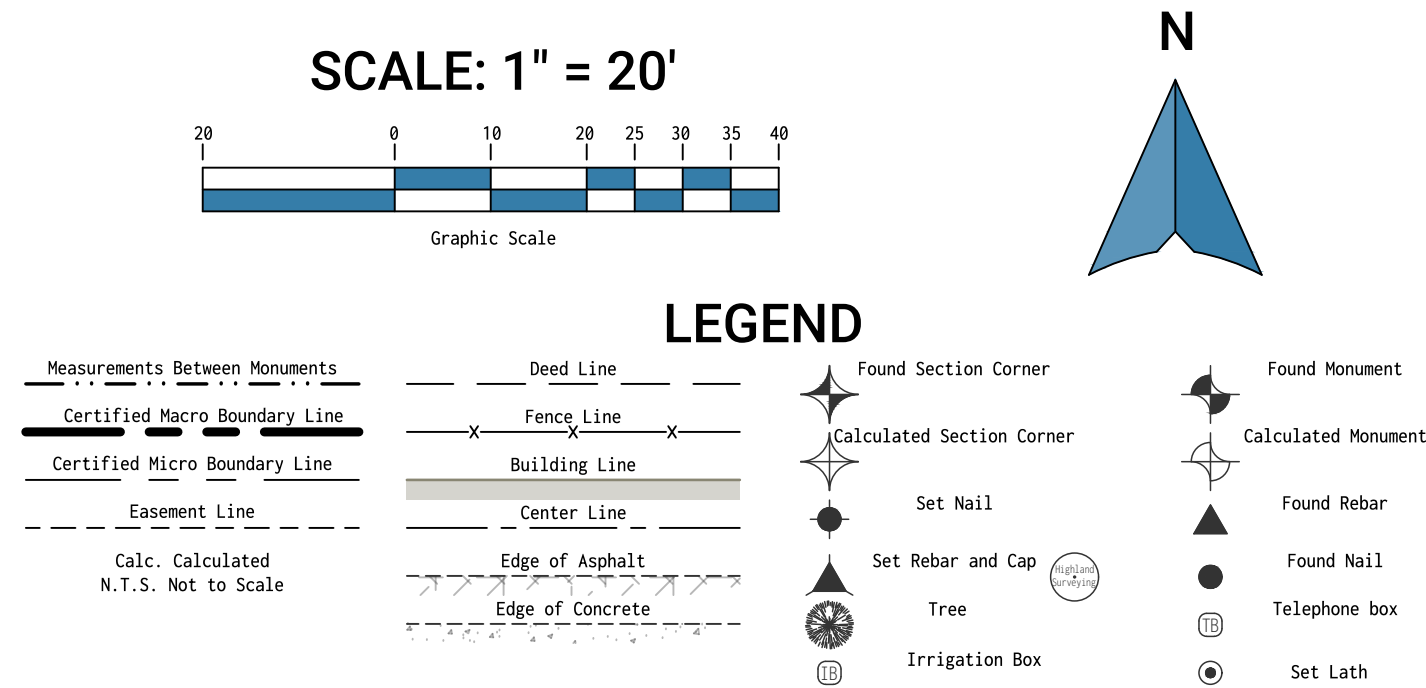




DATA REFERENCE TABLE			
Reference No	Document Type	Name/Grantee	Entry No/ Book Page/ File No.
R1	Bearing Sheet	5N2W	Weber County
R2	Tie Sheet	5N2W10NE	Weber County
R3	Tie Sheet	5N2W11N	Weber County
R4	Tie Sheet	5N2W11NE	Weber County
R5	Subdivision Plat	Royal View Subdivision Phase 1	Book 33 Page 047
R6	Subdivision Plat	Royal View Subdivision No. 2	Book 35 Page 088
R7	Subdivision Plat	Roy Station Subdivision	Book 66 Page 090
R8	Subdivision Plat	Royal View No. 4 Lot 58	5892
R9	Subdivision Plat	Royal View Subdivision No. 4 Control	40-47
R10	Subdivision Plat	Royal View Subdivision No. 4	40-48
R11	Subdivision Plat	Royal View Subdivision No. 5	2124175
R12	Subdivision Plat	Hazel Subdivision	686
R13	Warranty Deed	Karina Redweik	3313311
R14	Warranty Deed	UTA	2124175

(R13) Parcel (082510006):
ALL OF LOT 57, ROYAL VIEW SUBDIVISION NO. 4, ROY CITY, WEBERCOUNTY, UTAH.

A. PURPOSE

A.1. Karina Redweik requested this survey to retrace the property boundaries of Lot 57, Royal View Subdivision No. 4, located at 4095 S 2300 W, Roy, Weber County, Utah. The purpose of this retracement was to locate the property boundaries in connection with construction and earthwork occurring North of the subject property, including impacts to improvements and trees near the North property line. The Surveyor had located affected improvements and trees and noted them on the survey as such.

B. BASIS OF BEARING

B.1. The basis of bearing for this survey is North 89°41'15" East, measured between the North Quarter Corner and the Northeast Corner of Section 11, Township 5 South, Range 2 West, Salt Lake Base and Meridian. This basis of bearing was chosen to match (89).

C. FIELD INVESTIGATION AND BOUNDARY RESOLUTION

C.1. During the field investigation, the Surveyor found Weber County brass caps monumenting the Northeast Corner and the North Quarter Corner of Section 11, Township 5 South, Range 2 West, Salt Lake Base and Meridian, a centerline monument within 2300 West, nails at the extensions of neighboring property lines, and rebar at other corners consistent with the record plat. The Surveyor translated to the Centerline monuments. This position was found to agree with the record and with the other monuments found around the site. Found original monuments, where recovered and identified, control over the courses and distances shown on the plat, which are informative calls only. As stated in Brown's Boundary Control and Legal Principles, 7th Edition, §12.13, Principle 12, page 398: original monuments set on the ground, except where the intent is clearly otherwise, control facts given on a plat. Because the recovered monuments agree with the record within survey precision, the Surveyor retraced in accordance with the record and found no occasion to scale, rotate, or otherwise deviate therefrom besides what has already been noted. The boundary of Lot 57 is located as shown hereon.

D. CLOSING

D.1. Property corners were monumented as shown hereon and serve as a point of reference for the research and analysis completed in this survey. Should any data be found that is not mentioned here or that is contrary to the Surveyor's opinion, it should be submitted for consideration.

I, Tyler R. Harper do hereby certify that I am a Professional Land Surveyor, and that I hold License No. 12542803, in accordance with Title 58, Chapter 22, of the Professional Engineers and Professional Surveyors Licensing Act, and I have made a survey of the above described property according to Section 17-73-504 and that the above plat correctly shows the true dimensions of the property surveyed.



Relevant trees on property are denoted by the tree symbol and are to scale to appropriately depict the canopy cover. This is not a comprehensive tree inventory of each large tree within the boundary, as only the trees deemed relevant were marked and located as follows;

1. 16.1' Diameter Tree is 0.2' North of the North Boundary of Lot 57.
2. 5.1' Diameter Tree is 0.2' within the North boundary of Lot 57.
3. 5.1' Diameter Tree is 1.6' within the North Boundary of Lot 57.
4. 34.5' Diameter Trees is 0.8' within the North Boundary of Lot 57.