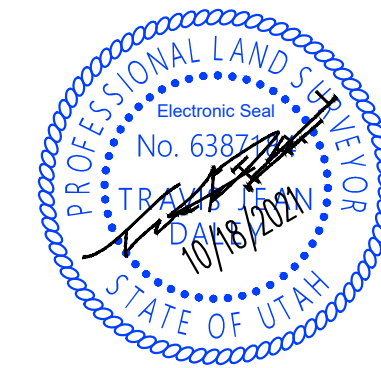


**SURVEYOR'S CERTIFICATE**

I, TRAVIS J. DALEY, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, HOLDING CERTIFICATE NUMBER 4938744, AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT I HAVE DIRECTLY SUPERVISED A SURVEY OF THE PARCEL(S) OF LAND REPRESENTED HEREON.



TRAVIS J. DALEY  
PLS NO. 6387184  
DATE: OCTOBER 18, 2021

**RECORD DESCRIPTIONS**

SPECIAL WARRANTY DEED IN FAVOR OF NELSON INTERMOUNTAIN CRANE, INC. - ENTRY NO. 3042970 (VERBATIM);

PARCEL 1: BEGINNING AT A POINT IN THE SOUTH LINE OF 2ND STREET, OGDEN CITY, WEBER COUNTY, UTAH, SAID POINT BEGINNING 1435.5 FEET SOUTH AND 507.5 FEET WEST FROM THE NORTHEAST CORNER OF THE NORTHEAST QUARTER SECTION 18, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN; THENCE WEST ALONG SOUTH LINE OF SAID STREET, 105.3 FEET; THENCE SOUTH 290 FEET; THENCE WEST 181 FEET, MORE OR LESS TO A POINT 45.7 FEET EAST OF THE EXISTING EAST RIGHT-OF-WAY LINE OF THE O.S.L. RAILROAD; THENCE SOUTH 426.1 FEET; THENCE EAST 386.3 FEET; THENCE NORTH 716.1 FEET TO THE POINT OF BEGINNING. (PARCEL NO. 12-094-0016)

PARCEL 2: A STRIP OF LAND 45.7 FEET IN WIDTH AND 426.1 FEET LONG SITUATED IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 18, RUNNING SOUTH 1435.5 FEET; THENCE WEST 839.5 FEET TO THE EAST RIGHT-OF-WAY LINE OF THE O.S.L. RAILROAD; THENCE SOUTH ALONG SAID EAST RIGHT-OF-WAY LINE 290 FEET TO A POINT OF BEGINNING; THENCE CONTINUE SOUTH ALONG THE EAST RIGHT OF WAY LINE OF SAID O.S.L. RAILROAD, 426.1 FEET; THENCE EAST 45.7 FEET; THENCE NORTH 426.1 FEET; THENCE WEST, 45.7 FEET TO BEGINNING. (SERIAL NO 12-094-0026)

PARCEL 3: AN IRREGULAR STRIP OF LAND SITUATED IN THE EAST 1/2 OF THE EAST 1/2 OF SECTION 18, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE NORTHEAST CORNER OF SAID SECTION 18, RUNNING SOUTH 1435.5 FEET; THENCE WEST 839.5 FEET MORE OR LESS TO THE EXISTING EAST RIGHT-OF-WAY LINE OF THE O.S.L. RAILROAD; THENCE SOUTH 0°37' WEST ALONG SAID EAST RIGHT-OF-WAY LINE 716.1 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 0°37' WEST ALONG SAID EAST RIGHT-OF-WAY LINE FOR 1496 FEET, MORE OR LESS, TO THE CENTER OF MILL CREEK; THENCE SOUTH 64°53' EAST ALONG CENTER OF MILL CREEK 88.8 FEET; THENCE NORTH 0°37' EAST, BEING 81 FEET DISTANT AT RIGHT ANGLES TO SAID EAST RIGHT-OF-WAY LINE 763.7 FEET; THENCE SOUTH 72°45' EAST 16.5 FEET; THENCE NORTH 0°37' EAST 220 FEET; THENCE NORTH 80°27' WEST 16.5 FEET; THENCE NORTH 0°37' EAST, BEING 81 FEET DISTANT AT RIGHT ANGLES TO SAID EAST RIGHT-OF-WAY LINE A DISTANT OF 534 FEET; THENCE WEST 81 FEET TO BEGINNING. (SERIAL NO. 12-094-0027).

