

CURVE DATA

SEGMENT	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CHORD BEARING
C1	25.05	64.51	22°15'02"	12.69	24.90	S52°06'53"E
C2	29.51	28.00	60°23'01"	16.29	28.16	S60°04'13"W
C3	11.60	28.00	23°43'51"	5.88	11.51	S18°00'47"W
C4	102.88	50.00	117°53'18"	83.03	85.67	N65°05'31"E
C5	127.61	50.00	146°13'30"	164.70	95.69	S17°08'55"W
C6	35.88	50.00	41°06'44"	18.75	35.11	N69°33'55"E
C7	57.40	80.00	41°06'44"	30.00	56.18	N69°33'55"E
C8	78.93	110.00	41°06'44"	41.25	77.25	N69°33'55"E

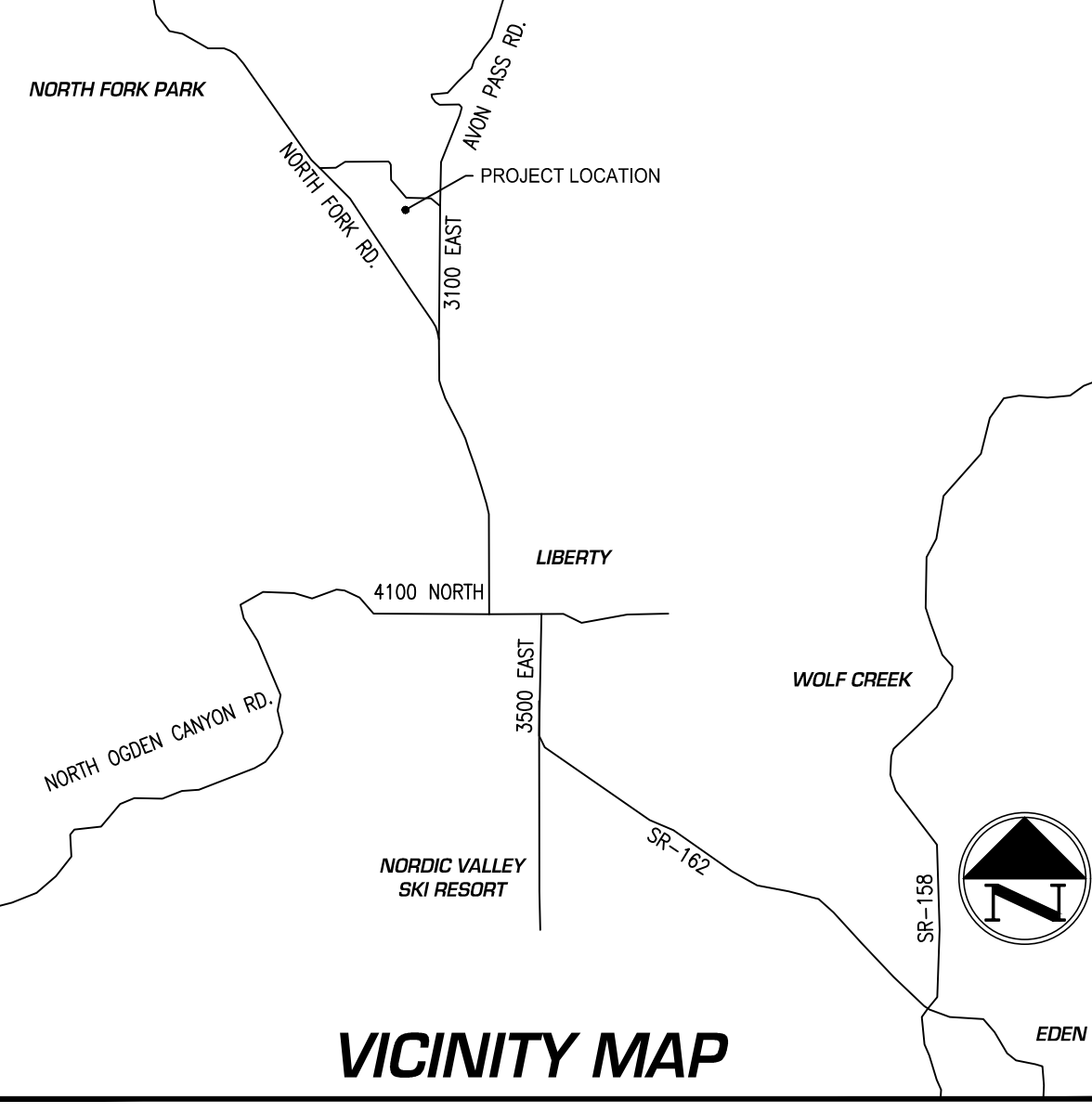
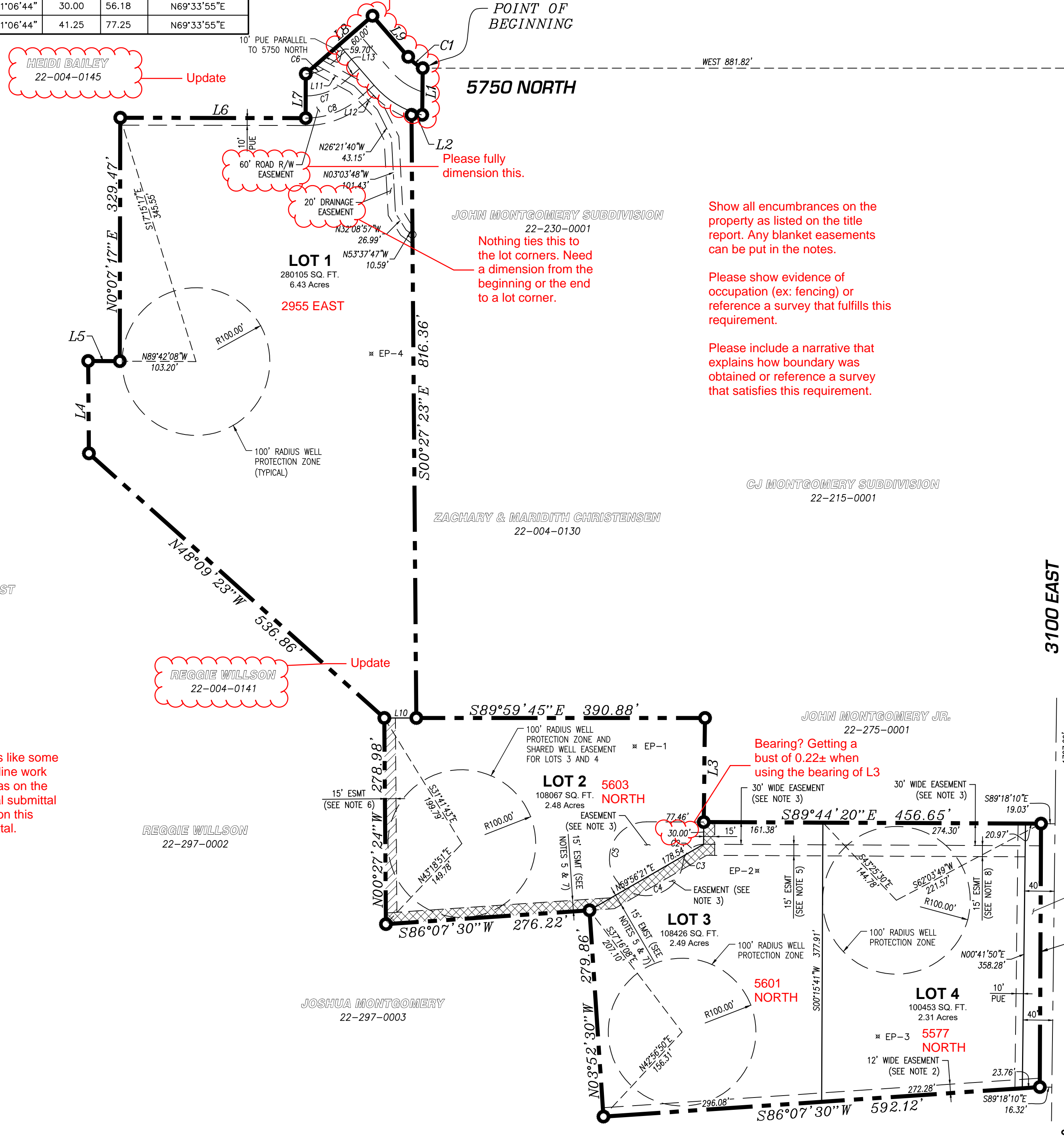
LINE TABLE

