## RECORD OF SURVEY

Reeve & Associates, Inc. - Solutions You Can Build Or

Marie Control Control

PART OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY

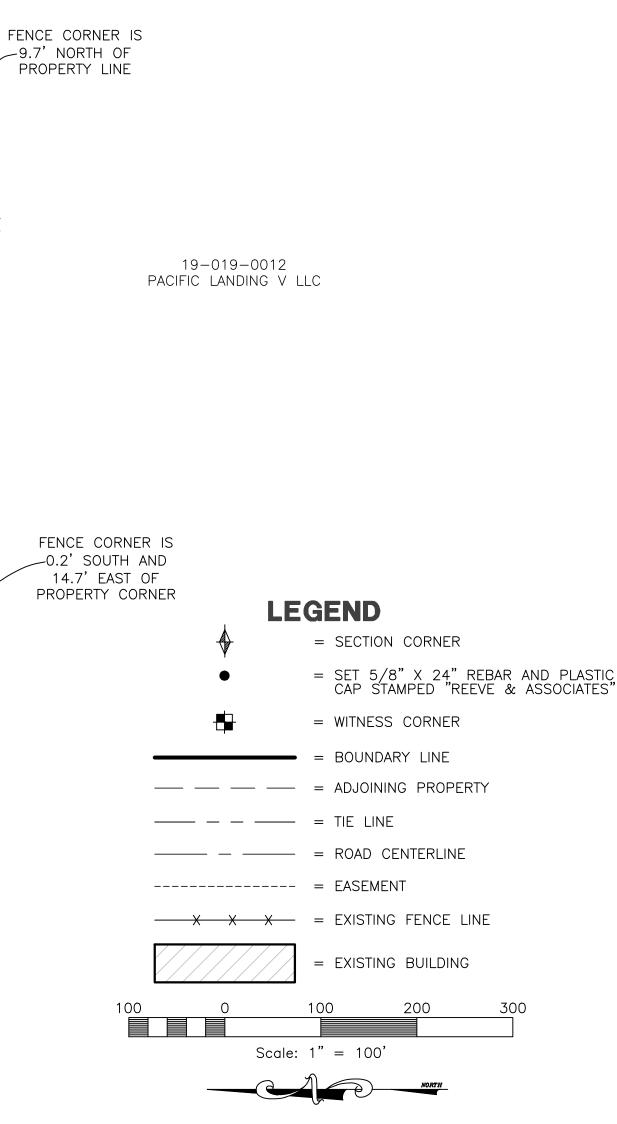
WEBER COUNTY, UTAH NOVEMBER, 2023

## LEGAL DESCRIPTION

PART OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT BEING 818.19 FEET NORTH 88°23'58" WEST AND 1342.27 FEET SOUTH 01°36'02" WEST FROM A FOUND WITNESS CORNER MONUMENT TO THE NORTHEAST CORNER OF SAID SECTION 27 (SAID WITNESS CORNER BEING 10.00 FEET SOUTH 00°30'30" EAST FROM THE NORTHEAST CORNER OF SAID SECTION 27); THENCE SOUTH 00°01'42" EAST 1283.63 FEET; THENCE NORTH 88°25'12" WEST 651.91 FEET TO THE SOUTHEAST CORNER OF WEST VILLAGE PHASE 2 SUBDIVISION; THENCE NORTH 00°05'44" WEST 778.67 FEET ALONG THE EASTERLY LINE OF SAID SUBDIVISION TO AN EXISTING FENCE LINE; THENCE SOUTH 88°34'23" EAST 4.90 FEET ALONG AN EXISTING FENCE LINE TO A FENCE CORNER; THENCE NORTH 01°15'09" WEST 808.61 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF PLAIN CITY ROAD; THENCE SOUTH 86°21'03" EAST 448.79 FEET ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE; THENCE SOUTH 00°25'08" EAST 224.22 FEET TO A FENCE CORNER; THENCE SOUTH 88°30'25" EAST 81.82 FEET TO A FENCE CORNER; THENCE SOUTH 00°21'24" EAST 56.62 FEET ALONG AN EXISTING FENCE LINE; THENCE SOUTH 85°48'23" EAST 133.79 FEET TO THE POINT OF BEGINNING.

CONTAINING 974,431 SQUARE FEET OR 22.370 ACRES.



## SURVEYOR'S CERTIFICATE

I, TREVOR J. HATCH, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS ACT; AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THIS PLAT. I FURTHER CERTIFY THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND SURVEYED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE LAW.

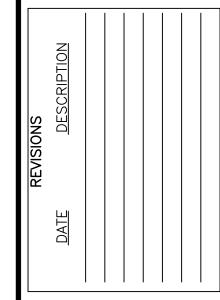
SIGNED THIS 22nd DAY OF November ,2023.

9031945
UTAH LICENSE NUMBER

FILE # 7715

9031945 TREVOR J. 90 STATE OF UTINAL ASSOCIATES, IMPREDALE, UTAH, 84405
TEL: (801) 621–3100 FAX: (801) 621–2666 www.reeve.cl





PROPERTY

PROPERTY

RECORD
PART OF THE NORTHE
TOWNSHIP 7 NORTH, RANGE 2 WEST,
WEBEF

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ject Info.

