

CECIL MCKENDRICK SUBDIVISION

LOT 1 LEGAL DESCRIPTION

DESCRIPTION OF A PARCEL OF LAND IN CARBON COUNTY, UTAH WHICH IS LOCATED IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH LIES SOUTH 842.04 FEET AND EAST 1969.63 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 29 AND RUNNING SOUTH 0°41'07" EAST, 128.13 FEET; THENCE SOUTH 89°30'12" WEST, 110.71 FEET; THENCE NORTH 61°51'16" WEST, 32.02 FEET; THENCE NORTH 43°40'22" WEST, 100.00 FEET; THENCE NORTH 48°44'22" EAST, 40.00 FEET; THENCE NORTH 0°41'07" WEST, 11.58 FEET; THENCE NORTH 88°48'11" EAST, 176.57 FEET TO THE POINT OF BEGINNING, CONTAINING 0.50 ACRES MORE OR LESS. SUBJECT TO RESERVATIONS AND RESTRICTIONS OF RECORD AND RIGHT OF WAYS AND EASEMENTS EVIDENCED. BASIS OF BEARING IS NORTH 89°21'34" EAST BETWEEN THE NORTHWEST CORNER AND THE NORTH QUARTER CORNER OF SAID SECTION 29. TOGETHER WITH A PERPETUAL EASEMENT FOR INGRESS AN EGRESS AND FOR CONSTRUCTION AND MAINTENANCE OF UTILITIES, 12.5 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTER LINE: BEGINNING AT A POINT WHICH LIES EAST, 1322.34 FEET AND SOUTH 187.41 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 29 AND RUNNING SOUTH 65°03'44" EAST, 377.96 FEET; THENCE SOUTH 20°27'12" EAST, 275.24 FEET; THENCE SOUTH 41°51'51" EAST, 55.60 FEET.

PARCEL 1

DESCRIPTION OF A PARCEL OF LAND IN CARBON COUNTY, UTAH WHICH IS LOCATED IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH LIES SOUTH, 173.50 FEET AND EAST, 1332.74 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 29 AND RUNNING SOUTH 1°08'07" EAST, 1046.17 FEET; THENCE SOUTH 80°28'59" EAST, 633.03 FEET; THENCE NORTH 0°41'07" WEST, 554.00 FEET; THENCE SOUTH 89°30'12" WEST, 110.71 FEET; THENCE NORTH 61°51'16" WEST, 32.02 FEET; THENCE NORTH 43°40'22" WEST, 100.00 FEET; THENCE NORTH 48°44'22" EAST, 40.00 FEET; THENCE NORTH 0°41'07" WEST, 11.58 FEET; THENCE NORTH 88°48'11" EAST, 176.57 FEET; THENCE NORTH 0°41'07" WEST, 44.16 FEET; THENCE SOUTH 89°15'25" WEST, 185.49 FEET; THENCE NORTH 20°27'12" WEST, 280.36 FEET; THENCE NORTH 65°03'44" WEST, 389.21 FEET TO THE POINT OF BEGINNING, CONTAINING 12.19 ACRES MORE OR LESS. SUBJECT TO RESERVATIONS AND RESTRICTIONS OF RECORD AND RIGHT OF WAYS AND EASEMENTS EVIDENCED. BASIS OF BEARING IS NORTH 89°21'34" EAST BETWEEN THE NORTHWEST CORNER AND THE NORTH QUARTER CORNER OF SAID SECTION 29.

ACKNOWLEDGEMENT AND DEDICATION

KNOWN ALL MEN BY THESE PRESENT, THAT Mary Thayne THE OWNERS OF THE ABOVE TRACT OF LAND HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, TO BE HEREAFTER KNOWN AS CECIL MCKENDRICK SUBDIVISION DO HEREBY APPROVE THIS PLAT AND DEDICATE IN PERPETUITY TO THE PUBLIC THE ROADS AND EASEMENTS SHOWN ON THIS PLAT FOR PUBLIC USE. IN WITNESS WHEREOF WE HERETO SET OUR HANDS THIS 5th DAY OF December, 2016 PERSONALLY APPEARED BEFORE ME THE SIGNERS OF THE FOR GOING DEDICATION WHO DULY ACKNOWLEDGED TO ME THAT THEY DID EXECUTE THE SAME.

