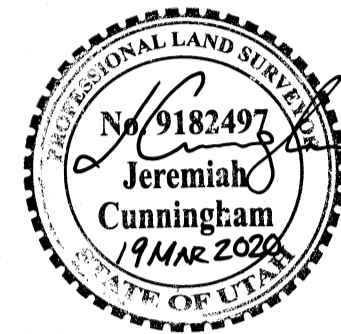


CERTIFICATE

I, JEREMIAH R. CUNNINGHAM, A PROFESSIONAL LAND SURVEYOR ACCORDING TO THE LAWS OF THE STATE OF UTAH, DO CERTIFY THAT I HAVE SURVEYED THE PARCEL OF GROUND SHOWN HEREON ACCORDING TO UTAH STATE CODE 17-23-17.



NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO IDENTIFY AND MARK THE BOUNDARIES OF THE SUBJECT PARCEL. THE BASIS OF BEARINGS WAS SET ALONG THE MONUMENTS IN 4200 SOUTH STREET, AS SHOWN. RECORD DOCUMENTS USING THIS BASIS INCLUDE THE RASMUSSEN SUBDIVISION PHASE 2 AMENDED (ENTRY # 1486066, WEBER COUNTY RECORDER [W.C.R.]) AND THE WILD IVY SUBDIVISION (ENTRY # 1500978, W.C.R.).

THE DEED DESCRIPTION IS TIED TO THE NORTHERLY LINE OF THE FARR SUBDIVISION (ENTRY # 665329, W.C.R.). THE FARR SUBDIVISION AND THE DEED DESCRIPTION WERE ROTATED TO THE BASIS FOR THE RASMUSSEN AND WILD IVY SUBDIVISION. THE DEED DESCRIPTION MATCHES THE BOUNDARY LINES OF THE THREE SURROUNDING SUBDIVISIONS WHEN ROTATED. 700 WEST STREET BOUNDS THE EASTERLY PARCEL LINE.

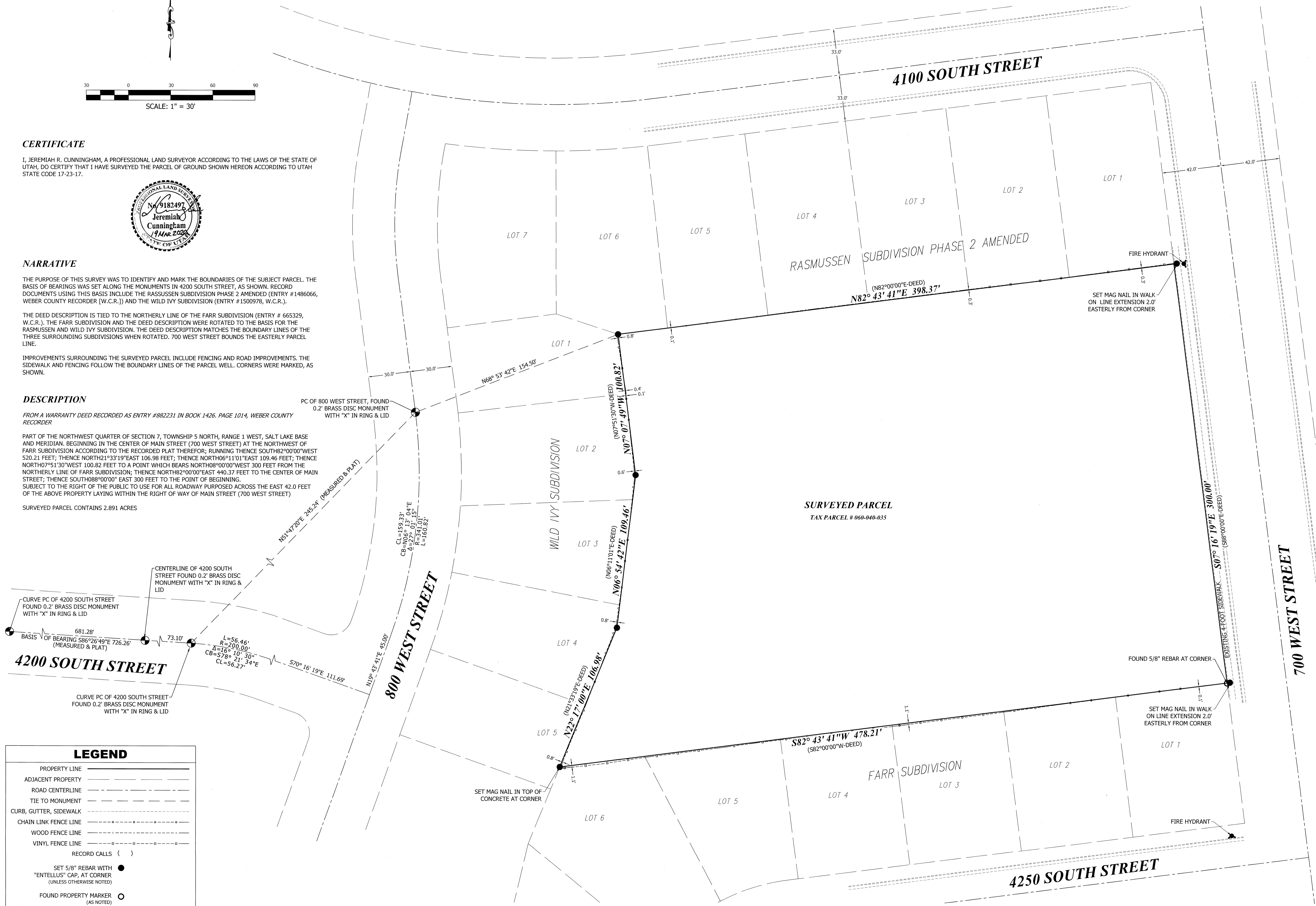
IMPROVEMENTS SURROUNDING THE SURVEYED PARCEL INCLUDE FENCING AND ROAD IMPROVEMENTS. THE SIDEWALK AND FENCING FOLLOW THE BOUNDARY LINES OF THE PARCEL WELL. CORNERS WERE MARKED, AS SHOWN.

