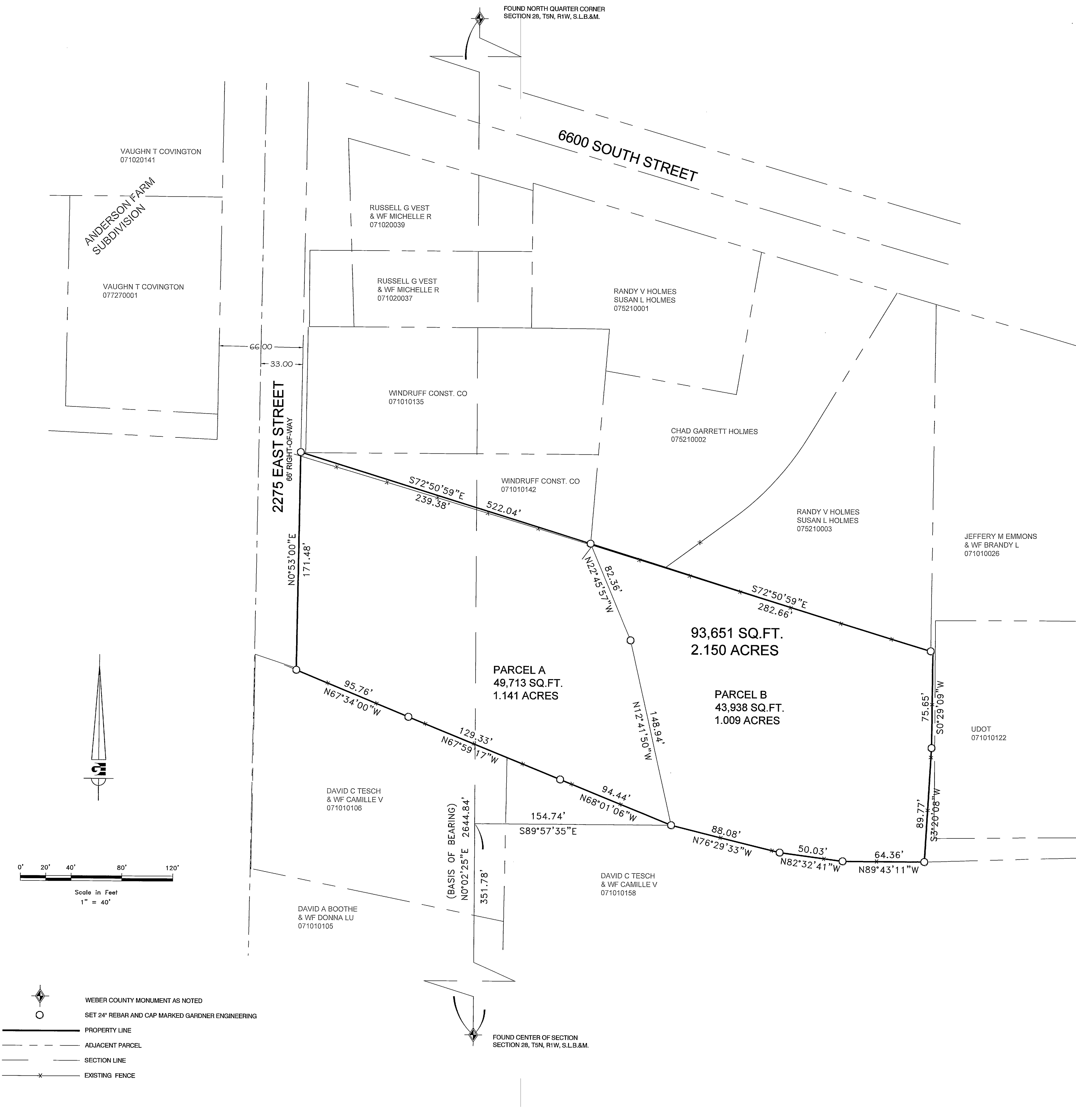




OVERALL
BOUNDARY DESCRIPTION

A PART OF THE NORTH HALF OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 1 WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT ON THE NORTH BANK OF THE UTAH CANAL LINE BEING LOCATED NORTH 0°02'25" EAST 351.78 FEET ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION AND SOUTH 89°57'35" EAST 154.74 FEET FROM THE SOUTHEAST CORNER OF SAID NORTHWEST QUARTER; RUNNING THENCE ALONG THE NORTH BANK OF SAID CANAL THE FOLLOWING (3) COURSES; (1) THENCE NORTH 68°01'06" WEST 94.44 FEET; (2) THENCE NORTH 67°59'17" WEST 129.33 FEET; (3) THENCE NORTH 67°34'00" WEST 95.76 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF 2275 EAST STREET (POINT DESCRIBED ON ENTRY #2681089 AS LYING 1.67 CHAINS WEST AND 487 FEET NORTH 2" WEST, OF THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 26); THENCE ALONG SAID RIGHT-OF-WAY LINE NORTH 0°53'00" EAST 171.48 FEET TO A PROJECTED POINT FROM THE SOUTH LINE OF THE HOLMES HOLLOW SUBDIVISION; THENCE ALONG SAID PROJECTED LINE SOUTH 72°50'59" EAST 522.04 FEET TO THE SOUTHEAST CORNER OF SAID SUBDIVISION AND AN EXISTING FENCE LINE; THENCE ALONG SAID FENCE LINE SOUTH 0°29'09" WEST 75.65 FEET; THENCE CONTINUING ALONG SAID FENCE LINE SOUTH 3°20'08" WEST 89.77 FEET TO A POINT ON THE NORTH BANK OF SAID CANAL; THENCE ALONG SAID NORTH BANK THE FOLLOWING (3) COURSES; (1) THENCE NORTH 89°43'11" WEST 64.36 FEET; (2) THENCE NORTH 82°32'41" WEST 50.03 FEET; (3) THENCE NORTH 76°29'33" WEST 88.08 FEET TO THE POINT OF BEGINNING. CONTAINING 93,651 SQUARE FEET OR 2.150 ACRES.

PARCEL A
BOUNDARY DESCRIPTION

A PART OF THE NORTH HALF OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 1 WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT ON THE NORTH BANK OF THE UTAH CANAL LINE BEING LOCATED NORTH 0°02'25" EAST 351.78 FEET ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION AND SOUTH 89°57'35" EAST 154.74 FEET FROM THE SOUTHEAST CORNER OF SAID NORTHWEST QUARTER; RUNNING