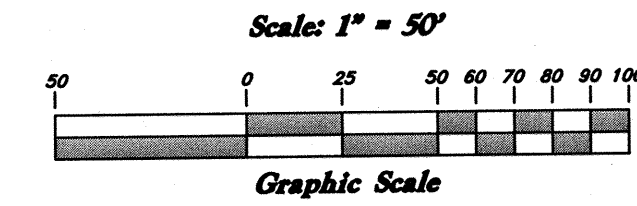
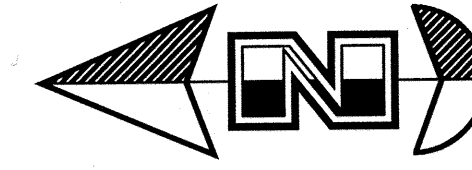


The Legends @ Hawkins Creek 2nd Amendment

A Cluster Subdivision

Lot 25

A part of the Southwest 1/4 of Section 24, T6N, R1E, SLB&M., U.S. Survey
Unincorporated Weber County, Utah
March 2012



LEGEND

- Set 5/8" Rebar (24" long) & cap w/ Fencepost
 - Set Hub & Tack
 - ✦ Location of street monuments to be set upon completion of road improvements.
 - (Rad.) Radial line
 - (N/R) Non-Radial line
 - W.C.S. Weber County Survey
 - ◆ Section Corner
 - ⊕ A 5/8" rebar 24" long with plastic cap (see detail below) was set at all property corners.
1. 10' wide Public Utility and Drainage Easements each side of Property line as indicated by dashed lines, except as otherwise shown.
2. 20' cut and fill easements along frontage of lots as shown.
3. Location of centerline monuments to be set upon completion of improvements.

SURVEYOR'S CERTIFICATE

I, Mark E. Babbitt, a Registered Professional Land Surveyor in the State of Utah, do hereby certify that this plat of The Legends @ Hawkins Creek in Weber County, Utah 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, and of a survey made on the ground and that I further certify that all current lot widths and areas meet the requirements of the Weber County Zoning Ordinance.

Signed this day of _____, 2012.

166484

Mark E. Babbitt

OWNER'S DEDICATION

I, the undersigned owner of the herein described tract of land, do hereby set apart and subdivide the same into lots and private streets as shown on this plat of The Legends @ Hawkins Creek 2nd Amendment Lot 25 and do hereby dedicate and reserve unto themselves, their heirs, their grantees and assigns, a right of way to be used in common with all others within said subdivision (and those adjoining subdivisions that may be subdivided by the undersigned owners, their successors, or assigns) on, over and across all those portions or parts of said tract of land designated on said plat as Private Streets (Private Rights-of-Way) as access to the individual lots, to be maintained by a Lot (unit) Owners Association whose membership consists of said owners, their grantees, successors, or assigns, and also grant and convey to the subdivision Lot (unit) Owners Association, all those parts or portions of said tract of land designated as Common Areas to be used for recreational and open space purposes for the benefit of each Lot (unit) Owners Association member in common with all others in the subdivision and grant and dedicate to Weber County a perpetual open space right and easement on and over the common areas to guarantee to Weber County that the Common Areas remain open and undeveloped except for approved easement over, upon and under the lands designated on the plat as public utility, storm water detention ponds and drainage easements, the same to be used for the installation, maintenance and operation of public utility service lines, storm drainage facilities or for the perpetual preservation of water drainage 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 _____, 2012

Jeff Shugars - Owner

ACKNOWLEDGMENT

State of _____ ss

County of _____

On the _____ day of _____, 2012, personally appeared before me, Keith Smith who being by me duly sworn did say that he is the Principal of Smith and More Properties, LLC and that said instrument was signed in behalf of said Corporation by a resolution of its Board of Directors and Keith Smith acknowledged to me that said Corporation executed the same.

Residing at: _____

A Notary Public commissioned in Utah

Commission Expires: _____

BOUNDARY DESCRIPTION

All of Lot 25 of The Legends at Hawkins Creek A Cluster Subdivision.

Being more particularly described as:

A part of the Southwest Quarter of Section 24, Township 6 North, Range 1 East, Salt Lake Base and Meridian.

Beginning at a point on the Easterly right-of-way line of Chaparral Road which is 1378.89 feet South 0°47'56" West (South 0°48'08" West W.C.S.) along the section line and 530.11 feet South 89°12'04" East from the West Quarter corner of said Section 24 and running; thence North 61°57'52" East 460.29 feet; thence South 24°14'24" East 223.81 feet; thence South 62°40'56" West 407.25 feet to the said Easterly right-of-way line of Chaparral Road; thence along said right-of-way line Northwesterly along the arc of a 1435.00 foot radius curve to the left a distance of 137.85 feet (Central Angle equals 5°30'14" and Long Chord bears North 30°04'11" West 137.79"); thence Northwesterly along the arc of a 965.00 foot radius curve to the right a distance of 80.61 feet (Central Angle Equals 4°47'10" and Long Chord bears North 30°25'43" West 80.59 feet) to the point of beginning.

Contains 92,316 sq ft or 2.119 acres

Southwest Corner of Section 24, T6N, R1E, SLB&M., U.S. Survey Found Bureau of Land Management Brass Cap - (1986) 0.66' above ground

2628.75' meas. (2628.95' W.C.S.)

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

North 1/4 corner of Section 24, T6N, R1E, SLB&M., U.S. Survey Found Weber County Brass Cap - (1991) Good Condition. (at road surface)

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 _____, 2012.

Signature _____

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 _____, 2012.

Signature _____

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 _____, 2012.

Title _____
Chair, Weber County Commission

Attest _____

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 _____, 2012.

Signature _____

OGDEN VALLEY TOWNSHIP PLANNING COMMISSION

This is to certify that this subdivision plat was duly approved by the Ogden Valley Township Planning Commission on the day of _____, 2012.

Chair, Ogden Valley Township Planning Commission

"NOTICE OF PURCHASES OF RESTRICTED "R" LOTS"
Lots designated by the letter "R" after the lot number are restricted lots and building development on such lots is subject to the provisions of the Hillside Development ordinance of Weber County, (Amd. Ord. #3-82, Jan. 26, 1982.

"NOTICE TO PURCHASERS OF LOTS WITH DESIGNATED BUILDING AREAS"
Lots with designated "building areas" have been approved subject to the condition that building development shall take place only within such designated areas.

36

26
6532 East

35

26
6532 East

24
6556 East

Δ = 5°30'14"
R = 1435.00'
L = 137.85'
LC = 137.79'
N 30°04'11" W

30
6551 East

Δ = 4°47'10"
R = 965.00'
L = 80.61'
LC = 80.59'
N 30°25'43" W

31
6543 East

32
6535 East

35
6527 East

GREAT BASIN ENGINEERING

5746 SOUTH 1475 EAST OGDEN, UTAH 84403
MAIN (801) 394-4515 S.L.C. (801) 521-0222 FAX (801) 392-7544
WWW.GREATBASINENGINEERING.COM

Narrative:
At the request of Keith Smith, owner and developer of The Legends @ Hawkins Creek, we have prepared this subdivision plat.
The basis of bearing for this plat is S 89°36'57" E between the Brass Caps found at the Northwest corner and the North 1/4 corner of Section 24, Township 6 North, Range 1 East, Salt Lake Base & Meridian, U.S. Survey.