

LISA ESTATES SUBDIVISION PHASE 2

PART OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY
WEBER COUNTY, UTAH
OCTOBER, 2011



VICINITY MAP
NOT TO SCALE

BOUNDARY DESCRIPTION

PART OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH QUARTER CORNER OF SECTION 7; SAID POINT ALSO BEING ON THE CENTERLINE OF 5500 WEST STREET; THENCE N00°18'53"E ALONG SAID CENTERLINE OF 5500 WEST STREET 549.39 FEET; THENCE N00°18'53"E 381.60 FEET; THENCE S01°45'02"W 237.31 FEET; THENCE S29°34'30"W 67.84 FEET; THENCE S01°45'02"W 258.28 FEET; THENCE N89°20'44"W 336.01 FEET TO THE POINT OF BEGINNING, CONTAINING 197709 SQUARE FEET OR 4.539 ACRES

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PLAT IS THE LINE BETWEEN THE CENTER OF TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY AND A FOUND WITNESS CORNER, SHOWN HEREON AS: S85°37'31"E

Subdivider:

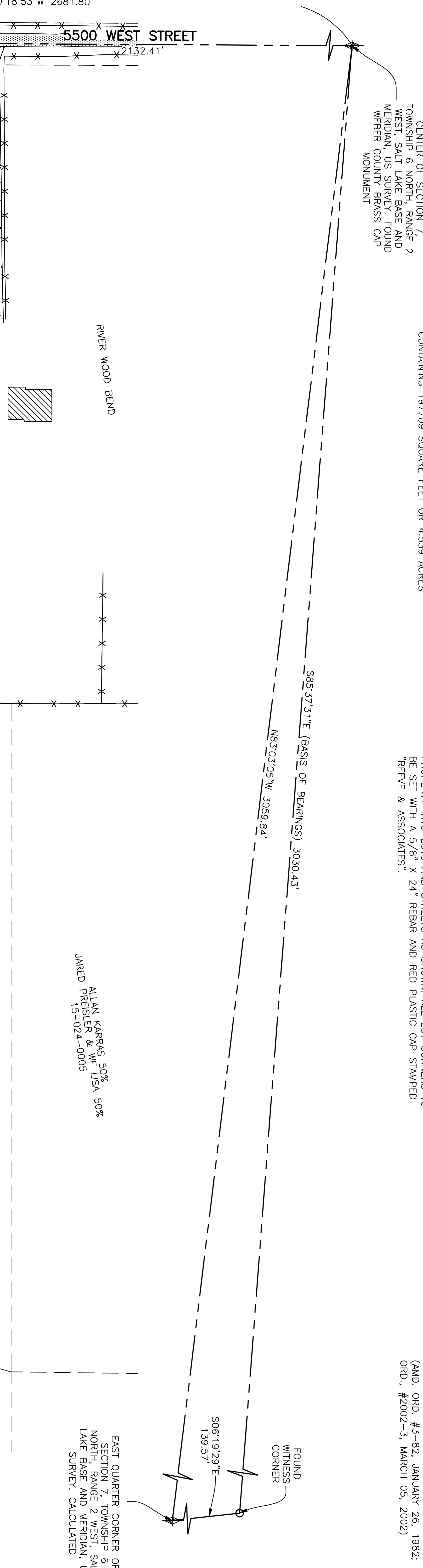
ALAN KARRAS
CENTURY 21
2609 N MAIN
SUNSET, UT 80415

NARRATIVE

THE PURPOSE OF THIS PLAT IS TO DIVIDE THE BELOW DESCRIBED PROPERTY INTO LOTS AND STREETS AS SHOWN. ALL LOT CORNERS TO BE SET WITH A 5/8" X 24" REBAR AND RED PLASTIC CAP STAMPED "REEVE & ASSOCIATES".

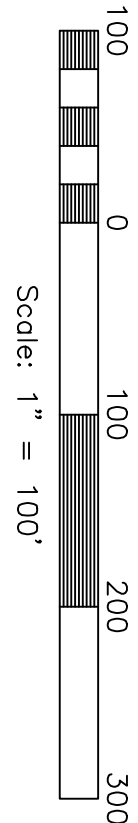
AGRICULTURAL STATEMENT

"AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURAL ZONES. AGRICULTURAL OPERATIONS AS SPECIFIED IN THE ZONING ORDINANCE FOR A PARTICULAR ZONE ARE NOT ALLOWED IN THE AGRICULTURAL ZONES. OPERATION OF FARM MACHINERY AND NO ALLOWED AGRICULTURAL USE SHALL BE SUBJECT TO RESTRICTION ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION." (AMD. ORD. #3-82, JANUARY 26, 1982; ORD., #2002-3, MARCH 05, 2002)



LEGEND

- SECTION CORNER
- STREET CENTERLINE MONUMENT TO BE SET UPON COMPLETION OF IMPROVEMENTS
- 5/8" X 24" REBAR AND RED PLASTIC CAP TO BE SET STAMPED "REEVE & ASSOCIATES"
- SOIL EXPLORATION HOLE
- BOUNDARY LINE
- ADJOINING PROPERTY
- EASEMENTS
- SECTION THE LINE
- EXISTING FENCELINE
- EXISTING PAVEMENT
- ROAD DEDICATION FOR 5500 WEST STREET
- EXISTING DIRT ROAD



0&0 HANSEN FARM LLC
15-051-0016

SOUTH QUARTER CORNER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, FOUND WEBER COUNTY BRASS CAP MARKED 1981

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 COMMISSION ACCEPTANCE

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT, THE DEDICATION OF STREETS AND OTHER PUBLIC WAYS AND FINANCIAL GUARANTEE OF PUBLIC IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION, THEREON ARE HEREBY ACCEPTED BY THE COMMISSIONERS OF WEBER COUNTY, UTAH, SIGNED THIS _____ DAY OF _____, 20____.

