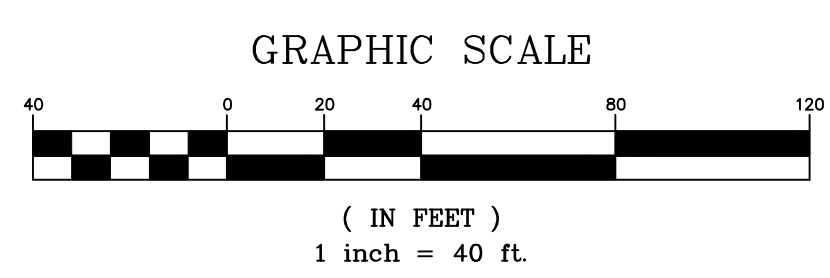
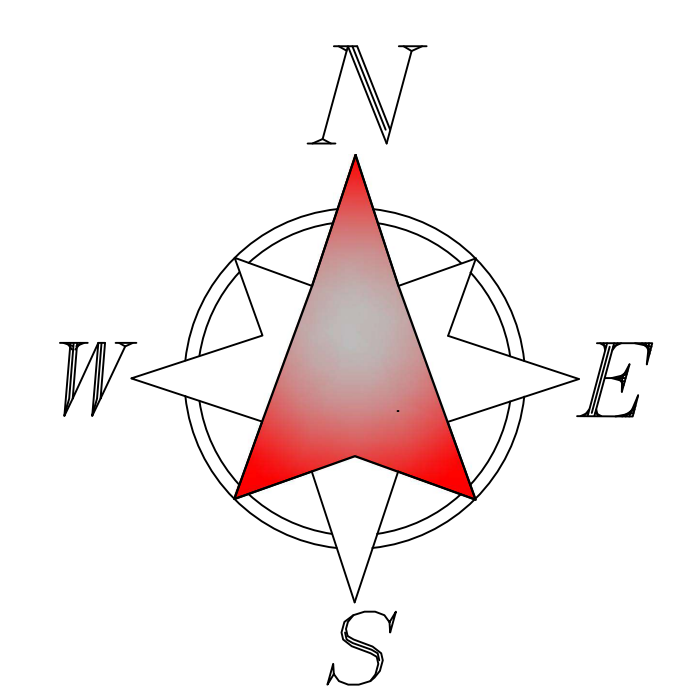
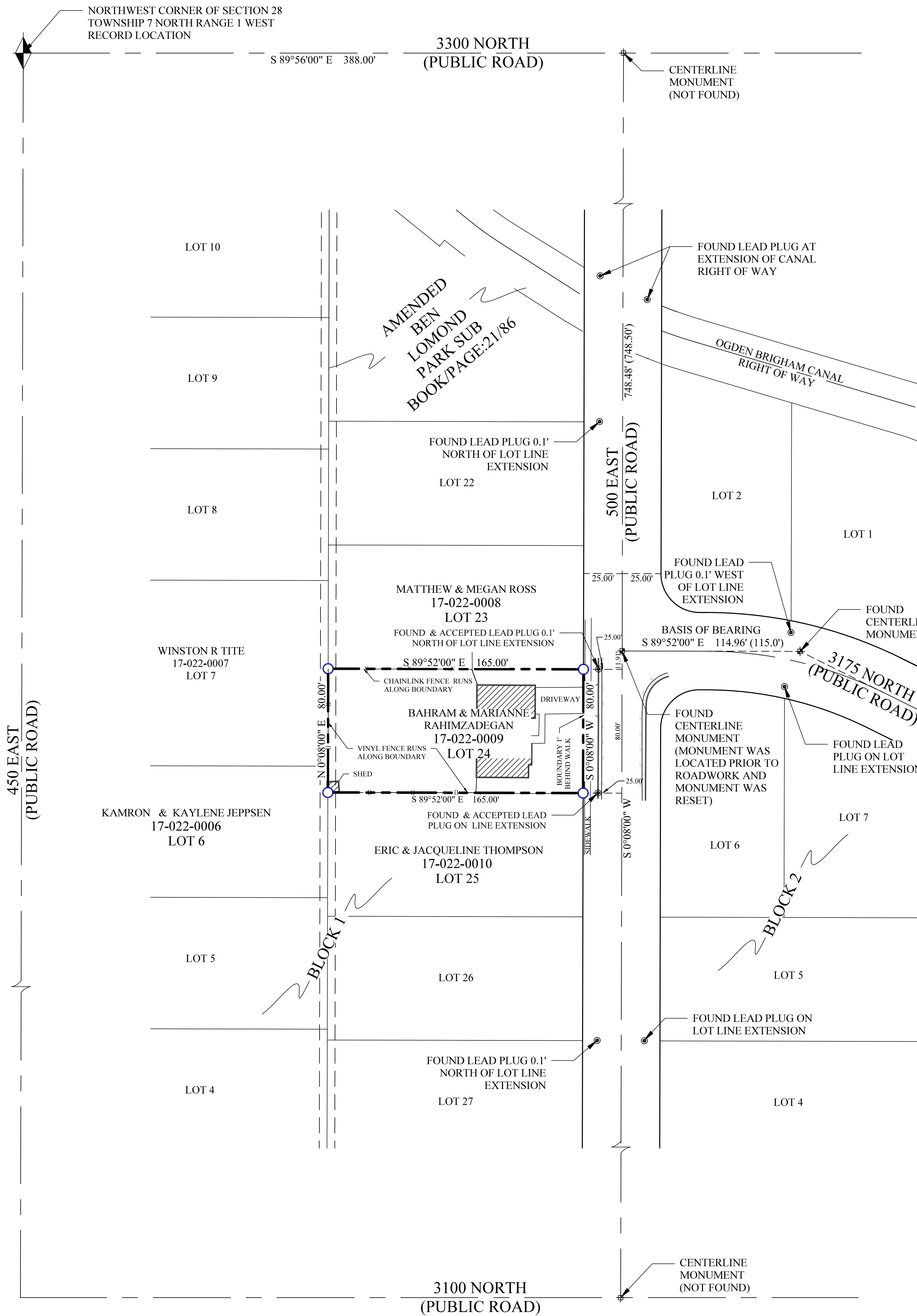


