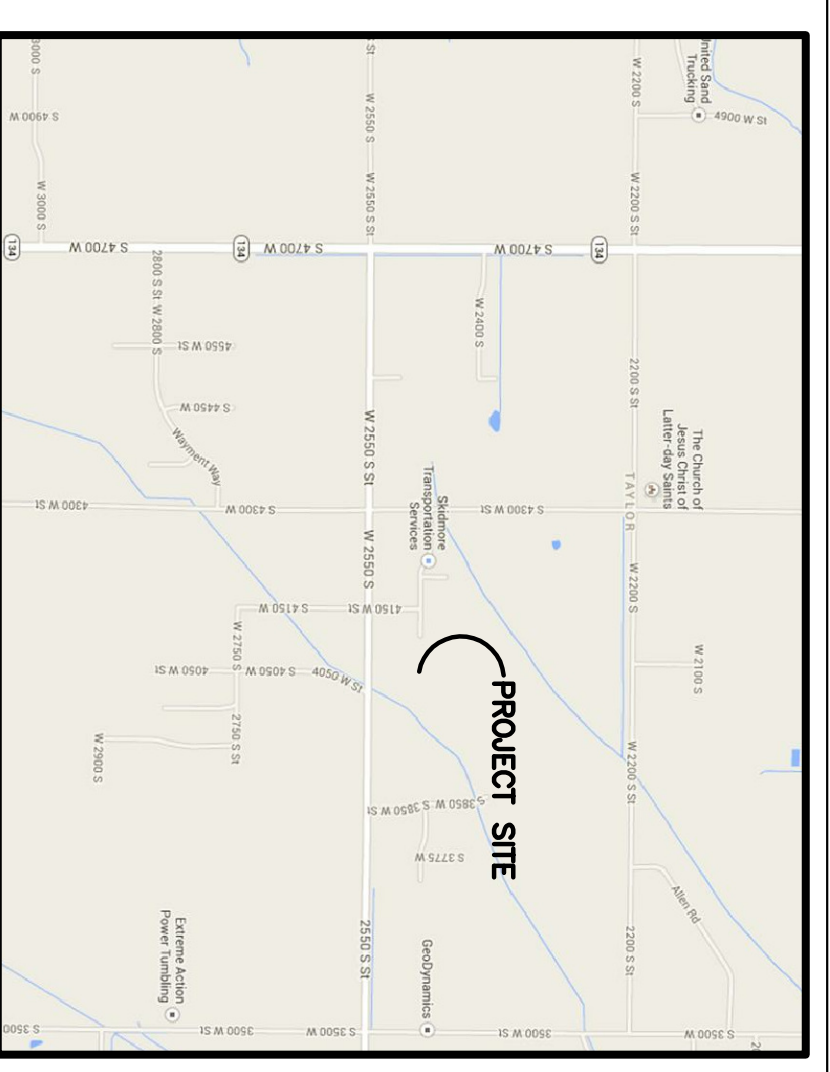
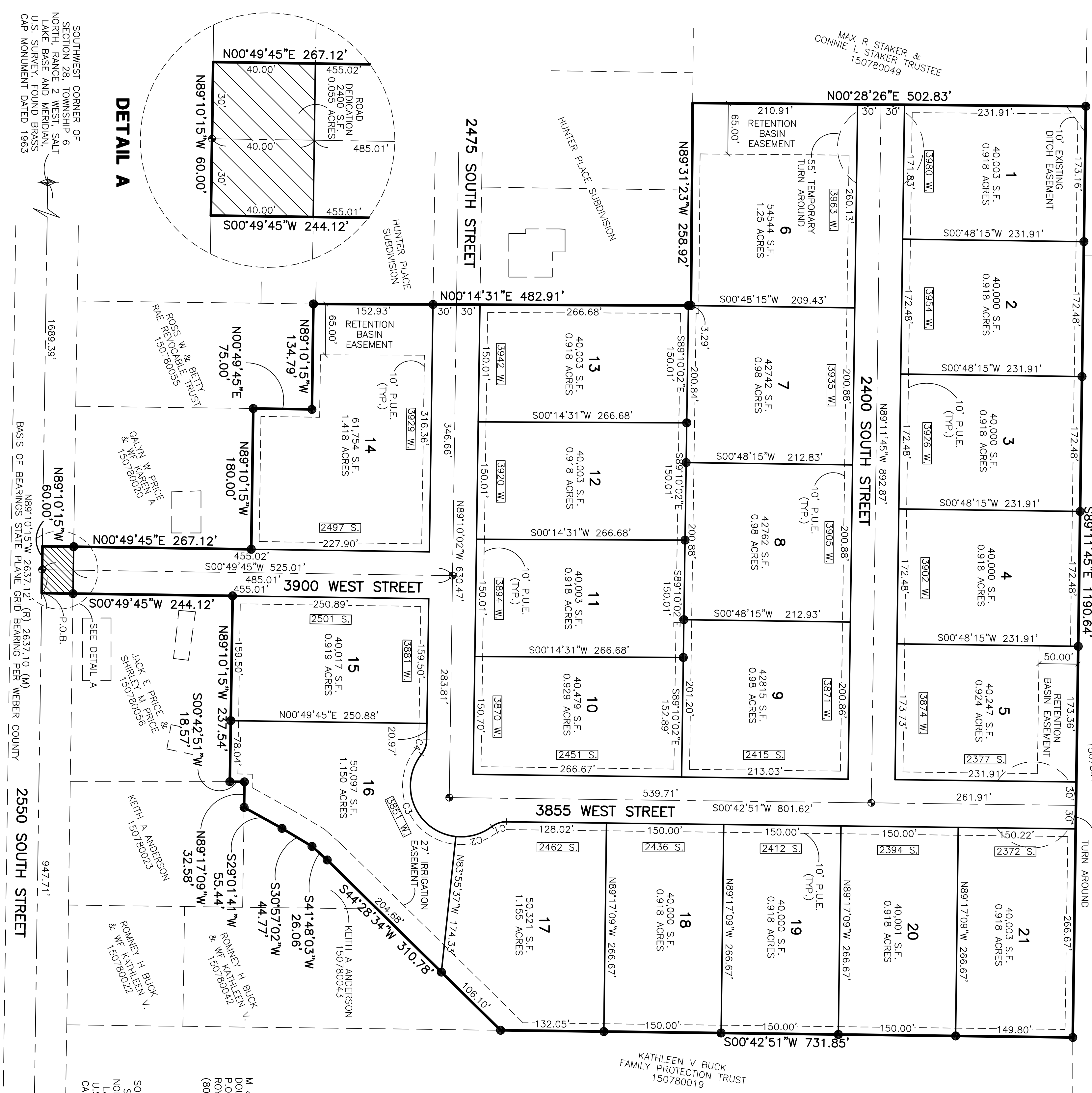


