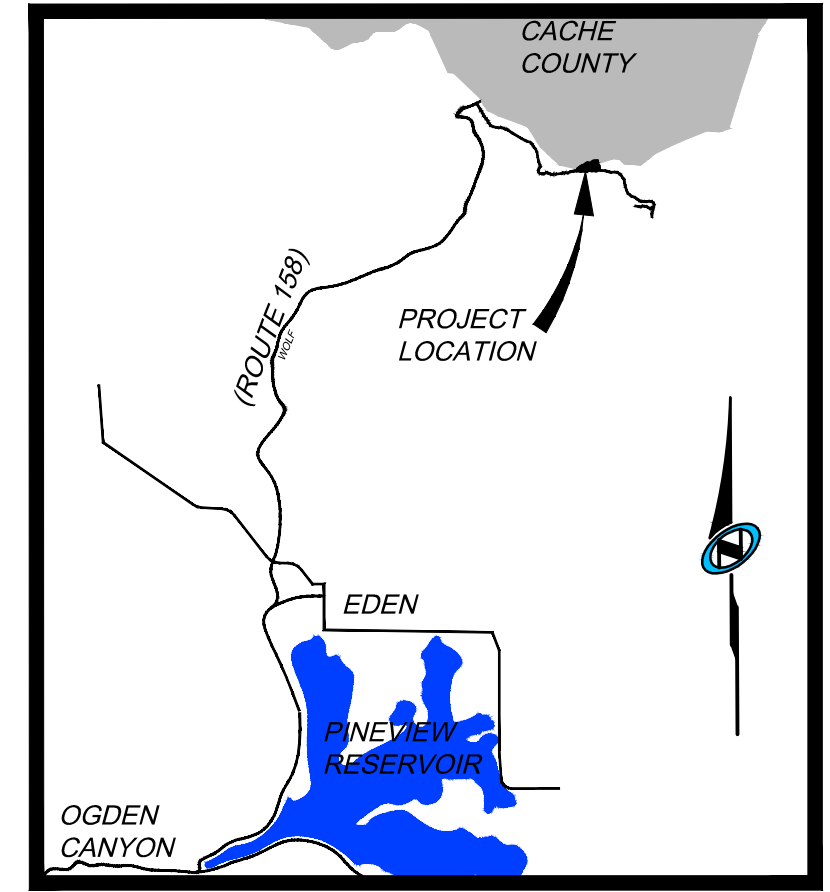


SUMMIT EDEN RIDGE NESTS - PRUD AMENDED AND RESTATED

LOCATED IN THE SOUTH 1/2 OF SECTIONS 5 & 6,
TOWNSHIP 7 NORTH, RANGE 2 EAST,
SALT LAKE BASE AND MERIDIAN
SEPTEMBER 2015

The Recorder's office will approve "Summit Eden Ridge Nests- PRUD Amendment 1" or "Summit Eden Ridge Nests- PRUD 1st Amendment" for a name.

Check that there is no accidental copyright symbols elsewhere in the plat notes

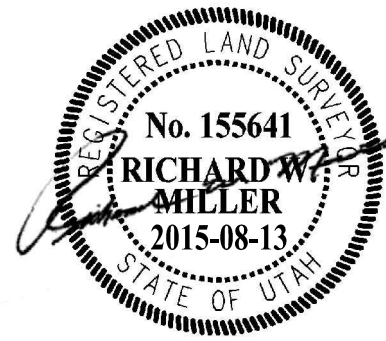


Vicinity Map

N.T.S.

SURVEYOR'S CERTIFICATE

I, RICHARD W. MILLER, 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 LAND SURVEYORS ACT; AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH UTAH CODE SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS AND HAVE PLACED MONUMENTS AS REPRESENTED IN THIS PLAT, AND THAT THIS PLAT SUMMIT EDEN RIDGE NESTS-PRUD AMENDED AND RESTATED IN WEBER COUNTY, UTAH, HAS BEEN DRAWN CORRECTLY TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE HEREON DESCRIBED LANDS INCLUDING 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.



RICHARD W. MILLER
PROFESSIONAL LAND SURVEYOR
UTAH CERTIFICATE NO. 155641

Need a boundary description WCO
106-1-8(b)(1)h.1. A, UCA 17-23-17(3)(f)

LEGAL DESCRIPTION

DEVELOPMENT PARCEL B OF THE SUMMIT EDEN PHASE IB SUBDIVISION, AS RECORDED WITH THE WEBER COUNTY RECORDER. AS ENTRY NO. 2672944 IN BOOK 75 AT PAGES 32 - 34.

