Spring Creek Estates Subdivision No. 2 - 1st Amendment
Amending Lots 6 & 7

A part of Southwest Corner of Section 24, T5N, R1W, SLB&M, U.S. Survey
Weber County, Utah
March 2016

CAP DETAIL

A 5/8"ø rebar 24" long with plastic cap (see detail above) was set at property corners as shown.

Legend

- Set Nail & Washer
- Set Rebar & Cap w/ Lathe
- Set Hub & Tack
- Monument to be set
- (Rad.) Radial Line
- (N/R) Non-Radial Line
- Fence
- Found Nail
- PU&DE Public Utility & Drainage Easement
- (W.C.S) Weber County Survey
- Property Line
- Utility Easement Line
- Adjoining Property Line
- Buildable Area

Scale: 1" = 40'

Graphic Scale

NARRATIVE

This survey was requested by Mr. Colin Murphy for the purpose of acquiring a portion of Lot 7 that he had been occupying. A Brass Cap Monument was found at the Southwest Corner of Section 24, T5N, R1W, SLB&M, U.S. Survey, a Rebar & Cap was found at the Southwest Corner of Lot 3 of Spring Creek Estates Subdivision No.2. a line bearing South 54°13'43" East between the Southwest Corner of Section 26 and the Southwest corner of Lot 3 was used as the basis of bearings. Property corners were monumented as depicted on this drawing.

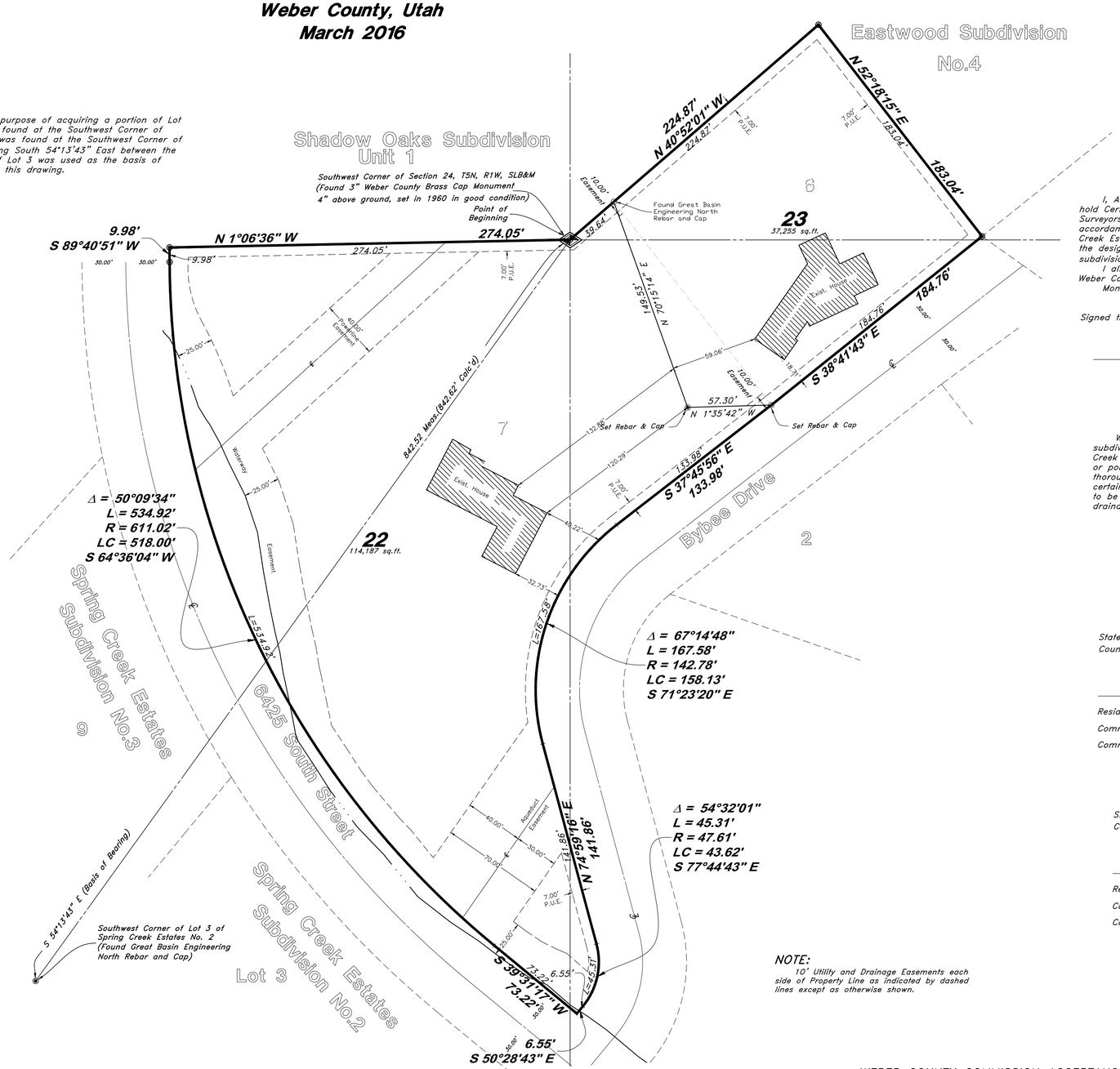
Note:
Plotted Buildable area from original plot to remain in affect, unless Geotechnical study has been completed and approved by Weber.

