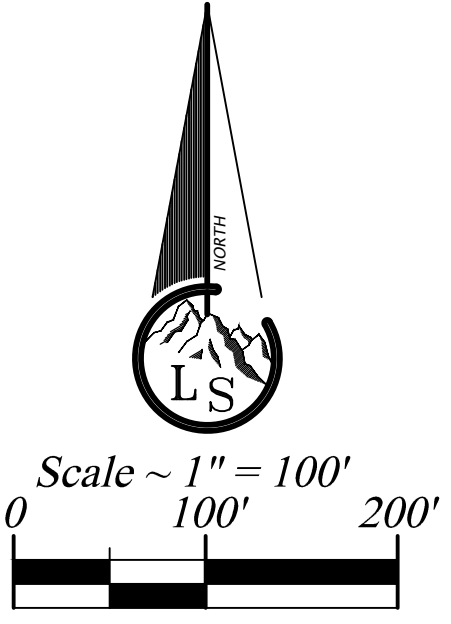
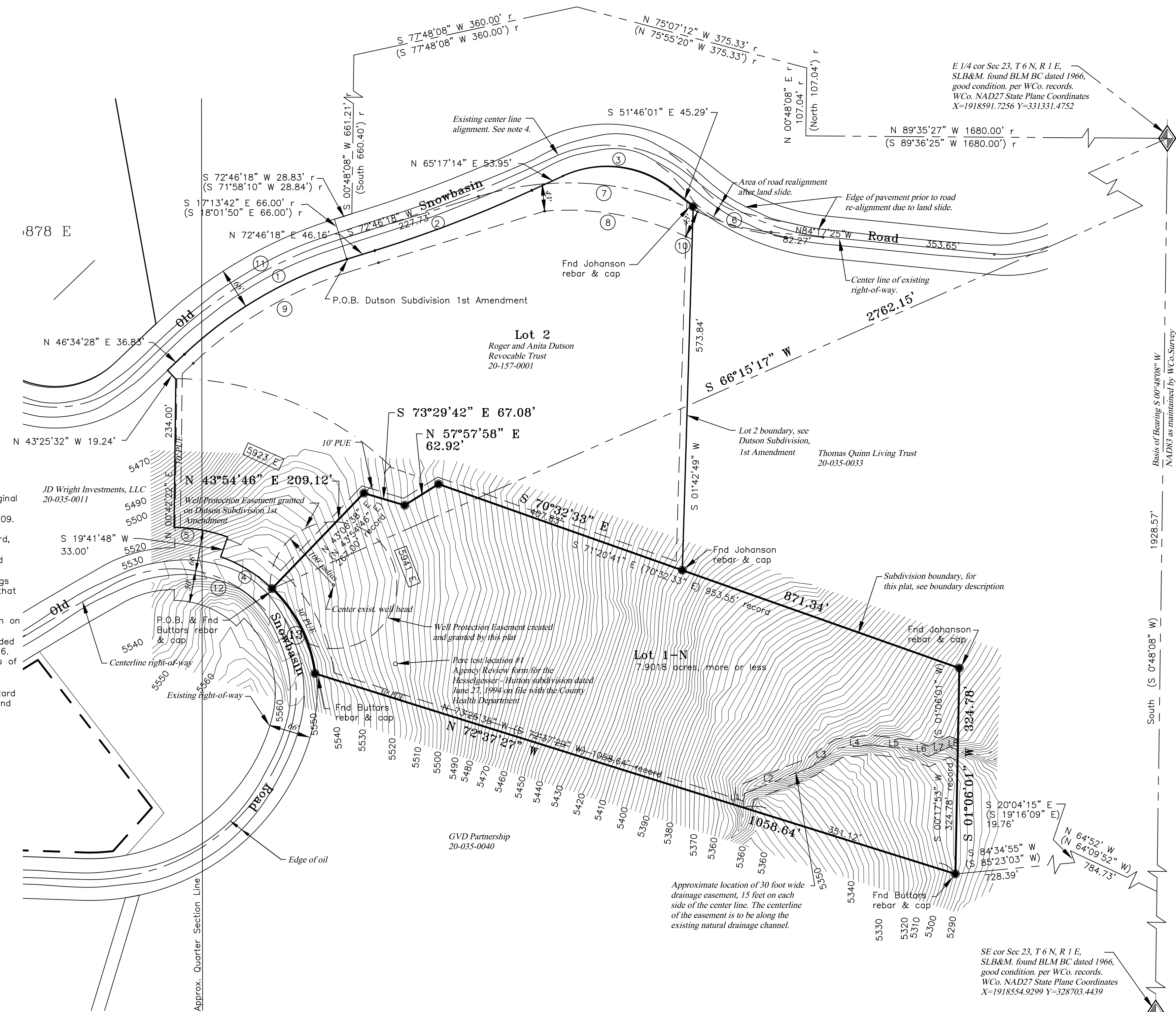


