

SURVEYOR'S CERTIFICATE

I, Kevin T. Dauson, do hereby certify that I am a registered land surveyor, and that I hold certificate No. 7894020, as prescribed under the laws of the state of Utah. I further certify that by the authority of the owners, I have made a survey of the tract of land shown on this plat and described below, and have subdivided said tract of land into lots and and that same streets, hereafter to be known as SUMMIT AT POWDER MOUNTAIN PHASE I has been correctly surveyed and staked on the ground as shown on this plat.

Kevin T. Dauson Professional Land Surveyor Utah Certificate No. 7894020 Date of Survey

PRELIMINARY PLAN FOR REVIEW ONLY!

LEGAL DESCRIPTIONS

(AREA 1) BEGINNING AT A POINT THAT IS SOUTH 2,467.92 FEET AND EAST 1981.59 FEET, FROM THE WEST QUARTER CORNER OF SECTION 5, TOWNSHIP 7 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE SOUTH 22'00'21" WEST 196.22 FEET; THENCE SOUTH 34'42'50" WEST 437.67 FEET; THENCE WEST 2093.16 FEET; THENCE SOUTH 11,436.09 FEET; THENCE SOUTH 66'02'10" WEST 565.69 FEET; THENCE SOUTH 83'57'59" WEST 1,323.75 FEET; THENCE SOUTH 86'23'26" WEST 870.31 FEET; THENCE SOUTH 68'56'15" WEST 919.23 FEET; THENCE NORTH 01'29'36" EAST 623.17 FEET; THENCE NORTH 68'02'54" WEST 644.85 FEET; THENCE SOUTH 41'58'40" WEST 296.34 FEET; THENCE NORTH 88'30'24" WEST 420.62 FEET; THENCE SOUTH 49'04'23" WEST 324.07 FEET; THENCE SOUTH 45'01'11" WEST 398.02 FEET; THENCE NORTH 89'40'42" WEST 595.67 FEET; THENCE NORTH 30.03 FEET; THENCE WEST 55.17 FEET; THENCE NORTH 627.97 FEET; THENCE NORTH 42'32'52" EAST 719.14 FEET; THENCE NORTH 47'31'16" EAST 525.96 FEET; THENCE NORTH 36'36'36" EAST 300.42 FEET; THENCE NORTH 10'09'08" EAST 352.63 FEET; THENCE NORTH 21'41'02" EAST 593.74 FEET; THENCE NORTH 27'32'27" EAST 691.48 FEET; THENCE NORTH 40'27'50" EAST 792.62 FEET; THENCE SOUTH 71'00'44" EAST 524.76 FEET; THENCE SOUTH 65'29'59" EAST 363.54 FEET; THENCE SOUTH 81'24'28" EAST 568.44 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF POWDER RIDGE ROAD; THENCE ALONG SAID SOUTHERLY RIGHT OF WAY LINE THE FOLLOWING FORTY-FIVE (45 ) COURSES: 1) SOUTHEASTERLY ALONG A 213.00 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 26'20'33" EAST A DISTANCE OF 233.15 FEET), THROUGH A CENTRAL ANGLE OF 66'21'49", 246.71 FEET, 2) SOUTH 59'31'27" EAST 19.16 FEET, 3) EASTERLY ALONG A 215.83 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 75'11'36" EAST A DISTANCE OF 116.58 FEET), THROUGH A CENTRAL ANGLE OF 31'20'19", 185.05 FEET, 4) NORTH 88'08'14" EAST 27.32 FEET, 5) EASTERLY ALONG A 483.21 FOOT RADIUS TANGENT CURVE TO THE LEFT, (CHORD BEARS NORTH 82'46'27" EAST A DISTANCE OF 1071.11 FEET), THROUGH A CENTRAL ANGLE OF 12'48'39", 107.33 FEET; 6) NORTH 76'24'39" EAST 166.99 FEET, 7) EASTERLY ALONG A 147.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS SOUTH 80'40'01" EAST A DISTANCE OF 114.51 FEET), THROUGH A CENTRAL ANGLE OF 45'50'39", 117.62 FEET, 8) SOUTH 57'44'42" EAST 14.03 FEET, 9) EASTERLY ALONG A 383.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 78'01'21" EAST A DISTANCE OF 265.47 FEET), THROUGH A CENTRAL ANGLE OF 40'33'19", 271.10 FEET, 10) NORTH 81'42'00" EAST 53.97 FEET, 11) EASTERLY ALONG A 418.71 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 88'04'31" EAST A DISTANCE OF 92.99 FEET), THROUGH A CENTRAL ANGLE OF 12'45'03", 93.18 FEET, 12) SOUTH 85'32'57" EAST 56.26 FEET, 13) EASTERLY ALONG A 733.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 81'41'37" EAST A DISTANCE OF 323.72 FEET), THROUGH A CENTRAL ANGLE OF 25'30'52", 326.41 FEET, 14) NORTH 68'56'11" EAST 94.64 FEET, 15) EASTERLY ALONG A 167.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 85'01'33" EAST A DISTANCE OF 92.56 FEET), THROUGH A CENTRAL ANGLE OF 32'10'44", 93.79 FEET, 16) SOUTH 78'53'05" EAST 41.36 FEET, 17) EASTERLY ALONG A 283.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 86'13'07" EAST A DISTANCE OF 145.50 FEET), THROUGH A CENTRAL ANGLE OF 29'47'36", 147.16 FEET, 18) NORTH 71'91'19" EAST 174.07 FEET, 19) EASTERLY ALONG A 967.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 76'42'19" EAST A DISTANCE OF 181.44 FEET), THROUGH A CENTRAL ANGLE OF 10'45'58", 181.70 FEET, 20) NORTH 82'05'18" EAST 101.98 FEET, 21) EASTERLY ALONG A 393.15 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 88'48'39" EAST A DISTANCE OF 92.04 FEET), THROUGH A CENTRAL ANGLE OF 13'26'42", 92.26 FEET, 22) SOUTH 84'28'01" EAST 114.11 FEET, 23) EASTERLY ALONG A 3,056.76 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 85'24'51" EAST A DISTANCE OF 101.09 FEET), THROUGH A CENTRAL ANGLE OF 01'53'41", 101.09 FEET, 24) SOUTH 86'21'42" EAST 297.63 FEET, 25) EASTERLY ALONG A 300.82 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 82'56'30" EAST A DISTANCE OF 111.67 FEET), THROUGH A CENTRAL ANGLE OF 21'23'37", 112.32 FEET, 26) NORTH 72'14'41" EAST 103.92 FEET, 27) EASTERLY ALONG A 267.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 88'38'49" EAST A DISTANCE OF 150.79 FEET), THROUGH A CENTRAL ANGLE OF 32'48'14", 152.87 FEET, 28) SOUTH 74'57'04" EAST 46.14 FEET, 29) EASTERLY ALONG A 483.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 88'17'33" EAST A DISTANCE OF 222.90 FEET), THROUGH A CENTRAL ANGLE OF 26'40'57", 224.93 FEET, 30) NORTH 78'21'59" EAST 163.17 FEET, 31) EASTERLY ALONG A 467.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 87'57'27" EAST A DISTANCE OF 155.62 FEET), THROUGH A CENTRAL ANGLE OF 19'10'57", 156.35 FEET, 32) SOUTH 82'27'04" EAST 241.01 FEET, 33) EASTERLY ALONG A 467.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS SOUTH 76'12'08" EAST A DISTANCE OF 101.66 FEET), THROUGH A CENTRAL ANGLE OF 12'29'53", 101.87 FEET, 34) SOUTH 69'57'12" EAST 128.40 FEET, 35) EASTERLY ALONG A 333.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 81'03'41" EAST A DISTANCE OF 128.31 FEET), THROUGH A CENTRAL ANGLE OF 22'12'58", 129.12 FEET, 36) NORTH 87'49'50" EAST 231.14 FEET, 37) EASTERLY ALONG A 367.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS SOUTH 70'02'50" EAST A DISTANCE OF 276.41 FEET), THROUGH A CENTRAL ANGLE OF 44'14'39", 283.40 FEET, 38) SOUTH 47'55'31" EAST 81.02 FEET, 39) SOUTHEASTERLY ALONG A 567.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS SOUTH 36'08'41" EAST A DISTANCE OF 231.52 FEET), THROUGH A CENTRAL ANGLE OF 23'33'40", 233.16 FEET, 40) SOUTH 24'21'51" EAST 113.52 FEET, 41) SOUTHERLY ALONG A 567.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS SOUTH 15'29'46" EAST A DISTANCE OF 174.82 FEET), THROUGH A CENTRAL ANGLE OF 17'44'11", 175.52 FEET, 42) SOUTH 06'37'40" EAST 118.34 FEET, 43) SOUTHERLY ALONG A 603.42 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 06'55'18" EAST A DISTANCE OF 6.19 FEET), THROUGH A CENTRAL ANGLE OF 00'35'15", 6.19 FEET; THENCE SOUTH 83'22'20" WEST 385.15 FEET TO THE POINT OF BEGINNING.

CONTAINING 19,476,579 SQUARE FEET OR 447.121 ACRES.

SUMMIT AT POWDER MOUNTAIN PHASE I

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, S1B1, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, S1B1.

TOGETHER WITH (AREA 2)

