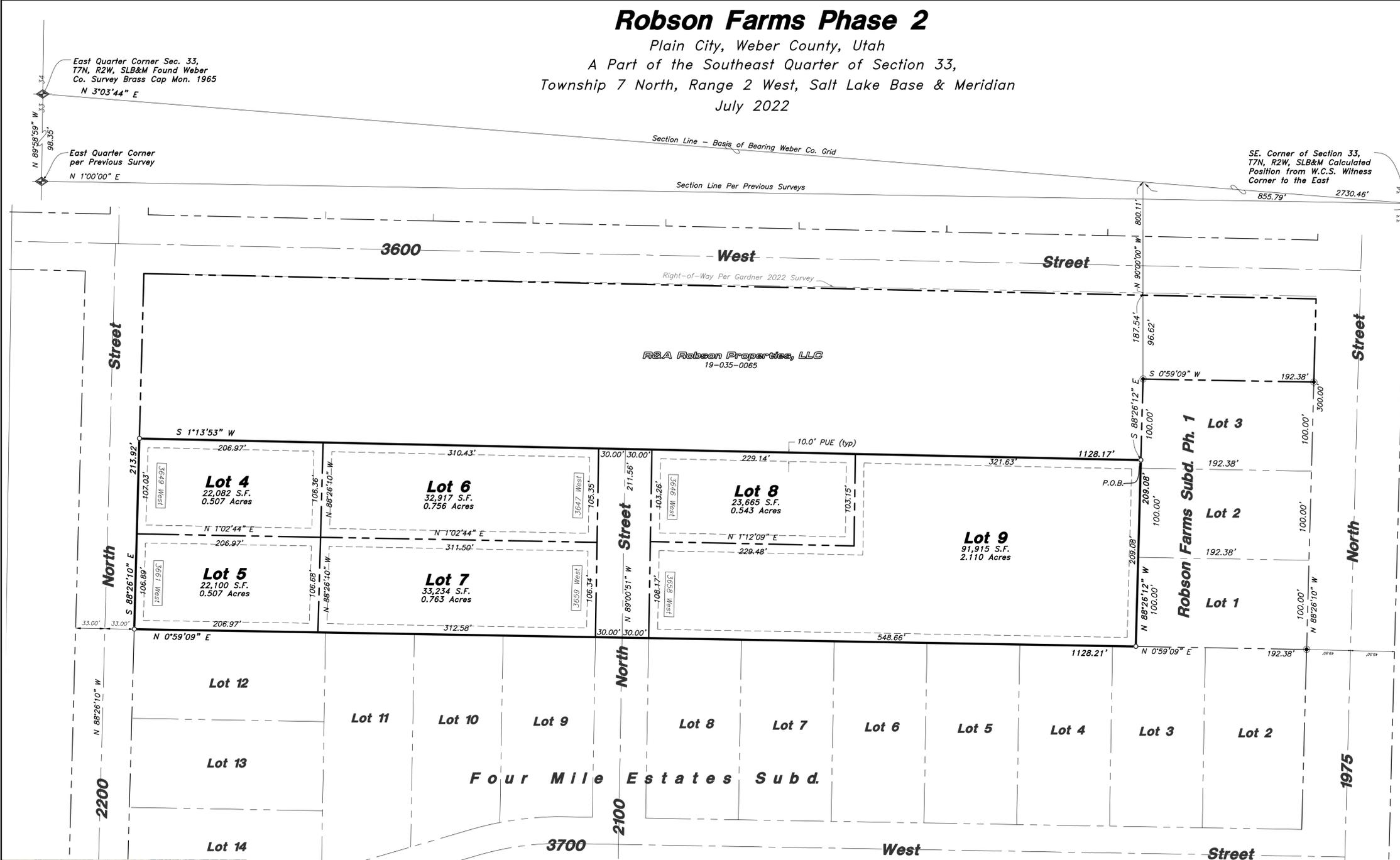


Robson Farms Phase 2

Plain City, Weber County, Utah
A Part of the Southeast Quarter of Section 33,
Township 7 North, Range 2 West, Salt Lake Base & Meridian
July 2022



