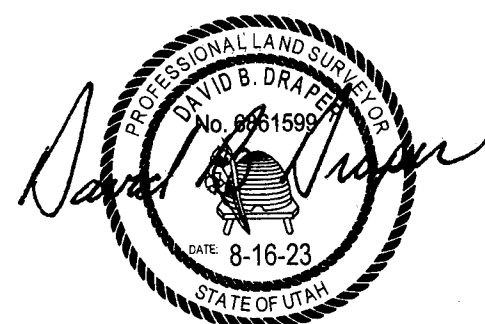


SCHEDULE B, PART II EXCEPTIONS

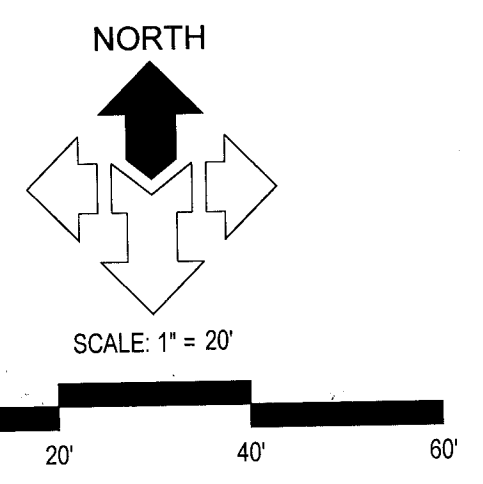
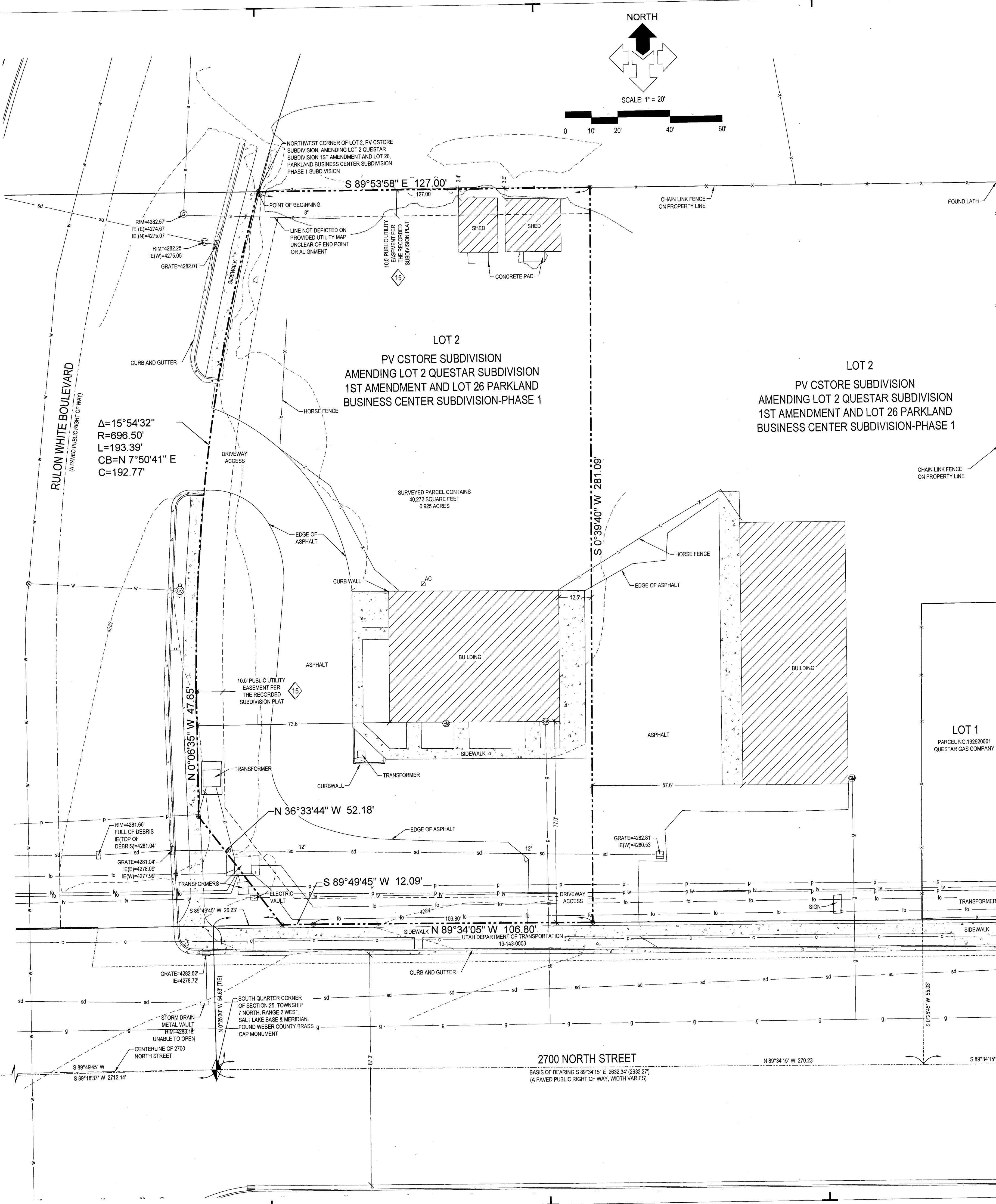
- ⊠ TAXES OR ASSESSMENTS THAT ARE NOT SHOWN AS EXISTING LIENS BY THE RECORDS OF ANY TAXING AUTHORITY THAT LEVIES TAXES OR ASSESSMENTS ON REAL PROPERTY OR BY THE PUBLIC RECORDS; (B) PROCEEDINGS BY A PUBLIC AGENCY THAT MAY RESULT IN TAXES OR ASSESSMENTS OR NOTICES OF SUCH PROCEEDINGS, WHETHER OR NOT SHOWN BY THE RECORDS OF SUCH AGENCY OR BY THE PUBLIC RECORDS.
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ ANY FACTS, RIGHTS, INTERESTS OR CLAIMS THAT ARE NOT SHOWN BY THE PUBLIC RECORDS BUT THAT COULD BE ASCERTAINED BY AN INSPECTION OF THE LAND OR THAT MAY BE ASSERTED BY PERSONS IN POSSESSION OF THE LAND.
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ EASEMENTS, LIENS OR ENCUMBRANCES, OR CLAIMS THEREOF, THAT ARE NOT SHOWN BY THE PUBLIC RECORDS.
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ ANY ENCROACHMENT, ENCUMBRANCE, VIOLATION, VARIATION, OR ADVERSE CIRCUMSTANCE AFFECTING THE TITLE THAT WOULD BE DISCLOSED BY AN ACCURATE AND COMPLETE LAND SURVEY OF THE LAND AND NOT SHOWN BY THE PUBLIC RECORDS.
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ (A) UNPATENTED MINING CLAIMS; (B) RESERVATIONS OR EXCEPTIONS IN PATENTS OR IN ACTS AUTHORIZING THE ISSUANCE THEREOF; (C) WATER RIGHTS, CLAIMS OR TITLE TO WATER, WHETHER OR NOT THE MATTERS EXCEPTED UNDER (A), (B) OR (C) ARE SHOWN BY THE PUBLIC RECORDS.
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ ANY LIEN, OR RIGHT TO A LIEN, FOR SERVICES, LABOR OR MATERIAL HERETOFORE OR HEREAFTER FURNISHED, IMPOSED BY LAW AND NOT SHOWN BY THE PUBLIC RECORDS.
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ ANY DEFECT, LIEN, ENCUMBRANCE, ADVERSE CLAIM, OR OTHER MATTER THAT APPEARS FOR THE FIRST TIME IN THE PUBLIC RECORDS OR IS CREATED, ATTACHED, OR IS DISCLOSED BETWEEN THE COMMITMENT DATE AND THE DATE ON WHICH ALL OF THE SCHEDULE B, PART II—REQUIREMENTS ARE MET.
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ LIEN OF TAXES, NOW ACCRUING AS A LIEN, BUT NOT YET DUE AND PAYABLE YEAR: 2023
