

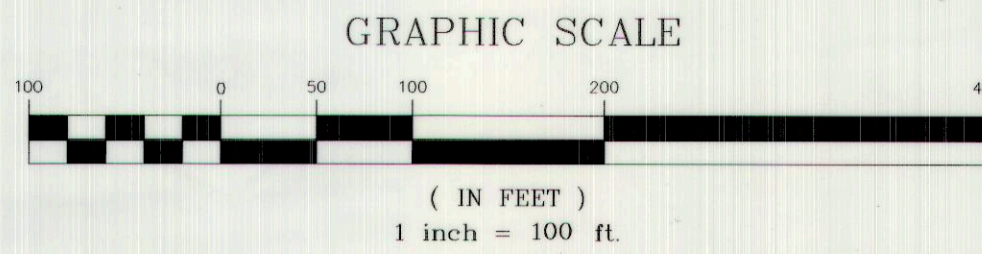
Industrial Gateway Subdivision

Located in Section 13 and 14, T. 15 S., R. 10 E., S.L.B. & M.
Wellington City, Carbon County, Utah
2022

Ent 859667 Bl 1020 Pl 739
Date: 01-10-2022 10:38:41AM
Fee: \$55.00 Check Filed By: R0
KARLA MEDLEY, Recorder
CARBON COUNTY CORPORATION
For: DAVID JENSEN



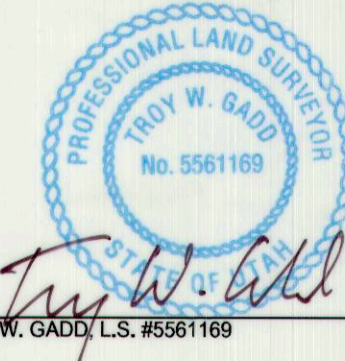
- LEGEND**
- SURVEYED BOUNDARY LINE
 - - - PREVIOUS SURVEYED BOUNDARY LINE
 - - - SECTION LINE
 - - - QUARTER SECTION LINE
 - - - 40 ACRE LINE
 - - - DEED LINE
 - - - EXISTING FENCE
 - SET REBAR WITH PLASTIC CAP STAMPED JONES & DEMILLE ENG. UNLESS OTHERWISE NOTED
 - △ FOUND SURVEY MONUMENT AS NOTED
 - ⊕ FOUND SECTION CORNER AS NOTED
 - ⊕ FOUND QUARTER SECTION CORNER AS NOTED



SURVEYOR'S CERTIFICATE

I, TROY W. GADD, A REGISTERED LAND SURVEYOR AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, HOLDING CERTIFICATE #5561169, CERTIFY THAT BY THE AUTHORITY OF THE PROPERTY OWNERS, THE PLAT SHOWN HEREON WAS MADE UNDER MY DIRECTION.

I FURTHER CERTIFY THAT THIS PLAT CORRECTLY SHOWS THE DIMENSIONS OF THE PROPERTY SURVEYED.



