

**DIAMOND RANCH**  
**Part of the NW Quarter, Section 22, T.6 N., R.3W., S.L.B.&M.**  
**Weber County, Utah**  
**6 Aug, 2019**

**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 ON THE PLAT HEREON, AND HEREBY GRANT AND CONVEY TO PUBLIC OWNERSHIP AND CONTROL AND CONTROLLED BY THE STATE OF UTAH AND COUNTY OF WEBER, THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS STREETS THE SAME TO BE USED AS PUBLIC THOROUGHFARES FOREVER, AND ALSO DO HEREBY GRANT AND DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER UPON AND UNDER THE LANDS DESIGNATED ON THE PLAT AS STREETS TO BE USED FOR THE INSTALLATION, MAINTENANCE AND REPAIRATION OF PUBLIC UTILITY SERVICE LINES, STORM DRAINAGE FACILITIES OR FOR THE PERPETUAL PRESERVATION OF WATER DRAINAGE CHANNELS IN THEIR NATURAL STATE WHOEVER IS APPLICABLE AS MAY BE AUTHORIZED BY GOVERNMENTAL AUTHORITY WITH NO BUILDINGS OR STRUCTURES BEING ERRECTED WITHIN SUCH DISSEMENTS.

SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_

\_\_\_\_\_  
 ALEXANDER S. DIAMOND

\_\_\_\_\_  
 TAYLA L. DIAMOND

**ACKNOWLEDGEMENT**

STATE OF UTAH }  
 COUNTY OF WEBER }

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_

PERSONALLY APPEARED \_\_\_\_\_, AND

TAYLA L. DIAMOND

(SIGNERS) OF THE ADJACENT INSTRUMENT, WHO DULY ACKNOWLEDGED TO ME THAT THEY ERRECTED THE SAME.

NOTARY PUBLIC \_\_\_\_\_ RESIDING AT \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

**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 \_\_\_\_\_, 20\_\_

\_\_\_\_\_  
 SIGNATURE

**WEBER COUNTY ENGINEER**

I HEREBY CERTIFY THAT THE REQUIRED PUBLIC IMPROVEMENT STANDARDS AND DRAINAGE FOR THIS SUBDIVISION CONFORM WITH COUNTY STANDARDS AND THE AMOUNT OF FINANCIAL GUARANTEE IS SUFFICIENT FOR THE INSTALLATION OF THESE IMPROVEMENTS.

SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_

\_\_\_\_\_  
 SIGNATURE

**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\_\_

\_\_\_\_\_  
 CHAIRMAN, WEBER COUNTY PLANNING COMMISSION

**WEBER COUNTY 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\_\_

\_\_\_\_\_  
 TITLE

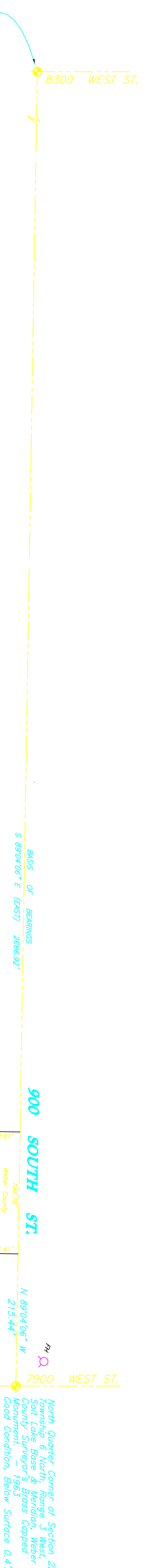
\_\_\_\_\_  
 CHAIRMAN, WEBER COUNTY COMMISSION

**WEBER-MORGAN HEALTH DEPARTMENT**

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

SIGNED THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_

\_\_\_\_\_  
 DIRECTOR, WEBER-MORGAN HEALTH DEPARTMENT



**BOUNDARY DESCRIPTION**

A PART OF THE NORTHWEST QUARTER OF SECTION 22, TOWNSHIP 6 NORTH, RANGE 3 WEST, SALT LAKE BASE AND MERIDIAN; BEGINNING AT A POINT WHICH BEARS N.89°04'06"W, 215.44 FEET ALONG SECTION LINE, AND S07°55'54"W, 53.41 FEET FROM THE NORTH QUARTER CORNER OF SAID SECTION 22, AS MONUMENTED, AND S07°55'54"W, 53.41 FEET FROM THE NORTH QUARTER CORNER OF SAID SECTION 22, AS MONUMENTED, 1200 SOUTH BEING ON THE SOUTH LINE, TO 2400 SOUTH STREET, THENCE N89°25'54"W, 198.78 FEET, THENCE S.89°27'36"E, 198.98 FEET ALONG SAID STREET TO THE POINT OF BEGINNING, CONTAINING 5.281 ACRES, MORE OR LESS.

