■ Reeve & Associates, Inc. - Solutions You Can Build On ■ SURVEYOR'S CERTIFICATE MOUNTAIN PRIME SUBDIVISION I, ROBERT D. KUNZ, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT; AND THAT I HAVE COMPLETED SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION PART OF THE NORTHWEST QUARTER OF SECTION 14, T.6N., R.2E., S.L.B.&M., U.S. SURVEY 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THIS PLAT, AND THAT THIS PLAT OF MOUNTAIN PRIME SUBDIVISION IN WEBER COUNTY, UTAH END OF FENCE IS WEBER COUNTY, UTAH, HAS BEEN DRAWN CORRECTLY TO THE DESIGNATED SCALE AND IS A JACK J. DAVID FAMILY LIMITED PARTNERSHIP _ 0.8 FEET EAST OF TRUE AND CORRECT REPRESENTATION OF THE HEREIN DESCRIBED LANDS INCLUDED IN SAID BOUNDARY LINE SUBDIVISION, BASED UPON DATA COMPILED FROM RECORDS IN THE WEBER COUNTY RECORDER'S OFFICE AND FROM SAID SURVEY MADE BY ME ON THE GROUND, I FURTHER CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES OF \$89°54'16"E_320.27 WEBER COUNTY CONCERNING ZONING REQUIREMENTS REGARDING LOT MEASUREMENTS HAVE BEEN COMPLIED WITH. NORTHWEST CORNER OF SIGNED THIS _____ DAY OF _____ NORTH QUARTER CORNER OF SECTION SECTION 14, T.6N., R.2E 14, T.6N., R.2E., S.L.B.&M., U.S. S.L.B.&M., U.S. SURVEY. SURVEY. FOUND WEBER COUNTY 3" (1989) FOUND BRASS CAP ON A 2.5" PIPE SET 6" ABOVE GROUND SURFACE. MONUMENT IN GOOD CONDITION. (1935) UTAH LICENSE NUMBER ROBERT D. KUNZ END OF FENCE IS-0.8 FEET EAST OF BOUNDARY LINE OWNERS DEDICATION AND CERTIFICATION WE THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AS SHOWN ON THE PLAT AND NAME SAID BRIAN AND BARBARA EDWARDS SUBDIVISION 1ST AMENDMENT TRACT MOUNTAIN PRIME SUBDIVISION, AND DO HEREBY 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 AND CANAL MAINTENANCE EASEMENT, THE SAME TO BE USED FOR THE INSTALLATION MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINE, STORM DRAINAGE FACILITIES, IRRIGATION CANALS 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. S89°54'16"E 587.62' **BOUNDARY DESCRIPTION** PART OF THE NORTHWEST QUARTER OF SECTION 14, T.6N., R.2E., S.L.B.&M., U.S. SURVEY. DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SECTION 14; THENCE S89°54'16"E 320.27 FEET; THENCE S00°00'28"E 300.00 FEET; THENCE S89°54'16"E 587.62 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF STATE HIGHWAY U-39; THENCE ALONG SAID RIGHT OF WAY THROUGH THE PROPOSÉD WELL FOLLOWING (2) TWO COURSES: (1) S49°52'00"W 990.81 LOCATION FEET; AND (2) ALONG A CURVE TURNING TO THE RIGHT WITH AN ARC LENGTH OF 177.08 FEET, A RADIUS OF 597.30 FEET, A CHORD BEARS S58°21'35"W 176.43 FEET; THENCE NO0°00'41"W 1032.71 FEET TO THE POINT OF BEGINNING. LOT 1-R Acknowledgment 5.002 ACRES CONTAINING 10.155 ACRES STATE OF UTAH COUNTY OF . _, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, _____ **BASIS OF BEARINGS LEGEND** SIGNER(S) OF THE ABOVE OWNER'S DEDICATION AND CERTIFICATION, THE BASIS OF BEARINGS FOR THIS PLAT IS THE SECTION WHO BEING BY ME DULY SWORN, DID ACKNOWLEDGE TO ME 5.000 ACRES __ SIGNED IT = SECTION CORNER 10' P.U.E. AND LINE BETWEEN THE WEST QUARTER CORNER AND THE FREELY, VOLUNTARILY, AND FOR THE PURPOSES THEREIN MENTIONED. PATHWAY EASEMENT-NORTHWEST CORNER OF SECTION 14, T.6N., R.2E., S.L.B.&M., = SET 5/8" X 24" REBAR AND PLASTIC CAP U.S. SURVEY. SHOWN HEREON AS NO0°00'41"W (PRE-2000) STAMPED "REEVE & ASSOCIATES" AS SHOWN ON BRIAN AND BARBARA EDWARDS SUBDIVISION 50.00' FRONT = FOUND "REEVE & ASSOCIATES" REBAR (WEBER COUNTY BEARING SHEET SHOWS NO0°00'28"W **COMMISSION EXPIRES** NOTARY PUBLIC YARD SET BACK-AND PLASTIC CAP (POST-2000)) = PERC TEST LOCATION HUNTSVILLE HOLLOW = FOUND RIGHT OF WAY MONUMENT Acknowledgment NARRATIVE = FOUND CORNER THE PURPOSE OF THIS SURVEY IS TO DIVIDE THIS PARCEL = BOUNDARY LINE STATE OF UTAH INTO TWO 5 ACRE TRACTS. THE NORTHERLY LINE WAS COUNTY OF __ - = LOT LINE DETERMINED