

NARRATIVE:

Boundary Consultants was retained by Carl Richey to survey the subject parcel, divide it into the 2 parcels and amend and replace Record of Survey number 7064 as depicted hereon. This survey was carried out using a Trimble R8S GPS System, with ground distances being determined by GEOID Model CONUS 12B @ height 6500.00 feet and no calibration. Basis of Bearing for this survey is Geodetic NORTH as determined by GPS or South 89°08'24" East 2633.90 feet measured between the 1944 GLO brass cap monuments marking the north line of the Northeast Quarter of Section 19, Township 7 North, Range 3 East, Salt Lake Base and Meridian. Record of Survey 7064 contains numerous errors and blunders which this survey will correct. The survey also depicts the Northeast Corner of Section 24, Township 7 North, Range 2 East as a common corner to Section 19, Township 7 North, Range 3 East when in fact it is a closing corner. We have located the Northwest Corner of said Section 19, as depicted hereon and adjusted descriptions to reflect that change. Middle Fork Drive (a.k.a. Evergreen Park Drive) has been placed using its described location in that certain Warranty Deed to Weber County, recorded as Entry 829156, in Book 1375, at Page 1130 of the Weber County Records. The description contains ambiguities when placing the description on the ground holding the Southeast and Northwest corner of said Section 19. The beaten path, paved in areas, of the road also does not align with the described location and meanders outside of its described boundary. We have brought the discrepancies with the road to the attention of the Weber County Surveyor's Office.

DATE: 03-15-22
SCALE: 1"=400'
PROJECT NUMBER: 2160001

LINE TABLE		
LINE	LENGTH	BEARING
L1	953.77'	N21°54'41"W
L2	180.66'	N03°00'04"E
L3	779.70'	N29°29'56"W
L4	290.70'	N19°59'04"W
L5	265.15'	N33°34'19"W
L6	276.73'	N55°50'19"W
L7	846.46'	N21°37'41"W
L8	100.86'	N23°11'33"W
L9	290.08'	N24°45'26"W
L10	97.93'	N21°27'07"W
L11	324.74'	N18°08'49"W
L12	633.72'	N70°31'19"W
L13	389.10'	N57°27'04"W

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C1	182.26'	419.17'	24°54'45"
C2	213.32'	376.08'	32°30'00"
C3	94.29'	567.81'	09°30'52"
C4	107.36'	452.70'	13°35'15"
C5	96.11'	247.30'	22°16'00"
C6	152.68'	255.70'	34°12'38"
C7	216.04'	236.34'	52°22'30"
C8	92.04'	403.45'	13°04'15"

DESCRIPTIONS:

SUBJECT PARCEL 1:
A parcel of land lying and situate in the Northwest Quarter and the East Half of Section 19, Township 7 North, Range 3 East, Salt Lake Base and Meridian.

Beginning at the 1944 GLO brass cap monument marking the North Quarter Corner of said Section 19, thence South 33°32'25" East 4758.22 feet to a point on the east line of the Southeast Quarter of said Section 19 and a number five rebar and cap stamped "PLS 356548"; Thence South 00°02'33" West 1286.32 feet coincident with said east section line to the 1944 GLO brass cap monument marking the Southeast Corner of said Section 19; Thence South 89°59'06" West 478.96 feet coincident with the south line of said Section 19 to a number five rebar and cap stamped "PLS 356548"; Thence North 35°31'28" West 6483.50 feet coincident with the east boundary of that particular parcel of land owned in Fee by Sheri L. Page and Michael J. Love known as Weber County Tax Parcel #23-013-0278 to a point on the north line of the Northwest Quarter of said Section 19 and a number five rebar and cap stamped "PLS 356548"; Thence South 89°08'22" East 1618.30 feet coincident with said north quarter section line to the point of beginning.

Contains 165 acres
SUBJECT PARCEL 2:
A parcel of land lying and situate in the East Half of Section 19, Township 7 North, Range 3 East, Salt Lake Base and Meridian.

Beginning at the 1944 GLO brass cap monument marking the North Quarter Corner of said Section 19, thence South 89°08'24" East 2633.90 feet to the 1944 GLO Brass Cap Monument marking the Northeast Corner of said Section 19; Thence South 00°04'45" West 2607.78 feet coincident with the Northeast Quarter of said Section 19 to the 1944 GLO brass cap marking the East Quarter Corner thereof; Thence South 00°02'33" West 1318.64 feet coincident with the east line of the Southeast Quarter of said Section 16 to a number five rebar and cap stamped "PLS 356548"; Thence North 33°32'25" West 4758.22 feet to the point of beginning.