WARRANTY DEED IN FAVOR OF MONTGOMERY AKA DAVID STONE MONTGOMERY AND SHANNA M. LEAVITT - ENTRY NO. 1675631 (VERBATIM);

PARCEL 5, 6 AND 7  
A PART OF THE SOUTHWEST QUARTER AND THE NORTHWEST QUARTER OF SECTION 17, AND THE SOUTHEAST QUARTER AND THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18, IN THE TOWNSHIP 6 NORTH, RANGE 1 WEST, OF THE SALT LAKE BASE AND MERIDIAN, UNITED STATES SURVEY: BEGINNING AT A POINT SOUTH 256.42 FEET FROM THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 18, RUNNING THENCE NORTH 72°45' WEST 795.00 FEET, MORE OR LESS, TO THE RIGHT OF WAY OF THE RAILROAD; THENCE NORTH ALONG SAID RAILROAD RIGHT OF WAY 206.00 FEET; THENCE SOUTH 88° EAST 895.14 FEET TO A POINT 133.27 FEET EAST AND 141.93 FEET NORTH 0°15' EAST FROM THE WEST QUARTER SECTION CORNER OF SECTION 17; THENCE NORTH 0°15' EAST 537.29 FEET, THENCE EAST 699.5 FEET; THENCE SOUTH 279.10 FEET; THENCE WEST 375.5 FEET; THENCE SOUTH 0°30' WEST 652.00 FEET, MORE OR LESS, TO A POINT THAT IS EAST 458.80 FEET FROM THE PLACE OF BEGINNING; RUNNING THENCE WEST 458.80 FEET TO THE PLACE OF BEGINNING; SUBJECT TO A RIGHT OF WAY 15.00 FEET WIDE DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT OF LAND IN SAID SECTION 17, WHICH POINT IS EAST 133.27 FEET AND NORTH 0°15' EAST 679.22 FEET FROM THE WEST QUARTER SECTION CORNER OF SECTION 17, RUNNING THENCE EAST 15.00 FEET; THENCE SOUTH 0°15' WEST 279.10 FEET; THENCE EAST 309.00 FEET; THENCE SOUTH 15.00 FEET; THENCE WEST 324.00 FEET; THENCE NORTH 0°15' EAST 294.10 FEET TO BEGINNING. ALSO GRANTING A RIGHT OF WAY 15.00 FEET WIDE FROM THE NORTH END OF THE ABOVE DESCRIBED RIGHT OF WAY NORTH 0°15' EAST TO SECOND STREET.

PARCEL 9:  
PART OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, U.S. SURVEY: BEGINNING NORTH 00°15' EAST 141.93 FEET FROM THE SOUTHWEST CORNER OF SAID NORTHEAST QUARTER SECTION; RUNNING THENCE SOUTH 88° EAST 133.27 FEET, THENCE NORTH 00°15' EAST 293.43 FEET, THENCE NORTH 88° WEST 232.98 FEET, THENCE NORTH 2° WEST 22.57 FEET, THENCE NORTH 88° WEST 662.16 FEET TO RAILROAD RIGHT OF WAY AS DESCRIBED IN DEED, RECORDED NOVEMBER 2, 1915 IN BOOK, 76 OF DEEDS PAGE 159, THENCE SOUTH ALONG RIGHT OF WAY 316 FEET, THENCE SOUTH 88° EAST 761.87 FEET TO BEGINNING.

**BOUNDARY LINE AGREEMENT DESCRIPTION**

AN AGREED UPON BOUNDARY LINE SITUATE IN THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, WEBER COUNTY, UTAH DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH IS 2768.53 FEET N.89°07'16" W. AND 713.68 FEET AND 671.68 FEET S.00°52'40" W. FROM THE FOUND OGDEN CITY MONUMENT AT THE INTERSECTION OF WALL AVENUE AND SECOND STREET, AND RUNNING THENCE N.86°44'37" W. 268.19 FEET, ALONG AN EXISTING FENCE LINE; THENCE S.00°42'49" W. 517.03 FEET TO THE NORTHWEST CORNER OF LOT 11 OF THE FOREST GROVE SUBDIVISION PHASE NO.2, SAID POINT IS ALSO THE POINT OF TERMINUS OF THE HEREIN DESCRIBED AGREED UPON BOUNDARY LINE.

