DRYSDALE SUBDIVISION PHASE 2 PART OF THE SE 1/4 OF SECTION 20 TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE & MERIDIAN UNINCORPORATED WEBER COUNTY, UTAH - Date of Survey: NOVEMBER 2017 Legend ---x---x- EXISTING FENCE — — EASEMENTS —— — STREET CENTERLINE FND SECTION CORNER THIS BEARING ISNT PARALLEL WITH THE SOUTH FND STREET MONUMENT SECTION LINE AS STATED IN —Set Rebar & Cap (typ) FND CURB NAIL FND REBAR AND CAP S 89 20 0 150.00° SET #5x24" REBAR AND CAP STAMPED LANDMARK ELEVATION BENCHMARK ROAD/STREET DEDICATION Agriculture is the preferred use in the agricultural zones. Agricultural operations | as specified in the Land Use Code 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. Sec. 106-1-8(c)(5)] . Due to the topography and the location of this subdivision all owners will accept responsibility for any storm water runoff from the road adjacent to this property untill curb and gutter is installed. LOT 2 40,000 S.F. 4512 WEST PERC TABLE PERC TEST HOLE DEPTH, IN. SOILS EVALUATION #14578, WEBER-MORGAN HEALTH DEPARTMENT 45" 0-15" SANDY LOAM, GRANULAR STRUCTURE 15-45" LOAMY FINE SAND, SINGLE GRAIN STRUCTURE S 89°02'03" E

Exist. Fence

Edge of Asphalt

Edge of Asphalt

OWNER'S 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 DRYSDALE SUBDIVISION PHASE 2.

We hereby dedicate to the governing entity for the purpose of public use all those parts or portions of said tract of land designated as street(s) and/or road(s), the same to be used as public thoroughfares. And further dedicate grant and convey said street(s) or and/or road(s) as public utility corridors as may be authorized by the governing entity.

We hereby grant and dedicate a perpetual right and easement over, upon and under the lands designated hereon as public utility, storm water detention pond(s), drainage easement(s), and canal maintenance easement(s), the same to be used for the installation maintenance and operation of public utility service line(s), storm drainage facilities, irrigation canal(s) or for the perpetual preservation of water channels in their natural state whichever is applicable to the governing entity and as may be authorized by the governing entity, with no buildings or structures being erected within such easements.

We hereby grant and dedicate unto all owners of lots upon which private land drains are constructed or which are otherwise dependent upon such land drains, a perpetual easement over such land drains for the purpose of maintenance and operation.

Trust Acknowledgement

IN WITNESS WHEREOF, said Fred and Jean Drysdale Family Living Trust dated 05-22-2006 has caused this instrument to be executed by its trustee(s) hereunto duly authorized, this ____ day of _____, 20___.

Fred Drysdale Jean Drysdale STATE OF UTAH

COUNTY OF WEBER)

On the date first above written personally appeared before me the above named signers, residing at [addresses], who, being by me duly sworn and affirmed, did say that [he/she/they is/are] the trustee(s) of said trust and that the within and foregoing instrument was signed in behalf of said trust by authority, and the said signer(s) acknowledged to me that [he/she/they] as trustee(s), executed the same in the name of the

WITNESS my hand and official stamp the date in this certificate first above written:

Notary Public

Residing in:

My Commission Expires:

BOUNDARY DESCRIPTION

A part of the Southeast Quarter of Section 20, Township 6 North, Range 2 West, Salt Lake Base

Beginning at a point which is 1173.30 feet South 89°02'03" East along the Section line from the South Quarter corner of said Section 20; and running thence North 0°57'57" East 299.28 feet; thence South 89°02'03" East parallel to the South line of said Quarter Section 150.00 feet to the West line of that parcel described in Warranty Deed Entry #1910959 of Weber County Records, and as described in Record of Survey No. 5669 as found in the Weber County Surveyor's office; thence along said West line South 0°57'57" West 300.06 feet to the South line of said Quarter Section; thence North 89°02'03" West 150.00 feet to the point of beginning.

DESCRIPTION DOESN'T CLOSE, AND MATCH DRAWING

NARRATIVE

This purpose of this survey is to create a 1 lot subdivision from a larger parcel.

