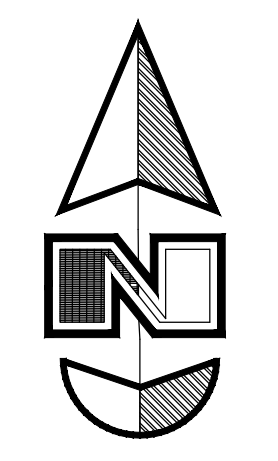
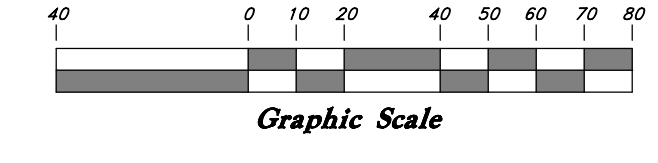


VICINITY MAP (Not to Scale)



Scale: 1" = 40'



Legend

- Found Section Corner
Found Monument
PUE Public Utility Easement
Set 5/8" x 24" Long Rebar & Cap w/ Lathe
Exploration Pit
Dedicated for Public Right-of-way

NOTE:
1- Due to the topography and the location of this subdivision all owners will accept responsibility for any storm water runoff from the road adjacent to this property until curb and gutter is installed.
2- Property lies entirely within Flood Zone 'X' (unshaded) as shown on the FEMA Flood Insurance Rate Map for Weber County Utah and incorporated Areas Map No. 49057C0229F revised June 2, 2015, (Community Panel No. 4901870229F) Flood Zone 'X' (unshaded) is defined as "Areas determined to be outside the 0.2% annual chance floodplain".

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

ENGINEER: Great Basin Engineering, Inc. c/o Jason Fell 5746 South 1475 East Suite 200 Ogden, Utah 84405 (801) 394-4515

APPLICANT: John Porter 3423 S Highway 66 Morgan, Utah 84050 (801) 710-4501



John Porter Subdivision
A part of the Southwest 1/4 of Section 27, T7N, R1E, SLB&M, U.S. Survey
Eden, Weber County, Utah
December 2017

West Quarter corner of Section 27, T7N, R1E, SLB&M, U.S. Survey. (Found 3" Weber County Brass Cap in good condition, dated 1988, set flush with ground)

Southwest corner of Section 27, T7N, R1E, SLB&M, U.S. Survey. (Found 3" Weber County Brass Cap, in good condition, dated 1988, set flush with ground)

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 , 2017.

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 approved and accepted by the commissioners of Weber County, Utah. Signed this day of , 2017.

Chairman, Weber County Commission

Attest: Title:

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 , 2017.

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 effect. 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, Jason T. Fell, do hereby certify that I am a Registered Professional Land Surveyor in the State of Utah, and that I hold Certificate No. 9239283 in accordance with Title 58, Chapter 22, of the Professional Engineers and Professional Land Surveyors Licensing Act. I also certify that I have completed a survey of the property described hereon in accordance with Section 17-23-17 and that I have verified all measurements shown hereon this plat of John Porter Subdivision in Weber County, Utah and that it has been correctly drawn to the designated scale and is a true and correct representation of the following description of lands included in said subdivision, based on data compiled from records in the Weber County Recorder's Office and all lots meet the requirements of the Land Use Code WCO 106-1-8(c)(1). Monuments have been found or placed as represented on this plat.

Signed this day of , 2017.

9239283 License No.

Jason T Fell

BOUNDARY DESCRIPTION

A part of the Southwest Quarter of Section 27, Township 7 North, Range 1 East, Salt Lake Base and Meridian, U.S. Survey, Weber County, Utah

Beginning at a point that is 605.08 feet South 0'21'23" West along the Section line and 467.63 feet South 89°38'37" East from the West Quarter Corner of said Section 27, and running thence North 68°24'15" East 162.24 feet; thence North 69°28'36" East 114.94 feet to the Northwest corner of Lot 33 Mountain View Estates No. 5; thence Southerly three (3) courses along said West line, an existing fence line, and Boundary Line Agreement recorded as Entry No. 178879, as follows: (1) South 20°50'06" East 190.37 feet, (2) South 21°05'56" East 157.68 feet, and (3) South 20°48'18" East 163.55 feet; thence South 69°25'00" West 280.04 feet; thence North 20°35'00" West 508.84 feet to the point of beginning.

Contains: 3.267 acres

OWNER'S DEDICATION

We, the undersigned owner(s) of the hereon described tract of land, hereby set apart and subdivide the same into Lots and Streets as shown on this plat, and name said tract John Porter Subdivision and hereby grant and dedicate a grant and convey to Weber County, Utah, those certain strips as easements for public utility and drainage purposes as shown hereon, the same to be used for the installation, maintenance, and operation of public utility service lines and drainage, as may be authorized by Weber County, Utah. Signed this day of , 2017.

