RECORD OF SURVEY

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

JULY, 2021

PARCEL 1

361,537 S.F.

8.300 ACRES

S85°18'56"E 52.75'

— EAST

20.92

N83°42'17"W

121.14

∕−6.61'

N35°47'20"E

PARCEL 2

42,787 S.F.

0.982 ACRES

WEBER RIVER

—S89°34'40"E

WEBER RIVER

51.46

PARCEL 2

EAST 158.12'

P.O.B.

160.99

S88'28'15"W

167.60

ACCESS EASEMENT

N81°09'45"W 55.91 FEET; THENCE N81°00'01"W 65.57 FEET; THENCE N87°12'16"W 59.89 FEET; THENCE

S84°56'29"W 33.44 FEET; THENCE S80°50'17"W 43.29 FEET; THENCE S79°18'33"W 50.69 FEET; THENCE

S67°43'17"W 19.98 FEET; THENCE N90°00'00"W 29.68 FEET TO THE POINT OF BEGINNING.

CONTAINING 6,054 SQUARE FEET OR 0.139 ACRES MORE OR LESS.

- ACCESS

EASEMENT

OVERALL DESCRIPTION

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

BEGINNING AT THE WEST QUARTER CORNER OF SAID SECTION 26, SAID POINT BEING LOCATED IN AN EXISTING FENCELINE; THENCE ALONG SAID FENCELINE THE FOLLOWING TWO (2) COURSES: (1) S89°34'40"E 758.99 FEET; (2) N00°10'48"E 745.03 FEET TO THE SOUTHERLY LINE OF THE EN GEDI DEVELOPMENT; THENCE ALONG SAID SOUTHERLY LINE THE FOLLOWING THREE (3) COURSES: (1) S84°47'59"E 360.98 FEET; (2) S04°01'11"W 61.31 FEET; (3) S85°58'49"E 166.30 FEET TO A POINT ON THE WESTERLY LINE OF RIVERSIDE ACRES SUBDIVISION; THENCE ALONG SAID WESTERLY LINE THE FOLLOWING THREE (3) COURSES: (1) S05°08'38"W 548.21 FEET; (2) ALONG A TANGENT CURVE TURNING TO THE LEFT WITH A RADIUS OF 80.00 FEET, AN ARC LENGTH OF 81.52 FEET, A DELTA ANGLE OF 58°23'08", A CHORD BEARING OF S24°03'02"E, AND A CHORD LENGTH OF 78.04 FEET; (3) SO4°33'41"W 233.48 FEET TO THE CENTERLINE OF THE WEBER RIVER: THENCE ALONG SAID CENTERLINE THE FOLLOWING NINE (9) COURSES: (1) N77°09'26"W 32.27 FEET; (2) N69°27'05"W 91.18 FEET; (3) N63°45'32"W 61.31 FEET; (4) N83°42'17"W 121.14 FEET; (5) S88°28'15"W 167.60 FEET; (6) S77°25'17"W 164.49 FEET; (7) S58°50'17"W 220.00 FEET; (8) S88°17'17"W 365.00 FEET; (9) S45°05'17"W 104.00 FEET; THENCE N00°05'23"E, A PORTION OF WHICH IS ALONG THE EASTERLY LINE OF MOUNTAIN VALLEY RANCHETTES PHASE 2 AND AMENDED MOUNTAIN VALLEY RANCHETTES PHASE 1, 375.00 FEET TO AN EXISTING FENCELINE AND TO THE POINT OF BEGINNING.

CONTAINING 622,126 SQUARE FEET OR 14.282 ACRES MORE

NORTHWEST CORNER OF

SECTION 26, TOWNSHIP 5

LAKE BASE AND MERIDIAN,

CAP MONUMENT.

