



NARRATIVE:

Boundary Consultants was retained by Vernon Messerly to survey the Subject Parcels and prepare a Boundary Line Adjustment with parcel #21-023-0008. This survey was carried out using a Trimble R8s GPS System. The Basis of Bearing for this survey is Geodetic North as determined by GPS as North 89°26'11" West measured between the West Quarter and East Quarter Corners of Section 16, Township 6 North, Range 2 East, Salt Lake Base and Meridian.

The boundaries of the subject parcel, Lot 18 of Section 16, are monumented by ancient fence lines the perimeter of which closely resemble the record dimensions of Lot 18. We have done a diligent retracement of the 1899 survey of Section 16, which officially subdivides the section into lots. When comparing occupational lines to record bearings and distances we find that while the current section monumentation may not accurately reflect the historic location of those corners the ground encompassed by the ancient fence lines closely approximates the acreages depicted on the original survey. We have held extant ancient fence lines as the original and true location of said Lot 18 and or as Boundary by Acquiescence.

The Subject Parcels were previously owned by the same family prior to the construction of a detached garage. The current configuration allows for the maintenance of said garage on the west property line of the Subject Parcel.

DESCRIPTIONS:

SUBJECT PARCEL 1
WARRANTY DEED: ENTRY #2739340
 A part of Lot 18, in the Southeast Quarter of Section 16, Township 6 North, Range 2 East, Salt Lake Base and Meridian, Local Survey; Beginning at the Northeast corner of said Lot 18, running thence SOUTH 505 feet, thence North 86°35' West 230.35 feet, thence North 00°41' West 497.01 feet to Lot line, thence South 88°37' East 235.97 feet to the place of beginning. Except County Road along the South side thereof.

SUBJECT PARCEL 2
WARRANTY DEED: ENTRY #2127127
 All of Lot 18, Local Survey of Section 16, Township 6 North, Range 2 East, Salt Lake Base and Meridian, U.S. Survey. Excepting therefrom the county road and the following described parcel of real property: Part of Lot 18, Southeast Quarter of Section 16, Township 6 North, Range 2 East, Salt Lake Base and Meridian, Local Survey; Beginning at the Northeast corner of said Lot 18, and running thence SOUTH 505 feet, thence North 86°35' West 230.35 feet, thence North 00°41' West 497.01 feet to Lot line, thence South 88°37' East 235.97 feet to the place of beginning. Except county road along the South side thereof.

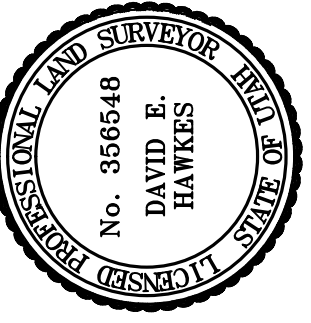
ADJUSTED DESCRIPTIONS

SUBJECT PARCEL 1
 A parcel of land lying and situate in the Southeast Quarter of section 16, Township 6 North, Range 2 East, Salt Lake Base and Meridian. Comprising 2.50 acres of that particular parcel of land described in that certain warranty deed recorded as Entry #2739340 and 0.07 acres of that particular parcel in that certain warranty deed recorded as Entry #2127127 in the Weber County Recorder's Office. Basis of Bearing for subject parcel being North 89°26'11" West 5205.05 feet between the Weber County brass cap monuments monumentalizing the north line of the south half of said Section 16. Subject parcel being more particularly described as follows:

Commencing at the East Quarter Corner of said Section 16, Thence North 89°26'11" West 1603.51 feet coincident with the north line of the Southeast Quarter of said Section 16; Thence South 00°22'49" East 306.37 feet to a number 5 rebar and yellow cap stamped "PLS 356548" and the Northeast Corner of said Lot 18, the True Point of Beginning; Thence South 00°22'49" East 469.47 feet coincident with the east line of said Lot 18 and along an ancient fence line to a number 5 rebar and yellow plastic cap stamped "PLS 356548"; Thence North 86°49'00" West 259.25 feet coincident with the north right of way line of 500 South Street to a number 5 rebar and yellow plastic cap stamped "PLS 356548"; Thence North 02°34'01" East 128.58 feet to a number 5 rebar and yellow plastic cap stamped "PLS 356548"; Thence South 87°23'25" East 20.25 feet to a number 5 rebar and yellow plastic cap stamped "PLS 356548"; Thence North 01°03'49" West 335.62 feet to a number 5 rebar and yellow cap stamped "PLS 356548" and the north line of said Lot 18; Thence along an ancient fence line South 88°03'04" East 236.10 feet along a fence and coincident with the north line of said Lot 18 to the point of beginning.

SUBJECT PARCEL 2
 All of Lot 18, Local Survey of Section 16, Township 6 North, Range 2 East, Salt Lake Base and Meridian, U.S. Survey. Excepting therefrom the County road and the following described parcel of real property: Part of Lot 18, Southeast Quarter of Section 16, Township 6 North, Range 2 East, Salt Lake Base and Meridian, Local Survey; Beginning at the Northeast corner of said Lot 18, and running thence South 505 feet (South 00°22'39" East 469.47 feet measured), thence North 86°35' West 230.35 feet (North 86°49'00" West 259.25 feet measured), thence North 00°41' West 497.01 feet (the following three (3) measured courses along an agreement line: (1) North 02°34'01" East 128.58 feet, (2) South 87°23'25" East 20.25 feet, (3) North 01°03'49" West 335.62 feet) to the lot line, thence South 88°37' East 235.97 feet (South 88°03'04" East 236.10 feet measured) to the point of beginning. Except county road along the South side thereof.

RECEIVED
 MAY 18 2022
 FILE # 7242



Professional Land Surveyors

DATE: 05-16-22
 SCALE: 1"=50'
 PRODUCT NUMBER: 2221001

RECORD OF SURVEY AND BOUNDARY ADJUSTMENT
OF TAX PARCELS 21-023-0019, -0008
 LYING AND SITUATE IN THE SOUTHEAST QUARTER OF SECTION 16,
 TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN

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DESIGNED	DEH
DRAWN	DEH
CHECKED	DEH

SHEET 1 OF 1