NOTES / NARRATIVE

- THE PURPOSE OF THIS SURVEY WAS TO CREATE A 3-LOT MINOR SUBDIVISION FROM PARCEL 18-0292-0004 AND TO SET CERTAIN CORNERS AS SHOWN HEREON.
- BASIS OF BEARING USED WAS S00°22'33"E BETWEEN THE NORTHWEST CORNER AND THE WEST QUARTER CORNER OF SECTION 13, T. 15 S., R. 10 E., S.L.B. & M.
- THE RIDGE ROAD RIGHT OF WAY LINE SHOWN HEREON, WAS REESTABLISHED USING INFORMATION TAKEN FROM THE RIDGE ROAD REFERENCE MAPS EXHIBIT 'B' SURVEY, SAID PLATS ARE ON FILE AT THE CARBON COUNTY RECORDER'S OFFICE ON BOOK 4 OF PLATS ON PAGE 283 - 285.
- THE PREVIOUS SURVEYED BOUNDARY LINES AS SHOWN HEREON, WERE TAKEN FROM THE MIKE ROBERTS SURVEY PERFORMED BY WARE SURVEYING IN NOVEMBER OF 2019. SAID PLAT IS ON FILE AT THE CARBON COUNTY RECORDER'S OFFICE AS FILE NO. 718.
- THE FOUND REBAR & CAPS SHOWN HEREON, APPEAR TO HAVE BEEN SET DURING THE CARBON COUNTY LUMBER COMPANY, LLC SURVEY PERFORMED BY BARKER AND ASSOCIATES IN NOVEMBER OF 2005. SAID PLAT IS ON FILE AT THE CARBON COUNTY RECORDER'S OFFICE AS FILE NO. 412.
- THE FOUND REBAR & CAP SHOWN HEREON, WERE SET DURING THE JOY GLOBAL SURVEY PERFORMED BY JOHANSEN AND TUTTLE ENGINEERING IN SEPTEMBER OF 2012. SAID PLAT IS ON FILE AT THE CARBON COUNTY RECORDER'S OFFICE AS FILE NO. 567.
- THERE IS AN OVERHEAD POWER LINE THAT CROSSES THE SUBDIVISION WHICH HAS A 30.00 FOOT WIDE EASEMENT, 15.00 FEET EACH SIDE. EASEMENT CAN BE FOUND IN THE OFFICE OF THE CARBON COUNTY RECORDER IN BOOK 416 ON PAGE 322.
- THERE IS A SANITARY SEWER LINE AND PRWD WATER LINE THAT CROSS THE SUBDIVISION UP THE WEST SIDE OR NEAR TO IT THE EXISTING ACCESS ROAD. THESE LINES ARE TO BE LOCATED IN THE 60 FOOT WIDE PROPOSED ROAD RIGHT OF WAY LINE.
- THE LOT LINES ARE TO BE ALONG THE SECTION LINE DOWN THE MIDDLE OF THE PROPOSED ROAD UNTIL THAT TIME WHEN ALL THE LOTS ARE SOLD AND THE REQUIRED ROAD IMPROVEMENTS ARE MADE. THEN THE LOT OWNER WILL DEDICATE THEIR PORTIONS OF THE ROAD TO WELLINGTON CITY.

DEED DESCRIPTION FOR PARCEL 18-0292-0004

AS FOUND ON A QUIT CLAIM DEED FOUND IN THE OFFICE OF THE CARBON COUNTY RECORDER AS ENTRY NUMBER 849442 IN BOOK 959 ON PAGE 704.

A PARCEL OF LAND BEING PART OF SECTION 13 AND 14, TOWNSHIP 15 SOUTH, RANGE 10 EAST OF THE SALT LAKE BASE AND MERIDIAN, AND BEING FURTHER DESCRIBED AS FOLLOWS:

