

STEVE RICH SUBDIVISION

A PART OF THE S. E. 1/4 OF SEC. 18, T. 7 N., R. 1 E., S.L.B. & M.
WEBER COUNTY, UTAH
JANUARY 2012

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 STEVE RICH 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 I FURTHER CERTIFY THAT ALL LOTS MEET CURRENT LOT WIDTH AND AREA REQUIREMENTS FOR WEBER COUNTY ZONING.
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 HEREIN AND NAME SAID TRACT STEVE RICH 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 THOROUGHFARES FOREVER. ALSO 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, 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__.

BRANDON JAMES LEWIS

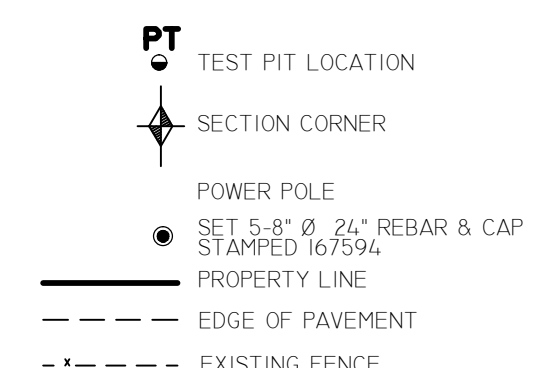
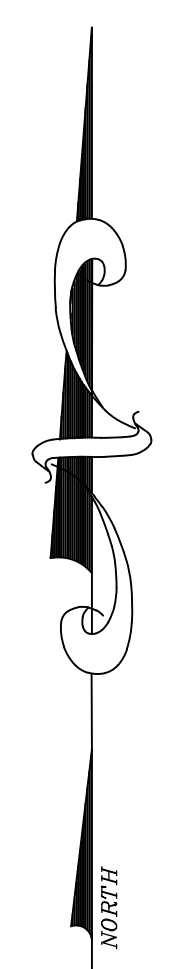
ACKNOWLEDGMENT

