

# MURRAY FLAG LOT SUBDIVISION

A PART OF THE S. E. 1/4 OF SEC. 22 T. 6 N., R. 3W., S.L.B. & M.  
WEBER COUNTY, UTAH  
APRIL 2013

## SURVEYORS CERTIFICATE

I, DALLAS K. BUTTARS, HOLDING LICENSE NUMBER 167594 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT, HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THE PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS AND PLACED MONUMENTS AS REPRESENTED ON THE PLAT.

I DO ALSO HEREBY CERTIFY THAT THIS PLAT OF MURRAY FLAG LOT SUBDIVISION IN WEBER COUNTY, UTAH, HAS BEEN CORRECTLY DRAWN TO 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 RECORDERS OFFICE, WEBER COUNTY SURVEYORS OFFICE AND OF A SURVEY MADE ON THE GROUND, AND THAT THIS SURVEY MEETS THE REQUIREMENTS OF WEBER COUNTY B.O.A. 2013-01. *WHAT IS THIS?*

SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_

## 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 HEREDON AND NAME SAID TRACT MURRAY FLAG LOT SUBDIVISION. 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 THROUGHFARES FOREVER, ALSO GRANT AND DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED HEREDON AS PUBLIC UTILITY, STORM WATER DETENTION PONDS DRAINAGE EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINE, STORM DRAINAGE FACILITIES OR FOR THE PERPETUAL PRESERVATION OF WATER CHANNELS IN THEIR NATURAL STATE WHICHEVER IS APPLICABLE AS MAY BE AUTHORIZED BY THE GOVERNING AUTHORITY, WITH NO BUILDINGS OR STRUCTURES BEING ERECTED WITHIN SUCH EASEMENTS.

SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_

TYPED OWNERS NAME (SPP)

## ACKNOWLEDGMENT

STATE OF UTAH )  
COUNTY OF WEBER )  
ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_, PERSONALLY APPEARED BEFORE ME THE UNDERSIGNED NOTARY PUBLIC, THE SIGNERS OF THE ABOVE OWNERS DEDICATION \_\_\_\_\_ IN NUMBER, WHO DULY ACKNOWLEDGED TO ME THAT THEY SIGNED IT FREELY AND VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED.

COMMISSION EXPIRES \_\_\_\_\_ NOTARY PUBLIC \_\_\_\_\_

## BOUNDARY DESCRIPTION

PART OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 6 NORTH, RANGE 3 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT WHICH LIES SOUTH 0°42'22" WEST ALONG THE SECTION LINE 293.95 FEET FROM THE EAST QUARTER CORNER OF SAID SECTION 22, THENCE SOUTH 0°42'22" WEST ALONG THE SECTION LINE 540.26 FEET, THENCE NORTH 89°25'01" WEST 27.00 FEET, THENCE SOUTH 0°57'02" WEST 42.14 FEET, THENCE SOUTH 88°25'01" WEST 179.63 FEET, THENCE SOUTH 88°25'01" WEST 179.63 FEET TO AN EXISTING FENCE LINE, THENCE SOUTH 88°25'01" WEST 179.63 FEET TO THE EAST LINE OF SECTION 22, THENCE SOUTH 0°42'22" WEST ALONG SAID SECTION LINE 427.14 FEET, THENCE NORTH 89°55'40" WEST 474.40 FEET, THENCE ALONG A NORTH TANGENT CURVE TURNING TO THE RIGHT WITH AN ARC LENGTH OF 28.22 FEET WITH A RADIUS OF 830.01 FEET, WHOSE CHORD BEARS SOUTH 0°42'28" WEST 28.81 FEET, THENCE NORTH 78°14'09" WEST 187.19 FEET, THENCE WITH A CURVE TURNING TO THE LEFT WITH AN ARC LENGTH OF 64.50 FEET, WITH A RADIUS OF 825.00 FEET, WHOSE CHORD BEARS NORTH 80°28'28" WEST 64.49 FEET, THENCE NORTH 0°19'34" WEST 181.8 FEET, THENCE NORTH 89°17'15" WEST 611.68 FEET TO AN EXISTING FENCE ALONG THE SECTION LINE, THENCE ALONG SAID FENCE NORTH 0°03'27" EAST 1236.41 FEET TO A FENCE ALONG THE QUARTER SECTION LINE, THENCE ALONG SAID FENCE NORTH 89°43'01" EAST 108.56 FEET, THENCE SOUTH 0°57'03" WEST 294.00 FEET, THENCE SOUTH 89°02'57" EAST 320.99 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