LINE	LENGTH	DIRECTION
L1	63.19'	S00°36'52"W
L2	14.50'	N89°52'43"W
L3	140.85'	S00°41'50"W
L4	125.03'	N00°27'24"W
L5	42.81'	N89°42'42"E
L6	250.95'	S89°52'43"E
L7	60.00'	N00°07'17"E
L8	119.70'	N49°00'35"E
L9	73.69'	S40°59'22"E
L10	43.31'	N89°59'45"W
L11	59.51'	N61°23'18"W
L12	44.62'	N44°02'41"W
L13	26.82'	N49°00'35"E

BRIGHT ACRES SUBDIVISION

A LOT-AVERAGED SUBDIVISION
LOCATED IN THE EAST QUARTER OF SECTION 7,
TOWNSHIP 7 NORTH, RANGE 1 EAST,
SALT LAKE BASE AND MERIDIAN,
LIBERTY, WEBER COUNTY, UTAH
Add date of survey

This portion of 5750 N seems to have been dedicated to Weber County in the Watts Subdivision. Is it intended to include this in the subdivision boundary? Fully dimension the south line.



FOUND MONUMENT
3" BRASS CAP IN CONCRETE
NORTHEAST CORNER
SECTION 7
TOWNSHIP 7 NORTH,
RANGE 1 EAST, S.L.B.&M.

SURVEYOR'S CERTIFICATE:

I, WILLIS D. LONG, OF LAYTON SURVEYS LLC, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD LICENSE No. 10708886 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH, IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS LICENSING ACT. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED HEREON, IN ACCORDANCE WITH SECTION 17-23-17, AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS, AND STREETS, TOGETHER WITH EASEMENTS, HEREAFTER TO BE KNOWN AS BRIGHT ACRES SUBDIVISION, A LOT-AVERAGED SUBDIVISION AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND MONUMENTED ON THE GROUND AS SHOWN ON THIS PLAT.

WILLIS D. LONG
10708886
7-29-2022
JULY 26, 2022
DATE:

BOUNDARY DESCRIPTION:

PART OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST OF THE SALT LAKE BASE AND MERIDIAN MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT BEING LOCATED SOUTH 00°15'41" WEST A DISTANCE OF 926.85 FEET AND WEST A DISTANCE OF 881.82 FEET FROM THE NORTHEAST QUARTER OF SAID SECTION, AND RUNNING THENCE SOUTH 00°36'52" WEST A DISTANCE OF 63.19 FEET; THENCE NORTH 89°52'43" WEST A DISTANCE OF 14.50 FEET; THENCE SOUTH 00°27'23" EAST A DISTANCE OF 816.36 FEET; THENCE SOUTH 89°59'45" EAST A DISTANCE OF 390.88 FEET; THENCE SOUTH 00°41'50" WEST A DISTANCE OF 140.85 FEET; THENCE SOUTH 89°42'42" EAST A DISTANCE OF 456.65 FEET; THENCE SOUTH 00°15'41" WEST A DISTANCE OF 356.56 FEET; THENCE SOUTH 86°07'30" WEST A DISTANCE OF 592.12 FEET; THENCE NORTH 03°52'30" WEST A DISTANCE OF 279.86 FEET; THENCE SOUTH 86°07'30" WEST A DISTANCE OF 276.22 FEET; THENCE NORTH 00°27'24" WEST A DISTANCE OF 125.03 FEET; THENCE NORTH 89°42'42" EAST A DISTANCE OF 42.81 FEET; THENCE NORTH 00°07'17" EAST A DISTANCE OF 329.47 FEET; THENCE SOUTH 89°52'43" EAST A DISTANCE OF 250.95 FEET; THENCE NORTH 00°07'17" EAST A DISTANCE OF 60.00 FEET; THENCE NORTH 49°00'35" EAST A DISTANCE OF 119.70 FEET; THENCE SOUTH 40°59'22" EAST A DISTANCE OF 73.69 FEET; THENCE ALONG THE ARC OF A TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 64.51 FEET, A DISTANCE OF 25.05 FEET (CHORD BEARS SOUTH 52°06'53" EAST A DISTANCE OF 24.90 FEET) TO THE POINT OF BEGINNING.

CONTAINS 612,504 SQUARE FEET OR 14.061 ACRES.

OWNERS DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT, THE UNDERSIGNED OWNER(S) MOZANAIM, LLC, A UTAH LIMITED LIABILITY COMPANY, OF THE ABOVE DESCRIBED TRACT OF LAND TO BE HEREAFTER KNOWN AS

BRIGHT ACRES SUBDIVISION, A LOT-AVERAGED SUBDIVISION

DOES HEREBY CERTIFY TO HAVE CAUSED THIS PLAT TO BE PREPARED AND DOES HEREBY CERTIFY TO HAVE CAUSED THIS PLAT TO BE PREPARED AND DOES HEREBY DEDICATE FOR THE PERPETUAL USE OF THE PUBLIC ALL PUBLIC ROADS AND OTHER AREAS SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE. THE UNDERSIGNED OWNER(S) ALSO HEREBY CONVEYS TO ANY AND ALL PUBLIC UTILITY COMPANIES A PERPETUAL, NON-EXCLUSIVE EASEMENT OVER THE PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE, AND OPERATION OF UTILITY LINES AND FACILITIES. THE UNDERSIGNED OWNER(S) ALSO HEREBY CONVEYS ANY OTHER EASEMENTS AS SHOWN ON THIS PLAT TO THE PARTIES INDICATED AND FOR THE PURPOSES SHOWN HEREON.

IN WITNESS WHEREOF THE OWNER(S) HAS/HAVE HEREUNTO SET OUT HANDS THIS ____ DAY OF _____, 2022.

MOZANAIM, LLC
BY:
NAME: SCOTT HALE, MANAGER

NOTARY ACKNOWLEDGEMENT:

ON THE ____ DAY OF _____ A.D., 2022 PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF _____ IN THE STATE OF UTAH, SCOTT HALE, THE SIGNER OF THE ABOVE OWNERS DEDICATION, WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE IS THE MANAGER OF MOZANAIM, LLC, A UTAH LIMITED LIABILITY COMPANY AND THAT SAID OWNER'S DEDICATION WAS SIGNED BY HIM IN BEHALF OF SAID COMPANY WITH THE POWER AND AUTHORITY TO EXECUTE THE SAME.

MY COMMISSION EXPIRES: _____
NOTARY PUBLIC
RESIDING IN _____ COUNTY.

