

PRELIMINARY PLAT
WAYMENT SUBDIVISION AND LOT RE-ALIGNMENT
PART OF THE NW QUARTER OF SECTION 6, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN

LEGEND

Legend symbols and scale: SECTION CORNER, SET STREET MONUMENT, SET 5/8" REBAR AND PLASTIC CAP STAMPED "KUNZ ENGINEERING", FOUND POINTS SET BY OTHERS, BOUNDARY LINE, EXISTING BUILDINGS, LOT LINE, ADJOINING PROPERTY, EASEMENTS, FUTURE ROW LINE, MEASURED DIMENSIONS, RECORD DIMENSIONS, EXISTING GRAVEL DRIVEWAY, EXISTING ASPHALT. Scale: 1" = 40'

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PLAT IS THE SECTION LINE AS MEASURED BETWEEN FOUND MONUMENTS BETWEEN THE WEST QUARTER CORNER AND THE NW CORNER OF SECTION 6, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, SHOWN HEREON AS N00°43'09"E 2657.28'.

NARRATIVE

THE PURPOSE OF THIS PLAT IS TO CREATE A NEW ONE ACRE LOT FOR THE PURPOSE OF BUILDING A NEW HOME. ALSO TO REALIGN THE EXISTING JIM WAYMENT ONE ACRE LOT TO ESTABLISH A 40,000 SQ FOOT LOT OUTSIDE OF THE FUTURE ROAD RIGHT OF WAY (40'), TO DEDICATE THE PORTION OF 5900 WEST STREET TO WEBER COUNTY AND DEDICATION OF A FUTURE ROAD COMBINING WITH NEIGHBORING PROPERTIES. ALL BOUNDARY CORNERS AND REAR LOT CORNERS WERE SET WITH A 3/8" REBAR AND PLASTIC CAP STAMPED "KUNZ ENGINEERING". ALL FRONT LOT CORNERS WERE SET AT THE FUTURE RIGHT OF WAY LINE 40' FROM THE CENTER LINE OF 5900 WEST STREET.

DESCRIPTION OF SUBDIVISION

A PART OF THE NW QUARTER OF SECTION 6, TOWNSHIP 6 NORTH RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 6 AND PROCEEDING N00°43'09"E ALONG THE WEST LINE OF THE NW QUARTER, 1425.39 FEET TO THE TRUE POINT OF BEGINNING THENCE N00°43'09"E, 422.58 FEET; THENCE S85°11'51"E, 307.89 FEET; THENCE S85°11'51"E, 736.57 FEET; THENCE S00°42'55"W, 422.51 FEET; THENCE N85°12'05"W, 1044.48 FEET TO TRUE POINT OF BEGINNING, HAVING AN AREA OF 440215.87 SQUARE FEET, 10.106 ACRES