# RECORD OF SURVEY

SITUATE IN THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 7 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN.



**LEGEND**

RIGHT OF WAY LINE	=====
CENTERLINE	-----
BOUNDARY LINE	-----
LOT LINE	-----
SUBDIVISION LINE	-----
RADIAL LINE	-----
VINYL FENCE	
CHAIN LINK FENCE	-x-x-x-
EDGE OF ASPHALT	-----
CURB AND GUTTER	-----
FOUND CENTERLINE MONUMENT	+
NOT FOUND CENTERLINE MONUMENT	⊕
LEAD PLUG	●

**RECEIVED**  
FEB 23 2026  
FILE # 8290

**SURVEYOR'S CERTIFICATE:**

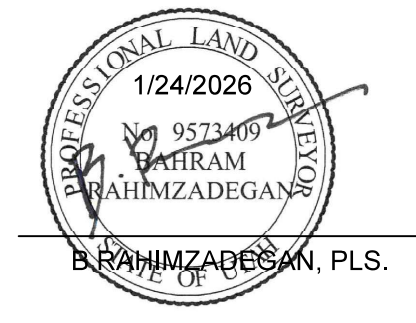
I ESRAFIL RAHIMZADEGAN DO CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH, AND THAT I HOLD LICENSE NO 173976 IN ACCORDANCE WITH TITLE 58 CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNER(S) I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-73-504, AND HAVE VERIFIED ALL MEASUREMENTS, AND THAT THE SAME HAS BEEN SURVEYED, AND MONUMENTS HAVE BEEN LOCATED AND/OR PLACED ON THE GROUND AS SHOWN ON THIS PLAT, AND THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE FOLLOWING DESCRIPTION OF LANDS.



1/24/2026  
DATE:

**SURVEYOR'S CERTIFICATE:**

I BAHRAM RAHIMZADEGAN DO CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH, AND THAT I HOLD LICENSE NO 9573409 IN ACCORDANCE WITH TITLE 58 CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNER(S) I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-73-504, AND HAVE VERIFIED ALL MEASUREMENTS, AND THAT THE SAME HAS BEEN SURVEYED, AND MONUMENTS HAVE BEEN LOCATED AND/OR PLACED ON THE GROUND AS SHOWN ON THIS PLAT, AND THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE FOLLOWING DESCRIPTION OF LANDS.



1/24/2026  
DATE:

**LEGAL DESCRIPTION: PARCEL 17-022-0009 ENTRY NO.: 3051613**

ALL OF LOT 24, BLOCK 1, BEN LOMOND PARK SUBDIVISION, NORTH OGDEN CITY, WEBER COUNTY, UTAH.