MALLARD SPRINGS SUBDIVISION

PART OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY
 WEBER COUNTY, UTAH
 JANUARY, 2014



BOUNDARY DESCRIPTION

REAR LOT CORNERS WERE SET WITH A 5/8" x 24" REBAR AND PLASTIC CAP STAMPED 'REEVE & ASSOCIATES', ALL FRONT LOT CORNERS WERE SET WITH A LEAD PILE IN THE TOP BACK OF CURB AT THE EXTENSION OF THE SIDE LOT LINES.

BOUNDARY DESCRIPTION

PART OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

NARRATIVE

THE PURPOSE OF THIS PLAT IS TO RE-ESTABLISH THE BOUNDARY OF THE EDWARD JAMISON PARCEL AND TO DIVIDE THE BELOW DESCRIBED PROPERTY INTO LOTS AND STREETS AS SHOWN. SOUTH BOUNDARY LINES WERE ESTABLISHED BY DEED CALLS TO THE NORTH LINE OF THE ADJACENT PARCELS AND MORE OR LESS DISTANCES TO THE NORTH LINE OF 2550 SOUTH STREET, THE SOUTHWEST AREA/BOUNDARY ALONG THE NEW WILSON DITCH WAS DETERMINED BY PHYSICAL FIELD LOCATION AND THE CENTERLINE OF SAID DITCH WAS USED FOR THE BOUNDARY LINE. SEVER DISCREPANCIES EXIST BETWEEN THE ACTUAL 2550 SOUTH STREET AND THE EAST ADJACENT WERE REVIEWED TO MATCH THE BRINKING ALONG THE SECTION LINE.

