

RECORD OF SURVEY

PART OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY
CITY OF HUNTSVILLE, WEBER COUNTY, UTAH

July, 2022

LEGAL DESCRIPTIONS

OVERALL PARCEL

PART OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF 600 SOUTH STREET, SAID POINT BEING EAST 75.70 FEET AND SOUTH 39.84 FEET FROM A FOUND CENTERLINE MONUMENT AT THE INTERSECTION OF 7600 EAST STREET AND 600 SOUTH STREET (SAID FOUND MONUMENT BEING S01°04'25"E 611.62 FEET FROM A FOUND CENTERLINE MONUMENT AT THE INTERSECTION OF 7600 EAST STREET AND 500 SOUTH STREET); THENCE N88°55'35"E ALONG THE SOUTHERLY RIGHT OF WAY LINE OF 600 SOUTH STREET, 305.63 FEET; THENCE S03°05'10"E 397.82 FEET; THENCE S89°15'25"E 22.40 FEET TO AN EXISTING FENCE LINE; THENCE S03°16'16"E 441.69 FEET; THENCE S88°39'00"W ALONG THE EXTENSION OF AN EXISTING FENCE LINE, 333.71 FEET TO THE EAST LINE OF LOT 11, BLOCK 1, HUNTSVILLE TOWNSITE; THENCE N02°47'25"W 841.64 FEET TO THE POINT OF BEGINNING.

CONTAINING 268,907 SQUARE FEET OR 6.173 ACRES MORE OR LESS.

PARCEL 1

PART OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF 600 SOUTH STREET, SAID POINT BEING EAST 75.70 FEET AND SOUTH 39.84 FEET FROM A FOUND CENTERLINE MONUMENT AT THE INTERSECTION OF 7600 EAST STREET AND 600 SOUTH STREET (SAID FOUND MONUMENT BEING S01°04'25"E 611.62 FEET FROM A FOUND CENTERLINE MONUMENT AT THE INTERSECTION OF 7600 EAST STREET AND 500 SOUTH STREET); THENCE N88°55'35"E ALONG THE SOUTHERLY RIGHT OF WAY LINE OF 600 SOUTH STREET, 305.63 FEET; THENCE S03°05'10"E 141.08 FEET; THENCE S88°39'00"W 306.32 FEET TO THE EAST LINE OF LOT 11, BLOCK 1, HUNTSVILLE TOWNSITE; THENCE N02°47'25"W 142.54 FEET TO THE POINT OF BEGINNING.

CONTAINING 43,371 SQUARE FEET OR 0.996 ACRES MORE OR LESS.

PARCEL 2

PART OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT, SAID POINT BEING EAST 75.70 FEET AND SOUTH 39.84 FEET AND S02°47'25"E 142.54 FEET FROM A FOUND CENTERLINE MONUMENT AT THE INTERSECTION OF 7600 EAST STREET AND 600 SOUTH STREET (SAID FOUND MONUMENT BEING S01°04'25"E 611.62 FEET FROM A FOUND CENTERLINE MONUMENT AT THE INTERSECTION OF 7600 EAST STREET AND 500 SOUTH STREET); THENCE N88°39'00"E 306.32 FEET; THENCE S03°05'10"E 122.85 FEET; THENCE S88°39'00"W 306.95 FEET TO THE EAST LINE OF LOT 11, BLOCK 1, HUNTSVILLE TOWNSITE; THENCE N02°47'25"W 122.83 FEET TO THE POINT OF BEGINNING.

CONTAINING 37,651 SQUARE FEET OR 0.864 ACRES MORE OR LESS.

