

EAGLES NEST SUBDIVISION 2ND AMENDMENT

PART OF THE WEST HALF OF SECTION 14, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY
WEBER COUNTY, UTAH
MARCH, 2025

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PLAT IS THE SECTION LINE BETWEEN THE NORTHWEST CORNER AND THE NORTH QUARTER CORNER OF SECTION 14, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY. SHOWN HEREON AS S89°57'37"W.

NARRATIVE

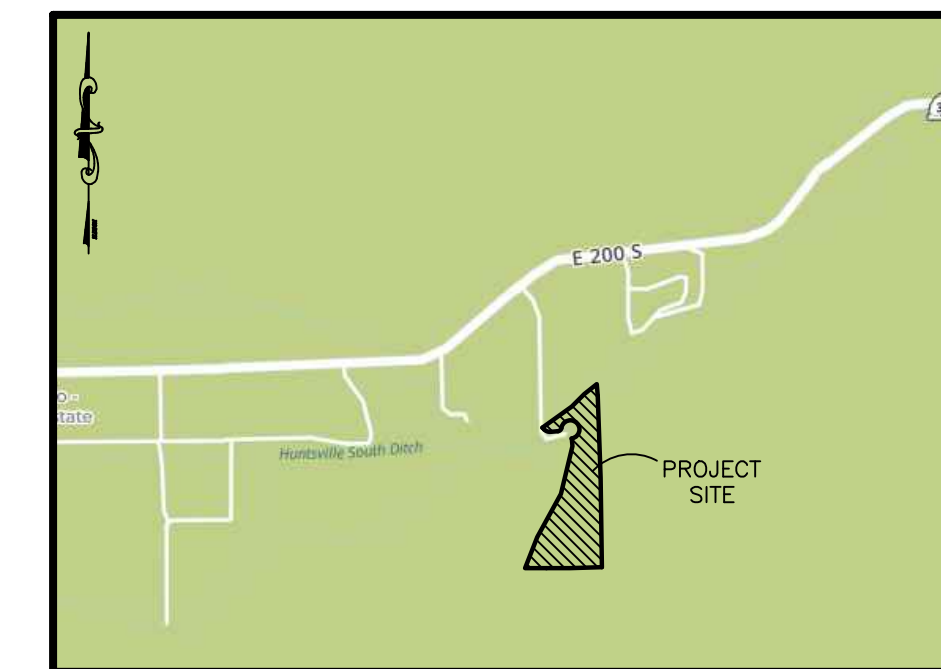
THE PURPOSE OF THIS PATE IS TO AMEND LOT 1 OF EAGLE NEST SUBDIVISION AND LOT 4 OF EAGLE NEST SUBDIVISION, 1ST AMENDMENT AS SHOWN. THE BOUNDARY WAS DETERMINED BY RETRACING THE ORIGINAL SUBDIVISION PLAT AND THE 1ST AMENDMENT PLAT. ALL BOUNDARY CORNERS AND LOT CORNERS WERE SET WITH A 5/8" REBAR AND PLASTIC CAP STAMPED "REEVE & ASSOCIATES".

AGRICULTURAL NOTE

AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURAL ZONES. AGRICULTURAL OPERATIONS AS SPECIFIED IN THE LAND USE CODE FOR A PARTICULAR ZONE ARE PERMITTED AT ANY TIME INCLUDING THE OPERATION OF FARM MACHINERY AND NO ALLOW AGRICULTURAL USE SHALL BE SUBJECT TO RESTRICTION ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION.

NOTE

THERE MAY BE NO ADDITIONS MADE TO THE EXISTING STRUCTURE ON LOT 7 THAT ENCR OACH FURTHER INTO THE NON-BUILDABLE AREA.



VICINITY MAP
NO SCALE

NORTH QUARTER CORNER OF SECTION 14, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, FOUND BRASS CAP MONUMENT DATED 1935

1248.69'

S89°57'37"W (BASIS OF BEARINGS) 2697.77'(R) 2697.75'(M)

NORTHWEST CORNER OF SECTION 14, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, FOUND WCS BRASS CAP MONUMENT DATED 1989

LEGEND

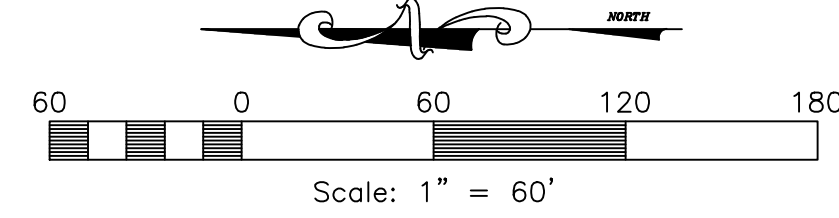
- = SECTION CORNER
- = SET 5/8" X 24" REBAR AND PLASTIC CAP STAMPED "REEVE & ASSOCIATES"
- = PUBLIC UTILITY EASEMENT
- = BOUNDARY LINE
- = LOT LINE
- = EXISTING FENCELINE
- = ADJOINING PROPERTY
- = EASEMENTS
- = SECTION TIE LINE
- = ROAD CENTERLINE
- = EXISTING STRUCTURE
- = NON-BUILDABLE AREA
- = FLOOD ZONE (AE)

