

NARRATIVE:

Boundary Consultants was retained by the Charlesworth to survey the subject parcels and set the corners thereof. This survey was carried out using a Trimble R8S GPS System, with ground distances being determined by GEOD Model CONUS 12B @ height 4387.56 feet and no calibration. Basis of Bearing for this survey is Geodetic North as determined by GPS.

The Subject Parcels have been owned by one extended family since Erva Blanche Child took title to the northeast quarter of the northeast quarter of section 8 on March 03, 1938.

The root title boundaries of the subject parcels all but one another with no gaps or overlaps. There is a deed gore that was created when parcel #08-049-0005 was divided off in 1957 and transferred to Bruce and Margaret Redford by Nathan A. and Erva Blanche Child (Entry #323337, Book 627, Page 462). This transfer created a deed gore of 440 feet abt the occupation lines closely match the dimensions of that root deed. Weber County identified and created the root parcel to tax parcel 08-049-0022 which was then sold at a tax sale. Erva Blanche Child took title to the root parcel of said -0022 on June 25, 1980 by that certain deed recorded as Entry 813675, Book 1360, at Page 250 of the Weber County Records. She then transferred said parcel -0022 to Charlesworth on June 19, 1992 by that certain deed recorded as Entry 1182607, Book 1630, Page 309 of said records. Charlesworth has since paid taxes on said parcel -0022. The Weber County Recorder's tax map 08-049 show parcel -0022 with it's ownership being Charlesworth but notes "Parcel does not exist" on the depiction of the north half of the root parcel to said parcel -0022, which does not have a Tax ID number.

The "creation" of the aforesaid strip by Weber County creates a dilemma for the owners of both parcels 08-049-0005 and 08-049-0020 in that the Charlesworth have paid taxes on a parcel which is and has been, for a long period of time, occupied by the owners of said parcel -0005.

Boundary Consultants has held extant ancient fence lines as the boundary with Tax Parcel 08-049-0005 and that Tax Parcel 08-049-0020 was erroneously created and sold by Weber County and does not in fact exist.

Occupation lines vary from title lines with the Childs where fences overlap onto the subject parcel along their south boundaries. We have held the boundary at fence lines as "Boundaries by Acquiescence" in concert with the following Utah Supreme Court cases;
1. Q2 L.L.C. v Hughes 368 P.3d 86(2016) UT 22
2. Anderson v Fautin 362 P.3d 1186 (2016) UT 22

The acquiesce issue has been discussed with Charlesworth and this survey will be amended if the adjoining parties desire to hold title lines. It is our recommendation that Boundary Agreements be entered into with adjoining owners to bring title and occupation into concert with each other.

AMENDMENT NOTE:

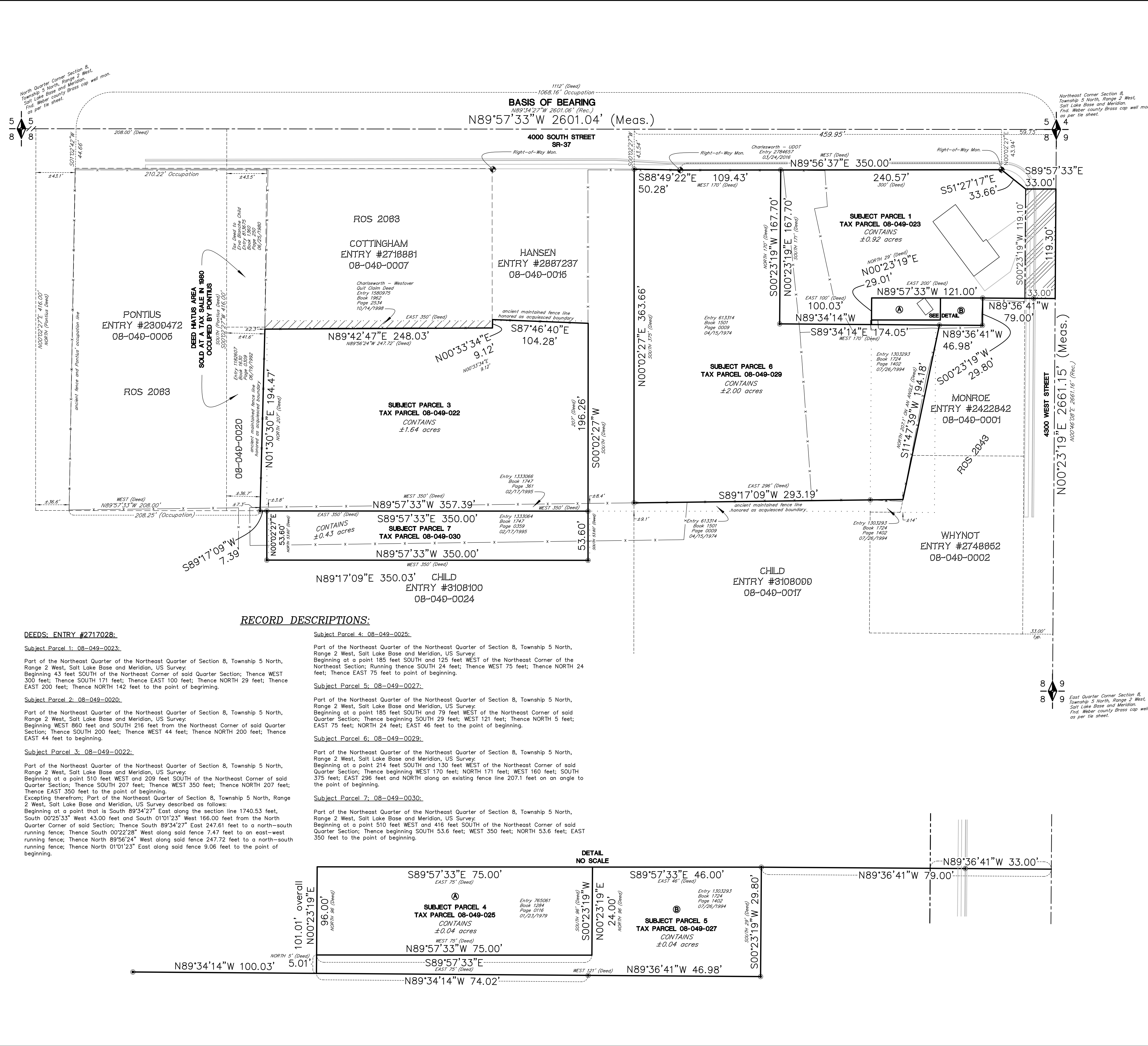
This survey is amending the common boundary between Subject Parcels 3 and 7 by holding to deed lines and not recognizing acquiescence to the fence which separates the parcels. This decision was made after consulting with the client and being informed that Parcel 7 was given in trade for the strip of ground which separates Subject Parcels 3 and 6.

