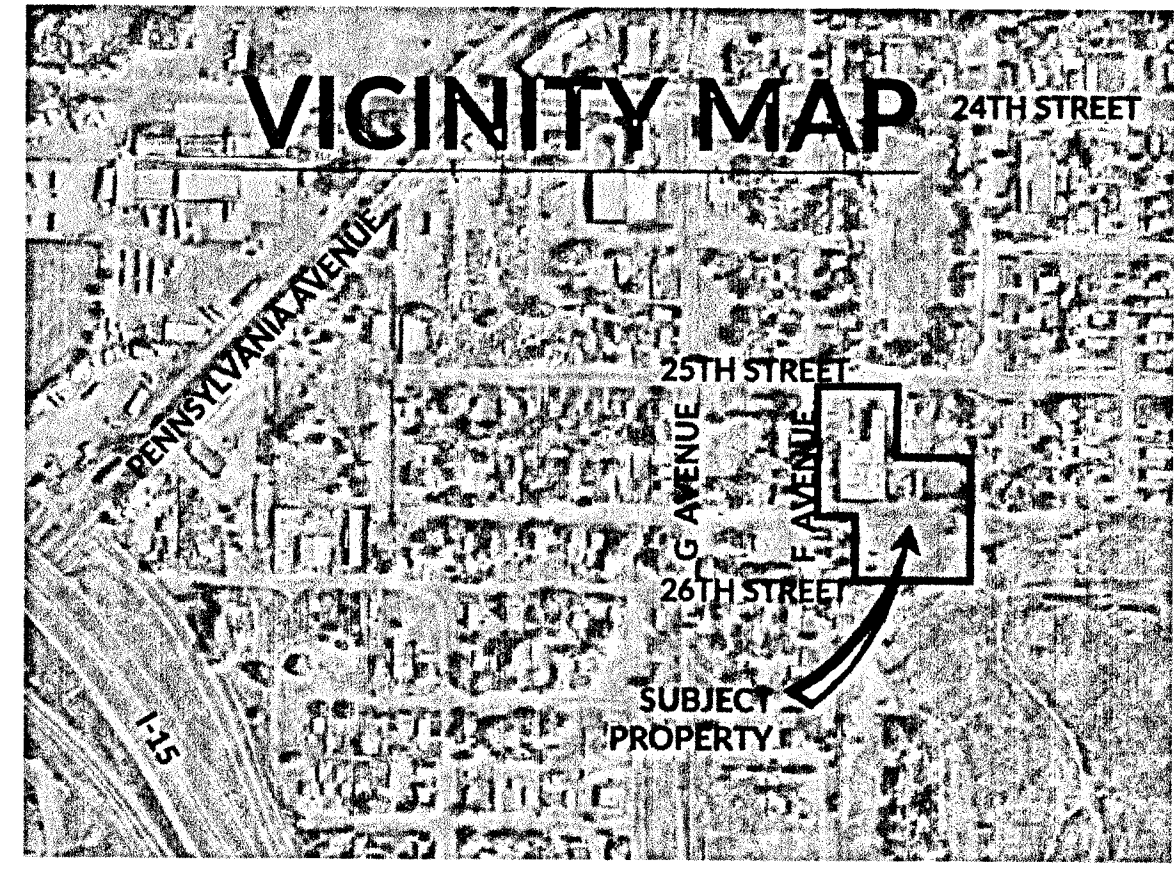


REVISIONS:



SURVEYOR'S NARRATIVE

THIS SURVEY WAS REQUESTED BY SHANE SANDERS OF SANDERS ARCHITECTS FOR THE PURPOSE OF GATHERING TOPOGRAPHIC INFORMATION AND RE-ESTABLISHING THE BOUNDARIES OF THE HEREON DESCRIBED PARCELS OF LAND PRIOR TO REMODEL OF THE SITE.

BRASS CAP STREET MONUMENTS WERE FOUND AT THE INTERSECTIONS OF 25TH STREET AND F AVENUE AND LAKE STREET AND F AVENUE.

