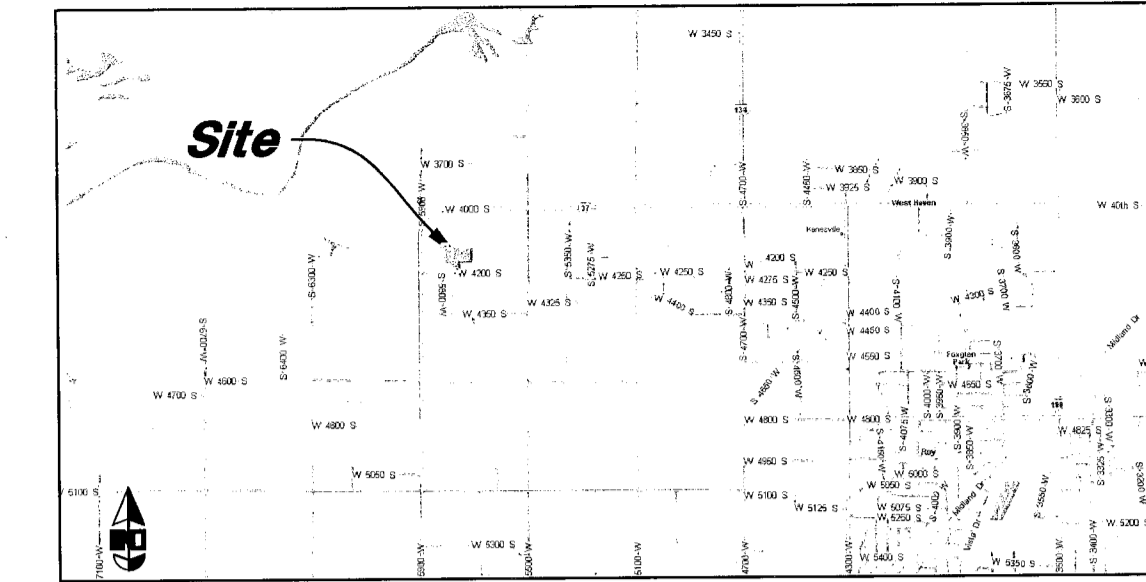


NARRATIVE

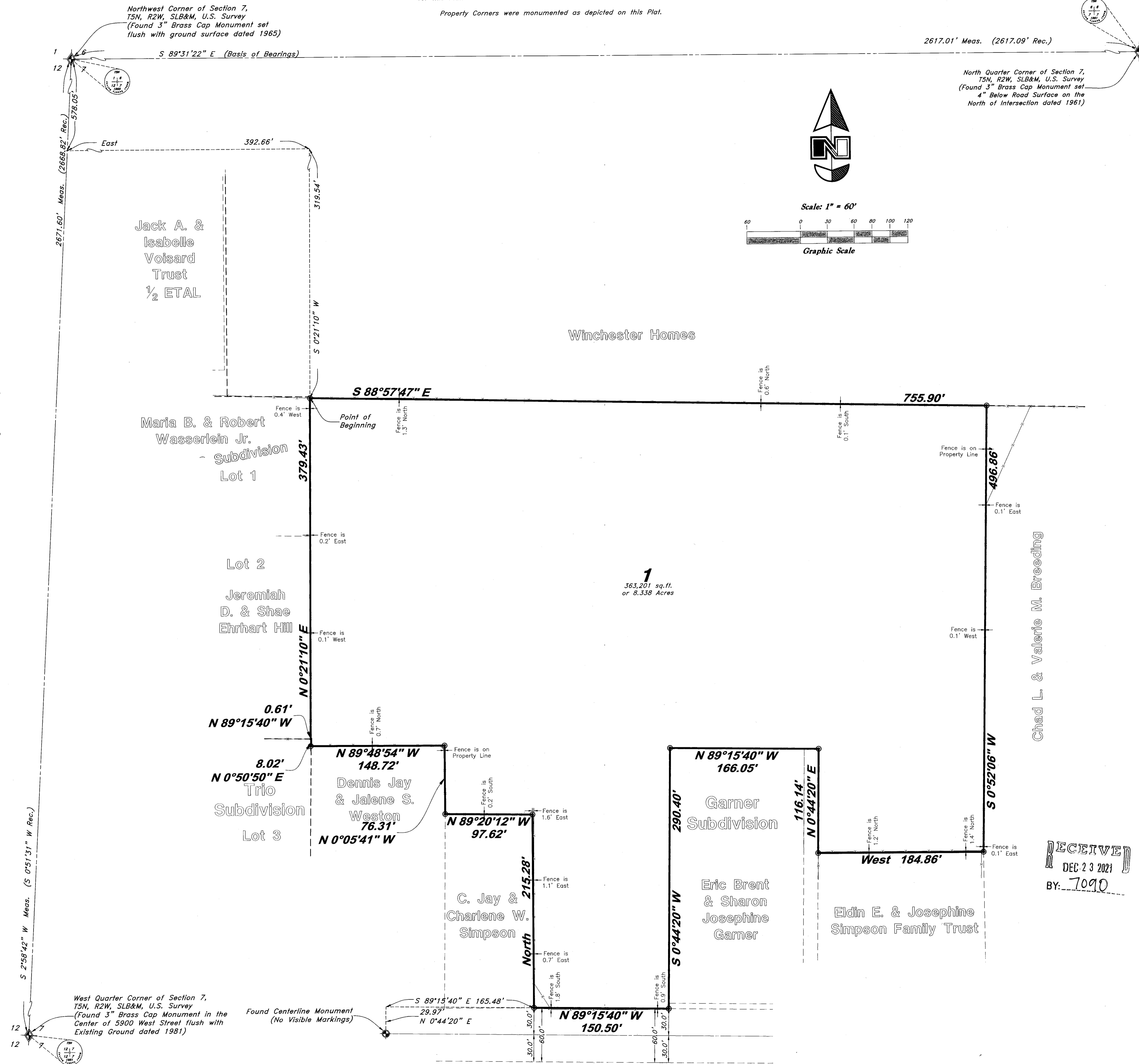
This Survey was requested by Mr. Brent Nelson of Winchester Homes for the purpose of providing Record Information for this site.

