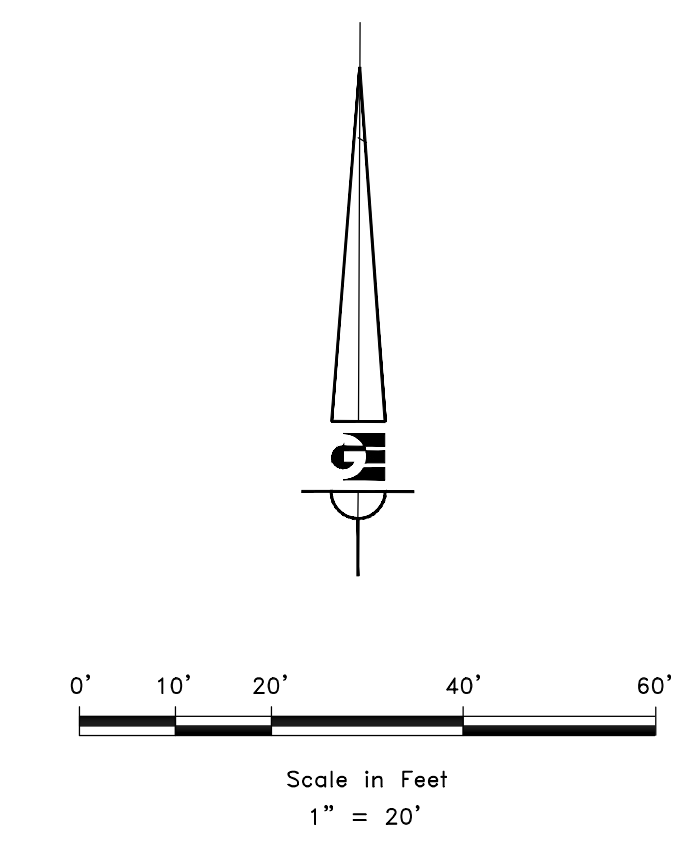




BOUNDARY DESCRIPTION

PART OF LOT 8, BLOCK 41, PLAT A, OGDEN CITY SURVEY; BEGINNING AT A POINT 2 RODS NORTH OF THE SOUTHEAST CORNER OF SAID LOT 8, AND RUNNING THENCE NORTH 3 RODS; THENCE WEST 8 RODS; THENCE SOUTH 3 RODS; THENCE EAST 8 RODS, TO THE PLACE OF BEGINNING. ALSO, INCLUDING A 2.5 FOOT STRIP (VACATED JEFFERSON AVENUE E#2020544) ABUTTING ON THE EAST SIDE OF SAID DESCRIBED PROPERTY.



LEGEND

- ◆ OGDEN CITY SURVEY MONUMENT AS NOTED
- SET 24" REBAR AND CAP MARKED GARDNER ENGINEERING
- ▬ SUBJECT PROPERTY BOUNDARY
- ▬ LOT LINE
- ▬ ADJACENT PARCEL
- ▬ SECTION LINE
- ▬ EASEMENT
- x— EXISTING FENCE LINE

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH AND SET THE PROPERTY CORNERS OF THE PARCEL AS SHOWN AND DESCRIBED HEREON. THE SURVEY WAS ORDERED BY JEREMY PETERSON. THE BASIS OF BEARING IS THE STREET CENTERLINE OF JEFFERSON AVENUE BETWEEN 22ND STREET AND 23RD STREET SOUTH 1°18'13" WEST, WEBER COUNTY, UTAH NORTH, NAD 83 STATE PLANE GRID BEARING. THE BOUNDARY WAS DETERMINED BY WARRANTY DEED RECORDED AS ENTRY NUMBER 3247261, AND DEEDS OF ADJOINING PROPERTY OWNERS. THE DEDICATED PLAT OF BLOCK 41, PLAT A, OGDEN CITY SURVEY WAS ALSO USED TO DETERMINE BOUNDARY LOCATION ALONG WITH THE FOUND MONUMENTS AS SHOWN AND DESCRIBED HEREON.

SURVEYOR'S CERTIFICATE

I, KLINT H. WHITNEY, DO HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH AND THAT I HOLD CERTIFICATE NO. 8227228 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT; I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS RECORD OF SURVEY PLAT IN ACCORDANCE WITH SECTION 17-23-20 AND HAVE VERIFIED ALL MEASUREMENTS; THAT THE REFERENCE MONUMENTS SHOWN ON THIS RECORD OF SURVEY PLAT ARE LOCATED AS INDICATED AND ARE SUFFICIENT TO RETRACE OR REESTABLISH THIS SURVEY; AND THAT THE INFORMATION SHOWN HEREIN IS SUFFICIENT TO ACCURATELY ESTABLISH THE LATERAL BOUNDARIES OF THE HEREIN DESCRIBED TRACT OF REAL PROPERTY.

SIGNED THIS 3RD DAY OF OCTOBER, 2022.

PROFESSIONAL LAND SURVEYOR
 10/3/2022
 8227228
 Klint H. Whitney
 Klint H. Whitney, PLS NO. 8227228

RECEIVED
 OCT 05 2022
 FILE # 7364

SCALE:	1:20_XREF
DATE:	7/1/20
DESIGN:	
DRAWN:	KHW
CHECKED:	KHW

REVISIONS	DESCRIPTION
DATE	

PROPERTY SURVEY FOR JEREMY PETERSON
 2227 JEFFERSON AVENUE, OGDEN, UTAH
 LOCATED IN BLOCK 41, PLAT A
 OGDEN CITY SURVEY

GARDNER ENGINEERING
 CIVIL-LAND PLANNING
 MUNICIPAL-LAND SURVEYING
 5150 SOUTH 375 EAST OGDEN, UT
 OFFICE: 801.476.0202 FAX: 801.476.0066

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