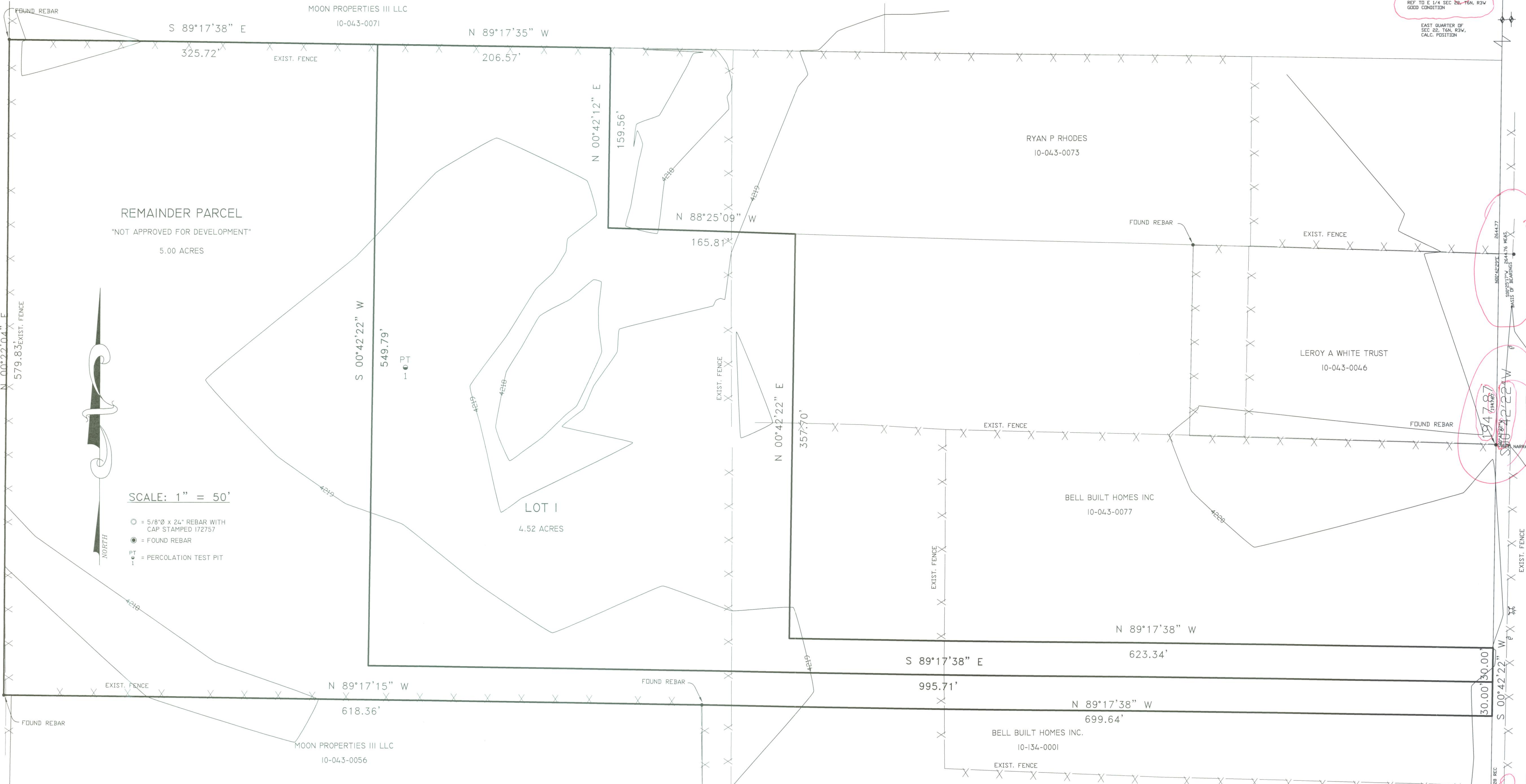
EXCEPTING THEREFROM THE FOLLOWING:  
A PART OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 6 NORTH, RANGE 3 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT IN THE WESTERLY RIGHT OF WAY LINE OF 7500 WEST STREET IN WEBER COUNTY, UTAH WHICH POINT LIES SOUTH 0°42'22" WEST ALONG THE SECTION LINE 293.95 FEET FROM THE EAST QUARTER CORNER OF SAID SECTION, THENCE SOUTH 0°42'22" WEST 364.80 FEET, THENCE NORTH 89°17'38" WEST 137.90 FEET TO AN EXISTING FENCE ALONG THE 1/4TH LINE, THENCE ALONG SAID FENCE NORTH 0°03'27" EAST 632.74 FEET TO A FENCE ALONG THE QUARTER SECTION LINE, THENCE ALONG SAID FENCE SOUTH 89°43'01" EAST 108.56 FEET, THENCE SOUTH 0°57'03" WEST 294.00 FEET, THENCE SOUTH 89°02'57" EAST 320.99 FEET TO THE POINT OF BEGINNING.

