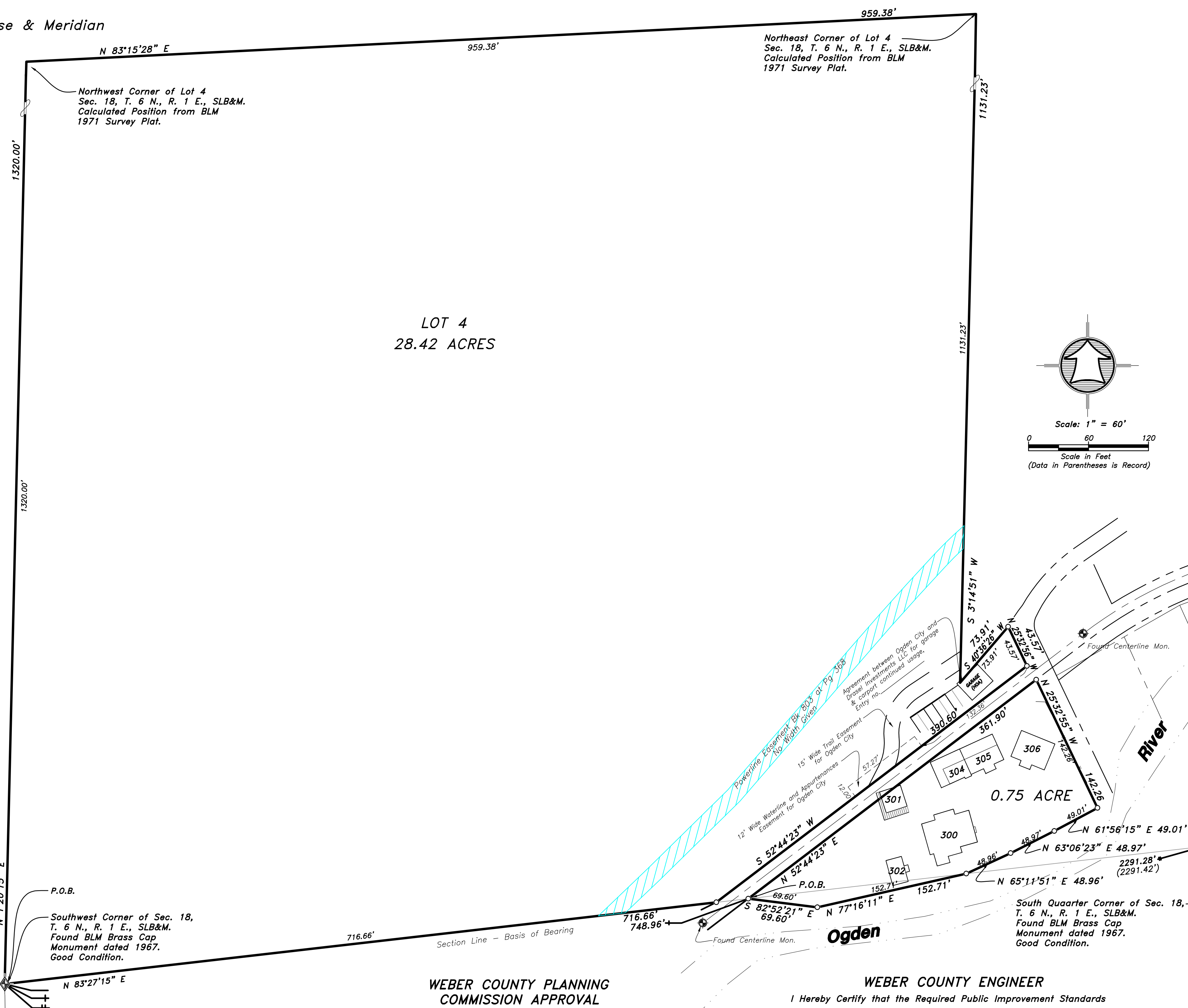


Drasel Condominiums

Lots 5 - 9, Block 6, The Hermitage and Lot 4, being situated in the Southwest Quarter of Section 18, Township 6 North, Range 1 East, Salt Lake Base & Meridian Weber County, Utah



LOT 4
28.42 ACRES

NOTES:
DISTANCES SHOWN FROM STREETS AND BOUNDARY LINES TO BUILDING CORNERS ARE PERPENDICULAR AND RADIAL TO STREETS AND/OR BOUNDARY LINES.

