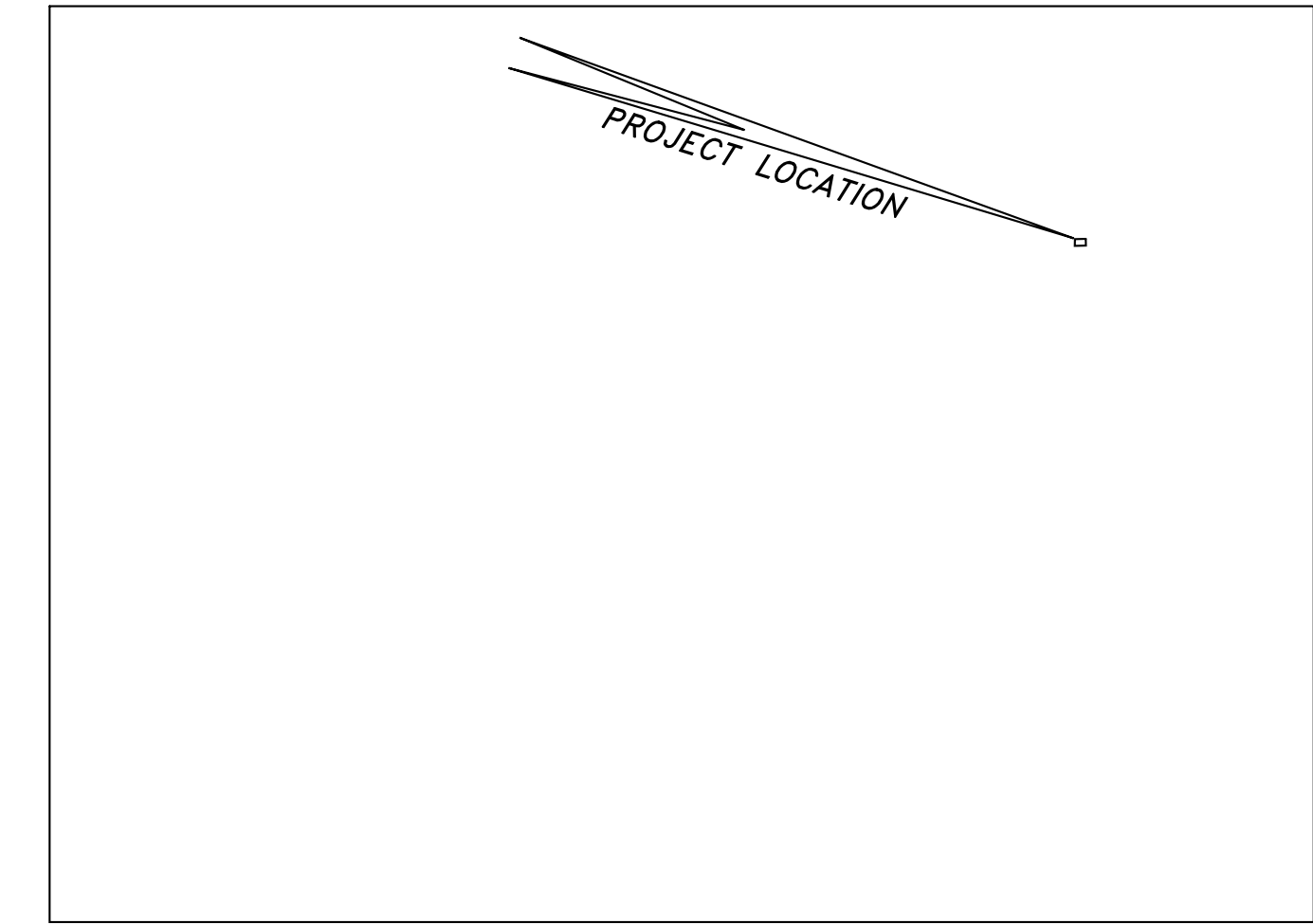


# HUBBARD SUBDIVISION

A PART OF THE NORTHEAST QUARTER OF SECTION 7  
TOWNSHIP 6 NORTH, RANGE 2 EAST  
SALT LAKE BASE AND MERIDIAN,  
U. S. SURVEY, WEBER COUNTY, UTAH