SURVEY NARRATIVE:

1. THIS SURVEY WAS PERFORMED TO AMEND AND RESTATE SUMMIT EDEN RIDGE NEST PRUD AS RECORDED IN THE OFFICE OF THE WEBER COUNTY RECORDERS OFFICE (ENTRY NUMBER 2672944, BOOK 75, PAGES 43 - 44). THE CHANGES INCLUDE ADDING LIMITED COMMON AREAS, MINOR CHANGES TO THE TYPICAL LOT CONFIGURATION, A MINOR SHIFT OF LOT 5 AND LOT 6, AND REVISIONS TO PLAT NOTES #5, #9, AND #13.

2. THE BASIS OF BEARINGS FOR THIS PLAT IS NORTH 89°55'51" WEST BETWEEN THE NORTHEAST CORNER OF SECTION 1, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN AND A FOUND WEBER COUNTY LINE MONUMENT SET BY THE WEBER COUNTY SURVEYOR'S OFFICE. THIS BEARING DIFFERS FROM WEBER COUNTY SURVEYORS BEARING BY 00°00'14" AS SHOWN ON COUNTY LINE DECLARATION RECORDED PLAT BOOK 74, PAGE 64.

Show the company name and address of the subdivider of the subdivision

PLAT NOTES:

SUMMIT EDEN RIDGE NESTS AMENDED AND RESTATED PLAT NOTES

1. THIS PRUD PLAT IS SUBJECT TO THAT CERTAIN NEIGHBORHOOD DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS FOR SUMMIT EDEN RIDGE NESTS ("NEIGHBORHOOD DECLARATION") EXECUTED BY SMHG PHASE I, LLC ("DECLARANT") AS WELL AS THAT CERTAIN MASTER DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS FOR SUMMIT EDEN ("MASTER DECLARATION") THAT HAVE BEEN RECORDED IN THE OFFICE OF THE WEBER COUNTY RECORDER WHICH SET FORTH THE RESTRICTIONS AND GENERAL PLAN OF IMPROVEMENT FOR THE PROPERTY DESCRIBED IN THIS PLAT. CERTAIN TERMS NOT OTHERWISE DEFINED IN THIS PLAT SHALL HAVE THE MEANINGS SET FORTH IN THE NEIGHBORHOOD DECLARATION OR MASTER DECLARATION.

2. PURSUANT TO THE NEIGHBORHOOD DECLARATION, THE SUMMIT EDEN RIDGE NESTS ASSOCIATION, INC., A UTAH NONPROFIT CORPORATION ("NEIGHBORHOOD ASSOCIATION") IS RESPONSIBLE FOR MAINTAINING ALL COMMON AREA, AND SHALL HAVE A PERPETUAL NON-EXCLUSIVE EASEMENT OVER ALL LOTS AND PARCELS FOR SUCH MAINTENANCE PURPOSES AS FURTHER DESCRIBED IN THE NEIGHBORHOOD DECLARATION. SUCH RESPONSIBILITY AND EASEMENT MAY BE DELEGATED AND ASSIGNED TO THE SUMMIT EDEN OWNERS ASSOCIATION, INC., A UTAH NONPROFIT CORPORATION ("COMMUNITY ASSOCIATION").

3. THE PROJECT IS WITHIN DEVELOPMENT PARCEL B OF THE SUMMIT EDEN PHASE IB SUBDIVISION PLAT ("SUBDIVISION PLAT") AND SUBJECT TO THE NOTES, TERMS AND CONDITIONS OF SUCH PLAT.

4. ACCESS TO THE PROJECT IS THROUGH AN EASEMENT OVER THE PRIVATE ROAD AS NOTED ON THE SUBDIVISION PLAT.

5. LIMITED COMMON AREAS SHALL MEAN THOSE PARTS OF THE COMMON AREA WHICH ARE LIMITED TO AND RESERVED FOR THE USE OF OWNERS OF ONE OR MORE, BUT FEWER THAN ALL, OF THE LOTS. THE LIMITED COMMON AREAS SHALL INCLUDE ALL COMMON AREAS DESIGNATED AS LIMITED COMMON AREAS ON THE PLAT OR BY THE NEIGHBORHOOD DEVELOPER OR THE NEIGHBORHOOD ASSOCIATION ASSOCIATIONS IN ACCORDANCE WITH THE NEIGHBORHOOD DECLARATION. LIMITED COMMON AREAS DESIGNATED HEREON ARE APPURTENANT TO THE ADJACENT LOT. NO REFERENCE TO ANY LIMITED COMMON AREAS NEEDS TO BE MADE IN ANY INSTRUMENT OF CONVEYANCE, ENCUMBRANCE OR OTHER INSTRUMENT. EACH OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE, UPKEEP AND REPAIR OF IMPROVEMENTS ON THE LIMITED COMMON AREA APPURTENANT TO SUCH OWNER'S LOT AND THE USE THEREOF AS MORE SPECIFICALLY SET FORTH IN THE NEIGHBORHOOD DECLARATION.