# MARK AND SUSAN LACKEY SUBDIVISION

Being the 1st Amendment of the Hesselgesser-Hatton Subdivision recorded as Plat book 38 page 62.  
 ALSO BEING A PART OF THE SE 1/4 OF SECTION 23, TOWNSHIP 6 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN  
 UNINCORPORATED WEBER COUNTY, UTAH - Date of Survey: October 2016



- Legend**
- - - - - EXISTING FENCE
  - - - - - EASEMENTS
  - - - - - STREET CENTERLINE
  - - - - - PRIOR VACATED BOUNDARY
  - - - - - TIE/SECTION LINES (as labeled)
  - ◆ FND SECTION CORNER
  - FND REBAR AND CAP
  - SET #5x24" REBAR AND CAP STAMPED LANDMARK
  - r RECORD DATA
  - md MEASURED DATA



- NOTES:**
- The recording of this Amended plat in the office of the County Recorder acts as a statutory vacation of the original plat which is being modified by this plat amendment in accordance with UCA 10-9a-609 and/or UCA 17-27a-609.
  - All bearings and distances noted are measured unless otherwise noted. If measured data is the same as record, no notation will be shown. If record differs from measurements they will be noted with an "r" or the word "record" after the value.
  - The Hesselgesser-Hatton Subdivision plat contains bearings and distances in parenthesis and some not. It is found that the ones in parenthesis are Weber County NAD83 State Plane grid which are the same as this plat. The other bearings are an old record bearing both have been shown on this plat as "record" information.
  - Upper Valley Coordinate system is NAD1927 U.S. ft expanded to ground using a combined factor of 1.0002923772456. The initial coordinates are based on the published values of the Weber County Surveyor's Office.
  - Lot 1 is located within a Natural Hazard Study Area, as defined in Weber County's Land Use Code. A natural hazard study and report will be required, as provided by the Land Use Code, prior to any building or development.

**NARRATIVE**

The purpose of the survey is to meet the subdivision requirements of the county so that this parcel can retain building rights. This is because a portion of this subdivision was sold to the Dutton Subdivision so the Hesselgesser-Hatton Subdivision has been modified and is now being replatted so that the plats will reflect the deeding change. The basis of bearing of bearing is as described in the boundary description. A survey was conducted of the existing subdivisions being affected and the monuments found in that work are noted hereon. The center line of Old Snowbasin Road has been surveyed by the Weber County Surveyor's office and the location of that work has been retraced to establish the location of the road right of way. For additional information see the Dutton Subdivision 1st Amendment plat recorded in the Weber County Recorder's office as Plat book page 80 page 63.

**OWNER'S DEDICATION**  
 We the undersigned owners of the herein described tract of land, do hereby set apart and subdivide the same into lots as shown hereon and name said tract MARK AND SUSAN LACKEY SUBDIVISION;  
 We hereby grant and dedicate a perpetual right and easement over, upon and under the lands designated hereon as Public Utility (PUE), storm water detention pond(s), drainage easement(s), and canal maintenance easement(s), the same to be used for the installation, maintenance, and operation of public utility service line(s), storm drainage facilities, irrigation canal(s) or for the perpetual preservation of water channels in their natural state whichever is applicable to the governing entity and as may be authorized by the governing entity, with no buildings or structures being erected within such easements.  
 We hereby grant a protection easement as shown hereon to Weber/Morgan Health Department, 477 23rd St., Ogden, Utah, 84401, grantee, the terms of this easement are to comply with the regulatory laws, requirements, ordinances, and policies administered by the Weber/Morgan Health Department for the protection of drinking water related to culinary water wells in the State of Utah, and to provide a separation from a culinary water well from concentrated sources of pollution. The sources of pollution are described as, but not limited to, septic tanks, septic drain fields, garbage dumps, livestock corrals, feed lots, hazardous waste storage, or other sources of pollutants deemed inappropriate under the regulatory authority of the Weber/Morgan Health Department. The easement as granted is a perpetual easement and shall run with the land and is binding on any and all successors and assigns.