VICINITY MAP

### BOUNDARY DESCRIPTION

SHADOW & JENSEN PROPERTY  
A TRACT OF LAND SITUATE IN THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, WEBER COUNTY, UTAH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 7;  
THENCE SOUTH 88°44'32" WEST 1437.02 FEET;  
THENCE SOUTH 00°00'00" EAST 767.22 FEET;  
THENCE SOUTH 00°50'43" WEST 284.71 FEET TO THE POINT OF BEGINNING;  
THENCE NORTH 88°31'05" EAST 497.57 FEET TO THE CENTERLINE OF 7800 EAST STREET;  
THENCE SOUTH 01°09'01" EAST 1528.11 FEET ALONG SAID CENTERLINE OF 7800 EAST STREET;  
THENCE SOUTH 89°04'15" WEST 550.14 FEET TO A REBAR AND CAP;  
THENCE NORTH 00°49'36" EAST 1524.01 FEET TO THE POINT OF BEGINNING;

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 18.35 ACRES INCLUDING COUNTY ROADWAY.

THE BASIS OF BEARING IS THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 7, CALLED: NORTH 88°44'32" EAST.

### BOUNDARY DESCRIPTION

HUBBARD SUBDIVISION  
A TRACT OF LAND SITUATE IN THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, WEBER COUNTY, UTAH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 7;  
THENCE SOUTH 88°44'32" WEST 1437.02 FEET;  
THENCE SOUTH 00°00'00" EAST 767.22 FEET TO A REBAR AND CAP, THE TRUE POINT OF BEGINNING;  
THENCE NORTH 88°31'07" EAST 487.65 FEET TO THE CENTERLINE OF 7800 EAST STREET;  
THENCE SOUTH 01°09'01" EAST 1528.11 FEET ALONG SAID CENTERLINE OF 7800 EAST STREET;  
THENCE SOUTH 88°31'05" WEST 497.57 FEET TO A REBAR AND CAP;  
THENCE NORTH 00°45'32" EAST 284.71 FEET TO THE POINT OF BEGINNING;

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 140,132 SQUARE FEET OR 3.22 ACRES.

THE EASTERLY 30.00 FEET (8,534 SQ FT) OF THE ABOVE DESCRIBED TRACT OF LAND LAYS WITHIN THE RIGHT OF WAY OF 7800 EAST STREET.  
THE BASIS OF BEARING IS THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 7, CALLED: NORTH 88°44'32" EAST.

### OWNERS DEDICATION AND CERTIFICATION

WE, THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AND DO HEREBY DEDICATE TO PUBLIC USE ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS STREETS, THE SAME TO BE USED AS PUBLIC THOROUGHFARES AND ALSO TO GRANT AND DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED HEREON AS PUBLIC UTILITY, STORM WATER DETENTION PONDS DRAINAGE EASEMENTS AND CANAL MAINTENANCE EASEMENT, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINE, STORM DRAINAGE FACILITIES, IRRIGATION CANALS OR FOR THE PERPETUAL PRESERVATION OF WATER CHANNELS IN THEIR NATURAL STATE WHICH EVER IS APPLICABLE AS MAY BE AUTHORIZED BY THE GOVERNING AUTHORITY, WITH NO BUILDINGS OR STRUCTURES BEING ERRECTED WITH SUCH EASEMENTS.

SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2012

BART L. HUBBARD  
**A C K N O W L E D G E M E N T**  
STATE OF UTAH )  
COUNTY OF WEBER ) SS

ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2012, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, BART L. HUBBARD, SIGNER OF THE ABOVE OWNER'S DEDICATION AND CERTIFICATION, WHO BEING BY ME DULY SWORN, DID ACKNOWLEDGE TO ME THAT HE SIGNED IT FREELY, VOLUNTARILY, AND FOR THE PURPOSES THEREIN MENTIONED.

MY COMMISSION EXPIRES \_\_\_\_\_ NOTARY PUBLIC  
RESIDING IN \_\_\_\_\_

### SURVEY NARRATIVE:

- THIS SURVEY WAS MADE AT THE REQUEST OF BART L. HUBBARD, 3685 SOUTH WHITE RAIL LANE, WEST HAVEN, UT 84401, TEL. 801-648-0021.
- THE PURPOSE OF THIS SURVEY IS TO ENLARGE A PARCEL LAND TO 3-ACRES PLUS IN ORDER TO QUALIFY FOR THE CONSTRUCTION OF A HOME THEREON.
- MONUMENTS SET ARE 5/8"x24" REBARS WITH CAPS STAMPED "MOUNTAIN ENGINEERING". OTHER MARKS OR MONUMENTS ARE AS INDICATED.
- THE BASIS OF BEARING IS THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 7 AS DETERMINED BY WEBER COUNTY SURVEY WITNESS CORNER BRASS CAPS AND CALLED: NORTH 88°44'32" EAST (STATE PLANE GRID BEARING).

