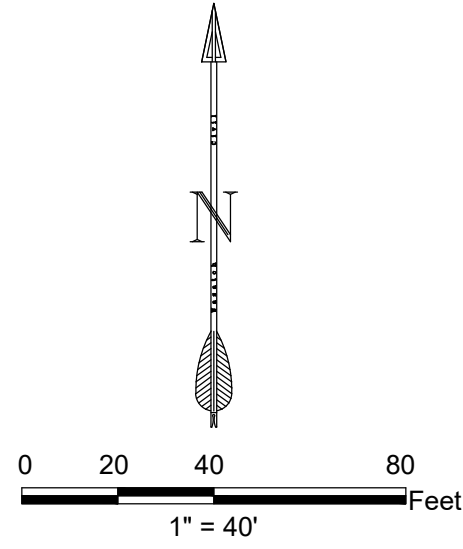


RECORD OF SURVEY

ALL OF LOTS 1 TO 16, INCLUSIVE, BLOCK 23, NOB HILL ADDITION;
AND ALL OF BLOCK 6, MOUNTAIN VIEW ADDITION, OGDEN CITY, WEBER COUNTY, UTAH
A PART OF THE NORTH HALF OF SECTION 27,
TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN U.S. SURVEY



SURVEYORS CERTIFICATE
I, THOMAS R. FREED III, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR AND THAT I HOLD LICENSE NO. 14289949 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH. THAT I HAVE MADE A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY; THAT THIS SURVEY CORRECTLY SHOWS THE TRUE DIMENSIONS OF THE BOUNDARIES SURVEYED AND OF THE VISIBLE IMPROVEMENTS AFFECTING THE BOUNDARIES AND THEIR POSITION IN RELATIONSHIP TO SAID BOUNDARIES;

Thomas R. Freed III
THOMAS R. FREED III

06/23/2026
DATE



NARRATIVE
THIS SURVEY WAS REQUESTED BY JEREMY SMITH ON BEHALF OF OGDEN CITY IN PREPARATION FOR FILING A SUBDIVISION MAP, AND PERFORMED IN JUNE OF 2026.

THE BASIS OF BEARINGS IS SOUTH 01°19'16" WEST 381.14 FEET BETWEEN TWO FOUND CENTERLINE MONUMENTS.

THE COORDINATE SYSTEM USED ON THIS SURVEY IS NAD 83 STATE PLANE GEOID 12B UTAH NORTH ZONE.

THE ORIGINAL TOWN PLATS THAT THIS SURVEY RETRACES DO NOT TIE TO THE SECTION CORNERS OR LINES. NO ORIGINAL MONUMENTS WERE FOUND ON SITE. THE PROPERTY LINES WERE CALCULATED BY FINDING THE CENTERLINE OF THE ROAD, USING OGDEN CITY STREET MONUMENTS AND ADJACENT SURVEYS, AND THEN OFFSETTING THE RECORD DISTANCE OF THE RIGHT-OF-WAY, SHOWN IN THE ORIGINAL TOWN PLAT, FOR THE LOCATION OF THE PROPERTY LINES.

THE DEED MAKES NO REFERENCE TO BEARING OR DISTANCES.

THE SOUTH LINE OF THE PROPERTY THE CENTERLINE OF THE ROAD WAS ESTABLISHED BY WAY OF TWO CENTERLINE MONUMENTS. ONCE THE CENTERLINE WAS DETERMINED, THE SOUTH LINE OF THE PROPERTY WAS LOCATED BY OFFSETTING THE CENTERLINE 40.00 FEET AS NOTED IN THE ORIGINAL TOWN PLAT.

THE WEST LINE OF THE PROPERTY THE CENTERLINE OF THE ROAD WAS ESTABLISHED BY WAY OF TWO CENTERLINE MONUMENTS. ONCE THE CENTERLINE WAS DETERMINED, THE WEST LINE OF THE PROPERTY WAS LOCATED BY OFFSETTING THE CENTERLINE 40.00 FEET AS NOTED IN THE ORIGINAL TOWN PLAT. THIS IS THE SAME METHOD USED IN SURVEY: 5525, FILED JANUARY OF 2016.