ALSO EXCEPT:  
A PART OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 6 NORTH, RANGE 3 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT ON THE EAST LINE OF SECTION 22, SAID POINT LIES SOUTH 0°42'22" WEST ALONG THE SECTION LINE 294.00 FEET FROM THE EAST QUARTER CORNER OF SAID SECTION 22, THENCE ALONG THE SECTION LINE SOUTH 0°42'22" WEST 368.50 FEET, THENCE NORTH 89°17'38" WEST 137.90 FEET TO A FENCE ALONG THE EAST 1/4TH LINE OF SAID SECTION, THENCE ALONG SAID FENCE NORTH 0°22'04" EAST 656.32 FEET TO A FENCE ALONG THE QUARTER SECTION LINE, THENCE ALONG SAID QUARTER SECTION LINE SOUTH 89°33'32" EAST 992.32 FEET TO THE TAYLOR PROPERTY, THENCE SOUTH 0°42'22" WEST 294.00 FEET, THENCE SOUTH 89°33'32" EAST 333.00 FEET TO THE POINT OF BEGINNING. (E#252191)

EXCEPT THE FOLLOWING:  
A PART OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 6 NORTH, RANGE 3 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:  
BEGINNING AT THE POINT ON THE WEST RIGHT OF WAY LINE OF 7500 WEST STREET, SAID POINT LIES SOUTH 0°42'22" WEST ALONG THE SECTION LINE 662.500 FEET FROM THE EAST QUARTER CORNER OF SAID SECTION 22, THENCE ALONG THE SECTION LINE SOUTH 0°42'22" WEST 171.60 FEET, THENCE NORTH 88°25'09" WEST 789.23 FEET, THENCE NORTH 0°42'22" WEST 159.56 FEET, THENCE SOUTH 89°17'38" EAST 789.13 FEET TO THE POINT OF BEGINNING. (E#2541286)

ALSO EXCEPT THE FOLLOWING:  
A PART OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 6 NORTH, RANGE 3 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT ON THE WEST RIGHT OF WAY LINE OF 7500 WEST STREET, SAID POINT ALSO BEING SOUTH 0°42'22" WEST 1242.36 FEET FROM THE EAST QUARTER CORNER OF SECTION 22, THENCE SOUTH 0°42'22" WEST 187.14 FEET, THENCE NORTH 89°55'40" WEST 474.40 FEET, THENCE NORTH 78°14'09" WEST 187.19 FEET, THENCE WITH A CURVE TURNING TO THE RIGHT WITH A RADIUS OF 830.01 FEET AND WHOSE CHORD BEARS SOUTH 0°42'28" WEST 28.81 FEET, THENCE NORTH 78°14'09" WEST 187.19 FEET, THENCE ALONG A CURVE TURNING TO THE LEFT WITH AN ARC LENGTH OF 64.50 FEET, WITH A RADIUS OF 825.00 FEET, WHOSE CHORD BEARS NORTH 80°28'28" WEST 64.49 FEET, THENCE NORTH 0°19'34" WEST 181.8 FEET, THENCE SOUTH 89°17'38" EAST 699.63 FEET TO THE POINT OF BEGINNING.