BY THE NORTH LINE OF SECTION 14 AND THE **EXISTING** SOUTH AND WEST BOUNDARY OF THE BRIAN AND BARBARA DRIVEWAY _, 20____, PERSONALLY APPEARED EDWARDS SUBDIVISION 1ST AMENDMENT. THE SOUTHEASTERLY BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, ---- = EASEMENTS LINE IS DETERMINED BY THE RIGHT OF WAY LINE OF STATE BEING BY ME DULY SWORN, ACKNOWLEDGED TO ME THEY ARE HIGHWAY U-39. THE WEST BOUNDARY IS THE WEST LINE OF ___ OF SAID CORPORATION AND THAT THEY SECTION 14. PROPERTY CORNERS ARE MARKED WITH 5/8" SIGNED THE ABOVE OWNER'S DEDICATION AND CERTIFICATION FREELY, VOLUNTARILY, AND REBAR AND PLASTIC CAP LABELED "REEVE AND ASSOCIATES" EXISTING BUILDING IN BEHALF OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED. AREA RESERVED FOR FUTURE EXPANSION U-39 RIGHT-OF-WAY PROPOSED WELL≺ LOCATION NOTARY PUBLIC **COMMISSION EXPIRES** AREA TO BE DEDICATED FOR THE NOTE: LOTS ARE RESTRICTED TO HAVING A SHARED EXPANSION U-39 RIGHT-OF-WAY ACCESS, PER UDOT REQUIREMENT N89°59'19"E **DEVELOPER** 100.00 Project Info. JASON BARBER P.O. BOX 483 EDEN, UTAH 84310 WEBER COUNTY PLANNING WEBER COUNTY ENGINEER Designer: COMMISSION APPROVAL HEREBY CERTIFY THAT THE REQUIRED PUBLIC N. ANDERSON IMPROVEMENT STANDARDS AND DRAWINGS FOR THIS **CURVE TABLE** THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY SUBDIVISION CONFORM WITH THE COUNTY STANDARDS AND 06-15-13 APPROVED BY THE WEBER COUNTY PLANNING COMMISSION. CURVE RADIUS DELTA LENGTH TANGENT CHORD DIR CHD LTH C1 597.30' 16°59'10" 177.08' 89.19' N58°21'35"E 176.43' C2 587.30' 16°34'07" 169.83' 85.51' N58°09'03"E 169.24' C3 537.30' 14°13'22" 133.38' 67.03' N56°58'41"E 133.03' THE AMOUNT OF THE FINANCIAL GUARANTEE IS SUFFICIENT SIGNED THIS _____, 20___, 20___. FOR THE INSTALLATION OF THESE IMPROVEMENTS. MOUNTAIN PRIME Number: 5809-01 TEL: (801) 621-3100 FAX: (801) 621-2666 www.reeve-assoc.com Scale: 1"=60' Checked:__ CHAIRMAN, WEBER COUNTY PLANNING COMMISSION WEBER COUNTY ENGINEER Weber County Recorder WEBER-MORGAN HEALTH DEPARTMENT WEBER COUNTY COMMISSION ACCEPTANCE WEBER COUNTY SURVEYOR WEBER COUNTY ATTORNEY Entry No._____ Fee Paid ____ Filed For Record THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT, THE HAVE EXAMINED THE FINANCIAL GUARANTEE AND OTHER HEREBY CERTIFY THAT THE SOILS, PERCOLATION RATES, HEREBY CERTIFY THAT THE WEBER COUNTY SURVEYOR'S And Recorded, _____ DEDICATION OF STREETS AND OTHER PUBLIC WAYS AND DOCUMENTS ASSOCIATED WITH THIS SUBDIVISION PLAT, AND AND SITE CONDITIONS FOR THIS SUBDIVISION HAVE BEEN OFFICE HAS REVIEWED THIS PLAT FOR MATHEMATICAL At _____ In Book _____ IN MY OPINION THEY CONFORM WITH THE COUNTY FINANCIAL GUARANTEE OF PUBLIC IMPROVEMENTS INVESTIGATED BY THIS OFFICE AND ARE APPROVED FOR CORRECTNESS, SECTION CORNER DATA, AND FOR HARMONY EXISTING Of The Official Records, Page ASSOCIATED WITH THIS SUBDIVISION, THEREON ARE HEREBY ORDINANCE APPLICABLE THERETO AND NOW IN FORCE AND ON-SITE WASTEWATER DISPOSAL SYSTEMS. WITH LINES AND MONUMENTS ON RECORD IN COUNTY DRIVEWAY APPROVED AND ACCEPTED BY THE COMMISSIONERS OF AFFECT. SIGNED THIS _____, DAY OF _____, 20__. OFFICES. THE APPROVAL OF THIS PLAT BY THE WEBER Recorded For: SIGNED THIS _____, 20___. WEBER COUNTY, UTAH. COUNTY SURVEYOR DOES NOT RELIEVE THE LICENSED LAND SIGNED THIS _____, SURVEYOR WHO EXECUTED THIS PLAT FROM THE WEST QUARTER CORNER OF SECTION 14, RESPONSIBILITIES AND/OR LIABILITIES ASSOCIATED THEREWITH. T.6N., R.2E., S.L.B.&M., U.S. SURVEY. Scale: 1" = 60'SIGNED THIS _____, 20____, 20____. FOUND WEBER COUNTY 3" BRASS Weber County Recorder MONUMENT SET IN A PRECAST CONCRETE CHAIRMAN, WEBER COUNTY COMMISSION BASE FLUSH WITH GROUND SURFACE. WEBER COUNTY SURVEYOR WEBER COUNTY ATTORNEY WEBER-MORGAN HEALTH DEPARTMENT MONUMENT IN GOOD CONDITION. (1989) __ Deputy. ATTEST Reeve & Associates, Inc. - Solutions You Can Build On