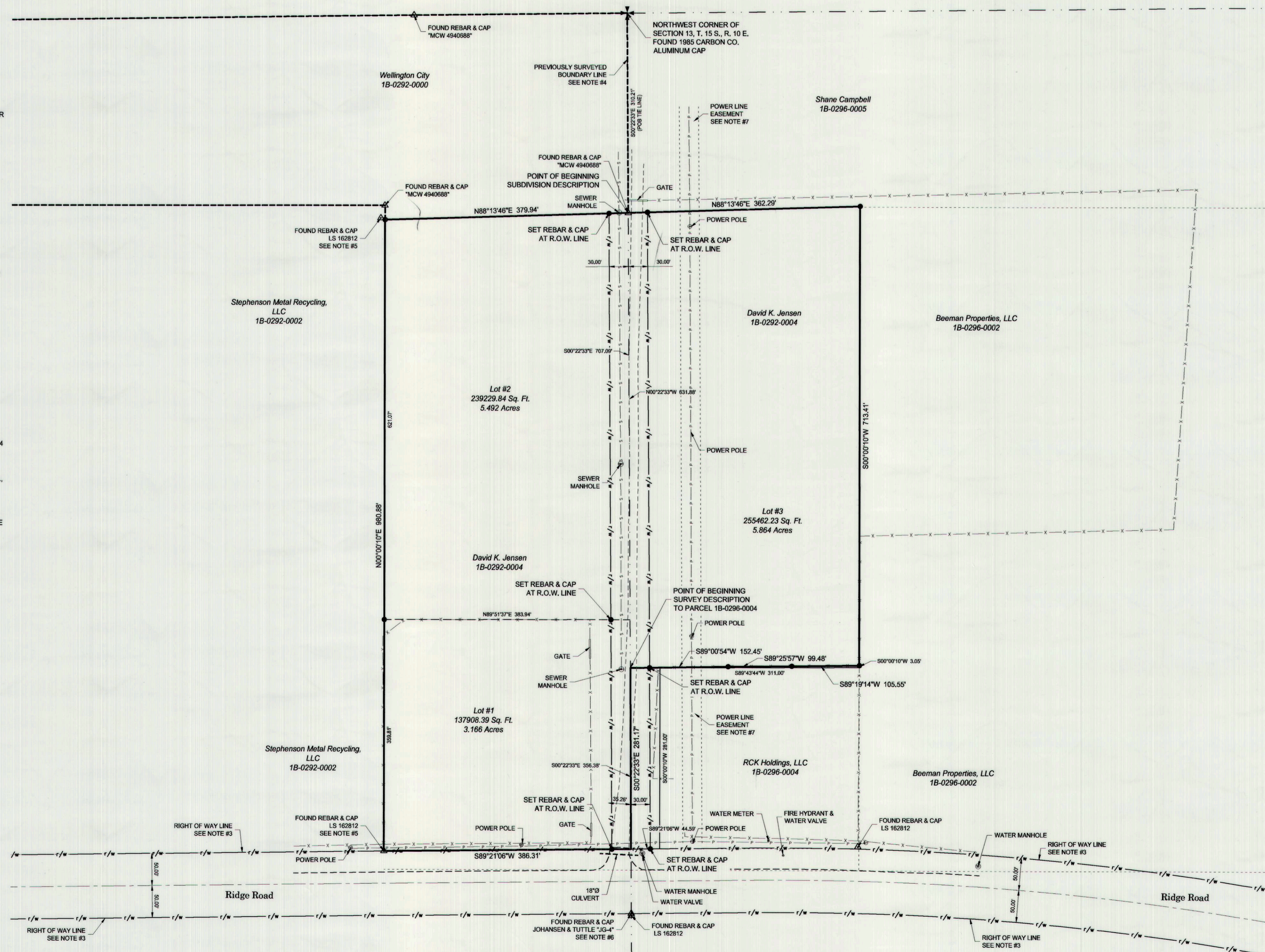
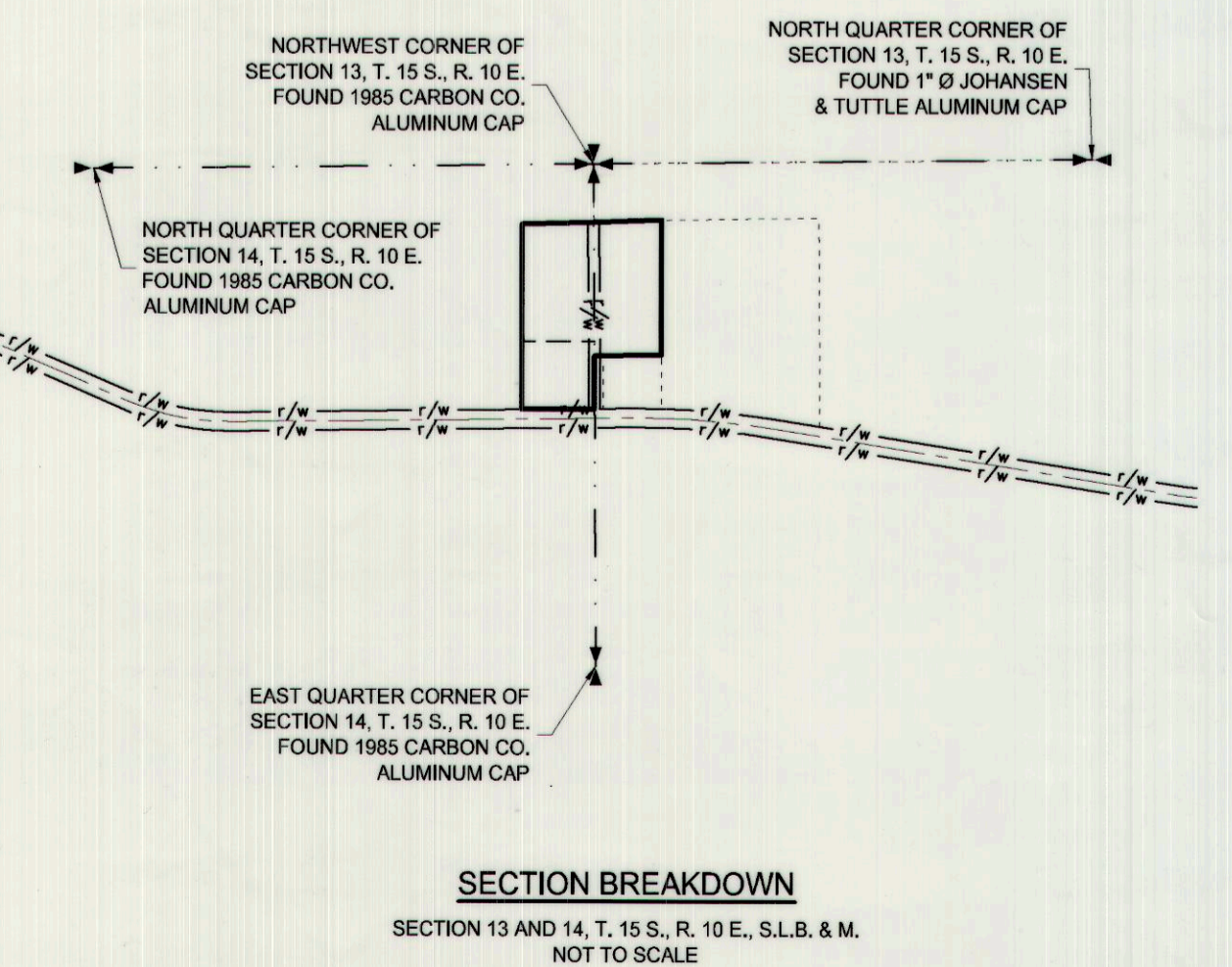
BEGINNING AT A POINT NORTH 89°26'44" EAST ALONG THE SECTION LINE 355.54 FEET AND SOUTH 299.96 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 13, AND RUNNING THENCE SOUTH 00°22'33" EAST 719.28 FEET; THENCE SOUTH 89°20'57" WEST 311.00 FEET; THENCE SOUTH 00°22'33" EAST 281.00 FEET TO THE NORTH RIGHT OF WAY LINE OF RIDGE ROAD; THENCE ALONG SAID LINE, SOUTH 89°20'57" WEST 430.88 FEET; THENCE NORTH 00°22'33" WEST 983.00 FEET; THENCE NORTH 88°13'37" EAST 740.22 FEET TO THE POINT OF BEGINNING.