DESCRIPTION

FROM A WARRANTY DEED RECORDED AS ENTRY #882231 IN BOOK 1426, PAGE 1014, WEBER COUNTY RECORDER

PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, BEGINNING IN THE CENTER OF MAIN STREET (700 WEST STREET) AT THE NORTHWEST CORNER OF FARR SUBDIVISION ACCORDING TO THE RECORDED PLAT THEREFOR; RUNNING THENCE SOUTH82°00'00"W 520.21 FEET; THENCE NORTH21°33'19"E 106.98 FEET; THENCE NORTH06°11'01"E 109.46 FEET; THENCE NORTH07°51'30"W 100.82 FEET TO A POINT WHICH BEARS NORTH08°00'00"W 300 FEET FROM THE NORTHERLY LINE OF FARR SUBDIVISION; THENCE NORTH82°00'00"E 440.37 FEET TO THE CENTER OF MAIN STREET; THENCE SOUTH088°00'00"E 300 FEET TO THE POINT OF BEGINNING. SUBJECT TO THE RIGHT OF THE PUBLIC TO USE FOR ALL ROADWAY PURPOSED ACROSS THE EAST 42.0 FEET OF THE ABOVE PROPERTY LAYING WITHIN THE RIGHT OF WAY OF MAIN STREET (700 WEST STREET)

SURVEYED PARCEL CONTAINS 2.891 ACRES



4200 SOUTH STREET

800 WEST STREET

4100 SOUTH STREET

700 WEST STREET

RASMUSSEN SUBDIVISION PHASE 2 AMENDED

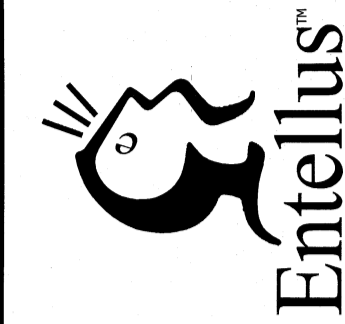
FARR SUBDIVISION

SURVEYED PARCEL
TAX PARCEL # 060-040-035

LEGEND

PROPERTY LINE	---
ADJACENT PROPERTY	---
ROAD CENTERLINE	---
TIE TO MONUMENT	---
CURB, GUTTER, SIDEWALK	---
CHAIN LINK FENCE LINE	---
WOOD FENCE LINE	---
VINYL FENCE LINE	---
RECORD CALLS ()	()
SET 5/8" REBAR WITH "ENTELLUS" CAP, AT CORNER (UNLESS OTHERWISE NOTED)	●
FOUND PROPERTY MARKER (AS NOTED)	○

1470 South 600 West
Woods Cross, UT 84010
Phone 801.298.2236
www.Entellus.com



RECEIVED
APR 24 2020
BY: 64774

HUGH PARKE
4200 SOUTH 700 WEST STREET
TAX PARCEL # 060-040-035
LOCATED IN THE NW 1/4 OF SECTION 7, T. 5 N., R. 1 W., S.L.B.&M.
RIVERDALE CITY, WEBER COUNTY, UTAH

ORIGINAL APPROVAL DATE: 02/26/2020	COMMENT	REVISION	DATE
REV 1:			
REV 2:			
REV 3:			
REV 4:			
REV 5:			
REV 6:			
REV 7:			
REV 8:			

DRAWN: JH
APPROVED: JRC
PROJECT #: 1064007
BOUNDARY 1064007.dwg

C201
BOUNDARY SURVEY