

RECORD OF SURVEY

PART OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY
TOWN OF UTAH, WEBER COUNTY, UTAH
MAY, 2025

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PLAT IS THE SECTION LINE BETWEEN THE WEST QUARTER CORNER AND THE CENTER OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY. SHOWN HEREON AS SOUTH 89°34'40" EAST.

NARRATIVE

THE PURPOSE OF THIS PLAT IS TO ADJUST THE BOUNDARY LINE BETWEEN PARCELS 07-758-0001 AND 07-102-0045. ALL BOUNDARY CORNERS WERE SET WITH A 5/8" X 24" REBAR AND PLASTIC CAP STAMPED "REEVE & ASSOCIATES".

EXISTING PARCEL 07-758-0001 DESCRIPTION

ALL OF LOT 1, WEBB ACRES SUBDIVISION, UTAH CITY, WEBER COUNTY, UTAH ACCORDING TO THE OFFICIAL PLAT THEREOF

EXISTING PARCEL 07-102-0045 DESCRIPTION

PART OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY; BEGINNING AT A POINT EAST 1653.7 FEET ALONG THE QUARTER SECTION LINE AND NORTH 0°55' EAST 710.6 FEET FROM THE SOUTHWEST CORNER OF SAID NORTHWEST QUARTER SECTION; RUNNING THENCE NORTH 85°38'47" WEST 174 FEET; THENCE NORTH 02°30'00" EAST 94.06 FEET, MORE OR LESS, TO ABIGAIL SUBDIVISION; THENCE SOUTH 82°00'00" WEST 193.30 FEET; THENCE NORTH 85°58'49" WEST 60.00 FEET; THENCE SOUTHERLY 16.38 FEET ALONG THE WEST LINE OF 2125 EAST STREET EXTENDED, THENCE SOUTH 85°30'00" EAST 38.99 FEET; THENCE SOUTH 04°08'17" WEST 38.68 FEET, MORE OR LESS, TO THE CORPORATE LIMITS LINE TO THE TOWN OF UTAH, THENCE SOUTHEASTERLY ALONG THE CORPORATE LIMITS LINE TO A POINT SOUTH OF BEGINNING, THENCE NORTH TO THE POINT OF BEGINNING. EXCEPT THAT PORTION (STREET) IN EN GEDJ DEVELOPMENT. (E#2121939)

PROPOSED PARCEL 07-758-0001 DESCRIPTION

PART OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 1 OF RIVERSIDE ACRES SUBDIVISION, SAID POINT BEING 1313.51 FEET SOUTH 89°34'40" EAST AND 358.85 FEET NORTH 00°25'20" EAST FROM THE WEST QUARTER CORNER OF SAID SECTION 26 (WEST QUARTER CORNER BEING NORTH 89°34'40" WEST 2638.95 FEET FROM THE CENTER OF SAID SECTION 26); THENCE NORTH 04°53'08" EAST 334.44 FEET ALONG THE EASTERLY RIGHT-OF-WAY LINE OF 2125 EAST STREET; THENCE SOUTH 85°25'23" EAST 193.97 FEET; THENCE NORTH 02°30'30" EAST 39.54 FEET; THENCE SOUTH 85°42'13" EAST 130.50 FEET; THENCE SOUTH 01°24'01" WEST 51.85 FEET; THENCE NORTH 77°23'19" WEST 5.74 FEET; THENCE SOUTH 00°47'41" WEST 373.37 FEET TO THE NORTH LINE OF RIVERSIDE ACRES SUBDIVISION; THENCE NORTH 77°23'19" WEST 350.10 FEET ALONG SAID NORTH LINE TO THE POINT OF BEGINNING.

CONTAINING 124,536 SQUARE FEET OR 2.859 ACRES.

PROPOSED PARCEL 07-102-0045 DESCRIPTION

PART OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF 2125 EAST STREET, SAID POINT BEING 1313.51 FEET SOUTH 89°34'40" EAST AND 358.85 FEET NORTH 00°25'20" EAST AND 334.44 FEET NORTH 04°53'08" EAST FROM THE WEST QUARTER CORNER OF SAID SECTION 26 (WEST QUARTER CORNER BEING NORTH 89°34'40" WEST 2638.95 FEET FROM THE CENTER OF SAID SECTION 26); THENCE ALONG THE EASTERLY RIGHT-OF-WAY LINE OF 2125 EAST STREET THE FOLLOWING TWO (2) COURSES: (1) NORTH 04°53'08" EAST 88.31 FEET; AND (2) ALONG A TANGENT CURVE TURNING TO THE LEFT WITH A RADIUS OF 280.00 FEET, AN ARC LENGTH OF 4.23 FEET, A DELTA ANGLE OF 00°51'57", A CHORD BEARING OF NORTH 04°27'10" EAST, AND A CHORD LENGTH OF 4.23 FEET TO THE SOUTH LINE OF ABIGAIL SUBDIVISION; THENCE NORTH 82°00'00" EAST 193.28 FEET ALONG SAID SOUTH LINE; THENCE SOUTH 02°30'30" WEST 134.72 FEET; THENCE NORTH 85°25'23" WEST 193.97 FEET TO THE POINT OF BEGINNING.

