

RECORD BOUNDARY DESCRIPTION (PARCEL 240490029)

PART OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 7 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, AND LOT 11 OF PLAT "B" PLAIN CITY SURVEY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE NORTH 1/2 OF LOT 11 PLAT "B" PLAIN CITY SURVEY, WHICH IS NORTH 00°41'58" EAST 1315.79 FEET, AND NORTH 88°26'10" WEST 108.98 FEET FROM THE SOUTHEAST CORNER OF SAID SECTION 32; RUNNING THENCE SOUTH 01°33'50" WEST 132.25 FEET ALONG THE EAST LINE OF SAID LOT 11; THENCE NORTH 88°26'10" WEST 330.00 FEET TO THE EAST LINE OF LOT 10 OF SAID PLAT "B" PLAIN CITY SURVEY; THENCE NORTH 01°33'50" EAST 792.50 FEET ALONG SAID EAST LINE TO THE SOUTH RIGHT-OF-WAY LINE OF 2200 NORTH STREET; THENCE SOUTH 88°26'10" EAST 198.00 FEET ALONG SAID SOUTH LINE TO THE EAST LINE OF THE WEST 1/2 OF THE NORTH 1/2 OF LOT 11 SAID PLAT "B" PLAIN CITY SURVEY; THENCE SOUTH 01°33'50" WEST 660.25 FEET ALONG SAID EAST LINE TO THE SOUTH LINE OF THE NORTH 1/2 OF SAID LOT 11; THENCE SOUTH 88°26'10" EAST 132.00 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING. CONTAINS 174.372 SQ FT OR 4.00 ACRES, MORE OR LESS.

RECORD BOUNDARY DESCRIPTION (PARCEL 240490010)

THE EAST 132 FEET OF THE NORTH 1/2 OF LOT 11, PLAT B, PLAIN CITY SURVEY, SITUATED IN THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, WEBER COUNTY, UTAH, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 11, RUNNING THENCE SOUTH 0°43' WEST 660.25 FEET, THENCE NORTH 89°17' EAST 132 FEET, THENCE NORTH 0°43' EAST 660.25 FEET; THENCE SOUTH 89°17' EAST 132 FEET TO THE POINT OF BEGINNING.

RECORD BOUNDARY DESCRIPTION (PARCEL 240490024)

PART OF LOT 12, PLAT B, PLAIN CITY SURVEY; BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 12 AND RUNNING THENCE SOUTH 0°43' WEST 660.25 FEET; THENCE EAST 115 FEET; THENCE NORTH 0°43' EAST 660.25 FEET; THENCE WEST 115 FEET TO THE POINT OF BEGINNING.

RECORD BOUNDARY DESCRIPTION (PARCEL 240490032)

PART OF LOT 12, PLAT B, PLAIN CITY SURVEY, BEGINNING AT THE SOUTHEAST CORNER OF LOT 12, RUNNING THENCE NORTH 660.25 FEET TO THE CENTER LINE OF LOT 12, THENCE WEST 330 FEET TO THE WEST LINE OF LOT 12, THENCE SOUTH 43' WEST 535.25 FEET, THENCE EAST 137 FEET, THENCE SOUTH 125 FEET, THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 193 FEET TO THE PLACE OF BEGINNING, TOGETHER WITH THAT PORTION NORTH AND EAST OF THE BOUNDARY LINE AGREEMENT RECORDED MARCH 16, 2017 AS E# 2847551, LESS AND EXCEPTING THEREFROM THAT PORTION SOUTH AND WEST OF THE BOUNDARY LINE AGREEMENT RECORDED MARCH 16, 2017 AS E#2847551..

