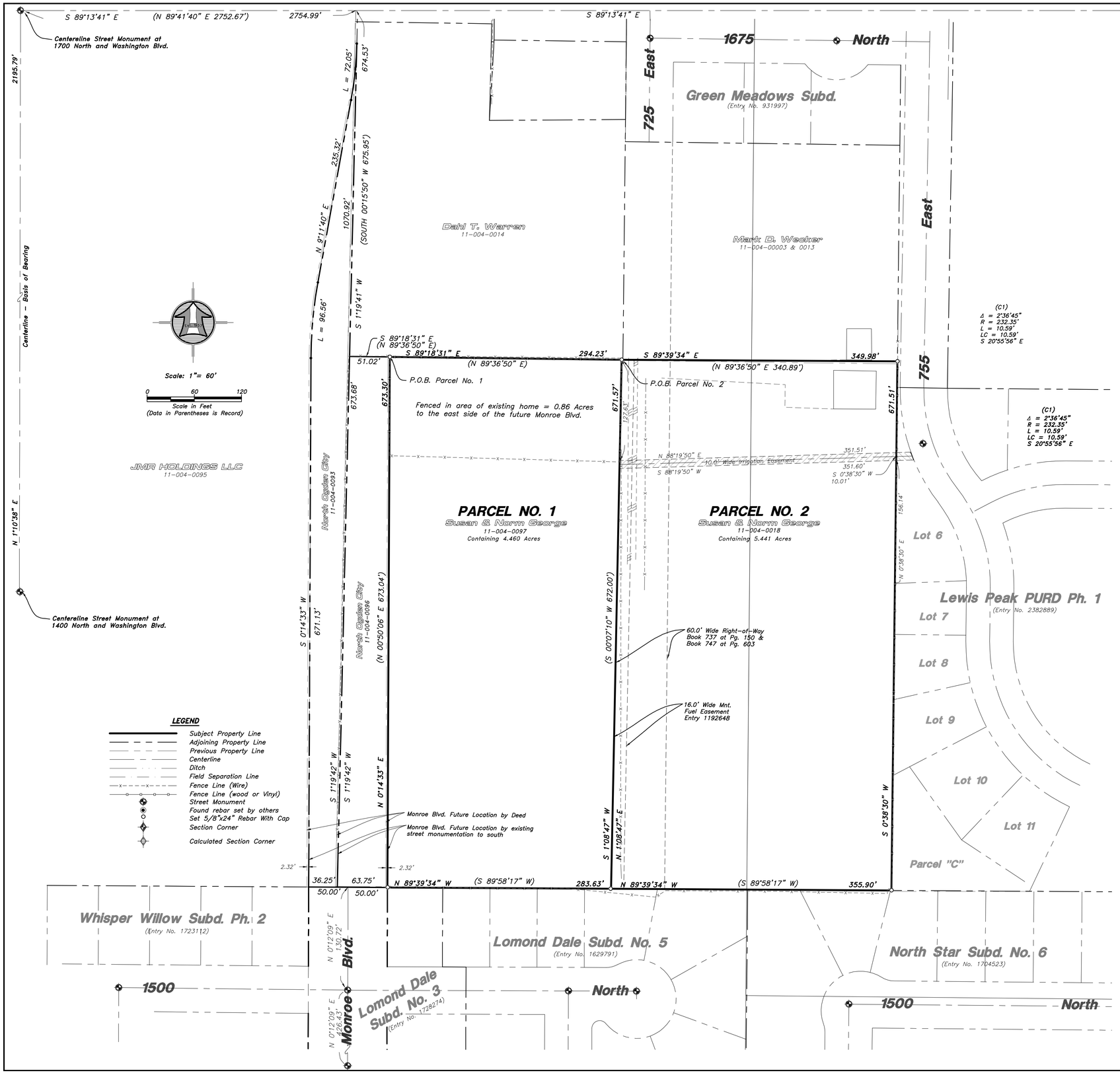

PARCEL NO. 1

As Surveyed Description for Parcel 11-004-0097

A PART OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 6 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN.

BEGINNING AT THE NORTHEAST CORNER OF THE NORTH OGDEN PARCEL, TAX ID. NO. 11-004-0096 WHICH HAS BEEN ESTABLISHED FOR THE FUTURE EXTENSION OF MONROE BOULEVARD LOCATED 2754.99 FEET SOUTH 89°13'41" EAST (2752.67 FEET NORTH 89°41'40" EAST BY RECORD) ALONG THE CENTERLINE OF 1700 NORTH STREET AND 674.53 FEET SOUTH 01°19'41" WEST (675.95 FEET SOUTH 00°15'50" WEST BY RECORD) AND 51.02 FEET SOUTH 89°18'31" EAST (NORTH 89°36'50" EAST BY RECORD) FROM THE CENTERLINE INTERSECTION MONUMENT AT 1700 NORTH STREET AND WASHINGTON BOULEVARD;