TAX ID NO.: 19-390-0002 PRIOR YEAR: 2022 PAID AMOUNT: \$14,396.86
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ THE LAND DESCRIBED HEREIN IS LOCATED WITHIN THE BOUNDARIES OF THE WEBER BASIN WATER CONSERVANCY DISTRICT, BONA VISTA WATER IMPROVEMENT DISTRICT, WEBER AREA DISPATCH 911 AND EMERGENCY SERVICES DISTRICT, BEN LOMOND CEMETERY DISTRICT, NORTH VIEW FIRE DISTRICT, BONA VISTA WATER DISTRICT, PLEASANT VIEW CITY AND THE CENTRAL WEBER SEWER IMPROVEMENT DISTRICT, AND IS SUBJECT TO ANY ASSESSMENTS LEVIED THEREBY.
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ WATER RIGHTS, CLAIMS OR TITLE TO WATER, WHETHER OR NOT SHOWN BY THE PUBLIC RECORDS.
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ RESOLUTION 2005 DATED: OCTOBER 11, 2005 RECORDED: NOVEMBER 4, 2005 ENTRY NO.: 2140380
RESOLUTION ADOPTING THE DRAFT ECONOMIC DEVELOPMENT PLAN FOR THE PLEASANT VIEW BUSINESS PARK ECONOMIC DEVELOPMENT PROJECT AREA
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ INTENTIONALLY DELETED
- ⊠ INTENTIONALLY DELETED
- ⊠ INTENTIONALLY DELETED
- ⊠ EASEMENT(S), SETBACKS, NOTES AND RESTRICTIONS, AS SHOWN ON THE SUBDIVISION PLAT OF PV CSTORE SUBDIVISION, AMENDING LOT 2, QUESTAR SUBDIVISION 1ST AMENDMENT AND LOT 26, PARKLAND BUSINESS CENTER SUBDIVISION PHASE 1:
RECORDED: OCTOBER 23, 2018
ENTRY NO.: 2948359
BOOK: PAGE 84 / 34
SURVEY FINDINGS: SHOWN HEREON
- ⊠ SUBJECT TO THE RIGHTS OF PARTIES IN POSSESSION OF THE SUBJECT PROPERTY UNDER UNRECORDED LEASES, RENTAL OR OCCUPANCY AGREEMENTS AND ANY CLAIMS THEREUNDER.
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ A DEED OF TRUST, AND THE TERMS AND CONDITIONS THEREOF: STATED AMOUNT: \$925,000.00
TRUSTOR: ULTIMVBC, L.L.C., TRUSTEE: WASATCH PEAKS FEDERAL CREDIT UNION
BENEFICIARY: WASATCH PEAKS FEDERAL CREDIT UNION DATED: MARCH 30, 2017 RECORDED: APRIL 4, 2017
ENTRY NO.: 2850667
- ⊠ ASSIGNMENT OF RENTS TRUSTOR: ULTIMVBC, L.L.C., BENEFICIARY: WASATCH PEAKS FEDERAL CREDIT UNION DATED: MARCH 30, 2017 RECORDED: APRIL 4, 2017 ENTRY NO.: 2850668
SURVEY FINDINGS: NOT A SURVEY MATTER
- ⊠ INTENTIONALLY DELETED
- 21. INTENTIONALLY DELETED