6. THE PROPERTY AS DEPICTED ON THIS PLAT IS SUBJECT TO THE RIGHTS OF DECLARANT AS DESCRIBED IN THE NEIGHBORHOOD DECLARATION, AND THE RIGHTS OF MASTER DEVELOPER AS DESCRIBED IN THE MASTER DECLARATION, AND DECLARANT AND MASTER DEVELOPER SHALL HAVE THE RIGHT TO EXERCISE ANY APPLICABLE RIGHTS PROVIDED FOR IN SAID DECLARATIONS, INCLUDING, WITHOUT LIMITATION, RESERVATION AND GRANTING OF CERTAIN EASEMENTS, REDUCING OR RELOCATING IMPROVEMENTS WITHIN THE COMMUNITY, ADDING ADDITIONAL FACILITIES AND MAKING SUCH OTHER DEVELOPMENT DECISIONS AND CHANGES AS DECLARANT OR MASTER DEVELOPER SHALL DETERMINE IN EACH OF THEIR SOLE AND EXCLUSIVE DISCRETION.

7. THE LOTS ARE SERVED BY PRIVATE WATER AND WASTEWATER LATERAL LINES. EACH OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE AND REPLACEMENT OF ALL WATER AND SANITARY SEWER LATERALS SERVING THE RESIDENCE ON SUCH OWNER'S LOT IN ACCORDANCE WITH THE REQUIREMENTS OF THE POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT.

8. ALL UTILITIES WITHIN THE PROJECT SHALL BE UNDERGROUND. NOTWITHSTANDING DECLARANT'S GRANT OF BLANKET UTILITY EASEMENTS, DECLARANT RESERVES THE RIGHT TO RECORD ONE OR MORE INSTRUMENTS WHICH NARROW AND LIMIT SUCH GRANT OF UTILITY EASEMENT TO THE ACTUAL WIDTH OF THE UTILITY IN THOSE SPECIFIC AREAS WHICH ACTUALLY CONTAIN THE UTILITY FACILITIES AS DESCRIBED IN SUCH INSTRUMENT AND FOR THE PURPOSES DESCRIBED THEREIN. SUCH RESERVED RIGHT IS SUBJECT TO THE UTILITY COMPANIES' RIGHTS THEN LOCATED UNDER THE REAL PROPERTY DEPICTED ON THIS PLAT.

9. DECLARANT HEREBY GRANTS TO ALL UTILITY PROVIDERS AN EASEMENT OVER AND ACROSS ALL COMMON AREAS, INCLUDING ALL LIMITED COMMON AREA, FOR THE PURPOSE OF INSTALLING, MAINTAINING AND OPERATING EQUIPMENT AND FACILITIES ABOVE AND BELOW GROUND AS MAY BE NECESSARY OR DESIRABLE IN PROVIDING UTILITY SERVICES WITHIN AND WITHOUT THE LOTS, INCLUDING THE RIGHT OF ACCESS TO SUCH FACILITIES AND THE RIGHT TO REQUIRE REMOVAL OF ANY OBSTRUCTIONS INCLUDING STRUCTURES, TREES, AND VEGETATION THAT MAY HAVE BEEN PLACED WITHIN THE EASEMENTS. AT NO TIME MAY ANY PERMANENT STRUCTURES BE PLACED WITHIN THE PUBLIC UTILITY EASEMENTS WHICH INTERFERES WITH THE USE OF THE EASEMENTS WITHOUT THE PRIOR WRITTEN APPROVAL OF THE APPLICABLE UTILITY PROVIDERS.

10. ALL COMMON WATER AND SEWER MAINS WITHIN THE COMMUNITY WILL BE OWNED AND MAINTAINED BY POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT.

11. AS FURTHER DESCRIBED IN THE MASTER DECLARATION, ALL LOTS, AND ALL RESIDENCES AND IMPROVEMENTS CONSTRUCTED THEREON, SHALL COMPLY WITH THE DESIGN GUIDE. NO CONSTRUCTION, INSTALLATION, OR OTHER WORK WHICH IN ANY WAY ALTERS THE APPEARANCE OF ANY PROJECT OR LOT WITHIN THE PROJECT, OR ANY RESIDENCES OR IMPROVEMENTS LOCATED THEREON, SHALL BE MADE OR DONE WITHOUT COMPLIANCE WITH THE DESIGN GUIDE AS DESCRIBED IN THE MASTER DECLARATION.