PARCEL 3

PART OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT, SAID POINT BEING EAST 75.70 FEET AND SOUTH 39.84 FEET AND S02°47'25"E 265.37 FEET FROM A FOUND CENTERLINE MONUMENT AT THE INTERSECTION OF 7600 EAST STREET AND 600 SOUTH STREET (SAID FOUND MONUMENT BEING S01°04'25"E 611.62 FEET FROM A FOUND CENTERLINE MONUMENT AT THE INTERSECTION OF 7600 EAST STREET AND 500 SOUTH STREET); THENCE N88°39'00"E 306.95 FEET; THENCE S03°05'10"E 122.85 FEET; THENCE S88°39'00"W 307.59 FEET TO THE EAST LINE OF LOT 11, BLOCK 1, HUNTSVILLE TOWNSITE; THENCE N02°47'25"W 122.83 FEET TO THE POINT OF BEGINNING.

CONTAINING 37,729 SQUARE FEET OR 0.866 ACRES MORE OR LESS.

PARCEL 4

PART OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT, SAID POINT BEING EAST 75.70 FEET AND SOUTH 39.84 FEET AND S02°47'25"E 265.37 FEET FROM A FOUND CENTERLINE MONUMENT AT THE INTERSECTION OF 7600 EAST STREET AND 600 SOUTH STREET (SAID FOUND MONUMENT BEING S01°04'25"E 611.62 FEET FROM A FOUND CENTERLINE MONUMENT AT THE INTERSECTION OF 7600 EAST STREET AND 500 SOUTH STREET); THENCE N88°39'00"E 307.59 FEET; THENCE S03°05'10"E 11.05 FEET; THENCE S89°15'25"E 22.40 FEET TO AN EXISTING FENCE LINE; THENCE S03°16'16"E 441.69 FEET THENCE S88°39'00"W ALONG THE EXTENSION OF AN EXISTING FENCE LINE, 333.71 FEET TO THE EAST LINE OF LOT 11, BLOCK 1, HUNTSVILLE TOWNSITE; THENCE N02°47'25"W 453.45 FEET TO THE POINT OF BEGINNING.

CONTAINING 150,155 SQUARE FEET OR 3.447 ACRES MORE OR LESS.

LEGEND

	= SECTION CORNER		= EXISTING GRAVEL
	= SET 5/8" REBAR AND PLASTIC CAP STAMPED "REEVE AND ASSOCIATES"		= EXISTING CONCRETE
	= FOUND CENTERLINE MONUMENT		= EXISTING STRUCTURE
	= BOUNDARY LINE		= MONUMENT TIE LINE
	= PARCEL LINE		= ALLEY WAY TO EAST (FENCE TO FENCE)
	= MONUMENT LINE		= HISTORIC 50' RIGHT-OF-WAY
	= ADJOINING PROPERTY		
	= EXISTING FENCE LINE		
	= ROAD CENTERLINE		
	= EXISTING PAVEMENT		

