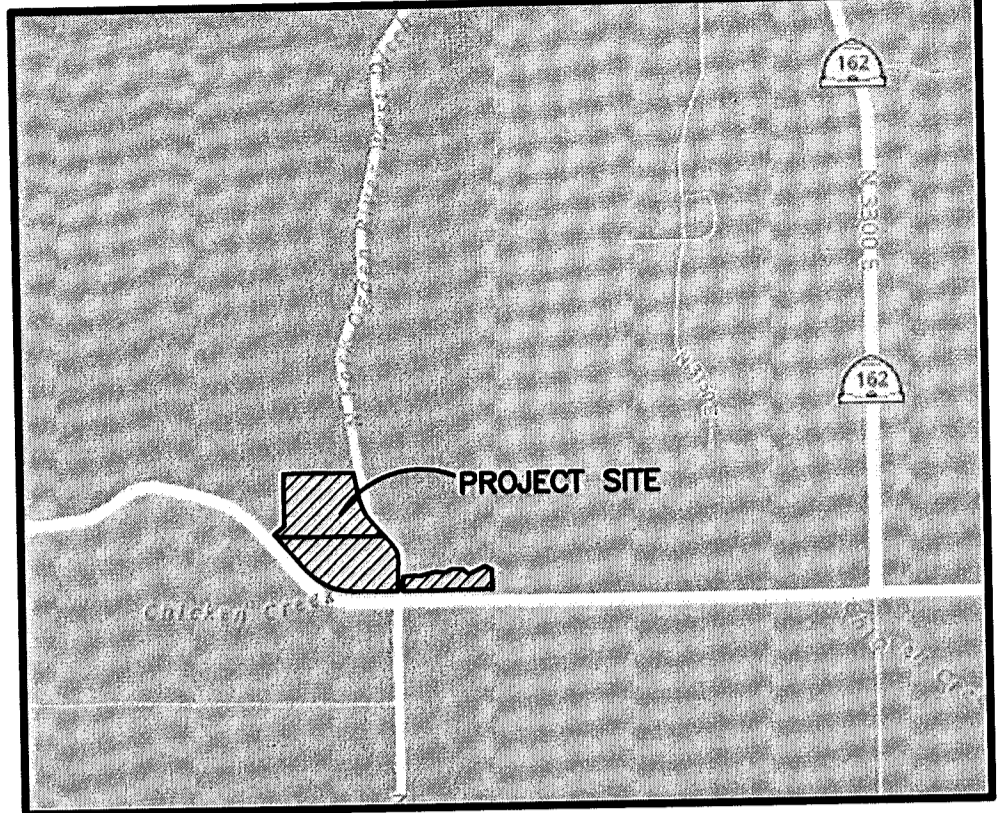


# RECORD OF SURVEY

PART OF THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY  
 LIBERTY DISTRICT, WEBER COUNTY, UTAH  
 JANUARY, 2021

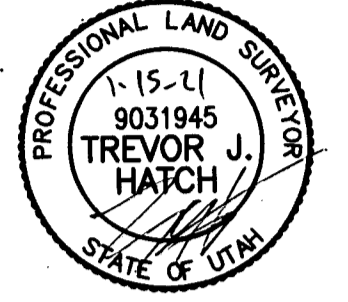


VICINITY MAP  
 SCALE: NONE

**SURVEYOR'S CERTIFICATE**  
 I, TREVOR HATCH, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS ACT; AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THIS PLAT. I FURTHER CERTIFY THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND SURVEYED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE LAW.

SIGNED THIS 15<sup>th</sup> DAY OF January, 2021.