PLAT NOTES:

12. DECLARANT RESERVES FOR THE BENEFIT OF ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHT TO UNILATERALLY AMEND THE PLAT, WITHOUT THE CONSENT OF THE AFFECTED OWNER, AT ANY TIME AND FROM TIME TO TIME IF SUCH AMENDMENT IS NECESSARY TO SATISFY THE REQUIREMENTS OF ANY GOVERNMENTAL AUTHORITY, TO CORRECT MISTAKES, REMOVE/CLARIFY AMBIGUITIES OR FOR ANY OTHER PURPOSE SO LONG AS SUCH AMENDMENT TO THE PLAT DOES NOT MATERIALLY ADVERSELY AFFECT TITLE TO ANY PROPERTY AND IS IN ACCORDANCE WITH WEBER COUNTY ORDINANCES AND UTAH LAW.

13. DECLARANT HEREBY RESERVES FOR THE BENEFIT OF ITSELF, ITS SUCCESSORS AND ASSIGNS, A BLANKET EASEMENT ACROSS ALL COMMON AREA, INCLUDING ALL LIMITED COMMON AREA, FOR CONSTRUCTING AND MAINTAINING HIKING AND BIKING TRAILS ("TRAIL EASEMENT"). THE EXACT LOCATION OF THE TRAILS MAY BE DESIGNATED, ADDED TO, DELETED, OR MODIFIED BY DECLARANT WITHOUT AN AMENDMENT TO THIS PLAT AS MORE FULLY DESCRIBED IN THE NEIGHBORHOOD DECLARATION. DECLARANT HEREBY GRANTS TO THE NEIGHBORHOOD ASSOCIATION, COMMUNITY ASSOCIATION, AND THEIR MEMBERS AN EASEMENT FOR USE AND ENJOYMENT OF THE TRAIL EASEMENT, IN THE AS-CONSTRUCTED LOCATIONS, AS MAY BE MODIFIED OR RELOCATED FROM TIME TO TIME, IN ACCORDANCE WITH ANY RULES AND REGULATIONS ADOPTED BY DECLARANT.

14. DECLARANT HEREBY RESERVES FOR THE BENEFIT OF ITSELF, ITS SUCCESSORS AND ASSIGNS, AN EASEMENT ACROSS THE AREA DESIGNATED HEREON AS A SKI EASEMENT FOR CONSTRUCTING AND MAINTAINING SKI TRAILS AND OTHER SKI IMPROVEMENTS ("SKI EASEMENT"). DECLARANT MAY DESIGNATE, DEFINE, LOCATE, RELOCATE, AND MODIFY THE EXACT LOCATION OF THE SKI EASEMENT WITHOUT AN AMENDMENT TO THIS PLAT AS MORE FULLY DESCRIBED IN THE NEIGHBORHOOD DECLARATION. DECLARANT HEREBY GRANTS AN EASEMENT IN FAVOR OF THE NEIGHBORHOOD ASSOCIATION, COMMUNITY ASSOCIATION, AND THEIR MEMBERS FOR USE AND ENJOYMENT OF THE SKI EASEMENT IN THE AS-CONSTRUCTED LOCATIONS, AS MAY BE MODIFIED OR RELOCATED FROM TIME TO TIME, IN ACCORDANCE WITH ANY RULES AND REGULATIONS ADOPTED BY DECLARANT.

15. CERTAIN PARCELS MAY BE DESIGNATED HEREON AS "OPEN SPACE." SUCH OPEN SPACE PARCELS SHALL BE INITIALLY OWNED BY DECLARANT AND ARE NOT PART OF ANY COMMON AREA UNLESS DESIGNATED AS SUCH BY DECLARANT OR CONVEYED BY DECLARANT TO THE NEIGHBORHOOD ASSOCIATION OR COMMUNITY ASSOCIATION. NOTWITHSTANDING THE DESIGNATION AS OPEN SPACE, THE PERMITTED USES AND ANY APPLICABLE RESTRICTIONS FOR SUCH PARCELS SHALL BE AS SET FORTH IN THE NEIGHBORHOOD DECLARATION AND MASTER DECLARATION. DECLARANT RESERVES THE RIGHT TO BUILD FACILITIES AND AMENITIES WITHIN ANY AREA DESIGNATED AS OPEN SPACE, AND RESERVES THE RIGHT TO AMEND, RELOCATE, REDUCE, OR OTHERWISE CHANGE THE AREA DESIGNATED AS OPEN SPACE SO LONG AS THE AMOUNT OF DESIGNATED OPEN SPACE FOR THE ENTIRE COMMUNITY COMPLIES WITH THE OPEN SPACE REQUIREMENTS IMPOSED BY WEBER COUNTY.

