



SCALE: 1" = 30'

HILL VIEW ACRES SUBDIVISION NO. 2

A PART OF LOT 2 AND LOT 5 HILL VIEW ACRES SUBDIVISION AND THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY
WEBER COUNTY, UTAH
MAY, 2013

NOTE:
"DUE TO THE TOPOGRAPHY AND THE LOCATION OF THIS SUBDIVISION ALL OWNERS WILL ACCEPT RESPONSIBILITY FOR ANY STORM WATER RUNOFF FROM THE ROAD ADJACENT TO THIS PROPERTY UNTIL CURB AND GUTTER IS INSTALLED."

NARRATIVE

THIS SURVEY AND SUBDIVISION PLAT WERE REQUESTED BY MR. KELLY MILES FOR THE PURPOSE OF CREATING TWO (2) RESIDENTIAL LOTS. THE BASIS OF BEARINGS IS SOUTH 00°20'49" EAST 26°31'14" FEET BETWEEN THE BRASS CAPS FOUND MARKING THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 22 AND THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN. LOT CORNERS WERE MONUMENTED AS DEPICTED ON THIS DRAWING.

LEGEND

- PHASE BOUNDARY LINE
- LOT LINE
- 10' WIDE PUBLIC UTILITY AND DRAINAGE EASEMENT UNLESS OTHERWISE SPECIFIED
- PUBLIC RIGHT-OF-WAY LINE
- CENTER LINE
- FOUND SECTION CORNER
- FOUND NAIL
- NAIL TO BE SET
- REBAR & CAP TO BE SET (6541909)

SURVEYORS CERTIFICATE

I, MATTHEW ABRAM MURDOCK, A LICENSED PROFESSIONAL LAND SURVEYOR, AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH AND HOLDING LICENSE NUMBER 6541909, DO HEREBY CERTIFY THAT THIS PLAT OF VORWALLER COMMERCIAL SUBDIVISION IN ROY CITY, WEBER COUNTY, UTAH HAS BEEN CORRECTLY DRAWN TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE FOLLOWING DESCRIPTION OF LANDS INCLUDED IN SAID SUBDIVISION BASED ON DATA COMPILED FROM THE RECORDS IN THE WEBER COUNTY RECORDERS OFFICE AND OF A SURVEY MADE ON THE GROUND.

SIGNED THIS _____ DAY OF _____, 2013.



MATTHEW ABRAM MURDOCK, P.L.S.

BOUNDARY DESCRIPTION

A PART OF LOT 2 AND LOT 5 HILL VIEW ACRES SUBDIVISION AND THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY

BEGINNING AT THE SOUTHWEST CORNER OF LOT 5 HILL VIEW ACRES SUBDIVISION AS RECORDED IN THE WEBER COUNTY RECORDERS OFFICE, SAID POINT BEING SOUTH 00°20'49" EAST 1916.18 FEET AND EAST 183.25 FEET FROM THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 22, SAID POINT IS ALSO ON THE EAST RIGHT-OF-WAY LINE OF HILL VIEW DRIVE, RUNNING THENCE NORTH 00°44'21" EAST 150.00 FEET TO THE POINT OF CURVATURE WITH A 65.00 FOOT RADIUS CURVE TO THE LEFT, THENCE ALONG THE ARC OF SAID CURVE 102.10 FEET THROUGH A CENTRAL ANGLE OF 90°00'00" (CHORD BEARS NORTH 44°15'39" WEST 91.92 FEET), TO A POINT OF TANGENCY ON THE NORTH RIGHT-OF-WAY LINE OF 6250 SOUTH STREET, THENCE NORTH 89°15'39" WEST 0.81 FEET ALONG SAID RIGHT-OF-WAY LINE, THENCE NORTH 13°40'25" EAST 164.08 FEET ALONG THE WEST LINE OF PARCEL "A" AS SHOWN ON A RECORD OF SURVEY NUMBER 001853 AS RECORDED IN THE WEBER COUNTY SURVEYORS OFFICE, THENCE SOUTH 89°15'39" EAST 97.80 FEET ALONG THE SOUTH LINE OF LOT 1A WHICH IS A 2 LOT SUBDIVISION OF LOT 1 OF HILL VIEW ACRES SUBDIVISION, AS RECORDED IN THE WEBER COUNTY RECORDERS OFFICE, THENCE THE FOLLOWING THREE (3) COURSES AND DISTANCES ALONG THE SOUTH LINE OF LOT 6 OF SAID HILL VIEW ACRES SUBDIVISION: (1) SOUTH 00°44'21" WEST 80.00 FEET, (2) SOUTH 75°15'39" EAST 150.00 FEET, (3) SOUTH 40°16'15" EAST 232.30 FEET TO THE EAST MOST CORNER OF LOT 5 OF SAID HILL VIEW ACRES SUBDIVISION, THENCE THE FOLLOWING FIVE (5) COURSES AND DISTANCES ALONG SAID LOT 5: (1) NORTH 80°04'50" WEST 50.14 FEET, (2) SOUTH 81°07'44" WEST 52.28 FEET, (3) SOUTH 43°49'11" WEST 68.00 FEET, (4) SOUTH 14°24'57" WEST 47.10 FEET, (5) NORTH 89°15'39" WEST 214.29 FEET TO THE POINT OF BEGINNING.