### STATEMENT OF AGRICULTURAL USE

"AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURAL ZONES. AGRICULTURAL OPERATIONS AS SPECIFIED IN THE ZONING ORDINANCE FOR A PARTICULAR ZONE ARE PERMITTED AT ANY TIME INCLUDING THE OPERATION OF FARM MACHINERY AND NO ALLOWED AGRICULTURAL USE SHALL BE SUBJECT TO RESTRICTION ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION". (AMD.ORD. #3-82, JANUARY 26, 1982; ORD. #2002-3, MARCH 05, 2002).

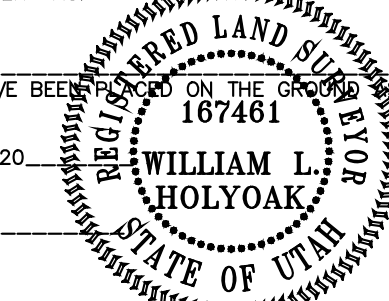
### CERTIFICATE OF SURVEYOR

I, WILLIAM L. HOLYOAK, A REGISTERED PROFESSIONAL LAND SURVEYOR, HOLDING CERTIFICATE NO. 167461, AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, AND IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYOR'S LICENSING ACT, AND BY AUTHORITY OF THE OWNERS, HAVE COMPLETED A SURVEY OF THE TRACT OF LAND DESCRIBED HEREWITH. IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE HEREBY SUBDIVIDED SAID TRACT INTO ONE LOT KNOW HEREAFTER AS:

### HUBBARD SUBDIVISION

AND THAT THE SAME HAS BEEN SURVEYED AND MONUMENTS HAVE BEEN SET AND REPRESENTED ON THE PLAT HEREON.  
SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

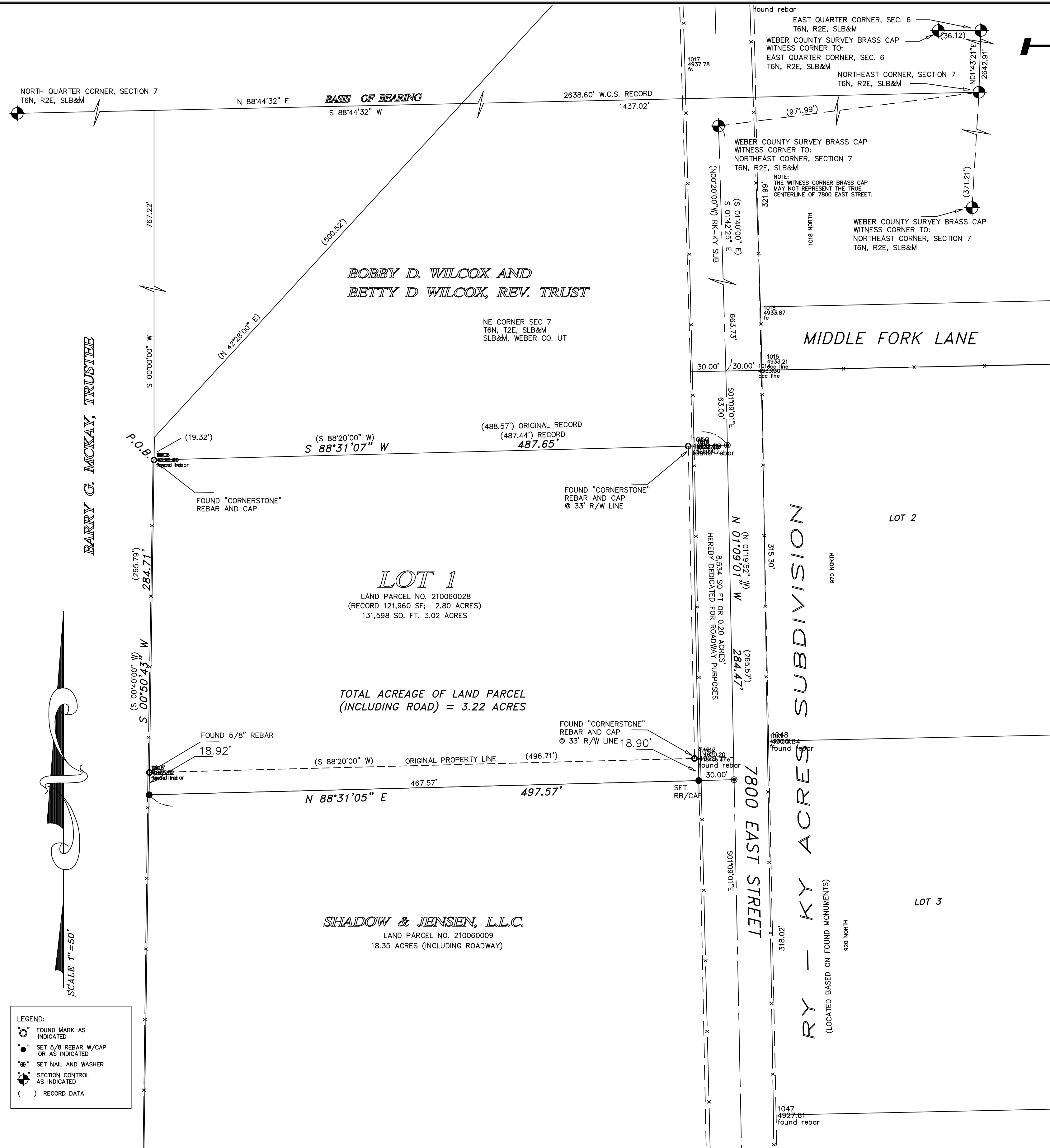
WILLIAM L. HOLYOAK, PE & PLS  
UTAH LAND SURVEYOR REGISTRATION NO. 167461.