**SURVEYOR'S NARRATIVE**

IT IS THE INTENT OF THIS PLAT AND THE SURVEY ON WHICH IT IS BASED TO CORRECTLY REPRESENT THE HISTORIC FENCE LINES AND PROPERTY CORNERS OF THE SURVEYED PARCEL DESCRIBED HEREON AS REQUESTED BY THE UTAH TRANSIT AUTHORITY, NELSON INTERMOUNTAIN CRANE, AND DAVID S. MONTGOMERY, ET AL TO AGREE UPON AND RECORD THE HISTORICALLY OCCUPIED PARCEL LINES AS SHOWN, AS SUCH NO PROPERTY CORNERS WERE SET AT THE TIME OF THIS SURVEY. THE BASIS OF BEARING FOR THIS SURVEY IS S.01°03'29"E. ALONG THE MONUMENT LINE IN WALL AVENUE BETWEEN THE FOUND OGDEN CITY SURVEY MONUMENTS AT THE INTERSECTION OF WALL AVENUE AND NORTH STREET AND WALL AVENUE AND 2ND STREET. THE FIELD DATA FOR THIS SURVEY WAS COLLECTED IN AUGUST, 2021.

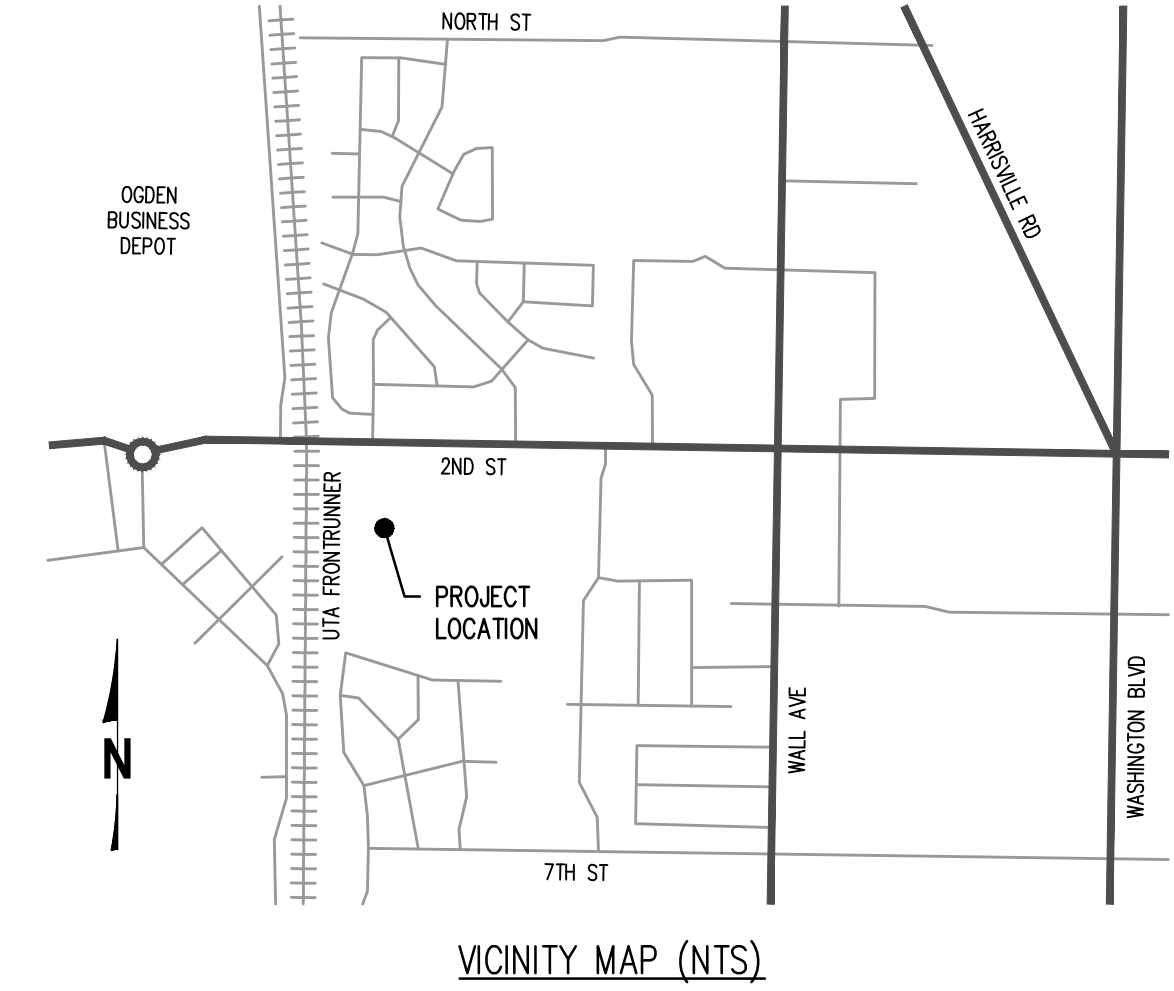
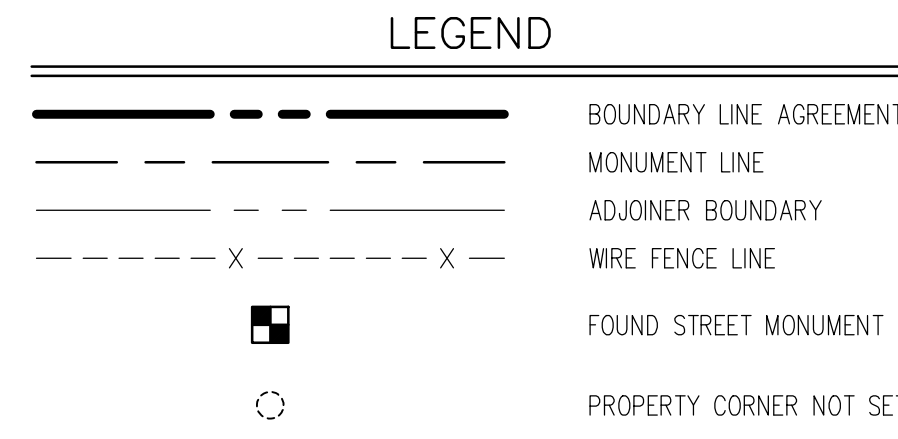
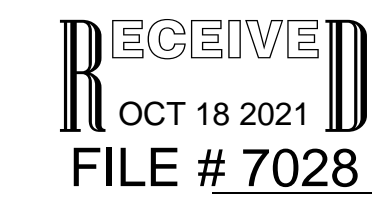
AS PART OF THIS SURVEY, MERIDIAN HAS CONDUCTED FIELD SEARCHES FOR EVIDENCE AND MONUMENTATION. FOUND EVIDENCE AND MONUMENTATION ARE REPRESENTED HEREON. RECORD DOCUMENTS SHOWN