BEGINNING AT A POINT THAT IS SOUTH 995.55 FEET AND EAST 495.18 FEET, FROM THE WEST QUARTER CORNER OF SECTION 5, TOWNSHIP 7 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE NORTH 87'12'29" EAST 117.31 FEET; THENCE NORTH 87'12'29" EAST 155.46 FEET; THENCE SOUTH 02'47'31" EAST 224.41 FEET; THENCE SOUTH 44'55'24" EAST 113.68 FEET; THENCE SOUTH 04'47'44" EAST 154.04 FEET; THENCE SOUTH 83'04'32" EAST 367.66 FEET; THENCE NORTH 89'26'39" EAST 381.79 FEET; THENCE NORTH 83'08'05" EAST 304.86 FEET; THENCE SOUTH 82'18'33" EAST 415.15 FEET; THENCE SOUTH 49'18'31" EAST 210.20 FEET; THENCE SOUTH 30'26'35" EAST 270.66 FEET; THENCE SOUTH 62'09'42" EAST 391.77 FEET; THENCE SOUTH 62'09'42" EAST 1,191.29 FEET; THENCE SOUTH 00'00'00" EAST 240.39 FEET; THENCE EAST 455.19 FEET; THENCE SOUTH 35'01'14" EAST 550.33 FEET; THENCE NORTHWESTERLY ALONG A 455.00 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 64'45'19" WEST A DISTANCE OF 244.33 FEET), THROUGH A CENTRAL ANGLE OF 31'08'57", 247.36 FEET; THENCE SOUTH 09'40'13" WEST 25.00 FEET; THENCE WESTERLY ALONG A 430.00 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 87'04'17" WEST A DISTANCE OF 100.96 FEET), THROUGH A CENTRAL ANGLE OF 13'28'59", 101.19 FEET; THENCE SOUTH 86'11'11" WEST 93.22 FEET; THENCE WESTERLY ALONG A 570.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 88'46'32" WEST A DISTANCE OF 100.10 FEET), THROUGH A CENTRAL ANGLE OF 10'04'29", 100.23 FEET; THENCE SOUTH 06'15'42" WEST 147.00 FEET; THENCE NORTH 83'44'18" WEST 166.47 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF POWDER RIDGE ROAD; THENCE ALONG SAID NORTHERLY LINE THE FOLLOWING THIRTY-ONE (31) COURSES: 1) NORTHWESTERLY ALONG A 367.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 66'06'41" WEST A DISTANCE OF 222.27 FEET), THROUGH A CENTRAL ANGLE OF 35'15'14", 225.81 FEET, 2) NORTH 48'29'04" WEST 89.38 FEET, 3) NORTHWESTERLY ALONG A 433.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 57'28'49" WEST A DISTANCE OF 135.41 FEET), THROUGH A CENTRAL ANGLE OF 17'59'29", 135.97 FEET, 4) NORTH 66'28'34" WEST 225.95 FEET, 5) THENCE NORTHWESTERLY ALONG A 367.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 54'25'37" WEST A DISTANCE OF 153.22 FEET), THROUGH A CENTRAL ANGLE OF 24'05'53", 154.36 FEET, 6) NORTH 42'22'41" WEST 79.01 FEET, 7) NORTHWESTERLY ALONG A 367.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 29'31'31" WEST A DISTANCE OF 163.28 FEET), THROUGH A CENTRAL ANGLE OF 25'42'21", 164.65 FEET, 8) NORTH 16'40'20" WEST 261.55 FEET, 9) NORTHERLY ALONG A 537.42 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 11'39'00" WEST A DISTANCE OF 94.09 FEET), THROUGH A CENTRAL ANGLE OF 10'02'40", 94.21 FEET, 10) NORTH 06'37'40" WEST 118.34 FEET, 11) NORTHERLY ALONG A 633.00 FOOT RADIUS TANGENT CURVE TO THE LEFT, (CHORD BEARS NORTH 15'29'46" WEST A DISTANCE OF 195.17 FEET), THROUGH A CENTRAL ANGLE OF 17'44'11", 195.95 FEET, 12) NORTH 24'21'51" WEST 113.52 FEET, 13) NORTHWESTERLY ALONG A 633.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 36'08'41" WEST A DISTANCE OF 258.47 FEET), THROUGH A CENTRAL ANGLE OF 23'33'40", 260.30 FEET, 14) NORTH 47'55'31" WEST 81.02 FEET, 15) WESTERLY ALONG A 433.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 70'02'50" WEST A DISTANCE OF 326.12 FEET), THROUGH A CENTRAL ANGLE OF 44'14'39", 334.37 FEET, 16) SOUTH 87'49'50" WEST 231.14 FEET, 17) WESTERLY ALONG A 267.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 81'03'41" WEST A DISTANCE OF 102.88 FEET), THROUGH A CENTRAL ANGLE OF 22'12'58", 103.53 FEET, 18) NORTH 69'57'12" WEST 128.40 FEET, 19) WESTERLY ALONG A 533.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 76'12'08" WEST A DISTANCE OF 116.03 FEET), THROUGH A CENTRAL ANGLE OF 12'29'53", 116.26 FEET, 20) NORTH 82'27'04" WEST 241.01 FEET, 21) WESTERLY ALONG A 533.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 87'57'27" WEST A DISTANCE OF 177.61 FEET), THROUGH A CENTRAL ANGLE OF 19'10'57", 178.45 FEET, 22) SOUTH 78'21'59" WEST 163.17 FEET, 23) WESTERLY ALONG A 417.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 88'17'33" WEST A DISTANCE OF 192.44 FEET), THROUGH A CENTRAL ANGLE OF 26'40'57", 194.19 FEET, 24) NORTH 74'57'04" WEST 46.14 FEET, 25) WESTERLY ALONG A 333.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 88'38'49" WEST A DISTANCE OF 188.06 FEET), THROUGH A CENTRAL ANGLE OF 32'48'14", 190.65 FEET, 26) SOUTH 72'14'41" WEST 103.92 FEET, 27) WESTERLY ALONG A 234.82 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS SOUTH 82'56'30" WEST A DISTANCE OF 87.17 FEET), THROUGH A CENTRAL ANGLE OF 21'23'37", 87.66 FEET, 28) NORTH 86'21'42" WEST 297.63 FEET, 29) WESTERLY ALONG A 2,990.76 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 85'24'51" WEST A DISTANCE OF 98.90 FEET), THROUGH A CENTRAL ANGLE OF 01'53'41", 98.91 FEET, 30) NORTH 84'28'01" WEST 114.11 FEET, 31) WESTERLY ALONG A 459.15 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 86'09'09" WEST A DISTANCE OF 27.01 FEET), THROUGH A CENTRAL ANGLE OF 03'22'17", 27.02 FEET; THENCE NORTH 02'09'42" EAST 63.29 FEET; THENCE NORTH 57'01'18" EAST 352.26 FEET; THENCE NORTH 72'11'24" EAST 165.13 FEET; THENCE NORTH 51'37'45" EAST 238.96 FEET; THENCE SOUTH 63'37'15" EAST 119.37 FEET; THENCE NORTH 75'14'39" EAST 162.06 FEET; THENCE NORTH 37'00'00" EAST 133.88 FEET TO THE POINT OF BEGINNING.

CONTAINING 2,507,174 SQUARE FEET OR 57.557 ACRES.

TOGETHER WITH (AREA 3)

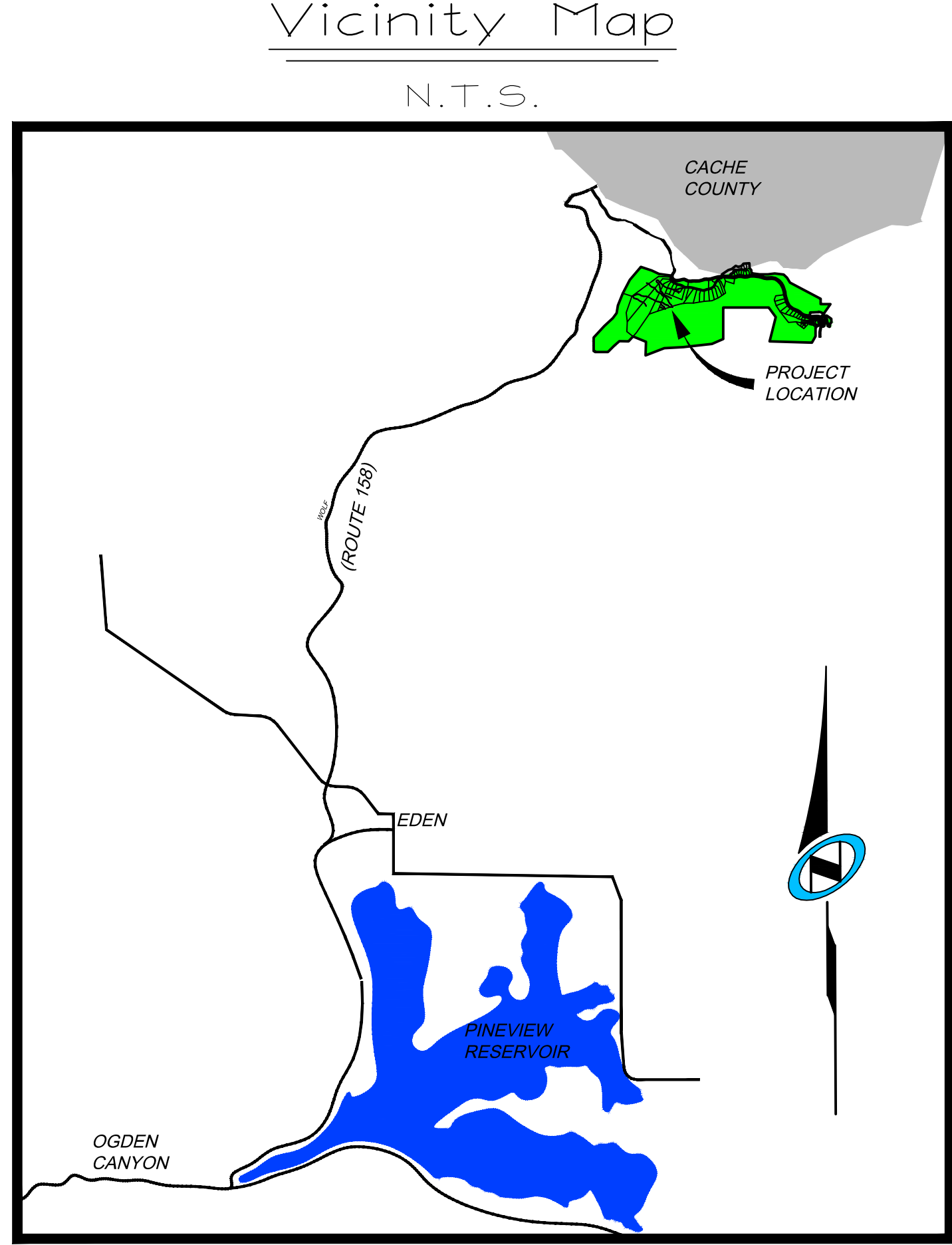
BEGINNING AT A POINT THAT IS SOUTH 2,467.92 FEET AND EAST 1981.59 FEET, FROM THE WEST QUARTER CORNER OF SECTION 5, TOWNSHIP 7 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE NORTH 83'22'20" EAST 385.15 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF POWDER RIDGE ROAD; THENCE ALONG SAID SOUTHERLY RIGHT OF WAY THE FOLLOWING TEN (10) COURSES: 1) SOUTHERLY ALONG A 603.42 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 11'56'38" EAST A DISTANCE OF 99.40 FEET), THROUGH A CENTRAL ANGLE OF 09'27'25", 99.60 FEET, 2) SOUTH 16'40'20" EAST 261.55 FEET, 3) SOUTHEASTERLY ALONG A 433.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 29'31'31" EAST A DISTANCE OF 192.64 FEET), THROUGH A CENTRAL ANGLE OF 25'42'21", 194.27 FEET, 4) SOUTH 42'22'41" EAST 79.01 FEET, 5) SOUTHEASTERLY ALONG A 433.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 54'25'37" EAST A DISTANCE OF 180.78 FEET), THROUGH A CENTRAL ANGLE OF 24'05'53", 182.11 FEET, 6) SOUTH 66'28'34" EAST 225.95 FEET, 7) SOUTHEASTERLY ALONG A 367.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS SOUTH 57'28'49" EAST A DISTANCE OF 147.77 FEET), THROUGH A CENTRAL ANGLE OF 17'59'29", 115.24 FEET, 8) SOUTH 48'29'04" EAST 89.38 FEET, 9) SOUTHEASTERLY ALONG A 433.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 66'06'41" EAST A DISTANCE OF 262.24 FEET), THROUGH A CENTRAL ANGLE OF 35'15'14", 266.42 FEET, 10) SOUTH 83'44'18" EAST 160.34 FEET; THENCE SOUTH 01'26'03" WEST 47.96 FEET; THENCE EASTERLY ALONG A 482.00 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 83'49'36" EAST A DISTANCE OF 203.87 FEET), THROUGH A CENTRAL ANGLE OF 24'25'07", 205.42 FEET; THENCE NORTH 84'03'51" EAST 138.80 FEET; THENCE EASTERLY ALONG A 143.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 89'51'47" EAST A DISTANCE OF 28.90 FEET), THROUGH A CENTRAL ANGLE OF 11'35'53", 28.95 FEET; THENCE NORTH 05'39'44" EAST 64.51 FEET TO SAID SOUTHERLY RIGHT OF WAY OF POWDER RIDGE ROAD; THENCE ALONG SAID SOUTHERLY RIGHT OF WAY LINE THE FOLLOWING TWO (2 ) COURSES: 1) SOUTHEASTERLY ALONG A 217.00 FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT,(CHORD BEARS SOUTH 31'41'30" EAST A DISTANCE OF 341.83 FEET), THROUGH A CENTRAL ANGLE OF 103'55'47", 393.62 FEET, 2) SOUTH 20'16'24" WEST 78.74 FEET; THENCE WESTERLY ALONG A 18.00 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 82'33'44" WEST A DISTANCE OF 13.74 FEET), THROUGH A CENTRAL ANGLE OF 44'51'32", 14.09 FEET; THENCE SOUTHWESTERLY ALONG A 57.00 FOOT RADIUS COMPOUND CURVE TO THE LEFT,(CHORD BEARS SOUTH 67'29'51" WEST A DISTANCE OF 14.91 FEET), THROUGH A CENTRAL ANGLE OF 15'01'49", 14.95 FEET; THENCE SOUTH 59'58'41" WEST 20.98 FEET; THENCE SOUTH 59'58'41" WEST 31.41 FEET; THENCE WESTERLY ALONG A 138.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS SOUTH 84'06'20" WEST A DISTANCE OF 112.82 FEET), THROUGH A CENTRAL ANGLE OF 48'15'18", 116.22 FEET; THENCE SOUTH 18'13'59" WEST 71.30 FEET; THENCE WEST 41.88 FEET; THENCE SOUTH 167.94 FEET; THENCE SOUTH 246.10 FEET; THENCE SOUTH 29'11'14" WEST 337.79 FEET; THENCE NORTH 88'18'57" WEST 1,941.65 FEET; THENCE NORTH 14'02'36" EAST 235.14 FEET; THENCE NORTH 14'02'38" EAST 108.33 FEET; THENCE NORTH 35'56'35" WEST 536.55 FEET; THENCE NORTH 34'42'50" EAST 437.67 FEET; THENCE NORTH 22'00'21" EAST 196.22 FEET TO THE POINT OF BEGINNING.

