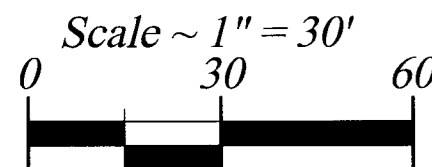
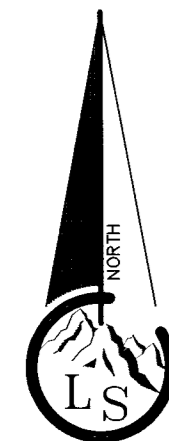


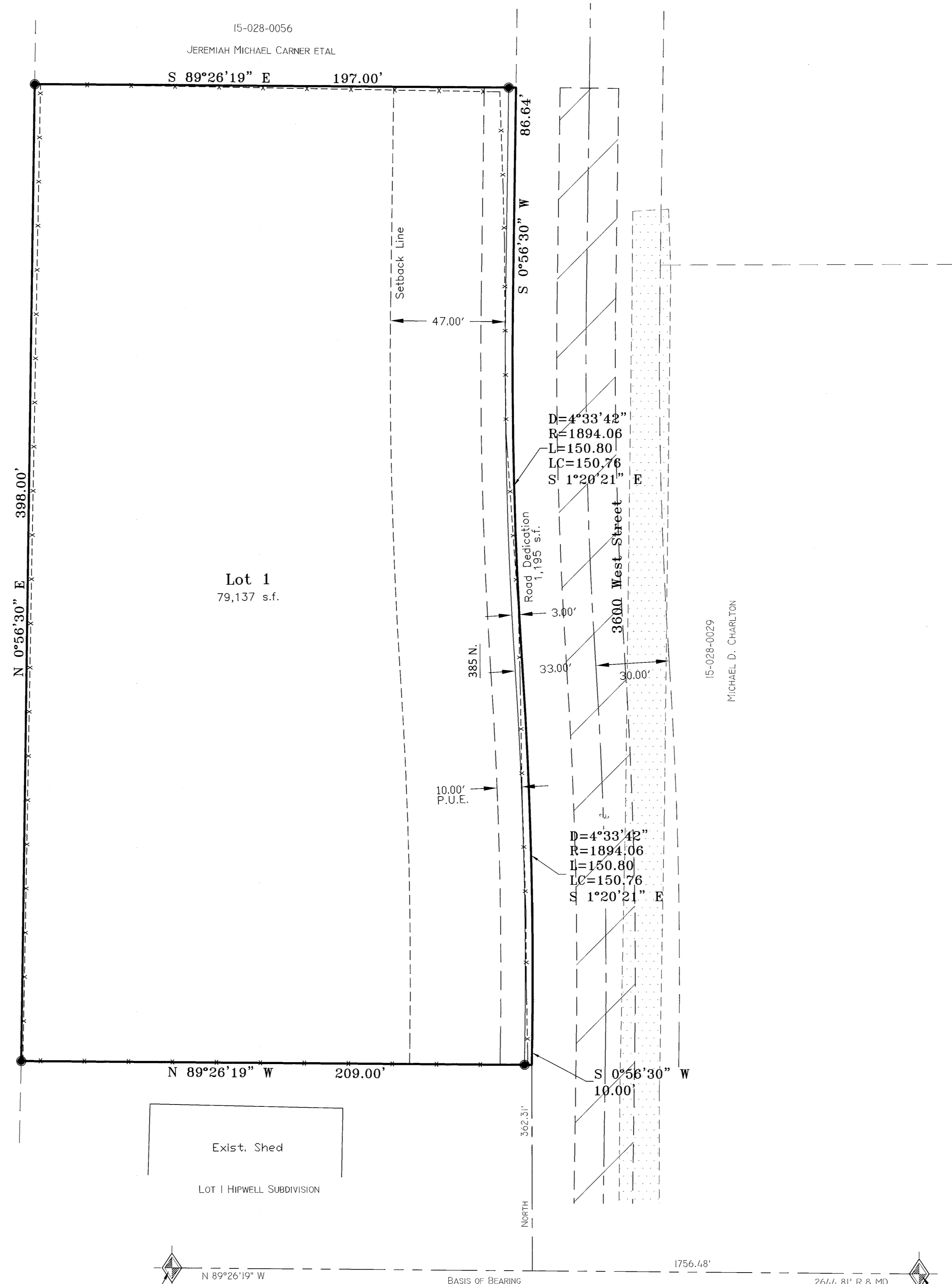
SHAWN'S SUBDIVISION

PART OF THE SE 1/4 OF SECTION 9, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE & MERIDIAN
UNINCORPORATED WEBER COUNTY, UTAH - JUNE 2023
RECORD OF SURVEY



