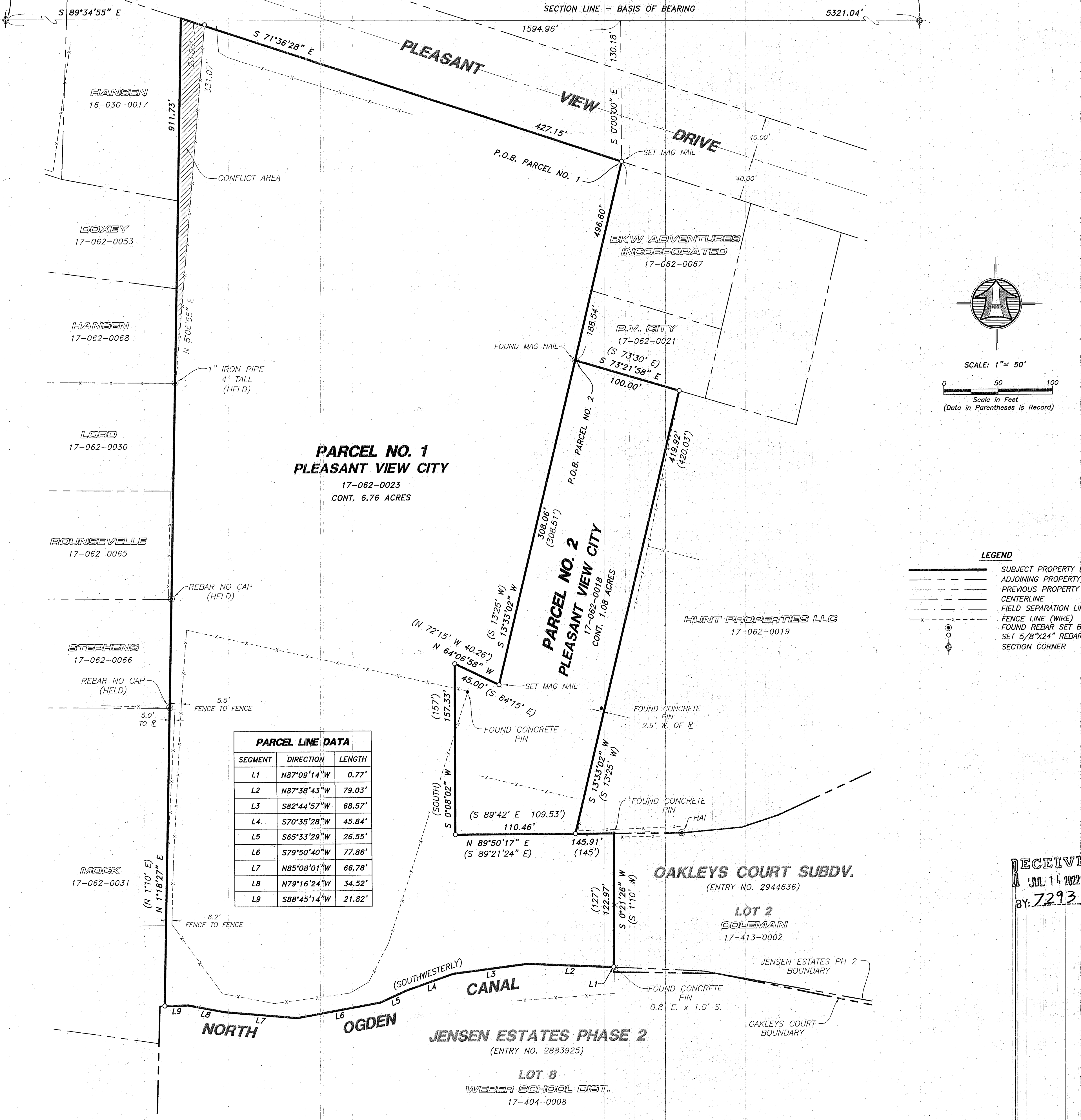


NORTHWEST CORNER  
SEC. 30, T. 7 N., R. 1 W., SLB&M.  
WEBER CO. 3" BRASS CAP  
MONUMENT DATED 1962.

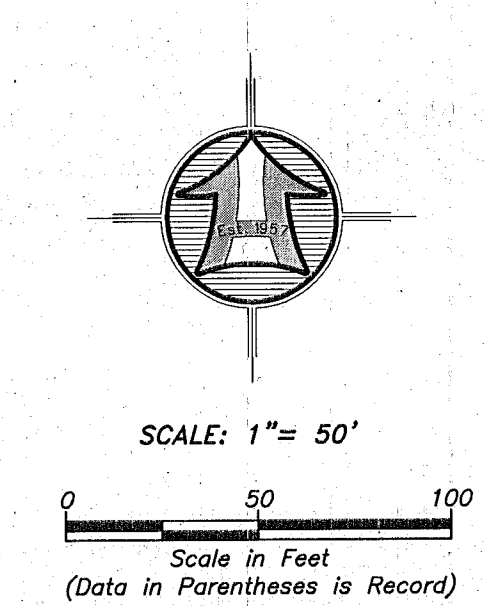
NORTHEAST CORNER  
SEC. 30, T. 7 N., R. 1 W., SLB&M.  
WEBER CO. 3" BRASS CAP  
MONUMENT DATED 1967.