SURVEYOR'S CERTIFICATE

TO JACK IN THE BOX PROPERTIES, L.L.C., A DELAWARE LIMITED LIABILITY COMPANY, CHICAGO TITLE INSURANCE COMPANY:
THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTANSPLS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS. THE FIELD WORK WAS COMPLETED ON DECEMBER 30, 2022.
DATE OF PLAT OR MAP: FEBRUARY 13, 2023



DAVID B. DRAFER
LICENSE NO. 6661599



LEGEND

—	RIGHT OF WAY LINE	⊙	FIRE HYDRANT
---	LOT LINE	⊙	WATER VALVE
- - - -	PROPERTY LINE	⊙	SANITARY SEWER MANHOLE
---	ROAD CENTER LINE	⊙	ELECTRICAL METER
---	SECTION LINE	⊙	NATURAL GAS METER
---	EASEMENT LINE	⊙	AIR CONDITIONING UNIT
---	FENCE	⊙	STORM DRAIN CATCH BASIN
---	POWER LINE	⊙	STORM DRAIN MANHOLE
---	FIBER OPTIC LINE	⊙	IRRIGATION CONTROL VALVE
---	TELEPHONE LINE	⊙	TELEPHONE MANHOLE
---	WATER LINE	⊙	BOLLARD
---	SANITARY SEWER LINE	⊙	SIGN
---	STORM DRAIN LINE	⊙	PROPERTY CORNER (SEE GENERAL NOTE 2)
---	NATURAL GAS LINE	⊙	PROPOSED LEASE PARCEL
---	MINOR CONTOUR	⊙	
---	CONCRETE	⊙	
---	BUILDING	⊙	

