

NARRATIVE:

Boundary Consultants was retained by Myers Mortuary, to survey their properties that are depicted on that certain Record of Survey filed as Number 8020 in the Office of the Weber County Surveyor. In the course of that survey an ambiguity was discovered in the ties to the points of beginning of those certain parcels of land lying north of the Myers' properties which abut 8th Street. Each of these properties are described as a point tied to the Southeast Corner of Section 17, Township 6 North, Range 1 West, Salt Lake Base and Meridian. That particular section corner is not in place, and hasn't been for more than 100 years. Its location has been perpetuated by the Ogden City Engineering Departments "Bible Plat Sheets", more particularly Plat Sheet No. 2624. The result of this circumstance has left the necessity to calculate the section corners location with no physical monument to locate, which has lent determining its location subject to errors and blunders. A recent chain link fence (erected in the early 2000's), replaced an ancient wire fence, which served as the demarcation and ownership line between the Myers' parcels and those adjoining parcels to the north. When the current deeds to those adjoining parcels are drafted they create a straight line along the south side of the parcels being described, that "straight line" overlaps onto Myers ±11 feet. If that common straight line is slid to the historic occupation line the parcels match into the south right of way line of 8th Street which is referenced in a number of the adjoining parcel's deeds. Each of the adjoining parcels gain a small portion of land by shifting their "Points of Beginning" to the historic occupation line as depicted hereon. The "new" Establishment Line depicted hereon has been created by drawing a straight line from the beginning and ending points of the aforesaid recent chainlink fence disregarding the angle points in the fence which were created to avoid cutting the trees which run along the boundary.

DESCRIPTIONS:

PARCEL 12-087-0011, ENTRY #744004:

A part of the Southeast Quarter of Section Seventeen (17) in Township Six (6) North, Range One (1) West of the Salt Lake Meridian U.S. survey. Beginning at a point 48 rods WEST (792.00 feet, measured) and 25 rods and 13 feet NORTH (437.33 feet, measured) from the Southeast Corner of said Quarter Section; said point being on the west line of Washington Avenue: running thence NORTH along said line 44 feet; thence WEST 217 feet; thence SOUTH 44 feet; thence EAST 217 feet to the place of beginning.

PARCEL 12-087-0010, ENTRY #686633:

A part of the Southeast Quarter of Section 17, Township 6 North, Range 1 West, Salt Lake Meridian, U.S. Survey. Beginning at a point 1096 feet WEST (1096.00 feet, measured) and 25 rods and 13 feet (436.69 feet, measured) NORTH of the Southeast Corner of said Quarter Section, running thence NORTH 139 feet, to the south line of 8th street; Thence EAST 87 feet; Thence SOUTH 139 feet; Thence WEST 87 feet to the place of beginning.

PARCEL 12-087-0009, ENTRY #3070032:

A part of the Southeast Quarter of Section 17, Township 6 North, Range 1 West, Salt Lake Meridian, U.S. Survey. Beginning at a point 1142 feet, (1142.00 feet, measured) WEST and 25 rods and 13 feet (436.60 feet, measured) NORTH of the Southeast Corner of said Quarter Section; running thence NORTH 139 feet to the south line of 8th street, Ogden City, Weber County, Utah; thence EAST along said south line of 8th street 46 feet; thence SOUTH 139 feet; thence WEST 46 feet to the place of beginning.

PARCEL 12-087-0008, ENTRY #2534362:

Part of the Southeast Quarter of Section 17, Township 6 North, Range 1 West, Salt Lake Meridian, U.S. Survey. Beginning at a point 72 rods (1188.00 feet, measured) and 25 rods 13 feet (436.50 feet, measured) NORTH of the Southeast Corner of said Quarter Section; running thence WEST 42 feet; Thence NORTH 139 feet to the south line of 8th street; Thence EAST 88 feet; Thence SOUTH 139 feet; Thence WEST 46 feet to beginning.

PARCEL 12-087-0007, ENTRY #311821:

Part of the Southeast Quarter of Section 17, Township 6 North, Range 1 West, Salt Lake Meridian, U.S. Survey, particularly described as follows, to-wit: Beginning at a point 1230 feet (1230.00 feet, measured) WEST and 425.5 feet (436.41 feet, measured) NORTH of the Southeast Corner of said Quarter Section; Running thence NORTH 122 feet, more or less, to what would be the south line of 8th street if projected; Thence WEST 42 feet; Thence SOUTH 122 feet, more or less, to a point WEST of beginning; Thence EAST to beginning.