THENCE ALONG THE NORTH BANK OF SAID CANAL THE FOLLOWING (3) COURSES; (1) THENCE NORTH 68°01'06" WEST 94.44 FEET; (2) THENCE NORTH 67°59'17" WEST 129.33 FEET; (3) THENCE NORTH 67°34'00" WEST 95.76 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF 2275 EAST STREET (POINT DESCRIBED ON ENTRY #2681089 AS LYING 1.67 CHAINS WEST AND 487 FEET NORTH 2" WEST, OF THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 26); THENCE ALONG SAID RIGHT-OF-WAY LINE NORTH 0°53'00" EAST 171.48 FEET TO A POINT PROJECTED FROM THE SOUTH LINE OF THE HOLMES HOLLOW SUBDIVISION; THENCE ALONG SAID PROJECTED LINE SOUTH 72°50'59" EAST 239.38 FEET TO THE SOUTH WEST CORNER OF SAID SUBDIVISION; THENCE SOUTH 22°45'57" EAST 82.36 FEET; THENCE SOUTH 12°41'50" EAST 148.94 FEET TO THE NORTH BANK OF SAID CANAL AND THE POINT OF BEGINNING. CONTAINING 49,713 SQUARE FEET OR 1.141 ACRES.

PARCEL B
BOUNDARY DESCRIPTION

A PART OF THE NORTH HALF OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 1 WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT ON THE NORTH BANK OF THE UTAH CANAL LINE BEING LOCATED NORTH 0°02'25" EAST 351.78 FEET ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION AND SOUTH 89°57'35" EAST 154.74 FEET FROM THE SOUTHEAST CORNER OF SAID NORTHWEST QUARTER; RUNNING THENCE NORTH 12°41'50" WEST 148.94 FEET; THENCE NORTH 22°45'57" WEST 82.36 FEET TO THE SOUTHWEST CORNER OF THE HOLMES HOLLOW SUBDIVISION; THENCE ALONG THE SOUTH LINE OF SAID SUBDIVISION SOUTH 72°50'59" EAST 282.66 FEET TO THE SOUTHEAST CORNER OF SAID SUBDIVISION AND AN EXISTING FENCE LINE; THENCE ALONG SAID FENCE LINE SOUTH 0°29'09" WEST 75.65 FEET; THENCE CONTINUING ALONG SAID FENCE LINE SOUTH 3°20'08" WEST 89.77 FEET TO A POINT ON THE NORTH BANK OF SAID CANAL; THENCE ALONG SAID NORTH BANK THE FOLLOWING (3) COURSES; (1) THENCE NORTH 89°43'11" WEST 64.36 FEET; (2) THENCE NORTH 82°32'41" WEST 50.03 FEET; (3) THENCE NORTH 76°29'33" WEST 88.08 FEET TO THE POINT OF BEGINNING. CONTAINING 43,938 SQUARE FEET OR 1.009 ACRES.

