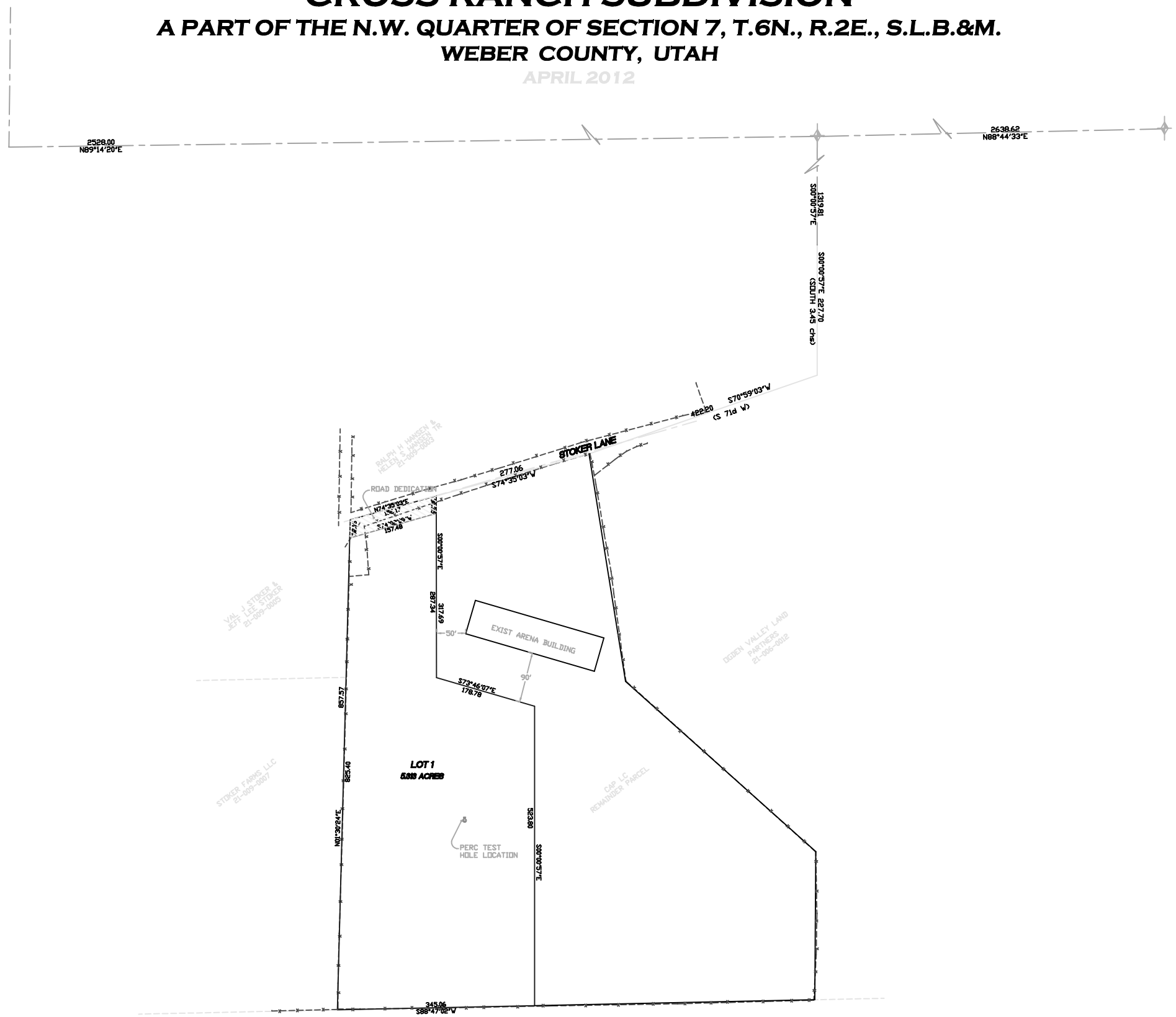
# CROSS RANCH SUBDIVISION

## A PART OF THE N.W. QUARTER OF SECTION 7, T.6N., R.2E., S.L.B.&M.

## WEBER COUNTY, UTAH

APRIL 2012




SCALE: 1" = 60'

○ = 5/8"Ø x 24" REBAR WITH CAP STAMPED 172757

### PERC TABLE

| PERC TEST HOLE | DEPTH, IN. | PERC RATE, MPI | SOILS EVALUATION #12238, WEBER-MORGAN HEALTH DEPARTMENT |
|---|---|---|---|
| NO. 1 | 36" | 90" | 0-24" GRAVELLY SANDY CLAY LOAM, ORGANICS, 60% GRAVEL |
| | | | 24-52" GRAVELLY SANDY CLAY , 70% GRAVEL, WHITE POSSIBLE VOLCANIC REDOX |
| | | | 52-112" GRAVELLY SANDY CLAY LOAM, 70% GRAVEL, LIMITED SILTS OXIDIZED |
| | | | |
| | | | |

### AGRICULTURAL NOTE

AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURE ZONES. AGRICULTURE 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 AGRICULTURE USE SHALL BE SUBJECT TO RESTRICTION ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION.

