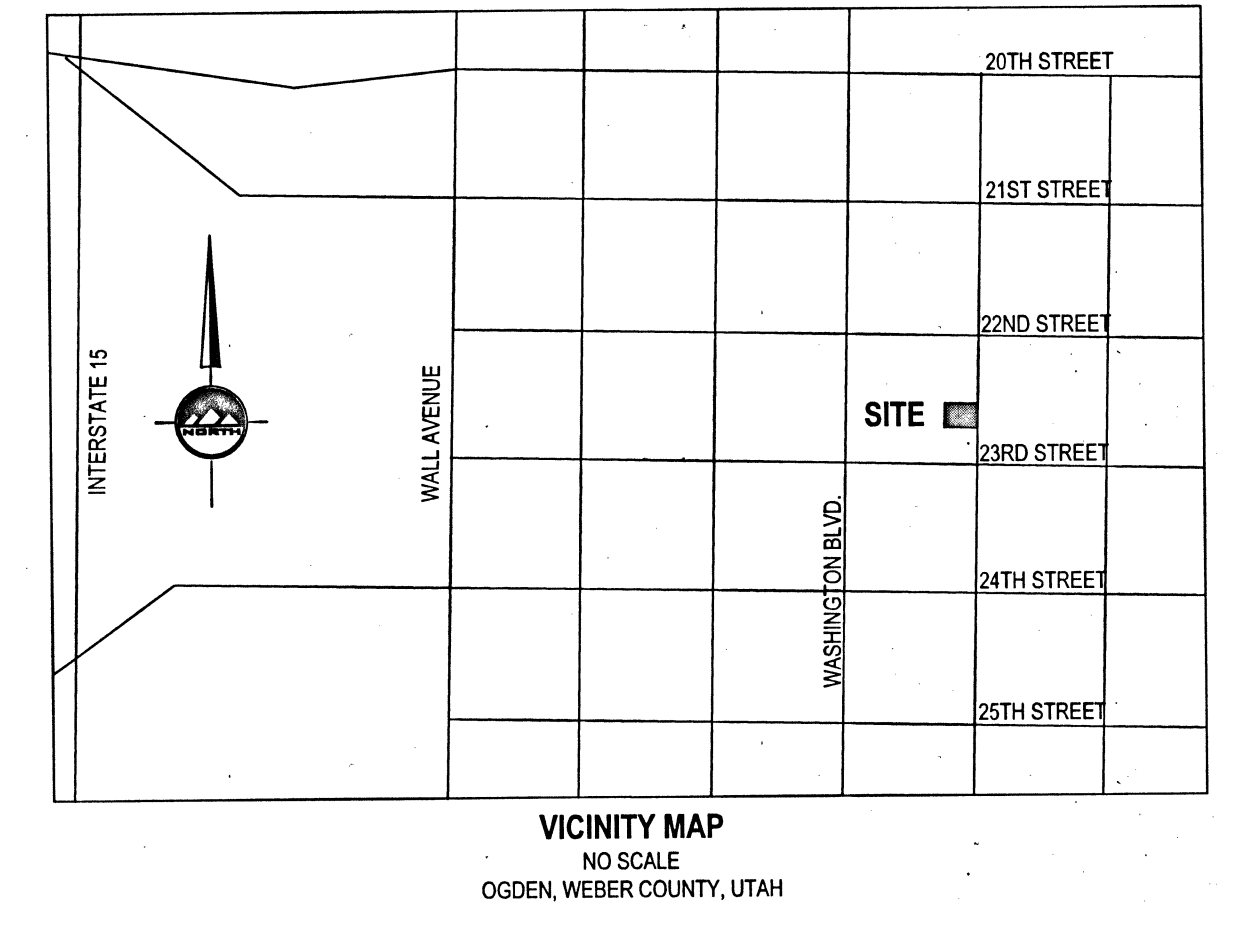
