

BOUNDARY DESCRIPTION

A PART OF LOTS 2 AND 3, BLOCK 29, PLAT A, OGDEN CITY SURVEY, WEBER COUNTY UTAH MORE PARTICULARLY DESCRIBED AS FOLLOWS.
 BEGINNING AT A POINT ON THE WEST RIGHT-OF-WAY LINE OF ORCHARD AVENUE BEING LOCATED NORTH 01°18'30" EAST 170.20 FEET ALONG THE CENTERLINE OF ORCHARD AVENUE AND NORTH 88°41'30" WEST 14.00 FEET FROM THE OGDEN CITY CENTERLINE MONUMENT AT ORCHARD AVENUE AND 24TH STREET; RUNNING THENCE NORTH 88°41'30" WEST 66.00 FEET; THENCE NORTH 01°18'30" EAST 49.85 FEET; THENCE SOUTH 88°41'30" EAST 66.00 FEET; THENCE SOUTH 01°18'30" WEST 49.85 FEET TO THE POINT OF BEGINNING. CONTAINING 3,290 SQ.FT.

SCALE:	1:10_XREF
DATE:	3/22/22
DESIGN:	
DRAWN:	KHW
CHECKED:	KHW

REVISIONS	DESCRIPTION

PROPERTY SURVEY FOR MOUNTAIN PACIFIC
 2367 ORCHARD AVENUE, OGDEN, UTAH
 BLOCK 29, 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

S1
1

DANIEL & ARLENE REYNEVELD TR
 010250012

JASE REYNEVELD
 010250020

RIVER BEND FUNDING LLC
 010250048

MARIA ROBLES
 010250019

RYAN GROSS
 010250049

MOUNTAIN PACIFIC GROUP LLC
 010250018
 CONT. 3,290 SQ.FT.

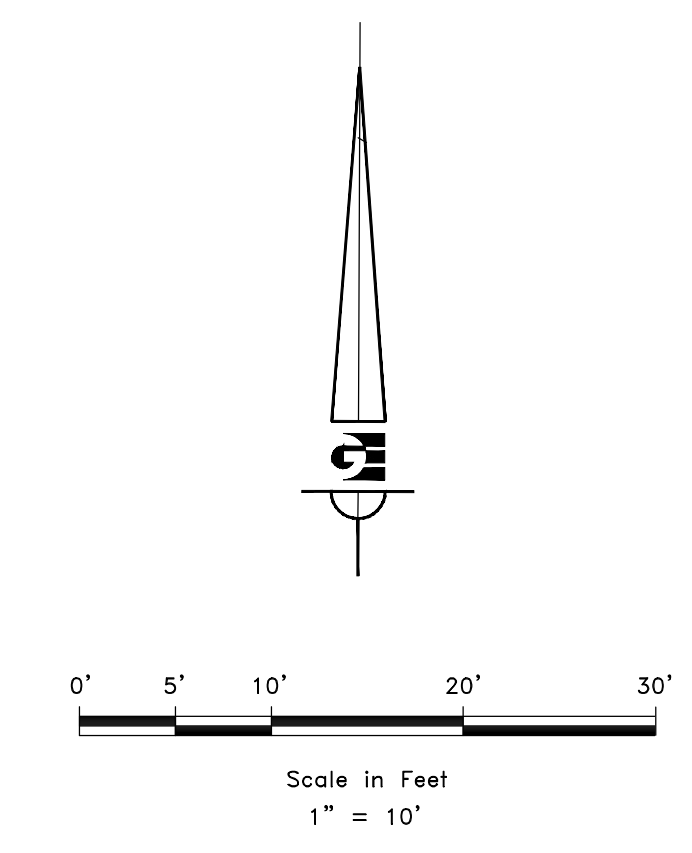
ZACHARY BOYLE
 010250008

DANIEL & ARLENE REYNEVELD TR
 010250012

PHILIP HARVEY
 010250010

PROPERTY SOURCE UTAH INC
 010250009

MOELANI ENTERPRISES LLC
 010250007



LEGEND

- ◆ OGDEN CITY MONUMENT AS NOTED
- SET NAIL AND WASHER MARKED GARDNER ENGINEERING
- SUBJECT PROPERTY BOUNDARY
- LOT LINE
- - - ADJACENT PARCEL
- - - SECTION LINE
- - - EASEMENT
- - - X EXISTING FENCE LINE

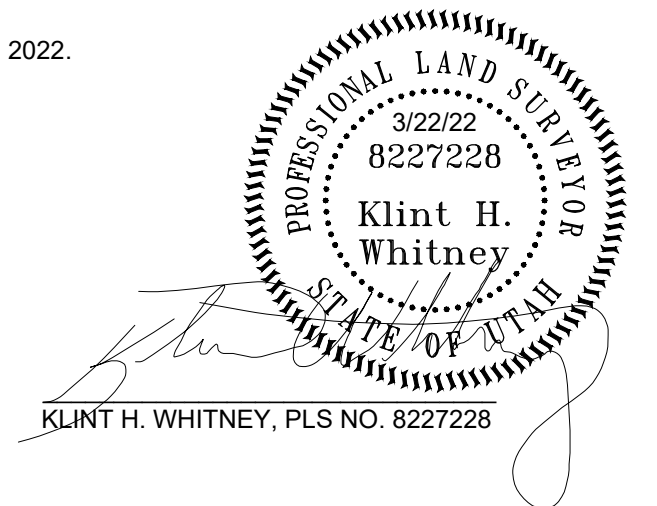
NARRATIVE

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 MOUNTAIN PACIFIC. THE BASIS OF BEARING IS THE OGDEN CITY 24TH STREET CENTER LINE, WHICH BEARS NORTH 88°41'30" WEST, WEBER COUNTY, UTAH NORTH, NAD 83 STATE PLANE GRID BEARING. THE BOUNDARY WAS DETERMINED BY WARRANTY DEED RECORDED AS ENTRY NUMBER 3056829, AND DEEDS OF ADJOINING PROPERTY OWNERS. RECORD OF SURVEY NUMBERS 3684, 4617, AND 5778. WERE 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 22ND DAY OF MARCH, 2022.



OGDEN CITY SURVEY CENTERLINE MONUMENT AT THE CORNER OF 24TH AND JEFFERSON

OGDEN CITY SURVEY CENTERLINE MONUMENT AT THE CORNER OF 24TH AND ORCHARD

OGDEN CITY SURVEY CENTERLINE MONUMENT AT THE CORNER OF 24TH AND MADISON

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 OCT 24 2022
 FILE # 7382