

SUMMIT EDEN PHASE ID AMENDMENT 3 AMENDING PARCEL D6, SUMMIT EDEN PHASE ID AMENDMENT 1

NORTH EAST CORNER SECTION 1, TOWNSHIP 7 NORTH, RANGE 2 EAST, MERIDIAN 144 GLO. 4" BRASS CAP, FOUND GLO 104, 4" BRASS CAP, 6" ABOVE GROUND
DETAIL 'B'

NORTH EAST CORNER SECTION 8, TOWNSHIP 7 NORTH, RANGE 2 EAST, MERIDIAN 144 GLO. 4" BRASS CAP, FOUND GLO 104, 4" BRASS CAP, 6" ABOVE GROUND
DETAIL 'C'

BASIS OF BEARINGS
N 87°55'54" W 1391.07'
(N 87°56'05" W 1390.98' RECORD)

FOUND NEBERS COUNTY LINE
MONUMENT FOR LADDER COUNTY
SURVEYORS, 4" BRASS CAP 209,
FLUSH IN CONCRETE
DETAIL 'A'

THIS NORTH EAST QUARTER OF SECTION 8,
TOWNSHIP 7 NORTH, RANGE 2 EAST, MERIDIAN
HEBER COUNTY, UTAH
JUNE 2021

NORTH EAST CORNER
7 NORTH, TOWNSHIP
SALT LAKE BASE AND
SALT LAKE BEARING
(CALCULATED)

SMHG LANDCO, LLC
PARCEL 23-002-0074

PARCEL 1
D=90000" R=263.00
L=36.13
C=309550094E
C=309550094E

PARCEL 2
D=17410" R=293.00
L=22.46
C=14222246
C=288.27

PARCEL 3
D=49208" R=345.00
L=46.84
C=5294651E
C=444.05

PARCEL 4
D=49208" R=345.00
L=46.84
C=5294651E
C=444.05

PARCEL 5
D=152745" R=465.00
L=103.00
C=5271709E
C=102.76

SMHG LANDCO, LLC
PARCEL 23-002-0074

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SMHG LANDCO, LLC
PARCEL 23-002-0074

ADDRESS TABLE			
PARCEL 2	9550 E. SUFFRIT PASS		
PARCEL 3	5777 N. DAYBREAK RIDGE		
PARCEL 4	8922 E. SUFFRIT PASS		
PARCEL 5	5124 N. DAYBREAK RIDGE		

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA BEARING	CHORD	
C1	23.00	1.72	270.33°	1.54639574	1.72
C2	23.00	3.44	307.67°	1.89379254	3.44

LEGEND

- BOUNDARY LINE
- SECTION LINE
- SECTION LINE (CALCULATED)
- ADJOINER DEED LINES
- RIGHT-OF-WAY LINE
- INTERIOR LOT LINE
- ROAD CENTERLINE
- EASEMENT LINE
- SECTION CORNER AS NOTED
- CL MONUMENT
- SET NO. 5 X 24 LONG PLASTIC CAP STAMPED 'TALISMAN'
- EXISTING REBAR WITH PLASTIC CAP STAMPED 'TALISMAN'

NOTE A

THE 5' PUBLIC UTILITY EASEMENT SHOWN ALONG THE 5' PUBLIC UTILITY EASEMENT WAS ORIGINALLY DEDICATED AS A 10' PUBLIC UTILITY EASEMENT IN SUBDIVISION PLAT, EDEN PHASE ID AMENDMENT 1. THE EASEMENT WAS LATER REDUCED IN WIDTH BY VACATING IT AS DESCRIBED IN ORDINANCE 2021-18, RECORDED ON 5/20/21 AS EJECT NO. 305824.



