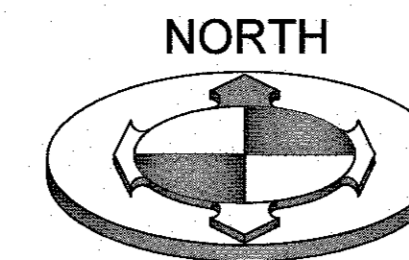


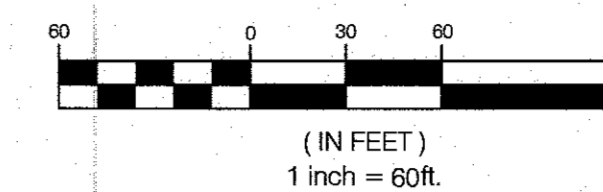
BOUNDARY SURVEY

LOCATED IN THE NORTHWEST QUARTER OF SECTION 17,
TOWNSHIP 7 NORTH, RANGE 1 WEST,
SALT LAKE BASE AND MERIDIAN
WEBER COUNTY, UTAH

UNITED STATES OF AMERICA
PARCEL# 16-004-0003



GRAPHIC SCALE



SURVEYOR'S CERTIFICATE:

I, BRIAN A. LINAM, SALT LAKE CITY, UTAH, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR AND THAT I HOLD LICENSE NO. 7240531 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH; THAT I HAVE MADE A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY; THAT THIS PLAT CORRECTLY SHOWS THE TRUE DIMENSIONS OF THE BOUNDARIES SURVEYED AND OF THE VISIBLE IMPROVEMENTS AFFECTING THE BOUNDARIES AND THEIR POSITION IN RELATIONSHIP TO SAID BOUNDARIES;



NO.	DATE	DESCRIPTION

SCALE MEASURES INCH ON FULL SIZE SHEETS
ADJUST ACCORDINGLY FOR REDUCED SIZE SHEETS

RECORD DESCRIPTION:

PARCEL 1 :
PART OF THE NORTH-WEST QUARTER OF SECTION 17, TOWNSHIP 7 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY; BEGINNING AT A POINT WHICH IS SOUTH 89°09'30" EAST 1979.97 FEET ALONG THE SECTION LINE FROM THE NORTH-WEST CORNER OF SAID SECTION 17, AND RUNNING THENCE SOUTH 89°09'30" EAST 581.57 FEET ALONG THE SECTION LINE; THENCE SOUTH 47°16'53" WEST 1182.20 FEET TO THE CENTER OF A 50 FOOT RIGHT-OF-WAY; THENCE 2 COURSES ALONG SAID CENTERLINE AS FOLLOWS: NORTHERLY ALONG THE ARC OF A 180.32 FOOT RADIUS CURVE TO THE LEFT 49.99 FEET; AND NORTH 38°20' WEST 150.00 FEET TO THE CENTER OF A 50 FOOT RADIUS TURN-AROUND; THENCE NORTH 31°56'56" EAST 765.93 FEET TO THE POINT OF BEGINNING.

NARRATIVE OF BOUNDARY:

SCOPE
BENCHMARK ENGINEERING AND LAND SURVEYING, LLC WAS RETAINED BY SANDRA VANTA TO PERFORM A BOUNDARY SURVEY AS SHOWN HEREON.

BASIS OF BEARINGS
THE BASIS OF BEARINGS FOR THIS SURVEY IS NORTH 57°43'53" EAST, AS SHOWN HEREON.

