

O:\York Engineering\huckleberry\ACAD\Subdivision Plat.dwg Apr 06, 2020 - 8:18pm



Line Table		
Line #	Length	Direction
L1	39.36	S0° 55' 37"W
L2	25.88	S89° 16' 58"E
L3	54.65	S89° 33' 35"E
L4	7.00	S0° 42' 55"W
L5	8.01	N29° 29' 10"E

6 N. R 2 W.,  
3" BRASS  
LT AT THE

BOUNDARY LINE  
CENTERLINE  
RIGHT OF WAY  
LOT LINE  
DEED LINE

SECTION MONUMENT  
LEAD PLUG  
BOUNDARY CORNER




Diagram illustrating the location of the 3" BRASS LT AT THE (Lead Plug) relative to the boundary lines and the section monument. The diagram shows a vertical line representing the boundary, with a horizontal line intersecting it. The 3" BRASS LT AT THE is located at the intersection. The diagram also shows the boundary lines (solid and dashed) and the section monument (a diamond shape) with a lead plug (a circle with a dot) and a boundary corner (a circle with a dot) at the intersection.

SUSAN J WILKINS, TRUSTEE  
OF THE SUSAN  
HUCKLEBERRY TRUST,  
DATED JULY 23, 1991  
TAX ID: 15-091-0019  
ENTRY #2582384 AND #2623724

NORTH 1/4 CORNER, SECTION 33,  
T 6 N, R 2 W, S.L.B.&M. FOUND  
WEBER COUNTY 3" BRASS CAP  
MONUMENT, 1" BELOW ASPHALT

NORTHWEST CORNER SECTION 33,  
T 6 N, R 2 W, S.L. B. & M. FOUND  
HOLE, MONUMENT NOT FOUND AT  
THE INTERSECTION OF 2550 SOUTH &  
4300 WEST.

WEST 1/4 CORNER, SECTION 33,  
T 6 N, R 2 W, S. L. B. & M. FOUND  
WEBER COUNTY 3" BRASS CAP  
MONUMENT, 2" BELOW ASPHALT

SOUTHWEST CORNER, SECTION 33, T 6 N, R 2 W,  
S. L. B. & M. FOUND WEBER COUNTY 3" BRASS  
CAP MONUMENT, 0.7' BELOW ASPHALT AT THE  
INTERSECTION OF 3300 SOUTH & 4300 WEST

**BASIS OF BEARINGS**  
S 0°44'19" W 5319.70' (N1° 07' 02"E 5319.80')

SOUTH 1/4 CORNER, SECTION 33, T  
6 N, R 2 W, S.L.B. & M. FOUND  
WEBER COUNTY 3" BRASS CAP  
MONUMENT, 2" BELOW ASPHALT.

I, SATTAR N. TABRIZ, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR LICENSED TO PRACTICE IN THE STATE OF UTAH, AND THAT I HAVE MADE A COMPLETE SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND VERIFY ALL MEASUREMENTS. I ALSO CERTIFY THAT BY AUTHORITY OF THE OWNERS I HAVE SUBDIVIDED SAID PARCEL INTO LOTS TO BE HEREAFTER KNOWN AS:

THE SURVEY WAS PERFORMED IN ACCORDANCE WITH GENERALLY ACCEPTED SURVEYING PRACTICES, AND HAS PLACED MONUMENTS AS REPRESENTED ON THE PLAT. I FURTHER CERTIFY THAT I HOLD A LICENSE IN ACCORDANCE WITH TITLE 85, CHAPTER 22, PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS LICENSING ACT.

DATE: SATTAR N. TABRIZ  
LICENSE NO. 155100

PART OF THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

(1) ON A 538.92 FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT; THENCE NORTHERLY 81.10 FEET ALONG THE ARC OF SAID CURVE (NOTE: CHORD TO SAID CURVE BEARS NORTH 25°10'30" EAST 81.02 FEET);

(2) NORTH 29°29'10" EAST 283.61 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF 2550 SOUTH STREET;

THENCE SOUTH 89°33'35" EAST 102.81 FEET ALONG SAID SOUTH RIGHT-OF-WAY LINE TO THE POINT OF BEGINNING.

## OWNER'S DEDICATION

**HUCKLEBERRY SUBDIVISION**

AND TO HEREBY DEDICATE, GRANT AND CONVEY TO WEBER COUNTY, UTAH, OR ITS DESIGNEE, TO PUBLIC USE ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS PUBLIC USE, THE SAME TO BE USED AS PUBLIC THOROUGHFARES. FURTHERMORE GRANT AND DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED HEREOF AS PUBLIC UTILITY AND DRAINAGE EASEMENT, THE SAME TO BE USED FOR THE INSTALLATION MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES, DRAINAGE FACILITIES, WITH NO BUILDINGS OR STRUCTURES BEING ERECTED WITHIN SUCH EASEMENTS.

HANDS THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_ A.D.