9031945  
 UTAH LICENSE NUMBER

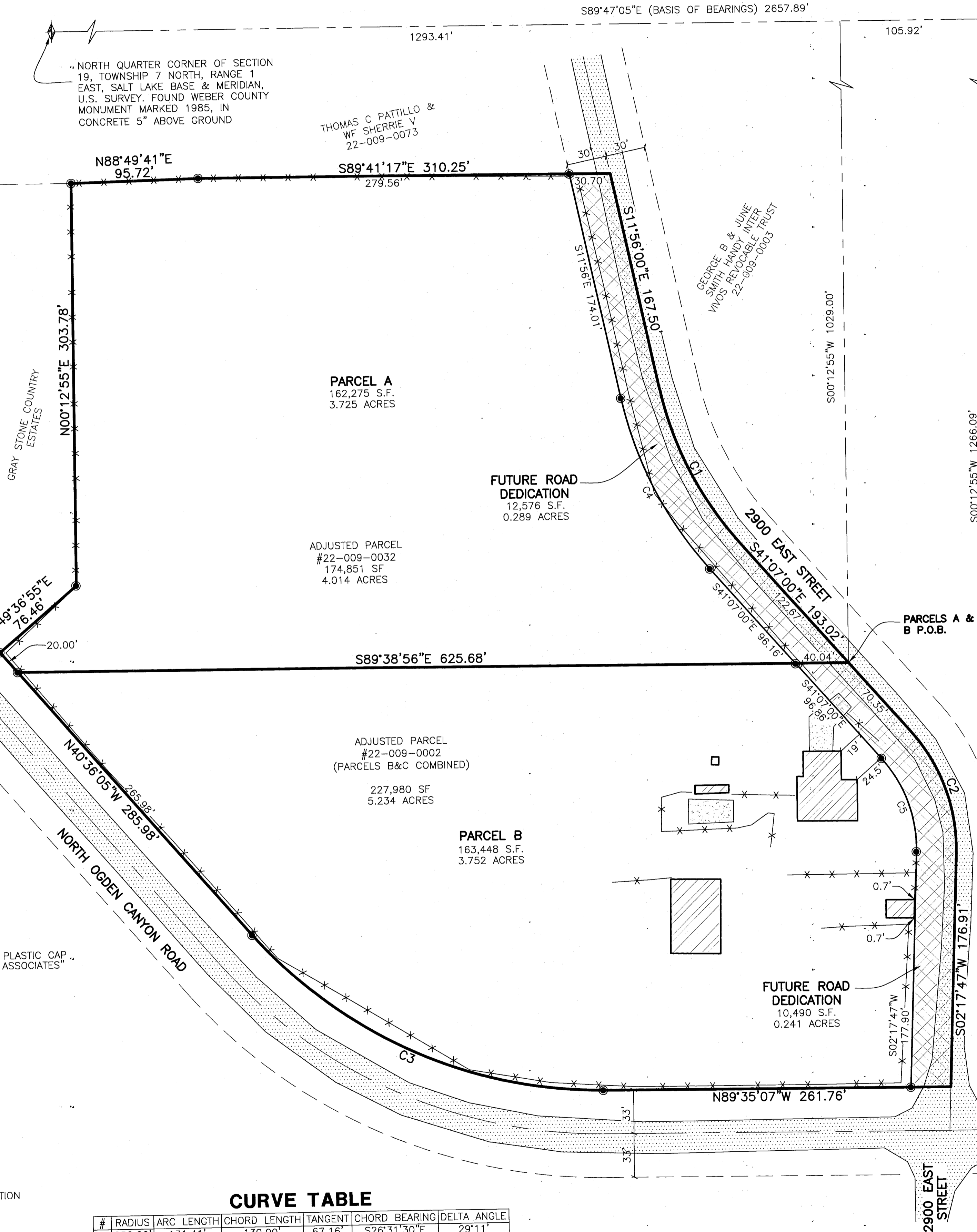


**Reeve & Associates, Inc.**  
 148 SOUTH 1500 WEST, P.O. BOX 8440  
 SALT LAKE CITY, UTAH 84145  
 TEL: (801) 471-3100 FAX: (801) 471-2666 www.reeve-associates.com  
 LAND PLANNERS • CIVIL ENGINEERS • LAND SURVEYORS  
 SURVEYING ENGINEERS • STRUCTURAL ENGINEERS • LANDSCAPE ARCHITECTS

**LINE TABLE**

LINE	BEARING	DISTANCE
L1	N85°59'19"E	57.22'
L2	S87°12'37"E	37.87'
L3	S86°04'17"E	59.00'
L4	N62°27'19"E	40.71'
L5	S87°12'31"E	52.03'
L6	S70°53'56"E	13.96'
L7	S48°31'49"E	41.59'
L8	S62°12'33"E	46.55'
L9	S01°12'26"E	112.93'
L10	N02°17'47"E	84.34'

**BASIS OF BEARINGS**  
 THE BASIS OF BEARING FOR THIS PLAT IS A LINE BETWEEN THE NORTH QUARTER CORNER AND THE NORTHEAST CORNER OF SECTION 19, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY. SHOWN HEREON AS: S89°47'05"E



