

SURVEYOR'S CERTIFICATE

I, Andy Hubbard, do hereby certify that I am a Professional Land Surveyor in the State of Utah, and that I hold Certificate No. 6242920 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 herein in accordance with Section 17-23-17 and that I have verified all measurements shown hereon in this plat of Liberty Acres 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 106-1-8(c)(1). Monuments have been found or placed as represented on this plat.

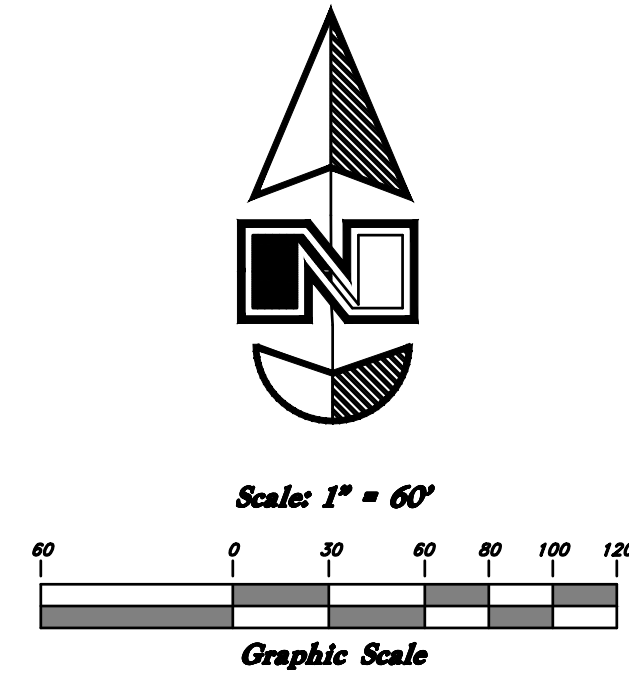
Signed this \_\_\_ day of \_\_\_\_\_, 2018.  
6242920  
License No.  
ANDY HUBBARD  
PROFESSIONAL LAND SURVEYOR  
STATE OF UTAH

# Liberty Acres

## A part of the Northeast 1/4 of Section 20, T7N, R1E, SLB&M, U.S. Survey Weber County, Utah July 2018



VICINITY MAP  
Not to Scale



### 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

### NARRATIVE

This Survey and subdivision plat were requested by Mr. Steve Waldrip for the purpose of creating two parcels for Park Expansion and dedicating a portion of roadway.

See Weber County Record of Survey #6033 for complete Narrative on boundary retracement. Remaining Parcel Distances and Area are being shown per Weber County Ordinance 106-1-8(c)(3), using record information. Property corners were monumented as shown on this survey.

### 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 Liberty Acres and hereby dedicate, grant and convey to Weber County, Utah, all those parts or portions of said tract of land designated as streets, the same to be used as public thoroughfares forever, and do hereby dedicate 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.

Signed this \_\_\_ day of \_\_\_\_\_, 2018.  
- J & S Liberty Investments LLC -  
Steve Waldrip - Manager

### ACKNOWLEDGMENT

State of Utah  
County of Weber } ss  
The foregoing instrument was acknowledged before me this \_\_\_ day of \_\_\_ 20\_\_ by Steve Waldrip - Manager.  
Residing At: \_\_\_\_\_ A Notary Public commissioned in Utah  
Commission Number: \_\_\_\_\_  
Commission Expires: \_\_\_\_\_  
Print Name

### BOUNDARY DESCRIPTION

Commencing at the East Quarter Corner of Section 20, Township 7 North, Range 1 East, Salt Lake Base and Meridian, U.S. Survey thence 2,654.73 feet North 88°11'04" West along the Calculated Section line to the Center of Section 20 (Not in Place); thence 633.81 feet North 00°10'31" West along the calculated Section line; thence 180.94 feet North 89°50'25" East to the POINT OF BEGINNING; thence North 00°09'36" West 290.40 feet; thence South 88°45'47" East 478.44 feet; thence North 00°09'35" West 396.50 feet to the Centerline of 4100 North Street; thence two (2) courses along said centerline as follows: (1) South 63°30'00" East 291.09 feet; and (2) South 64°42'18" East 66.44 feet to the West line Extended of the Southwick Property; thence two (2) courses along said West line as follows: (1) South 00°04'04" West 397.71 feet; and (2) South 00°21'03" West 125.98 feet to a Rebar with a Landmark Cap; thence South 02°15'09" West 27.25 feet to a Rebar with Aluminum Cap set in concrete; thence South 02°58'12" East 45.16 feet along the remnants of an old fence line extended; thence North 88°40'00" West 263.89 feet; thence North 00°09'36" East 59.16 feet; thence North 88°40'00" West 533.51 feet to the POINT OF BEGINNING.  
Containing 8.0303 acres, more or less.