SURVEYOR'S CERTIFICATE

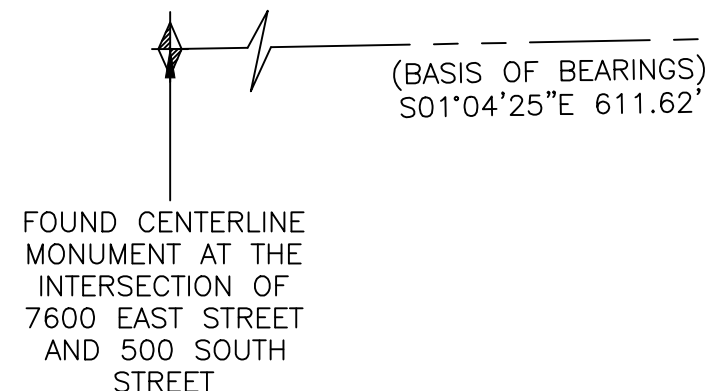
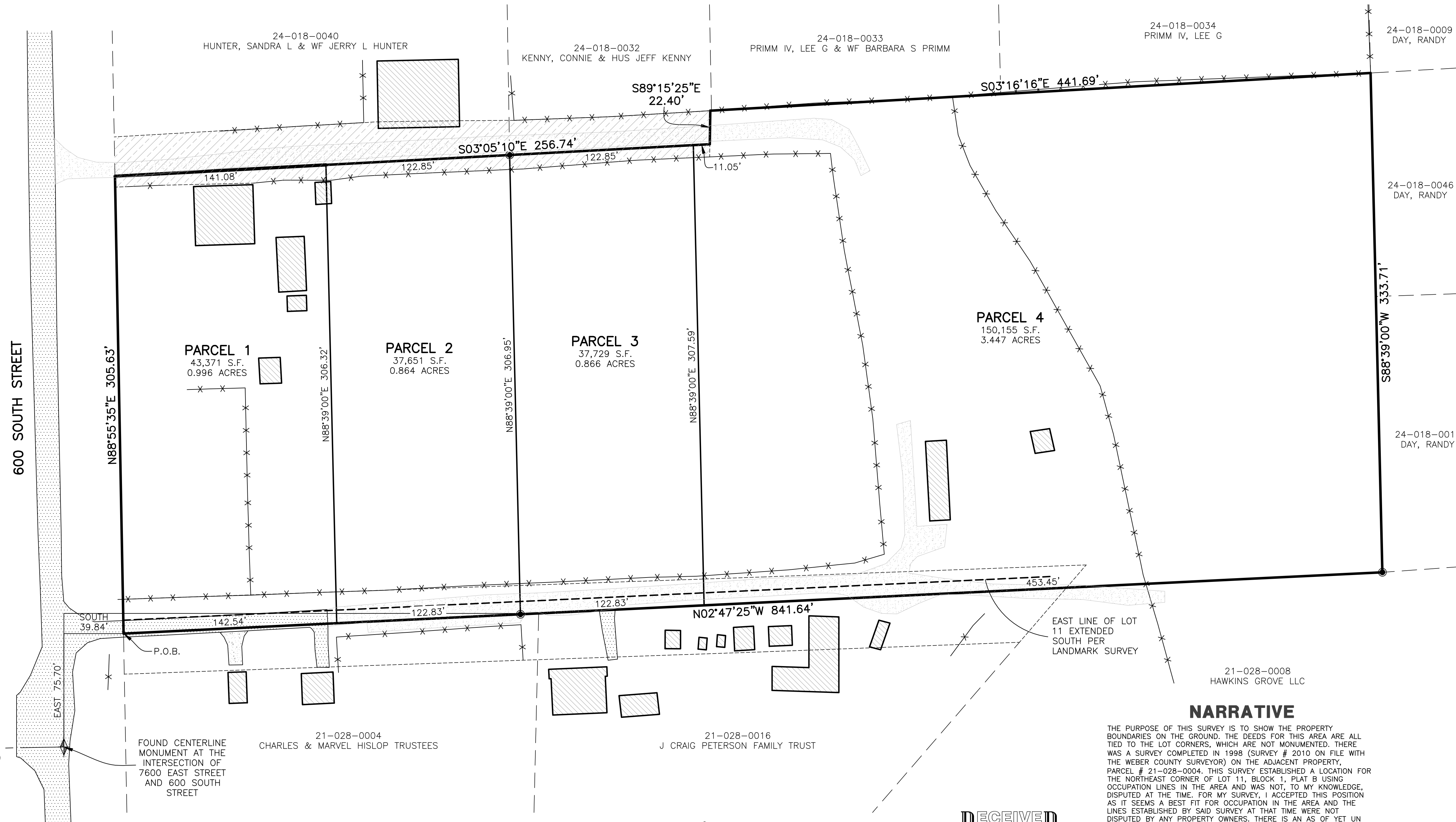
I, **TREVOR HATCH**, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS ACT; AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THIS PLAT. I FURTHER CERTIFY THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND SURVEYED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE LAW.