**PARCEL A LEGAL DESCRIPTION**

PART OF THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY. MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 BEGINNING AT A POINT ON THE CENTERLINE OF 2900 EAST STREET, SAID POINT BEING S89°47'05"E 1293.41 FEET AND S00°12'55"W 1029.00 FEET FROM THE FOUND MONUMENT AT THE NORTH QUARTER CORNER OF SAID SECTION 19; THENCE N89°38'56"W 625.68 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF NORTH OGDEN CANYON ROAD; THENCE N40°36'05"W ALONG SAID NORTH LINE, 20.00 FEET TO THE EAST BOUNDARY LINE OF GRAY STONE COUNTRY ESTATES AND SAID FENCELINE; THENCE ALONG SAID EAST BOUNDARY LINE AND SAID FENCELINE THE FOLLOWING TWO (2) COURSES: (1) N49°36'55"E 76.46 FEET; (2) N00°12'55"E 303.78 FEET TO AN EXISTING FENCELINE; THENCE ALONG SAID FENCELINE THE FOLLOWING TWO (2) COURSES: (1) N88°49'41"E 95.72 FEET; (2) S89°41'17"E 310.25 FEET TO A POINT ON THE CENTERLINE OF 2900 EAST STREET; THENCE ALONG SAID CENTERLINE ALONG A TANGENT CURVE TURNING TO THE LEFT WITH A RADIUS OF 258.00 FEET, AN ARC LENGTH OF 131.41 FEET, A DELTA ANGLE OF 29°11'00", A CHORD BEARING OF S26°31'30"E, AND A CHORD LENGTH OF 130.00 FEET; (3) S41°07'00"E 122.67 FEET TO THE POINT OF BEGINNING.  
 CONTAINING 174,851 SQUARE FEET OR 4.014 ACRES MORE OR LESS.

**PARCEL B LEGAL DESCRIPTION**

PART OF THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY. MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 BEGINNING AT A POINT ON THE CENTERLINE OF 2900 EAST STREET, SAID POINT BEING S89°47'05"E 1293.41 FEET AND S00°12'55"W 1029.00 FEET FROM THE FOUND MONUMENT AT THE NORTH QUARTER CORNER OF SAID SECTION 19; RUNNING THENCE ALONG SAID CENTERLINE THE FOLLOWING THREE (3) COURSES: (1) S41°07'00"E 70.35 FEET; (2) ALONG A TANGENT CURVE TURNING TO THE RIGHT WITH A RADIUS OF 132.00 FEET, AN ARC LENGTH OF 100.02 FEET, A DELTA ANGLE OF 43°24'46", A CHORD BEARING OF S19°24'36"E, AND A CHORD LENGTH OF 97.64 FEET; (3) S02°17'47"W 176.91 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF NORTH OGDEN CANYON ROAD; THENCE ALONG SAID NORTHERLY LINE THE FOLLOWING THREE (3) COURSES: (1) N89°35'07"W 261.76 FEET; (2) ALONG A TANGENT CURVE TURNING TO THE RIGHT WITH A RADIUS OF 348.97 FEET, AN ARC LENGTH OF 298.34 FEET, A DELTA ANGLE OF 48°59'02", A CHORD BEARING OF N65°05'36"W, AND A CHORD LENGTH OF 289.34 FEET; (3) N40°36'05"W 265.98 FEET; THENCE S89°38'56"E 625.68 FEET TO THE POINT OF BEGINNING.  
 CONTAINING 173,938 SQUARE FEET OR 3.993 ACRES MORE OR LESS.

**PARCEL C LEGAL DESCRIPTION**

ALL OF THAT PORTION OF 22-009-0022 LYING EAST OF 2900 EAST STREET, SAID PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, ALSO DESCRIBED AS:  
 BEGINNING AT A POINT ON THE EAST RIGHT-OF-WAY LINE OF 2900 EAST STREET AND MORE OR LESS IN THE CENTERLINE OF CHICKEN CREEK, SAID POINT BEING S89°47'05"E 1399.33 FEET AND S00°12'55"W 1266.09 FEET FROM THE FOUND MONUMENT AT THE NORTH QUARTER CORNER OF SAID SECTION 19; THENCE ALONG THE CENTERLINE OF CHICKEN CREEK MORE OR LESS THE FOLLOWING TEN (10) COURSES, MORE OR LESS: (1) N85°59'19"E 57.22 FEET; (2) S87°12'37"E 37.87 FEET; (3) N76°32'13"E 96.28 FEET; (4) S86°04'17"E 59.00 FEET; (5) N62°27'19"E 40.71 FEET; (6) S87°12'31"E 52.03 FEET; (7) S70°53'56"E 13.96 FEET; (8) S48°31'49"E 41.59 FEET; (9) N62°13'15"E 101.80 FEET; (10) S62°12'33"E 46.55 FEET TO A POINT IN AN EXISTING ANCIENT FENCE LINE; THENCE S01°12'26"E ALONG SAID FENCE 112.93 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF 4100 NORTH STREET; THENCE S89°47'52"W SAID NORTHERLY LINE 516.83 FEET TO THE EASTERLY LINE OF 2900 EAST STREET; THENCE N02°17'47"E ALONG SAID EASTERLY LINE, 84.34 FEET TO THE POINT OF BEGINNING.  
 CONTAINING 54,042 SQUARE FEET OR 1.241 ACRES MORE OR LESS.