BELOW HAVE BEEN REVIEWED AND CONSIDERED AS PART OF THIS SURVEY. THERE MAY EXIST OTHER EVIDENCE, MONUMENTATION, AND DOCUMENTS THAT COULD AFFECT THIS SURVEY. ANY NEW EVIDENCE, MONUMENTATION, OR DOCUMENTS CONTRADICTORY TO THIS SURVEY SHOULD BE PRESENTED TO THE SURVEYOR FOR HIS REVIEW AND CONSIDERATION.

1. SPECIAL WARRANTY DEED IN FAVOR OF NELSON INTERMOUNTAIN CRANE, INC. - ENTRY NO. 3042970,
2. WARRANTY DEED IN FAVOR OF MONTGOMERY AKA DAVID STONE MONTGOMERY AND SHANNA M. LEAVITT - ENTRY NO. 1675631.
3. FOREST GROVE SUBDIVISION NO 1 - ENTRY NO. 1582387.
4. FOREST GROVE SUBDIVISION NO 2 - ENTRY NO. 1910514.
5. FORT BINGHAM PHASE 5 - ENTRY NO. 2252216.
6. RECORD OF SURVEY, CANYON RANCHES - OGDEN FILED BY GREAT BASIN ENGINEERING MAY 14TH, 2009.
7. OGDEN SURVEY BIBLE PLAT 2606, 2608, 2609, 2620 AND 2621.
8. WEBER COUNTY OWNERSHIP MAP OF THE NORTHEAST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN.
9. RECORD DESCRIPTIONS OF ADJOINING PARCELS SHOWN HEREON AS RESEARCHED WITHIN THE OFFICE OF THE WEBER COUNTY RECORDER.

**SURVEY NOTES**

1. EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS PLAT, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS, BUILDING SETBACK LINES OR LIMITS; RESTRICTIVE COVENANTS; SUBDIVISION RESTRICTIONS; PERMITTING ISSUES, ZONING OR OTHER LAND USE REGULATIONS; AND ANY OTHER FACTS THAT A CURRENT TITLE COMMITMENT AND REPORT MAY DISCLOSE.
2. THIS PLAT AND THE SURVEY ON WHICH IT IS BASED IS VALID ONLY IF THE SURVEYOR'S SEAL AND SIGNATURE IS PRESENT. THE ORIGINAL PLAT WAS SEALED IN BLUE INK.
3. NO ATTEMPT HAS BEEN MADE AS A PART OF THIS SURVEY TO OBTAIN OR SHOW DATA CONCERNING THE EXISTENCE, SIZE, DEPTH, CONDITION, CAPACITY, OR LOCATION OF ANY SURFACE OR SUBSURFACE UTILITY OR SERVICE FACILITY.
4. THIS SURVEY DISCLOSES BOUNDARY LINES AND PROPERTY CORNER LOCATIONS ONLY. OTHER THAN SHOWN ON THIS PLAT, NO ATTEMPT HAS BEEN MADE AS PART OF THIS SURVEY TO SHOW THE EXISTENCE OF ANY BUILDING, STRUCTURE, DRIVE, WALK, ASPHALT, CONCRETE, FENCING OR ANY OTHER SURFACE OR SUBSURFACE STRUCTURE OR IMPROVEMENT.
5. LAND USE REGULATIONS AND CURRENT ZONING REQUIREMENTS OR RESTRICTIONS HAVE NOT BEEN DETERMINED AND ARE NOT A PART OF THIS SURVEY.
6. THIS PLAT AND THE SURVEY ON WHICH IT IS BASED, IS MADE FOR THE ORIGINAL PURCHASER AND NAMED PARTIES OF THIS SURVEY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
7. THE WORDS "CERTIFY" AND "CERTIFICATE" AS SHOWN AND USED HEREON MEANS AN EXPRESSION OF PROFESSIONAL OPINION REGARDING THE FACTS DISCLOSED TO THE SURVEYOR OR INFORMATION IN POSSESSION OF THE SURVEYOR AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE OF LEGAL OWNERSHIP, EXPRESSED OR IMPLIED.
8. CONTRACTOR MUST OBTAIN A PERMIT BEFORE BEGINNING WORK WITHIN THIRTY FEET OF AN ESTABLISHED COUNTY SURVEY MONUMENT, PER UTAH STATE CODE 17-23-14 SUBSECTIONS 2 AND 4.

(M) BEARING AND/OR DISTANCE DATA TAKEN FROM SURVEYED MEASUREMENTS.  
(O) BEARING AND/OR DISTANCE DATA TAKEN FROM OGDEN SURVEY BIBLE PLAT.



NO.	REVISIONS	BY	DATE

**MERIDIAN ENGINEERING, INC.**  
1025 SOUTH LAUREL AVE SUITE 102  
SALT LAKE CITY, UTAH 84143  
PHONE (801) 866-1315 FAX (801) 568-1319

**UTAH TRANSIT AUTHORITY**  
669 WEST 200 SOUTH  
SALT LAKE CITY, UTAH 84101

**RECORD OF SURVEY**  
PROJECT ADDRESS: 473 WEST 2ND ST,  
OGDEN, UTAH 84404  
SITUATE IN THE NORTHEAST 1/4 OF  
SECTION 18, T6N, R1W, SL&M

**COMP. FILE**  
18077\_ROS

**PROJECT NO.**  
18077

**SHEET NO.**  
1 OF 1