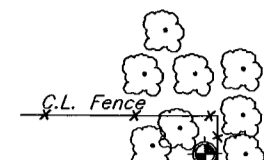


**CERTIFICATION OF SURVEY**

Surveyed for Jennifer Jordan



West Quarter Corner of Section 22, T.7N., R.1E.,  
Weber County Surveyors Monument-Dated 1981  
Fnd Section Corner in BackYard Planter

**LEGAL DESCRIPTIONS**

ORIGINAL DEED 22-016-0008 Weber Co. Records  
PART OF THE SOUTHWEST QUARTER OF SECTION 22, AND A PART OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, BEGINNING AT A POINT WHICH IS SOUTH 89 DEGREES 38 MINUTES EAST 869.0 FEET ALONG THE SECTION LINE FROM THE SOUTHWEST CORNER OF SAID SECTION 22, AND RUNNING THENCE SOUTH 21 DEGREES 58 MINUTES EAST 16.97 FEET; THENCE NORTH 89 DEGREES 34 MINUTES 15 SECONDS WEST 313.5 FEET; THENCE NORTH 61 DEGREES 4 MINUTES 54 SECONDS WEST 74.07 FEET THENCE SOUTH 9 DEGREES 24 MINUTES WEST 328.94 FEET TO THE POINT OF BEGINNING, EXCEPTING THEREFROM THAT PORTION CONVEYED TO UTAH POWER AND LIGHT CO. BY DEED RECORDED IN BOOK 989 PAGE 553 OF RECORDS, SUBJECT TO A RIGHT OF WAY OVER THAT PORTION WITHIN COUNTY ROAD.  
(CALCULATED 44,468 Sq. Ft., MORE OR LESS.)

**AS SURVEYED**

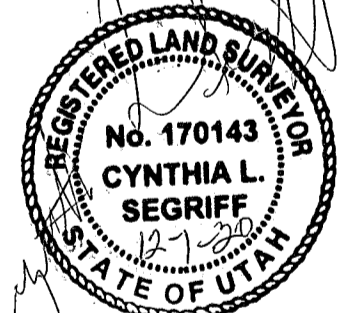
A PART OF THE SOUTHWEST QUARTER OF SECTION 22, AND A PART OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, BEGINNING AT A POINT WHICH BEARS S89°07'33"E (S89°38'E) 869.0 FEET ALONG SECTION LINE (AS MONUMENTED), FROM THE SOUTHWEST CORNER OF SECTION 22, AND RUNNING THENCE S21°27'38"E (S21°58'E) 16.97 FEET, THENCE S89°55'18"E (S89°34'15"E) 209.41 FEET, THENCE N17°28'49"W (N17°59'15"W 313.5 FEET) 313.48 FEET, THENCE N60°34'30"W (N61°04'54"W 74.07 FEET) 74.08 FEET, THENCE S09°24'W 328.94 FEET) S10°06'30"W 324.35 FEET TO THE POINT OF BEGINNING, CONTAINING 44,469 Sq. Ft. MORE OR LESS.  
EXCEPTING THAT PORTION CONVEYED TO UTAH POWER AND LIGHT CO., BY DEED RECORDED IN BOOK 989, PAGE 553 OF RECORDS, SUBJECT TO A RIGHT OF WAY OVER THAT PORTION WITHIN COUNTY ROAD.

SouthWest Corner of Section 22, T.7N., R.1E.,  
(250'+/- Calc'd 258'+/-)  
NorthWest Corner of Section 27, T.7N., R.1E.,  
Weber County Surveyors Monument-Dated 1981

**SURVEYOR'S CERTIFICATE**

I, CYNTHIA L. SEGRUFF DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD CERTIFICATE No. 7511(170143) AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, AND THAT I HAVE MADE A SURVEY ON THE GROUND, AND FROM RECORDS OF THE WEBER COUNTY RECORDERS OFFICE AS DESCRIBED ABOVE AND AS SHOWN PER THIS PLAT.