THE NORTH LINE OF THE PROPERTY, THE CENTERLINE OF THE ROAD WAS ESTABLISHED BY USING THE RECORDED BEARINGS IN SURVEY: 5525 (SCALED AND ROTATED). THIS BEARING WAS THEN CHECKED AGAINST FIELD DATA, COMPARING THE CENTERLINE OF THE ROAD TO THE CURBS ON EITHER SIDE. THE FIELD SHOTS MATCHED THE RECORD BEARING. THE CENTERLINE WAS THEN OFFSET 49.5 FEET AS NOTED IN THE ORIGINAL TOWN PLAT FOR THE NORTH LINE OF THE PROPERTY.

THE EAST LINE OF THE PROPERTY, THE CENTERLINE OF THE ROAD WAS CALCULATED USING FIELD DATA, AS NO CENTERLINE MONUMENT WAS FOUND TO THE NORTHEAST OF THE PROPERTY. THE CENTERLINE WAS THEN OFFSET 49.5 FEET PER THE ORIGINAL TOWN PLAT.

RECORDED LEGAL DESCRIPTION ENTRY NO. 3145759
ALL OF LOTS 1 TO 16, INCLUSIVE, BLOCK 23, NOB HILL ADDITION, OGDEN CITY, WEBER COUNTY, UTAH.
ALL OF BLOCK 6, MOUNTAIN VIEW ADDITION, OGDEN CITY, WEBER COUNTY, UTAH.

AS SURVEYED BOUNDARY DESCRIPTION
ALL OF LOTS 1 TO 16, INCLUSIVE, BLOCK 23, NOB HILL ADDITION; AND ALL OF BLOCK 6, MOUNTAIN VIEW ADDITION, OGDEN CITY, WEBER COUNTY, UTAH. A PART OF THE NORTH HALF OF SECTION 27, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN U.S. SURVEY

BEGINNING AT A POINT WHICH BEARS SOUTH 01°19'16" WEST, A DISTANCE OF 49.50 FEET; THENCE SOUTH 88°40'13" EAST, A DISTANCE OF 40.00 FEET FROM A 4" BRASS RING CAP, FOUND AT THE INTERSECTION OF 21ST STREET AND TAYLOR AVENUE, FOR A CENTERLINE MONUMENT.

THENCE SOUTH 88°40'13" EAST, A DISTANCE OF 667.79 FEET; THENCE SOUTH 1°17'52" WEST, A DISTANCE OF 291.21 FEET; THENCE NORTH 88°42'17" WEST, A DISTANCE OF 667.91 FEET; THENCE NORTH 1°19'16" EAST, A DISTANCE OF 291.62 FEET TO THE POINT OF BEGINNING.

CONTAINING 4.468 ACRES MORE OR LESS.

REFERENCES
AS RECORDED IN THE WEBER COUNTY RECORDER'S OFFICE OR FILED IN THE WEBER COUNTY SURVEYOR'S OFFICE UNLESS OTHERWISE SPECIFIED.

1. WARRANTY DEED - ENTRY NO. 3145759
2. RECORD OF SURVEY NO. 3216 BY LANDMARK SURVEYING AND ENGINEERING (2014)
3. RECORD OF SURVEY NO. 5525 BY GREAT BASIN ENGINEERING (2016)
4. 05-017 MOUNTAIN VIEW ADDITION (ORIGINAL PLAT)
5. 06-001 NOB HILL ADDITION (ORIGINAL PLAT)

LEGEND

- PROPERTY LINE
- CENTER LINE
- ADJACENT PROPERTY LINE
- OHP
- OVERHEAD POWER LINE
- CHAIN LINK FENCE
- MONUMENT CALCULATED
- MONUMENT FOUND
- REBAR SET
- WATER VALVE
- SANITARY SEWER MANHOLE
- EXISTING HYDRANT
- SIGN
- IRRIGATION CONTROL BOX
- COMMUNICATIONS BOX
- GAS ACCESS
- WATER ACCESS
- POWER POLE
- GUY WIRE
- LIGHTPOLE
- TREE

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PREPARED BY: Thomas R. Freed 3rd



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CONSULTING ENGINEERING
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(801) 775-9191 WASATCHCIVIL.COM

RECORD OF SURVEY FOR
OGDEN CITY COMMUNITY DEVELOPMENT
ALL OF LOTS 1 TO 16, INCLUSIVE, BLOCK 23, NOB HILL ADDITION;
AND ALL OF BLOCK 6, MOUNTAIN VIEW ADDITION, OGDEN CITY, WEBER COUNTY, UTAH
A PART OF THE NORTH HALF OF SECTION 27,
TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN U.S. SURVEY

SHEET
1
OF 1 SHEETS