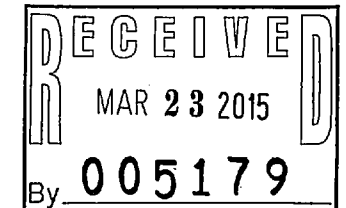
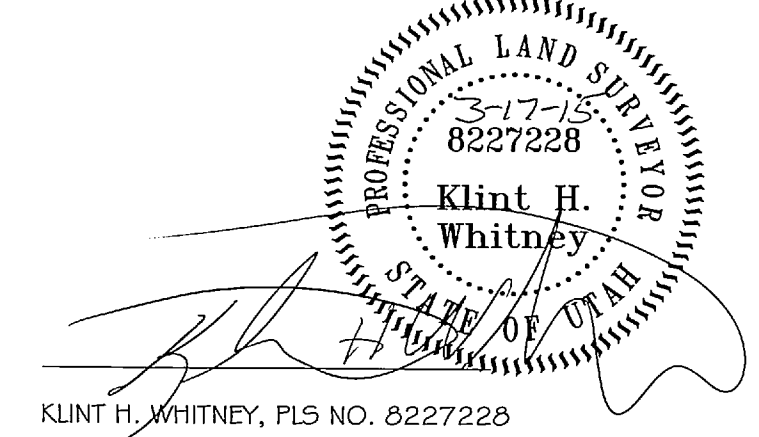
NARRATIVE:

THE PURPOSE OF THE SURVEY WAS TO DETERMINE THE BOUNDARIES OF THE PARCELS AS SHOWN AND DESCRIBED HEREON. BRINKMAN INTENDS TO SELL PARCEL B TO THE ADJOINING LAND OWNER. GARDNER ENGINEERING RECOMMENDS THE PURCHASER OF PARCEL B AMENDS AND EXTENDS THE EXISTING SUBDIVISION IN ORDER TO CONFORM TO CITY ORDINANCES. NO DEVELOPMENT CAN OCCUR ON PARCEL B UNTIL THE INDIVIDUAL PARCEL GOES THROUGH THE PROPER SUBDIVISION PROCESS AND GETS APPROVAL FROM THE GOVERNING MUNICIPALITY. THE SURVEY WAS ORDERED BY LEANNE BRINKMAN, THE RIGHT-OF-WAY OF 2275 EAST STREET WAS DETERMINED BY THE ANDERSON FARM SUBDIVISION PLAT ON FILE WITH THE WEBER COUNTY RECORDERS OFFICE. THE CONTROL USED TO ESTABLISH THE BOUNDARY WAS THE EXISTING WEBER COUNTY SURVEY MONUMENTATION AS SHOWN AND NOTED HEREON. THE BASIS OF BEARING IS THE EAST LINE OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 4 NORTH, RANGE 1 WEST, OF THE SALT LAKE BASE AND MERIDIAN WHICH BEARS NORTH 0°02'25" EAST WEBER COUNTY GRID BEARING.

SURVEYOR'S CERTIFICATE

I, KUNT 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 17-23-17 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 17TH DAY OF MARCH, 2015.



PROPERTY SURVEY FOR LEANNE BRINKMAN
6650 SOUTH 2275 EAST, UTAH CITY, UTAH
LOCATED IN THE NORTH HALF OF SECTION 26,
TOWNSHIP 4 NORTH, RANGE 1 WEST, S.L.B. AND M.

**GARDNER
ENGINEERING**
CIVIL • LAND PLANNING
MUNICIPAL • LAND SURVEYING

S1
1

REVISIONS	DATE	DESCRIPTION
1	2/10/15	BOUNDARY CHANGE
2	3/17/15	REVISE SOUTHEAST OF NORTHWEST

SCALE	1"=40'
DATE	2/3/15
DESIGN	---
DRAWN	SCP
CHECKED	---

DWG: 86.2801 - MISC SURVEY 1510 - BRINKMAN SURVEY.DWG, BRINKMAN SURV.DWG