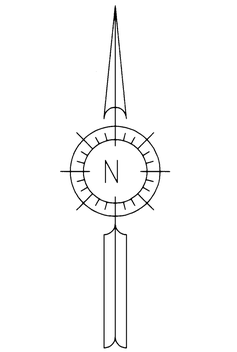
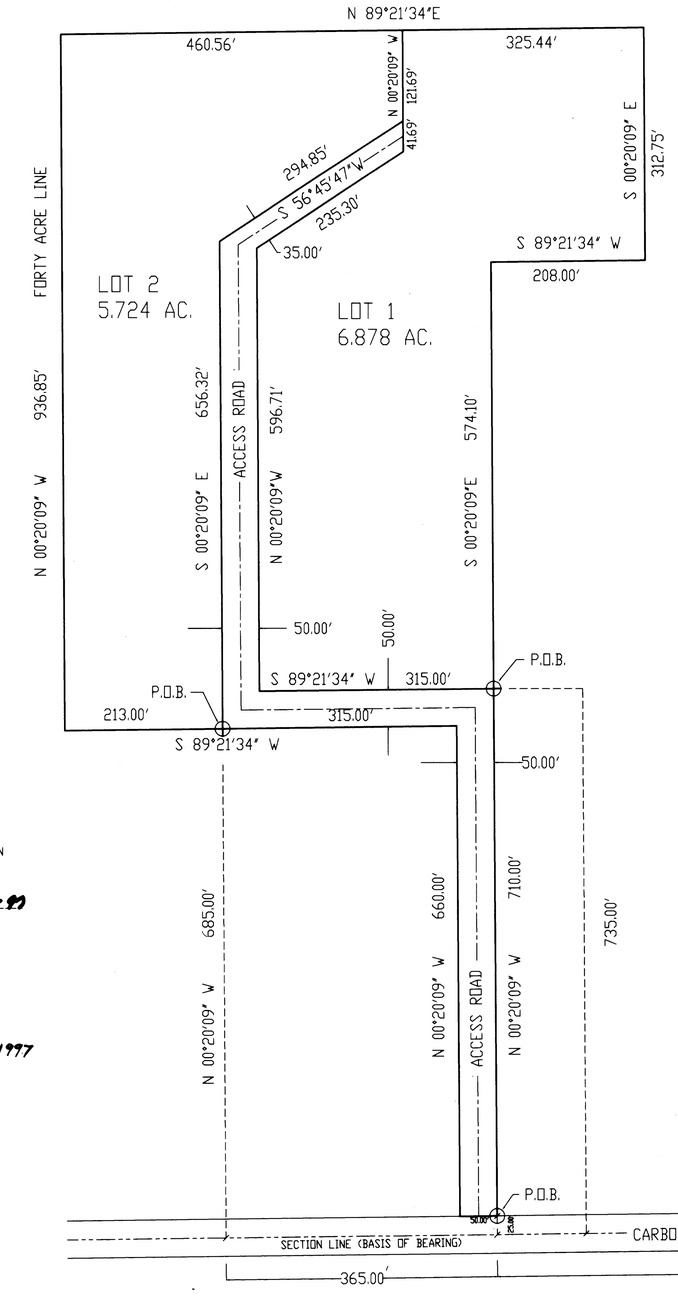
FRANDSEN/KING MINOR SUBDIVISION





LOT #1

A PARCEL OF LAND LOCATED IN CARBON COUNTY, STATE OF UTAH WHICH IS IN THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN, BEING FURTHER DESCRIBED AS FOLLOWS, WITH A BEARING OF SOUTH 89°21'34" WEST, BETWEEN THE SOUTH QUARTER CORNER AND THE SOUTHWET CORNER OF SAID SECTION 20 USED AS THE BASIS OF BEARING.

BEGINNING AT A POINT WHICH IS LOCATED SOUTH 89°21'34" WEST, 751.02 FEET ALONG THE SECTION LINE AND NORTH 0°20'09" WEST, 735.00 FEET FROM THE SOUTH QUARTER CORNER OF SECTION 20, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE SOUTH 89°21'34" WEST, 315.00 FEET; THENCE NORTH 0°20'09" WEST, 596.71 FEET; THENCE NORTH 56°45'47" EAST, 235.30 FEET; THENCE NORTH 0°20'09" WEST, 163.38 FEET; THENCE NORTH 89°21'34" EAST, 325.44 FEET; THENCE SOPUTH 0°20'09" EAST, 312.75 FEET; THENCE SOUTH 89°21'34" WEST, 208.00 FEET; THENCE SOUTH 0°20'09" EAST, 574.10 FEET TO POINT OF BEGINNING.

CONTAINING 6.878 ACRES, MORE OR LESS.

LOT #2

A PARCEL OF LAND LOCATED IN CARBON COUNTY, STATE OF UTAH WHICH IS IN THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN, BEING FURTHER DESCRIBED AS FOLLOWS, WITH A BEARING OF SOUTH 89°21'34" WEST, BETWEEN THE SOUTH QUARTER CORNER AND THE SOUTHWET CORNER OF SAID SECTION 20 USED AS THE BASIS OF BEARING.

