

THE PURPOSE OF THIS SURVEY IS TO RETRACE THE BOUNDARY OF THE HERON DESCRIBED PARCEL PRIOR TO THE DEVELOPMENT. THE BASIS OF BEARING FOR THIS SURVEY IS NORTH 00°58'00" EAST BETWEEN THE CENTERLINE MONUMENTS LOCATED IN GRANT AVENUE AT 24TH AND 23RD STREETS AS SHOWN HEREON. THE BOUNDARIES OF THE GRANT AVENUE DESCRIBED PARCEL ARE BEING RE-ESTABLISHED BY LOCATING THE CENTERLINE MONUMENTS IN 24TH AND 23RD STREETS, AND LINCOLN AND GRANT AVENUES. THE HALF WIDTH OF EACH STREET WAS DETERMINED FROM THE OGDEN CITY "BIBLE" SHEET #2664 OBTAINED FROM THE OGDEN CITY SURVEYOR. THE EAST LINE WAS RETRACED ALONG THE WEST LINE OF GRANT AVENUE. THE SOUTH LINE WAS RETRACED PARALLEL WITH THE NORTH OF LOT 8 AND BEGAN 61.00 FEET SOUTH OF THE SOUTHEAST CORNER OF LOT 8. THE WEST LINE WAS RETRACED PARALLEL WITH THE WEST LINE OF LOT 8 AND BEGAN 96.00 FEET WEST OF THE WEST LINE. THE EAST LINE WAS RETRACED PARALLEL WITH THE NORTH LINE OF LOT 8 AND TERMINATED 96.00 FEET NORTH OF THE SOUTHEAST CORNER OF LOT 8. CORNERS FOR THIS PROPERTY NOT FOUND WERE SET WITH A 5/8" REBAR, TWO FEET IN LENGTH AND ORANGE/YELLOW PLASTIC CAP, OR NAIL AND WASHER, STAMPED "PINNACLE LS 19157".

PROPERTY DESCRIPTIONS, WEBER COUNTY OWNERSHIP MAPS, AND OGDEN CITY BIBLE SHEET #2664 WERE USED AS REFERENCES FOR THIS SURVEY.

PART OF LOT 8, BLOCK 33, PLAT "A", OGDEN CITY SURVEY: BEGINNING AT A POINT 61 FEET NORTH OF THE SOUTHEAST CORNER OF SAID LOT 8, AND RUNNING THENCE NORTH 35 FEET, THENCE WEST 165 FEET, THENCE SOUTH 40 FEET, THENCE EAST 40 FEET, THENCE NORTH 5 FEET, THENCE EAST 125 FEET TO THE PLACE OF BEGINNING.

PART OF LOT 8, BLOCK 33, PLAT "A", OGDEN CITY SURVEY; BEGINNING AT A POINT NORTH 05°58'00" EAST 61.00 FEET FROM THE SOUTHEAST CORNER OF SAID LOT 8, SAID POINT BEING LOCATED NORTH 05°58'00" EAST ALONG THE MONUMENT LINE 509.13 FEET AND NORTH 89°02'40" WEST 49.50 FEET TO THE CORNER OF SAID MONUMENT LOCATED AT THE INTERSECTION OF 24TH STREET AND GRANT AVENUE, AND RUNNING THENCE NORTH 05°58'00" EAST ALONG THE EAST LINE OF SAID GRANT AVENUE 35.00 FEET; THENCE NORTH 89°03'43" WEST 165 FEET PARALLEL WITH THE NORTH LINE OF SAID LOT 8; THENCE SOUTH 05°58'00" WEST 40.00 FEET; THENCE SOUTH 89°03'43" EAST 40.00 FEET; THENCE NORTH 05°58'00" EAST 5.00 FEET; AND THENCE SOUTH 89°03'43" EAST 125.00 FEET TO THE PLACE OF BEGINNING.

CONTAINING: 5,975 SQ.FT.

1, STEPHEN J. FACKRELL DO HEREBY DEPOSE THAT I AM A REGISTERED LAND SURVEYOR AND THAT I HOLD CERTIFICATE NO. 191517 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH AND REPRESENT THAT I HAVE MADE A SURVEY OF THE FOLLOWING DESCRIBED PARCELS:

  B-24-2477

STEPHEN J. FACKRELL
CERTIFICATE NO 191517

DATE

NOT ALL ITEMS IN THE LEGEND MAY BE APPLICABLE

BM	BENCH-MARK
C&G	CURB AND GUTTER
CB	CATCH BASIN
CP	CONTROL POINT
P.O.B.	POINT OF BEGINNING
	FIRE HYDRANT
CV	GATE VALVE
IRR	IRRIGATION
LD	LAND DRAIN
LDMH	LAND DRAIN MANHOLE
MH	MANHOLE
MON	MONUMENT
ROW	RIGHT OF WAY
SD	STORM DRAIN
SDCB	STORM DRAIN CATCH BASIN
SDMH	STORM DRAIN MANHOLE
SS	SANITARY SEWER
SSCO	SANITARY SEWER CLEANOUT
SSMH	SANITARY SEWER MANHOLE
UP	UTILITY POLE
	UTILITY/LIGHT POLE
W/O	WITHOUT
ENTRY #	OFFICIAL RECORDS
PH	PHONE
---	BOUNDARY LINE
---	STREET RIGHT-OF-WAY LINE
---	CENTERLINE
---	ADJACENT PROPERTY LINE
---	EASEMENT LINE
--SD	NEW STORM DRAIN
--SS	NEW SANITARY SEWER
--	NEW CULINARY WATERLINE
--OHP	EX. OVERHEAD POWER LINE
--SD	EX. STORM DRAIN
--SS	EX. SANITARY SEWER
--T	EX. TELEPHONE LINE
--	EX. GAS LINE
--CTV	EX. CULINARY WATERLINE
--W	EX. CULINARY WATERLINE

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BY: 5797

LINCOLN AVE

23RD STREET

SITE


Grant Ave

24TH STREET

VICINITY MAP

100 METERS

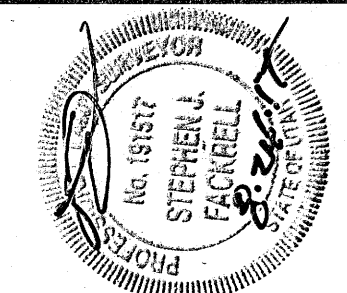
NOT TO SCALE



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2720 North 350 West, Suite #108 Phone: (801) 773-1910
Layton, UT 84041 Fax: (801) 773-1925

RIGHT FIELD PROPERTIES
BOUNDARY SURVEY
FOR: STEVE WOOD
2327 GRANT AVENUE
OGDEN, UTAH
PROJECT #16-018

[illegible]

3B	08/16/16
DESIGNED BY	
SPB	08/30/16
APPROVED BY	
SPB	01/20/17

CALL BLUESTAKES
1-800-662-4111



SHEET
1
OF 1

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