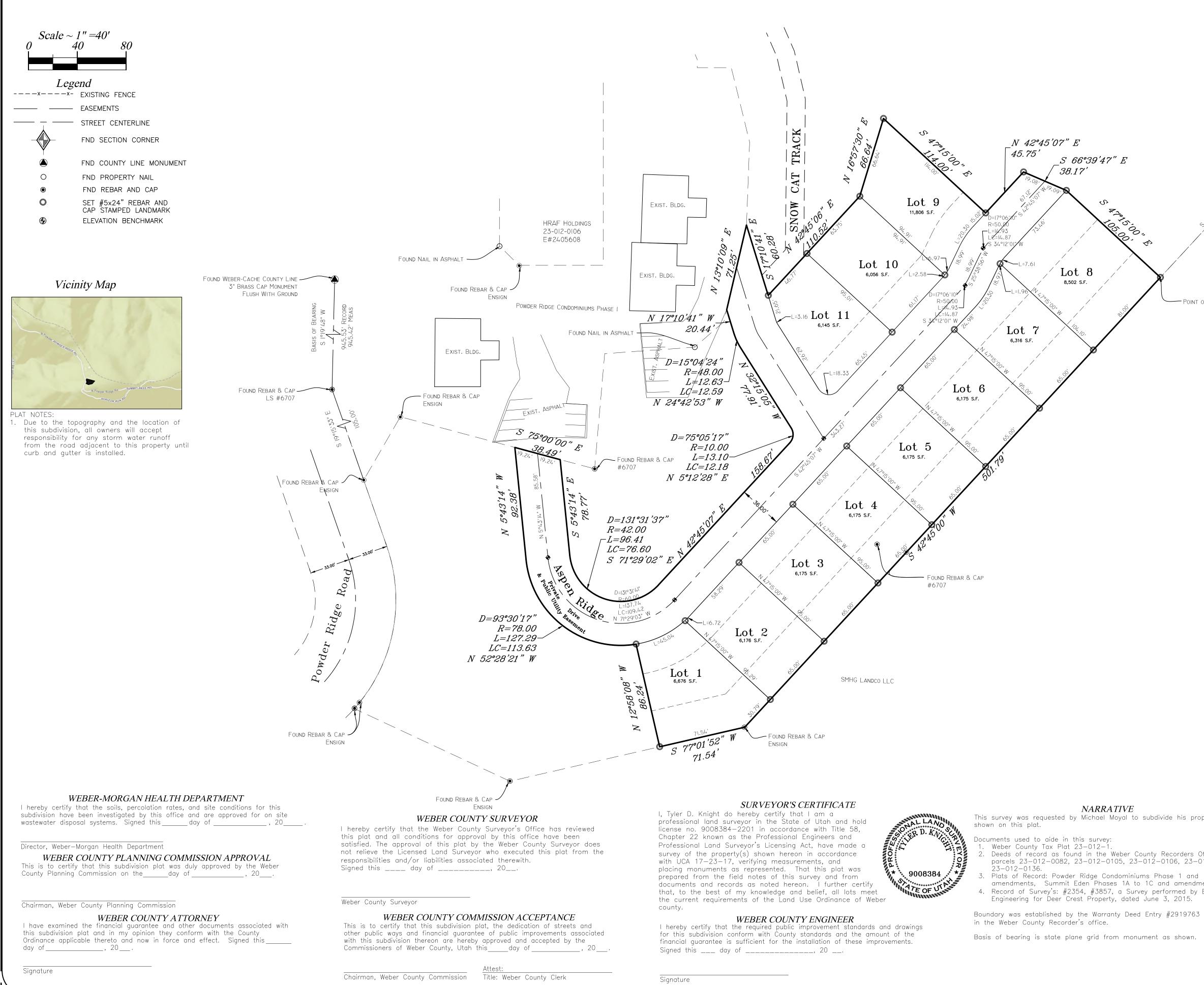
ASPEN RIDGE AT POWDER MOUNTAIN A PART OF SECTION 6 TOWNSHIP 7 NORTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN UNINCORPORATED WEBER COUNTY, UTAH - JUNE 2018