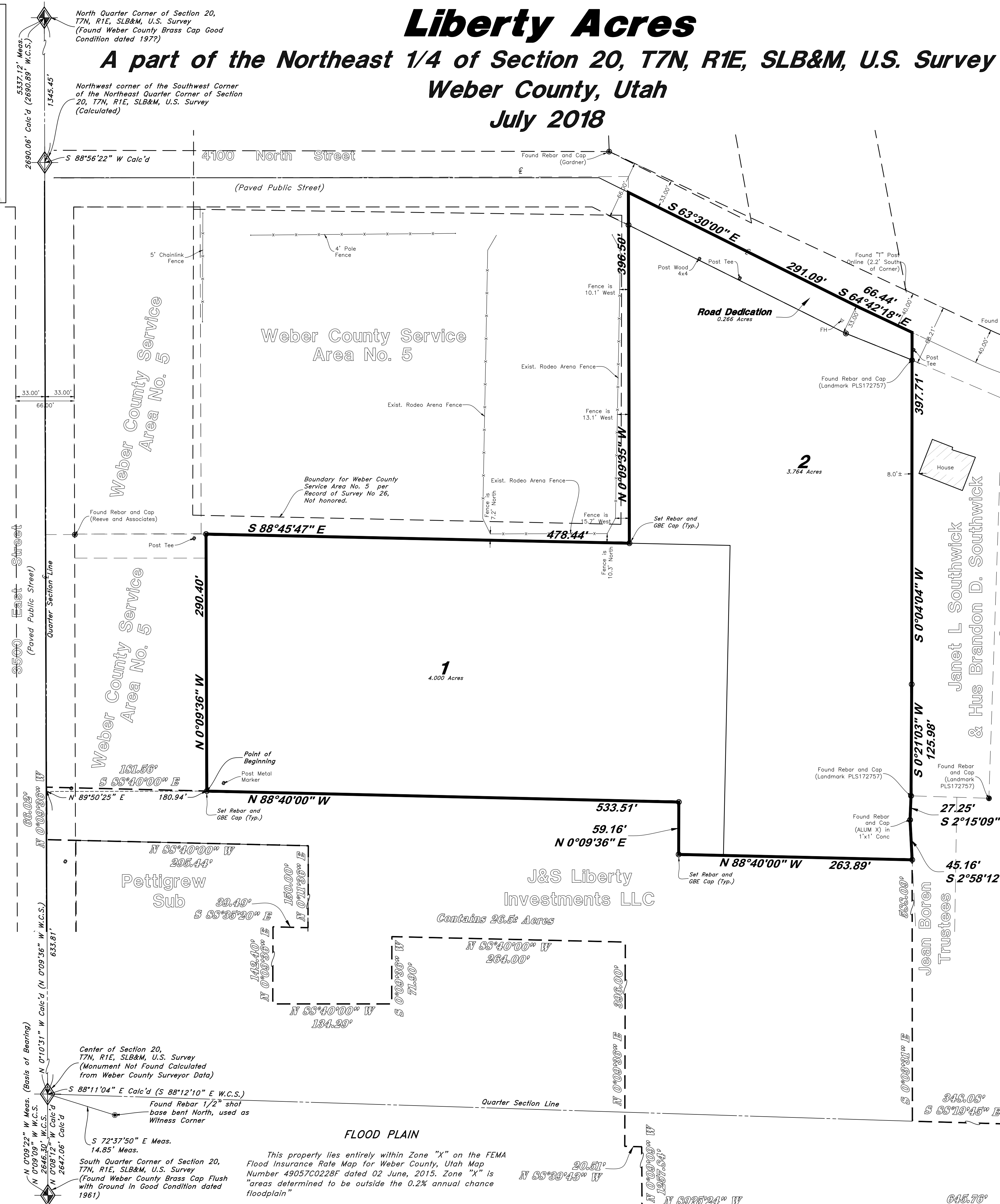
### WEBER-MORGAN HEALTH DEPARTMENT

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 \_\_\_\_\_, 2018.

Weber Morgan Health Department

### WEBER COUNTY RECORDER

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



### FLOOD PLAIN

This property lies entirely within Zone "X" on the FEMA Flood Insurance Rate Map for Weber County, Utah Map Number 49057C0228F dated 02 June, 2015. Zone "X" is "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 \_\_\_\_\_, 2018.

Chairman, Weber County Planning Commission

### 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 \_\_\_\_\_, 2018.

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 \_\_\_\_\_, 2018.

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 \_\_\_\_\_, 2018.

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 \_\_\_\_\_, 2018.

Weber County Attorney

ENGINEER:  
Great Basin Engineering, Inc  
c/o Andy Hubbard  
andyh@greatbasineng.com  
5746 South 1475 East Suite 200  
Ogden, Utah 84405  
(801) 394-4515

DEVELOPER:  
Steve Waldrip  
1911 North 5700 East  
Eden, UT 84310  
(801) 389-9329  
swaldrip@icould.com



5746 SOUTH 1475 EAST OGDEN, UTAH 84403  
MAIN (801) 394-4515 FAX (801) 392-7544  
WWW.GREATBASINENGINEERING.COM