ADJUSTED BOUNDARY DESCRIPTION (PARCEL 240490029)

A PART OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 7 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT BEING LOCATED SOUTH 89°23'54" EAST 2654.87 FEET ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER AND NORTH 0°41'59" EAST 1190.84 FEET ALONG THE EAST LINE OF SAID SECTION AND NORTH 90°00'00" WEST 265.11 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION; RUNNING THENCE NORTH 88°26'10" WEST 175.84 FEET; THENCE NORTH 1°33'50" EAST 792.49 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF 2200 NORTH; THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE SOUTH 88°26'10" EAST 175.84 FEET; THENCE SOUTH 1°33'50" WEST 792.49 FEET TO THE POINT OF BEGINNING. CONTAINING 139,350 SQUARE FEET OR 3.20 ACRES MORE OR LESS.

ADJUSTED BOUNDARY DESCRIPTION (PARCEL 240490010)

A PART OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 7 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT BEING LOCATED SOUTH 89°23'54" EAST 2654.87 FEET ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER AND NORTH 0°41'59" EAST 1190.84 FEET ALONG THE EAST LINE OF SAID SECTION AND NORTH 90°00'00" WEST 265.11 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION; RUNNING THENCE NORTH 1°33'50" EAST 792.49 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF 2200 NORTH; THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE SOUTH 88°26'10" EAST 154.16 FEET; THENCE SOUTH 1°33'50" WEST 792.50 FEET TO THE POINT OF BEGINNING. CONTAINING 122,173 SQUARE FEET OR 2.80 ACRES MORE OR LESS.

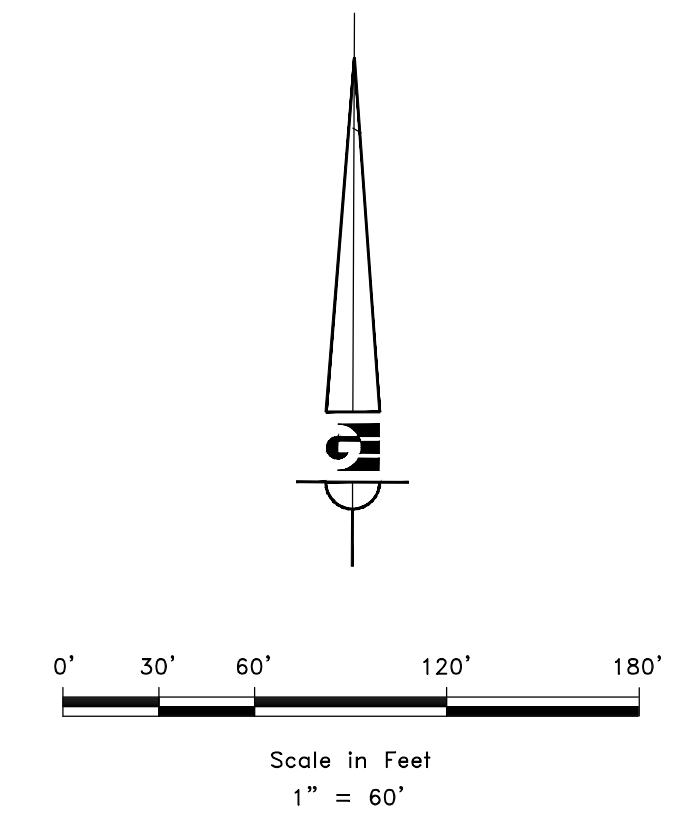
ADJUSTED BOUNDARY DESCRIPTION (PARCEL 240490024)

A PART OF THE SOUTH HALF OF SECTION 32 AND SECTION 33, TOWNSHIP 7 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT BEING LOCATED SOUTH 89°23'54" EAST 2654.87 FEET ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER AND NORTH 0°41'59" EAST 1183.48 FEET ALONG THE EAST LINE OF SAID SECTION AND NORTH 90°00'00" EAST 4.04 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION; RUNNING THENCE NORTH 88°26'03" WEST 115.00 FEET; THENCE NORTH 1°33'50" EAST 792.50 TO THE SOUTH RIGHT-OF-WAY LINE OF 2200 NORTH STREET; THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE SOUTH 88°26'10" EAST 115.00 FEET; THENCE SOUTH 1°33'50" WEST 997.73 FEET TO THE POINT OF BEGINNING. CONTAINING 91,138 SQUARE FEET OR 2.09 ACRES MORE OR LESS.

