

TOTAL MARTINI FAMILY PROPERTY BOUNDARY DESCRIPTION

A PART OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 6 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT THE SOUTH QUARTER CORNER OF SAID SECTION 20, RUNNING THENCE ALONG THE SOUTH SECTION LINE OF SAID SECTION 20 NORTH 89°18'15" WEST 660.00 FEET; THENCE NORTH 0°00'00" EAST 74.58 FEET; THENCE NORTH 89°18'21" WEST 664.74 FEET; THENCE NORTH 0°48'50" EAST 654.98 FEET; THENCE SOUTH 89°15'15" EAST 1038.57 FEET; THENCE NORTH 63°01'03" EAST 332.58 FEET TO THE CENTER SECTION LINE RUNNING NORTH AND SOUTH OF SAID SECTION 20; THENCE ALONG SAID CENTER SECTION LINE SOUTH 1°15'59" WEST 291.15 FEET; THENCE NORTH 88°44'01" WEST 150.00 FEET; THENCE SOUTH 1°15'59" WEST 110.00 FEET; THENCE SOUTH 88°44'01" EAST 150.00 FEET TO SAID CENTER SECTION LINE; THENCE ALONG SAID CENTER SECTION LINE SOUTH 1°15'59" WEST 482.00 FEET TO THE POINT OF BEGINNING. CONTAINING 21.24 ACRES MORE OR LESS.

AS SURVEYED PARCEL 150560026 BOUNDARY DESCRIPTION

A PART OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 6 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT THE SOUTH QUARTER CORNER OF SAID SECTION 20, RUNNING THENCE ALONG THE SOUTH SECTION LINE OF SAID SECTION 20 NORTH 89°18'15" WEST 660.00 FEET; THENCE NORTH 0°00'00" EAST 74.58 FEET; THENCE NORTH 89°18'21" WEST 664.74 FEET; THENCE NORTH 0°48'50" EAST 586.24 FEET; THENCE SOUTH 89°15'15" EAST 1000.11 FEET; THENCE NORTH 63°49'24" EAST 372.83 FEET TO THE CENTER SECTION LINE RUNNING NORTH AND SOUTH OF SAID SECTION 20; THENCE ALONG SAID CENTER SECTION LINE SOUTH 1°15'59" WEST 236.47 FEET; THENCE NORTH 88°44'01" WEST 150.00 FEET; THENCE SOUTH 1°15'59" WEST 110.00 FEET; THENCE SOUTH 88°44'01" EAST 150.00 FEET TO SAID CENTER SECTION LINE; THENCE ALONG SAID CENTER SECTION LINE SOUTH 1°15'59" WEST 482.00 FEET TO THE POINT OF BEGINNING. CONTAINING 19.26 ACRES MORE OR LESS.

AS SURVEYED PARCEL 150560005 BOUNDARY DESCRIPTION

A PART OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 6 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT ON THE CENTER SECTION LINE RUNNING NORTH AND SOUTH OF SAID SECTION 20, SAID POINT BEING LOCATED NORTH 1°15'59" EAST 728.47 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 20, RUNNING THENCE SOUTH 63°49'24" WEST 145.76 FEET; THENCE NORTH 89°15'15" WEST 1000.11 FEET; THENCE NORTH 0°48'50" EAST 68.00 FEET; THENCE SOUTH 89°15'15" EAST 1130.00 FEET TO THE POINT OF BEGINNING. CONTAINING 1.61 ACRES MORE OR LESS.

AS SURVEYED PARCEL 150560007 BOUNDARY DESCRIPTION

A PART OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 6 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT ON THE CENTER SECTION LINE RUNNING NORTH AND SOUTH OF SAID SECTION 20, SAID POINT BEING LOCATED NORTH 1°15'59" EAST 828.47 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 20, RUNNING THENCE SOUTH 63°49'24" WEST 227.07 FEET; THENCE NORTH 89°15'15" WEST 1130.00 FEET; THENCE NORTH 0°48'50" EAST 2.75 FEET; THENCE SOUTH 89°15'15" EAST 1038.57 FEET; THENCE NORTH 63°01'03" EAST 332.58 FEET TO THE CENTER SECTION LINE RUNNING NORTH AND SOUTH OF SAID SECTION 20; THENCE ALONG SAID CENTER SECTION LINE SOUTH 1°15'59" WEST 54.68 FEET TO THE POINT OF BEGINNING. CONTAINING 0.37 ACRES MORE OR LESS.