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PLAT IS THE SECTION LINE BETWEEN THE SOUTH QUARTER CORNER AND THE SOUTHWEST CORNER OF SECTION 28, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, SHOWN HEREON AS: N89°10'15" W

CURVE TABLE

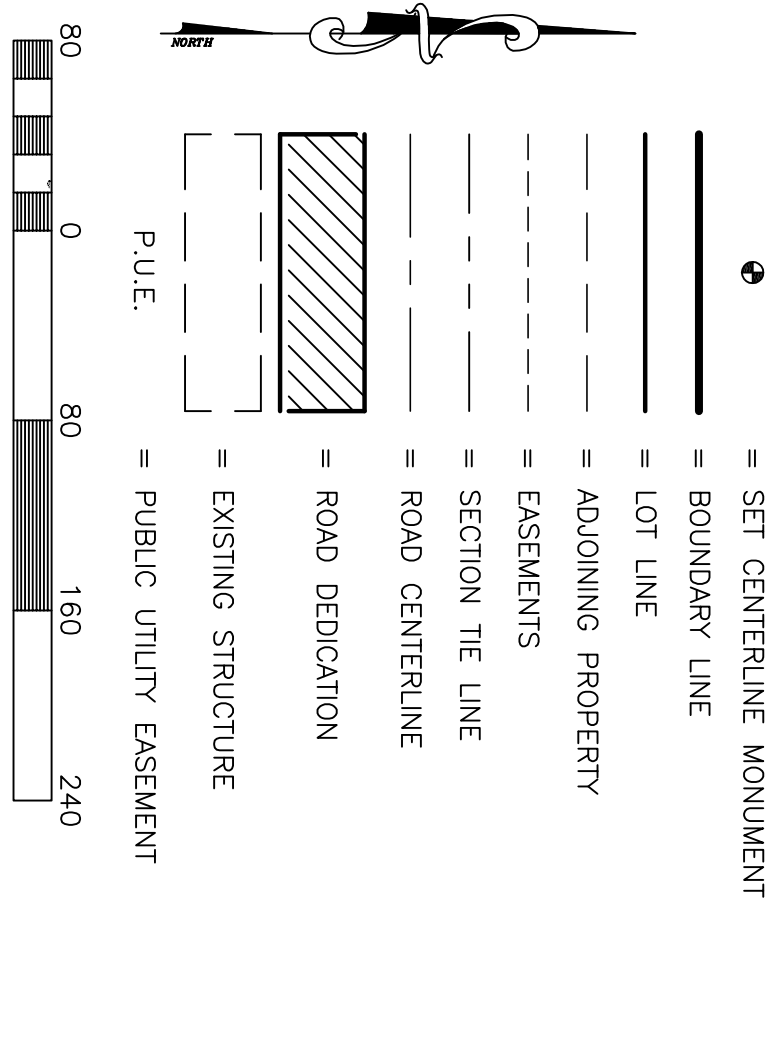
#	RADIUS	ARC LENGTH	CHD LENGTH	TANGENT	CHD BEARING	DELTA
C1	30.00	19.83	19.42	10.29	S181°53'02"E	37°51'49"
C2	63.00	49.03	47.86	29.76	S153°22'18"E	43°51'25"
C3	63.00	139.11	114.04	118.78	S87°23'03"W	122°37'25"
C4	30.00	19.83	19.47	10.29	N101°42'07"W	37°51'49"

LEGEND

- = SECTION CORNER
- = SET 5/8"X24" REBAR AND CAP STAMPED "REEVE & ASSOCIATES"
- = SET CENTERLINE MONUMENT
- = BOUNDARY LINE
- = LOT LINE
- = ADDING PROPERTY
- = EASEMENTS
- = SECTION THE LINE
- = ROAD CENTERLINE
- = ROAD DEDICATION
- = EXISTING STRUCTURE
- = PUBLIC UTILITY EASEMENT

Developer:
 M & D DEVELOPERS
 DOUG HAWBLIN & JASON HAWBLIN
 P.O. BOX 623
 RUI, UT 84067
 (801) 725-3782

SOUTH QUARTER CORNER OF SECTION 28, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, FOUND BRASS CAP MONUMENT DATED 1963



SURVEYORS CERTIFICATE

I, ROBERT D. KUNZ, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS ACT; AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH UTAH CODES 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REFERENCED ON THIS PLAT, AND THAT THIS PLAT OF **MALLARD SPRINGS SUBDIVISION** IS A CORRECT REPRESENTATION OF THE HEREN DESCRIBED LANDS INCLUDED IN SAID SUBDIVISION, BASED UPON DATA COMPILED FROM RECORDS IN THE WEBER COUNTY RECORDER'S OFFICE, AND FROM SAID SURVEY MADE BY ME ON THE GROUND, I FURTHER CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES OF WEBER COUNTY CONCERNING ZONING REQUIREMENTS REGARDING LOT MEASUREMENTS HAVE BEEN COMPLIED WITH.