### SURVEYORS CERTIFICATE

I DOUG L GRAHAM, HOLDING LICENSE NUMBER 172757 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT, HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THE PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS AND PLACED MONUMENTS AS REPRESENTED ON THE PLAT.

I DO ALSO HEREBY CERTIFY THAT THIS PLAT OF CROSS RANCH SUBDIVISION IN WEBER COUNTY, UTAH, HAS BEEN CORRECTLY DRAWN TO 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 RECORDERS OFFICE, WEBER COUNTY SURVEYORS OFFICE AND OF A SURVEY MADE ON THE GROUND, AND I FURTHER CERTIFY THAT ALL LOTS MEET CURRENT LOT WIDTH AND AREA REQUIREMENTS FOR WEBER COUNTY ZONING.

SIGNED THIS _____ DAY OF _____ 20__.

### OWNERS DEDICATION

WE THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AS SHOWN HEREON AND NAME SAID TRACT CROSS RANCH SUBDIVISION 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 FOREVER. ALSO 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, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINE, STORM DRAINAGE FACILITIES OR FOR THE PERPETUAL PRESERVATION OF WATER 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 _____ 20__.

_____ _____

_____ _____

### ACKNOWLEDGMENT

STATE OF UTAH )ss
COUNTY OF WEBER

ON THIS _____ DAY OF _____ 20__, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THE SIGNERS OF THE ABOVE OWNERS DEDICATION _____ IN NUMBER, WHO DULY ACKNOWLEDGED TO ME THAT THEY SIGNED IT FREELY AND VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED.

_____ _____
COMMISSION EXPIRES NOTARY PUBLIC

### BOUNDARY DESCRIPTION

A PART OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT SOUTH 00°00'57" EAST 1319.81, SOUTH 00°00'57" EAST 227.70 FEET, SOUTH 70°59'03" WEST 422.20 FEET AND SOUTH 74°35'03" WEST 227.06 FEET FROM THE NORTHEAST CORNER OF SAID NORTHWEST QUARTER; RUNNING THENCEE SOUTH 00°00'57" EAST 317.69 FEET; THENCE SOUTH 73°46'07" EAST 178.78 FEET; THENCE SOUTH 00°01'57" EAST 523.80 FEET; THENCE SOUTH 88°47'02" WEST 345.06 FEET; THENCE NORTH 01°30'24" EAST 857.57 FEET; THENCE NORTH 74°35'03" EAST 156.17 FEET TO THE POINT OF BEGINNING.
CONTAINS 5.42 ACRES

### NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO CREATE A ONE LOT SUBDIVISION FOR CONSTRUCTION OF A NEW HOME. THE EXISTING FENCES ARE A REASONABLE FIT TO THE DIMENSIONS OF THE PARCEL AND WERE ACCEPTED ALONG THE EAST LINE OF THE PARENT PARCEL. IN A SURVEY BY ENSIGN. OLD LONG STANDING FENCES ALONG THE SOUTH AND WEST LINES HAVE BEEN ACCEPTED AND ARE IN AGREEMENT WITH ADJOINERS DEEDS AS NEAR AS CAN BE DETERMINED WITH THE LACK OF MONUMENTATION IN THIS SECTION. THE NORTH LINE IS SET BY DEED AND ROAD DEDICATION FOR STOKER LANE DETERMINED BY CURRENT OCCUPATION. BASIS OF BEARING IS UTAH STATE PLANE GRID BEARING AS DETERMINED BY WEBER COUNTY.

### WEBER-MORGAN HEALTH DEPARTMENT

I HEREBY CERTIFY THAT THE SOILS, PERCOLATION RATES, AND SITE CONDITION FOR THIS SUBDIVISION HAVE BEEN INVESTIGATED BY THIS OFFICE AND ARE APPROVED FOR ON-SITE WASTEWATER DISPOSAL SYSTEMS.

SIGNED THIS _____ DAY OF _____, 20__.

_____
DIRECTOR, WEBER-MORGAN 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 _____, 20__.

_____
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 _____, 20__.

_____
SIGNATURE

### 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.

SIGNED THIS _____ DAY OF _____, 20__.

_____
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 _____, 20__.

_____
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 _____, 20.

ATTEST:
TITLE: CHAIRMAN, WEBER COUNTY COMMISSION


LANDMARK SURVEYING, INC.
A COMPLETE LAND SURVEYING SERVICE
4646 S. 3500 W. #A-3, WEST HAVEN, UTAH 84401
PHONE 801-731-4075 FAX 801-731-8506


CLIENT: WIT CROSS

LOCATION: PART OF NE 1/4 SEC 7, T6N, R2E,. S.L.B.M.

SURVEYED: MARCH 2012

| REVISIONS: | | DRAWN BY: DLG |
|---|---|---|
| | | CHECKED BY: |
| | | DATE: 03-30-12 |
| | | FILE: 3271SUB |

### WEBER COUNTY RECORDER

ENTRY #_____ FEE _____

FILED FOR RECORD & RECORDED

THIS ____ DAY OF _____ 20__

AT _____ IN BOOK _____ OF____

PAGE _____

_____
WEBER COUNTY RECORDER

BY _____
DEPUTY