ADJUSTED BOUNDARY DESCRIPTION (PARCEL 240490010)

A PART OF THE SOUTH HALF OF SECTION 32 AND SECTION 33, TOWNSHIP 7 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT BEING LOCATED SOUTH 89°23'54" EAST 2654.87 FEET ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER AND NORTH 0°41'59" EAST 1183.48 FEET ALONG THE EAST LINE OF SAID SECTION AND NORTH 90°00'00" EAST 4.04 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION; RUNNING THENCE NORTH 1°33'50" EAST 131.99 FEET; THENCE SOUTH 88°26'10" EAST 217.75 FEET; THENCE SOUTH 1°33'50" WEST 660.00 FEET TO THE NORTH RIGHT-OF-WAY LINE OF 1975 NORTH STREET; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE NORTH 88°26'10" WEST 200.00 FEET; THENCE NORTH 1°14'51" EAST 322.73 FEET; THENCE NORTH 88°13'14" WEST 130.6 FEET; THENCE NORTH 1°27'46" EAST 204.80 FEET; THENCE SOUTH 88°26'03" EAST 115.00 FEET TO THE POINT OF BEGINNING. CONTAINING 161,812 SQUARE FEET OR 3.71 ACRES MORE OR LESS.

RECEIVED
SEP 17 2021
FILE # 6990



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

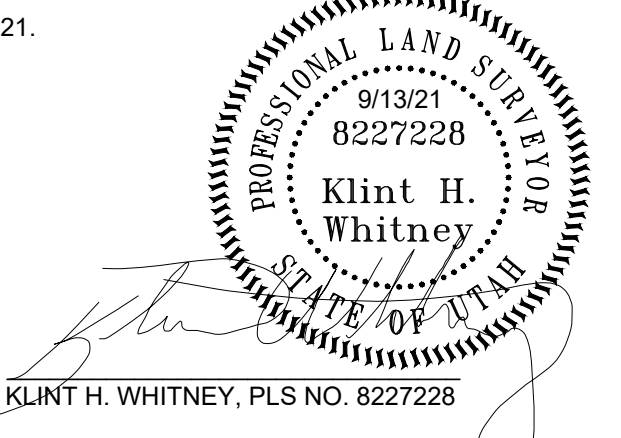
NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO DO A BOUNDARY ADJUSTMENT OF THE PARCEL(S) AS SHOWN AND DESCRIBED HEREON. THE SURVEY WAS ORDERED BY JEFFERY EAST. THE BASIS OF BEARING IS THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 7 NORTH, RANGE 2 WEST OF THE SALT LAKE BASE AND MERIDIAN, WHICH BEARS SOUTH 89°05'40" EAST, WEBER COUNTY, UTAH NORTH, NAD 83 STATE PLANE GRID BEARING. THE BOUNDARY WAS DETERMINED BY WARRANTY DEED(S) RECORDED AS ENTRY NUMBER 2365844, 1743923, 1743922, 2847587, 2849835 AND DEEDS OF ADJOINING PROPERTY OWNERS. RECORD OF SURVEY NUMBERS 4082, 1738, 5790, AND THE DEDICATED PLATS OF WAKEFIELD SUBDIVISION AND WAKEFIELD SUBDIVISION NO. 2 WERE 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 13th DAY OF SEPTEMBER, 2021.



SCALE: 1" = 60'	DATE: 5/12/21	DESIGN: _____	DRAWN: KHW	CHECKED: KHW
REVISIONS				
DATE	DESCRIPTION			
DWG. NO.: 162001 - MISC SURVEY 174 - JEFFERY EAST SURVEY (WARRANTY EAST PLAT DWG)				

BOUNDARY ADJUSTMENT FOR JEFF EAST
 4341 WEST 2200 NORTH, PLAIN CITY, UTAH
 LOCATED IN THE S.E. 1/4 OF SEC. 32, & THE S.W. 1/4 OF SEC. 33
 TOWNSHIP 7 NORTH, RANGE 2 WEST, 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