

BLUE ACRES SUBDIVISION PHASE 3

A 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

A-1 ZONE NOTE

"AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURAL ZONES. AGRICULTURAL 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 AGRICULTURAL USE SHALL BE SUBJECT TO RESTRICTION ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION" (AMD. ORD. #3-82, JANUARY 26, 1982)

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PLAT IS THE UTAH COORDINATE SYSTEM (1927) NORTH ZONE, DETERMINED LOCALLY BY THE COUNTY RECORDS ALONG THE LINE BETWEEN THE WEST QUARTER CORNER AND THE EAST QUARTER CORNER OF SECTION 28, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, SHOWN HEREON AS: S89°13'14"E

BOUNDARY DESCRIPTION

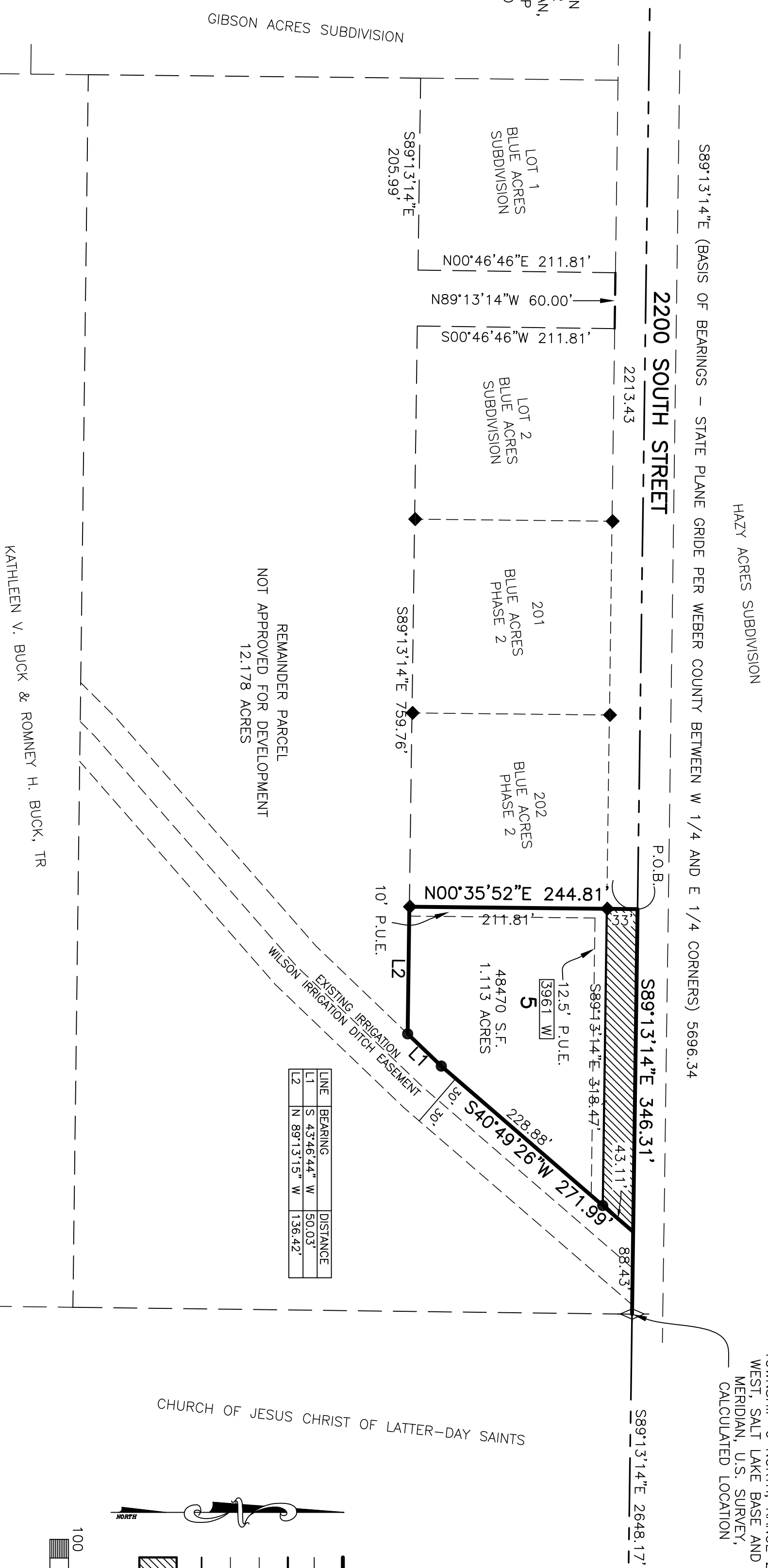
A PART OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE CENTERLINE OF 2200 SOUTH STREET, SAID POINT BEING S89°13'14"E ALONG THE QUARTER SECTION LINE 223.43 FEET FROM THE W ¼ CORNER OF SAID SECTION 28; THENCE ALONG SAID CENTER LINE S89°13'14"E, 346.31'; THENCE ALONG AN EASEMENT FOR AN EXISTING CANAL S40°49'26"W, 271.99', AND S43°46'44"W, 50.03'; THENCE N89°13'15"W, 136.42' TO THE EAST LINE OF SAID CENTER LINE; THENCE ALONG SAID EAST LINE N00°35'52"E, 244.81' TO THE POINT OF BEGINNING, CONTAINING 59438.80 SQUARE FEET, OR 1.369 ACRES

NARRATIVE

THE PURPOSE OF THIS PLAT IS TO DIVIDE THE BELOW DESCRIBED PROPERTY INTO LOTS AND STREETS AS SHOWN. ALL BOUNDARY AND LOT CORNERS WERE SET WITH A 5/8" x 24" REBAR AND PLASTIC CAP STAMPED "REEVE & ASSOCIATES".