DESCRIPTION PER TITLE REPORT

BEGINNING AT THE NORTHWEST CORNER OF LOT 2, PV CSTORE SUBDIVISION, AMENDING LOT 2, QUESTAR SUBDIVISION 1ST AMENDMENT AND LOT 26, PARKLAND BUSINESS CENTER SUBDIVISION PHASE 1 SUBDIVISION AS RECORDED WITH THE OFFICE OF THE WEBER COUNTY RECORDER AS ENTRY NO. 2948359 IN BOOK 84 AT PAGE 34, AND RUNNING THENCE SOUTH 89°53'58" EAST 127.00 FEET ALONG THE NORTH LINE OF SAID LOT 2; THENCE SOUTH 0°39'40" WEST 281.09 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 2; THENCE WESTERLY AND NORTHERLY ALONG SAID SOUTH LINE AND THE WEST LINE OF SAID LOT 2 THE FOLLOWING FIVE COURSES: 1) NORTH 89°34'15" WEST 106.80 FEET, 2) SOUTH 89°49'45" WEST 12.09 FEET, 3) NORTH 36°33'44" WEST 52.18 FEET, 4) NORTH 0°06'35" WEST 47.65 FEET TO A POINT OF CURVATURE, 5) NORTHEASTERLY ALONG THE ARC OF A 666.50 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 15°54'32" A DISTANCE OF 193.39 FEET, CHORD BEARS NORTH 7°50'41" EAST 192.77 FEET TO THE POINT OF BEGINNING.

SURVEY NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO PROVIDE AN "ALTANSPLS LAND TITLE SURVEY" ON THE SUBJECT PROPERTY PER CLIENT'S REQUEST. THE BASIS OF BEARING FOR THIS SURVEY IS SOUTH 89°34'15" EAST ALONG THE SECTION LINE OF 2700 NORTH STREET, LOCATED AT THE INTERSECTIONS OF RULON WHITE BOULEVARD AND HIGHWAY 89 SHOWN ON THIS SURVEY. SURVEYED PROPERTY LINES WERE DETERMINED PER THE RECORDED SUBDIVISION PLAT, ON FILE AND OF RECORD IN THE WEBER COUNTY RECORDER.