SCALE: 1"=100' XREF:	DATE: 11/18/19	DESIGN: _____	DRAWN: KHW	CHECKED: KHW
REVISIONS	DESCRIPTION			
DATE				

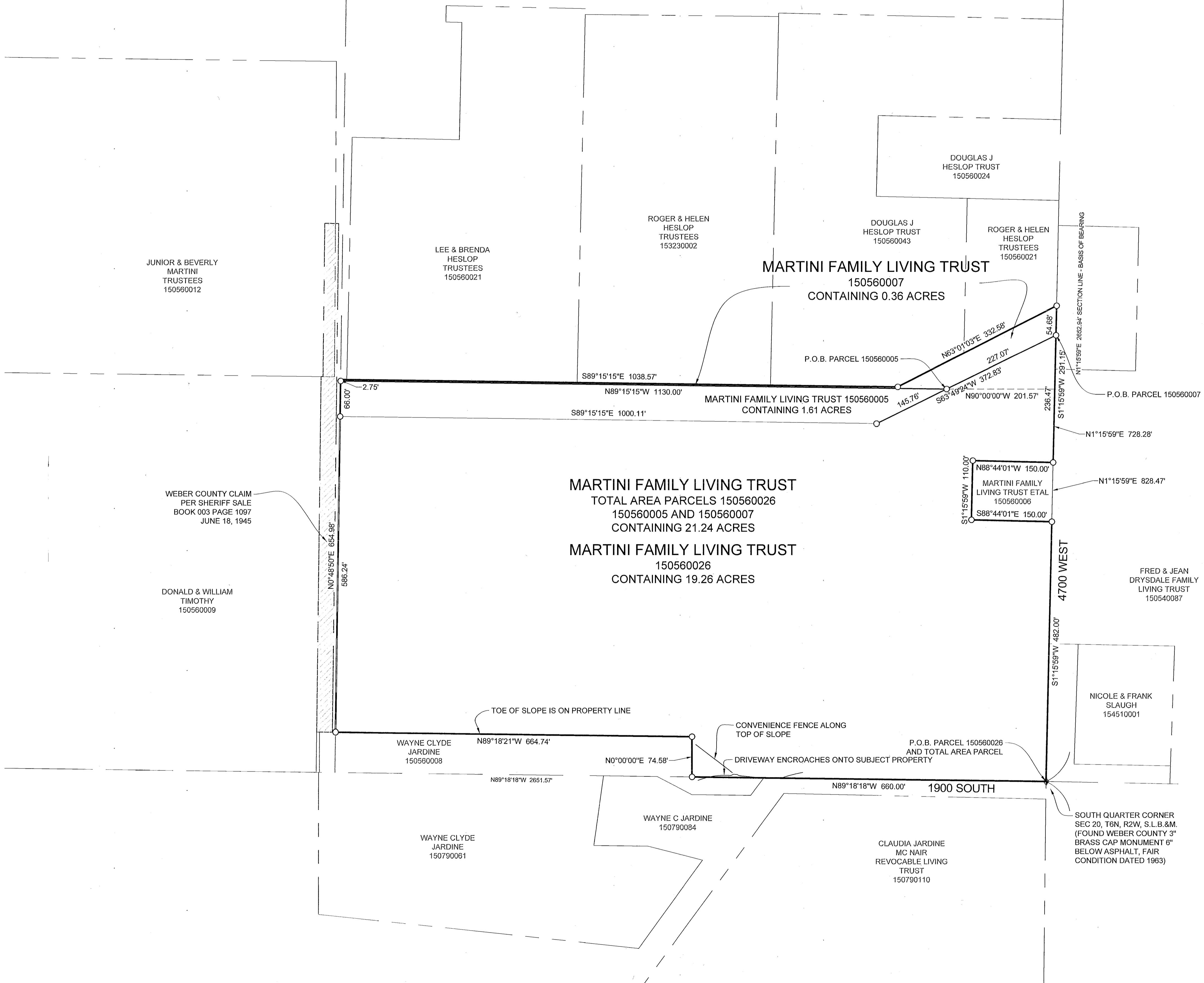
RECEIVED
JAN 16 2020
6415

PROPERTY SURVEY FOR MARTINI FAMILY
±1-1700 SOUTH 4700 WEST, OGDEN, UTAH
LOCATED IN THE SOUTHWEST QUARTER OF SECTION 20,
TOWNSHIP 6 NORTH, RANGE 2 WEST, S.L.B. AND M.