- LEGEND**
- Subject Property Line
 - Adjoining Property Line
 - - - Previous Property Line
 - Centerline
 - - - Ditch
 - - - Field Separation Line
 - - - Fence Line (Wire)
 - - - Fence Line (Wood or Vinyl)
 - Street Monument
 - Found rebar set by others
 - Set 5/8"x24" Rebar With Cap
 - Section Corner

NOTE:

- All public utility easements (P.U.E.) are 10.0 foot wide unless otherwise noted.
- Rebar and cap set on all back lot corners with curb nails set in top back of curb and gutter on all side yard projections.
- Each lot owner upon house construction is to implement two storm water quality/erosion control measures commonly called BMP's ("Best Management Practices"). An example would be to have a swale in the front planter strip to intercept and filter storm flows before discharging over the curb into the street. BMP examples can be found on the City's website under the Public Works department section.

Narrative

The purpose of this survey was to establish and set the property corners of the 6 Lot Subdivision as shown and described hereon. The survey was ordered by Shad Christensen. The control used to establish the property corners was the Four Mile Estates Subdivision to the west along with the existing Weber County Survey Monumentation surrounding Section 33, 17N, R2W, SLB&M. The basis of bearing is the East line of said Section which bears North xx'xx'xx" East, Utah North, State Plane, Calculated N.A.D.83 Bearing.

DEVELOPER:
Shad Christensen
344 West Pleasant View Dr.
Pleasant View, UT.
801-710-7530

HANSEN & ASSOCIATES, INC.
Consulting Engineers and Land Surveyors
538 North Main Street, Brigham, Utah 84302
Visit us at www.haies.net
Brigham City Ogdenville Logan
(435) 723-3491 (801) 399-4905 (435) 752-8272
Celebrating over 60 Years of Business

PLAIN CITY PLANNING COMMISSION

THIS IS TO CERTIFY PLAIN CITY PLANNING COMMISSION.
SIGNED THIS _____ DAY OF _____, 2022.

CHAIRMAN, PLAIN PLANNING COMMISSION

PLAIN CITY ACCEPTANCE

THIS IS TO CERTIFY THAT THIS PLAT AND DEDICATION OF
THIS PLAT WERE DULY APPROVED AND ACCEPTED BY THE
PLAIN CITY COUNCIL.
SIGNED THIS _____ DAY OF _____, 2022.

MAYOR: _____
ATTEST: _____

PLAIN CITY ENGINEER

I HEREBY CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE
STATUTES AND ORDINANCES PREREQUISITE TO APPROVAL BY THE
ENGINEER OF THE FOREGOING PLAT AND DEDICATIONS HAVE BEEN
COMPLIED WITH THIS _____ DAY OF _____, 2022.

CITY ENGINEER

PLAIN CITY ATTORNEY

I CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUES AND
ORDINANCES PREREQUISITE TO THE APPROVAL BY THE ATTORNEY OF
THE FOREGOING PLAT AND DEDICATIONS HAVE BEEN COMPLIED WITH.
DATED THIS _____ DAY OF _____, 2022.

SIGNATURE

SURVEYOR'S CERTIFICATE

I, K. GREG HANSEN, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT; AND 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, AND HAVE HEREBY AMENDED AND SUBDIVIDED SAID TRACT INTO SIX (6) LOTS, KNOW HEREAFTER AS ROBSON FARMS PHASE 2 IN PLAIN CITY, WEBER COUNTY, UTAH, AND HAS BEEN CORRECTLY DRAWN TO THE DESIGNATED SCALE AND IS TRUE AND CORRECT REPRESENTATION OF THE HEREIN DESCRIBED LANDS INCLUDED IN SAID SUBDIVISION, BASED UPON DATA COMPILED FROM RECORDS IN THE WEBER COUNTY RECORDER'S OFFICE AND FROM SAID SURVEY MADE BY ME ON THE GROUND, I FURTHER HEREBY CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES OF PLAIN CITY CONCERNING ZONING REQUIREMENTS REGARDING LOT MEASUREMENTS HAVE BEEN COMPLIED WITH.



SIGNED THIS 29th DAY OF JUNE, 2022.

