

BOUNDARY DESCRIPTION PARCEL "A"

A PART OF THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 7 NORTH, RANGE WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT ON THE EAST RIGHT-OF-WAY LINE OF HIGLEY ROAD BEING LOCATED NORTH 0°00'00" EAST 1691.55 FEET AND NORTH 90°00'00" EAST 122.73 FEET FROM THE SOUTH QUARTER CORNER OF SAID SOUTHEAST QUARTER; RUNNING THENCE ALONG SAID EAST RIGHT-OF-WAY LINE NORTH 2°09'40" EAST 189.69 FEET; THENCE SOUTH 87°43'24" EAST 271.09 FEET; THENCE SOUTH 2°18'36" WEST 189.70 FEET; THENCE NORTH 87°43'24" WEST 270.71 FEET TO THE POINT OF BEGINNING. CONTAINING 1.18 ACRES.

BOUNDARY DESCRIPTION PARCEL "B"

A PART OF THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 7 NORTH, RANGE WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT NORTH 0°00'00" EAST 1691.55 FEET AND NORTH 90°00'00" EAST 122.73 FEET AND SOUTH 87°43'24" 270.71 FEET FROM THE SOUTH QUARTER CORNER OF SAID SOUTHEAST QUARTER; RUNNING THENCE SOUTH 0°08'51" EAST 106.21 FEET; THENCE NORTH 89°37'51" WEST 436.68 FEET TO THE WEST RIGHT-OF-WAY LINE OF 2000 WEST STREET; THENCE ALONG SAID WEST RIGHT-OF-WAY LINE NORTH 20°19'19" WEST 140.65 FEET; THENCE SOUTH 89°37'51" WEST 422.51 FEET; SOUTH 2°18'36" WEST 32.46 FEET; TO THE POINT OF BEGINNING. CONTAINING 1.32 ACRES.

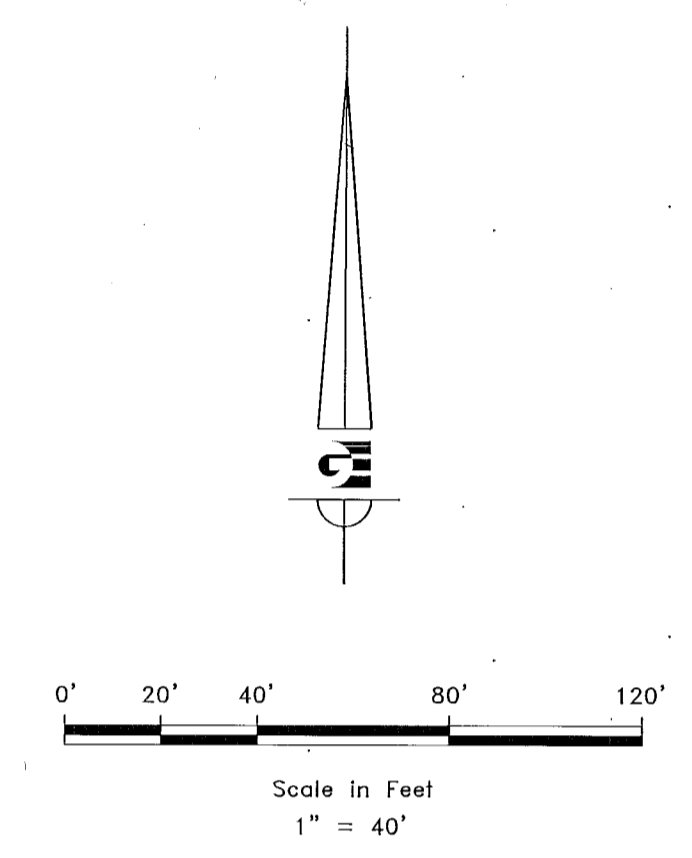
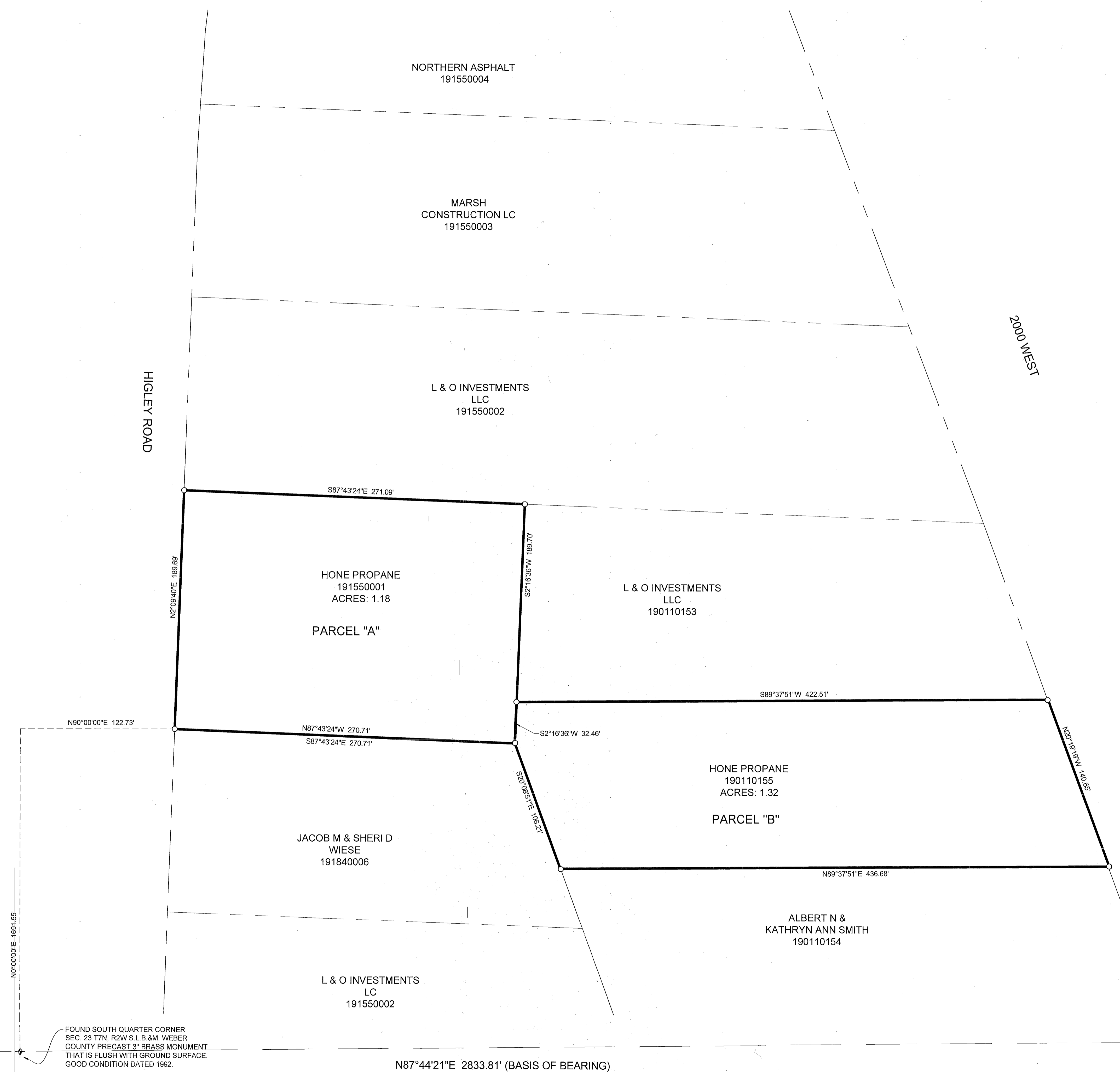
SCALE: 1/40 XREF	DATE: 10/11/2019
DESIGN: _____	DRAWN: KRW
CHECKED: KRW	DWG. NO. R03001 - BRISBURNWAY181 - BRANDON HONE SURVEY TOWNSHIP 7 NORTH, RANGE WEST, S.L.B. AND M.

