

NORTHWEST CORNER SEC. 20,
T6N, R2W, S.L.B.&M. (WEBER COUNTY
BRASS CAP MONUMENT)

1150 SOUTH STREET (VARIES IN WIDTH)

WEBER COUNTY ROAD PARCEL

P.O.B.

N90°00'00"E 1371.20'

S88°47'49"E 180.15'

1424.46'

EGAN FARM SERVICE
150540026

CRAIG ANDERSON
150540079
CONT. 2.346 ACRES

MAUREEN WRIGHT
150540042

JOHN WATSON
150540039

RICH GRANT
150540037

SCOTT CONLEY
150540035

DENNIS COSTESSO
150540020

N1°27'17"E 557.44'

S0°45'00"W 566.02'

N89°14'09"W 187.00'

50.00'

50.00'

UNION PACIFIC RAIL ROAD

WEST QUARTER CORNER SEC. 20,
T6N, R2W, S.L.B.&M. (WEBER COUNTY
BRASS CAP MONUMENT)

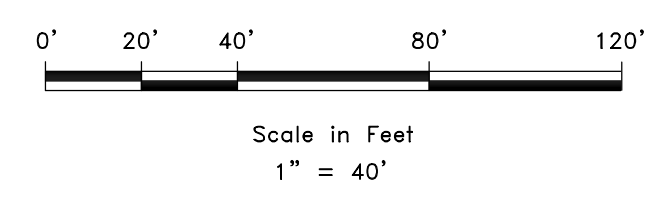
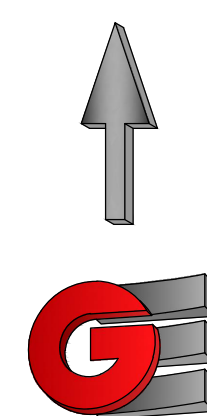
BOUNDARY DESCRIPTION

A PART OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 6 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN, BEGINNING AT A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF 1150 SOUTH STREET BEING LOCATED NORTH 01°30'14" EAST 1424.46 FEET ALONG THE WEST LINE OF SAID NORTHWEST QUARTER AND NORTH 90°00'00" EAST 1371.20 FEET FROM THE WEST QUARTER CORNER OF SAID SECTION 20; RUNNING THENCE SOUTH 00°45'00" WEST 566.02 FEET TO THE NORTH RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAIL ROAD; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE NORTH 89°14'09" WEST 187.00 FEET; THENCE NORTH 01°27'17" EAST 557.44 FEET TO SAID SOUTH RIGHT-OF-WAY LINE; THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE SOUTH 88°47'49" EAST 180.15 FEET TO THE POINT OF BEGINNING, CONTAINING 2.346 ACRES.

SCALE:	1:40, XREF
DATE:	8/3/20
DESIGN:	
DRAWN:	KHW
CHECKED:	KHW

REVISIONS	DESCRIPTION
DATE	

DWG.: R2001-1852 SURVEY03112-CRAG ANDERSON SURVEY03112-ANDERSON.DWG



RECEIVED
AUG 17 2023
FILE # 7623

LEGEND

- ◆ WEBER COUNTY 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 CRAIG ANDERSON. THE BASIS OF BEARING IS THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN WHICH BEARS NORTH 01°30'14" EAST, WEBER COUNTY, UTAH NORTH, NAD 83 STATE PLANE GRID BEARING. THE BOUNDARY WAS DETERMINED BY WARRANTY DEED RECORDED AS ENTRY NUMBER 2908514, AND DEEDS OF ADJOINING PROPERTY OWNERS. RECORD OF SURVEY NUMBERS 2049, 2627, WERE ALSO USED TO DETERMINE BOUNDARY LOCATION ALONG WITH THE FOUND MONUMENTS AS SHOWN AND DESCRIBED HEREON. THE FENCE LINES BETWEEN 4700 WEST AND 5100 WEST AND THE AVERAGE BEARING OF ALL FENCES WERE USED AS A BEST FIT WITH OCCUPATION.

SURVEYOR'S CERTIFICATE

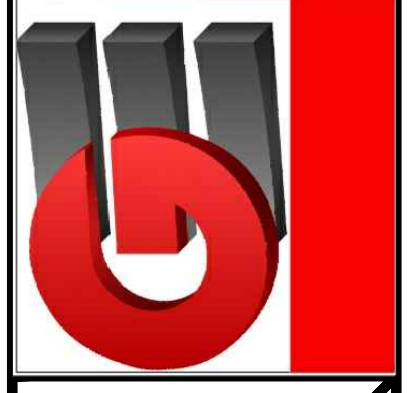
I, KLINT H. WHITNEY, DO HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH AND THAT I HOLD CERTIFICATE NO. 8227228 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT; I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS I HAVE COMPLETED 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 AUGUST, 2023.

PROFESSIONAL LAND SURVEYOR
8/3/23
8227228
Klint H. Whitney
STATE OF UTAH
KLINT H. WHITNEY, PLS NO. 8227228

PROPERTY SURVEY FOR CRAIG ANDERSON
4919 WEST 1150 SOUTH, OGDEN, UTAH
LOCATED IN THE NORTHWEST QUARTER OF SECTION 20,
TOWNSHIP 6 NORTH, RANGE 2 WEST, S.L.B. AND M.

GARDNER ENGINEERING
CIVIL & LAND PLANNING
MUNICIPAL & LAND SURVEYING
1680 W 2100S, WEST HAVEN, UT 84006
P 801.476.0202 F 801.476.0066



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