CHAIRMAN, WEBER COUNTY COMMISSION

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 COUNTY RECORDS. THE APPROVAL OF THIS PLAT BY THE WEBER COUNTY SURVEYOR DOES NOT CONSTITUTE A GUARANTEE OF THE ACCURACY OF THE DATA OR THE RESPONSIBILITIES AND/OR LIABILITIES ASSOCIATED THEREWITH. SIGNED THIS _____ DAY OF _____, 20____.

WEBER COUNTY SURVEYOR

WEBER COUNTY ATTORNEY

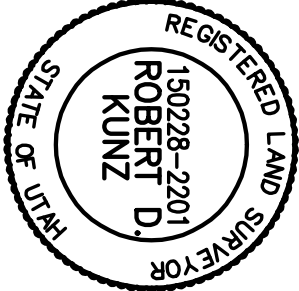
I HAVE EXAMINED THE FINANCIAL GUARANTEE AND OTHER DOCUMENTS ASSOCIATED WITH THIS SUBDIVISION PLAT, AND IN MY OPINION THEY CONFORM WITH THE COUNTY ORDINANCE APPLICABLE THEREIN AND NOW IN FORCE AND SIGNED THIS _____ DAY OF _____, 20____.

WEBER COUNTY ATTORNEY

SURVEYORS CERTIFICATE

I, **ROBERT D. KUNZ**, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH, LICENSE #150228, EXPIRING 12/31/2016. I HAVE CONDUCTED A FIELD 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 **LISA ESTATES SUBDIVISION PHASE 2** 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____.



UTAH LICENSE NUMBER **150228** **ROBERT D. KUNZ**

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 AND STREETS AS SHOWN ON THE PLAT, AND NAME SAID TRACT **LISA ESTATES SUBDIVISION PHASE 2**, AND DO HEREBY DEDICATE TO PUBLIC USE ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS STREETS. THE SAME TO BE USED AS PUBLIC THOROUGHFARES AND ALSO TO GRANT AND DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED HEREON AS PUBLIC UTILITY, STORM WATER DETENTION POND DRAINAGE, EASEMENT, AND/OR OTHER PUBLIC USES AND PURPOSES, INCLUDING THE INSTALLATION, MAINTENANCE, OPERATION OF PUBLIC UTILITY SERVICE LINE, STORM DRAINAGE FACILITIES, IRRIGATION CANALS 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 ERECTED WITHIN SUCH EASEMENTS

SIGNED THIS _____ DAY OF _____, 20____.

ALAN KARRAS **JARED PREISLER**

LISA PREISLER

ACKNOWLEDGMENT

STATE OF UTAH _____)ss.
COUNTY OF _____)
ON THE _____ DAY OF _____, 20____, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, _____ (AND SIGNER(S) OF THE ABOVE OWNER'S DEDICATION AND CERTIFICATION, WHO BEING BY ME DULY SWORN, DID ACKNOWLEDGE TO ME THAT THEY FREELY, VOLUNTARILY, AND FOR THE PURPOSES THEREIN MENTIONED.

COMMISSION EXPIRES _____ NOTARY PUBLIC _____

ACKNOWLEDGMENT

STATE OF UTAH _____)ss.
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 OF SAID CORPORATION FREELY, VOLUNTARILY, AND IN BEHALF OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED.

COMMISSION EXPIRES _____ NOTARY PUBLIC _____

Reeve & Associates, Inc.
419 S. HARRISON BLVD., SUITE 310, OGDEN, UTAH 84403
TEL: (801) 821-3109 FAX: (801) 821-3666 www.reeve-associates.com

Project Info.
Surveyor: **R. KUNZ**
Designer: **N. ANDERSON**
Begin Date: **03-10-11**
Name: **LISA ESTATES SUBDIVISION PHASE 2**
Number: **1714-27**
Revision: _____
Scale: **1"=100'**
Checked: _____

WEBER-MORGAN HEALTH DEPARTMENT

I HEREBY CERTIFY THAT THE SOLS, PERCOLATION RATES, AND SITE CONDITIONS FOR THIS SUBDIVISION HAVE BEEN INVESTIGATED FOR THIS OFFICE AND ARE APPROVED FOR ON-SITE WASTEWATER DISPOSAL SYSTEMS. SIGNED THIS _____ DAY OF _____, 20____.

Webster County Recorder

Entry No. _____ Fee Paid _____
And Recorded, In _____
At _____, In _____
Of the Official Records, Page _____
Recorded For: _____

Webster County Recorder

WEBER-MORGAN HEALTH DEPARTMENT

Deputy: