

DAVID & REBECCA
WORTLRY
201060036

KS TRUST I
201060010

CRIMSON RIDGE HOA
201060035

ROSS KELSON
200640003

KIRK & GLORIA VAUGHAN
201060023
71,212 SQ. FT.
1.63 AC.

HEIDI BROPHY
200610001

RADFORD HILLS
CLUSTER
200730008

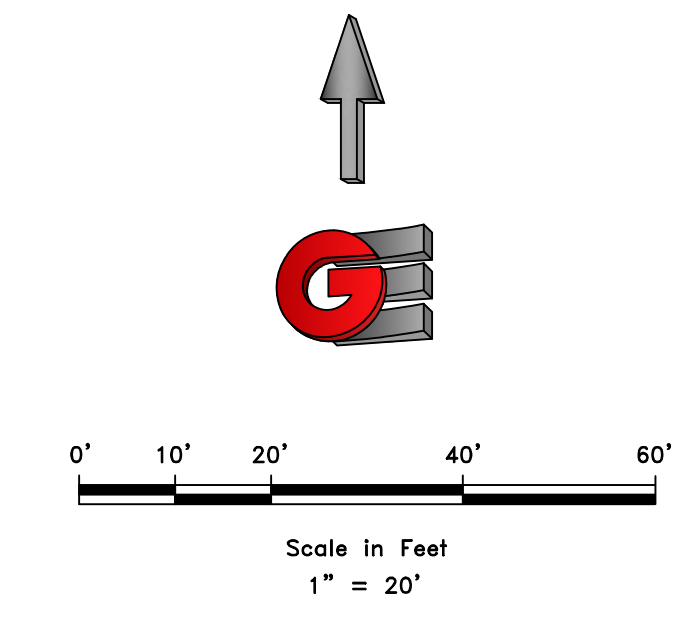
GARY & HEATHER BAILEY
201060024

BOUNDARY DESCRIPTION

ALL OF LOT 25, THE RESERVE AT CRIMSON RIDGE CLUSTER SUBDIVISION PHASE 1, WEBER COUNTY, UTAH, ACCORDING TO THE OFFICIAL PLAT THEREOF.

SCALE: 1" = 20'
DATE: 11/26/24
DESIGN: _____
DRAWN: JTN
CHECKED: KHW
DWG.: R2001 - MISC SURVEY/24/11/26 DAVE DUNYON SURVEY/DUNYON.DWG

REVISIONS	DESCRIPTION
DATE	



LEGEND

- SUBDIVISION CENTERLINE MONUMENT AS NOTED
- SET 24" REBAR AND CAP MARKED GARDNER ENGINEERING
- SUBJECT PROPERTY BOUNDARY
- LOT LINE
- ADJACENT PARCEL
- SECTION LINE
- EASEMENT
- SEWER
- STORM DRAIN
- CONTOUR LINE
- EXISTING FENCE LINE
- EXISTING CONCRETE
- EXISTING ASPHALT

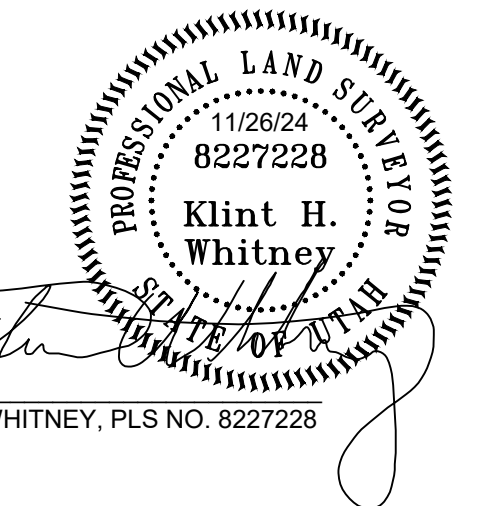
NARRATIVE

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 DAVE DUNYON, THE BASIS OF BEARING IS A STRAIGHT LINE BETWEEN TWO CENTERLINE MONUMENTS LOCATED ON MAPLE OAK LANE AS NOTED HEREON, WHICH BEARS SOUTH 27°09'28" WEST, WEBER COUNTY, UTAH NORTH, NAD 83 STATE PLANE GRID BEARING. THE BOUNDARY WAS DETERMINED BY WARRANTY DEED RECORDED AS ENTRY NUMBER 3140298, AND DEEDS OF ADJOINING PROPERTY OWNERS. THE DEDICATED PLAT OF CRIMSON RIDGE CLUSTER SUBDIVISION PHASE 1 WAS ALSO USED TO DETERMINE BOUNDARY LOCATION ALONG WITH THE FOUND MONUMENTS AS SHOWN AND DESCRIBED HEREON.

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 26TH DAY OF NOVEMBER, 2024.



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