A PUBLIC UTILITY PASS-THROUGH EASEMENT IS OVERLAIN THROUGH ALL UNITS FOR THE PURPOSE OF INSTALLING INDIVIDUAL UTILITIES CONNECTION TO THE INDIVIDUAL UNITS AS NECESSARY TO PERPETUATE EXISTING UTILITY RUNS. AN EASEMENT EXISTS ON THE EXTERIOR WALLS OF THE BUILDING FOR THE POINT OF CONNECTION AS REQUIRED BY THE UTILITY COMPANY. THESE EASEMENTS ARE FOR PRIVATE UTILITIES SUCH AS STORM DRAINAGE AND IRRIGATION PURPOSES AND UTILITIES OFFERED TO THE PUBLIC SUCH AS ELECTRICAL POWER, NATURAL GAS, TELEPHONE, CABLE TV ETC.

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- LEGEND**
- Subject Property Line
 - Interior Lot Lines
 - Adjoining Property Line
 - Building Footprint
 - Centerline
 - Public Utility Easement (PUE)
 - Stream Bed
 - Fence Line (Wire)
 - Centerline Monument
 - Found rebar set by others
 - Set 5/8"x24" Rebar With Cap
 - Section Corner

NARRATIVE

The Purpose of this Survey was to Establish and set the Property Corners of the Condominium project as Shown and Described Hereon. This survey was ordered by James Fawson. This plat is the subdivision of Lot 4, Section 18, T. 6 N., R. 1 E., SLB&M and Lots 5 through 9, block 6 of The Hermitage Subdivision. Lot 4 was based on the BLM resurvey of T. 6 N., R. 1 E., dated June 22, 1971 using the south line of the southwest quarter of said section 18 as the basis of bearing. Because of the terrain and difficult access, the north line of lot 4 was not surveyed on the ground. No points found and not points set. The lots and block within The Hermitage Subdivision plat were calculated based on current occupation and the two centerline monuments set by Ogden City along the 16.5' R-O-W as shown hereon. The basis of bearing is the South line of the Southwest Quarter of said Section which bears North 83°27'15" East, Utah North, State Plane, Calculated N.A.D.83 Bearing.

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 Approved and Accepted by the Commissioners of Weber County Utah

Signed this _____, Day of _____, 2017.

Chairman, Weber County Commission

Attest

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 _____, 2017.

Chairman, Weber County Planning 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 the Lines and Monuments on Record in County Offices. 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 _____, 2017.

Weber County Surveyor

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.

Signed this _____, Day of _____, 2017.

Weber County Engineer

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 _____, 2017.

Weber County Attorney

WEBER-MORGAN HEALTH DEPARTMENT

I Hereby Certify that the Soils, Percolation Rates, and Site Conditions for this Subdivision have been Investigated by this Office and are Approved for On-Site Wastewater Disposal Systems.

Signed this _____, Day of _____, 2017.

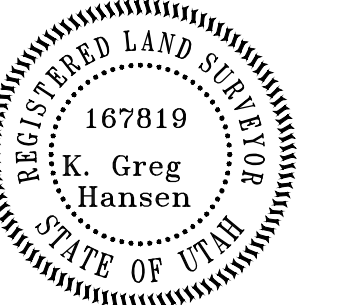
Weber-Morgan Health Department

SURVEYOR'S CERTIFICATE

I, K. Greg Hansen, 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 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 have Hereby Subdivided said Tract into six units and one garage, known Hereafter as Drasel Condominiums in Weber County, Utah, and has been Correctly Drawn to the Designated Scale and is 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 Hereby Certify that the Requirements of all Applicable Statutes and Ordinances of Weber County Concerning Zoning Requirements Regarding Lot Measurements and granted allowances have been Complied with.