PETER C. HUCKLEBERRY	DATE	DEBI R. HUCKLEBERRY	DATE
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STATE OF \_\_\_\_\_ }  
COUNTY OF \_\_\_\_\_ } S.S.

ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_, PERSONALLY APPEARED BEFORE ME, THE  
UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY OF \_\_\_\_\_, IN SAID STATE  
OF \_\_\_\_\_ PETER C. HUCKLEBERRY AND DEBI R. HUCKLEBERRY, WHO BEING BY ME DULY  
ACKNOWLEDGED TO ME THAT THEY SIGNED THE HEREON OWNER'S DEDICATION FREELY AND  
VOLUNTARILY FOR THE USES AND PURPOSES THEREIN STATED.

MY COMMISSION EXPIRES:

RESIDING IN \_\_\_\_\_ COUNTY, \_\_\_\_\_

1. THIS MAP WAS PREPARED AT THE REQUEST OF THE PETER C. AND DEBI R. HUCKLEBERRY FOR THE PURPOSE OF SUBDIVIDING THE HEREON DESCRIBED PARCEL OF LAND INTO 2 LOTS, AND 1 PARCEL.
2. COURSES AND DISTANCES SHOWN ON THIS MAP ARE MEASURED DIMENSIONS TAKEN FROM ACTUAL FIELD MEASUREMENTS, UNLESS CONTAINED WITHIN PARENTHESES INDICATING A RECORD COURSE OR DISTANCE. RECORD INFORMATION IS TAKEN FROM MAPS, PLATS, DEEDS OF RECORD, OR OTHER SOURCES OF RECORD INFORMATION.
3. THE BASIS OF BEARING FOR THIS PLAT IS SOUTH 0°41'19" EAST, 5319.70 FEET ALONG THE NORTH-SOUTH QUARTER SECTION LINE OF SECTION 33, FROM THE FOUND WEBER COUNTY MONUMENT MARKING THE SOUTH QUARTER CORNER, TO THE FOUND WEBER COUNTY MONUMENT MARKING THE NORTH QUARTER CORNER OF SAID SECTION 33, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASIN AND MERIDIAN, (AS SHOWN HEREON)
4. THIS PROPERTY SHOWN HEREON IS ZONED A-1 PER WEBER COUNTY LAND USE CODE. AGRICULTURE IS THE PREFERRED USE IN THIS ZONING DISTRICT. AGRICULTURE OPERATIONS AS SUCH ARE NOT THE LAND USE CODE FOR A PARTICULAR ZONE ARE PERMITTED AT ANY TIME INCLUDING THE OPERATION OF FARM MACHINERY AND NO ALLOWED AGRICULTURE USE SHALL BE SUBJECT TO RESTRICTIONS ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION." WCO 106-1-8(c)(5).
5. ALL PROPERTY CORNERS WERE MARKED WITH A 5/8" REBAR AND NYLON CAP STAMPED "WARD", OR A NAIL AND WASHER BEARING THE SAME INSIGNA, UNLESS OTHERWISE NOTED ON THIS MAP.
6. THERE IS A 60 FOOT RIGHT OF WAY FOR INGRESS AND EGRESS OVER AND ACROSS THE SOUTH HALF OF THE PROPERTY PER QUAD GLASS DEED RECORDED NOVEMBER 1957 AS ENTRY NO. 1506349 IN BOOK 1893 AT PAGE 1508 OF OFFICIAL RECORDS. NO SPECIFIC LOCATION IS GIVEN IN THE DESCRIPTION AS TO THE LOCATION OF THE RIGHT OF WAY.
7. A SURVEY OF THE PARCEL WAS PREPARED JANUARY 26, 2020 AND FILED IN THE COUNTY SURVEYOR'S OFFICE ON \_\_\_\_\_, 2020 AS SURVEY NO. \_\_\_\_\_.

can you also make a note on here for the Enrty # of the Boundary line Agreement

RECORD NO. \_\_\_\_\_

STATE OF UTAH, COUNTY OF WEBER, RECORDED AND FILED  
AT THE REQUEST OF: \_\_\_\_\_

DATE \_\_\_\_\_ TIME \_\_\_\_\_ BOOK \_\_\_\_\_ PAGE \_\_\_\_\_

FEES \_\_\_\_\_

PRINTED NAME OF COUNTY RECORDER \_\_\_\_\_

OWNER/APPLICANT:

PETER C. HUCKLEBERRY AND DEBI R. HUCKLEBERRY  
2594 SOUTH 4050 WEST  
OGDEN, UTAH 84401

**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 THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_

CHAIRMAN, WEBER COUNTY COMMISSIONER ATTEST:

WEBER COUNTY RECORDER

RECORD NO.

STATE OF UTAH, COUNTY OF WEBER, RECORDED AND FILED  
AT THE REQUEST OF: \_\_\_\_\_

DATE \_\_\_\_\_ TIME \_\_\_\_\_ BOOK \_\_\_\_\_ PAGE \_\_\_\_\_

FEES \_\_\_\_\_

PRINTED NAME OF COUNTY RECORDER \_\_\_\_\_

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