CONTAINING 3,167,326 SQUARE FEET OR 72.712 ACRES.

TOGETHER WITH (AREA 4)

BEGINNING AT A POINT THAT IS ON THE EASTERLY RIGHT OF WAY LINE OF POWDER RIDGE ROAD, SAID POINT BEING SOUTH 3,424.95 FEET AND EAST 4,053.56 FEET FROM THE WEST QUARTER CORNER OF SECTION 5, TOWNSHIP 7 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE NORTH 43'58'09" EAST 130.63 FEET; THENCE NORTH 43'58'09" EAST 23.00 FEET; THENCE SOUTH 46'01'51" EAST 43.00 FEET; THENCE SOUTHERLY ALONG A 23.00 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 01'01'52" EAST A DISTANCE OF 32.53 FEET), THROUGH A CENTRAL ANGLE OF 90'00'01", 36.13 FEET; THENCE NORTH 46'01'52" WEST 0.00 FEET; THENCE SOUTH 46'01'51" EAST 34.34 FEET; THENCE NORTH 43'58'09" EAST 40.00 FEET; THENCE SOUTH 83'27'23" EAST 77.29 FEET; THENCE SOUTH 53'50'59" EAST 246.81 FEET; THENCE SOUTH 05'42'44" EAST 21.86 FEET; THENCE SOUTH 05'42'44" EAST 141.88 FEET; THENCE SOUTH 59'58'58" WEST 65.49 FEET; THENCE SOUTH 13'45'23" WEST 123.76 FEET; THENCE SOUTH 59'58'58" WEST 5.57 FEET; THENCE SOUTH 30'01'02" EAST 37.31 FEET; THENCE SOUTH 59'58'58" WEST 36.00 FEET; THENCE NORTH 30'01'02" WEST 40.64 FEET; THENCE WESTERLY ALONG A 23.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 75'45'10" WEST A DISTANCE OF 32.58 FEET), THROUGH A CENTRAL ANGLE OF 90'01'17", 36.20 FEET; THENCE NORTH 59'58'50" EAST 0.07 FEET; THENCE SOUTH 59'58'58" WEST 16.00 FEET; THENCE NORTH 30'01'02" WEST 36.00 FEET; THENCE NORTH 59'58'58" EAST 16.00 FEET; THENCE NORTHERLY ALONG A 23.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 14'58'58" EAST A DISTANCE OF 32.53 FEET), THROUGH A CENTRAL ANGLE OF 90'00'00", 36.13 FEET; THENCE NORTH 30'01'02" WEST 4.04 FEET; THENCE NORTHWESTERLY ALONG A 343.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 21'30'10" WEST A DISTANCE OF 101.57 FEET), THROUGH A CENTRAL ANGLE OF 17'01'49", 101.94 FEET; THENCE SOUTH 85'44'00" WEST 87.02 FEET; THENCE SOUTHERLY ALONG A 218.00 FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT,(CHORD BEARS SOUTH 10'22'29" WEST A DISTANCE OF 74.77 FEET), THROUGH A CENTRAL ANGLE OF 19'44'57", 75.14 FEET; THENCE SOUTH 20'14'58" WEST 79.14 FEET; THENCE SOUTHWESTERLY ALONG A 58.50 FOOT RADIUS TANGENT CURVE TO THE RIGHT,(CHORD BEARS SOUTH 65'14'58" WEST A DISTANCE OF 82.73 FEET), THROUGH A CENTRAL ANGLE OF 90'00'00", 91.89 FEET; THENCE NORTH 69'45'02" WEST 36.55 FEET TO SAID EASTERLY RIGHT OF WAY LINE OF POWDER RIDGE ROAD; THENCE ALONG SAID EASTERLY RIGHT OF WAY LINE THE FOLLOWING TWO (2) COURSES: 1) NORTH 20'16'24" EAST 132.23 FEET, 2) NORTHERLY ALONG A 283.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 02'28'52" EAST A DISTANCE OF 172.95 FEET), THROUGH A CENTRAL ANGLE OF 35'35'04", 175.76 FEET; THENCE NORTH 85'44'00" EAST 52.01 FEET; THENCE NORTHERLY ALONG A 118.00 FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT,(CHORD BEARS NORTH 15'18'44" EAST A DISTANCE OF 78.73 FEET), THROUGH A CENTRAL ANGLE OF 38'58'29", 80.26 FEET; THENCE NORTH 34'47'56" EAST 6.10 FEET; THENCE NORTHERLY ALONG A 23.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 05'36'59" WEST A DISTANCE OF 29.82 FEET), THROUGH A CENTRAL ANGLE OF 80'49'44", 32.45 FEET; THENCE NORTH 46'01'51" WEST 5.45 FEET; THENCE NORTH 46'01'51" WEST 64.33 FEET; THENCE WESTERLY ALONG A 23.00 FOOT RADIUS TANGENT CURVE TO THE LEFT,(CHORD BEARS SOUTH 88'58'09" WEST A DISTANCE OF 32.53 FEET), THROUGH A CENTRAL ANGLE OF 90'00'00", 36.13 FEET; THENCE SOUTH 43'58'09" WEST 71.63 FEET TO SAID EASTERLY RIGHT OF WAY LINE OF POWDER RIDGE ROAD; THENCE NORTHWESTERLY ALONG A 283.00 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT,(CHORD BEARS NORTH 46'01'51" WEST A DISTANCE OF 50.00 FEET), THROUGH A CENTRAL ANGLE OF 10'08'10", ALONG SAID EASTERLY RIGHT OF WAY LINE 50.07 FEET TO THE POINT OF BEGINNING.

CONTAINING 138,293 SQUARE FEET OR 3.175 ACRES.



OWNER'S DEDICATION

Know all men by these presents that \_\_\_\_\_, the undersigned owner(s) of the above described tract of land, having caused the same to be subdivided into lots and streets to be hereafter known as:

SUMMIT AT POWDER MOUNTAIN PHASE I

do hereby dedicate for perpetual use of the public all easements, trails and rights-of-way as shown on this plat as intended for Public use.

In witness whereof \_\_\_\_\_ have hereunto set \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_ A.D., 20 \_\_\_\_\_.

BY: \_\_\_\_\_

BY: \_\_\_\_\_

ITS: \_\_\_\_\_

ACKNOWLEDGMENT

State of Utah } S.S. County of \_\_\_\_\_

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_ A.D., 20 \_\_\_\_\_, by \_\_\_\_\_, who is the \_\_\_\_\_ of \_\_\_\_\_.

Notary

My commission expires: \_\_\_\_\_

Residing at: \_\_\_\_\_

SUMMIT AT POWDER MOUNTAIN

PHASE I

Sheet 1 of 11

COVER SHEET, SIGNATURES, & VICINITY MAP

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, S1B1, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, S1B1.



5317 SOUTH STATE STREET, SUITE 300 MURRAY, UT 84107 801.743.1300 TEL 801.743.1300 FAX WWW.NIV5.COM

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STATE OF UTAH, COUNTY OF WEBER, RECORDED AND FILED AT THE REQUEST OF: \_\_\_\_\_ ENTRY NO: \_\_\_\_\_

DATE: \_\_\_\_\_ TIME: \_\_\_\_\_ BOOK: \_\_\_\_\_ PAGE: \_\_\_\_\_

FEE \$ \_\_\_\_\_ WEBER COUNTY RECORDER

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 EXECUTES THIS PLAT FROM THE RESPONSIBILITIES AND/OR LIABILITIES ASSOCIATED THEREWITH.

Signed this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

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 AND APPLICABLE THERETO AND IN FORCE AND AFFECT.

Signed this \_\_\_\_\_ day of \_\_\_\_\_, 20 \_\_\_\_\_.

Signature \_\_\_\_\_

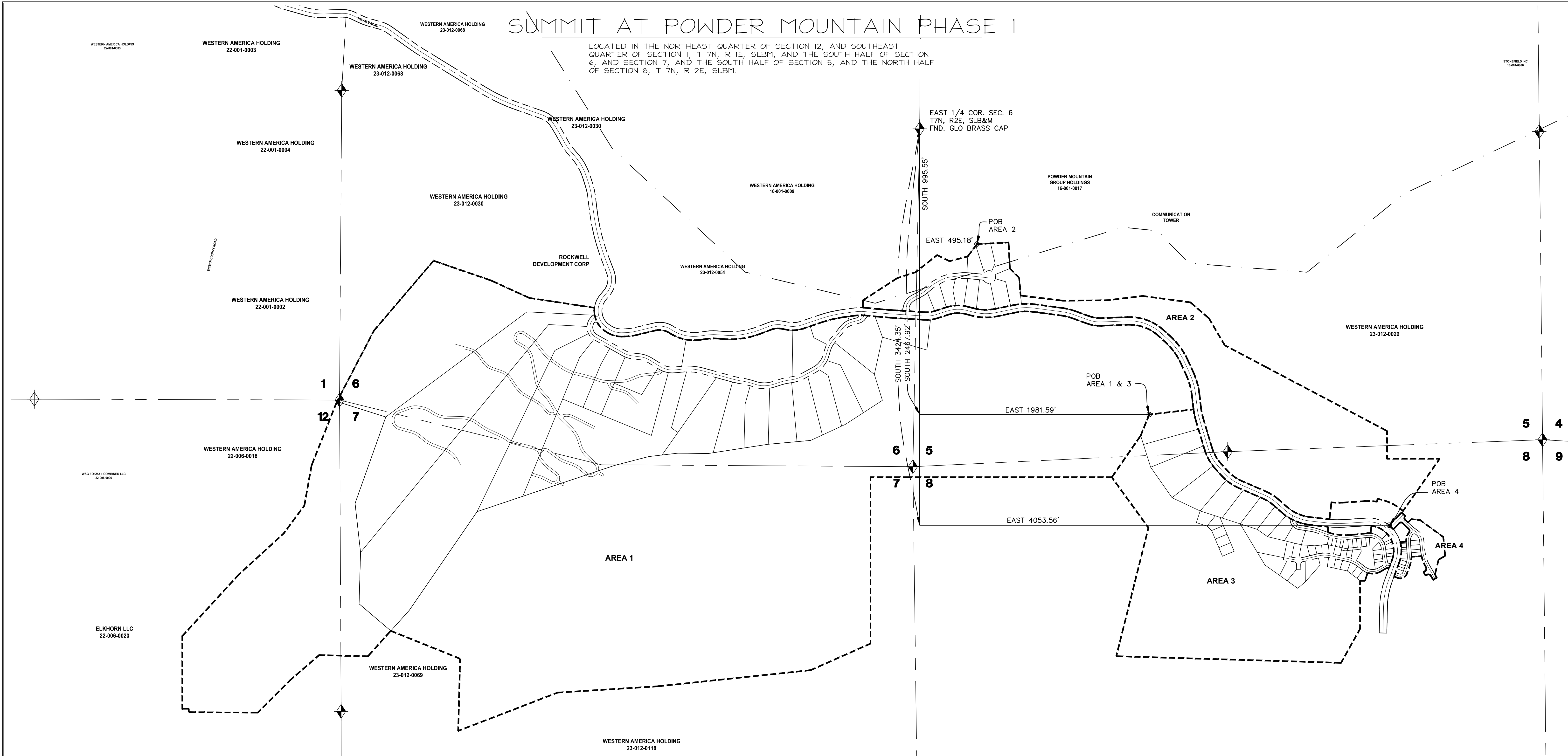
WEBER COUNTY ENGINEER

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.