Mary Thayne 1/21/2017
NOTARY PUBLIC MY COMMISSION EXPIRES



KNOWN BY ALL MEN PRESENT THAT Mary Thayne THE OWNERS OF THE ABOVE TRACT OF LAND CAUSED THE SAME TO BE DIVIDED INTO LOTS TO BE HEREAFTER KNOWN AS CECIL MCKENDRICK SUBDIVISION DO HEREBY APPROVE THIS PLAT. IN WITNESS WHEREOF WE HAVE HERETO SET OUR HANDS THIS 5th DAY OF Dec, 2016 PERSONALLY APPEARED BEFORE ME THE SIGNERS OF THE FORGOING

STATE OF UTAH SS
COUNTY OF CARBON
ON THE 5 DAY OF December, 2016
PERSONALLY APPEARED BEFORE ME THE SIGNERS OF THE FORGOING

DRAINAGE PLAN
THE RESIDENTIAL STRUCTURES BUILT ON THIS SITE WILL HAVE A 2% SLOPE FOR 10 FEET AWAY FROM ALL STRUCTURES AND AN 18 INCH BY 20 FOOT DRAINAGE CULVERT WILL BE INSTALLED AT THE APPROACHES OFF THE COUNTY ROAD.

LEGEND

- PROPERTY LINE
- - - SECTION LINE
- x x x FENCE LINE
- REBAR SET
- + SECTION CORNER
- CAPPED REB FND.

PURPOSE: TO DIVIDE THE PROPERTY INTO PARCELS.

NOTES
1. THE BEST AVAILABLE EVIDENCE FOR THE LOCATION OF THE PROPERTY WAS THE EXISTING FENCE LINE. THE EXISTING CAPS AND REBARS SET BY PREVIOUS SURVEYORS WERE USED FOR THE CORNERS WHEN AVAILABLE.