BEGINNING AT A POINT WHICH IS LOCATED SOUTH 89°21'34" WEST, 1116.02 FEET ALONG THE SECTION LINE AND NORTH 0°20'09" WEST, 685.00 FEET FROM THE SOUTH QUARTER CORNER OF SECTION 20, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE SOUTH 89°21'34" WEST 213.00 FEET; THENCE TO THE WEST LINE OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 20; THENCE NORTH 0°20'09" WEST, 936.85 FEET ALONG THE FORTY ACRE LINE; THENCE NORTH 89°21'34" EAST, 460.56 FEET; THENCE SOUTH 0°20'09" EAST, 121.69 FEET; THENCE SOUTH 56°45'47" WEST, 294.85 FEET; THENCE SOUTH 0°20'09" EAST, 656.32 FEET TO THE POINT OF BEGINNING.

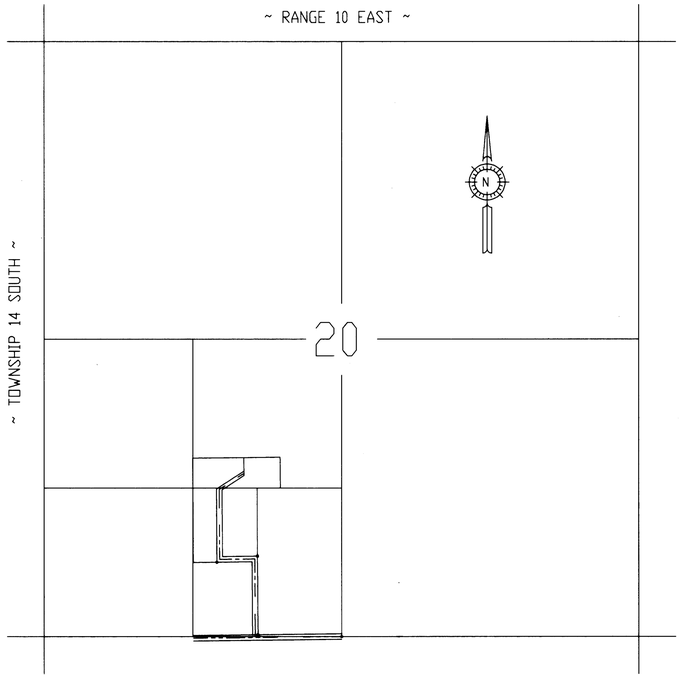
CONTAINING 5.724 ACRES, MORE OR LESS.

ACCESS ROAD

TOGETHER WITH AND UNDIVIDED INTEREST IN THE FOLLOWING DESCRIBED ACCESS ROAD FOR EGREE AND INGRESS PURPOSES.

BEGINNING AT A POINT WHICH IS LOCATED SOUTH 89°21'34" WEST, 751.02 FEET ALONG SECTION LINE AND NORTH 0°20'09" WEST, 25.00 FEET FROM THE SOUTH QUARTER CORNER OF SECTION 20, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE SOUTH 89°21'34" WEST, 50.00 FEET; THENCE NORTH 0°20'09" WEST 660.00 FEET; THENCE SOUTH 89°21'34" WEST 315.00 FEET; THENCE NORTH 0°20'09" WEST, 656.32 FEET; THENCE NORTH 56°45'47" EAST, 294.85 FEET; THENCE SOUTH 0°20'09" EAST, 41.69 FEET; THENCE SOUTH 56°45'47" WEST, 235.30 FEET; THENCE SOUTH 0°20'09" EAST, 596.71 FEET; THENCE NORTH 89°21'34" EAST, 315.00 FEET; THENCE SOUTH 0°20'09" EAST, 710.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 2.080 ACRES MORE OR LESS.



VICINITY MAP

LEGEND:

SECTION 1/4 CORNER

ENGINEERS CERTIFICATE

I, EVAN HANSEN, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR AND PROFESSIONAL ENGINEER HOLDING CERTIFICATE NO. 145656 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT I HAVE MADE A SURVEY OF THE TRACT OF GROUND SHOWN AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

Evan E. Hansen — EVAN E. HANSEN

Feb. 26, 1997 — DATE

MINOR SUBDIVISION
COUNTY PLANNING & ZONING COMMISSION
APPPROVAL & ACCEPTANCE

PRESENTED TO THE CARBON COUNTY PLANNING AND ZONING COMMISSION THIS 12 DAY OF Apr L, 1997, AT WHICH TIME THIS PETITION FOR WAS APPROVED AND ACCEPTED, AS A MINOR SUBDIVISION.

PLANNING & ZONING COMMISSION CHAIRMAN — DATE 4-14-97

COUNTY ENGINEERS CERTIFICATE

I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT IN ACCORDANCE WITH THE INFORMATION ON FILE IN THIS OFFICE.

Nick Krause — ASST. CARBON COUNTY ENGINEER — Feb. 20, 1997 — DATE

PROPERTY OWNER

I HAVE REVIEWED AND DO HEREBY APPROVE.

Richard W. Frandsen — 5-27-97
Evelyn D. Frandsen — 5-27-97
PROPERTY OWNER — DATE

REGISTERED LAND SURVEYOR NO. 145656 EVAN E. HANSEN STATE OF UTAH

E1/2 SW1/4 SECTION 20, T14S,R10E, S.L.B. & M.

EMPIRE ENGINEERING & LAND SUI

1665 E. SAGEWOOD RD. PRICE, UTAH 84501 PH: 801-63

PROPERTY SURVEY FOR:

MINOR SUBDIVISION PLAT FO
FRANDSEN/KING SUBDIVISION

Drawn by: ACK	Approved by: EEH	Appr
Date: February 10, 1997	Scale: 1"=100'	

20-14-10

FRANDSEN/KING

C:\ACK\LAND\KING 02/10/97 2:00