DATE: 10-26-23
SCALE: 1"=50'
PROJECT NUMBER: 2150001

AMENDED SURVEY OF WEBER COUNTY TAX PARCELS
TAX PARCELS 08-049-0020, -0022, -0023, -0025, -0027, -0029, & -0030
LYING AND SITUATE IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER, SECTION 8, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN

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DESIGNED: DEH
DRAWN: DEH
CHECKED: DEH
SHEET: 1
OF: 1

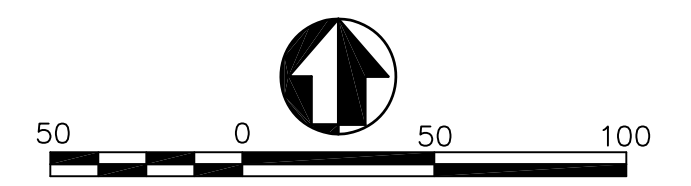
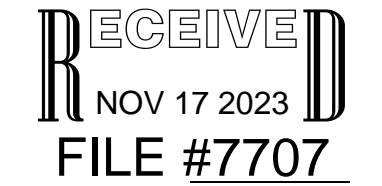
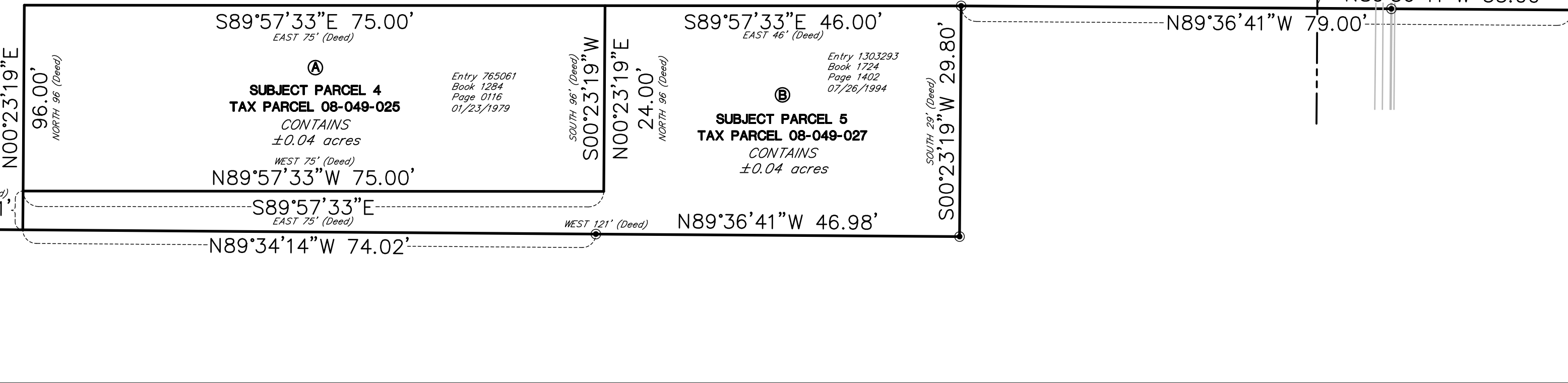