**PARCEL NO. 1  
PLEASANT VIEW CITY**  
17-062-0023  
CONT. 6.76 ACRES

**PARCEL NO. 2  
PLEASANT VIEW CITY**  
17-062-0018  
CONT. 1.08 ACRES

| SEGMENT | DIRECTION   | LENGTH |
|---------|-------------|--------|
| L1      | N87°09'14"W | 0.77'  |
| L2      | N87°38'43"W | 79.03' |
| L3      | S82°44'57"W | 68.57' |
| L4      | S70°35'28"W | 45.84' |
| L5      | S65°33'29"W | 26.55' |
| L6      | S79°50'40"W | 77.86' |
| L7      | N85°08'01"W | 66.78' |
| L8      | N79°16'24"W | 34.52' |
| L9      | S88°45'14"W | 21.82' |



**LEGEND**

- SUBJECT PROPERTY LINE
- - - ADJOINING PROPERTY LINE
- - - PREVIOUS PROPERTY LINE
- - - CENTERLINE
- - - FIELD SEPARATION LINE
- - - FENCE LINE (WIRE)
- FOUND REBAR SET BY OTHERS
- SET 5/8"x24" REBAR WITH CAP SECTION CORNER

**PARCEL NO. 1 AS SURVEYED BOUNDARY DESCRIPTION**

A PART OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 7 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF PLEASANT VIEW DRIVE LOCATED 1594.96 FEET SOUTH 89°34'55" EAST ALONG THE NORTH LINE OF SECTION 30 AND 130.18 FEET SOUTH 00°00'00" EAST FROM THE NORTHWEST CORNER OF SAID SECTION 30;

RUNNING THENCE SOUTH 13°33'02" WEST (SOUTH 13°25' WEST BY RECORD) 496.60 FEET; THENCE NORTH 64°06'58" WEST 45.00 FEET (NORTH 72°15' WEST 40.26 FEET BY RECORD); THENCE SOUTH 00°08'02" WEST 157.33 FEET (SOUTH 157 FEET BY RECORD); THENCE NORTH 89°50'17" EAST 145.91 FEET (SOUTH 89°21'24" EAST 145 FEET BY RECORD) TO AN ANGLE POINT ON THE WEST BOUNDARY OF OAKLEYS COURT SUBDIVISION, RECORDED AS ENTRY NO. 2944636 IN THE WEBER COUNTY RECORDER'S OFFICE; THENCE SOUTH 00°21'26" WEST 122.97 FEET (SOUTH 1°10' WEST 127 FEET BY RECORD) ALONG SAID WEST BOUNDARY TO THE NORTH BANK IN THE OGDEN CANAL, ALSO BEING THE NORTHERLY BOUNDARY OF JENSEN ESTATES PHASE 2, RECORDED AS ENTRY NO. 2883925; THENCE (SOUTHWESTERLY BY RECORD) ALONG SAID NORTH BANK, ALSO BEING THE NORTHERLY BOUNDARY OF SAID JENSEN ESTATES PHASE 2 THE FOLLOWING NINE (9) COURSES: (1) NORTH 87°09'14" WEST 0.77 FEET; (2) NORTH 87°38'43" WEST 79.03 FEET; (3) SOUTH 82°44'57" WEST 68.57 FEET; (4) SOUTH 70°35'28" WEST 45.84 FEET; (5) SOUTH 65°33'29" WEST 26.55 FEET; (6) SOUTH 79°50'40" WEST 77.86 FEET; (7) NORTH 85°08'01" WEST 66.78 FEET; (8) NORTH 79°16'24" WEST 34.52 FEET; AND (9) SOUTH 88°45'14" WEST 21.82 FEET TO A POINT DESCRIBED OF RECORD AS (WEST 191.94 FEET AND SOUTH 1°10' WEST 909 FEET FROM A POINT DESCRIBED AS 21.09 CHAINS EAST OF THE NORTH WEST CORNER OF SECTION 30); THENCE NORTH 01°18'27" EAST (NORTH 1°10' EAST BY RECORD) 911.73 FEET TO SAID SOUTHERLY RIGHT-OF-WAY LINE; THENCE SOUTH 71°36'28" EAST 427.15 FEET ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE TO THE POINT OF BEGINNING. CONTAINING 6.76 ACRES.