A LINE BEARING DUE NORTH BETWEEN SAID BRASS CAP MONUMENTS IN F AVENUE WAS USED AS THE BASIS OF BEARINGS FOR THIS SURVEY.

THE AMENDED PLAT OF WEST OGDEN ADDITION TO THE CITY OF OGDEN SURVEYED BY TUSH AND FARIS IN NOVEMBER OF 1890, THE OGDEN CITY PLAT RECORDED AS DRAWING NO. 2661-A, AND OGDEN CITY PLAT RECORDED AS DRAWING NO. 2661; WERE USED AS REFERENCE FOR THIS SURVEY.

BOUNDARIES OF THE PARCELS WERE ESTABLISHED BY INFORMATION OF RECORD AND FOUND EVIDENCE OF OCCUPATION ON THE GROUND.

PROPERTY CORNERS ARE SET AS INDICATED HEREON.

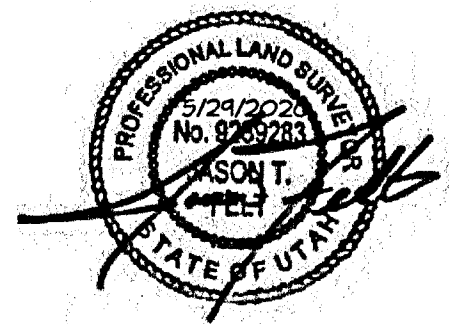
BOUNDARY DESCRIPTIONS

ALL OF LOTS 8 TO 24, INCLUSIVE, BLOCK 13, ALL OF BLOCK 14, AND ALL OF THE VACATED PORTION OF LAKE STREET BETWEEN SAID BLOCKS WEST OGDEN ADDITION, OGDEN CITY, WEBER COUNTY, UTAH, TOGETHER WITH THAT PORTION OF THE VACATED ALLEY WITHIN BLOCK 13, ABUTTING LOTS 8-12 ON THE SOUTH AND LOTS 13-17 ON THE NORTH, (E# 2016042) TOGETHER WITH THE VACATED SOUTHERLY 14.5 FEET OF 25TH STREET, ABUTTING ON THE NORTH, (E#2049148) BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT
CONTAINS: 163,751 SQ.FT.

SURVEYOR'S CERTIFICATE

I, JASON T. FELT DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH, AND THAT I HOLD CERTIFICATE NO. 9234283, IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS LICENSING ACT IN THE STATE OF UTAH, AND THAT I HAVE MADE A SURVEY OF THE HEREON DESCRIBED PROPERTY ACCORDING TO SECTION 17-23-17 AND THAT THIS PLAT CORRECTLY SHOWS THE TRUE DIMENSIONS OF THE PROPERTY SURVEYED.



RECEIVED
JUN 25 2021
BY: G747

LEGEND

NOT ALL ITEMS IN THE LEGEND MAY BE APPLICABLE

- BOUNDARY LINE
- CENTERLINE
- EASEMENT LINE
- SETBACK LINE
- IRR - EX. IRRIGATION LINE
- OHP - EX. OVERHEAD POWER LINE
- SD - EX. STORM DRAIN
- SS - EX. SANITARY SEWER
- SW - EX. SECONDARY WATERLINE
- T - EX. TELEPHONE LINE
- CTV - EX. CABLE TV LINE
- G - EX. GAS LINE
- CUL - EX. CULINARY WATERLINE
- SECTION CORNER
- STREET MONUMENT
- EG 4250 - EG CONTOUR MINOR
- EG 4250 - EG CONTOUR MAJOR
- EXISTING ASPHALT
- EXISTING CURB & GUTTER
- EXISTING TREE
- PROPERTY CORNER TO BE SET WITH 5/8" REBAR & CAP OR NAIL & WASHER STAMPED "SILVERPEAK ENG"
- PROPERTY CORNER FOUND