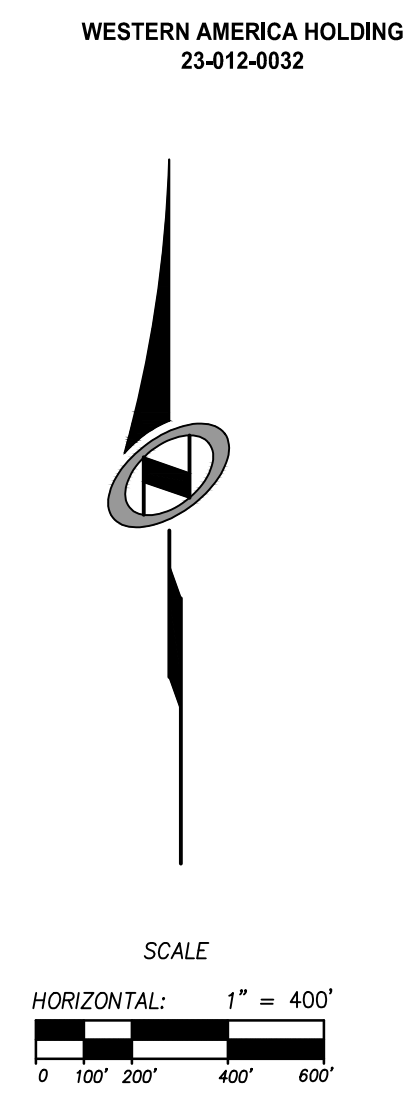
Signed this \_\_\_\_\_ day of \_\_\_\_\_, 20 \_\_\_\_\_.

# SUMMIT AT POWDER MOUNTAIN PHASE I

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLBM, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLBM.



- LEGEND
- EASEMENT
  - COUNTY LINE
  - ..... SECTION LINE
  - BOUNDARY LINE
  - PARCEL LINE
  - SECTION CORNER TIES
- BA BUILD AREA  
AC ACRES



PRELIMINARY PLAN FOR REVIEW ONLY!

## SUMMIT AT POWDER MOUNTAIN PHASE I

### BOUNDARY OVERVIEW

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLBM, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLBM.

Sheet 2 of 11

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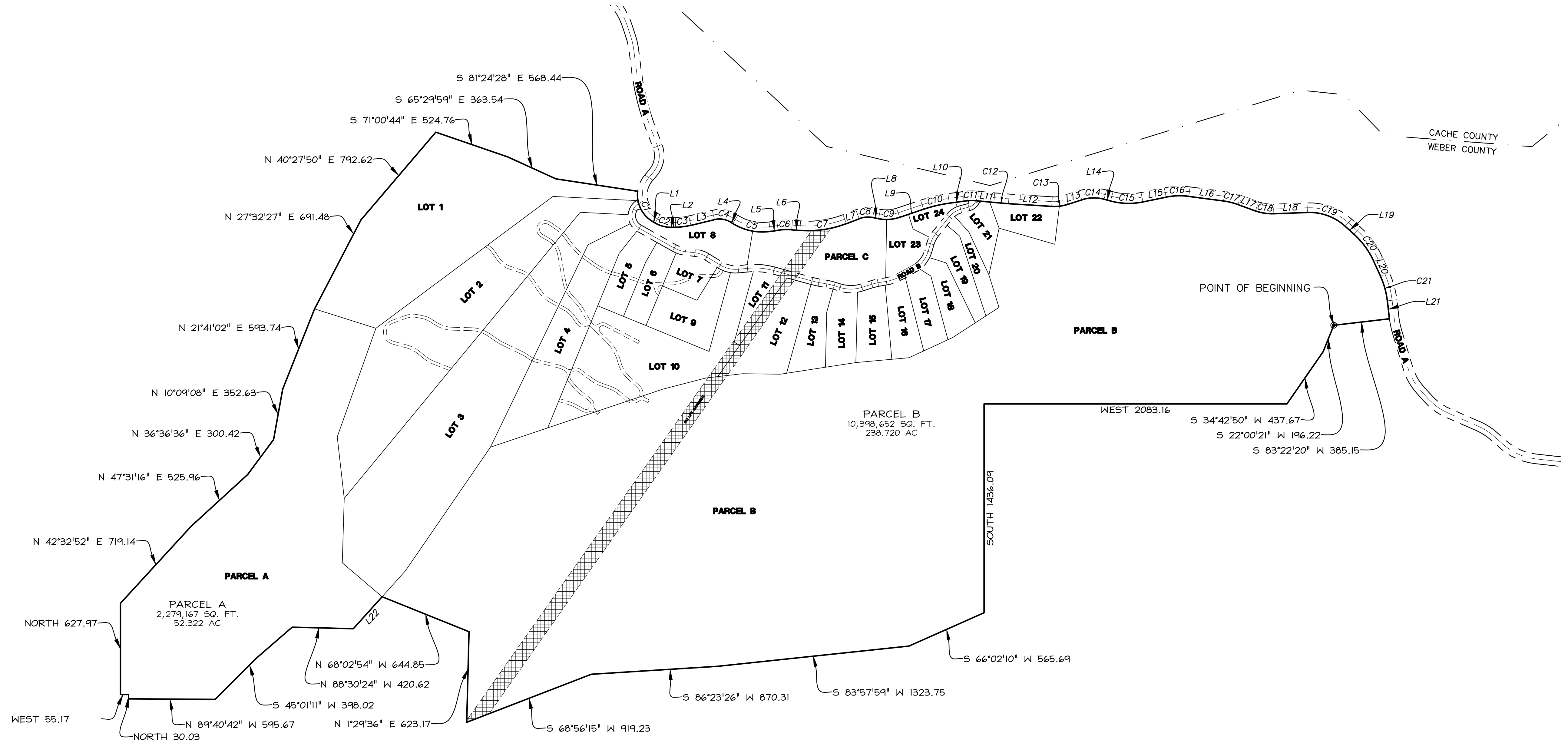
RECORDED # \_\_\_\_\_  
 STATE OF UTAH, COUNTY OF WEBER, RECORDED AND FILED IN THE REQUEST OF: \_\_\_\_\_ ENTRY NO: \_\_\_\_\_  
 DATE: \_\_\_\_\_ TIME: \_\_\_\_\_ BOOK: \_\_\_\_\_ PAGE: \_\_\_\_\_  
 FEE \$ \_\_\_\_\_ WEBER COUNTY RECORDER

XREFS:

# SUMMIT AT POWDER MOUNTAIN PHASE I

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Parcel Table			
Line #/Curve #	Length	Direction/Delta	Radius
L21	118.34	N 6°37'40" W	
C21	175.52	17.74	567.00
L20	113.52	S 24°21'51" E	
C20	233.16	23.56	567.00
L19	81.02	S 47°55'31" E	
C19	283.40	44.24	367.00
L18	231.14	N 87°49'50" E	
C18	129.12	22.22	333.00
L17	128.40	S 69°57'12" E	
C17	101.87	12.50	467.00
L16	241.01	S 82°27'04" E	
C16	156.35	19.18	467.00
L15	163.17	N 78°21'59" E	
C15	224.93	26.68	483.00
L14	46.14	S 74°57'04" E	
C14	152.87	32.80	267.00
L13	103.92	N 72°14'41" E	
C13	112.32	21.39	300.82
L12	297.63	S 86°21'42" E	
C12	101.09	1.89	3056.76
L11	114.11	S 84°28'01" E	
C11	92.26	13.44	393.15
L10	101.93	N 82°05'18" E	
C10	181.70	10.77	967.00
L9	174.07	N 71°19'19" E	
C9	147.16	29.79	283.00
L8	41.36	S 78°53'05" E	
C8	93.79	32.18	167.00
L7	94.64	N 68°56'11" E	
C7	326.41	25.51	733.00
L6	56.26	S 85°32'57" E	
C6	93.18	12.75	418.71
L5	53.97	N 81°42'00" E	
C5	271.10	40.56	383.00
L4	14.03	S 57°44'42" E	
C4	117.62	45.84	147.00
L3	166.99	S 76°24'39" W	
C3	107.33	12.73	483.21
L2	27.32	N 89°08'14" E	
C2	118.05	31.34	215.83
L1	19.16	S 59°31'27" E	
C1	246.71	66.36	213.00



PRELIMINARY PLAN  
FOR REVIEW ONLY!

## SUMMIT AT POWDER MOUNTAIN PHASE I

AREA I

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLBM, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLBM.