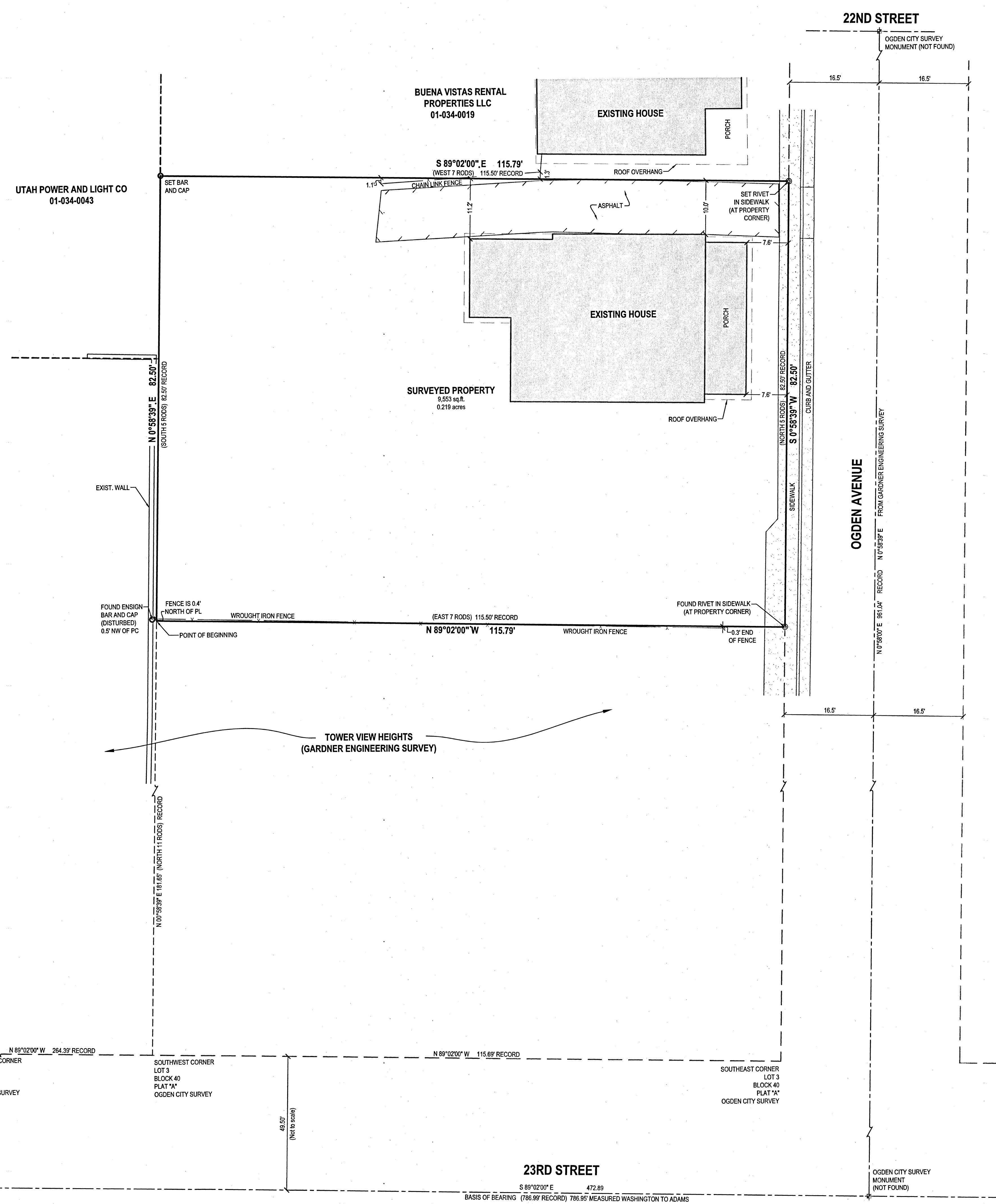