**NARRATIVE:**

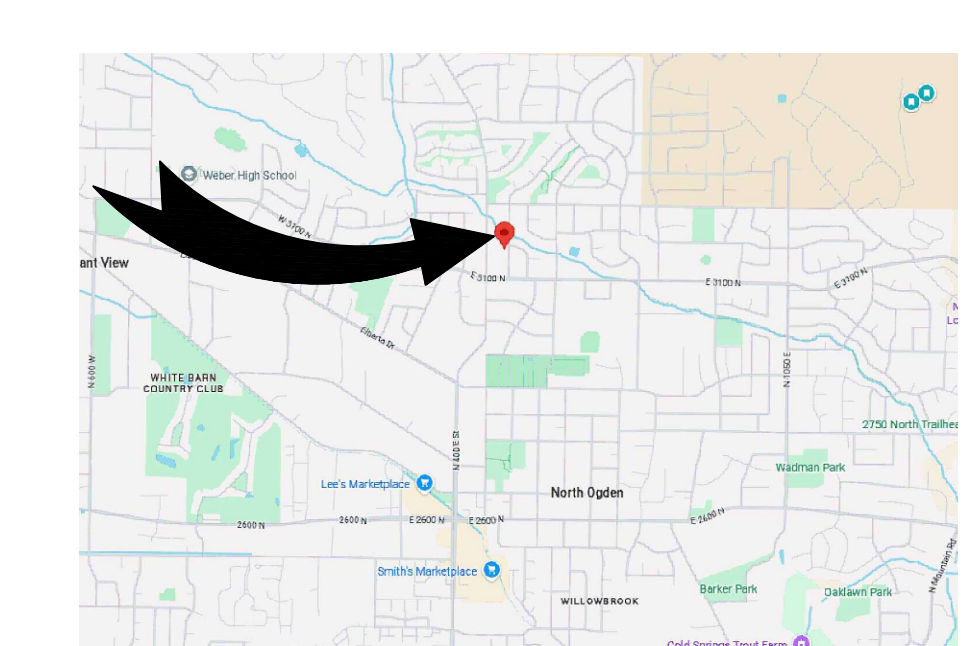
THIS SURVEY WAS COMMISSIONED BY BAHY RAHIMZADEGAN FOR THE PURPOSE OF RETRACING THE ABOVE DESCRIBED PARCEL OF LAND AS A COMMUNICATION LINE WAS COMING THROUGH, AS THERE IS NO PUBLIC UTILITY EASEMENT, HE WANTED TO MAKE SURE THEY STAYED WITHIN THE PUBLIC RIGHT OF WAY OF THE ROAD. HE ALSO WANTED TO TAKE A MOMENT TO MEMORIALIZE THIS SURVEY AS A FATHER AND SON VENTURE.

THE BASIS OF BEARING FOR THIS SURVEY IS SOUTH 89°52'00" EAST, ALONG THE MONUMENTED CENTERLINE ALONG 3175 NORTH STREET AS SHOWN HEREON.

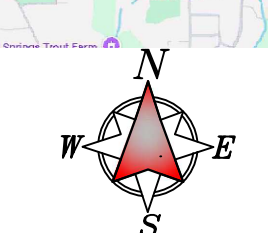
ALTHOUGH THE ORIGINAL SUBDIVISION WAS RECORDED IN 1952, THE AREA OF INTEREST WAS NOT FINALIZED UNTIL THE EARLY 2000'S. DESPITE THE IMPROVEMENTS AS WELL AS THE CENTERLINE MONUMENTS BEING INSTALLED 50 YEARS AFTER THE PLAT RECORDING, THE MONUMENTS AGREED WITH ALL FOUND LEAD PLUGS AND OCCUPATION LINES IN THE AREA.

**GENERAL NOTES:**

- NO EASEMENTS ARE ADDRESSED BY THIS MAP.
- THIS MAP IS NOT PROOF OF OWNERSHIP.
- THIS MAP MAKES NO ASSUMPTIONS AS TO ANY UNWRITTEN RIGHTS THAT MAY EXIST BY AND BETWEEN THE ADJOINING LAND OWNERS EXCEPT NOTE 7 PERTAINING TO A JOINT MAILBOX.
- COURSES AND DISTANCES SHOWN ON THIS MAP ARE MEASURED DIMENSIONS TAKEN FROM ACTUAL FIELD MEASUREMENTS, UNLESS CONTAINED WITHIN PARENTHESIS, INDICATING A RECORD COURSE OR DISTANCE. RECORD INFORMATION IS TAKEN FROM MAPS, PLATS, DEEDS OF RECORD, OR OTHER SOURCES OF RECORD INFORMATION.
- NO UTILITY LOCATIONS WERE LOCATED IN THIS SURVEY.
- NO PROPERTY CORNERS WERE SET DURING THIS SURVEY.
- THE RAHIMZADEGANS ALLOWED THE THOMPSONS TO BUILD A JOINT MAILBOX ALONG THE FRONTAGE OF THEIR PROPERTY. THIS LOCATION IS TO BE TREATED AS A LICENSE, AND NO INTENTION OF A PERPETUAL EASEMENT BEING CREATED THERE OF, IF AND WHEN THE RAHIMZADEGANS DECIDE THEY WOULD LIKE TO MOVE THE MAILBOX TO THE ORIGINAL LOCATION AT THE PROPERTY LINE, NO RIGHTS WERE CREATED WHEN IT WAS BUILT IN THE CURRENT LOCATION TO ALLOW IT TO PERPETUALLY STAY THERE OR ESTABLISH ANY UNWRITTEN RIGHTS.



**VICINITY MAP**  
N.T.S.



DRAWN BY: BR  
FIELD CREW: BR  
CHECKED BY: BR  
DATE: 1/05/26

CLIENT: PZN  
DWG: RAHIMZADEGAN SURVEY  
JOB No.: NONE  
DIMENSIONS AND NOTES TAKE PRECEDENCE OVER SCALE.

FATHER SON RECORD OF SURVEY  
PZN SURVEY:  
3171 N 500 E NORTH OGDEN UTAH 84414  
LOCATED IN THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 7 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN.

**REVISIONS**

No.	DATE	BY	REVISION
1	1/05/2026	BR	REVIEWED AND REBLENDED
2	1/24/2026	BR	FIELD R/S