LINE TABLE

#	BEARING	DISTANCE
L1	N44°24'59"W	15.28
L2	S27°59'28"E	31.64
L3	S06°52'47"E	15.43
L4	S47°19'20"E	37.51
L5	S06°52'47"E	42.72
L6	S13°35'41"W	38.17
L7	S10°07'46"E	40.74
L8	S14°58'22"E	54.00
L9	S14°54'47"E	58.86
L10	S27°24'55"E	32.63
L11	S16°43'51"E	27.69
L12	S08°20'17"E	35.74
L13	S03°28'55"W	29.22
L14	S11°44'15"W	33.81
L15	S16°55'33"W	49.86
L16	S29°53'13"W	40.79
L17	S39°37'48"W	33.23
L18	S48°12'45"W	28.47
L19	S53°18'15"W	30.62
L20	S55°29'35"W	58.66
L21	S31°43'46"W	72.38

CURVE TABLE

CURVE	RADIUS	ARC LTH	CHD LTH	CHD BEARING	DELTA
C1	55.00	1242.62'	185.57'	N43°15'10"W	252°45'02"
C2	25.00	32.95'	30.62'	S48°07'59"W	75°31'21"
C3	50.00	43.36'	42.01'	N69°15'39"W	49°41'17"
C4	55.00	38.62'	38.02'	N82°54'00"E	40°28'41"
C5	55.00	21.18'	21.05'	N31°38'45"E	22°03'48"
C6	55.00	182.62'	109.56'	N74°30'25"W	190°14'32"



BOUNDARY DESCRIPTION

ALL OF LOT 1 OF EAGLE NEST SUBDIVISION AND ALL OF LOT 4 OF EAGLE NEST SUBDIVISION, 1ST AMENDMENT IN THE OFFICE OF THE WEBER COUNTY RECORDER. MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PART OF THE WEST HALF OF SECTION 14, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY.

BEGINNING AT A POINT BEING 1248.69 FEET SOUTH 89°57'37" WEST AND 1570.60' FEET SOUTH 00°02'23" EAST FROM THE NORTH QUARTER CORNER OF SAID SECTION 14; THENCE SOUTH 04°24'49" EAST 70.63 FEET TO AN EXISTING FENCELINE; THENCE ALONG SAID FENCELINE THE FOLLOWING NINE (9) COURSES: (1) SOUTH 02°07'52" EAST 500.31 FEET; (2) SOUTH 00°39'56" EAST 549.57 FEET; (3) SOUTH 88°22'56" WEST 194.68 FEET; (4) NORTH 89°51'24" WEST 144.21 FEET; (5) NORTH 89°50'37" WEST 130.59 FEET; (6) NORTH 21°18'18" EAST 203.91 FEET; (7) NORTH 28°58'24" EAST 301.87 FEET; (8) NORTH 13°35'41" EAST 300.24 FEET; (9) NORTH 06°52'47" WEST 47.32 FEET; THENCE ALONG A NON-TANGENT CURVE TURNING TO THE LEFT WITH A RADIUS OF 54.99 FEET, AN ARC LENGTH OF 242.59 FEET, A DELTA ANGLE OF 252°44'55", A CHORD BEARING OF NORTH 43°16'14" WEST, AND A CHORD LENGTH OF 32.96 FEET; THENCE ALONG A REVERSE CURVE TURNING TO THE RIGHT WITH A RADIUS OF 24.99 FEET, AN ARC LENGTH OF 32.96 FEET, A DELTA ANGLE OF 75°33'21", A CHORD BEARING OF SOUTH 48°07'59" WEST, AND A CHORD LENGTH OF 30.62 FEET; THENCE SOUTH 85°53'40" WEST 46.05 FEET; THENCE ALONG A TANGENT CURVE TURNING TO THE RIGHT WITH A RADIUS OF 50.00 FEET, AN ARC LENGTH OF 43.36 FEET, A DELTA ANGLE OF 49°41'17", A CHORD BEARING OF NORTH 69°15'39" WEST, AND A CHORD LENGTH OF 42.01 FEET; THENCE NORTH 44°24'08" WEST 15.30 FEET; THENCE NORTH 54°36'55" EAST 222.27 FEET; THENCE NORTH 45°04'00" EAST 107.90 FEET; THENCE NORTH 51°23'57" EAST 96.74 FEET TO THE POINT OF BEGINNING.

CONTAINING 285194 SQUARE FEET OR 6.547 ACRES.

WEBER COUNTY PLANNING COMMISSION APPROVAL

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE WEBER COUNTY PLANNING COMMISSION. SIGNED THIS _____ DAY OF _____, 20____.

CHAIRMAN, WEBER COUNTY PLANNING COMMISSION

WEBER COUNTY ENGINEER

I HEREBY CERTIFY THAT THE REQUIRED PUBLIC IMPROVEMENT STANDARDS AND DRAWINGS FOR THIS SUBDIVISION CONFORM WITH THE COUNTY STANDARDS AND THE AMOUNT OF THE FINANCIAL GUARANTEE IS SUFFICIENT FOR THE INSTALLATION OF THESE IMPROVEMENTS.