RECEIVED
 JAN 16 2020
 BY: 6419

PROPERTY SURVEY FOR BRANDON HONE
 3730 N HIGLEY ROAD FARR WEST UTAH
 LOCATED IN THE SOUTHEAST QUARTER OF SECTION 23,
 TOWNSHIP 7 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

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- LEGEND**
- ◆ WEBER COUNTY MONUMENT AS NOTED
 - SET 24" REBAR AND CAP MARKED GARDNER ENGINEERING
 - SUBDIVISION BOUNDARY
 - - - ADJACENT PARCEL
 - SECTION LINE

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 BRANDON HONE. THE BASIS OF BEARING IS THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 23, WHICH BEARS NORTH 87°41'21" EAST, WEBER COUNTY, UTAH NORTH, NAD 83 STATE PLANE GRID BEARING. THE BOUNDARY WAS DETERMINED BY QUIT CLAIM DEEDS RECORDED AS ENTRY NUMBER 2302832 AND 2302833, AND DEEDS OF ADJOINING PROPERTY OWNERS. THE DEDICATED PLAT OF 1734129 WAS ALSO USED TO DETERMINE BOUNDARY LOCATION ALONG WITH THE FOUND MONUMENTS AS SHOWN AND DESCRIBED HEREON.

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
 8227228
 Klint H. Whitney
 STATE OF UTAH
 KLINT H. WHITNEY, PLS NO. 8227228

FOUND SOUTH QUARTER CORNER
 SEC. 23 T7N, R2W S.L.B.&M. WEBER
 COUNTY PRECAST 3" BRASS MONUMENT
 THAT IS FLUSH WITH GROUND SURFACE.
 GOOD CONDITION DATED 1992.

FOUND SOUTHEAST CORNER
 SEC. 23 T7N, R2W S.L.B.&M. WEBER
 COUNTY 3" BRASS CAP MONUMENT
 THAT IS 0.4' ABOVE GROUND SURFACE.
 GOOD CONDITION DATED 1990.

N87°44'21"E 2833.81' (BASIS OF BEARING)