GENERAL NOTES

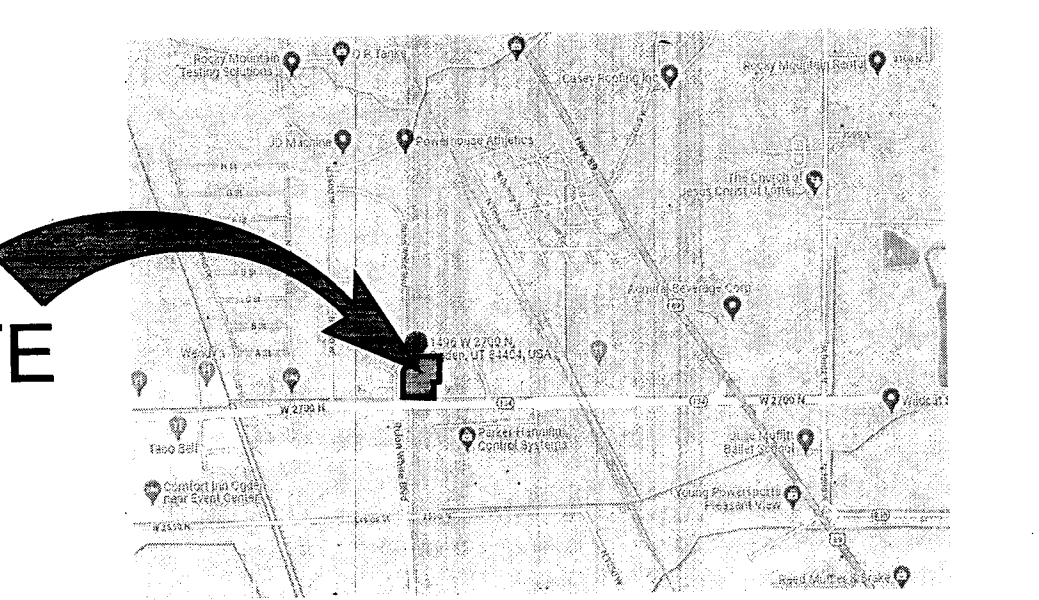
1. MCNEIL ENGINEERING OR MCNEIL ENGINEERING - SURVEYING L.C., MAKES NO REPRESENTATIONS AS TO THE EXISTENCE OF ANY OTHER RECORD DOCUMENTS THAT MAY AFFECT THIS PARCEL OTHER THAN THOSE SHOWN IN THE EXCEPTIONS OF SCHEDULE B-2 AS SHOWN HEREON.
2. CORNER MONUMENTS NOT FOUND WILL BE SET WITH A 5/8" REBAR AND CAP OR NAIL & WASHER STAMPED "MCNEIL ENGINEERING" UNLESS NOTED OTHERWISE HEREON.
3. THIS MAP MAKES NO ASSUMPTIONS AS TO ANY UNWRITTEN RIGHTS THAT MAY EXIST BY AND BETWEEN THE ADJOINING LANDOWNERS.
4. COURSES AND DISTANCES SHOWN ON THIS MAP ARE MEASURED DIMENSIONS UNLESS SHOWN WITHIN PARENTHESES, INDICATING A RECORD COURSE OR DISTANCE. RECORD INFORMATION IS TAKEN FROM CITED TITLE COMMITMENT, DEEDS OF RECORD, SUBDIVISION PLATS, ROADWAY DEDICATION PLATS, CITY ATLAS PLATS, FILED SURVEYS OR OTHER SOURCES OF RECORD INFORMATION.
5. NO OBSERVED EVIDENCE OF CEMETERIES OR BURIAL GROUNDS.
6. SURVEYED PARCEL HAS DIRECT DRIVEWAY ACCESS TO BOTH RULON WHITE BOULEVARD AND 2700 NORTH STREET, BOTH PAVED PUBLIC RIGHTS OF WAYS.

SIGNIFICANT OBSERVATIONS

NONE OBSERVED

TITLE INFORMATION

THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. ALL INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS AND OTHER DOCUMENTS THAT MIGHT AFFECT THE QUALITY OF TITLE TO TRACT SHOWN HEREON WAS GAINED FROM TITLE COMMITMENT NO. 94655 PREPARED BY CHICAGO TITLE INSURANCE COMPANY, EFFECTIVE DATE: JULY 10, 2023 AT 7:45 AM.



VICINITY MAP

SCALE: N.T.S.

UTILITY COMPANY	CONTACT	CONTACT INFO	STATUS
BONA VISTA WATER IMPROVEMENT DISTRICT	MATT FOX	801-621-0474	SHOWN
COMCAST	JEFF HOUSTON	435-224-2356	SHOWN
LUMEN CENTURYLINK	LARRY BUHLER	365-479-7357	SHOWN
DOMINION ENERGY	SL. MAPPING DEPT.	801-324-3070	SHOWN
PLEASANT VIEW CITY	TYSON JACKSON	801-827-0453	SHOWN
ROCKY MOUNTAIN POWER	CLAIRE HUNTER	801-866-7007	SHOWN

McNEIL ENGINEERING
Economic and Sustainable Design. Professionals You Know and Trust.
8610 South Sandy Parkway, Suite 200, Sandy, Utah 84070 801.255.7700 mceilingineering.com
Civil Engineering • Consulting & Landscape Architecture
Structural Engineering • Land Surveying & HDS

JACK IN THE BOX-PLEASANT VIEW, UTAH
1496 WEST 2700 NORTH PLEASANT VIEW, UTAH, 84004
LOCATED IN THE SOUTHEAST AND SOUTHWEST CORNERS OF SECTION 25, TOWNSHIP 7 NORTH, RANGE 2 WEST SALT LAKE BASE & MERIDIAN

REVISIONS

REV	DATE	DESCRIPTION	COMMENTS - NEW TITLE REPORT
1	5-20-23		

PROJECT NO: 22735
CAD FILE: 22735.DWG
DRAWN BY: HBD
CALC BY: EAM
FIELD CREW: IQ
CHECKED BY: DBD
DATE: 2-13-23

ALTA/NSPS LAND TITLE SURVEY

1 OF 1

RECEIVED
DEC 05 2023
BY: J721