CONTAINS 95,288 SQUARE FEET OR 2.188 ACRES MORE OR LESS AND 3 LOTS.

OWNER'S CONVEYANCE

WE, THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AS SHOWN ON THE PLAT AND NAME SAID TRACT HILL VIEW ACRES SUBDIVISION NO. 2, AND DO HEREBY GRANT AND CONVEY TO WEBER COUNTY, UTAH, A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS EASEMENTS, THE SAME TO BE USED FOR PUBLIC UTILITY AND DRAINAGE PURPOSES AS SHOWN HEREON, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES AND DRAINAGE, AS MAY BE AUTHORIZED BY WEBER COUNTY.

SIGNED THIS _____ DAY OF _____, 2013.

GAIL P. MILES

OWNERS ACKNOWLEDGMENT

STATE OF UTAH }
COUNTY OF WEBER } SS

ON THE _____ DAY OF _____, 2013 PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID STATE AND COUNTY OF WEBER, AND AFTER BEING DULY KNOWN AND ACKNOWLEDGED TO ME, _____ IS OF SAID PROPERTY AND THAT THEY SIGNED THE OWNERS CONVEYANCE FREELY, VOLUNTARILY AND IN BEHALF OF SAID OWNERSHIP FOR THE PURPOSES THEREIN MENTIONED.

MY COMMISSION EXPIRES: _____, 2013.

NOTARY PUBLIC



WEBER-MORGAN HEALTH DEPARTMENT

1000 N. 800 E. SUITE 1000
SALT LAKE CITY, UTAH 84103

DATE: MAY 1, 2013
TIME: 10:00 AM

BY: [Signature]
TITLE: [Title]

FOR: [Name]
ADDRESS: [Address]

REASON: [Reason]

NOTARIAL CERTIFICATE

NOTARY PUBLIC

STATE OF UTAH

COUNTY OF WEBER

DATE: MAY 1, 2013

TIME: 10:00 AM

BY: [Signature]

TITLE: [Title]

FOR: [Name]

ADDRESS: [Address]

REASON: [Reason]

NOTARIAL CERTIFICATE

NOTARY PUBLIC

STATE OF UTAH

COUNTY OF WEBER

DATE: MAY 1, 2013

TIME: 10:00 AM

BY: [Signature]

TITLE: [Title]

FOR: [Name]

ADDRESS: [Address]

REASON: [Reason]

NOTARIAL CERTIFICATE

NOTARY PUBLIC

STATE OF UTAH

COUNTY OF WEBER

DATE: MAY 1, 2013

TIME: 10:00 AM

BY: [Signature]

TITLE: [Title]

FOR: [Name]

ADDRESS: [Address]

REASON: [Reason]

NOTARIAL CERTIFICATE

NOTARY PUBLIC

STATE OF UTAH

COUNTY OF WEBER

DATE: MAY 1, 2013

TIME: 10:00 AM

BY: [Signature]

TITLE: [Title]

FOR: [Name]

ADDRESS: [Address]

REASON: [Reason]

NOTARIAL CERTIFICATE

NOTARY PUBLIC

STATE OF UTAH

COUNTY OF WEBER

DATE: MAY 1, 2013

TIME: 10:00 AM

BY: [Signature]

TITLE: [Title]

FOR: [Name]

ADDRESS: [Address]

REASON: [Reason]

NOTARIAL CERTIFICATE

NOTARY PUBLIC

STATE OF UTAH

COUNTY OF WEBER

DATE: MAY 1, 2013

TIME: 10:00 AM

BY: [Signature]

TITLE: [Title]

FOR: [Name]

ADDRESS: [Address]

REASON: [Reason]

PREPARED BY:



WASATCH CIVIL
Consulting Engineering

5320 SOUTH 1950 WEST, SUITE 1
ROY CITY, UTAH 84067 (801) 775-9191

WEBER COUNTY ATTORNEY

APPROVED BY THE WEBER COUNTY ATTORNEY
ON THIS _____ DAY OF _____, 2013.

SIGNATURE

WEBER COUNTY ENGINEER

I HEREBY CERTIFY THAT ALL APPLICABLE STATUTES AND ORDINANCES PREREQUISITE TO APPROVAL BY THE ENGINEER OF THE FOREGOING PLAT AND DEDICATIONS HAVE BEEN COMPLIED WITH.
SIGNED THIS _____ DAY OF _____, 2013.

SIGNATURE

WEBER COUNTY APPROVAL

THIS IS TO CERTIFY THAT THIS PLAT AND DEDICATION OF THIS PLAT WERE DULY APPROVED AND ACCEPTED BY THE COUNCIL OF WEBER COUNTY, UTAH, THIS _____ DAY OF _____, 2013.

ATTEST

TITLE

MAYOR

WEBER COUNTY PLANNING COMMISSION

APPROVED BY THE WEBER COUNTY PLANNING COMMISSION ON THE _____ DAY OF _____, 2013.

CHAIR PERSON

COUNTY RECORDER

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

COUNTY RECORDER

BY: _____
DEPUTY