McKay Dev Perry, LLC

ACKNOWLEDGMENT

State of Utah County of Weber } ss

The foregoing instrument was acknowledged before me this day of 20 by

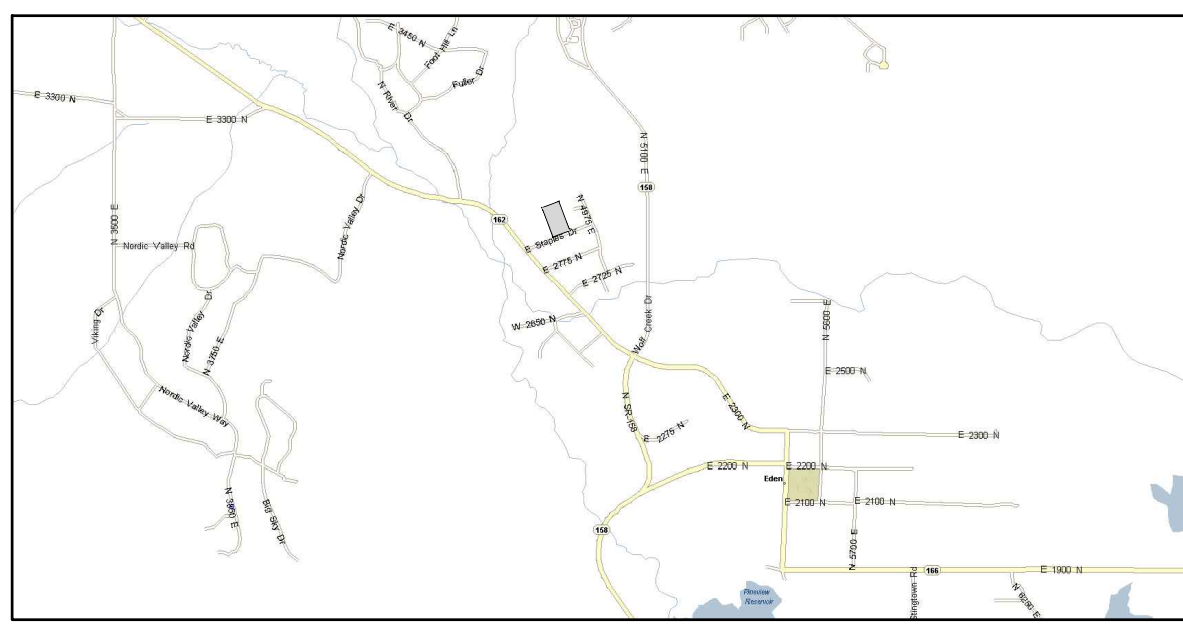
Residing At: A Notary Public commissioned in Utah
Commission Number:
Commission Expires: Print Name

NARRATIVE

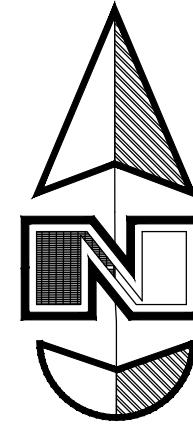
This survey and subdivision plat were requested by Mr. John Porter for the purpose of establishing the boundaries of the hereon described Parcel of Ground. Brass Cap Monuments were found at the Southwest Corner, South Quarter Corner, and West Quarter Corner of Section 27, Township 7 North, Range 1 East, Salt Lake Base and Meridian. A line bearing North 89°35'04" West between said Southwest Corner and South Quarter Corner of said Section 27 was used as the Basis of Bearings for the survey. A Subdivision Plat for Mountain View Estates by O'Neil Smith, Dated May 19, 1973, Recorded May 24, 1973; Record of Survey for Fraerer Property by Reeve & Associates, Inc., Dated May 03, 2000, Received May 1, 2000; and a Subdivision plat for Mountain View Estates No. 5 prepared by Great Basin Engineering, dated September 17, 2001, were used as reference for this survey.

Table with columns for ENTRY NO., FEE PAID, FILED FOR RECORD AND RECORDED, IN BOOK, OF OFFICIAL RECORDS, PAGE, RECORDED FOR, WEBER COUNTY RECORDER, DEPUTY.