A Line between monuments found in The Northwest and the West Quarter Corners of Section 7 with a bearing of South 89°31'22" East was used as the Basis of Bearings for this Plat.

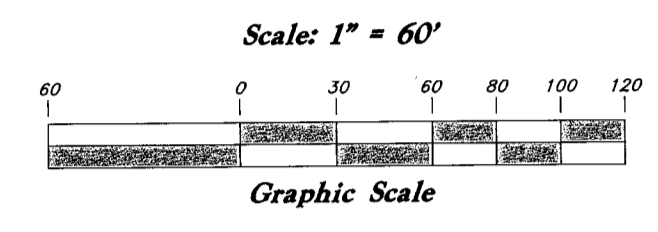
Property Corners were monumented as depicted on this Plat.



VICINITY MAP
Not to Scale



- Legend**
- Monument to be set
 - (Rad.) Radial Line
 - (N/R) Non-Radial Line
 - PUE Public Utility Easement
 - PU&DE Public Utility & Drainage Easement
 - - - Fence
 - Set Hub & Tack
 - Set 6" Spike in Curb
 - ▲ Extension of Property
 - Set 5/8" x 24" Long Rebar & Cap w/ Lathe



RECORD DESCRIPTION

PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY; BEGINNING AT A POINT 874.5 FEET SOUTH AND 1493 FEET WEST FROM THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 7, AND RUNNING THENCE SOUTH 679 FEET TO THE NORTH LINE OF 4200 SOUTH STREET, THENCE WEST TO THE SOUTHEAST CORNER OF GARNER SUBDIVISION, THENCE NORTH 0°44'20" EAST 290.40 FEET; THENCE NORTH 89°15'40" WEST 150.00 FEET, THENCE SOUTH 0°44'20" WEST 290.40 FEET TO THE NORTH LINE OF 4200 SOUTH STREET, THENCE WEST 150.00 FEET, THENCE NORTH 217 FEET, THENCE WEST 100 FEET, THENCE NORTH 0°30' WEST 73.4 FEET, THENCE SOUTH 89°30' WEST 150 FEET, THENCE NORTH 0°30' WEST 380.81 FEET MORE OR LESS, TO A POINT WEST OF BEGINNING, THENCE EAST 751 FEET MORE OR LESS, TO THE POINT OF BEGINNING.