CONTAINING 21,774 SQUARE FEET OR 0.500 ACRES.

(MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS AS NOMINEE FOR LOANDEPOT.COM,
LLC) LOANDEPOT.COM, LLC APPROVAL

APPROVED BY LOANDEPOT.COM, LLC (MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS AS NOMINEE FOR LOANDEPOT.COM,
LLC) ON THIS 11 DAY OF June, 2025.

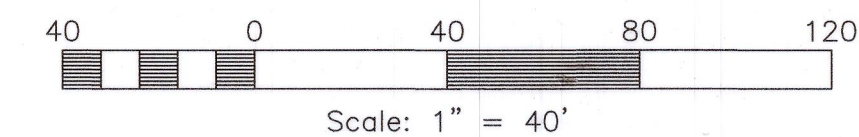
SIGNATURE



VICINITY MAP
NOT TO SCALE

LEGEND

- = SECTION CORNER
- = SET 5/8" X 24" REBAR AND PLASTIC CAP STAMPED "REEVE & ASSOCIATES"
- = BOUNDARY LINE
- = PARCEL LINE
- - - = ADJOINING PROPERTY
- - - = SECTION TIE LINE
- - - = ROAD CENTERLINE



CURVE TABLE

#	RADIUS	ARC LENGTH	CHD LENGTH	TANGENT	CHD BEARING	DELTA
C1	280.00'	4.23'	4.23'	2.12'	N04°27'10"E	0°51'57"

PORTION TO BE RELEASED FROM MORTGAGE

PART OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT BEING 1533.25 FEET SOUTH 89°34'40" EAST AND 685.27 FEET NORTH 00°25'20" EAST FROM THE WEST QUARTER CORNER OF SAID SECTION 26 (WEST QUARTER CORNER BEING NORTH 89°34'40" WEST 2638.95 FEET FROM THE CENTER OF SAID SECTION 26); THENCE SOUTH 02°30'30" WEST 7.06 FEET; THENCE NORTH 85°25'23" WEST 193.97 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF 2125 EAST STREET; THENCE NORTH 04°53'08" EAST 34.37 FEET ALONG SAID EASTERLY RIGHT-OF-WAY LINE; THENCE SOUTH 77°23'19" EAST 195.45 FEET TO THE POINT OF BEGINNING.

CONTAINING 4,012 SQUARE FEET OR 0.092 ACRES.

PORTION TO BE ADDED TO MORTGAGE

PART OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT BEING 1533.25 FEET SOUTH 89°34'40" EAST AND 685.27 FEET NORTH 00°25'20" EAST FROM THE WEST QUARTER CORNER OF SAID SECTION 26 (WEST QUARTER CORNER BEING NORTH 89°34'40" WEST 2638.95 FEET FROM THE CENTER OF SAID SECTION 26); THENCE NORTH 02°30'30" EAST 32.49 FEET; THENCE SOUTH 85°42'13" EAST 130.50 FEET; THENCE SOUTH 01°24'01" WEST 51.85 FEET; THENCE NORTH 77°23'19" WEST 133.51 FEET TO THE POINT OF BEGINNING.

CONTAINING 5,514 SQUARE FEET OR 0.127 ACRES.

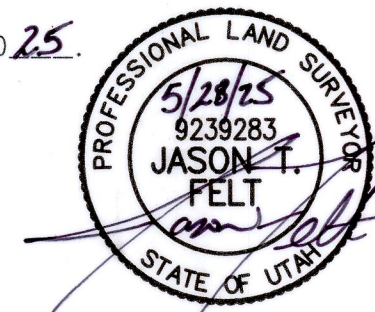
SURVEYOR'S CERTIFICATE

I, **JASON FELT**, 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 28th DAY OF MAY, 2025.

9239283

UTAH LICENSE NUMBER



Project Info.

Surveyor: J. FELT
Designer: N. ANDERSON
Begin Date: 12-9-2024
Name: WEBB
RECORD OF SURVEY
Scale: 1"=40'
Checked: 8263-01
Number: 8263-01

Sheet 1
1 Sheets