16. DECLARANT GIVES NOTICE THAT THE LOTS SHOWN HEREON ARE IN A SKI RESORT AREA ("SKI RESORT") IN WHICH HEAVY SNOW FALLS, WIND PATTERNS, AND OTHER CONDITIONS HAVE THE POTENTIAL TO CAUSE AVALANCHES IN CERTAIN AREAS. NO STUDIES HAVE BEEN CONDUCTED TO DETERMINE WHETHER ANY OF THE LOTS OR BUILDING ENVELOPES SHOWN HEREON ARE WITHIN POTENTIAL AVALANCHE INFLUENCE AND AVALANCHE CONTROL ZONES. CERTAIN AREAS WITHIN THE SKI RESORT MAY BE SUBJECT TO AVALANCHE CONTROLS BY THE OPERATOR OF THE SKI RESORT AND SUCH CONTROL PROCEDURES MAY INVOLVE THE USE OF EXPLOSIVE CHARGES AND MAY TRIGGER AVALANCHES AS WELL AS OCCASIONAL ROAD, DRIVEWAY, AND SKI TRAIL CLOSURES. DECLARANT MAKES NO REPRESENTATION WITH RESPECT TO THE OPERATIONS OF THE SKI RESORT OR THE POTENTIAL RISKS OR HAZARDS ASSOCIATED WITH AVALANCHES OR AVALANCHE CONTROL. EACH OWNER OF A LOT SHOULD CONDUCT ITS OWN STUDIES PRIOR TO CONSTRUCTING ANY IMPROVEMENTS ON A LOT.

17. ALL LOTS AS DEPICTED ON THIS PLAT ARE LOCATED IN A LIGHTLY DEVELOPED SEMI-WILDERNESS AREA CONTAINING ANIMALS TYPICALLY FOUND IN THE ROCKY MOUNTAINS, INCLUDING WITHOUT LIMITATION, BEARS, MOUNTAIN LIONS, MOOSE, DEER, ELK, SKUNKS, SQUIRRELS, RACCOONS, AND OTHER ANIMALS, BIRDS, INSECTS, AND REPTILES NATIVE OR MIGRATORY TO THE AREA. SUCH ANIMALS ROAM FREELY AND MAY ENTER THE LOTS AND OTHER PRIVATELY OWNED PROPERTIES, SCAVENGING, EATING AND DAMAGING PLANTS, FLOWERS, SHRUBS AND TREES, AND CREATING POTENTIAL HAZARDS, NUISANCES AND DAMAGE TO PERSONS AND PROPERTY. EACH OWNER SHALL ASSUME ALL SUCH RISKS AND CONDITIONS FOR ANY SUCH DAMAGE.

18. DUE TO THE TOPOGRAPHY AND THE LOCATION OF THIS PRUD, THE NEIGHBORHOOD ASSOCIATION WILL ACCEPT RESPONSIBILITY FOR ANY STORM WATER RUNOFF FROM THE ROAD ADJACENT TO THIS PROPERTY UNTIL CURB AND GUTTER IS INSTALLED.

19. THE NEIGHBORHOOD DECLARATION AND MASTER DECLARATION SET FORTH THE TERMS AND RESTRICTIONS FOR NIGHTLY RENTALS AND LEASING OF LOTS IN THE PROJECT.

20. ACCESS TO THE PROJECT IS BY WAY OF A STATE HIGHWAY MAINTAINED BY THE UTAH DEPARTMENT OF TRANSPORTATION, WEBER COUNTY PUBLIC ROADS, AS WELL AS PRIVATE ROADS. SEVERE WEATHER CONDITIONS MAY MAKE CERTAIN ROADS IMPASSABLE OR SUBJECT TO REDUCED VISIBILITY, SNOW, ICE, AND OTHER RISKS, AND ROADS MAY BE CLOSED DURING CERTAIN PERIODS.

21. THIS PLAT DOES NOT AMEND ANY WEBER COUNTY ORDINANCES. IN THE EVENT OF A CONFLICT BETWEEN THIS PLAT AND WEBER COUNTY ORDINANCES, THE WEBER COUNTY ORDINANCES SHALL CONTROL.

22. THIS PLAT AMENDS IN ITS ENTIRETY, RESTATES, SUPERSEDES AND REPLACES THE SUMMIT EDEN RIDGE NESTS PRUD PLAT RECORDED ON JANUARY 27, 2014 IN THE OFFICIAL RECORDS OF WEBER COUNTY AS ENTRY NO. 2672944.