BOUNDARY DESCRIPTION

All of Lot 6 & 7 of Spring Creek Estates No. 2, a subdivision in Uintah City, Weber County, Utah.

More Particularly Described as Beginning at the Southwest Corner Section 24, T5N, R1W, SLB&M also being the Northeast line of Shadow Oaks Subdivision Unit 1 thence running North 40°52'01" West 224.87 feet along said line to the Southwest Corner of Eastwood Subdivision No. 4; thence North 52°18'15" East 183.04 feet along said line to the West line of Bybee Drive; thence Six (6) courses along said West line as follows; (1) South 38°41'43" East 184.76 feet; (2) South 37°45'56" East 133.98 feet to a point of curvature; (3) Southeasterly along the arc of a 142.78 foot Radius curve to the left a distance of 167.58 feet (Delta Angle equals 67°14'48", Center bears North 52°14'04" East, and Long Chord bears South 71°23'20" East 158.13 feet); (4) North 74°59'16" East 141.86 feet to a point of curvature; (5) Northeasterly along the arc of a 47.61 foot Radius curve to the right a distance of 45.31 feet (Delta Angle equals 54°32'01", Center bears South 15°00'44" East, and Long Chord bears South 77°44'43" East 43.62 feet); (6) South 50°28'43" East to the North line of 6425 South Street; thence Three (3) courses along said North line as follows; (1) South 39°31'17" West 73.22 feet to a point of curvature; (2) Southwesterly along the arc of a 611.02 foot Radius curve to the right a distance of 534.92 feet (Delta Angle equals 50°09'92", Center bears North 50°28'43" West, and Long Chord bears South 64°36'04" East 518.00 feet); (3) South 89°40'51" West 141.86 feet to the Southeast Corner of Shadow Oaks Subdivision Unit 1; thence North 1°06'36" West 274.05 feet along said line to the point of beginning.

Contains 3.477 acres.



NOTE:
10' Utility and Drainage Easements each side of Property Line as indicated by dashed lines except as otherwise shown.

SURVEYOR'S CERTIFICATE

I, Andy Hubbard, do hereby certify that I am a Professional Land Surveyor in the State of Utah, and that I hold Certificate No. 6242920 in accordance with Title 58, Chapter 22, of the Professional Engineers and Land Surveyors Licensing Act. I also certify that I have completed a survey of the property described hereon in accordance with Section 17-23-17 and that I have verified all measurements shown hereon this plat of Spring Creek Estates Subdivision No. 2 - 1st Amendment in Weber County, Utah and that it 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 records in the Weber County Recorder's Office.

I also certify the lots within Rick Russell Subdivision, conform to the frontage and area requirements of the Weber County Zoning Ordinance.

Monuments have been found or placed as represented on this plat.

Signed this ____ day of _____, 2016.

6242920
License No.

Andy Hubbard

OWNER'S DEDICATION

We, the undersigned owners of the hereon described tract of land, hereby set apart and subdivide the same into Lots and Streets as shown on this plat, and name said tract Spring Creek Subdivision No. 2 - 1st Amendment 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, and also dedicate, grant and convey to Uintah City, Weber County Utah, those certain strips as easements 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 Uintah City, Weber County, Utah.

Signed this day of , 2016.

Collin Murphey

Rick Russell

ACKNOWLEDGMENT

State of Utah
County of Weber } ss

The foregoing instrument was acknowledged before me this_____ day of _____ 20__ by _____.

Residing At:_____
Commission Number:_____
Commission Expires:_____

A Notary Public commissioned in Utah

Print Name

ACKNOWLEDGMENT

State of Utah
County of Weber } ss

The foregoing instrument was acknowledged before me this_____ day of _____ 20__ by _____.

Residing At:_____
Commission Number:_____
Commission Expires:_____

A Notary Public commissioned in Utah

Print Name

WEBER 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. Signed this day of , 2016. Director,

Weber Health Department

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 , 2016.

Chair, Weber County Planning Commissiom

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 , 2016.

Signature

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.

Signed this day of , 2016.

Signature

WEBER COUNTY PLANNING COMMISSION

Approved and Accepted by the Weber County Planning Commission on this ____ day of _____, 2016.

Planning Commission Chair

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 , 2016.

Title _____ _____

Chair, Weber County Commission

Attest

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 the lines and monuments on record in the 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 , 2016.

Signature

WEBER COUNTY RECORDER

ENTRY NO._____ FEE PAID _____
_____FILED FOR RECORD AND RECORDED_____, AT _____ IN BOOK_____ OF OFFICIAL RECORDS, PAGE_____, RECORDED FOR_____

WEBER COUNTY RECORDER

BY:_____
DEPUTY

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Rick Russell