U.S. SURVEY, FOUND BRASS

NORTH, RANGE 1 WEST, SALT

PARCEL DESCRIPTIONS

PARCEL 1

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

BEGINNING AT A POINT IN AN EXISTING FENCELINE, SAID POINT BEING S89°34'40"E 758.99 FEET FROM THE WEST QUARTER CORNER OF SAID SECTION 26; THENCE NO0°10'48"E ALONG SAID FENCELINE, 745.03 FEET; TO THE SOUTHERLY LINE OF THE EN GEDI DEVELOPMENT; THENCE ALONG SAID SOUTHERLY LINE THE FOLLOWING THREE (3) COURSES: (1) S84°47'59"E 360.98 FEET; (2) S04°01'11"W 61.31 FEET; (3) S85°58'49"E 166.30 FEET TO THE WESTERLY LINE OF 2125 EAST STREET; THENCE ALONG SAID WESTERLY LINE THE FOLLOWING TWO (2) COURSES: (1) S05°08'38"W 548.21 FEET; (2) ALONG A TANGENT CURVE TURNING TO THE LEFT WITH A RADIUS OF 80.00 FEET, AN ARC LENGTH OF 81.52 FEET, A DELTA ANGLE OF 58°23'08", A CHORD BEARING OF S24°03'02"E, AND A CHORD LENGTH OF 78.04 FEET TO THE WESTERLY LINE OF RIVERSIDE ACRES SUBDIVISION; THENCE SO4°33'41"W ALONG THE SAID WESTERLY LINE, 61.38 FEET; THENCE S89°57'28"W 85.03 FEET TO AN EXISTING FENCELINE; THENCE ALONG SAID FENCELINE THE FOLLOWING TWO (2) COURSES: (1) N76°46'32"W 140.11 FEET; (2) N85°18'56"W 52.75 FEET; THENCE \$35°47'20"W 30.13 FEET; THENCE WEST 158.12 FEET; THENCE NORTH 26.71 FEET; THENCE N89°34'40"W 51.46 FEET TO THE POINT OF BEGINNING.

CONTAINING 361,537 SQUARE FEET OR 8.300 ACRES MORE OR LESS.

PARCEL 2

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

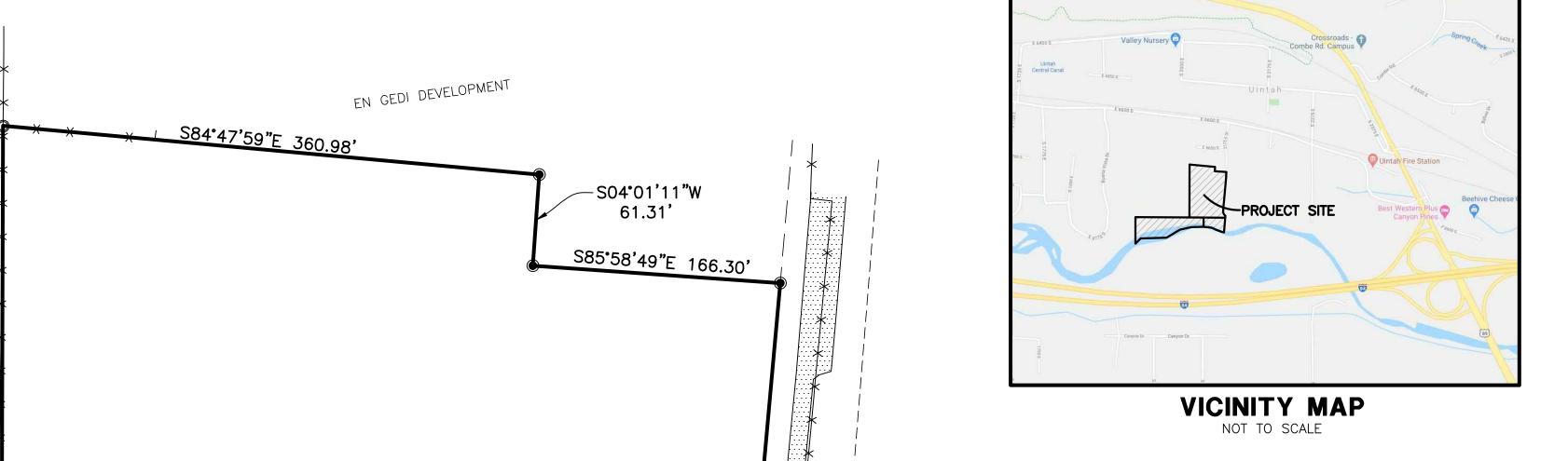
BEGINNING AT A POINT, SAID POINT BEING S89°34'40"E 810.45 FEET AND SOUTH 26.71 FEET AND EAST 137.20 FEET FROM THE WEST QUARTER CORNER OF SAID SECTION 26; THENCE EAST 20.92 FEET; THENCE N35°47'20"E 30.13 FEET TO AN EXISTING FENCELINE; THENCE ALONG SAID FENCELINE THE FOLLOWING TWO (2) COURSES: (1)S85°18'56"E 52.75 FEET; (2) S76°46'32"E 140.11 FEET; THENCE N89°57'28"E 85.03 FEET TO THE WESTERLY LINE OF RIVERSIDE ACRES SUBDIVISION; THENCE SO4°33'41"W ALONG SAID WESTERLY LINE, 172.10 FEET MORE OR LESS TO THE CENTERLINE OF WEBER RIVER; THENCE ALONG SAID CENTERLINE THE FOLLOWING FIVE (5) COURSES: (1) N77°09'26"W 32.27 FEET; (2) N69°27'05"W 91.18 FEET; (3) N63°45'32"W 61.31 FEET; (4) N83°42'17"W 121.14 FEET; (5) S88°28'15"W 6.61 FEET; THENCE NORTH 104.02 FEET TO THE POINT OF

CONTAINING 42,787 SQUARE FEET OR 0.982 ACRES MORE OR LESS.

