

NORTHWEST CORNER SEC. 33,
T7N, R1E, S.L.B.&M.

DAVE JESSUP
220420018

S85°21'07"W 305.77'

KYLINE MOUNTAIN
PROPERTIES
PARTNERS LP
220400026

SHANE & AMY DUNLEAVY
2310 N PANORAMA CIRCLE
220410004
CONT. 63,578 SQ.FT.

KARL LUNDIN
220410004

SOUTHWEST CORNER SEC. 33,
T7N, R1E, S.L.B.&M.

BOUNDARY DESCRIPTION

ALL OF LOT 22, BIG SKY ESTATES NUMBER 1, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE WITH THE WEBER COUNTY RECORDER, CONTAINING 63,578 SQ.FT.

SCALE: 1" = 20'
DATE: 10/28/20
DESIGN: _____
DRAWN: KHW
CHECKED: KHW
DWG.: _____

DATE	REVISIONS DESCRIPTION

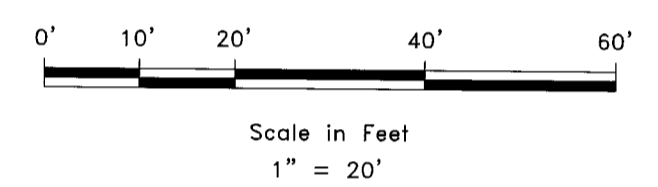
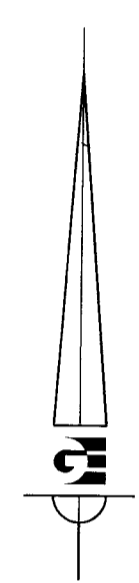
REGISTERED
FEB 16 2021
BY: KHW

PROPERTY SURVEY FOR SHANE DUNLEAVY
2310 N PANORAMA CIRCLE, LIBERTY, UTAH
LOCATED IN THE WEST HALF OF SECTION 33,
TOWNSHIP 7 NORTH, RANGE 1 EAST, S.L.B. AND M.

GARDNER ENGINEERING
CIVIL, LAND PLANNING
MUNICIPAL, LAND SURVEYING

5150 SOUTH 375 EAST OGDEN, UT
OFFICE: 801.476.0202 FAX: 801.476.0066

S1
1



LEGEND

- ◆ WEBER COUNTY MONUMENT AS NOTED
- SET 24" REBAR AND CAP MARKED GARDNER ENGINEERING (OR AS NOTED)
- SUBJECT PROPERTY BOUNDARY
- LOT LINE
- - - ADJACENT PARCEL
- - - SECTION LINE
- - - EASEMENT
- x - EXISTING FENCE LINE

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH AND SET THE PROPERTY CORNERS OF THE PARCEL AS SHOWN AND DESCRIBED HEREON. THE SURVEY WAS ORDERED BY SHANE DUNLEAVY, THE BASIS OF BEARING IS THE WEST LINE OF SECTION 33, TOWNSHIP 7 NORTH, RANGE 1 EAST, S.L.B.&M. WHICH BEARS NORTH 00°03'24" EAST, WEBER COUNTY, UTAH NORTH, NAD 83 STATE PLANE GRID BEARING. THE BOUNDARY WAS DETERMINED BY WARRANTY DEED RECORDED AS ENTRY NUMBER 3069994, AND DEEDS OF ADJOINING PROPERTY OWNERS. THE DEDICATED PLAT OF BIG SKY ESTATES NO. 1 WAS ALSO USED TO DETERMINE BOUNDARY LOCATION ALONG WITH THE FOUND MONUMENTS AS SHOWN AND DESCRIBED HEREON.

SURVEYOR'S CERTIFICATE

I, KLINT H. WHITNEY, DO HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH AND THAT I HOLD CERTIFICATE NO. 8227228 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT; I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS RECORD OF SURVEY PLAT IN ACCORDANCE WITH SECTION 17-23-20 AND HAVE VERIFIED ALL MEASUREMENTS; THAT THE REFERENCE MONUMENTS SHOWN ON THIS RECORD OF SURVEY PLAT ARE LOCATED AS INDICATED AND ARE SUFFICIENT TO RETRACE OR REESTABLISH THIS SURVEY; AND THAT THE INFORMATION SHOWN HEREIN IS SUFFICIENT TO ACCURATELY ESTABLISH THE LATERAL BOUNDARIES OF THE HEREIN DESCRIBED TRACT OF REAL PROPERTY.

SIGNED THIS 17TH DAY OF FEBRUARY, 2021.