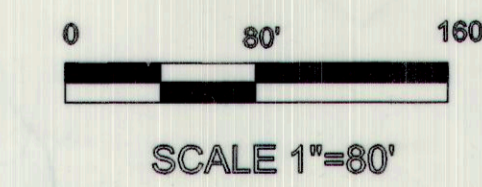
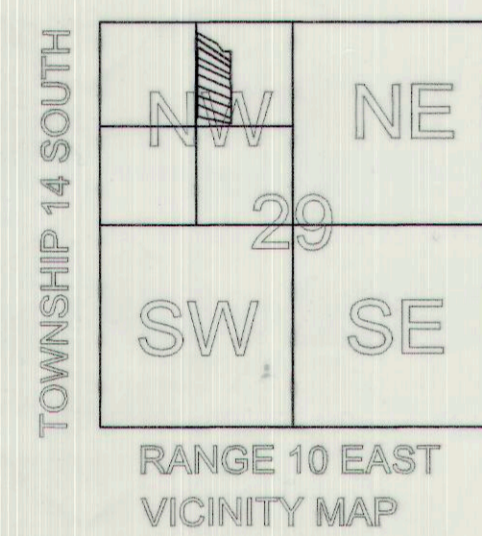
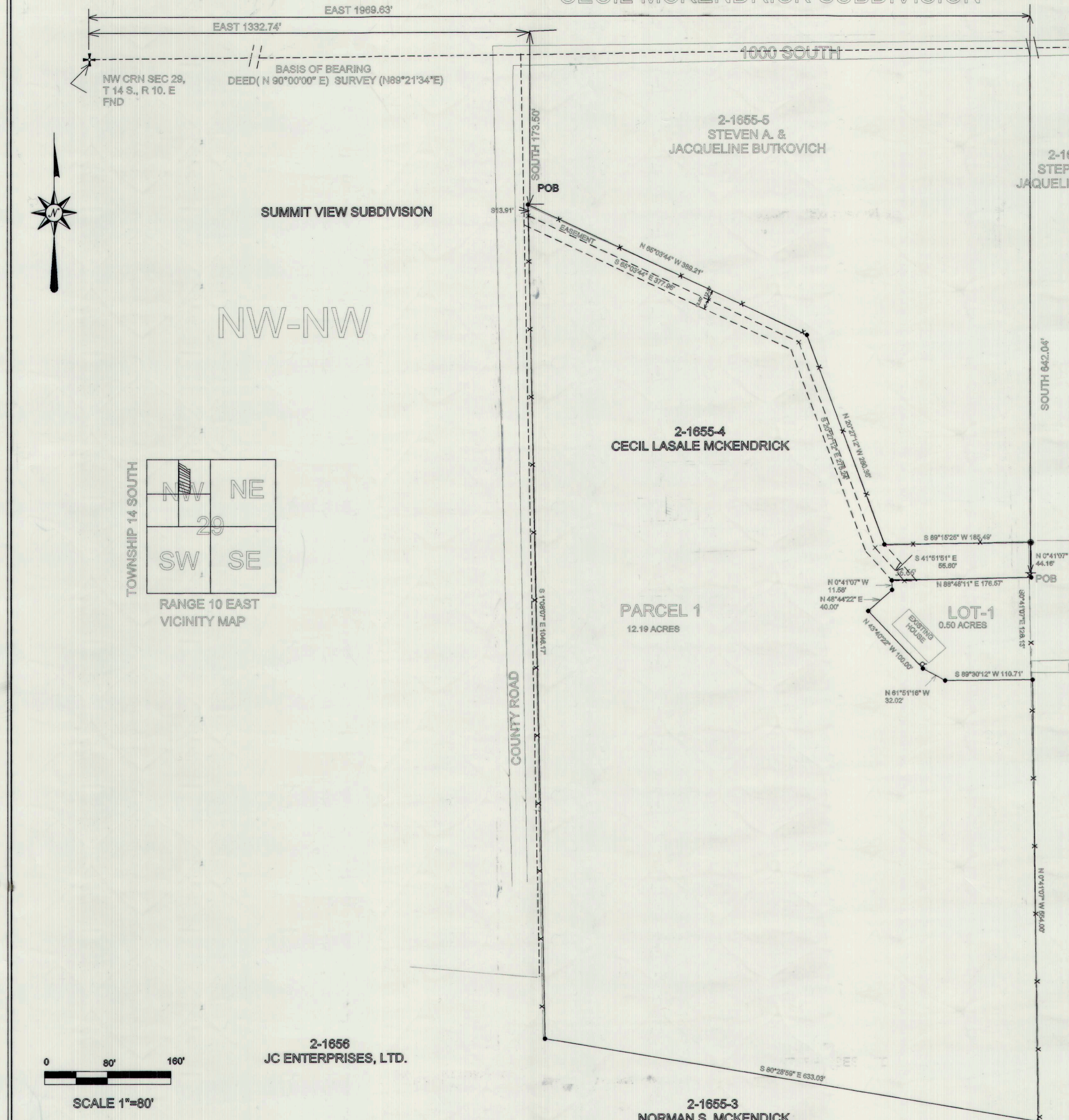
Ent 834758 W 875 P 679
Date: 01-DEC-2016 12:19:19PM
Fee: \$35.00 Check Filed By: CR
CARBON COUNTY RECORDER, Recorder
CARBON COUNTY CORPORATION
For: MARY THAYN

NE-NW

OLIVE GROVE SUBDIVISION

CERTIFICATE
I MORGAN RAY MOON DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR HOLDING CERTIFICATE NUMBER 161293 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT I HAVE MADE A TRUE AND CORRECT SURVEY OF THE TRACT OF LAND SHOWN AND IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

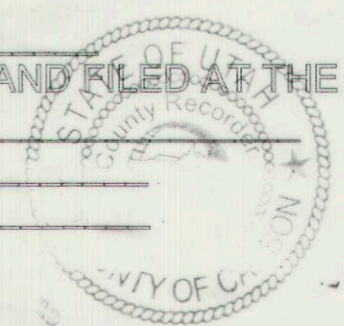
Morgan R. Moon 9/16/2016
MORGAN R. MOON DATE



SITE PLAN REVIEW COMMITTEE
Todd Thorne 9/16/16
TODD THORNE DATE

CARBON COUNTY ENGINEER
Ben Grimes 9/20/16
BEN GRIMES DEPUTY CARBON COUNTY SURVEYOR DATE

RECORDED
STATE OF UTAH, COUNTY OF CARBON, RECORDED AND FILED AT THE REQUEST OF Mary Thayne
DATE 12/1/16 TIME 12:19:19pm
BOOK 875 PAGE 679
Laurie Tryon CARBON COUNTY RECORDER



MORGAN MOON CO. L.L.C.
BOX 182
WELLINGTON, UTAH 837-3437

CECIL MCKENDRICK SUBDIVISION

SCALE 1"=80' DRAWING NO. 1503