Signed this _____ day of _____, 2017.

K. Greg Hansen P.L.S.
Utah Land Surveyor Licence No. 167819



BOUNDARY DESCRIPTION

LOT 4, SECTION 18, TOWNSHIP 6 NORTH, RANGE 1 EAST OF THE SALT LAKE BASE AND MERIDIAN MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 18 AND RUNNING THENCE NORTH 01°20'15" EAST 1320.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 4; THENCE NORTH 83°15'29" EAST 959.38 FEET TO THE NORTHEAST CORNER OF SAID LOT 4; THENCE SOUTH 03°14'51" WEST 1131.23 FEET ALONG THE WEST BOUNDARY OF SAID LOT 4 TO A POINT ON THE NORTH BOUNDARY LINE OF THE HERMITAGE; THENCE ALONG THE HERMITAGE THE FOLLOWING TWO (2) COURSES; (1) NORTH 40°36'26" EAST 73.91 FEET; AND (2) SOUTH 25°32'56" EAST 43.57 FEET TO THE NORTHERLY BOUNDARY LINE OF A 16.50 FOOT WIDE RIGHT-OF-WAY; THENCE SOUTH 52°44'23" WEST 390.60 FEET ALONG SAID NORTHERLY BOUNDARY LINE TO THE SOUTH LINE OF SAID SECTION 18; THENCE SOUTH 83°27'15" WEST 716.66 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING. CONTAINING 28.43 ACRES.

ALSO LOTS 5, 6, 7, 8 AND 9, BLOCK 6, THE HERMITAGE AND OTHER LANDS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 9 BEING A POINT ON THE SOUTHERLY BOUNDARY LINE OF A 16.50 FOOT WIDE RIGHT-OF-WAY LOCATED 748.96 FEET NORTH 83°27'15" EAST ALONG THE SOUTH LINE OF SAID SECTION 18 FROM THE SOUTHWEST CORNER OF SAID SECTION 18;

RUNNING THENCE NORTH 52°44'23" EAST 361.90 FEET ALONG THE NORTHERLY BOUNDARY LINE OF SAID LOT 9 AND THE SOUTHERLY BOUNDARY LINE OF A 16.5' WIDE RIGHT OF WAY AS SHOWN ON SAID THE HERMITAGE PLAT TO THE WESTERLY RIGHT-OF-WAY LINE OF A 20.0' WIDE ROADWAY AS SHOWN ON SAID THE HERMITAGE PLAT; THENCE SOUTH 25°32'55" EAST 142.26 FEET ALONG SAID WESTERLY RIGHT-OF-WAY LINE TO THE SOUTHEAST CORNER OF SAID LOT 5; THENCE ALONG THE SOUTH BOUNDARY LINE OF SAID BLOCK 6 THE FOLLOWING THREE (3) COURSES; (1) SOUTH 61°56'15" WEST 49.01 FEET; (2) SOUTH 63°06'23" WEST 48.97 FEET; AND (3) SOUTH 65°11'51" WEST 48.96 FEET TO THE SOUTH LINE OF SAID SECTION 18; THENCE SOUTH 77°16'11" WEST 152.71 FEET; THENCE NORTH 82°52'21" WEST 69.60 FEET TO THE POINT OF BEGINNING. CONTAINING 0.75 ACRES.

TOTAL ACREAGE OF BOTH PARCELS EQUALS 29.18 ACRES.