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

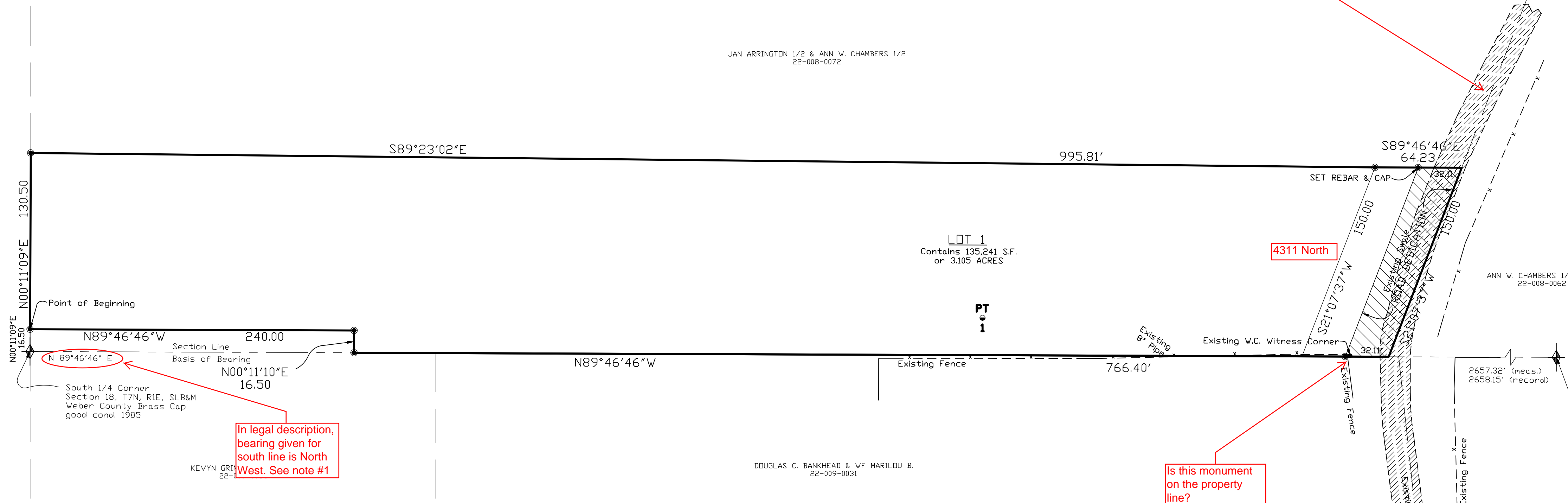
COMMISSION EXPIRES _____ NOTARY PUBLIC

BOUNDARY DESCRIPTION

PART OF THE SOUTHEAST 1/4 OF SECTION 18, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT ON THE WEST LINE OF SECTION 18, WHICH POINT LIES NORTH 00°11'09" EAST 16.50 FEET FROM THE SOUTH 1/4 CORNER OF SAID SECTION 18, RUNNING THENCE NORTH 00°11'09" EAST ALONG THE 1/4 SECTION LINE 130.50 FEET, THENCE SOUTH 89°23'02" EAST 995.81 FEET, THENCE SOUTH 89°46'46" EAST 64.23 FEET TO THE CENTER OF COUNTY ROAD, THENCE ALONG THE CENTER OF SAID COUNTY ROAD SOUTH 21°07'37" WEST 150.00 FEET TO THE SOUTH LINE OF SECTION 18, THENCE ALONG SAID SOUTH LINE NORTH 89°46'46" WEST 766.40 FEET, THENCE NORTH 00°11'10" EAST 16.50 FEET, THENCE NORTH 89°46'46" WEST 240.00 FEET TO THE POINT OF BEGINNING.
CONTAINS 3.311 ACRES



SCALE: 1" = 50'



In legal description, bearing given for south line is North West. See note #1

Is this monument on the property line?

Show Road Name

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO CREATE A ONE (1) LOT SUBDIVISION AS SHOWN THIS PARCEL WAS PORTIONED IN 2011, FROM THE PARCEL TO THE NORTH CREATING IT TO BE A SENIOR PARCEL. THE NORTH BOUNDARY LINE IS REVISED IN THIS SUBDIVISION PLAT TO ALLOW THE REQUIRED 150.00 FOOT ALONG THE SETBACK LINE, FROM THE ROAD RIGHT OF WAY.
BASIS OF BEARING IS UTAH STATE PLANE GRID BEARING AS SHOWN.

1. Check bearing in Basis of bearing
2. Check date in title block
3. The alignment for 2900 E has been worked on by this office, please use data supplied in attached DWG file. Show road centerline and include a note that the data was provided by the Weber County Surveyor's Office. Also include language in road dedication specifying that the road is dedicated to the centerline.
4. Areas will need to be adjusted accounting for new road alignment.
5. Show address as 4311 North

PERC TABLE

PERC TEST HOLE	DEPTH, IN.	PERC RATE, MFI	SOILS EVALUATION #13894, WEBER-MORGAN HEALTH DEPARTMENT
NO. 1	12"	15"	0-20" SANDY CLAY LOAM, GRANULAR STRUCTURE
			20-45" GRAVELY SANDY CLAY LOAM, MASSIVE STRUCTURE, 25% GRAVEL
			68-100" CLAY LOAM, MASSIVE STRUCTURE (REDOX PRESENT)
			SOIL FROM 4.5' TO GROUNDWATER IS WET
			OBSERVED GROUND WATER TABLE @ 116"

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__.

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__.

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 EFFECT.
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__.

LANDMARK SURVEYING, INC.
A COMPLETE LAND SURVEYING SERVICE
4646 S. 3500 W. #A-3, WEST HAVEN, UTAH 84401
PHONE 801-731-4075 FAX 801-731-8506

CLIENT: STEVE RICH
LOCATION: S.E. 1/4 OF SEC. 18, T. 7N., R. 1E., S.L.B. & M.
SURVEYED: MAY 2004

REVISIONS:	DRAWN BY: T.K.
	CHECKED BY: D.B.
	DATE: 11-27-12
	FILE: 3306

WEBER COUNTY RECORDER

ENTRY # _____ FEE _____
FILED FOR RECORD & RECORDED
THIS _____ DAY OF _____ 20__
AT _____ IN BOOK _____ OF _____
PAGE _____
BY _____ DEPUTY

Developer:
Brandon James Lewis
44 West 1440 North
Orem, UT 84057