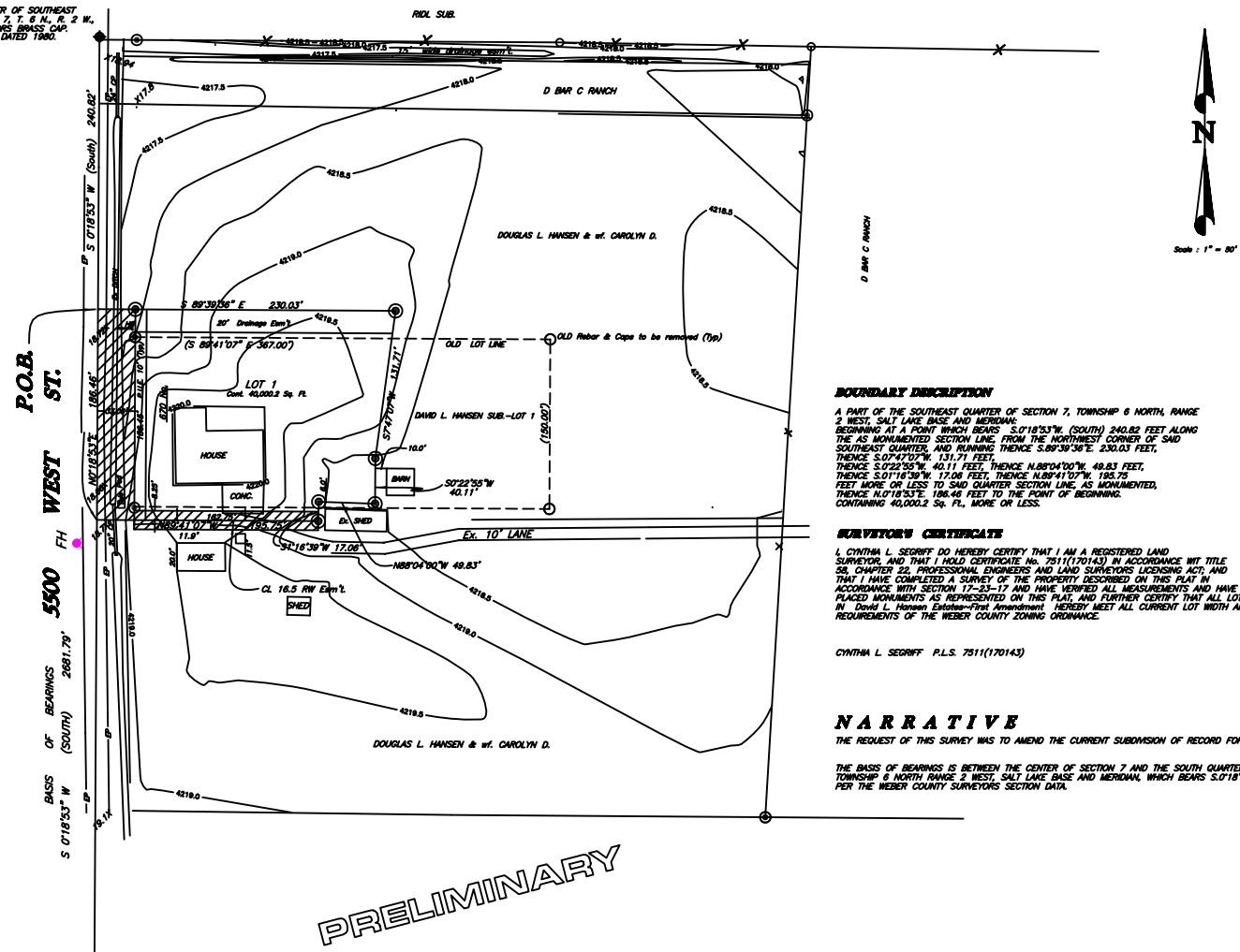
David L. Hansen Estates-First Amendment

A PART OF THE S.E. 1/4 OF SECTION 7,
T. 6 N., R. 2 W., S.L.B.&M.
WEBER COUNTY, UTAH
13 Dec, 2023



BOUNDARY DESCRIPTION

A PART OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN:
BEGINNING AT A POINT WHICH BEARS S.0°18'53"W. (SOUTH) 240.82 FEET ALONG THE AS MONUMENTED SECTION LINE, FROM THE NORTHWEST CORNER OF SAID SOUTHEAST QUARTER, AND RUNNING THENCE S.89°39'36"E. 230.03 FEET, THENCE S.07°47'07"W. 131.71 FEET, THENCE S.0°22'55"W. 40.11 FEET, THENCE N.88°04'00"W. 49.83 FEET, THENCE S.01°16'39"W. 17.06 FEET, THENCE N.89°41'07"W. 195.75 FEET MORE OR LESS TO SAID QUARTER SECTION LINE, AS MONUMENTED, THENCE N.0°18'53"E. 186.46 FEET TO THE POINT OF BEGINNING. CONTAINING 40,000.2 Sq. Ft., MORE OR LESS.