RUNNING THENCE SOUTH 89°18'31" EAST (NORTH 89°36'50" EAST BY RECORD) 294.23 FEET; THENCE SOUTH 01°08'47" WEST 671.57 FEET (SOUTH 00°07'10" WEST 672.00 FEET BY RECORD) TO THE NORTH BOUNDARY LINE OF LOMOND DALE SUBDIVISION NO. 5, FILED AS ENTRY NO. 1629791; THENCE NORTH 89°39'34" WEST (SOUTH 89°58'17" WEST BY RECORD) 283.63 FEET ALONG SAID NORTH BOUNDARY LINE TO THE INTERSECTION OF THE EAST RIGHT-OF-WAY LINE OF MONROE BOULEVARD AND THE NORTH BOUNDARY LINE OF LOMOND DALE SUBDIVISION NO. 3 FILED AS ENTRY NO. 1728274; THENCE NORTH 00°14'33" EAST 673.30 FEET (NORTH 00°50'066" WEST 673.04 FEET BY RECORD) TO THE POINT OF BEGINNING. CONTAINING 4.460 ACRES.

PARCEL NO. 2

As Surveyed Description for Parcel 11-004-0018

A PART OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 6 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT LOCATED SOUTH 89°18'31" EAST 294.23 FEET FROM THE NORTHWEST CORNER OF THE NORTH OGDEN PARCEL, TAX ID. NO. 11-004-0096 WHICH HAS BEEN ESTABLISHED FOR THE FUTURE EXTENSION OF MONROE BOULEVARD WHICH POINT IS LOCATED 2754.99 FEET SOUTH 89°13'41" EAST (2752.67 FEET NORTH 89°41'40" EAST BY RECORD) ALONG THE CENTERLINE OF 1700 NORTH STREET AND 674.53 FEET SOUTH 01°19'41" WEST (675.95 FEET SOUTH 00°15'50" WEST BY RECORD) AND 51.02 FEET SOUTH 89°18'31" EAST (NORTH 89°36'50" EAST BY RECORD) FROM THE CENTERLINE INTERSECTION MONUMENT AT 1700 NORTH STREET AND WASHINGTON BOULEVARD;

RUNNING THENCE SOUTH 89°39'34" EAST 349.98 FEET (NORTH 89°36'50" EAST 340.89 FEET BY RECORD) TO THE WEST BOUNDARY LINE OF LEWIS PEAK PRUD PHASE 1, FILED AS ENTRY NO. 2382889; THENCE SOUTH 00°38'30" WEST 671.51 FEET ALONG SAID WEST BOUNDARY LINE TO THE NORTH BOUNDARY LINE OF NORTH STAR SUBDIVISION NO.6 FILED AS ENTRY NO. 1704523; THENCE NORTH 89°39'34" WEST (SOUTH 89°58'17" WEST BY RECORD) 355.90 FEET ALONG THE NORTH BOUNDARY OF NORTH STAR SUBDIVISION NO. 6 AND THEN THE NORTH BOUNDARY LINE OF LOMOND DALE SUBDIVISION NO. 5, FILED AS ENTRY NO. 1629791; THENCE NORTH 01°08'47" EAST 671.57 FEET (NORTH 00°07'10"EAST 671.50 FEET BY RECORD) TO THE POINT OF BEGINNING. CONTAINING 5.441 ACRES.

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Narrative

The purpose of this survey was to establish and set the property corners of the parcels as shown and described hereon. The survey was ordered by Norm George. The control used to establish the property corners was the existing Weber County Survey Monumentation surrounding Section 4, T6N, R1W, SLB&M along with the North Ogden Street Monumentation along Washing Blvd. The basis of bearing is the centerline of said Washington Blvd. from the Monument at 1400 North Street to the Monument at 1700 North Street which bears North 01°10'38" East, Utah North, State Plane, Calculated N.A.D.83 Bearing.
It was discovered while doing this survey that the described location of the North Ogden City Parcels, Tax Id. No. 11-004-0093 and 0096, which have been acquired for the future extension of Monroe Blvd. do not fit the physical location of Monroe Blvd. based on current monuments at the intersection of Monroe Blvd. and 1500 North Street. This survey has adjusted the east boundary line of said parcel 0096 and consequently, 0093, to fit the monumented location of Monroe Blvd. accordingly.

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 Professional Land Surveyors Act: and by the authority of the owners, I have completed a survey of the property described and shown hereon 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 represented on the plat hereon.

Signed this 13th day of May, 2026.

K. Greg Hansen PLS
Utah Land Surveyor License No. 167819

REGISTERED LAND SURVEYOR
167819
K. GREG HANSEN
STATE OF UTAH

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Ogden (435) 723-3491
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Since 1957

No.	Date	By	Revision

Drawn By: kph Date: 04/10/26
Designed By: ____
Checked By: tm
Approved By: ____
Scale: 1" = 60'
Drawing File: 26-3-83 norm george
JOB NUMBER: 26-3-83

Property Survey for
Norm George
1560 North 725 East
North Ogden, Weber County, Utah
A Part of the Northwest Quarter of Section 4, Township 6 North, Range 1 West, S.L.B.&M.

Sheet 1 of 1 Sheets

N:\2026\26-3-83 Norm George\Drawings\26-3-83 Norm George.dwg, 5/13/2026 4:29:53 PM, DWG To PDF.pc3