**SURVEYOR'S CERTIFICATE**

I, CYNTHIA L. SEGRIF DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD CERTIFICATE No. 7511(170143) IN ACCORDANCE WIT TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT, AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS AND HAVE PLACED MONUMENTS AS REPRESENTED ON THIS PLAT, AND FURTHER CERTIFY THAT ALL LOTS IN "DIAMOND ACRES" HEREBY MEET ALL CURRENT LOT WIDTH AND AREA REQUIREMENTS OF THE WEBER COUNTY ZONING ORDINANCE.

CYNTHIA L. SEGRIF P.L.S. 7511(170143)

**NARRATIVE**

THE PURPOSE OF THIS SURVEY WAS TO PROVIDE A SUBDIVISION PLAT OF THIS PROPERTY FOR THE PURPOSE OF BUILDING ON, FORMERLY RECORDED AS "FUTURE LOT 3, WEIBOS RANCH PHASE III, EXCEPTING ANY PART LYING WITHIN COUNTY RIGHT OF WAY (900 SOUTH), THE BASIS OF BEARINGS IS ALONG THE NORTH MONUMENTED SECTION LINE OF THE NORTHWEST QUARTER OF SECTION 22, TOWNSHIP 6 NORTH, RANGE 3 WEST, SALT LAKE BASE & MERIDIAN, WHICH BEARS N.89°04'06"W, (Stake Plane Gnd), THE RIGHT OF WAY HAS BEEN SHOWN PER THE DEED RECORDED AS E#2923306 OF THE WEBER COUNTY RECORDS, KNOWN AS PROJECT No. LC.WC.1200 SOUTH, IN WHICH WEBER COUNTY CONVEYED PART OF THE UDOT RIGHT OF WAY, BACK TO THE ADJACENT PROPERTY OWNERS ALONG THE SOUTH SIDE OF 1200 SOUTH STREET.

**WEBER COUNTY SURVEYOR**

I HEREBY CERTIFY THAT THE WEBER COUNTY SURVEYOR'S OFFICE HAS REVIEWED THIS PLAT AND ALL CONDITIONS FOR APPROVAL OF THIS PLAT BY THIS OFFICE HAVE BEEN SATISFIED, THE APPROVAL OF THIS PLAT BY THE WEBER COUNTY SURVEYOR'S OFFICE DOES NOT RELIEVE THE LICENSED LAND SURVEYOR WHO EXECUTED THIS PLAT FROM THE RESPONSIBILITIES AND/OR LIABILITIES ASSOCIATED THEREWITH.

SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_

\_\_\_\_\_  
 COUNTY SURVEYOR

**NOTE:**

AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURAL ZONES. AGRICULTURAL OPERATIONS AS SPECIFIED IN THE ZONING ORDINANCE FOR A RURAL RESIDENTIAL ZONE SHALL BE PERMITTED. THE USE OF TRACTORS, PLOW, PAIN MACHINERY AND NO ALLOWED AGRICULTURAL SHALL BE SUBJECT TO RESTRICTION ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION.

DUE TO THE PROXIMITY AND THE LOCATION OF THIS SUBDIVISION, ALL OWNERS WILL ACCEPT RESPONSIBILITY FOR ANY UTILITY INTERFERENCES WITH THE ROAD ADJACENT TO THIS PROPERTY UNTIL CURB AND GUTTER IS INSTALLED.

**LEGEND:**

- ( ) DISTANCE AND OR BEARING PER DEED OR PLAT
- - - NO PARENTHESES IS MEASURED DISTANCE OR ROTATED PLAT OR DEED BEARING TO STATE PLANE GRID BEARING.
- - - EXISTING FENCES.
- - - SET 5/8" REBAR/C. & L.S. CAP.
- - - EXISTING POWER POLE
- - - EXISTING POWER LINE
- - - EXISTING FIRE HYDRANT
- - - (PUE) 10' PUBLIC UTILITY EASEMENT

COUNTY RECORDER	
ENTRY No. _____	FEE PAID _____
FILED FOR RECORD AND RECORDED:	20__ AT _____
IN BOOK _____	PAGE _____
OF OFFICIAL RECORDS.	
RECORDED FOR:	
COUNTY RECORDER:	
BY:	