Legend

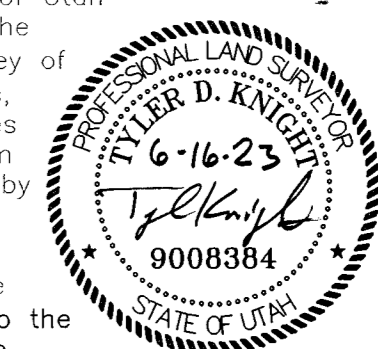
- x---x---x--- EXISTING FENCE
- - - - - EASEMENTS (as labeled or granted)
- STREET CENTERLINE
- ◆ FND SECTION CORNER
- FND REBAR AND CAP
- SET #5x24" REBAR AND CAP STAMPED LANDMARK
- R RECORD DATA
- MD MEASURED DATA



BOUNDARY DESCRIPTION
A part of the Southeast Quarter of Section 9, Township 6 North, Range 2 West, Salt Lake Base and Meridian, described as follows:
Beginning at the Northeast corner of Lot 1 of the Hipwell Subdivision being 1756.48 feet North 89°26'19" West along the South line of said Section 9 and 362.31 feet North from the Southeast corner of said Section 9; thence running North 89°26'19" West 209.00 feet to the Northwest corner of said Lot 1, thence North 0°56'30" East 398.00 feet, thence South 89°26'19" East 197.00 feet to the Westerly right-of-way line of 3600 West Street, thence along the said Westerly right-of-way line of 3600 West Street the following four (4) courses: (1) South 0°56'30" West 86.64 feet, (2) along an arc 150.80 feet of a 1894.06 foot radius curve to the left (chord bears South 1°20'21" East 150.76 feet), (3) along an arc 150.80 feet of a 1894.06 foot radius curve to the right (chord bears South 1°20'21" East 150.76 feet), (4) South 0°56'30" West 10.00 feet to the point of beginning.
Contains 80,332 s.f. or 1.84 acres

NARRATIVE
The purpose of this survey is to create a one (1) lot subdivision as shown.
Documents used to aide in this survey:
1. Weber County Tax Plat 15-028.
2. Deeds of record as found in the Weber County Recorders Office subject and neighboring parcels.
3. Plats of record: #43-003 Hipwell Subdivision, #50-093 McFarland Subdivision
4. Record of Survey's: #2129, #2458, #2622, #6534, #6717.
Centerline of 3600 West Street was established by using McFarland Subdivision. Boundary was established by record description existing evidences.
Basis of bearing is state plane grid from monument as shown.

SURVEYOR'S CERTIFICATE
I, Tyler D. Knight, do hereby certify that I am a professional land surveyor in the State of Utah and hold license no. 9008384-2201 in accordance with Title 58, Chapter 22 known as the Professional Engineers and Professional Land Surveyor's Licensing Act, have made a survey of the property(s) shown hereon in accordance with UCA 17-23-17, verifying measurements, and placing monuments as represented. That this plat was prepared from the field notes of this survey and from documents and records as may be noted hereon or contained in the project files of Landmark Surveying, Inc. Any warranties, express or implied, are hereby limited to the current owner(s) of the properties surveyed. No certification or warranties are extended to successor(s), assign(s), or heir(s) of said owner(s) nor to adjacent owner(s) of the properties of which may or may not share a common boundary with the property(s) surveyed. In accordance with Weber County Ordinance, I further certify that, to the best of my knowledge and belief, all lots meet the current requirements of the Land Use Ordinance of Weber County as indicated by their approval hereon.



Landmark Surveying, Inc.
A Complete Land Surveying Service
www.LandmarkSurveyingUtah.com
4646 South 3500 West - #A-3
West Haven, UT 84401
801-731-4075

DEVELOPER: Shawn Monson		1
Address: 3949 Saunton Cr. Syracuse UT 84075		
SE 1/4 of Section 9, Township 6 North, Range 2 West, Salt Lake Base and Meridian.		Subdivision
Revisions	DRAWN BY: TK	
	CHECKED BY: TK	
	DATE: 5/25/2023	
	PROJ: 4206	

RECORD OF SURVEY

N 89°26'19" W 264.48' BASIS OF BEARING
2644.81' R & MD
SW CORNER SECTION 9
TON, R2W, SLB&M
FOUND 3" BRASS CAP MONUMENT
FLUSH WITH GROUND

RECEIVED
JUN 27 2023
BY: 7576

Exist. Shed
LOT 1 HIPWELL SUBDIVISION