Sheet **3** of 11

**N|V|5**

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### LEGEND

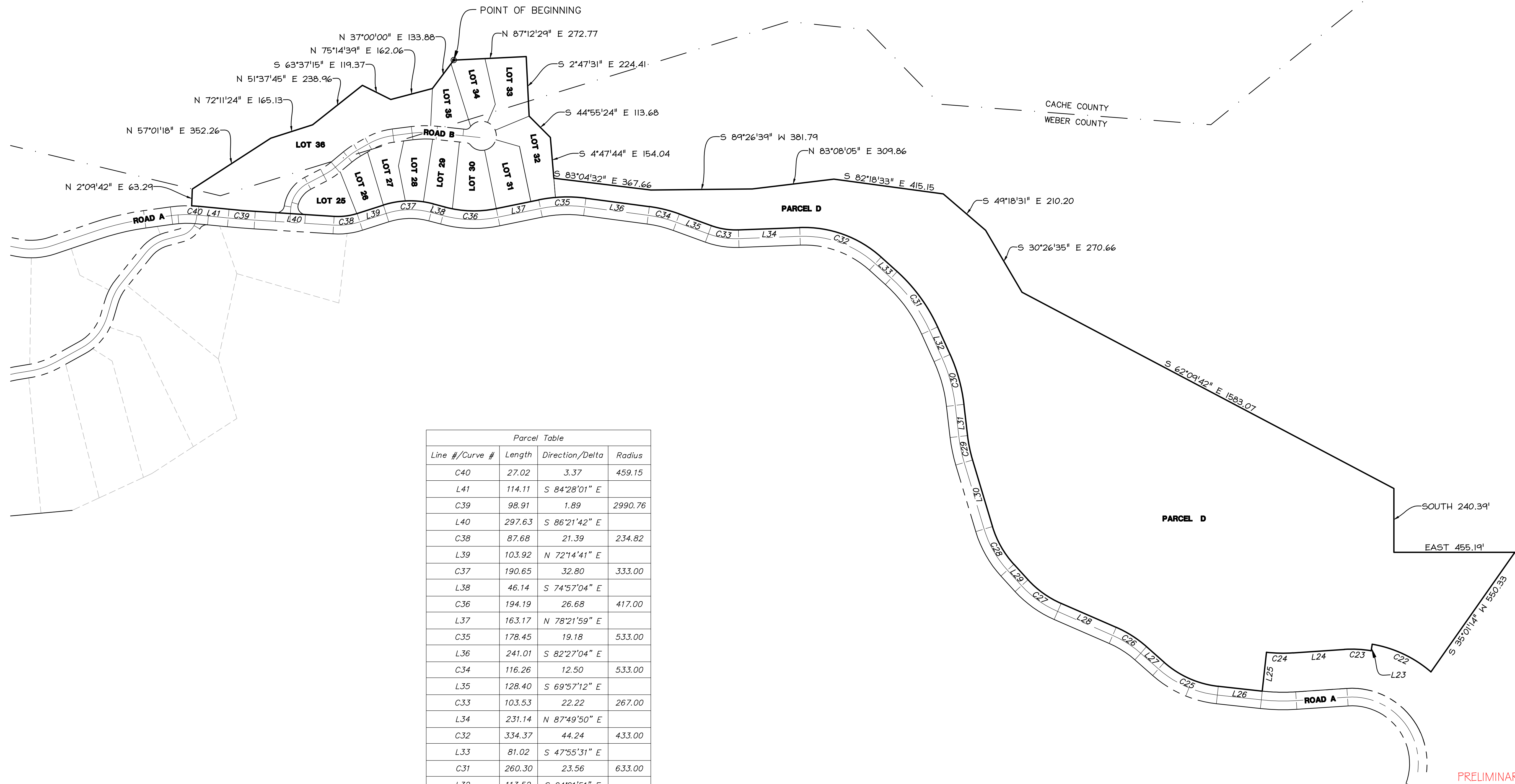
- EASEMENT
- COUNTY LINE
- RIGHT OF WAY
- BOUNDARY LINE
- BUILD AREA
- EASEMENT
- BA BUILD AREA
- AC ACRES



SCALE  
HORIZONTAL: 1" = 400'  
0 100 200 400 600'

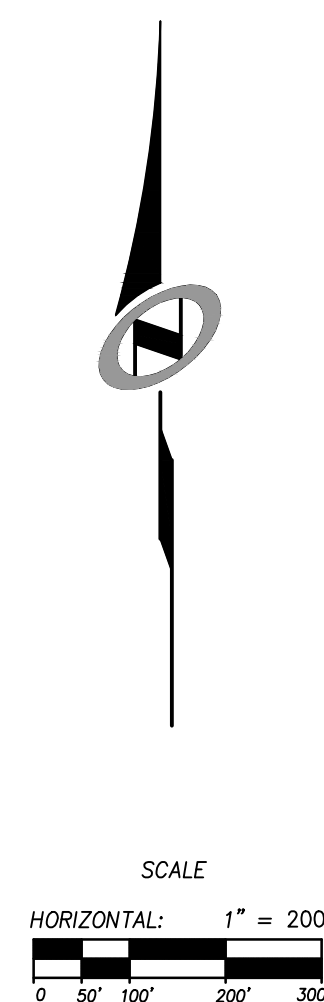
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Parcel Table			
Line #/Curve #	Length	Direction/Delta	Radius
C40	27.02	3.37	459.15
L41	114.11	S 84°28'01" E	
C39	98.91	1.89	2990.76
L40	297.63	S 86°21'42" E	
C38	87.68	21.39	234.82
L39	103.92	N 72°14'41" E	
C37	190.65	32.80	333.00
L38	46.14	S 74°57'04" E	
C36	194.19	26.68	417.00
L37	163.17	N 78°21'59" E	
C35	178.45	19.18	533.00
L36	241.01	S 82°27'04" E	
C34	116.26	12.50	533.00
L35	128.40	S 69°57'12" E	
C33	103.53	22.22	267.00
L34	231.14	N 87°49'50" E	
C32	334.37	44.24	433.00
L33	81.02	S 47°55'31" E	
C31	260.30	23.56	633.00
L32	113.52	S 24°21'51" E	
C30	195.95	17.74	633.00
L31	118.34	S 6°37'40" E	
C29	94.21	10.04	537.42
L30	261.55	S 16°40'20" E	
C28	164.65	25.71	367.00
L29	79.01	S 42°22'41" E	
C27	154.36	24.10	367.00
L28	225.95	S 66°28'34" E	
C26	135.97	17.99	433.00
L27	89.38	S 48°29'04" E	
C25	225.81	35.25	367.00
L26	166.47	S 83°44'18" E	
L25	147.00	N 6°15'42" E	
C24	100.23	10.07	570.00
L24	193.22	N 86°11'14" E	
C23	101.19	13.48	430.00
L23	25.00	S 9°40'13" W	
C22	247.36	31.15	455.00

- LEGEND**
- POINT OF BEGINNING
  - RIGHT OF WAY
  - BOUNDARY LINE
  - - - COUNTY LINE



PRELIMINARY PLAN FOR REVIEW ONLY!

## SUMMIT AT POWDER MOUNTAIN PHASE I

AREA 2

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLBM, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLBM.

Sheet 4 of 11

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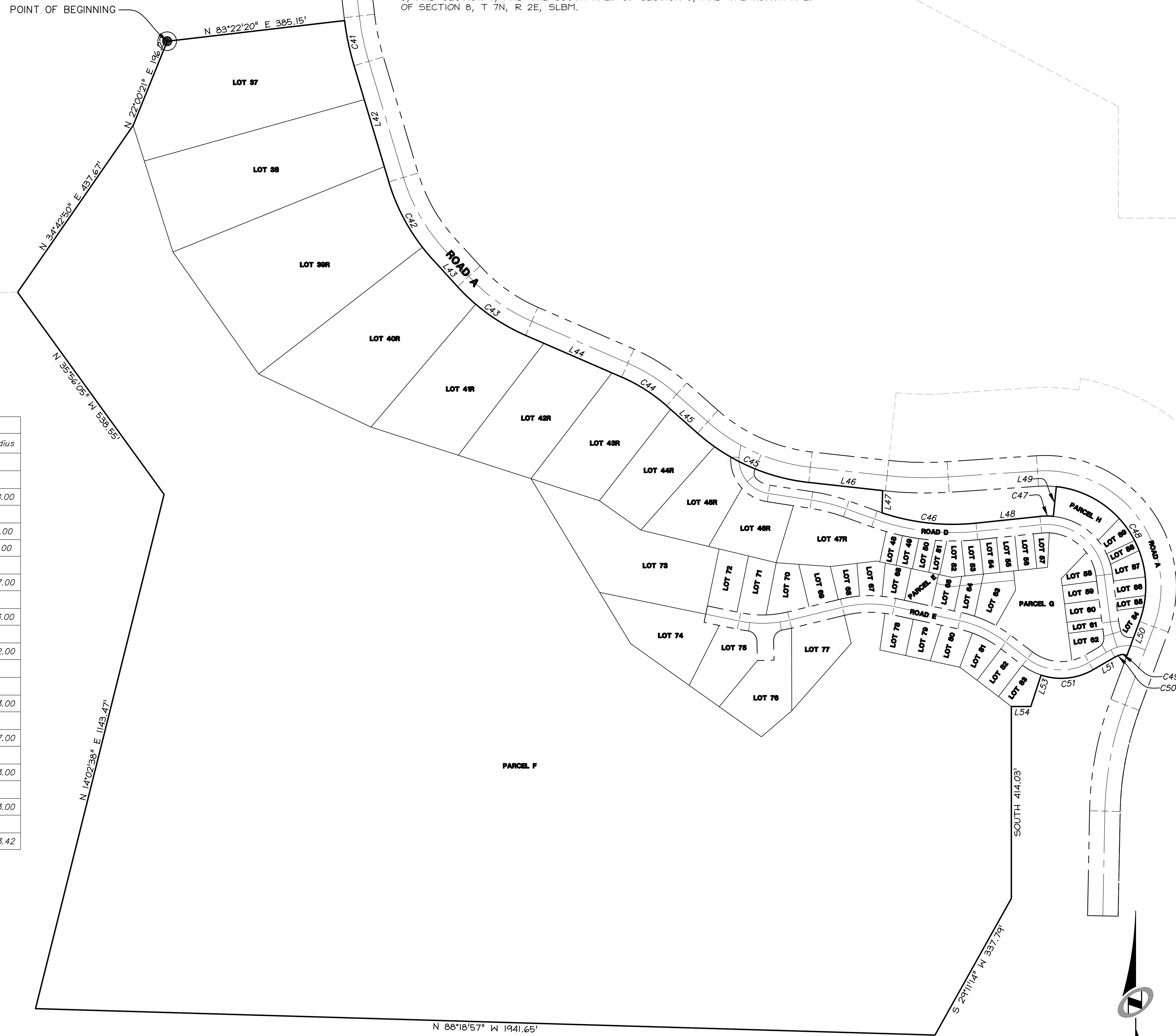
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DATE: \_\_\_\_\_ TIME: \_\_\_\_\_ BOOK: \_\_\_\_\_ PAGE: \_\_\_\_\_

FEE \$ \_\_\_\_\_ WEBER COUNTY RECORDER

# SUMMIT AT POWDER MOUNTAIN PHASE I

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Parcel Table			
Line #/Curve #	Length	Direction/Delta	Radius
L54	41.88	N 90°00'00" W	
L53	71.30	S 18°13'59" W	
C51	116.22	48.25	138.00
L51	52.40	S 59°58'41" W	
C50	14.95	15.03	57.00
C49	14.09	44.86	18.00
L50	78.74	S 20°16'24" W	
C48	393.62	103.93	217.00
L49	64.51	N 5°39'44" E	
C47	28.95	11.60	143.00
L48	138.80	N 84°03'51" E	
C46	205.42	24.42	482.00
L47	47.96	S 1°26'03" W	
L46	160.34	S 83°44'18" E	
C45	266.42	35.25	433.00
L45	89.38	S 48°29'04" E	
C44	115.24	17.99	367.00
L44	225.95	S 66°28'34" E	
C43	182.11	24.10	433.00
L43	79.01	S 42°22'41" E	
C42	194.27	25.71	433.00
L42	261.55	S 16°40'20" E	
C41	99.60	9.46	603.42

- LEGEND
- POINT OF BEGINNING
  - RIGHT OF WAY
  - BOUNDARY LINE

PRELIMINARY PLAN  
FOR REVIEW ONLY!

## SUMMIT AT POWDER MOUNTAIN PHASE I

AREA 3

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLBM, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLBM.