OWNER'S CERTIFICATE OF CONSENT TO RECORD

Know all men by these presents: James Fawson, President of Drasel Investment LLC., a Utah Corporation, which is the owner of the tract of land described hereon and the Drasel Condominium, a condominium project located on said tract of land, do hereby make this certificate for and on behalf of said Corporation by authority of a resolution of the Board of Directors of said Corporation, that said Corporation has caused a survey to be made, and this record of survey map, consisting of two (2) sheets to be prepared; that said Corporation has consented to and does hereby consent to the recording of this Record of Survey Map in accordance with the Utah Condominium Ownership Act. Furthermore, we the undersigned owners of said tract of land do hereby dedicate, grant and convey unto Ogden City and Weber County and the respective private utility companies and public utility agencies providing the utility services in question, their successors and assigns, a perpetual non-exclusive easement in, through, along and under all common areas shown hereon which are not covered by buildings, for the construction and maintenance of overhead and subterranean electrical, telephone, natural gas, cable television, sewer, storm drainage, irrigation and water lines and appurtenances thereto serving the project, together with the right to access thereto and provided that Ogden City and Weber County and any other governmental or quasi governmental body having jurisdiction over the project shall have a right of access and rights of ingress and egress over and across the common areas for the purpose of providing police and fire protection, providing emergency medical services, and providing any other governmental or municipal service.

In witness whereof I have set my hand and affixed the Corporate Seal this _____ day of _____, 2017.

James Fawson for Drasel Investment LLC

CORPORATE ACKNOWLEDGMENT

State of Utah
County of _____
On the _____ day of _____, 2017, personally appeared before me, the undersigned notary public in and for said state and county, James Fawson, being duly sworn, acknowledged to me that he is the majority owner of DRASEL INVESTMENTS LLC and that he signed the above owner's dedication, who duly acknowledged to me that he signed it freely and voluntarily and for the uses and purposes therein mentioned.

Notary public

Page 1 of 2

WEBER COUNTY RECORDER

ENTRY NO. _____ FEE PAID _____
FILED FOR RECORD AND
RECORDED _____
_____ IN BOOK _____ OF OFFICIAL
RECORDS, PAGE _____ RECORDED
FOR _____
COUNTY RECORDER
BY: _____ DEPUTY

HAI
HANSEN & ASSOCIATES, INC.
Consulting Engineers and Land Surveyors
538 North Main Street, Brigham, Utah 84302
Visit us at www.haies.net
Brigham City Ogden Logan
(435) 723-3491 (801) 399-4905 (435) 752-8272