EXCEPT: PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY; BEGINNING AT A POINT 874.5 FEET SOUTH, 1493 FEET WEST, 679 FEET SOUTH TO THE NORTH LINE OF 4200 SOUTH STREET, AND WEST TO THE SOUTHEAST CORNER OF GARNER SUBDIVISION FROM THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 7, RUNNING THENCE EAST, ALONG STREET, 17 FEET; THENCE NORTH 290.40 FEET PARALLEL TO THE EAST LINE OF GARNER SUBDIVISION; THENCE NORTH 89°15'40" WEST 17 FEET; THENCE SOUTH 290.40 FEET ALONG THE EAST LINE OF GARNER SUBDIVISION TO THE POINT OF BEGINNING.

DESCRIPTION

A part of the Northwest Corner of Section 7, Township 5 North, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, Hooper City, Weber County, Utah, more particularly described as follows:

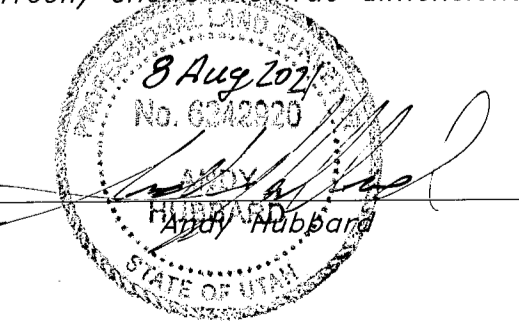
Beginning at a point on the Southerly Line of the Winchester Homes Property, said point being 578.05 feet South 2°58'42" West along the Section Line, 392.66 feet due East and 319.54 feet South 0°21'10" West from the Northwest Corner of said Section 7; and running thence along said Southerly Line South 88°57'47" East 755.90 feet to the Westerly Line of the Chad L. & Valerie M. Breeding Property; thence South 0°52'06" West 496.86 feet along said fence line; thence due West 184.86 feet to the East Boundary line of the Garner Subdivision, Hooper City, Weber County, Utah; thence three (3) courses along the West, North and West Boundary Lines of said Gardner Subdivision as follows: (1) North 0°44'20" East 116.14 feet; (2) North 89°15'40" West 166.05 feet and (3) South 0°44'20" West 290.40 feet to the Northerly Right of Way Line of 4200 South Street; thence along said Northerly Right of Way Line North 89°15'40" West 150.50 feet to the Easterly Line of the C. Jay & Charlene W. Simpson Property; thence along said Easterly and Northerly Lines the following two (2) courses: (1) due North 215.28 feet and (2) North 89°20'12" West 97.62 feet to a point on the Easterly Line of the Dennis Jay & Jalene S. Weston Property; thence along said Easterly and Northerly Lines the following two (2) courses: (1) North 0°05'41" West 76.31 feet and (2) North 89°48'54" West 148.72 feet to a point on the Easterly Line of Lot 3, Trio Subdivision, Hooper City, Weber County, Utah; thence along said Easterly and Northerly Lines the following two (2) courses: (1) North 0°50'50" East 8.02 feet and (2) North 89°15'40" West 0.61 feet; thence North 0°21'10" East 379.43 feet to the Southerly Line of said Winchester Homes Property and the Point of Beginning.

Contains 363,201 Sq. Ft. or 8.338 Acres

RECEIVED
DEC 23 2021
BY: 7090

SURVEYOR'S CERTIFICATE

I, Andy Hubbard do hereby certify that I am a Professional Land Surveyor, and that I hold Certificate No. 6242920, in accordance with Title 58, Chapter 22, of the Professional Engineers and Surveyors Licensing Act, and I have made a survey of the above described property according to Section 17-23-17 and that the above plat correctly shows the true dimensions of the property surveyed.



GREAT BASIN ENGINEERING
 574 S. GUTHRIE, 1475 EAST OGDEN, UTAH 84403
 MAIN (801) 594-4515 FAX (801) 521-0222
 WWW.GREATBASINENGINEERING.COM

Record of Survey
Westview Subdivision
 Approximately 5900 West 4200 South
 Hooper City, Weber County, Utah
 A part of Section 7, T5N, R2W, SLB&M, U.S. Survey

August, 2021
 SHEET NO. **1**
 17N707