SURVEYED DESCRIPTION TO BE DEEDED TO PARCEL 18-0296-0004

THE FOLLOWING DESCRIPTION IS INTENDED TO BE DEEDED FROM PARCEL 18-0294-0004 (JENSEN) TO PARCEL 18-0296-0004 (RCK HOLDINGS) TO HAVE THE BOUNDARY COMMON ALONG AN EXISTING FENCE LINE ON THE NORTH SIDE OF PARCEL 18-0296-0004 AND COMMON ALONG THE SECTION LINE ON THE WEST SIDE OF PARCEL 18-0296-0004.

BEGINNING AT A POINT LOCATED SOUTH 00°22'33" EAST ALONG THE WEST LINE OF SECTION 13, T. 15 S., R. 10 E., S.L.B. & M., 1017.30 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 13; THENCE ALONG THE EXTENSION OF AN EXISTING FENCE LINE AND ALONG SAID FENCE LINE THE FOLLOWING COURSES: NORTH 89°00'54" EAST 152.45 FEET, NORTH 89°25'57" EAST 99.48 FEET, AND NORTH 89°19'14" EAST 105.55 FEET; THENCE SOUTH 00°00'10" WEST 3.05 FEET; THENCE SOUTH 89°43'44" WEST 311.00 FEET; THENCE SOUTH 00°00'10" WEST 281.00 FEET TO THE NORTH TO THE NORTH RIGHT OF WAY LINE OF RIDGE ROAD; THENCE SOUTH 89°21'06" WEST ALONG SAID RIGHT OF WAY LINE, 44.59 FEET TO THE WEST LINE OF SAID SECTION 13; THENCE NORTH 00°22'33" WEST 281.17 FEET TO THE POINT OF BEGINNING.

BASIS OF BEARING IS SOUTH 00°22'33" EAST BETWEEN THE NORTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION 13.