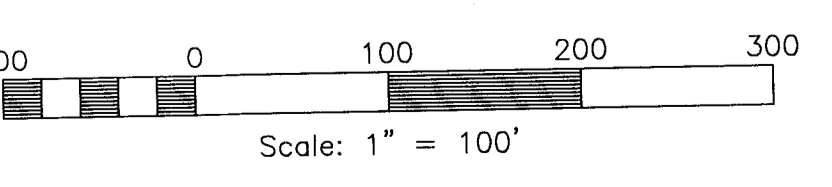
**NARRATIVE**

THE PURPOSE OF THIS SURVEY IS TO DETERMINE THE PROPERTY BOUNDARIES OF THE SUBJECT PARCEL AND TO RECONFIGURE THE PARCEL LINE BETWEEN PARCELS A AND B AS SHOWN HEREON. THE EAST LINE OF PARCELS A AND B IS THE CENTER OF 2900 EAST STREET AS DETERMINED BY EXISTING STREET IMPROVEMENTS. THE NORTH LINE WAS PLACED ALONG AN EXISTING LONG STANDING FENCE LINE USING BOUNDARY BY ACQUISITION. THE WEST LINE BY RETRACING THE EAST LINE OF THE GRAY STONE COUNTRY ESTATES. THE SOUTHERLY LINES OF THE PARCELS WERE DETERMINED BY ALLOWING FOR 66' OF RIGHT OF WAY FOR 4100 NORTH STREET USING THE RIGHT OF WAY DETERMINED BY GRAY STONE ESTATES AND EXISTING STREET IMPROVEMENTS. THE NORTH LINE OF PARCEL C WAS DETERMINED BY BEST FIT FOR THE CENTERLINE OF CHICKEN, THE EAST LINE WAS PLACED ALONG AN EXISTING LONG STANDING FENCE LINE USING BOUNDARY BY ACQUISITION AS DESCRIBED ABOVE.

**CURVE TABLE**

#	RADIUS	ARC LENGTH	CHORD LENGTH	TANGENT	CHORD BEARING	DELTA ANGLE
C1	258.00'	131.41'	130.00'	67.16'	S26°31'30"E	29°11'
C2	132.00'	100.02'	97.64'	52.55'	S19°24'36"E	43°24'46"
C3	348.97'	298.34'	289.34'	158.98'	N65°05'36"W	48°59'02"
C4	288.00'	146.69'	145.11'	74.97'	S26°31'30"E	29°11'
C5	102.00'	77.29'	75.45'	40.60'	S19°24'36"E	43°24'46"

- LEGEND**
- = SECTION CORNER
  - = SET 5/8" REBAR AND PLASTIC CAP STAMPED "REEVE AND ASSOCIATES"
  - = BOUNDARY LINE
  - = SECTION TIE LINE
  - = ADJOINING PROPERTY
  - = EXISTING FENCE LINE
  - = EXISTING PAVEMENT
  - = EXISTING CONCRETE
  - = EXISTING STRUCTURE
  - = FUTURE ROAD DEDICATION



REVISIONS

NO.	DESCRIPTION	DATE

**RECORD OF SURVEY**  
 PART OF THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY  
 LIBERTY DISTRICT, WEBER COUNTY, UTAH  
**KATHERINE M JOHNSON TRUST**

**Project Info.**  
 Surveyor: T. HATCH  
 Designer: E. ROCHE  
 Begin Date: 1-7-21  
 Name: K. JOHNSON  
 RECORD OF SURVEY  
 Scale: 1"=50'  
 Checked:  
 Number: 5937-10