SIGNED THIS ____ DAY OF _____, 20__

9031945
UTAH LICENSE NUMBER

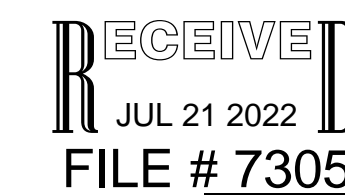
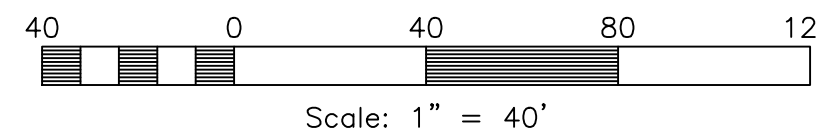


VICINITY MAP
NOT TO SCALE



BASIS OF BEARINGS

THE BASIS OF BEARING FOR THIS PLAT IS THE MONUMENT LINE BETWEEN A FOUND CENTERLINE MONUMENT AT THE INTERSECTION OF 7600 EAST STREET AND 500 SOUTH STREET AND A FOUND CENTERLINE MONUMENT AT THE INTERSECTION OF 7600 EAST STREET AND 600 SOUTH STREET, SHOWN HEREON AS: S01°04'25"E



NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO SHOW THE PROPERTY BOUNDARIES ON THE GROUND. THE DEEDS FOR THIS AREA ARE ALL TIED TO THE LOT CORNERS, WHICH ARE NOT MONUMENTED. THERE WAS A SURVEY COMPLETED IN 1998 (SURVEY # 2010 ON FILE WITH THE WEBER COUNTY SURVEYOR) ON THE ADJACENT PROPERTY, PARCEL # 21-028-0004. THIS SURVEY ESTABLISHED A LOCATION FOR THE NORTHEAST CORNER OF LOT 11, BLOCK 1, PLAT B USING OCCUPATION LINES IN THE AREA AND WAS NOT, TO MY KNOWLEDGE, DISPUTED AT THE TIME. FOR MY SURVEY, I ACCEPTED THIS POSITION AS IT SEEMS A BEST FIT FOR OCCUPATION IN THE AREA AND THE LINES ESTABLISHED BY SAID SURVEY AT THAT TIME WERE NOT DISPUTED BY ANY PROPERTY OWNERS. THERE IS AN AS OF YET UNFILED SURVEY PERFORMED BY LANDMARK ON PARCEL 21-028-0004, WHICH HAS THE NORTHEAST CORNER OF SAID LOT 11 SHIFTED SEVERAL FEET EAST OF THE LOCATION ESTABLISHED IN 1998. THE LOT LINE AS PER THE UNFILED SURVEY IS ALSO SHOWN HEREON. ACCEPTING THE POSITION OF THE UNFILED SURVEY FOR SAID LOT CORNER WOULD CAUSE OCCUPATION LINES EAST OF THE SUBJECT PROPERTY TO BE OUT OF ALIGNMENT WITH RECORD LOCATIONS. THE LANDMARK LOCATION FOR SAID LOT CORNER WOULD ALSO GIVE PARCEL 21-028-0004 154.36 FEET OF FRONTAGE, WHEREAS THE RECORD FRONTAGE IS 145.48 FEET.

Reeve & Associates, Inc.
5160 SOUTH 1000 WEST, PREEBLE, UTAH, 84057
TEL: LAND PLANNERS • CIVIL ENGINEERS • LAND SURVEYORS
TRAFFIC ENGINEERS • STRUCTURAL ENGINEERS • LANDSCAPE ARCHITECTS

REVISIONS	DESCRIPTION
DATE	

RECORD OF SURVEY
PART OF THE SOUTHEAST QUARTER OF SECTION 18, T.6N., R.2E., S.11B.&M., U.S. SURVEY
CITY OF HUNTSVILLE, WEBER COUNTY, UTAH

KERRY WANGSGARD

Project Info.

Surveyor: T. HATCH

Designer: N. ANDERSON

Begin Date: 4-3-2020

Name: WANGSGARD
RECORD OF SURVEY

Scale: 1"=40'

Checked:

Number: 6260-02