ALSO EXCEPT:  
A PART OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 6 NORTH, RANGE 3 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT ON THE WEST LINE OF 7500 WEST STREET, SAID POINT BEING SOUTH 0°42'22" WEST ALONG THE QUARTER SECTION LINE 1002.73 FEET FROM THE EAST QUARTER CORNER OF SAID SECTION 22, THENCE SOUTH 0°42'22" WEST 179.63 FEET, THENCE NORTH 89°17'38" WEST 623.34 FEET, THENCE NORTH 0°42'22" EAST 357.70 FEET, THENCE SOUTH 88°25'09" EAST 352.42 FEET, THENCE SOUTH 0°57'03" WEST 168.53 FEET, THENCE SOUTH 88°25'01" EAST 271.72 FEET TO THE QUARTER SECTION LINE AND THE POINT OF BEGINNING.



REMAINDER PARCEL  
"NOT APPROVED FOR DEVELOPMENT"  
5.00 ACRES

SCALE: 1" = 50'

- = 5/8" x 24" REBAR WITH CAP STAMPED 172757
- = FOUND REBAR
- ⊙ = PERCOLATION TEST PIT

PERC TEST HOLE	DEPTH, IN.	SOILS EVALUAT ON #1589, WEBER-MORGAN HEALTH DEPARTMENT
NO. 1	79"	0-12" LOAM, MASSIVE STRUCTURE, (ORGANICS)
		12-34" SANDY CLAY LOAM, MASSIVE STRUCTURE
		34-57" SILTY CLAY LOAM, MASSIVE STRUCTURE
		57-64" LOAMY SAND, MASSIVE STRUCTURE
		64-65" SILTY LOAM, MASSIVE STRUCTURE
		65-69" LOAMY SAND, MASSIVE STRUCTURE
		69-79" SILTY LOAM, MASSIVE STRUCTURE

DEVELOPER:  
KEVIN MURRAY  
638 E. 1700 N.  
NORTH OGDEN, UT 84414

### AGRICULTURAL NOTE

AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURE ZONES. AGRICULTURE 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 AGRICULTURE USE SHALL BE SUBJECT TO RESTRICTION ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION.

### NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO CREATE A WEBER COUNTY APPROVED SUBDIVISION FROM AN EXISTING DECEDED PARCEL. THE RIGHT OF WAY OF 7500 WEST WAS DETERMINED FROM OTHER FILED SURVEYS ALONG THE ROAD FROM 1989 BY CLS AND 2011 BY REEVE AND ASSOCIATES.

### PERC TABLE

### 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\_\_

### 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\_\_

### 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\_\_.

TITLED "CHAIRMAN," WEBER COUNTY COMMISSION

### WEBER-MORGAN HEALTH DEPARTMENT

I HEREBY CERTIFY THAT THE SOILS, PERCOLATION RATES, AND SITE CONDITION FOR THIS SUBDIVISION HAVE BEEN INVESTIGATED BY THIS OFFICE AND ARE APPROVED FOR ON-SITE WASTEWATER DISPOSAL SYSTEMS.

SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_

### 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\_\_.

SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_

### 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 \_\_\_\_\_ 20\_\_

<b>LANDMARK SURVEYING INC.</b> A COMPLETE LAND SURVEYING SERVICE 4646 S. 3500 W. WA-3, WEST HAVEN, UTAH 84401 PHONE 801-731-4073 FAX 801-731-8506		WEBER COUNTY RECORDER ENTRY # _____ FEE _____ FILED FOR RECORD & RECORDED THIS _____ DAY OF _____ 20__ AT _____ IN BOOK _____ OF _____ PAGE _____ _____ WEBER COUNTY RECORDER BY _____ DEPUTY
CLIENT: KEVIN MURRAY LOCATION: SE 1/4 SEC 22 T.6N, R.3W., S.L.B.&M. SURVEYED: APRIL 2013	REVISIONS: DRAWN BY: DJK CHECKED BY: DJK DATE: 04-05-13 FILE: 3329	

*Try AGAIN*  
*GIVE ME A SUBDIVISION BOUNDARY DESCRIPTION - NOT A DEED DESC - FULL OF EXCEPTIONS*  
*P.O.B.?*

*FOUND V.C. MONUMENT SEE COR SEC 22, T6N, R3W GOOD CONDITION*  
*DATE ?*