WEBER COUNTY ENGINEER

WEBER COUNTY SURVEYOR

I HEREBY CERTIFY THAT THE WEBER COUNTY SURVEYOR'S OFFICE HAS REVIEWED THIS PLAT AND ALL CONDITIONS FOR APPROVAL BY THIS OFFICE HAVE BEEN SATISFIED. THE APPROVAL OF THIS PLAT BY THE WEBER COUNTY SURVEYOR DOES NOT RELIEVE THE LICENSED LAND SURVEYOR WHO EXECUTED THIS PLAT FROM THE RESPONSIBILITIES AND/OR LIABILITIES ASSOCIATED THEREWITH.

SIGNED THIS _____ DAY OF _____, 20____.

WEBER COUNTY SURVEYOR

WEBER COUNTY ATTORNEY

I HAVE EXAMINED THE FINANCIAL GUARANTEE AND OTHER DOCUMENTS ASSOCIATED WITH THIS SUBDIVISION PLAT, AND IN MY OPINION THEY CONFORM WITH THE COUNTY ORDINANCE APPLICABLE THERETO AND NOW IN FORCE AND AFFECT.

SIGNED THIS _____ DAY OF _____, 20____.

WEBER COUNTY ATTORNEY

Weber County Recorder

Entry No. _____ Fee Paid _____
 _____ Filed For Record
 And Recorded, _____
 At _____ In Book _____
 Of The Official Records, Page _____
 Recorded For: _____

 _____ Deputy.

SURVEYOR'S CERTIFICATE

I, **TREVOR J. HATCH**, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT; AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THIS PLAT, AND THAT THIS PLAT OF **EAGLES NEST SUBDIVISION 2ND AMENDMENT** IN **WEBER COUNTY**, UTAH, HAS BEEN DRAWN CORRECTLY TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE HEREIN DESCRIBED LANDS INCLUDED IN SAID SUBDIVISION, BASED UPON DATA COMPILED FROM RECORDS IN THE **WEBER COUNTY** RECORDER'S OFFICE AND FROM SAID SURVEY MADE BY ME ON THE GROUND. I FURTHER CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES OF **WEBER COUNTY** CONCERNING ZONING REQUIREMENTS REGARDING LOT MEASUREMENTS HAVE BEEN COMPLIED WITH.

SIGNED THIS _____ DAY OF _____, 20____.

9031945
UTAH LICENSE NUMBER

OWNERS DEDICATION AND CERTIFICATION

WE THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AS SHOWN ON THE PLAT AND NAME SAID TRACT **EAGLES NEST SUBDIVISION 2ND AMENDMENT**, AND DO HEREBY GRANT AND DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED HEREON AS PUBLIC UTILITY AND STORM DRAIN EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINE, STORM DRAINAGE FACILITIES, IRRIGATION CANALS OR FOR THE PERPETUAL PRESERVATION OF WATER CHANNELS IN THEIR NATURAL STATE WHICH EVER IS APPLICABLE AS MAY BE AUTHORIZED BY THE GOVERNING AUTHORITY, WITH NO BUILDINGS OR STRUCTURES BEING ERCTED WITHIN SUCH EASEMENTS.

SIGNED THIS _____ DAY OF _____, 20____.

TIDWELL FAMILY REVOCABLE TRUST _____ EDWARD G. VERKLER
 NAME/TITLE _____ CHRISTINA L. VERKLER

ACKNOWLEDGMENT

STATE OF UTAH)
 COUNTY OF _____)

ON THE _____ DAY OF _____, 20____, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, _____ (AND) _____ BEING BY ME DULY SWORN, ACKNOWLEDGED TO ME THEY ARE _____ AND _____ OF SAID TRUST AND THAT THEY SIGNED THE ABOVE OWNER'S DEDICATION AND CERTIFICATION FREELY, VOLUNTARILY, AND IN BEHALF OF SAID TRUST FOR THE PURPOSES THEREIN MENTIONED.

COMMISSION EXPIRES _____ NOTARY PUBLIC

ACKNOWLEDGMENT

STATE OF UTAH)
 COUNTY OF _____)

ON THE _____ DAY OF _____, 20____, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, _____ (AND) _____ BEING BY ME DULY SWORN, ACKNOWLEDGED TO ME THEY ARE _____ AND _____ SIGNER(S) OF THE ABOVE OWNER'S DEDICATION AND CERTIFICATION FREELY, VOLUNTARILY, AND IN BEHALF OF SAID TRUST FOR THE PURPOSES THEREIN MENTIONED.

COMMISSION EXPIRES _____ NOTARY PUBLIC

Reeve & Associates, Inc.

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 TEL: (801) 621-3100 FAX: (801) 621-2666 www.reeve.co

Project Info.

Surveyor: T. HATCH
 Designer: E. ROCHE
 Begin Date: 3-7-25
 Name: EAGLES NEST SUBD. 2ND AMENDMENT
 Number: 8490-01
 Revision: _____
 Scale: _____
 Checked: _____