RECORD DESCRIPTIONS:

DEEDS: ENTRY #2717028:
Subject Parcel 1: 08-049-0023:
Part of the Northeast Quarter of the Northeast Quarter of Section 8, Township 5 North, Range 2 West, Salt Lake Base and Meridian, US Survey. Beginning 43 feet SOUTH of the Northeast Corner of said Quarter Section; Thence WEST 300 feet; Thence SOUTH 171 feet; Thence EAST 100 feet; Thence NORTH 29 feet; Thence EAST 200 feet; Thence NORTH 142 feet to the point of beginning.
Subject Parcel 2: 08-049-0020:
Part of the Northeast Quarter of the Northeast Quarter of Section 8, Township 5 North, Range 2 West, Salt Lake Base and Meridian, US Survey. Beginning WEST 860 feet and SOUTH 216 feet from the Northeast Corner of said Quarter Section; Thence SOUTH 200 feet; Thence WEST 44 feet; Thence NORTH 200 feet; Thence EAST 44 feet to beginning.
Subject Parcel 3: 08-049-0022:
Part of the Northeast Quarter of the Northeast Quarter of Section 8, Township 5 North, Range 2 West, Salt Lake Base and Meridian, US Survey. Beginning at a point 510 feet WEST and 209 feet SOUTH of the Northeast Corner of said Quarter Section; Thence SOUTH 207 feet; Thence WEST 350 feet; Thence NORTH 207 feet; Thence EAST 350 feet to the point of beginning. Excepting therefrom: Part of the Northeast Quarter of Section 8, Township 5 North, Range 2 West, Salt Lake Base and Meridian, US Survey described as follows: Beginning at a point that is South 89°34'27" East along the section line 1740.53 feet, South 00°25'33" West 43.00 feet and South 01°01'23" West 166.00 feet from the North Quarter Corner of said Section; Thence South 89°34'27" East 247.61 feet to a north-south running fence; Thence South 00°22'28" West along said fence 7.47 feet to an east-west running fence; Thence North 89°56'24" West along said fence 247.72 feet to a north-south running fence; Thence North 01°01'23" East along said fence 9.06 feet to the point of beginning.

Subject Parcel 4: 08-049-0025:
Part of the Northeast Quarter of the Northeast Quarter of Section 8, Township 5 North, Range 2 West, Salt Lake Base and Meridian, US Survey. Beginning at a point 185 feet SOUTH and 129 feet WEST of the Northeast Corner of the Northeast Quarter Section; Running thence SOUTH 24 feet; Thence WEST 75 feet; Thence NORTH 24 feet; Thence EAST 75 feet to point of beginning.
Subject Parcel 5: 08-049-0027:
Part of the Northeast Quarter of the Northeast Quarter of Section 8, Township 5 North, Range 2 West, Salt Lake Base and Meridian, US Survey. Beginning WEST 860 feet and SOUTH 216 feet from the Northeast Corner of said Quarter Section; Thence beginning SOUTH 29 feet; WEST 121 feet; Thence NORTH 5 feet; EAST 75 feet; NORTH 24 feet; EAST 46 feet to the point of beginning.
Subject Parcel 6: 08-049-0029:
Part of the Northeast Quarter of the Northeast Quarter of Section 8, Township 5 North, Range 2 West, Salt Lake Base and Meridian, US Survey. Beginning at a point 214 feet SOUTH and 130 feet WEST of the Northeast Corner of said Quarter Section; Thence beginning WEST 170 feet; NORTH 171 feet; WEST 160 feet; SOUTH 375 feet; EAST 296 feet and NORTH along an existing fence line 207.1 feet on an angle to the point of beginning.
Subject Parcel 7: 08-049-0030:
Part of the Northeast Quarter of the Northeast Quarter of Section 8, Township 5 North, Range 2 West, Salt Lake Base and Meridian, US Survey. Beginning at a point 510 feet WEST and 416 feet SOUTH of the Northeast Corner of said Quarter Section; Thence beginning SOUTH 53.6 feet; WEST 350 feet; NORTH 53.6 feet; EAST 350 feet to the point of beginning.

DETAIL NO SCALE



- LEGEND**
- 29/32 = SECTION CORNER & SECTION LINE
 - 32/33 = BOUNDARY
 - = RIGHT OF WAY BOUNDARY
 - = ADJOINING PARCELS
 - = ADJOINING RECORDS OF SURVEY
 - = RECORD TITLE BOUNDARY
 - = DIMENSION LINES
 - [Hatched] = EXCEPTION PARCEL
 - [Hatched] = PRESCRIPTIVE ROADWAY