OWNER'S CERTIFICATE

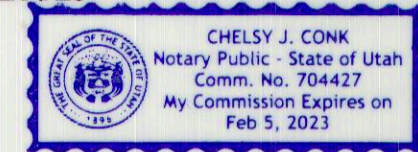
KNOW ALL MEN BY THESE PRESENTS: THAT I, THE UNDERSIGNED OWNER, WARRANT OWNERSHIP OF THE LAND DESCRIBED AND SHOWN HEREON, HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, STREETS, AND EASEMENTS AND HEREBY DEDICATE THE STREETS AND OTHER PUBLIC AREAS AS INDICATED HEREON FOR THE PERPETUAL USE OF THE PUBLIC.

David K. Jensen 2-9-2022
DAVID K. JENSEN DATE

ACKNOWLEDGMENT

COUNTY OF CARBON } S.S.
STATE OF UTAH }
ON THE 05 DAY OF FEBRUARY, A.D. 2022, PERSONALLY APPEARED BEFORE ME, DAVID K. JENSEN, OF THE FOREGOING OWNER'S CERTIFICATE WHO DULY ACKNOWLEDGED TO ME THAT HE DID EXECUTE THE SAME.

FEBRUARY 5, 2023
MY COMMISSION EXPIRES NOTARY PUBLIC



SUBDIVISION BOUNDARY DESCRIPTION

BEGINNING AT A POINT LOCATED SOUTH 00°22'33" EAST ALONG THE WEST LINE OF SECTION 13, T. 15 S., R. 10 E., S.L.B. & M., 310.21 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 13; THENCE NORTH 88°13'46" EAST 362.29 FEET; THENCE SOUTH 00°00'10" WEST 713.41 FEET TO AN EXISTING FENCE LINE, THENCE ALONG SAID FENCE LINE AND THE EXTENSION THEREOF THE FOLLOWING COURSES: SOUTH 89°19'14" WEST 105.55 FEET, SOUTH 89°25'57" WEST 99.48 FEET, AND SOUTH 89°00'54" WEST 152.45 FEET TO WEST LINE OF SAID SECTION 13; THENCE SOUTH 00°22'33" EAST ALONG THE WEST LINE OF SAID SECTION 13, 281.17 FEET TO THE NORTH RIGHT OF WAY LINE OF RIDGE ROAD; THENCE INTO SECTION 14, SOUTH 89°21'06" WEST ALONG SAID RIGHT OF WAY LINE, 386.31 FEET; THENCE NORTH 00°00'10" EAST 980.88 FEET; THENCE NORTH 88°13'46" EAST 379.94 FEET TO THE POINT OF BEGINNING.

CONTAINING 14.522 ACRES, MORE OR LESS.

BASIS OF BEARING IS SOUTH 00°22'33" EAST BETWEEN THE NORTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION 13.

PLANNING DEPARTMENT

APPROVED ON THE 15 DAY OF MARCH, A.D. 2022, BY THE WELLINGTON CITY PLANNING DEPARTMENT.

Shelly McKinnon
SHELLEY MCKINNON
ZONING ADMINISTRATOR

PUBLIC WORKS ACKNOWLEDGEMENT

APPROVED ON THE DAY OF A.D. 2022, BY THE WELLINGTON CITY PUBLIC WORKS DEPARTMENT.

PUBLIC WORKS SUPERVISOR

APPROVAL AS TO FORM

APPROVED ON THE 02 DAY OF February, A.D. 2022.

Christian Bryner
CHRISTIAN BRYNER
WELLINGTON CITY ATTORNEY

CITY COUNCIL

PRESENTED TO THE CITY COUNCIL ON THE DAY OF A.D. 2022, AT WHICH TIME THE INDUSTRIAL GATEWAY SUBDIVISION WAS APPROVED AND ACCEPTED.

Gracie Procarione
GRACIE PROCARIONE
CITY RECORDER

Brad Timothy
BRAD TIMOTHY
WELLINGTON CITY MAYOR

COUNTY RECORDER'S OFFICE

PREPARED BY:
Jones & DeMille Engineering, Inc.
CIVIL ENGINEERING - SURVEYING - TESTING - GIS - ENVIRONMENTAL
- infrastructure professionals -
1.800.748.5275 www.jonesanddemille.com

PROJECT NUMBER: 2112-039 FILE NAME: h:\d\proj\2112-039\dwg\2112-039 survey.dwg
SURVEYED BY: T.W.G. DRAWN BY: T.W.G. UPDATED: 2/8/2022 PLOTTED: 2/5/2022

Industrial Gateway Subdivision

Wellington City, Carbon County, Utah
Scale: 1" = 100'