TALISMAN
CIVIL ENGINEERS, INC.
1000 W. 1000 S. SUITE 1000
SALT LAKE CITY, UT 84119

Sheet 2 of 2

REGISTERED IN STATE OF UTAH, COUNTY OF HEBER, RECORD AND FILED AT THE OFFICE OF THE COUNTY CLERK, HEBER COUNTY, UTAH. DATE: 06/15/2021. TIME: 9:30 AM. BOOK: 2021. PAGE: 18-13. FEE: \$ 100. PREPARED BY: JENNIFER H. KELMS, HEBER COUNTY REGISTER.

OWNER
SMHG VILLAGE DEVELOPMENT LLC,
PO BOX 1119,
EDEN, UT, 84510

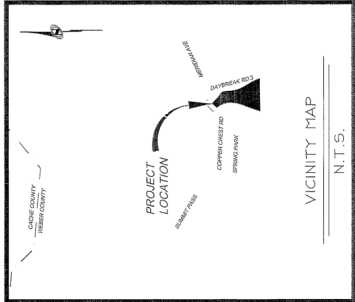


SUMMIT EDEN PHASE ID AMENDMENT 3 AMENDING PARCEL D6, SUMMIT EDEN PHASE ID AMENDMENT 1

THE NORTHEAST QUARTER OF SECTION 9,
R1907700000000
TOWNSHIP 7 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN
HEBER, UTAH
JUNE 20 2021

PLAT NOTES:

1. THE NOTICES IN THIS PLAT AND IN THEIR ENTIRETY, RESOLVE, SUPERSEDE AND REPLACE THE NOTICES SET FORTH IN SURFIT EDEN PHASE ID AMENDMENT 1 AND AMENDMENT 2.
2. THIS PLAT IS SUBJECT TO THAT CERTAIN EASEMENT OR EASEMENTS, CONDITIONS, COVENANTS, ENCUMBRANCES, RIGHTS AND RESTRICTIONS NOW OR FUTURE, THAT ARE SPECIFICALLY REFERENCED BY THIS PLAT.
3. THE PUBLIC UTILITY LINES, WATER, GAS, AND ELECTRICITY LINES, AND THE PUBLIC UTILITY FACILITIES, AS WELL AS ANY OTHER PUBLIC UTILITY FACILITIES, ARE LOCATED WITHIN THE PLAT AS SHOWN ON THE ATTACHED VARIATION MAP, AND THE PUBLIC UTILITY LINES, WATER, GAS, AND ELECTRICITY LINES, AND THE PUBLIC UTILITY FACILITIES, AS WELL AS ANY OTHER PUBLIC UTILITY FACILITIES, ARE LOCATED WITHIN THE PLAT AS SHOWN ON THE ATTACHED VARIATION MAP.
4. DEVELOPMENT PARCELS 2, 3, 4 AND 5 ARE INTENDED FOR FUTURE DEVELOPMENT INTO LOTS, UNITS, OR OTHER SUBDIVIDED PROPERTY.
5. WITH RESPECT TO THE MASTER DECLARATION, THE MASTER DECLARATION, INC., A UTILITY SERVICE COMPANY (HEREINAFTER "MDC") IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS, APPROVALS AND ORDINANCES FROM THE LOCAL GOVERNMENT AND FOR PROVIDING ALL NECESSARY UTILITY SERVICES TO THE DEVELOPMENT.
6. THE PROPERTY AS DESCRIBED ON THIS PLAT IS SUBJECT TO THE RIGHTS OF MASTER DEVELOPER AS DESCRIBED IN THE MASTER DECLARATION, AND THE RIGHTS OF MASTER DEVELOPER AS DESCRIBED IN THE MASTER DECLARATION, AND THE RIGHTS OF MASTER DEVELOPER AS DESCRIBED IN THE MASTER DECLARATION.
7. THE MASTER DECLARATION, THE MASTER DECLARATION, INC., A UTILITY SERVICE COMPANY (HEREINAFTER "MDC") IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS, APPROVALS AND ORDINANCES FROM THE LOCAL GOVERNMENT AND FOR PROVIDING ALL NECESSARY UTILITY SERVICES TO THE DEVELOPMENT.
8. THE DECLARANT RESERVES FOR THE BENEFIT OF ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHT TO UNilaterally AMEND THE PLAT, WITHOUT THE NECESSITY OF THE APPROVAL OF ANY OTHER PARTY, AND TO REVOKE, VARY, SUPPLEMENT OR AMEND THE RIGHTS RESERVED HEREIN.
9. THE DECLARANT HEREBY GRANTS TO ALL UTILITIES PROVIDERS AS EGRESS OVER AND ACROSS ALL AREAS SHOWN HEREON AS DESCRIBED IN THIS PLAT, WITHOUT NECESSITY OF REDEMPTION, THE RIGHT TO ACCESS TO AND CROSS THE PROPERTY AND TO INSTALL, MAINTAIN, OPERATE AND USE PUBLIC UTILITY FACILITIES AND TO TAKE ANY NECESSARY ACTION TO MAINTAIN OR PROTECT SUCH FACILITIES WITHIN THE BOUNDARIES.
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LEGAL DESCRIPTION