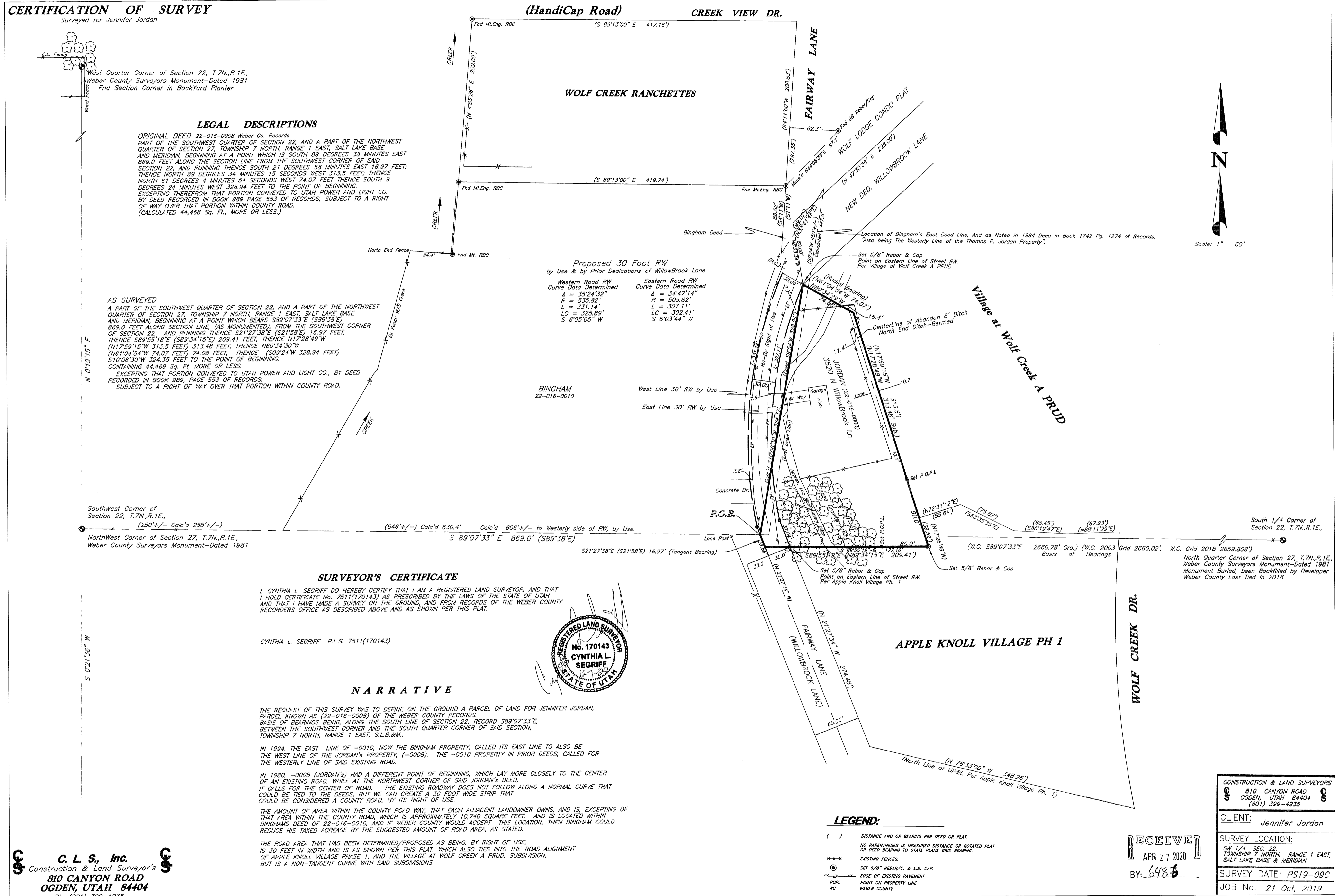
CYNTHIA L. SEGRUFF P.L.S. 7511(170143)