Sheet 5 of 11

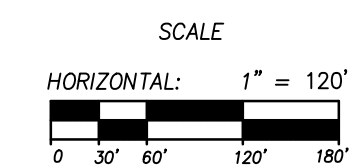
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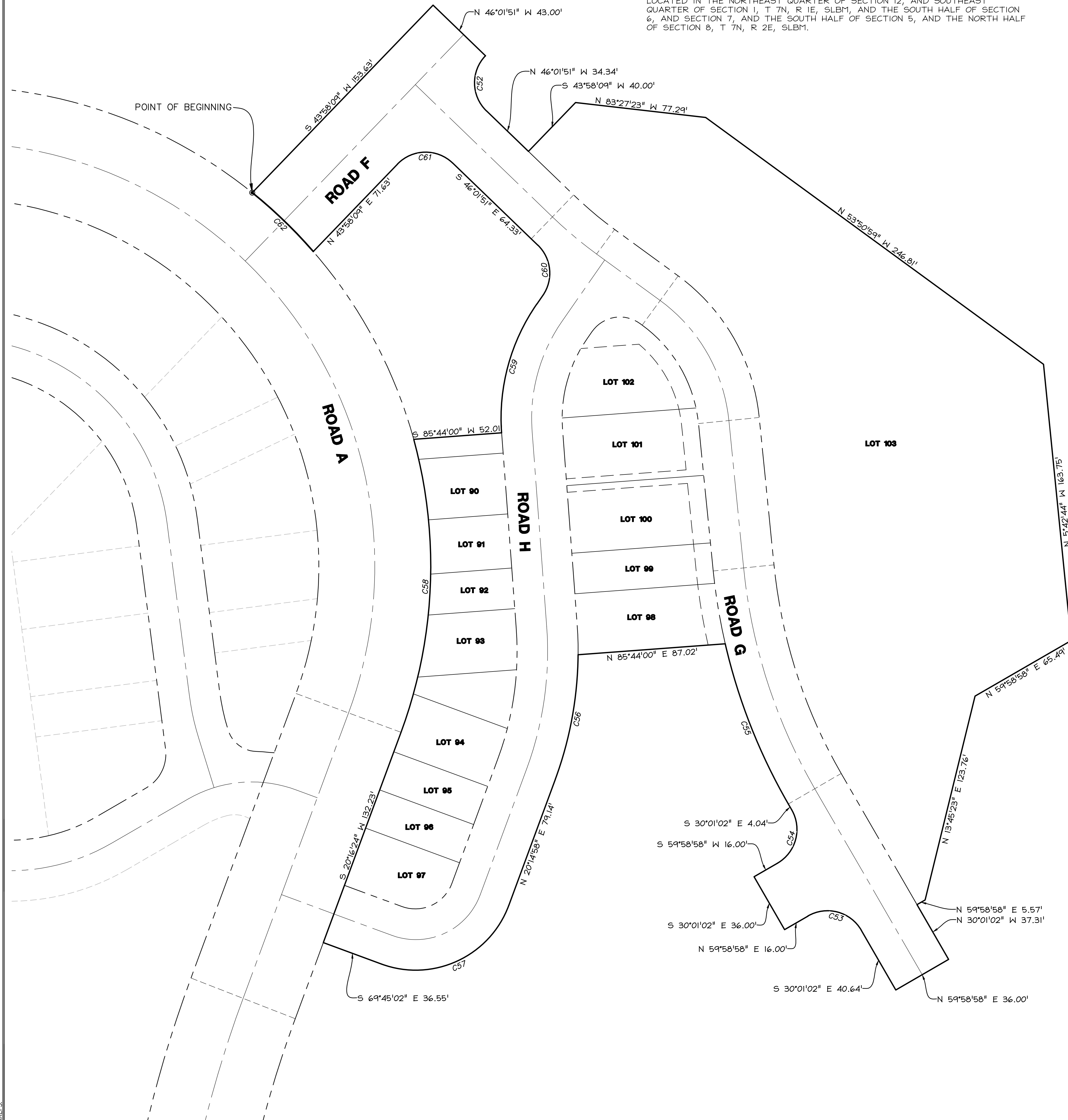
FEE \$ \_\_\_\_\_ WEBER COUNTY RECORDER



XREFS:

# SUMMIT AT POWDER MOUNTAIN PHASE I

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Parcel Table			
Line #/Curve #	Length	Direction/Delta	Radius
C61	36.13	90.00	23.00
C60	32.45	80.83	23.00
C59	80.26	38.97	118.00
C58	175.76	35.58	283.00
C57	91.89	90.00	58.50
C56	75.14	19.75	218.00
C55	101.94	17.03	343.00
C54	36.13	90.00	23.00
C52	36.13	90.00	23.00
C62	50.07	10.14	283.00

- LEGEND**
- POINT OF BEGINNING
  - RIGHT OF WAY
  - BOUNDARY LINE

PRELIMINARY PLAN  
FOR REVIEW ONLY

## SUMMIT AT POWDER MOUNTAIN PHASE I

AREA 4

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLBM, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLBM.

Sheet 6 of 11

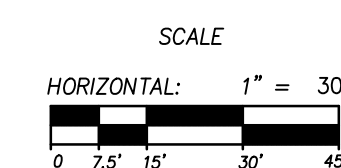
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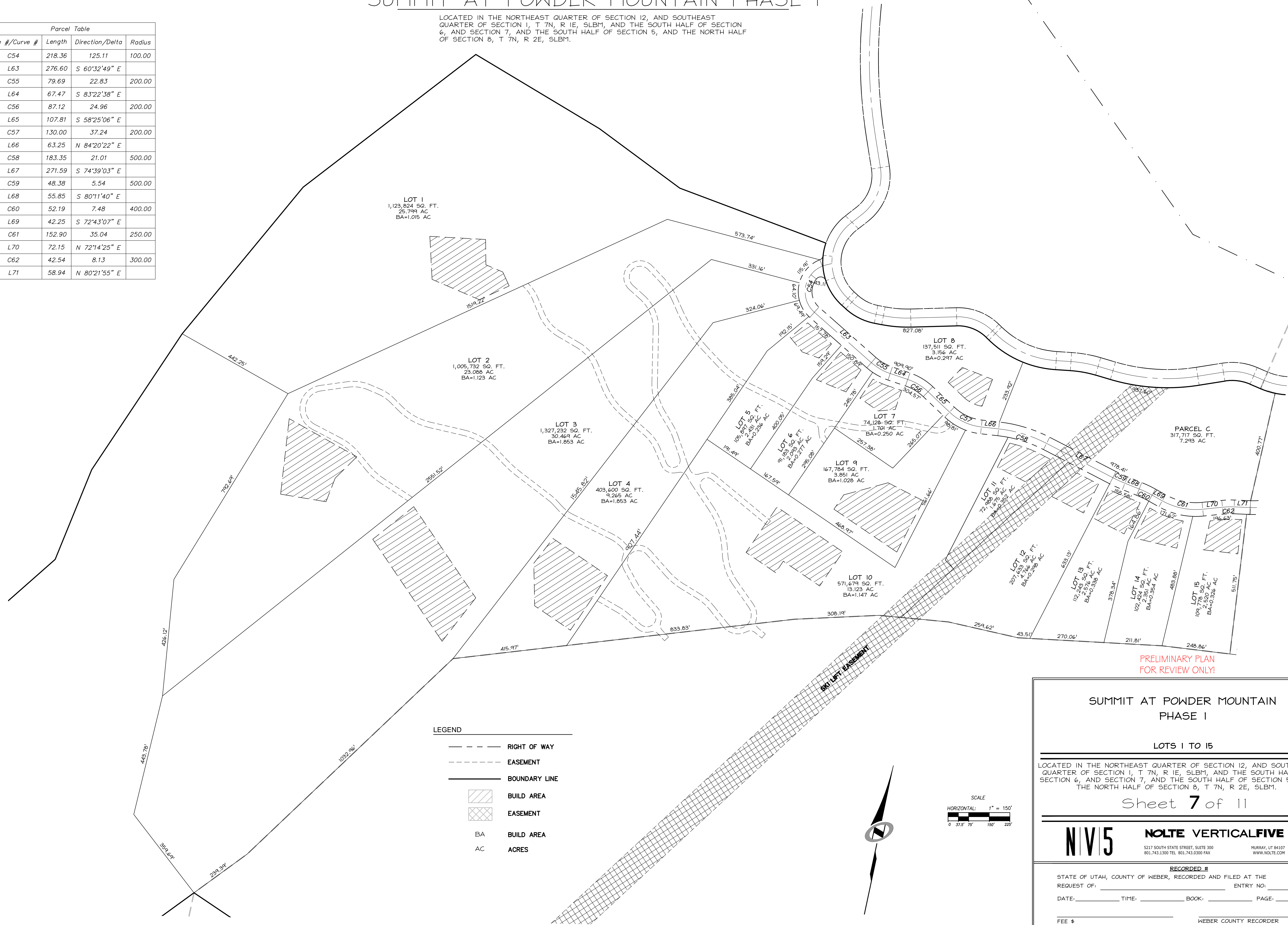
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Parcel Table			
Line #/Curve #	Length	Direction/Delta	Radius
C54	218.36	125.11	100.00
L63	276.60	S 60°32'49" E	
C55	79.69	22.83	200.00
L64	67.47	S 83°22'38" E	
C56	87.12	24.96	200.00
L65	107.81	S 58°25'06" E	
C57	130.00	37.24	200.00
L66	63.25	N 84°20'22" E	
C58	183.35	21.01	500.00
L67	271.59	S 74°39'03" E	
C59	48.38	5.54	500.00
L68	55.85	S 80°11'40" E	
C60	52.19	7.48	400.00
L69	42.25	S 72°43'07" E	
C61	152.90	35.04	250.00
L70	72.15	N 72°14'25" E	
C62	42.54	8.13	300.00
L71	58.94	N 80°21'55" E	



PRELIMINARY PLAN  
FOR REVIEW ONLY!

## SUMMIT AT POWDER MOUNTAIN PHASE I

LOTS 1 TO 15

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLBM, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLBM.

Sheet 7 of 11

**NIV5**

**NOLTE VERTICALFIVE**

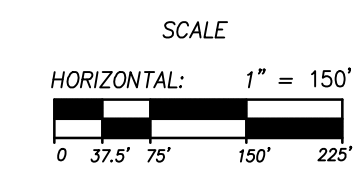
5217 SOUTH STATE STREET, SUITE 300 MURRAY, UT 84107  
801.743.3300 TEL 801.743.0300 FAX WWW.NOLTE.COM