**PARCEL NO. 2 AS SURVEYED BOUNDARY DESCRIPTION**

A PART OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 7 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT DESCRIBED OF RECORD AS (1598.71 FEET EAST AND 94.84 FEET SOUTH AND SOUTH 13°25' WEST 231 FEET FROM THE NORTHWEST CORNER OF SECTION 30) LOCATED 1594.96 FEET SOUTH 89°34'55" EAST ALONG THE NORTH LINE OF SECTION 30 AND 130.18 FEET SOUTH 00°00'00" EAST AND 188.54 FEET SOUTH 13°33'02" WEST FROM THE NORTHWEST CORNER OF SAID SECTION 30;

RUNNING THENCE SOUTH 73°21'58" EAST (SOUTH 73°30' EAST BY RECORD) 100.00 FEET; THENCE SOUTH 13°33'02" WEST 419.92 FEET (SOUTH 13°25' WEST 420.03 FEET BY RECORD); THENCE SOUTH 89°50'17" WEST 110.46 FEET (SOUTH 89°42' WEST 109.53 FEET BY RECORD); THENCE NORTH 00°08'02" WEST 157.33 FEET (NORTH 157 FEET BY RECORD); THENCE SOUTH 64°06'58" EAST (SOUTH 64°15' EAST BY RECORD) 45.00 FEET; THENCE NORTH 13°33'02" EAST 308.06 FEET (NORTH 13°25' EAST 308.51 FEET BY RECORD) TO THE POINT OF BEGINNING. CONTAINING 1.08 ACRES.

**NARRATIVE**

THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH AND SET THE PROPERTY CORNERS OF THE PARCELS AS SHOWN AND DESCRIBED HEREON. THE SURVEY WAS ORDERED BY DANA SCHULER OF J&K FOR PLEASANT VIEW CITY. THE CONTROL USED TO ESTABLISH THE PROPERTY CORNERS WAS THE EXISTING WEBER COUNTY SURVEY MONUMENTATION SURROUNDING SECTION 30, 77N, R1W, SLB&M.

THE RIGHT-OF-WAY OF PLEASANT VIEW DRIVE WAS ESTABLISHED FROM CONSTRUCTION DRAWINGS FOR PLEASANT VIEW DRIVE, UTAH PROJECT NO. NS-561(1), SHEET NO. AND ROS# 5510.

THERE IS A CONFLICT OF OCCUPATION IN THE NORTHWEST CORNER OF PARCEL NO. 1 AS SHOWN HEREON. IT IS SUGGESTED THAT BOUNDARY LINE ADJUSTMENTS, OR AGREEMENTS BE DONE TO CORRECT THE DEEDS TO WHAT IS BEING OCCUPIED.

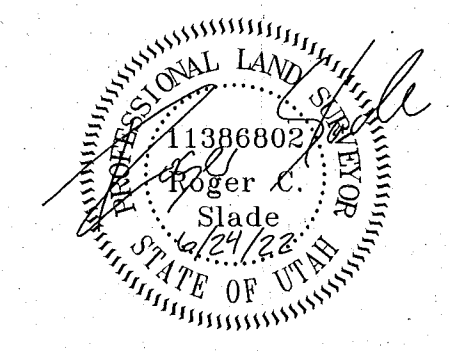
THE BASIS OF BEARING IS THE NORTH LINE OF SAID SECTION WHICH BEARS SOUTH 89°34'55" EAST, UTAH NORTH, STATE PLANE, CALCULATED N.A.D.83 BEARING.

**SURVEYOR'S CERTIFICATE**

I, ROGER C. SLADE, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS ACT; AND BY THE AUTHORITY OF THE OWNERS, I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED AND SHOWN HEREON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS, AND THAT THE SAME HAS BEEN SURVEYED AND MONUMENTS HAVE BEEN LOCATED AND/OR PLACED ON THE GROUND AS REPRESENTED ON THE PLAT HEREON.

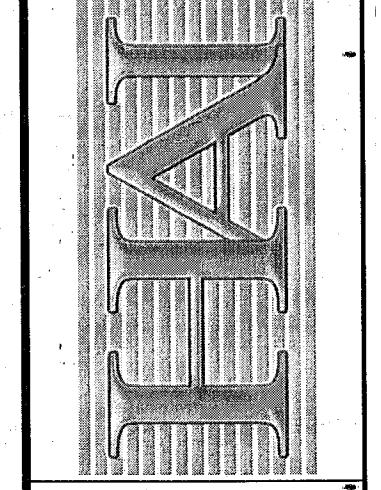
SIGNED THIS 24TH DAY OF JUNE, 2022.

ROGER C. SLADE, PLS  
UTAH LAND SURVEYOR LICENCE NO. 11386802



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Drawn By: RS Date: 06/16/2022  
Designed By: MP  
Checked By: MP  
Approved By: [Signature]  
Scale: 1" = 50'  
Drawing File: 22-3-138/19.dwg  
JOB NUMBER: 22-22-3-138

PROPERTY SURVEY FOR  
**PLEASANT VIEW CITY**  
885 WEST PLEASANT VIEW DRIVE  
PLEASANT VIEW, WEBER COUNTY, UTAH  
A PART OF THE NORTHWEST QUARTER OF SECTION 30  
TOWNSHIP 7 NORTH, RANGE 1 WEST, S.L.B.&M.

Sheet  
**1**  
of  
**1**  
Sheets