OWNER'S DEDICATION:

SMHG PHASE I, LLC ("DECLARANT") AS THE OWNER OF THE HEREIN DESCRIBED TRACT OF LAND, DOES HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND COMMON AREA AS SHOWN HEREON, SUBJECT TO ALL OF THE RESTRICTIONS, RIGHTS AND LIMITATIONS SET FORTH IN THE PLAT NOTES, AND NAME SAID TRACT, TO BE KNOWN AS SUMMIT EDEN RIDGE NESTS, AND DOES HEREBY:

- **PUBLIC UTILITY AND DRAINAGE EASEMENTS.** GRANT AND DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED HEREOF AS PUBLIC UTILITY, STORM WATER DETENTION PONDS AND DRAINAGE EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINE, STORM DRAINAGE FACILITIES, OR FOR THE PERPETUAL PRESERVATION OF WATER CHANNELS IN THEIR NATURAL STATE WHICHEVER IS APPLICABLE AS MAY BE AUTHORIZED BY THE GOVERNING AUTHORITY, WITH NO BUILDINGS OR STRUCTURES BEING ERRECTED WITHIN SUCH EASEMENTS.
- **PRIVATE EASEMENTS.** GRANT AND DEDICATE THOSE CERTAIN EASEMENTS DESCRIBED IN NOTES 9, 13 AND 14 ON THIS PLAT. SUCH NOTES AND THE RESERVATION AND GRANT OF EASEMENTS DESCRIBED THEREIN ARE INCORPORATED HEREIN BY REFERENCE.

IN WITNESS WHEREOF, DECLARANT HAS EXECUTED THIS OWNER'S DEDICATION AS OF THE ____ DAY OF _____, 2015.

SMHG PHASE I LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY: SMHG PHASE I LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY: _____
NAME: JEFFREY WERBELOW
TITLE: AUTHORIZED SIGNATORY

ACKNOWLEDGEMENT:

STATE OF UTAH _____ }
COUNTY OF _____ S.S.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____, 2015 BY JEFFREY WERBELOW, THE AUTHORIZED SIGNATORY FOR SMHG PHASE I LLC.

NOTARY PUBLIC
MY COMMISSION EXPIRES: _____
RESIDING IN: _____

NIV5
NOLTE VERTICALFIVE
5217 SOUTH STATE STREET, SUITE 300 MURRAY, UT 84107
801.743.1300 TEL. 801.743.0300 FAX WWW.NOLTE.COM

CACHE RECORDED #
STATE OF UTAH, COUNTY OF CACHE,
RECORDED AND FILED AT THE
REQUEST OF: _____
ENTRY NO: _____
DATE: _____ TIME: _____
BOOK: _____ PAGE: _____
FEE \$ _____
CACHE COUNTY RECORDER

Sheet 1 of 2

WEBER COUNTY COMMISSION ACCEPTANCE
THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT, THE DEDICATION OF STREETS AND OTHER PUBLIC WAYS AND FINANCIAL GUARANTEE OF PUBLIC IMPROVEMENTS, IN ACCORDANCE WITH AN INTERLOCAL AGREEMENT BETWEEN WEBER COUNTY AND CACHE COUNTY, ENTRY #263768), RECORDED 28 MAY 2013, ASSOCIATED WITH THIS SUBDIVISION THEREON ARE HEREBY APPROVED AND ACCEPTED BY THE COMMISSIONERS OF WEBER COUNTY, UTAH
THIS ____ DAY OF _____, 20____
CHAIRMAN, WEBER COUNTY COMMISSION

WEBER RECORDED #
STATE OF UTAH, COUNTY OF WEBER,
RECORDED AND FILED AT THE
REQUEST OF: _____
ENTRY NO: _____
DATE: _____ TIME: _____
BOOK: _____ PAGE: _____
FEE \$ _____
WEBER COUNTY RECORDER

SUMMIT EDEN RIDGE NEST PRUD AMENDED AND RESTATED

LOCATED IN THE SOUTH 1/2 OF SECTIONS 5 & 6,
TOWNSHIP 7 NORTH, RANGE 2 EAST, SALT LAKE
BASE AND MERIDIAN, WEBER COUNTY, UTAH

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____.