**Individual Acknowledgement**  
 IN WITNESS WHEREOF, the hand of said Grantor(s), this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Mark Lackey \_\_\_\_\_ Susan Lackey \_\_\_\_\_  
 STATE OF \_\_\_\_\_ )  
 COUNTY OF \_\_\_\_\_ ) SS  
 On the date first above written personally appeared before me the above signer(s) of the within instrument, who duly acknowledged to me that they executed the same.  
 WITNESS my hand and official stamp the date in this certificate first above written:  
 Notary Public \_\_\_\_\_ Residing in: \_\_\_\_\_  
 My Commission Expires: \_\_\_\_\_

**BOUNDARY DESCRIPTION**  
 A tract of land being a portion of Hesselgesser-Hatton Subdivision recorded Plat book 38 page 62 of the plat records of Weber County, Utah located in the Southeast Quarter of Section 23, Township 6 North, Range 1 East, Salt Lake Base and Meridian, having a basis of bearing of South 00°48'08" West between the monumented East Quarter corner (Weber County NAD27 State Plane coordinates X=1918591.7256 Y=33131.4752) and the monumented Southeast corner (Weber County NAD27 State Plane coordinates X=1918554.9299 Y=328703.4439) of said Section 23, said tract being described as follows:  
 BEGINNING at the most Westerly corner of Lot 1 said Hesselgesser-Hatton Subdivision, said point being located 2762.15 feet South 66°15'17" West from said East Quarter corner of Section 23 (said point being also located by record the following fourteen (14) courses: 1) 1680.00 feet N 89°35'27" W, 2) 107.04 feet N 00°48'08" E, 3) 375.33 feet N 75°07'12" W, 4) 360.00 feet S 77°48'08" W, 5) 661.21 feet S 00°48'08" W, 6) 28.83 feet S 72°46'18" W, 7) 66.00 feet S 17°13'42" E, 8) along the arc of a curve to the Left 299.32 feet having a radius of 654.63 feet, with a chord bearing and distance of South 59°42'23" West 296.71 feet, along the southern right of way line of Old Snowbasin road, 9) 36.83 feet South 46°34'28" West, along said southerly right of way line of Old Snowbasin road, 10) 19.24 feet South 43°25'32" East, along the boundary of Dutton Subdivision - 1st Amendment, 11) 234.00 feet South 00°42'22" West to the northerly right of way line of Old Snowbasin road, along the boundary of said Dutton Subdivision - 1st Amendment, 12) along the arc of a curve to the Right 86.31 feet having a radius of 260.41 feet and a chord bearing and distance of South 79°47'56" East 85.92 feet, along said northerly right of way of Old Snowbasin road and boundary of said Dutton Subdivision - 1st Amendment, 13) 33.00 feet South 19°41'48" West, along said northerly right of way of Old Snowbasin road and said Dutton Subdivision - 1st Amendment, 14) along the arc of a curve to the Right 96.11 feet, having a radius of 227.41 feet with a chord bearing and distance of South 58°11'44" East 95.40 feet, along said northerly right of way of Old Snowbasin road and said Dutton Subdivision - 1st Amendment, from said East Quarter corner);  
 RUNNING thence the following four (4) courses along the boundary of said Dutton Subdivision - 1st Amendment:  
 1) North 43°54'46" East 209.12 feet,  
 2) South 73°29'42" East 67.08 feet,  
 3) North 57°57'58" East 62.92 feet,  
 4) South 70°32'33" East 871.34 feet, this course passes the southeast corner of said Dutton Subdivision - 1st Amendment at a distance of 407.83 feet, to a rebar and cap set by Johnson;  
 Thence South 01°06'01" West 324.78 feet, to a rebar and cap set by Larry Butters;  
 Thence North 72°37'27" West 1058.64 feet, along said Hesselgesser-Hatton Subdivision, to a rebar and cap set by Larry Butters, and the northerly right of way of Old Snowbasin road;  
 Thence along the arc of a curve to the Left 152.87 feet, having a radius of 227.41 feet with a chord bearing and distance of North 26°49'50" West 150.01 feet, along said northerly right of way of Old Snowbasin road to the point of beginning.  
 Containing 8.5931 acres, more or less.

