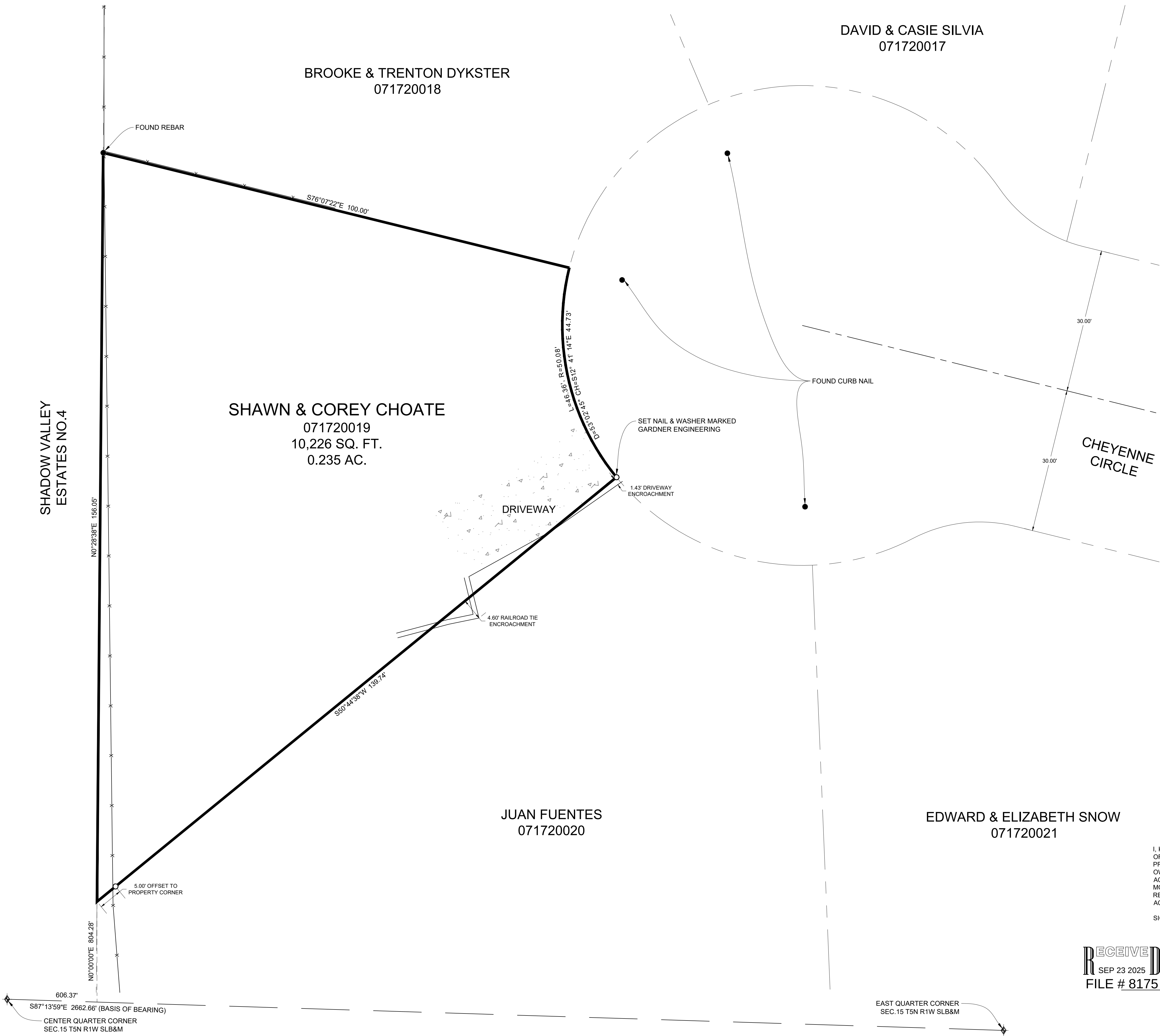
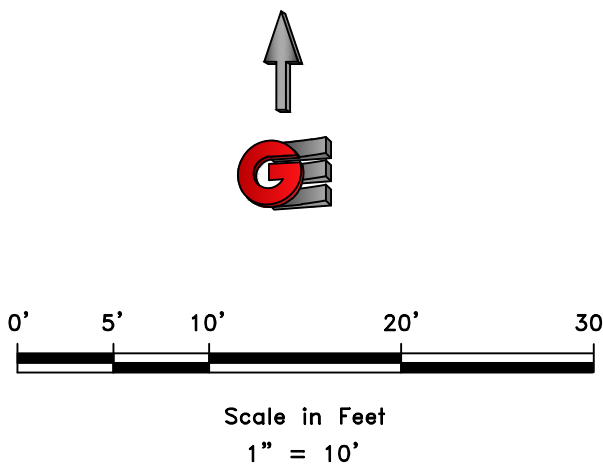


SHADOW VALLEY
ESTATES NO.4



BOUNDARY DESCRIPTION
ALL OF LOT 34, SHADOW VALLEY ESTATES NO. 7, OGDEN CITY, WEBER COUNTY, UTAH. ACCORDING TO THE OFFICIAL PLAT THEREOF.



- LEGEND
- 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

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH AND SET THE PROPERTY CORNERS OF THE PARCEL AS SHOWN AND DESCRIBED HEREON. THE SURVEY WAS ORDERED BY SHAWN CHOATE. THE BASIS OF BEARING IS THE SOUTH LINE OF THE NORTHEAST QUARTER OF SECTION 15, WHICH BEARS SOUTH 87°13'59" EAST, WEBER COUNTY, UTAH NORTH, NAD 83 STATE PLANE GRID BEARING. THE BOUNDARY WAS DETERMINED BY WARRANTY DEED RECORDED AS ENTRY NUMBER 2450273, AND DEEDS OF ADJOINING PROPERTY OWNERS. THE DEDICATED PLATS OF SHADOW VALLEY ESTATES NO.4 & NO.7 WERE ALSO USED TO DETERMINE BOUNDARY LOCATION ALONG WITH THE FOUND MONUMENTS AS SHOWN AND DESCRIBED HEREON.

SURVEYOR'S CERTIFICATE

I, KLINT H. WHITNEY, DO HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH AND THAT I HOLD CERTIFICATE NO. 8227228 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.

SIGNED THIS 19TH DAY OF SEPTEMBER, 2025.

RECEIVED
SEP 23 2025
FILE # 8175

PROFESSIONAL LAND SURVEYOR
9/19/25
8227228
Klint H. Whitney
STATE OF UTAH
KLINT H. WHITNEY, PLS NO. 8227228

PROPERTY SURVEY FOR SHAWN CHOATE

5049 CHEYENNE CIRCLE, OGDEN, UTAH
LOCATED IN THE NORTHEAST QUARTER OF SECTION 15,

TOWNSHIP 5 NORTH, RANGE 1 WEST, S.L.B. AND M.

GARDNER
ENGINEERING

CIVIL - LAND PLANNING
MUNICIPAL - LAND SURVEYING
1580 W 2100S, WEST HAVEN, UT 84401
P 801.476.0202 F 801.476.0066



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REVISIONS		DATE	DESCRIPTION

DWG.: RE-2001 - MISC SURVEY 05-448 SHAWN CHOATE SURVEYING SHAWN CHOATE ADJUSTED DWG

SCALE: 1"=10' XREF
DATE: 9/19/25
DESIGN: JTN
DRAWN: JTN
CHECKED: KHW