PARCEL 12-087-0006, ENTRY #3208834:

Part of the Southeast Quarter of Section 17, Township 6 North, Range 1 West, Salt Lake Meridian, U.S. Survey. Beginning at a point 1272 feet (1272.00 feet, measured) WEST and 425.5 feet (436.32 feet, measured) NORTH of the Southeast Corner of said Quarter Section; running thence NORTH 122 feet, more or less, to the south line of 8th street; Thence WEST 42 feet; Thence SOUTH 122 feet, more or less, to a point west of beginning; Thence EAST 42 feet to the place of beginning.

PARCEL 12-087-0005, ENTRY #1912253:

Part of the Southeast Quarter of Section 17, Township 6 North, Range 1 West, Salt Lake Meridian, U.S. Survey. Beginning at a point 1314 feet (1314.00 feet, measured) WEST and 425.5 feet (436.23 feet, measured) NORTH of the Southeast Corner of said Quarter Section, and running thence NORTH 122 feet, more or less, to the south line of 8th street; Thence WEST 42 feet; Thence SOUTH 122 feet, to 8th Street; Thence WEST 42 feet; Thence SOUTH 122 feet to a point WEST of beginning; Thence EAST 42 feet to the place of beginning.

PARCEL 12-087-0015, ENTRY #3092106:

Part of the Southeast Quarter of Section 17, Township 6 North, Range 1 West, Salt Lake Meridian, U.S. Survey. Beginning at a point 1356 feet (1356.00 feet, measured) WEST and 576.6 feet (587.24 feet, measured) NORTH of the Southeast Corner of said Quarter Section, and running thence west 42 feet; Thence SOUTH 151.1 feet; Thence EAST 42 feet; Thence NORTH 151.1 feet to the place of beginning.

PARCEL 12-087-0014, ENTRY #2519072:

Part of the Southeast Quarter of Section 17, Township 6 North, Range 1 West, Salt Lake Meridian, U.S. Survey. Beginning at a point 1398 feet (1398.00 feet, measured) WEST and 590.5 feet 601.06 feet, measured) NORTH of the Southeast Corner of said Quarter Section, and running thence west 42 feet; Thence SOUTH 165 feet; Thence EAST 42 feet; Thence NORTH 165 feet to the place of beginning. Excepting from the above described tract of land that portion of the same now occupied by 8th street.

NEW ESTABLISHED BOUNDARY:

Basis of Bearing for the following description is North 00°50'15" East 595.44 feet, measured between Ogden City Well Monument No. 68 marking the intersection of Washington Boulevard and 9th Street and Ogden City Well Monument No. 65 marking the intersection of Washington boulevard and 8th Street.

Commencing at Ogden City Well Monument No. 68, which is monumenting the center of intersection of Washington Boulevard and 9th Street; Thence North 00°50'15" East 437.49 feet coincident with the center line of Washington Boulevard; Thence North 89°09'45" West 66.00 feet to a point on the west right of way of said Washington Boulevard and the True Point of Beginning. Thence North 89°18'05" West 659.94 feet along a recent chainlink and ancient wire fence to a point on the east right of way of Grant Avenue and the point of terminus.

BOUNDARY ESTABLISHMENT EXHIBIT WEBER COUNTY TAX PARCELS 12-087-0011, -0010, -0009, 0008, -0007, -0006, -0005, -0015, -0014, -0034, and -0035 LYING AND SITUATE IN THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN

Boundary Consultants

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The survey map depicts a series of parcels along Grant Avenue and Washington Blvd, bounded by 8th Street to the north and 9th Street to the south. The parcels are identified by their entry numbers: 12-087-0011, 12-087-0010, 12-087-0009, 12-087-0008, 12-087-0007, 12-087-0006, 12-087-0015, and 12-087-0014. The map shows the intersection of Grant Avenue and Washington Blvd, with various bearings and distances for the boundaries. A 'RECEIVED' stamp from July 07, 2025, is present. A 'LEGEND' defines symbols for boundaries, right of way lines, road way center lines, records of survey, adjoining parcels deed lines, recent chain-link fence lines, root lot lines, dimension lines, found monuments, and set copper rivets. The map also includes a scale of feet and a north arrow.