GARDNER ENGINEERING
CIVIL, LAND PLANNING
MUNICIPAL LAND SURVEYING
5150 SOUTH 375 EAST OGDEN, UT
OFFICE: 801.476.0202 FAX: 801.476.0066

S1
1

CENTER QUARTER CORNER
SEC 20, T6N, R2W, S.L.B.&M.
(HELD WEBER COUNTY 3"
BRASS CAP MONUMENT
FLUSH WITH ROAD SURFACE
IN 1963)



LEGEND

- ⊕ WEBER COUNTY MONUMENT AS NOTED
- SET 24" REBAR AND CAP MARKED GARDNER ENGINEERING
- SUBDIVISION BOUNDARY
- LOT LINE
- - - ADJACENT PARCEL
- - - SECTION LINE
- - - EASEMENT
- X — EXISTING FENCE LINE

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH AND SET THE PROPERTY CORNERS OF THE PARCELS AS SHOWN AND DESCRIBED HEREON. THE SURVEY WAS ORDERED BY SCOTT MARTINI. THE BASIS OF BEARING IS THE CENTER LINE RUNNING NORTH AND SOUTH OF THE SOUTHWEST QUARTER OF SECTION 20, WHICH BEARS NORTH 1°15'59" EAST, WEBER COUNTY, UTAH NORTH, NAD 83 STATE PLANE GRID BEARING. THE BOUNDARY WAS DETERMINED BY DEEDS RECORDED AS ENTRY NUMBER 2955495, 2623167 AND DEEDS OF ADJOINING PROPERTY OWNERS. RECORD OF SURVEY NUMBERS 3732, 5786 WERE ALSO USED TO DETERMINE BOUNDARY LOCATION ALONG WITH THE FOUND MONUMENTS AS SHOWN AND DESCRIBED HEREON. THE SOUTHWEST QUARTER OF SAID SECTION 20 CONTAINS EXCESS AREA PARTICULARLY IN AN EAST WEST DIRECTION. TO COMPOUND THIS ISSUE CURRENT AND HISTORIC DEEDS ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER DO ADD UP TO 40 CHAINS. THIS HAS CAUSED WEBER COUNTY TO CREATE A DESCRIPTION AND CLAIM LAND PER TAX SALE. DEEDS OF THE SUBJECT PROPERTIES ARE 1320 DEEP IN AN EAST WEST DIRECTION AND IT IS MY OPINION THE MARTINI FAMILY HAS FEE SIMPLE TITLE EXTENDING TO THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 20 PER SINGLE PROPORTIONATE MEASUREMENT AS SHOWN HEREON. THIS DOES NOT ENCROACH ON THE LEGAL DESCRIPTION OF TAX PARCEL CREATED BY WEBER COUNTY AND RECORDED IN BOOK 003 PAGE 1097.

SURVEYOR'S CERTIFICATE

I, KLINT H. WHITNEY, DO HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH AND THAT I HOLD CERTIFICATE NO. 8227228 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT; I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS RECORD OF SURVEY PLAT IN ACCORDANCE WITH SECTION 17-23-20 AND HAVE VERIFIED ALL MEASUREMENTS; THAT THE REFERENCE MONUMENTS SHOWN ON THIS RECORD OF SURVEY PLAT ARE LOCATED AS INDICATED AND ARE SUFFICIENT TO RETRACE OR REESTABLISH THIS SURVEY; AND THAT THE INFORMATION SHOWN HEREIN IS SUFFICIENT TO ACCURATELY ESTABLISH THE LATERAL BOUNDARIES OF THE HEREIN DESCRIBED TRACT OF REAL PROPERTY.

SIGNED THIS 16TH DAY OF JANUARY, 2020.

PROFESSIONAL LAND SURVEYOR
16/20
8227228
Klint H. Whitney
STATE OF UTAH
KLINT H. WHITNEY, PLS NO. 8227228