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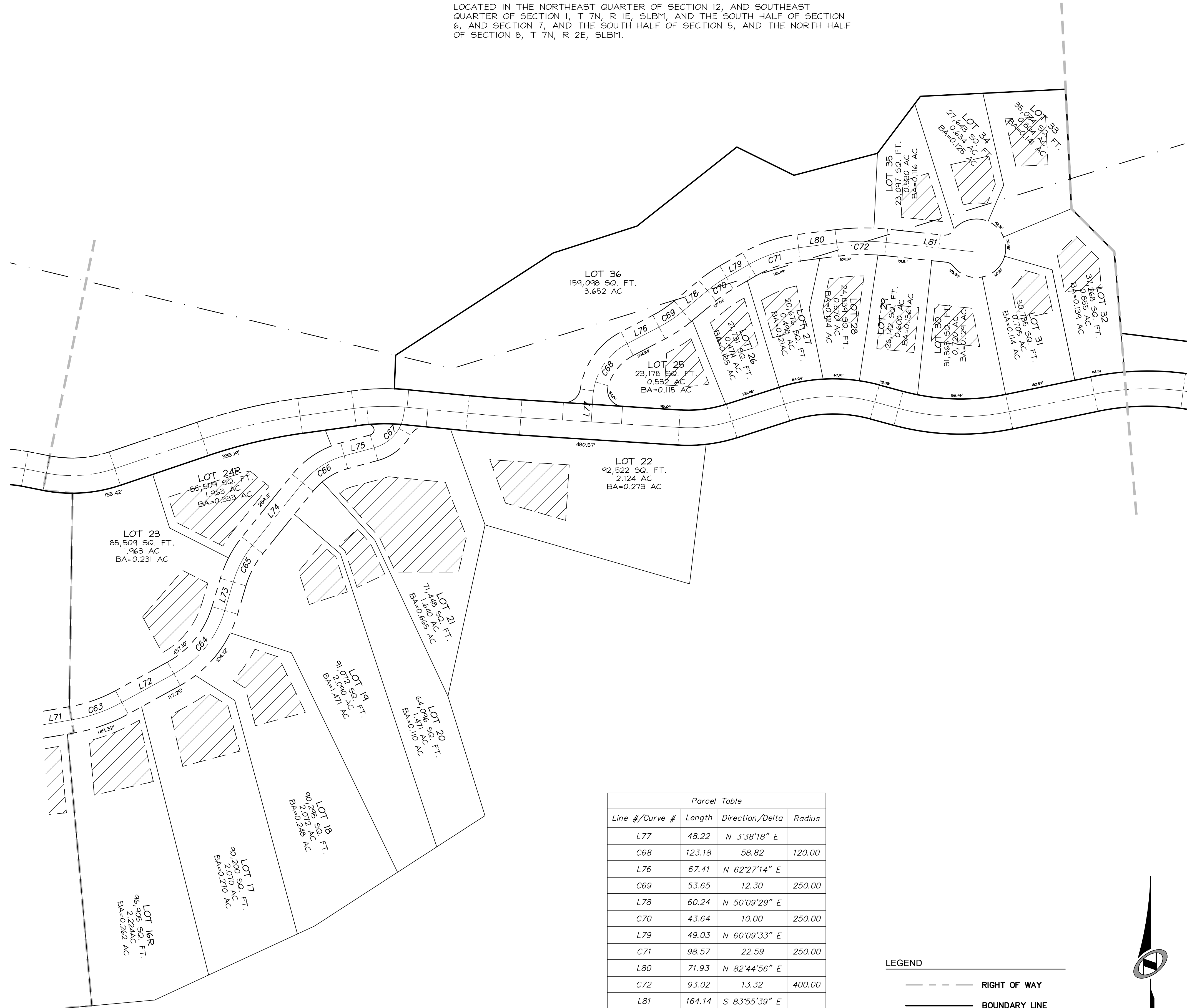
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# SUMMIT AT POWDER MOUNTAIN PHASE I

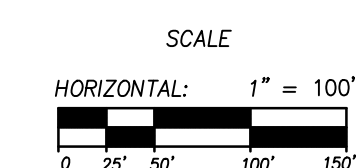
LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLBM, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLBM.



Parcel Table			
Line #/Curve #	Length	Direction/Delta	Radius
L77	48.22	N 3'38"18" E	
C68	123.18	58.82	120.00
L76	67.41	N 62'27"14" E	
C69	53.65	12.30	250.00
L78	60.24	N 50'09"29" E	
C70	43.64	10.00	250.00
L79	49.03	N 60'09"33" E	
C71	98.57	22.59	250.00
L80	71.93	N 82'44"56" E	
C72	93.02	13.32	400.00
L81	164.14	S 83'55"39" E	
C63	100.29	19.15	300.00
L72	111.34	N 61'12"40" E	
C64	156.49	44.83	200.00
L73	55.51	N 16'22"50" E	
C65	78.37	22.45	200.00
L74	150.49	N 38'49"58" E	
C66	94.49	36.09	150.00
L75	58.91	N 74'55"27" E	
C67	86.20	65.86	75.00

## LEGEND

- RIGHT OF WAY
- BOUNDARY LINE
- BUILD AREA
- EASEMENT
- BA BUILD AREA
- AC ACRES



PRELIMINARY PLAN  
FOR REVIEW ONLY

## SUMMIT AT POWDER MOUNTAIN PHASE I

LOTS 16 TO 36

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLBM, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLBM.

Sheet 8 of 11

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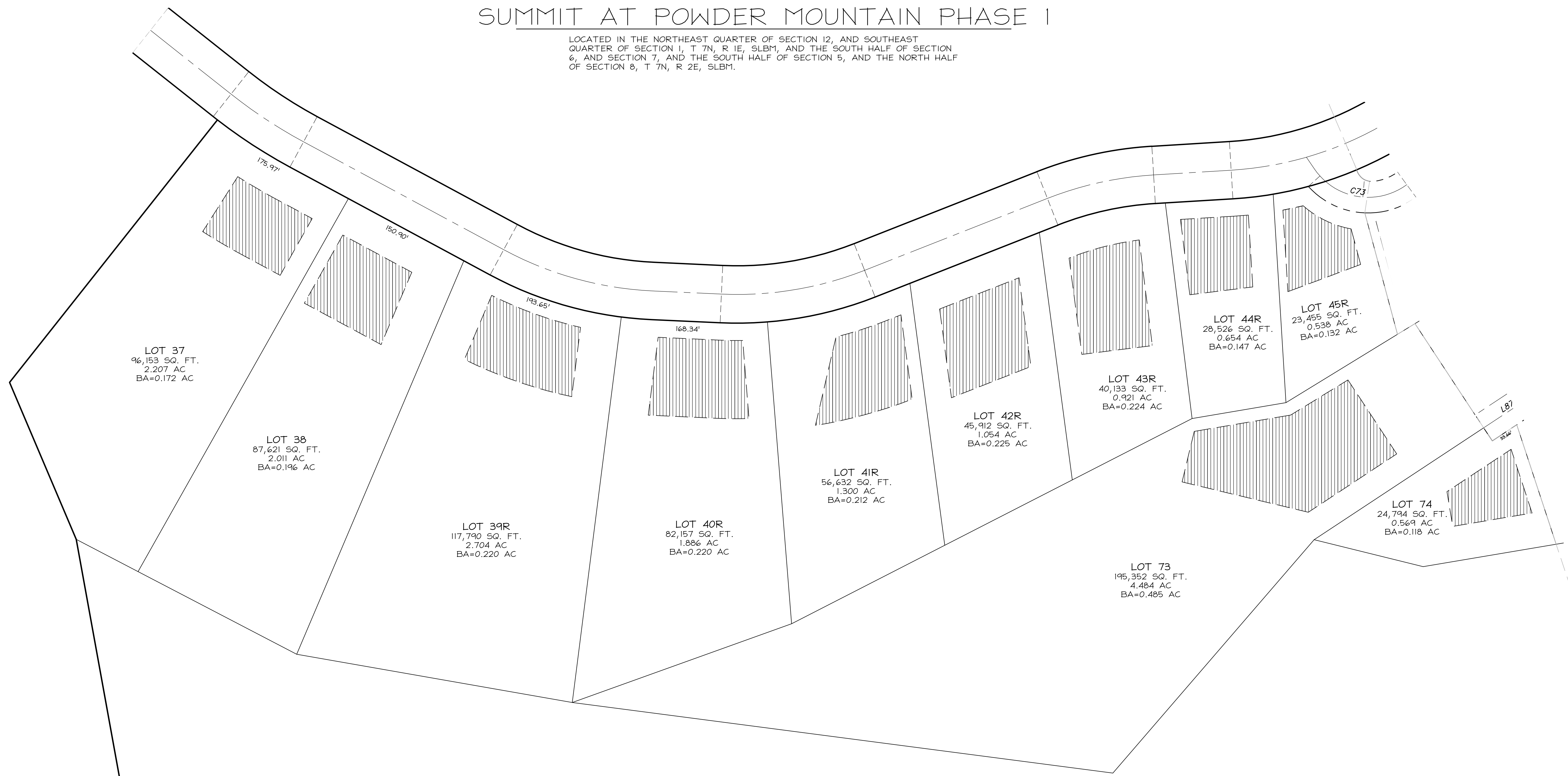
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# SUMMIT AT POWDER MOUNTAIN PHASE I

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLBM, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLBM.



LOT 37  
96,153 SQ. FT.  
2.207 AC  
BA=0.172 AC

LOT 38  
87,621 SQ. FT.  
2.011 AC  
BA=0.196 AC

LOT 39R  
117,790 SQ. FT.  
2.704 AC  
BA=0.220 AC

LOT 40R  
82,157 SQ. FT.  
1.886 AC  
BA=0.220 AC

LOT 41R  
56,632 SQ. FT.  
1.300 AC  
BA=0.212 AC

LOT 42R  
45,912 SQ. FT.  
1.054 AC  
BA=0.225 AC

LOT 43R  
40,133 SQ. FT.  
0.921 AC  
BA=0.224 AC

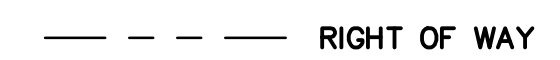
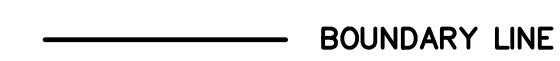


LOT 44R  
28,526 SQ. FT.  
0.654 AC  
BA=0.147 AC

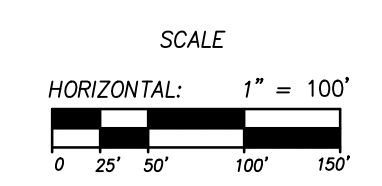
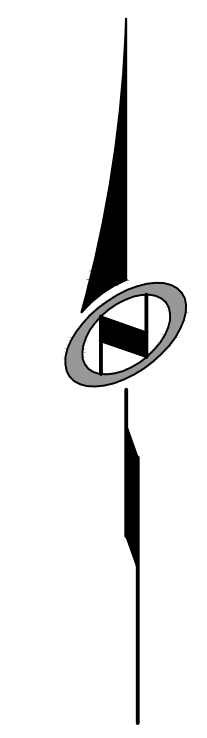
LOT 45R  
23,455 SQ. FT.  
0.538 AC  
BA=0.132 AC

LOT 73  
195,352 SQ. FT.  
4.484 AC  
BA=0.485 AC

LOT 74  
24,794 SQ. FT.  
0.569 AC  
BA=0.118 AC

### LEGEND

-  RIGHT OF WAY
-  BOUNDARY LINE
-  BUILD AREA
-  EASEMENT
- BA BUILD AREA
- AC ACRES



PRELIMINARY PLAN  
FOR REVIEW ONLY!

## SUMMIT AT POWDER MOUNTAIN PHASE I

LOTS 37-45R, 73, 74.

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLBM, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLBM.

