

PART OF THE NORTH 1/2 OF SECTION 7, IN TOWNSHIP 6 NORTH, RANGE 2 WEST, OF THE SALT LAKE MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT SOUTH 1353 FEET AND EAST 2619.5 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 7 AND RUNNING THENCE SOUTH 78D45' EAST 476 FEET; THENCE NORTH 0D05' EAST 420.2 FEET; THENCE NORTH 78D45' WEST 476.7 FEET; THENCE SOUTH 0D44'35" WEST 420.34 FEET TO THE POINT OF BEGINNING.

A PART OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT ON THE NORTH RIGHT-OF-WAY LINE OF 900 NORTH STREET BEING LOCATED 121.00 FEET SOUTH 12°12'12" WEST 100.00 FEET ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7 AND NORTH 90°00'01" EAST 2616.16 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 7 RUNNING THENCE ALONG AN EXISTING FENCE LINE THE FOLLOWING THREE (3) COURSES: (1) NORTH 10°02'58" EAST 423.86 FEET; (2) SOUTH 77°37'48" EAST 477.86 FEET; (3) SOUTH 01°10'33" WEST 408.04 FEET TO THE CORNER OF SAID SECTION 7 AND NORTH 90°00'01" EAST 2616.16 FEET TO THE POINT OF BEGINNING. CONTAINING THREE (3) COURSES: (1) NORTH 81°00'25" WEST 158.17 FEET; (2) NORTH 81°18'16" WEST 100.21 FEET; (3) NORTH 77°31'18" WEST 215.98 FEET TO THE POINT OF BEGINNING. CONTAINING 4.51 ACRES.

A PART OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT ON THE NORTH RIGHT-OF-WAY LINE OF 900 NORTH STREET BEING LOCATED SOUTH 00°45'12" WEST 1293.01 FEET ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 WEST, 16.17 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 7, RUNNING THENCE ALONG AN EXISTING FENCE LINE THE FOLLOWING TWO (2) COURSES: (1) NORTH 01°25'58" EAST 423.86 FEET; (2) SOUTH 77°37'48" EAST 159.30 FEET; THENCE SOUTH 01°12'46" WEST 423.92 FEET TO SAID NORTH RIGHT-OF-WAY LINE; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE NORTH 77°31'18" WEST 158.13 FEET TO THE POINT OF BEGINNING, CONTAINING 1.514 ACRES.

A PART OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT ON THE NORTH RIGHT-OF-WAY LINE OF 900 NORTH STREET BEING LOCATED BY THE SURVEY 01°12'21" EAST 100.21 FEET ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7 AND NORTH 90°00'00" EAST 2616.16 FEET AND SOUTH 77°31'18" EAST 158.13 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 7, RUNNING THENCE NORTH 01°12'46" EAST 423.92 FEET TO AN EXISTING FENCE LINE; THENCE ALONG SAID EXISTING FENCE LINE SOUTH 77°37'48" EAST 159.26 FEET; THENCE SOUTH 77°37'48" EAST 46.14 FEET TO THE POINT OF BEGINNING; BEING THE LONG SAID NORTH RIGHT-OF-WAY LINE OF THE FOLLOWING TWO (2) COURSES: (1) NORTH 1°18'16" EAST 100.21 FEET; (2) NORTH 77°31'18" WEST 57.85 FEET TO THE POINT OF BEGINNING, CONTAINING 1.53 ACRES.

A PART OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT ON THE NORTH RIGHT-OF-WAY LINE OF 900 NORTH STREET BEING LOCATED 121°12'12" WEST 101.01 FEET ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7 AND NORTH 90°00'00" EAST 2616.16 FEET AND SOUTH 77°31'18" EAST 215.98 FEET AND SOUTH 81°00'25" EAST 100.21 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 7; RUNNING THENCE NORTH 01°14'03" EAST 417.46 FEET TO AN EXISTING FENCE LINE; THENCE ALONG SAID EXISTING FENCE LINE S 81°00'25" EAST 100.21 FEET TO THE POINT OF BEGINNING; CONTAINING 1.483 ACRES.

 WEBER COUNTY MONUMENT AS NOTED
 SET 24" REBAR AND CAP MARKED GARDNER ENGINEERING
 SUBJECT PROPERTY BOUNDARY
 LOT LINE
 ADJACENT PARCEL
 SECTION LINE
 EASEMENT
 EXISTING FENCE LINE
 EXISTING RESIDENCE
 EXISTING AG BUILDINGS (MAY NEED TO BE REMOVED FOR FUTURE DEVELOPMENT)

THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH AND SET THE PROPERTY CORNERS OF THE PARCEL AS SHOWN AND DESCRIBED HEREON. IT WAS REQUESTED TO PROVIDE DESCRIPTIONS AND MONUMENTATION FOR THE FUTURE SPLIT OF THE PROPERTY BETWEEN REMAINING FAMILY MEMBERS. THE SURVEY WAS ORDERED BY JC ROBINSON. THE BASIS OF BEARING IS THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN WHICH BEARS SOUTH 00°45'12" WEST, WEBER COUNTY, UTAH NORTH, 1/4 SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN. DEED RECORDED AS ENTRY NUMBER 3283718, AND DEEDS OF ADJOINING PROPERTY OWNERS. RECORD OF SURVEY NUMBER 1179, AND THE DEDICATED PLAT OF BC RANCH SUBDIVISION WERE ALSO USED TO DETERMINE HORIZONTAL LOCATION ALONG WITH THE FOUND MONUMENTS AS SHOWN AND DESCRIBED HEREON.

I, KYLE H. WHITNEY, DO HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH AND THAT I HOLD CERTIFICATE NO. 82227228 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 17-23-20 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.

023.

PROFESSIONAL LAND SURVEYOR
6/29/23
8227228
Klint H. Whitney
STATE OF UTAH

K. Whitney

KLINT H. WHITNEY, PLS NO. 8227228

TOWNSHIP 6 NORTH, RANGE 2 WEST, S.1.B. AND M.



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