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Found Rebar & Cap Ensign 4.3' NORTHWEST OF CORNER

WEBER-CACHE COUNTY LINE

MONUMENT NOT FOUND

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 (Private Streets, Private Rights-of-Way) as shown hereon and name said tract ASPEN RIĎGE AT POWĎER MOUNTAIN:

We hereby dedicate and reserve unto ourselves, our heirs, our grantees and/or assigns, an easement(s), and/or right(s)-of-way as shown hereon to be used in common with all others within said subdivision and those adjoining subdivisions that may be subdivided by the undersigned owners, successors, and/or assigns on, over and across all those portions or parts of said tract of land designated on said plat as Private Streets (Private Right(s)-of-Way) as access to the individual lot(s), common area(s), open spaces(s), agricultural parcel(s), park(s), or other property or uses granted for the ownership or use of said owner(s), heirs, grantees, and/or assigns, to be maintained by [name of HOA] Owners Association whose membership consists of said owners, their grantees, successors, or assigns. 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 o maintenance and operation.

Trust Acknowledgement

IN WITNESS WHEREOF, said Michael Moyal Living Trust, dated, July 14, 2016 has caused this instrument to be executed by its trustee(s) hereunto duly authorized, this ____ day of _____, 20____.

MICHAEL MOYAL

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 trust.

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 Section 6, Township 7 North, Range 2 East, Salt Lake Base and Meridian: Beginning at a point located North 47°15'00" West 476.87 feet and South 42°45'00" West 193.20 feet from a Brass Cap Monument marking an angle point in the Weber-Cache County line; thence South 42°45'00" West 501.79 feet; thence South 77°01'52" West 71.54 feet; thence North 12°58"08" 86.24 feet; thence right along the arc of a 78.00 foot radius curve a distance of 127.29 feet (chord bears North 52°28'21" West 113.63 feet); thence North 5°43'14" West 92.38 feet; thence South 75°00'00" East 38.49 feet; thence South 5°43'14" East 78.77 feet; thence left along the arc of a 42.00 foot radius curve a distance of 96.41 feet (chord bears South 71°29'02" East 76.60 feet); thence North 42°45'00" East 158.67 feet; thence left along the arc of a 10.00 foot radius curve a distance of 13.10 feet (chord bears North 5°12'28" East 12.18 feet); thence North 32°15'05" West 77.91 feet; thence right along the arc of a 48.00 foot radius curve a distance of 12.63 feet (chord bears North 24°42'53" West 12.59 feet); thence North 17°10'41" West 20.44 feet; thence North 13°10'09" East 71.25 feet; thence South 17°10'41" East 60.28 feet; thence North 42°45'00" East 110.52 feet; thence North 16°57'30" East 66.64 feet; thence South 47°15'00" East 114.00 feet; thence North 42°45'00" East 45.75 feet; thence South 66°39'47" East 38.17 feet; thence South 47°15'00" East 105.00 feet to the point of beginning.

Contains 100,388 s.f. or 2.30 acres

A Complete Land Surveying, Juc. A Complete Land Surveying Service www.LandmarkSurveyUtah.com	4646 South 3500 West - #A-3 West Haven, UT 84401 801-731-4075	<i>Weber County Recorder</i> Entry no Fee paid
DEVELOPER: Michael Moyal Address: 1825 Washington Blvd. Ogden UT, 84404	1	Filed for record and recorded day of at
A part of Section 6, Township 7 North, Range 2 East, Salt Lake Base and Meridian.	Subdivision	in book of official re on page County Recorder: Leann H Kilts
Revisions	DRAWN BY: TDK	By Deputy:
	CHECKED BY: TDK	
	DATE:	1
	<i>FILE: 3731</i>	

POINT OF BEGINNING