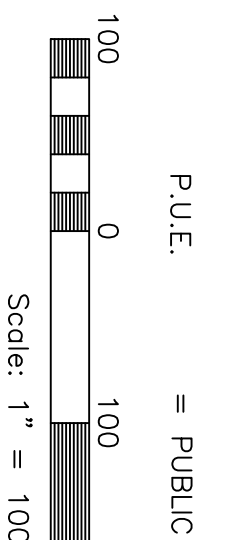
WEST QUARTER CORNER OF SECTION 28, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, FOUND 3" BRASS CAP SET IN CONCRETE 3" BELOW ROAD SURFACE (1981)



LINE	BEARING	DISTANCE
L1	S 43°46'44" W	50.03'
L2	N 89°13'15" W	136.42'

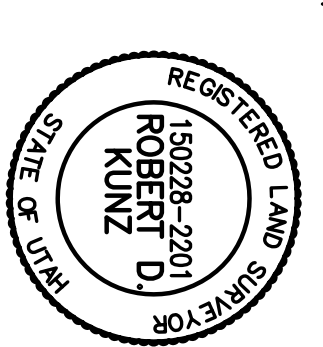
LEGEND

- ◆ = SECTION CORNER
- ◇ = CALCULATED CORNER NOT FOUND
- = SET 5/8" x 24" REBAR W/ CAP MARKED REVEE AND ASSOCIATES
- ◆ = FOUND 5/8" x 24" REBAR W/ CAP MARKED REVEE AND ASSOCIATES
- = BOUNDARY LINE
- = REMAINDER PARCEL
- = LOT LINE
- = ADJOINING PROPERTY EASEMENTS
- = SECTION TIE LINE
- ▨ = ROAD DEDICATION
- ▨ = PUBLIC UTILITY EASEMENT



SURVEYOR'S 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 AND LAND SURVEYORS ACT; AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION AS PART OF THE BLUE ACRES SUBDIVISION PHASE 3. I HAVE REVIEWED THE PLAT AND THE FIELD NOTES AND THE DATA THEREON AND I REPRESENTED ON THIS PLAT AND THE FIELD NOTES AND THE DATA THEREON THAT THE SURVEY IN WEBER COUNTY, UTAH, HAS BEEN DRAWN CORRECTLY TO THE DESIGNATED SCALE AND IS A TRUE AND 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 COMPLETED WITH.



OWNERS DEDICATION AND CERTIFICATION

WE THE UNDERSIGNED OWNERS OF THE HEREN DESCRIBED TRACT OF LAND DO HEREBY SET PART AND SUBDUDE THE SAME INTO LOTS AND STREETS (PRIVATE STREETS, PRIVATE RIGHTS OF WAY AND PUBLIC RIGHTS OF WAY) AND HEREBY DEDICATE SAID TRACT OF LAND DESIGNATED AS STREETS, THE SAME TO BE USED AS PUBLIC THOROUGHFARES AND ALSO TO 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 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 IN THEIR NATURAL STATE WHICHEVER IS APPLICABLE AS CAN BE DETERMINED BY THE GOVERNING AUTHORITY, WITH NO BUILDINGS OR STRUCTURES BEING ERRECTED WITHIN SUCH EASEMENTS.

SIGNED THIS _____ DAY OF _____, 20____.

FOR: THE KATHLEEN V. BUCK FAMILY PROTECTION TRUST DATED THE 27TH DAY OF FEBRUARY 2004

ROMNEY H BUCK TRUSTEE _____ KATHLEEN V BUCK, TRUSTEE

ACKNOWLEDGMENT

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

COMMISSION EXPIRES _____ NOTARY PUBLIC

ACKNOWLEDGMENT

ON THE _____ DAY OF _____, 20____, I PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, KATHLEEN V. BUCK, ROMNEY H BUCK TRUSTEE, AND KATHLEEN V. BUCK FAMILY PROTECTION TRUST DATED THE 27TH DAY OF FEBRUARY 2004 AND THAT THEY SIGNED THE ABOVE OWNER'S DEDICATION AND CERTIFICATION FREELY, VOLUNTARILY, AND IN BEHALF OF SAID TRUST FOR THE PURPOSES THEREIN MENTIONED.

COMMISSION EXPIRES _____ NOTARY PUBLIC

Project Info.

Surveyor: R. KUNZ
 Designer: N. ANDERSON
 Begin Date: 10-01-13
 Name: BLUE ACRES SUBDIVISION PHASE 3
 Number: 5036-01
 Revision: _____
 Scale: 1"=100'
 Checked: _____



DEVELOPER

ROMNEY BUCK
 2250 SOUTH
 GOLDEN
 801-540-7235

Webster County Recorder

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

WEBER COUNTY PLANNING COMMISSION APPROVAL

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE WEBER COUNTY PLANNING COMMISSION, SIGNED THIS _____ DAY OF _____, 20____.

CHAIRMAN, WEBER COUNTY PLANNING COMMISSION

WEBER COUNTY ENGINEER

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

WEBER COUNTY ENGINEER

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.

ATTEST

CHAIRMAN, WEBER COUNTY COMMISSION

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.

WEBER COUNTY SURVEYOR

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.

WEBER COUNTY ATTORNEY