**SURVEYOR'S CERTIFICATE**  
 I, Ernest D. Rowley, do hereby certify that I am a professional land surveyor in the State of Utah and hold license no. 171781-2201 in accordance with Title 58, Chapter 22 known as the Professional Engineers and Professional Land Surveyor's Licensing Act, have made a survey of the property(s) shown hereon in accordance with UCA 17-23-17, verifying measurements, and placing monuments as represented. That this plat was prepared from the field notes of this survey and from documents and records as noted hereon. I further certify that, to the best of my knowledge and belief, all lots meet the current requirements of the Land Use Ordinance of Weber County.



**LINE TABLE**

LINE	BEARING & DISTANCE
L1	N 06°57'45" E 22.60'
L2	N 68°29'46" E 110.85'
L3	N 56°02'24" E 55.00'
L4	N 84°30'40" E 51.80'
L5	S 83°30'12" E 61.85'
L6	S 68°25'42" E 30.70'
L7	N 64°59'48" E 36.29'
L8	S 66°27'59" E 14.07'

**CURVE DATA**

CURVE	DELTA	RADIUS	TANGENT	LENGTH	CH BRG & DIST
1	26°11'50"	654.63'	152.32'	299.32'	N 59°40'23" E 296.71'
2	07°29'04"	2033.00'	132.97'	265.57'	N 69°01'46" E 265.38'
3	62°56'45"	163.85'	100.30'	180.01'	S 83°14'23" E 171.09'
4	24°12'55"	227.41'	48.78'	96.11'	S 58°11'44" E 95.40'
5	18°59'27.6"	260.41'	43.56'	86.31'	N 79°47'56" W 85.92'
6	19°30'47"	355.23'	61.08'	120.98'	N 74°32'02" W 120.40'
7	42°27'04"	478.54'	185.86'	354.56'	N 86°00'10" W 346.50'
8	30°17'22.5"	435.54'	117.86'	230.25'	N 79°55'19" W 227.58'
9	26°11'50"	634.63'	147.67'	290.17'	S 59°40'23" W 287.65'
10	01°32'45"	398.23'	5.37'	10.74'	N 65°33'01" W 10.74'
11	26°11'50"	687.63'	160.00'	314.40'	S 59°40'23" W 311.67'
12	133°13'27.8"	194.41'	449.59'	452.04'	S 52°29'07" E 356.87'
13	38°30'55"	227.41'	79.45'	152.87'	N 26°49'50" W 150.01'

**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 \_\_\_\_\_, 20\_\_.

**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 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 \_\_\_\_\_, 20\_\_.

**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 this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

**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\_\_.

**Landmark Surveying, Inc.**  
 A Complete Land Surveying Service  
 www.LandmarkSurveyingUtah.com  
 4645 South 2500 West - #A-3  
 West Haven, UT 84401  
 801-731-4075

**DEVELOPER: Mark Lackey**  
 30 Ridgecrest Drive, Fleetwood, PA 19522-8874

**SE 1/4 of Section 23, Township 6 North, Range 1 East, Salt Lake Base and Meridian.**

**Subdivision - Amended Plat**

DRAWN BY: EDR  
 CHECKED BY: ...  
 DATE: \_\_\_\_\_  
 FILE: 3815

1 of 1

Filed for record and recorded  
 day of \_\_\_\_\_ 2018.

in book \_\_\_\_\_ of official records,  
 on page \_\_\_\_\_

County Recorder: Leann H Kilts  
 By Deputy: \_\_\_\_\_

3815 Mark Lackey.dwg