SIGNED THIS _____ DAY OF _____, 20___

OWNERS DEDICATION AND CERTIFICATION

WE THE UNDERSIGNED OWNERS OF THE HERIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AS SHOWN ON THE PLAT OF **MALLARD SPRINGS SUBDIVISION**, PART OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, AND ALSO TO GRANT AND DESIGNATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED HEREON AS PUBLIC UTILITY, STORM WATER DETENTION POUNDS DRAINAGE EASEMENTS AND CANAL MAINTENANCE EASEMENT, THE SAME TO BE USED FOR THE INSTALLATION MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINE, STORM DRAINAGE FACILITIES, IRRIGATION CANALS OR FOR THE PERPETUAL PRESERVATION OF WATER CHANNELS, TRENCH, MAINTENANCE AND REPAIR THEREAS AS MAY BE DETERMINED BY SUCH EASEMENTS AND HEREBY GRANT A TEMPORARY TURN AROUND EASEMENT AS SHOWN HEREON TO BE USED BY THE PUBLIC UTILTY, SUCH THAT THAT THE ROAD IS EXTENDED, THE TEMPORARY TURN AROUND EASEMENT SHALL BE REVOKED AND NULLIFIED AT THE EVENT OF THE EXTENSION OF THE ROAD WITHOUT FURTHER WRITTEN DOCUMENT AND THE ENCUMBERED LAND WITHIN THE AFFECTED LOTS SHALL BE RELEASED FOR FULL AND EXCLUSIVE USE AND BENEFIT OF THE LOT OWNERS, PARCEL A IS DEDICATED TO WEBER COUNTY FOR THE PURPOSE OF A STORM DRAIN DETENTION FACILITY AND HERE:

SIGNED THIS _____ DAY OF _____, 20___

ACKNOWLEDGMENT

STATE OF UTAH)
)ss.
 COUNTY OF _____)
 ON THE _____ DAY OF _____, 20___, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, _____ (AND _____), WHO BEING BY ME DULY SWORN, DID ACKNOWLEDGE TO ME _____ SIGNED IT FREELY, VOLUNTARILY, AND FOR THE PURPOSES THEREIN MENTIONED.

ACKNOWLEDGMENT

NOTARY PUBLIC

COMMISSION EXPIRES _____

Reeve & Associates, Inc.
 920 Quailcrest Street, Suite 14, Ogden, Utah 84403
 Tel: (801) 821-3000 Fax: (801) 871-6666 www.reeve-assoc.com

Project Info
 Designer: N. ANDERSON
 Begin Date: 11-07-13
 Name: MALLARD SPRINGS SUBDIVISION
 Number: 3442-230
 Revision: 8-14-14
 Scale: 1"=80'
 Checked: _____

WEBER COUNTY PLANNING COMMISSION APPROVAL

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY REVIEWED AND APPROVED BY THE WEBER COUNTY PLANNING COMMISSION ON _____ DAY OF _____, 20___.

WEBER COUNTY ENGINEER

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

WEBER COUNTY COMMISSION ACCEPTANCE

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT, THE DEDICATION OF STREETS AND OTHER PUBLIC WORKS AND FINANCIAL GUARANTEE OF PUBLIC IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION, THEREON ARE HEREBY APPROVED AND ACCEPTED BY THE COMMISSIONERS OF WEBER COUNTY, UTAH, ON _____ DAY OF _____, 20___.

WEBER COUNTY SURVEYOR

I HEREBY CERTIFY THAT THE WEBER COUNTY SURVEYORS 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.

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 THEREON AND NOW IN FORCE AND AFFECT.

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.

Webster County Recorder

Entry No. _____ Fee Paid _____
 And Recorded, _____
 At _____ In Book _____
 Of The Official Records, Page _____
 Recorded For: _____

WEBER COUNTY SURVEYOR
 WEBER COUNTY ATTORNEY
 WEBER-MORGAN HEALTH DEPARTMENT
 WEBER COUNTY PLANNING COMMISSION
 WEBER COUNTY ENGINEER
 CHAIRMAN, WEBER COUNTY PLANNING COMMISSION