine the boundary of the above described property according to the official records and the real property found in the course of this survey. The basis of bearing is between two section corners as shown on this plat. The west line of the subject property was controlled by the 40 acre line and the east line of the Mirage Estates Phase No. 4 Subdivision. The north line was controlled by the south line as shown on the RBB survey recorded as 2283, an illegible 2" aluminum cap was found and accepted at the southeast corner of the RBB survey. The east line was controlled by the found rebar and cap and the extension of the east line of the RBB survey. The south line was controlled by the north line of the Hidden Cove Subdivision.

**Survey Certificate:**  
 I Jeffrey C. Stromberg, a professional land surveyor in the State of Utah, holding a license in accordance with "Title 58, Chapter 22, Professional Engineers and Land Surveyors Licensing Act" License No. 7027191, Do hereby certify that;  
 1. This plat represents the results of a survey conducted under my supervision at the instance of JVWCD.  
 2. The land survey lies within the East Half of the Southwest Quarter of Section 15, Township 5 North, Range 2 West, Salt Lake Meridian, and the survey was completed on November 25, 2019.

Jeffrey C. Stromberg  
 Date Signed: November 27, 2019  
 License Expires: March 31, 2021



Project Number	UTRS_028	File Name	Drawn By	Checked By	Date Issued	Date	Revisions
986 West 9000 South							
West Jordan, Utah 84088							
www.pec.us.com							
Tel. (801) 495-4240							
Fax. (801) 495-4244							

		Project Number: 986 West 9000 South File Name: West Jordan, Utah 84088 Drawn By: www.pec.us.com Checked By: Tel. (801) 495-4240 Date Issued: Fax. (801) 495-4244
		Scale: 1"=20' Date: 4/25/2020

JVWCD Yarrington Survey Approximately 3276 West 5400 South Roy, Utah 84067 Record of Survey	Sheet Number 1
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