K. GREG HANSEN, P.L.S.
UTAH LAND SURVEYOR LICENCE NO. 167819

SUBDIVISION BOUNDARY DESCRIPTION

A PART OF THE SOUTHEAST QUARTER OF SECTION 33, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT ON THE NORTH BOUNDARY LINE OF ROBSON FARMS PHASE 2 FILED AS ENTRY NO. 3159538 IN THE FILES OF THE WEBER COUNTY RECORDER LOCATED 855.79 FEET NORTH 03°03'44" EAST ALONG THE EAST LINE OF THE SOUTHEAST QUARTER AND 800.11 FEET NORTH 90°00'00" WEST TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF 3600 WEST STREET AND 187.54 FEET NORTH 88°26'12" WEST FROM SOUTHEAST CORNER OF SAID SECTION 33.

RUNNING THENCE NORTH 88°26'12" WEST 209.08 FEET ALONG THE NORTH BOUNDARY LINE OF SAID ROBSON SUBDIVISION PHASE 1 TO THE EAST BOUNDARY LINE OF FOUR MILE ESTATES SUBDIVISION FILED AS ENTRY NO. 1886145 IN THE FILES OF THE WEBER COUNTY RECORDER; THENCE NORTH 00°59'09" EAST 1128.21 FEET ALONG SAID EAST BOUNDARY LINE TO THE SOUTH RIGHT-OF-WAY LINE OF 2200 NORTH STREET; THENCE SOUTH 88°26'10" EAST 213.92 FEET ALONG SAID SOUTH RIGHT-OF-WAY LINE; THENCE SOUTH 01°13'53" WEST 1128.17 FEET TO THE POINT OF BEGINNING. CONTAINING 5.478 ACRES.

OWNER'S DEDICATION AND CERTIFICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF THE ABOVE DESCRIBED TRACT OF LAND HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AS SHOWN ON THIS PLAT AND NAME SAID TRACT ROBSON FARMS PHASE 2 AND HEREBY DEDICATE, GRANT AND CONVEY, IN PERPETUITY, PURSUANT TO THE PROVISIONS OF 17-27A-607, UTAH CODE, WITHOUT CONDITION, RESTRICTION OR RESERVATION TO PLAIN CITY, WEBER COUNTY, UTAH, THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS STREETS THE SAME TO BE USED AS PUBLIC THOROUGHFARES FOREVER, AND ALSO DEDICATE, GRANT AND CONVEY THOSE CERTAIN STRIPS DESIGNATED AS PUBLIC UTILITY EASEMENTS FOR PUBLIC UTILITIES AS SHOWN HEREON, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES, DRAINAGE AND IRRIGATION AS MAY BE AUTHORIZED BY PLAIN CITY. THE PLAT NOTES SHOWN HEREON ARE HEREBY DECLARED EFFECTIVE AND BINDING. IN WITNESS WE HAVE HERETO SET OUR SIGNATURE THIS _____ DAY OF _____, 2022.

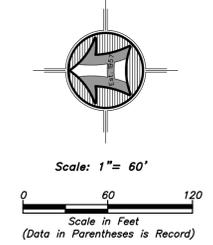
SHAD CHRISTENSEN, MANAGER/MEMBER MERIDIAN LINE INVESTMENTS, LLC.

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF UTAH)
COUNTY OF WEBER)

On this _____ day of _____, 2022, Shad Christensen personally appeared before me, who being by me duly sworn did say and acknowledge that he is a Manager/Member of Meridian Line Investments, LLC, a Utah Limited Liability Company ("LLC"), which LLC is the Owner of the real property listed herein, and executed the foregoing instrument as the authorized agent of the LLC, and that said authorization to sign on behalf of the LLC came pursuant to a Resolution of the Managers, the Certificate of Organization, and/or the Operating Agreement of the LLC.

Notary Public



WEBER COUNTY RECORDER

ENTRY NO. _____ FEE PAID _____
FILED FOR RECORD AND
RECORDED _____
IN BOOK _____ OF OFFICIAL
RECORDS, PAGE _____ RECORDED
FOR _____
COUNTY RECORDER
BY: _____ DEPUTY