**NARRATIVE**

THE REQUEST OF THIS SURVEY WAS TO DEFINE ON THE GROUND A PARCEL OF LAND FOR JENNIFER JORDAN, PARCEL KNOWN AS (22-016-0008) OF THE WEBER COUNTY RECORDS, BASIS OF BEARINGS BEING, ALONG THE SOUTH LINE OF SECTION 22, RECORD S89°07'33"E, BETWEEN THE SOUTHWEST CORNER AND THE SOUTH QUARTER CORNER OF SAID SECTION, TOWNSHIP 7 NORTH, RANGE 1 EAST, S.L.B.&M.  
IN 1984, THE EAST LINE OF -0010, NOW THE BINGHAM PROPERTY, CALLED ITS EAST LINE TO ALSO BE THE WEST LINE OF THE JORDAN'S PROPERTY, (-0008). THE -0010 PROPERTY IN PRIOR DEEDS, CALLED FOR THE WESTERLY LINE OF SAID EXISTING ROAD.  
IN 1980, -0008 (JORDAN'S) HAD A DIFFERENT POINT OF BEGINNING, WHICH LAY MORE CLOSELY TO THE CENTER OF AN EXISTING ROAD, WHILE AT THE NORTHWEST CORNER OF SAID JORDAN'S DEED, IT CALLS FOR THE CENTER OF ROAD. THE EXISTING ROADWAY DOES NOT FOLLOW ALONG A NORMAL CURVE THAT COULD BE TIED TO THE DEEDS, BUT WE CAN CREATE A 30 FOOT WIDE STRIP THAT COULD BE CONSIDERED A COUNTY ROAD, BY ITS RIGHT OF USE.  
THE AMOUNT OF AREA WITHIN THE COUNTY ROAD WAY, THAT EACH ADJACENT LANDOWNER OWNS, AND IS, EXCEPTING OF THAT AREA WITHIN THE COUNTY ROAD, WHICH IS APPROXIMATELY 10,740 SQUARE FEET, AND IS LOCATED WITHIN BINGHAM'S DEED OF 22-016-0010, AND IF WEBER COUNTY WOULD ACCEPT THIS LOCATION, THEN BINGHAM COULD REDUCE HIS TAXED ACREAGE BY THE SUGGESTED AMOUNT OF ROAD AREA, AS STATED.  
THE ROAD AREA THAT HAS BEEN DETERMINED/PROPOSED AS BEING, BY RIGHT OF USE, IS 30 FEET IN WIDTH AND IS AS SHOWN PER THIS PLAT, WHICH ALSO TIES INTO THE ROAD ALIGNMENT OF APPLE KNOLL VILLAGE PHASE 1, AND THE VILLAGE AT WOLF CREEK A PRUD, SUBDIVISION, BUT IS A NON-TANGENT CURVE WITH SAID SUBDIVISIONS.

**(HandiCap Road) CREEK VIEW DR.**



**Proposed 30 Foot RW**  
by Use & by Prior Dedications of Willowbrook Lane  
Western Road RW Curve Data Determined  
 $\Delta = 35^{\circ}24'32''$   
 $R = 535.82'$   
 $L = 331.14'$   
 $LC = 325.89'$   
 $S 6^{\circ}05'05'' W$   
Eastern Road RW Curve Data Determined  
 $\Delta = 34^{\circ}47'14''$   
 $R = 505.82'$   
 $L = 307.11'$   
 $LC = 302.41'$   
 $S 6^{\circ}03'44'' W$

BINGHAM 22-016-0010

**LEGEND:**

- ( ) DISTANCE AND OR BEARING PER DEED OR PLAT.
- NO PARENTHESES IS MEASURED DISTANCE ON ROTATED PLAT OR DEED BEARING TO STATE PLANE GRID BEARING.
- EXISTING FENCES.
- SET 5/8" REBAR/C. & L.S. CAP.
- EDGE OF EXISTING PAVEMENT
- POPL POINT ON PROPERTY LINE
- WC WEBER COUNTY



Scale: 1" = 60'

**C. L. S., Inc.**  
Construction & Land Surveyors  
810 CANYON ROAD  
OGDEN, UTAH 84404  
Ph. (801) 399-4935

CONSTRUCTION & LAND SURVEYORS  
810 CANYON ROAD  
OGDEN, UTAH 84404  
(801) 399-4935  
CLIENT: Jennifer Jordan  
SURVEY LOCATION:  
SW 1/4 SEC. 22,  
TOWNSHIP 7 NORTH, RANGE 1 EAST,  
SALT LAKE BASE & MERIDIAN  
SURVEY DATE: PS19-09C  
JOB No. 21 Oct, 2019

RECEIVED  
APR 17 2020  
BY: 6486