REMAINDER PARCEL DESCRIPTION

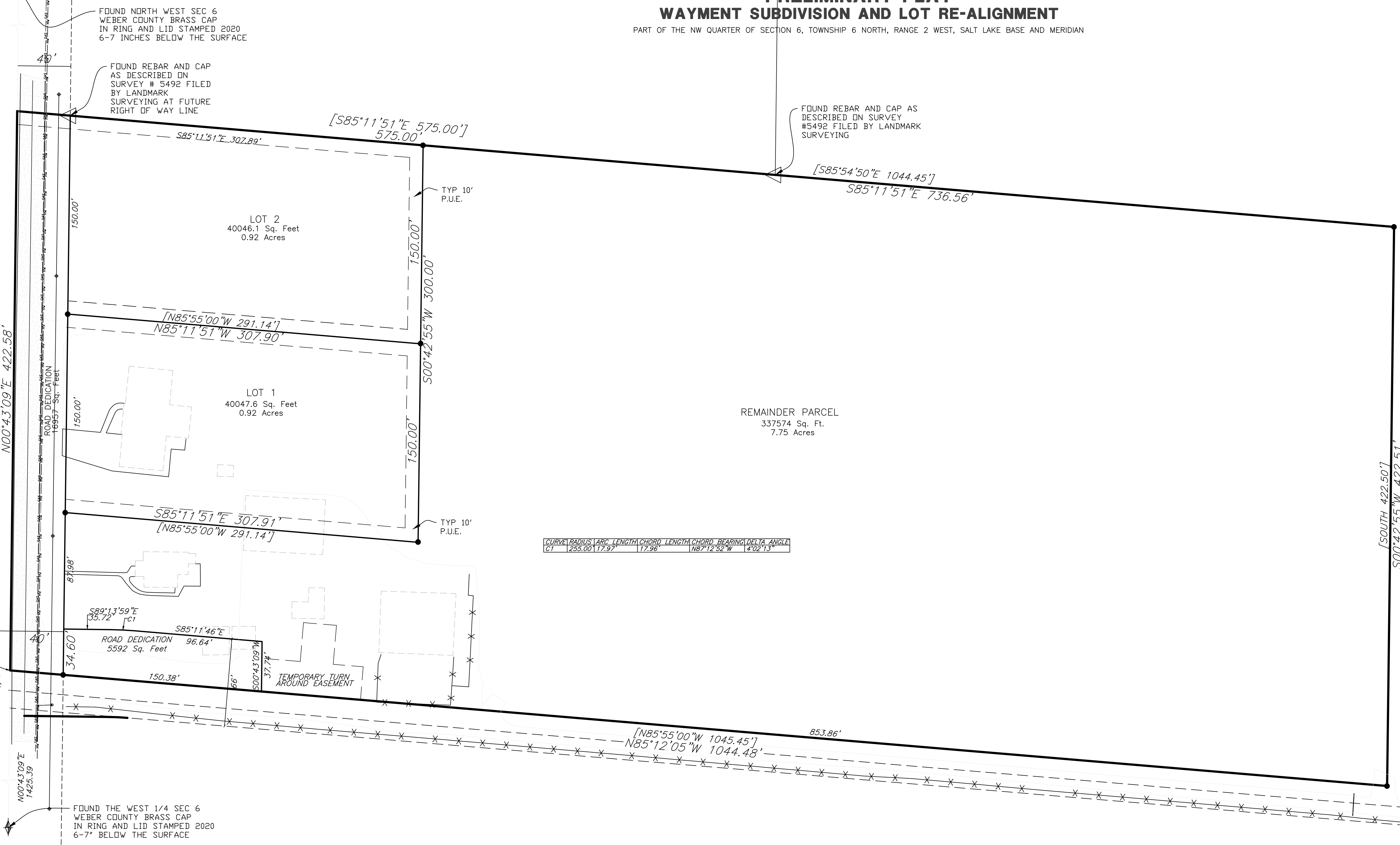
A PART OF THE NW QUARTER OF SECTION 6, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 6 AND PROCEEDING N00°43'09"E ALONG THE SECTION LINE, 1457.16 FEET AND S89°16'51"E, 40.06 FEET TO THE TRUE POINT OF BEGINNING HENCE N00°46'01"E, 87.98 FEET; THENCE S85°11'51"E, 267.67 FEET; THENCE N00°42'55"E, 300.00 FEET; THENCE S85°11'51"E, 736.57 FEET; THENCE S00°42'55"W, 422.51 FEET; THENCE N85°12'05"W, 853.86 FEET; THENCE N00°43'09"E, 37.74 FEET; THENCE N85°11'46"W, 96.64 FEET; THENCE WITH A CURVE TURNING TO THE LEFT WITH AN ARC LENGTH OF 17.97 FEET, WITH A RADIUS OF 255.00 FEET, WITH A CHORD BEARING OF N87°12'52"W, WITH A CHORD LENGTH OF 17.96 FEET; THENCE N89°13'59"W, 35.72 FEET TO THE TRUE POINT OF BEGINNING, HAVING AN AREA OF 337573.58 SQUARE FEET, 7.750 ACRES