LEGEND & ABBREVIATIONS:

---	BOUNDARY LINE
- - - -	SECTION LINE
---	CENTER LINE
- - - -	PUBLIC UTILITY & DRAINAGE EASEMENT (PUE&D)
- - - -	EASEMENT AS NOTED
////	EASEMENT (SEE NOTE 6)
XXXX	EASEMENT (SEE NOTE 7)
---	LOT LINE
○	R.O.W. LINE
○	PROPOSED STREET MONUMENT
○	SET 5/8" REBAR AND CAP LS # 10708886 (SEE NOTE 1)
○	ROW
○	RIGHT OF WAY
○	TYP
○	TYPICAL
○	MON
○	MONUMENT
○	LOT ADDRESS
(R)	RADIAL
(NR)	NON RADIAL
○	EXPLORATION/PERCOLATION PIT

DEVELOPER

MOZANAIM LLC
796 SUNRISE CIRCLE
CENTERTVILLE, UTAH 84014
CONTACT: SCOTT HALE
PHONE: 801-792-4065

SHEET

1 OF 1

BASIS OF BEARINGS:

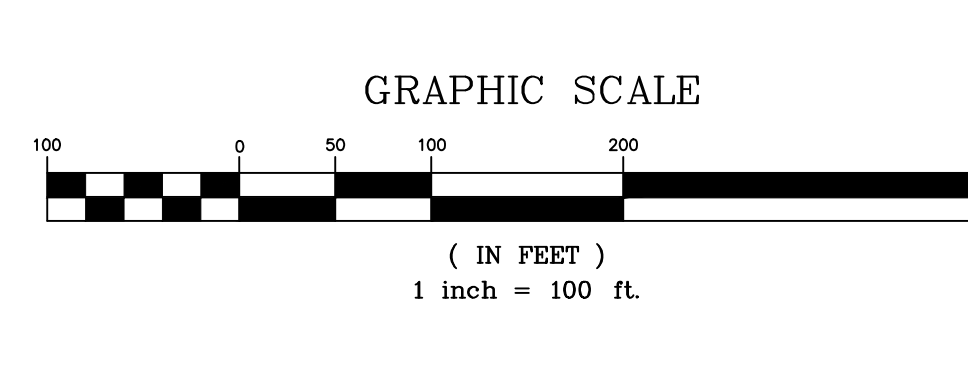
THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, WHICH BEARS SOUTH 0°15'41" WEST. BEARINGS AND DISTANCES SHOWN ARE AS SURVEYED.

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 SURVEYOR

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____.

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____.

SIGNATURE _____

WEBER COUNTY COMMISSION ACCEPTANCE

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT, THE DEDICATION OF STREETS AND OTHER PUBLIC WORKS AND FINANCIAL GUARANTEE OF PUBLIC IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION THEReon ARE HEREBY APPROVED AND ACCEPTED BY THE COMMISSIONERS OF WEBER COUNTY, UTAH.

SIGNED THIS ____ DAY OF _____, 20____.

ATTEST: _____
SIGNATURE _____

WEBER COUNTY PLANNING COMMISSION APPROVAL

THIS IS TO CERTIFY THAT THIS SUBDIVISION WAS DULY APPROVED BY THE WEBER COUNTY PLANNING COMMISSION.

SIGNED THIS ____ DAY OF _____, 20____.

SIGNATURE _____

WEBER - MORGAN HEALTH DEPARTMENT

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

SIGNED THIS ____ DAY OF _____, 20____.

SIGNATURE _____

WEBER COUNTY SURVEYOR _____ RECORD OF SURVEY # _____

SIGNATURE _____

SIGNATURE _____

SIGNATURE _____

SIGNATURE _____

WEBER COUNTY RECORDER

ENTRY NO. _____ FEE PAID _____
FILED FOR RECORD AND RECORDED, IN BOOK _____ OF THE OFFICIAL RECORDS, PAGE ____.

RECORDED FOR: _____

WEBER COUNTY RECORDER
BY: _____ (DEPUTY)

JT Engineering, PC

7886 South 2325 East
South Weber, Utah
Mobile 801.866.7702

LAYTON SURVEYS LLC

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CLINTON, UT 84015
(801)-663-1641
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