### WEBER COUNTY RECORDER

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

RECORDED FOR: \_\_\_\_\_  
WEBER COUNTY RECORDER  
BY: \_\_\_\_\_ DEPUTY.



- LEGEND:
- FOUND MARK AS INDICATED
  - SET 5/8 REBAR W/CAP OR AS INDICATED
  - ⊙ SET NAIL AND WASHER
  - ⊕ SECTION CONTROL AS INDICATED
  - ( ) RECORD DATA

**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 \_\_\_\_\_, 20\_\_\_\_  
Signature \_\_\_\_\_

**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 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 execute this plat from the responsibilities and/or liabilities associated therewith.  
Signed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_  
Signature \_\_\_\_\_

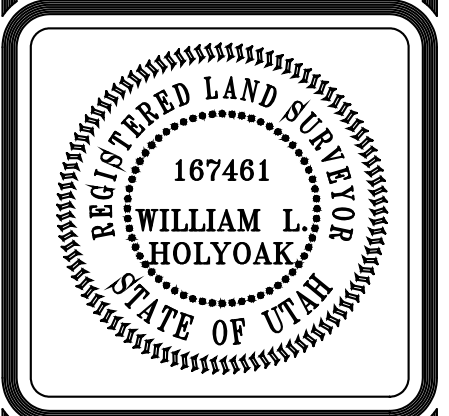
**WEBER COUNTY PLANNING COMMISSION**  
This is to certify that this subdivision plat was duly approved by the Weber County Planning Commission on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_  
Chairman, Weber County Planning Commission

**WEBER COUNTY ENGINEER**  
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\_\_\_\_  
Signature \_\_\_\_\_

**WEBER COUNTY COMMISSION**  
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\_\_\_\_  
Chairman, Weber County Commission  
Attest: \_\_\_\_\_  
Title: \_\_\_\_\_

**MOUNTAIN ENGINEERING**  
P. O. BOX 309  
MORGAN, UTAH 84050  
TEL (801) 876-3978 FAX 876-3979

REVISIONS	COMMENTS
DATE	BY



DESIGNED BY: J.W.H.  
DRAWN BY: W.L.H.  
DATE: JULY 2012

**HUBBARD SUBDIVISION**  
FINAL PLAT  
A PART OF THE NE 1/4 SECTION 7,  
TOWNSHIP 6 NORTH, RANGE 2 EAST,  
SALT LAKE BASE AND MERIDIAN, U.S. SURVEY  
FOR WEBER COUNTY, UTAH  
JOB NO. ME 12-57  
DRAWING NO. ME 12-57  
SHEET 1 OF 1  
FILE:HUBBARD\_SURV2.DWG