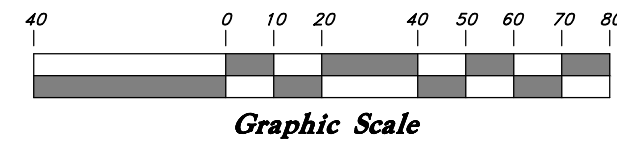
TENTATIVE



VICINITY MAP  
(Not to Scale)



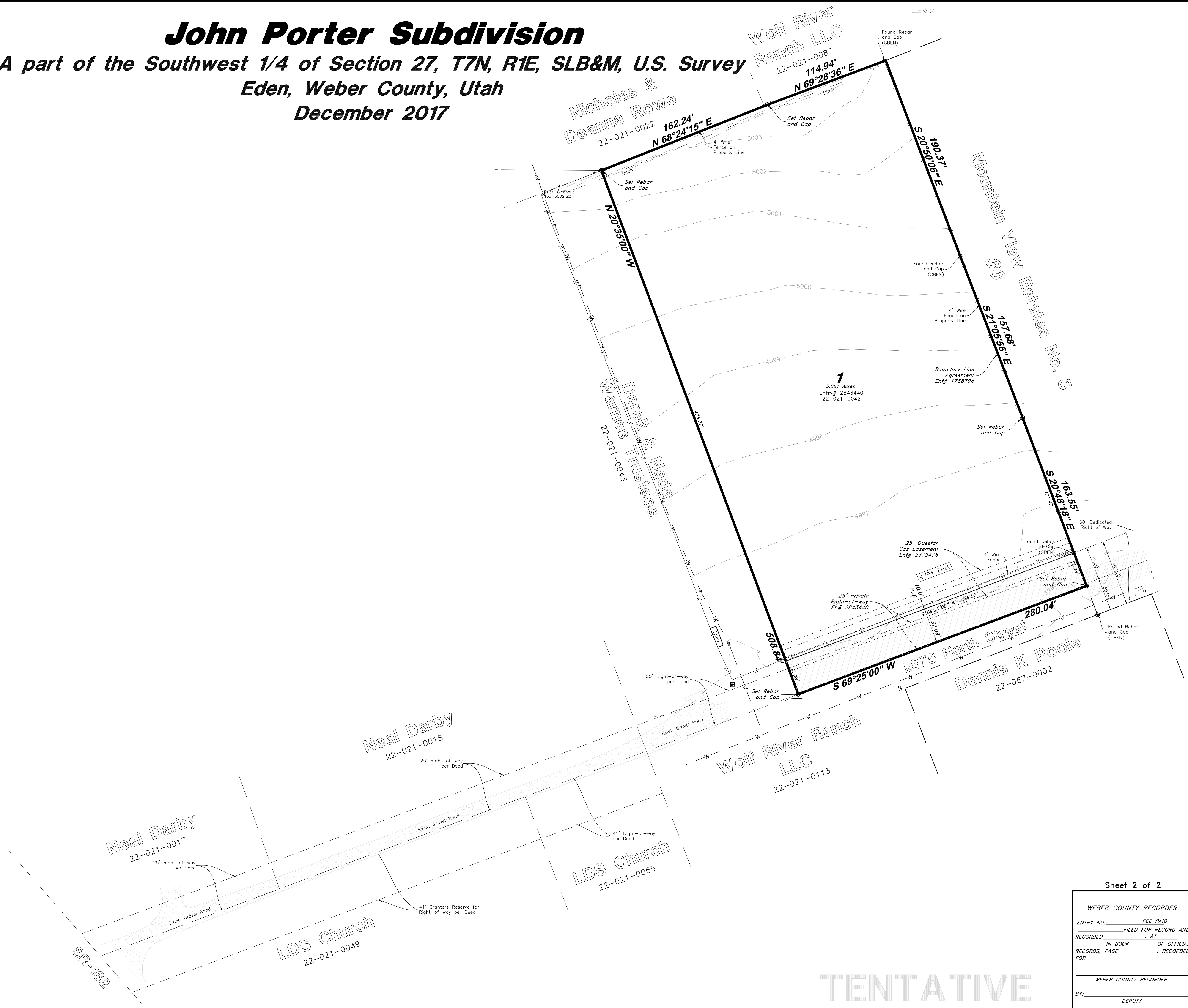
Scale: 1" = 40'



Graphic Scale

# John Porter Subdivision

A part of the Southwest 1/4 of Section 27, T7N, R1E, SLB&M, U.S. Survey  
Eden, Weber County, Utah  
December 2017



WEBER COUNTY RECORDER  
 ENTRY NO. \_\_\_\_\_ FEE PAID \_\_\_\_\_  
 FILED FOR RECORD AND  
 RECORDED, \_\_\_\_\_ AT \_\_\_\_\_  
 IN BOOK \_\_\_\_\_ OF OFFICIAL  
 RECORDS, PAGE \_\_\_\_\_ RECORDED  
 FOR \_\_\_\_\_

WEBER COUNTY RECORDER  
 BY: \_\_\_\_\_ DEPUTY \_\_\_\_\_

TENTATIVE