SURVEYOR'S CERTIFICATE

I, CYNTHIA L. SEGRIFF DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD CERTIFICATE No. 7511(170143) IN ACCORDANCE WIT TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT; AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS AND HAVE PLACED MONUMENTS AS REPRESENTED ON THIS PLAT, AND FURTHER CERTIFY THAT ALL LOTS IN David L. Hansen Estates-First Amendment HEREBY MEET ALL CURRENT LOT WIDTH AND AREA REQUIREMENTS OF THE WEBER COUNTY ZONING ORDINANCE.

CYNTHIA L. SEGRIFF P.L.S. 7511(170143)

NARRATIVE

THE REQUEST OF THIS SURVEY WAS TO AMEND THE CURRENT SUBDIVISION OF RECORD FOR DOUGLAS HANSEN.

THE BASIS OF BEARINGS IS BETWEEN THE CENTER OF SECTION 7 AND THE SOUTH QUARTER CORNER OF SAID SECTION 7, TOWNSHIP 6 NORTH RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, WHICH BEARS S.0°18'53"W., PER THE WEBER COUNTY SURVEYORS SECTION DATA.

OWNERS DEDICATION

WE, THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AS SHOWN ON THE PLAT AND NAME SAID TRACT David L. Hansen Estates-First Amendment AND DO HEREBY DEDICATE, GRANT AND CONVEY TO PUBLIC USE ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS STREETS THE SAME TO BE USED AS PUBLIC THOROUGHFARES FOREVER, AND ALSO DO HEREBY GRANT AND DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED ON THE PLAT AS PUBLIC UTILITY, STORM WATER DETENTION PONDS AND DRAINAGE EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES, STORM DRAINAGE FACILITIES OR FOR THE PERPETUAL PRESERVATION OF WATER DRAINAGE CHANNELS IN THEIR NATURAL STATE WHENEVER IS APPLICABLE AS MAY BE AUTHORIZED BY GOVERNMENTAL AUTHORITY WITH NO BUILDINGS OR STRUCTURES BEING ERECTED WITHIN SUCH EASEMENTS.

SIGNED THIS _____ DAY OF _____, 20

ACKNOWLEDGEMENT

STATE OF UTAH }
COUNTY OF WEBER } ss

ON THIS _____ DAY OF _____, 20

PERSONALLY APPEARED _____, AND _____

SIGNER(S) OF THE ADJACENT INSTRUMENT, WHO DULY ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME.

NOTARY PUBLIC _____ RESIDING AT _____

MY COMMISSION EXPIRES: _____

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 ENGINEER

I HEREBY CERTIFY THAT THE REQUIRED PUBLIC IMPROVEMENT STANDARDS AND DRAWINGS FOR THIS SUBDIVISION CONFORM WITH COUNTY STANDARDS AND THE AMOUNT OF FINANCIAL GUARANTEE IS SUFFICIENT FOR THE INSTALLATION OF THESE IMPROVEMENTS.

SIGNED THIS _____ DAY OF _____, 20

SIGNATURE

WEBER COUNTY PLANNING COMMISSION APPROVAL

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 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

TITLE

CHAIRMAN, WEBER COUNTY COMMISSION — ATTEST

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 THE _____ DAY OF _____, 20

DIRECTOR, WEBER-MORGAN HEALTH DEPARTMENT

NOTE:

1) AGRICULTURE IS THE PERFERRED USE IN THE AGRICULTURAL ZONES. AGRICULTURAL OPERATIONS AS SPECIFIED IN THE ZONING ORDINANCE FOR A PARTICULAR ZONE ARE PERMITED AT ANY TIME INCLUDING THE OPERATION OF FARM MACHINERY AND NO ALLOWED AGRICULTURAL SHALL BE SUBJECT TO RESTRICTION ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION.

2) ELEVATION DATUM NAD 27 - BM NE-7 6-2 4221.125

LEGEND:

( )	DISTANCE AND OR BEARING PER DEED OR PLAT. NO PARENTHESES IS MEASURED DISTANCE OR ROTATED PLAT OR DEED BEARING TO STATE PLANE GRID BEARING.
-x-x-	EXISTING FENCES.
⊙	SET CLS 5/8" x 24" REBAR & CAP.
▨	STREET DEDICATION = 12,037 SQ. FT.
EP	EDGE PAVEMENT.

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 EXECUTED THIS PLAT FROM THE RESPONSIBILITIES AND/OR LIABILITIES ASSOCIATED THEREWITH.

SIGNED THIS _____ DAY OF _____ 20

COUNTY SURVEYOR

COUNTY RECORDER

ENTRY No. _____ FEE PAID _____
FILED FOR RECORD AND RECORDED:
_____ 19 ____, AT _____
IN BOOK _____ PAGE _____
OF OFFICIAL RECORDS.
RECORDED FOR:
COUNTY RECORDER:
BY:

SOUTHWEST CORNER OF SOUTHEAST QUARTER SECTION 7, T. 6 N., R. 2 W., WEB. CO. SURVEYORS BRASS CAP, BURRIED 4" GRAVEL-FAIR CONDITION.

PREPARED BY
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