ALL OF THE RIGHTS OF THE PUBLIC UTILITY LINES DESCRIBED AS FOLLOWS:
 SECTION 9, T.7N, R.2E, S.18E, AS SHOWN ON THE ATTACHED VARIATION MAP.

THE DECLARANT HEREBY GRANTS TO ALL UTILITIES PROVIDERS AS EGRESS OVER AND ACROSS ALL AREAS SHOWN HEREON AS DESCRIBED IN THIS PLAT, WITHOUT NECESSITY OF REDEMPTION, THE RIGHT TO ACCESS TO AND CROSS THE PROPERTY AND TO INSTALL, MAINTAIN, OPERATE AND USE PUBLIC UTILITY FACILITIES AND TO TAKE ANY NECESSARY ACTION TO MAINTAIN OR PROTECT SUCH FACILITIES WITHIN THE BOUNDARIES.

SURVEYOR'S NARRATIVE:

1. THE PURPOSE FOR THIS SURVEY IS TO SUBDIVIDE THE AFORESAID TRACT OF LAND INTO LOTS, STREETS, PARCELS AND RIGHTS OF WAY.

2. THE BEARING-BEARING FOR THIS PLAT IS AS SHOWN ON THE NORTH SECTION LINE BETWEEN THE NORTHEAST CORNER OF SECTION 9, T.7N, R.2E, S.18E, AND A ROAD HEREBY COUNTY FORNIPART AT THE INTERSECTION OF THE HERBER/CAGGAGE COUNTY LINE AND THE HERBER COUNTY LINE. THE BEARING-BEARING FOR THIS PLAT IS AS SHOWN ON THE NORTH SECTION LINE BETWEEN THE NORTHEAST CORNER OF SECTION 9, T.7N, R.2E, S.18E, AND A ROAD HEREBY COUNTY FORNIPART AT THE INTERSECTION OF THE HERBER/CAGGAGE COUNTY LINE AND THE HERBER COUNTY LINE.

SEE RECORD OF SURVEY 5421

HEBER COUNTY SURVEYOR'S OFFICE HAS REVIEWED THIS PLAT AND ALL CONDITIONS FOR APPROVAL BY THIS OFFICE AND APPROVED THIS PLAT ON THIS DATE OF JUNE 20, 2021.

HEBER COUNTY ATTORNEY
 I HEREBY CERTIFY THAT THE HEBER COUNTY SURVEYOR'S OFFICE HAS REVIEWED THIS PLAT AND ALL CONDITIONS FOR APPROVAL BY THIS OFFICE AND APPROVED THIS PLAT ON THIS DATE OF JUNE 20, 2021.