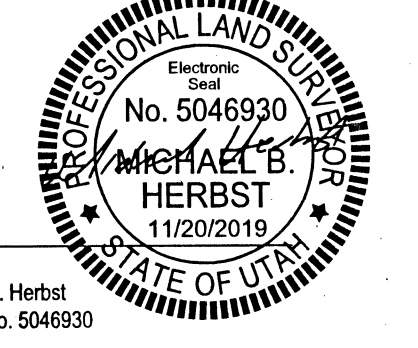


- LEGEND**
- ◆ SECTION CORNER
  - ⊕ MONUMENT
  - EXIST REBAR AND CAP
  - SET ENSIGN REBAR AND CAP
  - ADJACENT RIGHT OF WAY
  - RIGHT OF WAY
  - CENTERLINE
  - PROPERTY LINE
  - ADJACENT PROPERTY LINE
  - DEED LINE
  - TANGENT LINE
  - x- FENCE
  - x- EDGE OF ASPHALT
  - ▨ CONCRETE
  - ▨ BUILDING
  - ▨ PUBLIC DRAINAGE EASEMENT



**SURVEYORS CERTIFICATE**

I, MICHAEL B. HERBST, DO HEREBY REPRESENT THAT I AM A PROFESSIONAL LAND SURVEYOR AND THAT I HOLD CERTIFICATE NO. 5046930 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH AND I HAVE MADE A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY. THIS SURVEY WAS REQUESTED BY JOHN HONG TO RE-ESTABLISH THE PROPERTY CORNERS OF THE PROPERTY AS SHOWN AND DESCRIBED HEREON. THE BASIS OF BEARING FOR THIS SURVEY IS CENTERLINE OF 23RD STREET AS CURRENTLY MONUMENTED BETWEEN TWO FOUND OGDEN CITY SURVEY MONUMENTS IN THE INTERSECTIONS OF WASHINGTON BOULEVARD AND ADAMS AVENUE, WHICH CENTERLINE BY RECORD BEARS SOUTH 89°02'00" EAST. THE SURVEY OF ADJACENT PROPERTY BY GARDNER ENGINEERING WAS USED TO ASSIST IN DETERMINING THE BOUNDARY OF THIS PROPERTY. TWO PROPERTY CORNERS WERE FOUND AT THE SOUTHWEST AND SOUTHEAST CORNERS RESPECTIVELY AS NOTED ON THIS SURVEY. THE REMAINING NORTHWEST CORNER WAS SET WITH A 5/8" X 24" REBAR AND YELLOW PLASTIC CAP STAMPED "ENSGN ENGINEERING" AND THE NORTHEAST CORNER WAS MARKED WITH A RIVET IN THE SIDEWALK IN OGDEN AVENUE.



Date: November 20, 2019  
 Michael B. Herbst  
 License no. 5046930

**DEED DESCRIPTION**

PART OF LOT 3, BLOCK 40, PLAT A, OGDEN CITY SURVEY, WEBER COUNTY, UTAH; BEGINNING 11 RODS NORTH OF THE SOUTHWEST CORNER OF SAID LOT 3 AND RUNNING THENCE EAST 7 RODS; THENCE NORTH ALONG MOFFITT'S LANE 5 RODS; THENCE WEST 7 RODS; THENCE SOUTH 5 RODS TO PLACE OF BEGINNING.

**AS-SURVEYED BOUNDARY DESCRIPTION**

PART OF LOT 3, BLOCK 40, PLAT A, OGDEN CITY SURVEY, WEBER COUNTY, OGDEN, UTAH, LOCATED IN THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT NORTH 00°58'39" EAST 181.65 FEET (NORTH 11 RODS PER RECORD) FROM THE SOUTHWEST CORNER OF SAID LOT 3, SAID POINT ALSO BEING AND INTERIOR NORTHEASTERLY CORNER OF THE FINAL PLAT FOR TOWER VIEW HEIGHTS SUBDIVISION, AND RUNNING:

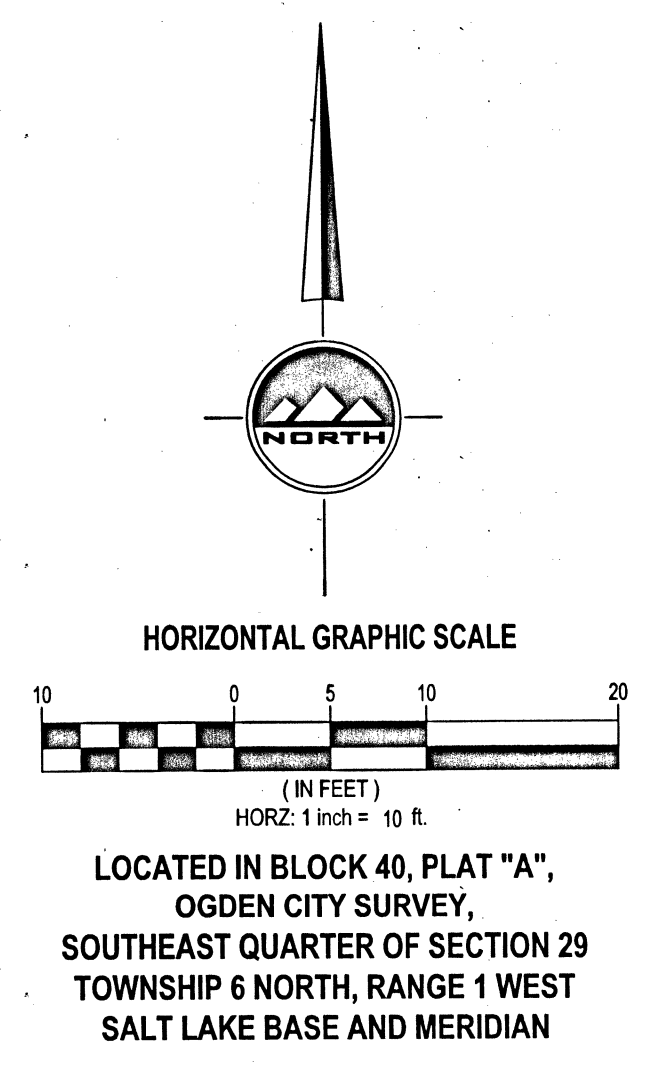
THENCE NORTH 00°58'39" EAST 82.50 FEET ALONG THE EASTERLY LINE OF SAID FINAL PLAT FOR TOWER VIEW HEIGHTS SUBDIVISION AND BEYOND;

THENCE SOUTH 89°02'00" EAST 115.79 FEET TO THE WEST LINE OF OGDEN AVENUE;

THENCE SOUTH 00°58'39" WEST 82.50 FEET ALONG SAID WEST LINE OF OGDEN AVENUE TO THE NORTHEASTERLY CORNER OF SAID FINAL PLAT FOR TOWER VIEW HEIGHTS SUBDIVISION;

THENCE NORTH 89°02'00" WEST 115.79 FEET ALONG THE NORTHERLY LINE OF SAID FINAL PLAT FOR TOWER VIEW HEIGHTS SUBDIVISION TO THE POINT OF BEGINNING.

CONTAINS: 9,553 SQUARE FEET OR 0.219 ACRES.



**ENSGN**  
 THE STANDARD IN ENGINEERING

**LAYTON**  
 1485 W. Hill Field Rd., Ste. 204  
 Layton, UT 84041  
 Phone: 801.547.1100

**SALT LAKE CITY**  
 Phone: 801.255.0529

**TOOELE**  
 Phone: 435.843.3590

**CEDAR CITY**  
 Phone: 435.865.1453

**RICHFIELD**  
 Phone: 435.896.2983

**WWW.ENSGNENG.COM**

FOR:  
 GOTHAM CAPITAL HOLDINGS  
 gothamcapitalholdings.com

CONTACT:  
 JOHN HONG  
 PHONE: 801.865.8005

**PRESTON SEO PROPERTY**

**2255 OGDEN AVE.,**  
**OGDEN, UTAH 84401**

RECEIVED

BY: 6616

**BOUNDARY SURVEY**

PROJECT NUMBER: 9422      PRINT DATE: 11/20/19

DRAWN BY: A.SHELBY      CHECKED BY: M.HERBST

PROJECT MANAGER: M.HERBST

**1 of 1**