SIGNATURE

WEBER COUNTY SURVEYOR

I HEREBY CERTIFY THAT THE WEBER COUNTY SURVEYOR'S OFFICE HAS REVIEWED THIS PLAT FOR MATHEMATICAL CORRECTNESS, SECTION CORNER DATA AND FOR HARMONY WITH LINES AND MONUMENTS ON RECORD IN THE COUNTY OFFICES. THE APPROVAL OF THIS PLAT BY THE WEBER COUNTY SURVEYORS DOES NOT RELIEVE THE LICENSED LAND SURVEYOR WHO EXECUTED THIS PLAT FROM RESPONSIBILITIES AND/OR LIABILITIES ASSOCIATED THEREWITH. SIGNED THIS ____ DAY OF _____, 20____.

COUNTY SURVEYOR

WEBER COUNTY ENGINEER

I HEREBY CERTIFY THAT THE REQUIRED PUBLIC IMPROVEMENT STANDARDS AND DRAWINGS FOR THIS SUBDIVISION CONFORM WITH COUNTY STANDARDS AND THE AMOUNT OF THE FINANCIAL GUARANTEE IS SUFFICIENT FOR THE INSTALLATION OF THESE IMPROVEMENTS.
SIGNED THIS ____ DAY OF _____, 20____.

SIGNATURE

WEBER COUNTY PLANNING COMMISSION APPROVAL

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

CHAIRMAN-WEBER COUNTY PLANNING COMMISSION

ASSESS

TITLE

SUMMIT EDEN RIDGE NESTS - PRUD AMENDED AND RESTATED

A PART OF SUMMIT EDEN PHASE 1B SUBDIVISION, LOCATED IN THE SOUTH 1/2 OF SECTIONS 5 & 6, TOWNSHIP 7 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN SEPTEMBER 2015

FOUND WEBER COUNTY LINE MONUMENT PER WEBER COUNTY SURVEYOR 2013, GOOD CONDITION

(N 89°56'05" W 1380.98' RECORD)
BASIS OF BEARINGS N 89°55'51" W 1380.07'
NORTHEAST CORNER SECTION 1, TOWNSHIP 7 NORTH, RANGE 1 EAST SALT LAKE BASE AND MERIDIAN FOUND GLO 1944 BRASS CAP GOOD CONDITION

S 0°23'40" W 2678.58'
SOUTH 1090.71' (TIE)

NORTHEAST CORNER SECTION 6, TOWNSHIP 7 NORTH, RANGE 2 EAST SALT LAKE BASE AND MERIDIAN FOUND 1944 GLO BRASS CAP, GOOD CONDITION (CLOSING CORNER 17.68' SOUTH)

EAST QUARTER CORNER SECTION 6, TOWNSHIP 7 NORTH, RANGE 2 EAST SALT LAKE BASE AND MERIDIAN FOUND 1941 GLO BRASS CAP, GOOD CONDITION

Name the recorder is requiring is "Summit Eden Ridge Nests Amendment 1" or "Summit Eden Ridge Nests 1st Amendment"

LINE	LENGTH	DIRECTION
L1	22.04'	S 82°44'56" W
L2	49.03'	S 60°09'33" W
L3	60.24'	S 50°09'29" W
L4	67.41'	S 62°27'14" W
L5	78.15'	N 86°21'42" W
L6	105.46'	N 84°28'01" W
L7	23.37'	N 67°56'24" W
L8	114.11'	S 84°28'01" E
L9	297.63'	S 86°21'42" E
L10	33.00'	N 3°38'18" E
L11	165.11'	N 86°21'42" W
L12	67.41'	N 62°27'14" E
L13	60.24'	N 50°09'29" E
L14	49.03'	N 60°09'33" E
L15	71.93'	N 82°44'56" E
L16	13.97'	S 86°25'04" E

LOT #	ACRES	SQFT
1	0.033	1419.95
2	0.033	1419.95
3	0.033	1419.95
4	0.033	1419.95
5	0.033	1419.95
6	0.033	1419.95
7	0.033	1419.95
8	0.033	1419.95
9	0.033	1419.95
10	0.033	1419.95
11	0.033	1419.95
12	0.033	1419.95
13	0.033	1419.95
14	0.033	1419.95
15	0.033	1419.95

STALLS	TYPE
15	STANDARD
1	HANDICAPPED
16	TOTAL

CURVE #	LENGTH	RADIUS	DELTA	CHORD LENGTH	CHORD BEARING
C1	108.42'	275.00'	22°35'23"	107.72	S71° 27' 14"W
C2	48.00'	275.00'	10°00'04"	47.94	S95° 04' 31"W
C3	48.29'	225.00'	12°17'45"	48.19	S56° 18' 22"W
C4	136.58'	145.00'	53°58'12"	131.59	S35° 28' 08"W
C5	44.59'	30.00'	85°09'16"	40.60	S51° 03' 40"W
C6	98.91'	2990.76'	1°53'41"	98.90	N85° 24' 51"W
C7	2.25'	2990.76'	0°02'35"	2.25	N84° 29' 18"W
C8	100.00'	3023.76'	1°53'41"	100.00	S85° 24' 51"E
C9	123.18'	120.00'	58°48'56"	117.85	S33° 02' 46"W
C10	53.65'	250.00'	12°17'45"	53.55	N56° 18' 22"E
C11	43.64'	250.00'	10°00'04"	43.58	S55° 04' 31"W
C12	98.57'	250.00'	22°35'23"	97.93	S71° 27' 14"W

Different hatching than other limited common areas on the plat.