Drasel Condominiums

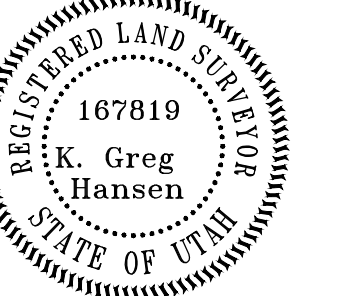
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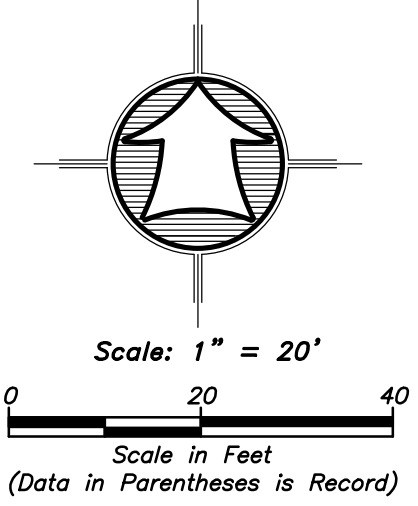
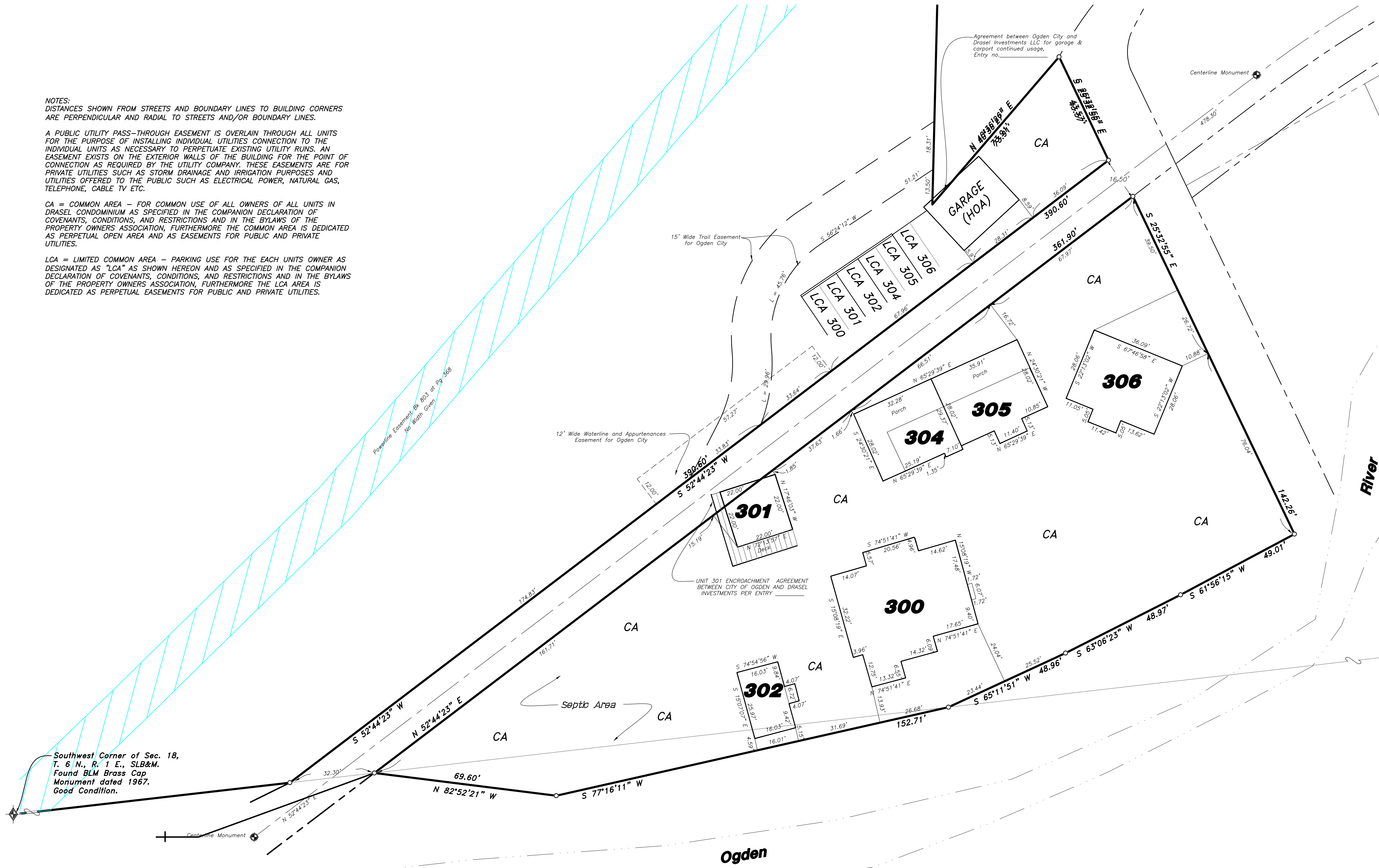
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Southwest Corner of Sec. 18, T. 6 N., R. 1 E., SLB&M. Found BLM Brass Cap Monument dated 1967. Good Condition.

South Quarter Corner of Sec. 18, T. 6 N., R. 1 E., SLB&M. Found BLM Brass Cap Monument dated 1967. Good Condition.

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UNIT FOOTPRINT AREA	
300	1962 S.F.
301	484 S.F.
302	443 S.F.
304	913 S.F.
305	1064 S.F.
306	1070 S.F.

- LEGEND**
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Page 2 of 2

WEBER COUNTY RECORDER

ENTRY NO. _____ FEE PAID _____

FILED FOR RECORD AND

RECORDED _____

IN BOOK _____ OF OFFICIAL

RECORDS, PAGE _____ RECORDED

FOR _____

COUNTY RECORDER

BY: _____ DEPUTY