Contains 119 acres
SUBJECT PARCEL 3:

Commencing at the Southeast Corner of Section 19, Township 7 North, Range 3 East, Salt Lake Base and Meridian; Thence South 89°59'06" West 478.96 feet coincident with the South line of said Section 19 to the True Point of Beginning; Thence coincident with the South line of said Section 19, South 89°59'06" West 1717.02 feet, more or less, to the East Right-of-Way line of Middlefork Drive, also known as Evergreen Drive; Thence the following twenty-one (21) courses coincident with said Right-of-Way, described in that certain Warranty Deed recorded January 30, 2013, as Entry 2618165 of the Weber County Records: (1) North 21°54'41" West 953.77 feet to a point of curvature; (2) Northwestly 182.26 feet along the arc of a 419.17 foot Radius curve to the right (center bears North 68°05'19" East) through a Central Angle of 24°54'45" to a point of tangency; (3) North 03°00'04" East 180.66 feet to a point of curvature; (4) Northwestly 213.33 feet along the arc of a 376.08 foot Radius curve to the left (center bears North 66°59'56" West) through a central angle of 32°30'00" to a point of tangency; (5) North 29°29'56" West 779.70 feet to a point of curvature; (6) Northwestly 94.29 feet along the arc of a 567.81 foot Radius curve to the right (center bears North 60°30'04" East) through a central angle of 09°30'52" to a point of tangency; (7) Thence North 19°59'04" West 290.70 feet to a point of curvature; (8) Northwestly 107.36 feet along the arc of 452.70 Radius curve to the left (center bears North 70°00'56" West) through a central angle of 13°35'16" to a point of tangency; (9) North 33°34'19" West 265.15 feet to a point of curvature; (10) Northwestly 96.11 feet along the arc of a 247.30 foot Radius curve to the left (center bears South 56°25'41" West) through a central angle of 22°16'00" to a point of tangency; (11) North 55°50'19" West 276.73 feet to a point of curvature; (12) Northwestly 152.68 feet along the arc of a 255.70 foot Radius curve to the right (center bears North 30°09'41" East) through a central angle of 34°12'38" to a point of tangency; (13) North 21°37'41" West 846.46 feet; (14) North 23°11'33" West 100.86 feet; (15) Thence North 24°45'26" West 290.08 feet; (16) Thence North 21°27'07" West 97.23 feet; (17) Thence North 18°08'49" West 324.74 feet; (18) Northwestly 216.04 feet along the arc of a 236.34 foot Radius curve to the left (center bears South 71°51'11" West) through a central angle of 52°22'30"; (19) Thence North 70°31'19" West 633.72 to a point of curvature; (20) Northwestly 92.04 feet along the arc of a 403.45 foot Radius curve to the right (Center bears North 19°28'41" East) through a central angle of 13°04'15" to a point of tangency; (21) North 57°27'04" West 389.10 feet to a point on the North Section line of said Section 19; Thence coincident with said Section Line, South 89°08'22" East 1246.08 feet, more or less, to a #5 rebar and cap stamped "PLS 356548"; Thence South 35°31'28" East 6483.50 feet to the Point of Beginning.