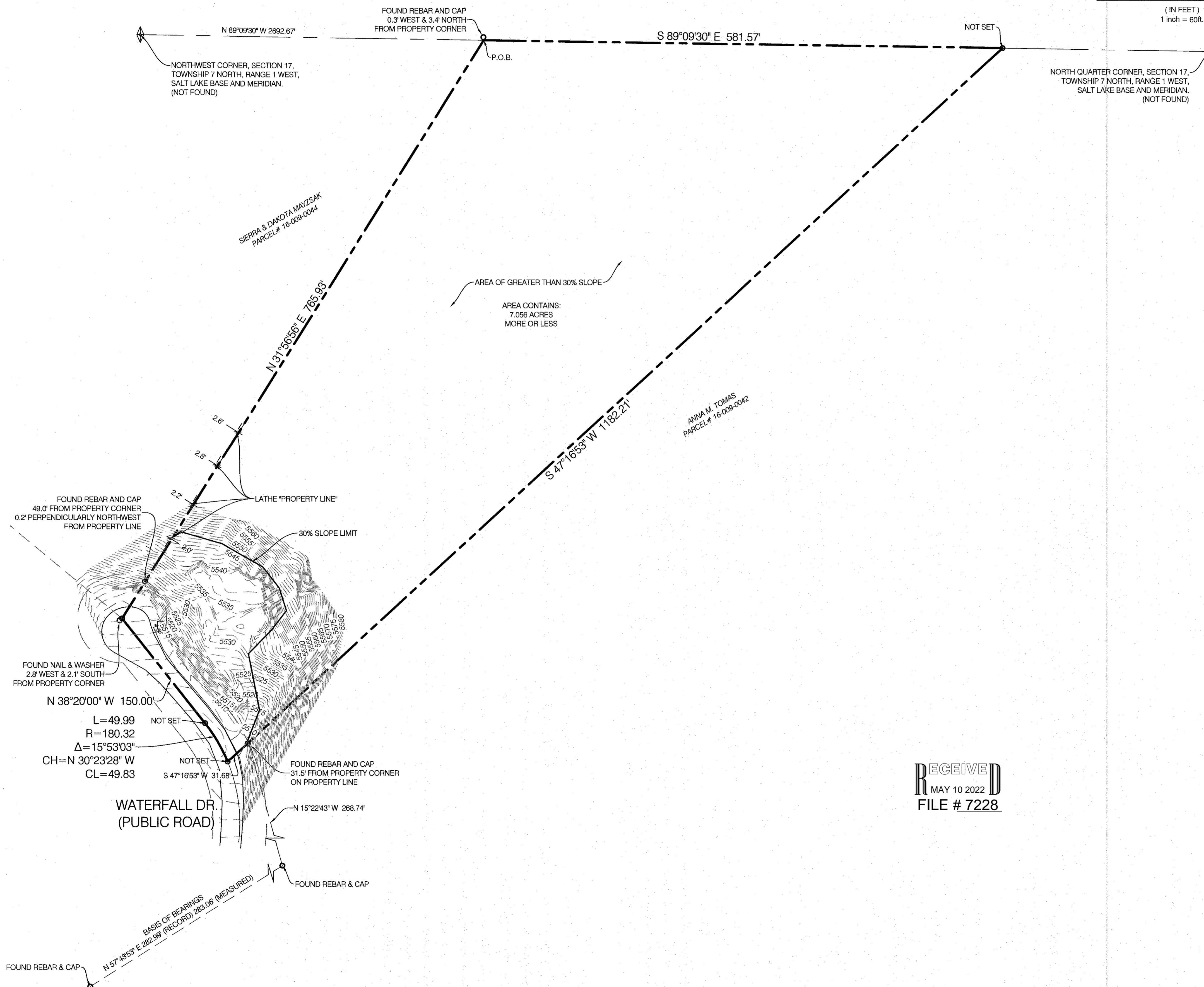
LIST OF REFERENCED DOCUMENTS
R1) WARRANTY DEED, RECORDED AS ENTRY NO 3219025, IN THE OFFICE OF THE WEBER COUNTY RECORDER.
R2) RECORD OF SURVEY, PERFORMED BY REEVE & ASSOCIATES, INC. ON JULY 21, 1998, AND RECORDED IN THE OFFICE OF THE WEBER COUNTY SURVEYOR.
R3) RECORD OF SURVEY, PERFORMED BY GARDNER ENGINEERING, ON OCTOBER 07, 2021, RECORDED IN THE OFFICE OF THE WEBER COUNTY SURVEYOR.

BENCHMARK
REBAR & CAP LOCATED AT THE WESTERLY CORNER OF LOT 32, POLE PATCH NO. 2 SUBDIVISION, ELEVATION = 5479.80

NARRATIVE
THIS SURVEY RETRACES THE RECORD OF SURVEY PERFORMED BY REEVE & ASSOCIATES, LISTED HEREON AS (R2), THE REBAR & CAPS USED ON THAT SURVEY FOR A BASIS OF BEARINGS, ARE THE SAME AS USED HEREON, AND THE EVIDENCE ON THEIR SURVEY MATCHED THE EVIDENCE SHOWN ON THIS SURVEY.

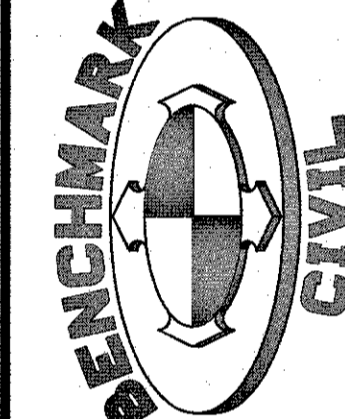
LEGEND AND ABBREVIATIONS:

◆ SECTION CORNER (NOT FOUND)	— CULINARY PIPE LINE — W — W —
○ PROPERTY CORNER (PLAT NOTED)	⊗ FIRE HYDRANT
— ADJACENT PL or LOT LINES —	— UGP — UGP — UGP —
— EXISTING RIGHT-OF-WAY LINE —	— GAS LINE — GAS — GAS —
— CENTERLINE of ROAD —	□ BOX & CABLE TELEVISION LINE — CATV — CATV —
— EASEMENT LINE —	
— EDGE OF EXISTING ASPHALT —	
POB POINT OF BEGINNING	



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ENGINEERING &
LAND SURVEYING
9108 SOUTH STATE STREET SUITE #100
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www.benchmarkcivil.com



SANDRA VANTA
29 WATERFALL DRIVE
PLEASANT VIEW CITY, UTAH

PROJECT NO. 2202035

BOUNDARY SURVEY

SVB.01
1 OF 1