PARCEL 3

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

BEGINNING AT THE WEST QUARTER CORNER OF SAID SECTION 26, SAID POINT BEING LOCATED IN AN EXISTING FENCELINE; THENCE S89°34'40"E 810.45 FEET; THENCE SOUTH 26.71 FEET; THENCE EAST 137.20 FEET; THENCE SOUTH 104.02 FEET MORE OR LESS TO THE CENTERLINE OF WEBER RIVER; THENCE ALONG SAID CENTERLINE THE FOLLOWING FIVE (5) COURSES: (1) S88°28'15"W 160.99 FEET (2) S77°25'17"W 164.49 FEET; (3) S58°50'17"W 220.00 FEET; (4) S88°17'17"W 365.00 FEET; (5) S45°05'17"W 104.00 FEET; THENCE NO0°05'23"E A PORTION OF WHICH IS ALONG THE EASTERLY LINE OF MOUNTAIN VALLEY RANCHETTES PHASE 2 AND AMENDED MOUNTAIN VALLEY RANCHETTES PHASE 1,



48

-N89°57'28"1

BASIS OF BEARINGS

THE BASIS OF BEARING FOR THIS PLAT IS THE SECTION LINE

CORNER OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 1 WEST,

SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, SHOWN HEREON

NARRATIVE

PARCELS. THE EAST LINE WAS PLACED ALONG THE RIGHT OF

RIVERSIDE ACRES SUBDIVISION. THE NORTH LINE WAS PLACED

THE DEED AND FENCE LINE. THE SOUTH LINE WAS PLACED

STAMPED "REEVE AND ASSOCIATES".

ALONG THE CENTERLINE OF THE WEBER RIVER. ALL CORNERS NOT FOUND WERE SET WITH A 5/8" REBAR AND PLASTIC CAP

ALONG THE SOUTH LINE OF ED GEDI. THE WEST LINE IS ALONG

WAY OF 2125 EAST STREET AS SHOWN ON THE PLAT FOR

BOUNDARY OF THIS PARCEL ON THE GROUND AND TO CREATE 3

THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH THE

BETWEEN THE WEST QUARTER CORNER AND THE NORTHWEST

0.37

AS: N00°03'54"E

EAST

2125

SURVEYOR'S CERTIFICATE

TREVOR HATCH, 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.

9031945 UTAH LICENSE NUMBER

CENTER OF SECTION 26,

RANGE 1 WEST, SALT LAKE

BASE AND MERIDIAN, U.S. SURVEY, FOUND BRASS

TOWNSHIP 5 NORTH,

CAP MONUMENT.



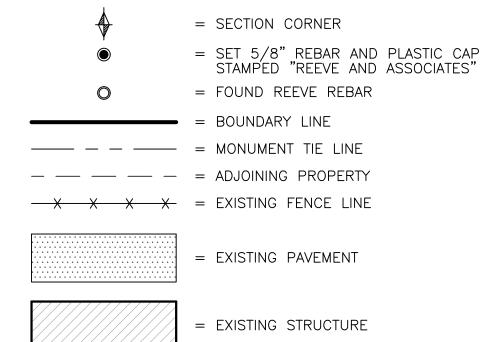
LINE TABLE

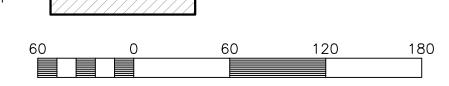
CURVE TABLE

RADIUS ARC LENGTH CHORD LENGTH TANGENT CHORD BEARING DELTA ANGLE C1 80.00' 81.52' 78.04' 44.70' S24°03'02"E 58°23'08"

FILE # 6937

LEGEND





Scale: 1" = 60'

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Project Info. Surveyor: T. HATCH Designer: E. ROCHE Begin Date: <u>7-27-21</u> Name: <u>STUART BOYD</u> RECORD OF SURVEY 1"=60' Scale: _ Checked: Number: <u>3820-04</u>

Sheet Sheets