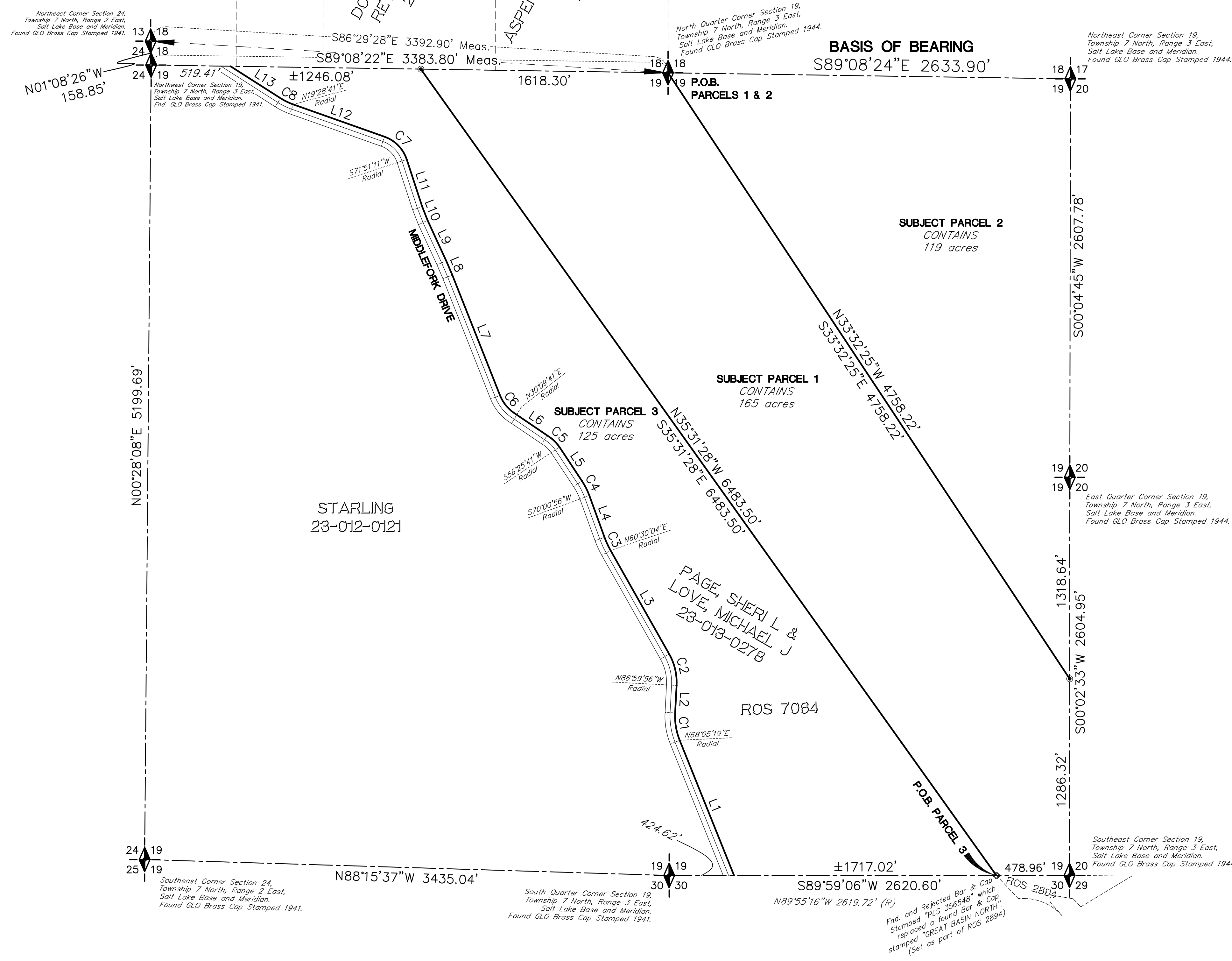
Contains 125 acres

RECORD OF SURVEY OF WEBER COUNTY
TAX PARCELS 23-013-0278, -0279
LYING AND SITUATE IN SECTION 19,
TOWNSHIP 7 NORTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN

Boundary Consultants
Professional Land Surveyors
5554 West 2425 North, Hooper, Utah
801-792-1569
dave@boundaryconsultants.biz

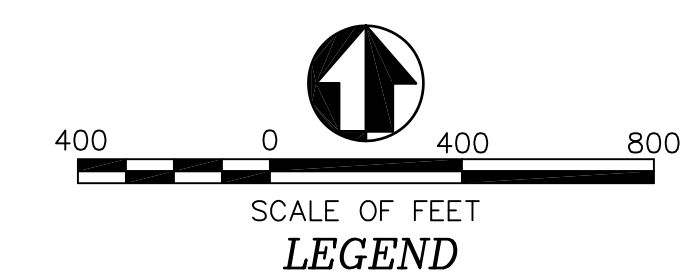
DESIGNED: DEH
DRAWN: DEH
CHECKED: DEH

SHEET 1
OF 1



RECEIVED
MAR 17 2022
FILE # 7170

RICHEY, CARLTON R
23-013-0027



EVERGREEN SUBDIVISION NO. 1