Sheet **9** of 11

**NIV5**

**NOLTE VERTICALFIVE**

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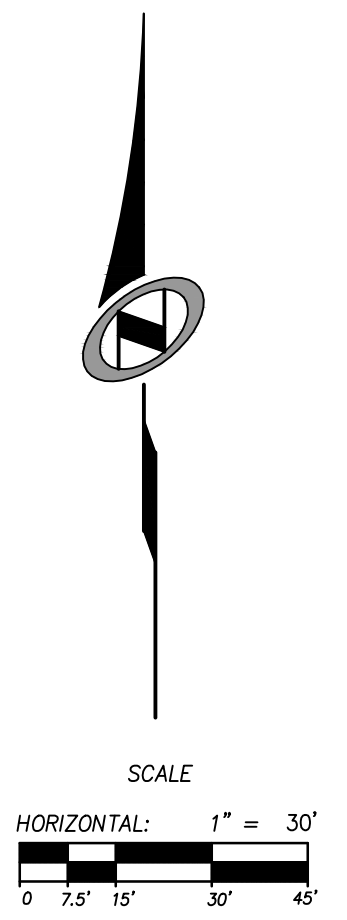
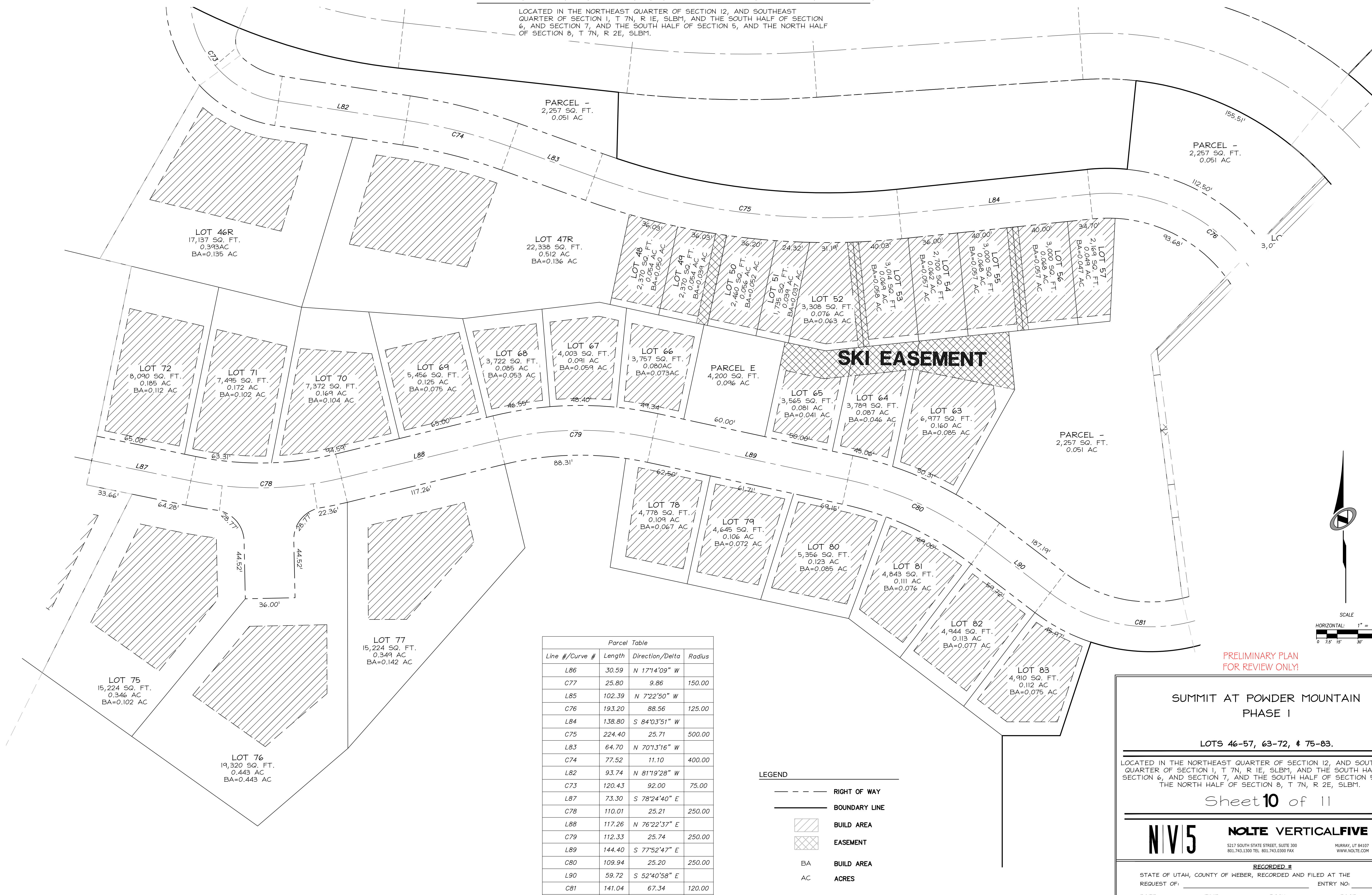
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XREFS:

# SUMMIT AT POWDER MOUNTAIN PHASE I

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PRELIMINARY PLAN FOR REVIEW ONLY!

Parcel Table			
Line #/Curve #	Length	Direction/Delta	Radius
L86	30.59	N 17°14'09" W	
C77	25.80	9.86	150.00
L85	102.39	N 7°22'50" W	
C76	193.20	88.56	125.00
L84	138.80	S 84°03'51" W	
C75	224.40	25.71	500.00
L83	64.70	N 70°13'16" W	
C74	77.52	11.10	400.00
L82	93.74	N 81°19'28" W	
C73	120.43	92.00	75.00
L87	73.30	S 78°24'40" E	
C78	110.01	25.21	250.00
L88	117.26	N 76°22'37" E	
C79	112.33	25.74	250.00
L89	144.40	S 77°52'47" E	
C80	109.94	25.20	250.00
L90	59.72	S 52°40'58" E	
C81	141.04	67.34	120.00
L91	52.40	N 59°58'41" E	
C82	66.34	50.68	75.00

**LEGEND**

- RIGHT OF WAY
- BOUNDARY LINE
- BUILD AREA
- EASEMENT
- BA BUILD AREA
- AC ACRES

## SUMMIT AT POWDER MOUNTAIN PHASE I

LOTS 46-57, 63-72, & 75-83.

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLB1, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLB1.

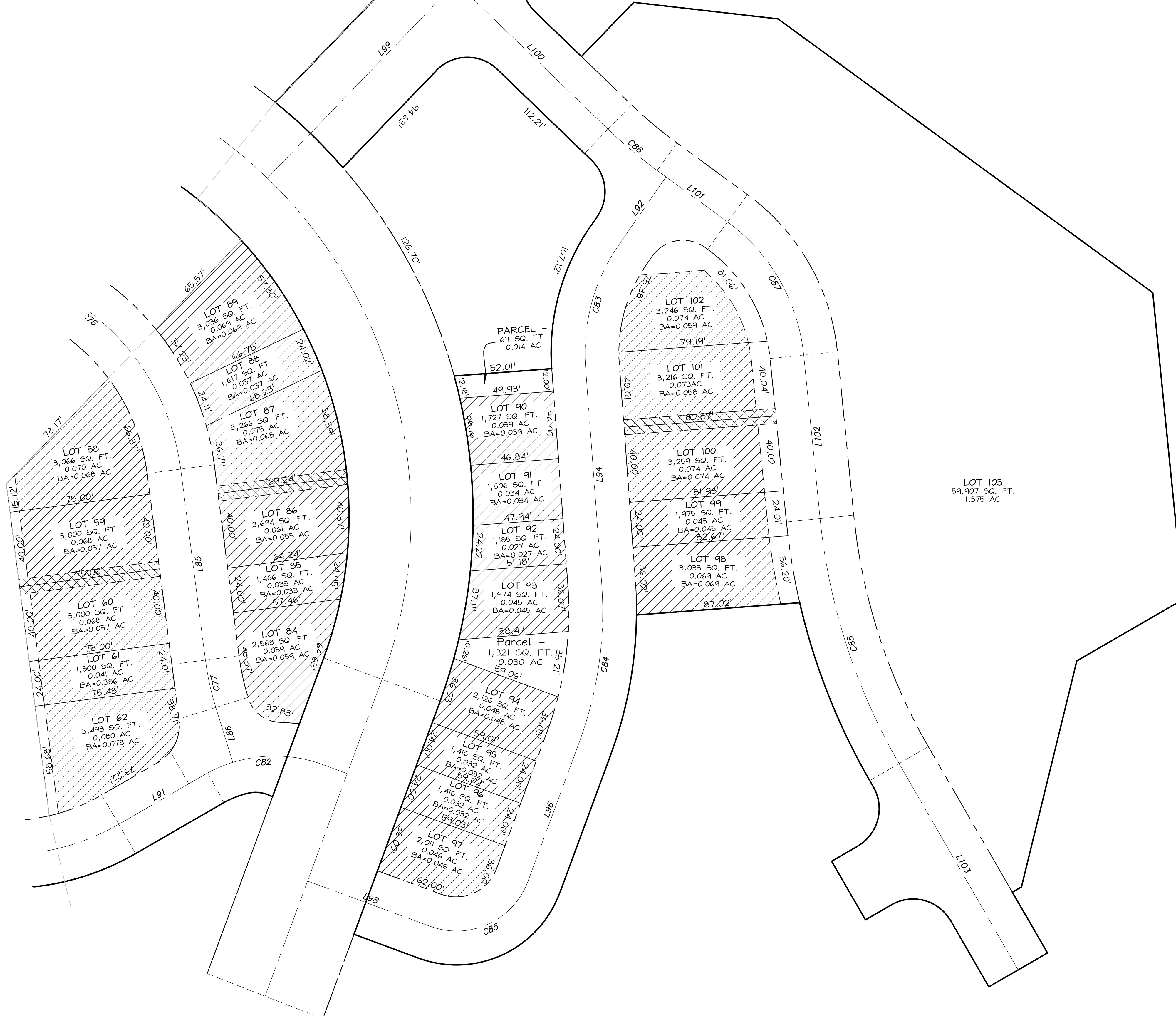
Sheet 10 of 11

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**LEGEND**

- RIGHT OF WAY
- BOUNDARY LINE
- BUILD AREA
- EASEMENT
- BA BUILD AREA
- AC ACRES

Parcel Table			
Line #/Curve #	Length	Direction/Delta	Radius
L98	69.50	N 69°45'02" W	
C85	63.62	90.00	40.50
L96	79.14	S 20°14'58" W	
C84	85.58	24.52	200.00
L94	115.61	S 4°16'00" E	
C83	68.18	39.07	100.00
L92	44.18	S 34°47'56" W	
L103	126.68	N 30°01'02" W	
C88	137.86	24.30	325.00
L102	87.37	N 5°42'44" W	
C87	84.02	48.14	100.00
L101	46.43	N 53°50'59" W	
C86	34.12	7.82	250.00
L100	112.33	N 46°01'51" W	
L99	185.52	N 43°58'09" E	

PRELIMINARY PLAN  
FOR REVIEW ONLY!

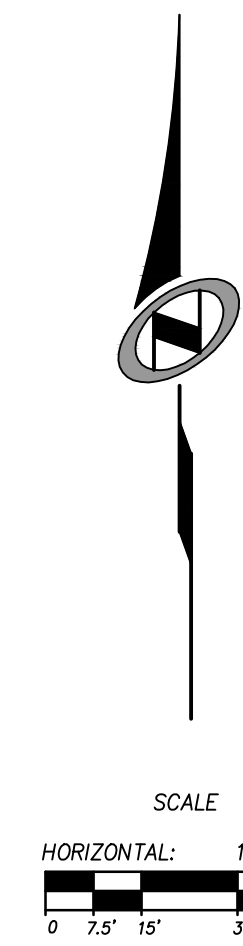
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LOTS 58-62, & 84-103.

LOCATED IN THE NORTHEAST QUARTER OF SECTION 12, AND SOUTHEAST QUARTER OF SECTION 1, T 7N, R 1E, SLBM, AND THE SOUTH HALF OF SECTION 6, AND SECTION 7, AND THE SOUTH HALF OF SECTION 5, AND THE NORTH HALF OF SECTION 8, T 7N, R 2E, SLBM.

Sheet 11 of 11

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SCALE  
HORIZONTAL: 1" = 30'  
0 7.5' 15' 30' 45'

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