Project Info.
Surveyor:
T. HATCH
Designer:
A. MULLINS

Designer:

A. MULLINS

Begin Date:

11-8-2023

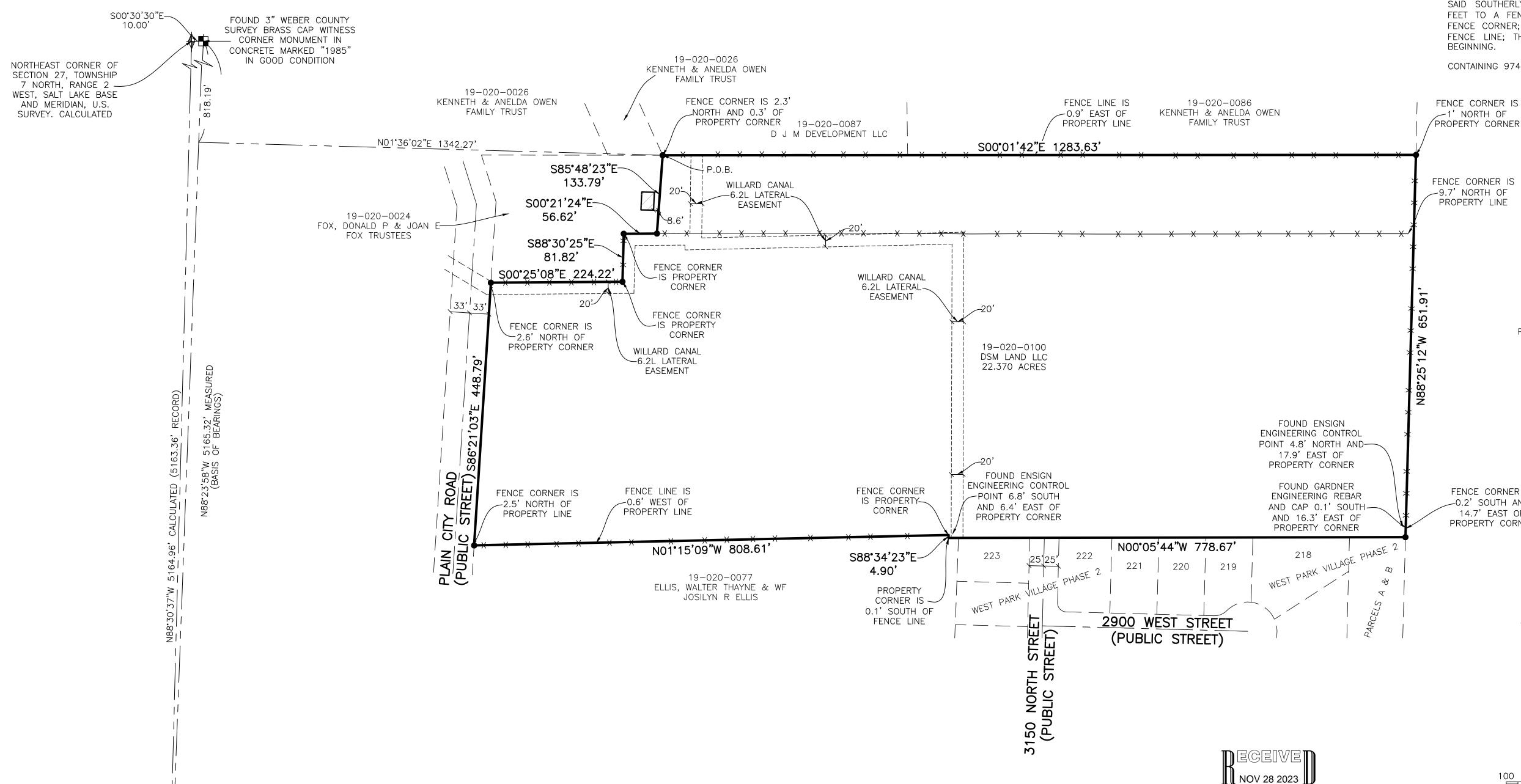
Name: JDC PROPERTY

RECORD OF SURVEY

RECORD OF SURVEY
Scale: 1"=100'
Checked: \_\_\_\_
Number: 1301-D41

Sheet 1 Sheets





## NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO ESTABLISH THE BOUNDARY ON THE GROUND FOR FUTURE DEVELOPMENT. WITH THE EXCEPTIONS OF DEEDS BASED OFF RECENT SURVEYS, THE DEEDS ON THIS AND ADJACENT PARCELS DO NOT MATCH OCCUPATION LINES. THE FENCES ARE THE BEST EVIDENCE OF THE HISTORICAL OCCUPATION. THERE SHOULD BE BOUNDARY LINE AGREEMENTS RECORDED BETWEEN THE SUBJECT PROPERTY AND PARCEL #S 19-020-0077, 19-020-0024, 19-020-0087, 19-020-0086, AND 19-019-0008.

■ Reeve & Associates, Inc. - Solutions You Can Build On

NORTHWEST CORNER OF SECTION
27, TOWNSHIP 7 NORTH, RANGE 2
WEST, SALT LAKE BASE AND
MERIDIAN, U.S. SURVEY. FOUND 3"
WEBER COUNTY SURVEY BRASS CAP
MONUMENT IN CONCRETE MARKED
"1963" IN GOOD CONDITION