OWNER
 SMHG VILLAGE DEVELOPMENT LLC
 PO BOX 1119 EDEN, UT, 84510

SURVEYOR'S CERTIFICATE

I, THE SURVEYOR, HAVE EXAMINED THE INSTRUMENTS, RECORDS, AND PROFESSIONAL LAND SURVEYOR'S DRAWINGS AND PLANS FOR THIS PLAT AND HAVE FOUND THAT THE PLAT IS ACCORDANT WITH THE REQUIREMENTS OF THE PROFESSIONAL LAND SURVEYING ACT AND THE UTILITY CODE OF THE STATE OF UTAH. I HAVE ALSO REVIEWED THE RECORDS OF THE PUBLIC UTILITY LINES AND THE RECORDS OF THE HERBER COUNTY ENGINEERS AND ARCHITECTS AND HAVE FOUND THAT THE PLAT IS ACCORDANT WITH THE REQUIREMENTS OF THE UTILITY CODE OF THE STATE OF UTAH. I HAVE ALSO REVIEWED THE RECORDS OF THE HERBER COUNTY ENGINEERS AND ARCHITECTS AND HAVE FOUND THAT THE PLAT IS ACCORDANT WITH THE REQUIREMENTS OF THE UTILITY CODE OF THE STATE OF UTAH.



OWNER'S DEDICATION:

SMHG VILLAGE DEVELOPMENT, LLC, (FOREGOING), AS THE OWNER OF THE HERIN DESCRIBED TRACT OF LAND, HAS HEREBY DEDICATED TO ALL OF THE RESTRICTIONS, RIGHTS AND LIMITATIONS SET FORTH IN THE PLAT NOTED, AND HATE SAID TRACT, TO BE KNOWN AS SURFIT EDEN PHASE ID AMENDMENT 3.

IN WITNESS WHEREOF, DECLARANT HAS EXECUTED THIS OWNER'S DEDICATION AS OF THE 8th DAY OF JUNE 2021.

SMHG VILLAGE DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY.
 BY: SMHG INVESTMENTS, LLC, A DELAWARE LIMITED LIABILITY COMPANY.
 ITS: SALE MEMBER

BY: Amara Skarabec
 NAME: Amara Skarabec
 TITLE: Authorized Signatory

ACKNOWLEDGEMENT:

STATE OF Utah } s.s.
 COUNTY OF Wasatch } s.s.
 I, Amara Skarabec, a single female, being of the legal age of 21 years,
 do hereby acknowledge that I am the owner of the above described property and that I have executed this instrument for the purposes and consideration herein stated.

DECLARANT CONSENT

I, Amara Skarabec, a single female, being of the legal age of 21 years, do hereby acknowledge that I am the owner of the above described property and that I have executed this instrument for the purposes and consideration herein stated.

SMHG PHASE 1, LLC, A DELAWARE LIMITED LIABILITY COMPANY.
 BY: SMHG INVESTMENTS, LLC, A DELAWARE LIMITED LIABILITY COMPANY.
 ITS: SALE MEMBER

ACKNOWLEDGEMENT:

STATE OF Utah } s.s.
 COUNTY OF Wasatch } s.s.
 I, Amara Skarabec, a single female, being of the legal age of 21 years,
 do hereby acknowledge that I am the owner of the above described property and that I have executed this instrument for the purposes and consideration herein stated.

TALISMAN SURVEYING, PLLC
 198 SOUTH MAIN STREET
 SALT LAKE CITY, UT 84111

RECORDED & FILED AT THE OFFICE OF THE COUNTY CLERK OF UTAH COUNTY, UTAH
 REGISTERED BY: Shig
 ENTRY NO: 3102316
 DATE: 2021.06.20 TIME: 3:30
 BOOK: 90 PAGE: 01-05

STATE OF UTAH, COUNTY OF HERBER
 RECORDED AND FILED AT THE OFFICE OF THE COUNTY CLERK OF UTAH COUNTY, UTAH
 REGISTERED BY: Shig
 ENTRY NO: 3102316
 DATE: 2021.06.20 TIME: 3:30
 BOOK: 90 PAGE: 01-05

SMHG INVESTMENTS, LLC, A DELAWARE LIMITED LIABILITY COMPANY
 COUNTY OF Wasatch } s.s.
 DATE: June 20 2021
 BY: Amara Skarabec
 TITLE: Authorized Signatory

Sheet 1 of 2