CERTIFICATION OF SURVEYOR

I, ROBERT D. KUNZ, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF UTAH AND HOLD LICENSE NO. 150228-2201. I FURTHER CERTIFY THAT I HAVE MADE A SURVEY OF THE PROPERTIES SHOWN HEREON IN ACCORDANCE WITH UCA 17-23-17. THAT THIS PLAT WAS PREPARED WITH THE FIELD NOTES OF THIS SURVEY AND FROM DOCUMENTS AND RESOURCES AS NOTED HEREON. SIGNED THIS ___AY OF _____, 2020

ROBERT D. KUNZ, PE, LS



ORIGINAL WAYMENT FARMS DESCRIPTION

A PART OF THE NW QUARTER OF SECTION 6, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 6, AND PROCEEDING NORTH, 1425.45 FEET TO THE TRUE POINT OF BEGINNING THENCE NORTH, 422.50 FEET; HENCE S85°54'50"E, 1044.45 FEET; THENCE S00°00'00"E, 422.50 FEET; THENCE N85°55'00"W, 1044.45 FEET TO THE POINT OF BEGINNING.

KAYLA WAYMENT PARCEL

A PART OF THE NW QUARTER OF SECTION 6, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 6, AND PROCEEDING NORTH 1548.00 FEET TO THE TRUE POINT OF BEGINNING THENCE N00°00'00"W, 150.00; THENCE S85°55'00"E, 291.14; THENCE S00°00'00"E, 150.00; THENCE N85°55'00"W, 291.14; WHICH IS THE TRUE POINT OF BEGINNING, HAVING AN AREA OF 43560.14 SQUARE FEET, 1.000 ACRE.

WAYMENT FARMS AS-SURVEYED DESCRIPTION

A PART OF THE NW QUARTER OF SECTION 6, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 6, AND PROCEEDING N00°43'09"E, 1425.39 FEET; THENCE N00°43'09"E, 422.58 FEET TO THE SOUTHERLY LINE OF A SURVEY RECORDED IN THE WEBER COUNTY RECORDS AS #5492; THENCE ALONG SAID LINE AND THE EXTENSION THEREOF S85°11'51"E, 1044.46 FEET; THENCE S00°42'55"W, 422.51 FEET; THENCE N85°12'05"W, 1044.48 FEET THE TRUE POINT OF BEGINNING, HAVING AN AREA OF 440216.04 SQUARE FEET, 10.106 ACRES.

OWNER'S CERTIFICATE OF CONSENT TO RECORD

KNOW ALL MEN BY THESE PRESENTS: WAYMENT CATTLE AND HAY L.L.C., AND KAYLA WAYMENT TRUSTEE OF THE KAYLA WAYMENT REVOCABLE TRUST, WHO ARE THE OWNERS OF THE TRACT OF LAND DESCRIBED HEREON AND THE WAYMENT FARMS SUBDIVISION, A SUBDIVISION PROJECT LOCATED ON SAID TRACT OF LAND, DO HEREBY MAKE THIS CERTIFICATE AND HAVE CAUSED A SURVEY TO BE MADE, AND THIS RECORD OF SURVEY MAP, CONSISTING OF _____ SHEETS TO BE PREPARED; THAT WE HAVE CONSENTED TO THE RECORDATION OF THIS RECORD OF SURVEY MAP IN ACCORDANCE WITH THE UTAH SUBDIVISION ACT. IN WITNESS WHEREOF I HAVE SET MY HAND AND AFFIXED THE CORPORATE SEAL THIS ____ DAY OF _____, 20____.

JIM WAYMENT PRESIDENT WAYMENT CATTLE & HAY L.L.C.

KAYLA WAYMENT TRUSTEE KAYLA WAYMENT REVOCABLE TRUST

WEBER COUNTY ATTORNEY APPROVED AS TO FORM THIS ___DAY OF _____ 2020

WEBER COUNTY PLANNING APPROVED AS TO FORM THIS ___DAY OF _____ 2020

WEBER COUNTY ENGINEERING APPROVED AS TO FORM THIS ___DAY OF _____ 2020

PRELIMINARY PLAT PART OF THE NW QUARTER OF SECTION 6, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN WEBER COUNTY, UTAH WAYMENT SUBDIVISION AND LOT RE-ALIGNMENT

Table with 2 columns: DATE, DESCRIPTION. Header: REVISIONS

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