Adjacent Ski Easment needs to be dimensioned. WCO 106-1-5(a)(7)

State Plane Grid Bearings shall be used in the survey and noted on the plat

WATER AND SEWER EASEMENT SUMMIT MOUNTAIN HOLDING GROUP L.L.C. TO POWDER MOUNTAIN WATER AND SEWER DISTRICT, RECORDED IN THE OFFICE OF THE WEBER COUNTY RECORDER ENTRY NO. 2672954, JANUARY 27, 2014

ADJACENT OWNER: SUMMIT MOUNTAIN HOLDING GROUP 16-001-0009

COMMON AREA (SEE COMMON AREA TABLE)

PARCEL OS4 (OPEN SPACE) CACHE COUNTY

LOT 34 PHASE 1B

586°25'04"E 100.69' (COUNTY LINE)

PARCEL OS5 (OPEN SPACE) WEBER COUNTY

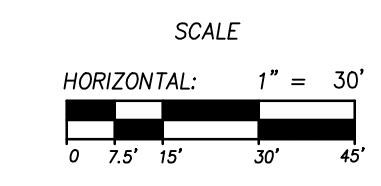
LOT 26 PHASE 1B

HEARTWOOD DRIVE (A 50.0' PRIVATE DRIVE & P.U.E.)

ADJACENT OWNER: SUMMIT EDEN PHASE 1B

SUMMIT EDEN RIDGE NESTS-PRUD 7914 E.

- LEGEND**
- BOUNDARY LINE
 - LOT LINE
 - SECTION LINE
 - QUARTER SECTION LINE
 - COUNTY LINE
 - ADJOINER DEED LINES
 - AREA TIE LINES
 - CALCULATED SECTION CORNER AS NOTED
 - SECTION CORNER AS NOTED
 - STREET MONUMENT
 - SET 5/8" X 2' REBAR WITH PLASTIC CAP STAMPED "NOLTE ASSOC."
 - PRIVATE LOT
 - SKI EASEMENT & COMMON AREA
 - LIMITED COMMON AREA
 - COMMON AREA
 - PRUD LOT NUMBER



SUMMIT EDEN RIDGE NESTS PRUD AMENDED AND RESTATED

LOCATED IN THE SOUTH 1/2 OF SECTIONS 5 & 6, TOWNSHIP 7 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, WEBER COUNTY, UTAH

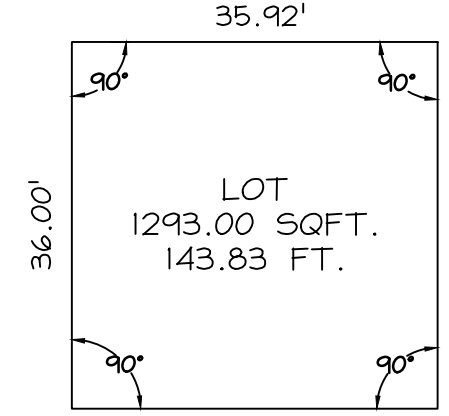
TOTAL ACRES	TOTAL SQFT	COMMON AREA ACRES	COMMON AREA SQFT	LIMITED COMMON AREA ACRES	LIMITED COMMON AREA SQFT	OPEN SPACE AREA ACRES	OPEN SPACE AREA SQFT
3.137	136,654	0.919	40,042	1.533	66,787	0.196	8,525

40042
66787
8525
19395
(15 lots @ 1293 sq ft)

1347749 sq ft

Verify areas in table

LOT CONFIGURATION ALL LOTS HAVE SAME BUILDING LOT DIMENSIONS N.T.S



(15 lots @ 1293 sq ft) 3.093 Acres

Were any rebar found? If so where

None of the Limited common area linework have any dimensions

Sheet 2 of 2

NIVIS
NOLTE VERTICALFIVE
5217 SOUTH STATE STREET, SUITE 300 MURRAY, UT 84107
801.743.1300 TEL. 801.743.0300 FAX WWW.NOLTE.COM

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