Documents used to aide in this survey:

SE corner Section 20,

Calculated Position from

Weber County Tie Sheets

T6N, R2W, SLB&M U.S. Survey

1. Weber County Tax Plat 15-054-1 (currant and prior years). 2. County Bearing Sheet for Township 6 North, Range 2 West.

Basis of bearing is state plane grid from monuments as shown.

- 3. Deeds of record as found in the Weber County Recorders Office for parcels 15-054-0008, 15-054-0009, 15-054-0069, 15-054-0086 4. Subdivision Plats found in the Weber County Recorder's Office: #66-096
- Drysdale Subdivision. 5. Record of Survey's found in the Weber County Surveyor's Office: #2741,

Deed bearings and dimensions have been rotated to current Section Line data.

WEBER COUNTY SURVEYOR

Jay E. Kartchner

15-080-0034

I hereby certify that the Weber County Surveyor's Office has reviewed this plat and all conditions for approval by this office have been satisfied. 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__.

Weber County Surveyor

S 89°02'03"

WCO 45-3-3(b)

WEBER COUNTY COMMISSION ACCEPTANCE

WEBER COUNTY ATTORNEY I have examined the financial guarantee and other documents associated with This is to certify that this subdivision plat, the dedication of streets and this subdivision plat and in my opinion they conform with the County other public ways and financial guarantee of public improvements associated Ordinance applicable thereto and now in force and effect. Signed this with this subdivision thereon are hereby approved and accepted by the Commissioners of Weber County, Utah this_____day of______, 20____

The plat shall have a detailed description

of all monuments found and each one

shall be referenced on the plat including

the type, size, condition, and location in

reference to the surface of the ground as

of the markings, date, agency, entity, or

surveyor as inscribed on the monument.

well as a description or graphic depiction

Chairman, Weber County Commission

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.

🖿 This Plat is the Intellectual Property of Laudmark Surveying, Iuc., all legal rights are reserved. 💻

Signed this ____ day of ______, 20 ___.

Road Dedication

4,950 S.F.

1800 SOUTH

N 89°02′03" W

Richard A. Hover, & wf Shelley P. Hover

Bruce Dane Skeen

15-080-0056

SURVEYOR'S CERTIFICATE

2643.30' Rec

I, Tyler D.Knight, do hereby certify that I am a professional land surveyor in the State of Utah and hold license no. 9008380-2201 in accordance with Title 58, Chapter 22 known as the Professional Engineers and Professional Land Surveyor's Licensing Act, have made a survey of the property(s) shown hereon in accordance with UCA 17-23-17, verifying measurements, and placing monuments as represented. That this plat was prepared from the field notes of this survey and from documents and records as noted hereon. I further certify that, to the best of my knowledge and belief, all lots meet the current requirements of the Land Use Ordinance of Weber county.



Landmark Surveying, 9ac. A Complete Land Surveying Service www.LandmarkSurveyUtah.com 4646 South 3500 West - #A-3 West Haven, UT 84401 801-731-4075		Weber County Recorder Entry no Fee paid	
DEVELOPER: FRED & JEAN DRYSDALE Address: 1650 S. 4700 W. Ogden Utah, 84401		Filed for record and recordedday of2016. at	
A part of the SW 1/4 of Section 20, Township 6 North, Range 2 West, SLB&M	Subdivision		in book of official records, on page County Recorder: Leann H Kilts
Revisions	DRAWN BY: TB		D. Davida
	CHECKED BY: TK		By Deputy:
	DATE: 11/14/17		
	FILE: 3775v1		

Since the monuments are in

monument was only uncovered

mark to take a measurement

their duties described in UCA

maintain these monuments for

of the location. The County Surveyor's Office should follow

17-23-1 and uncover and

the safety of the Surveyors.

Per Tie Sheets found in the

and were set in 1963.

Signature

County Surveyor's office these

monuments are 3" Brass Caps

Director, Weber-Morgan Health Department

Chairman, Weber County Planning Commission

the middle of the road, for

the surveyor's safety the

enough to see the center

S 1/4 corner Section 20, T6N,

Found Weber County Brass Cap

R2W, SLB&M U.S. Survey

Center of Section 29,-

T6N, R2W, SLB&M U.S. Survey

Found Weber County Brass Cap

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

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____.

wastewater disposal systems. Signed this _____ day of ____

Under Asphalt

Signature