

E 103691 R 5 P 65
Date 14-JAN-2004 11:10am
Fee: 31.00 Check
SHARON MURDOCK, Recorder
Filed By SM
For PROFESSIONAL TITLE SERVICES
CARBON COUNTY CORPORATION

NORTHEAST CORNER,
SECTION 28, T. 14 S.,
R. 10 E., S.L.B.&M.

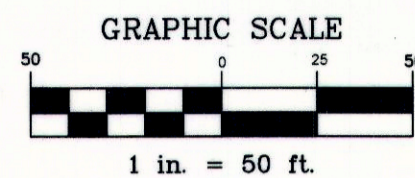
N89°23'36"E 1327.56'

N89°23'36"E 1030.11'

E 103691 R 557 P 477
Date 14-JAN-2004 11:13am
Fee: 31.00 Check
SHARON MURDOCK, Recorder
Filed By SM
For PROFESSIONAL TITLE SERVICES
CARBON COUNTY CORPORATION

LEGEND

- PROPERTY LINE
- SECTION LINE
- ORIGINAL PARCEL LINE
- FENCE LINE



POINT OF BEGINNING
S.E. CORNER, N.E. 1/4,
T. 14 S., R. 10 E., S.L.B.&M.

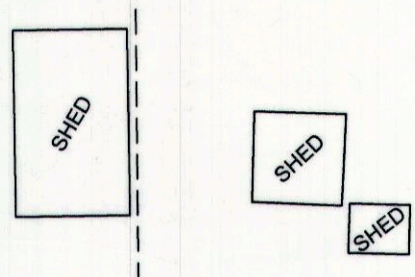
DUVELS INC.
PARCEL #02-1636-0000

N00°29'12"W 548.19'

EDGE OF ASPHALT

GENTRY LANE (750 E)

LOT 1
2.623± ACRES



RADIUS = 50.00'
ARC L = 61.84'
Δ = 70°51'47"
CHORD BRG. = S58°07'44"W
CHORD DIST. = 57.97'

PARCEL 2
14.083± ACRES

S89°23'34"W 1187.65'

S89°23'34"W 1327.42'

DAN & JANE H. GUYMON
PARCEL #02-1642-0007

KOJI Y. & HOLLIE D. GREGERSEN
PARCEL #02-1642-0008

EAST 1/4 CORNER,
SECTION 28, T. 14 S.,
R. 10 E., S.L.B.&M.

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO LOCATE THE BOUNDARIES OF THE PROPERTIES DESCRIBED AT BOOK 251, PAGE 682, BOOK 226, PAGE 697, AND BOOK 239, PAGE 708 IN THE OFFICIAL RECORDS OF THE CARBON COUNTY RECORDER FOR DAN SCARTEZINA, AND THEN DIVIDE THE PROPERTY INTO TWO LOTS. THE BASIS OF BEARING USED FOR THIS SURVEY IS SOUTH 00°28'22" EAST BETWEEN THE NORTHEAST CORNER AND THE EAST QUARTER CORNER OF SECTION 28, T. 14 S., R. 10 E., S.L.B.&M. THE DIMENSIONS OF THE PROPERTIES HAVE BEEN PROPORTIONED RELATIVE TO THE DIMENSIONS OF SECTION 28, AS SURVEYED.

CERTIFICATE OF SURVEY

I, BRUCE T. S. WARE, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, CERTIFICATE NO. 153834 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNER(S), I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND SUBDIVIDED SAID TRACT OF LAND INTO LOTS AND STREETS, HEREAFTER TO BE KNOWN AS THE:

SCARTEZINA SUBDIVISION

AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN HEREON.

BOUNDARY DESCRIPTION

A PARCEL OF LAND SITUATED IN THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN, CARBON COUNTY, STATE OF UTAH, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION, AND RUNNING THENCE SOUTH 89°23'34" WEST 1327.42 FEET ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION; THENCE NORTH 00°29'12" WEST 548.19 FEET ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION; THENCE NORTH 89°23'36" EAST 1327.56 FEET; THENCE SOUTH 00°28'22" EAST 548.18 FEET ALONG THE EAST LINE OF SAID SECTION TO THE POINT OF BEGINNING.

CONTAINS 16.706 ACRES, MORE OR LESS.

THIS DESCRIPTION IS BASED ON A FIELD SURVEY. THE DIMENSIONS OF THE PROPERTIES USED IN THIS DESCRIPTION HAVE BEEN ADJUSTED RELATIVE TO THE DIMENSIONS OF SAID SECTION 28, AS SURVEYED.

40' EASEMENT DESCRIPTION

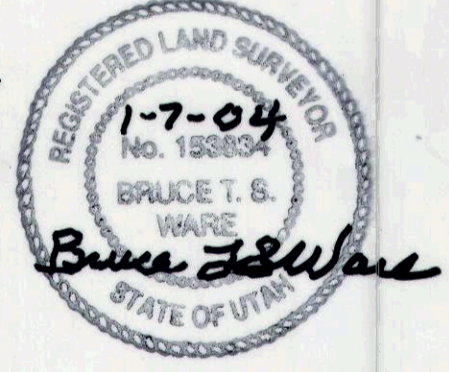
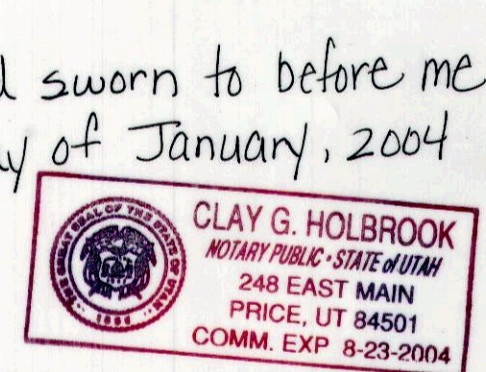
A 40 FOOT EASEMENT SITUATED IN THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN, THE CENTERLINE OF WHICH BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH LIES SOUTH 89°23'34" WEST 1327.42 FEET AND NORTH 00°29'12" WEST 298.73 FEET FROM THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 28, SAID POINT IS ON THE WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION, AND RUNNING THENCE SOUTH 86°51'42" EAST 158.36 FEET TO THE WEST LINE OF LOT 2 AND TERMINATING.

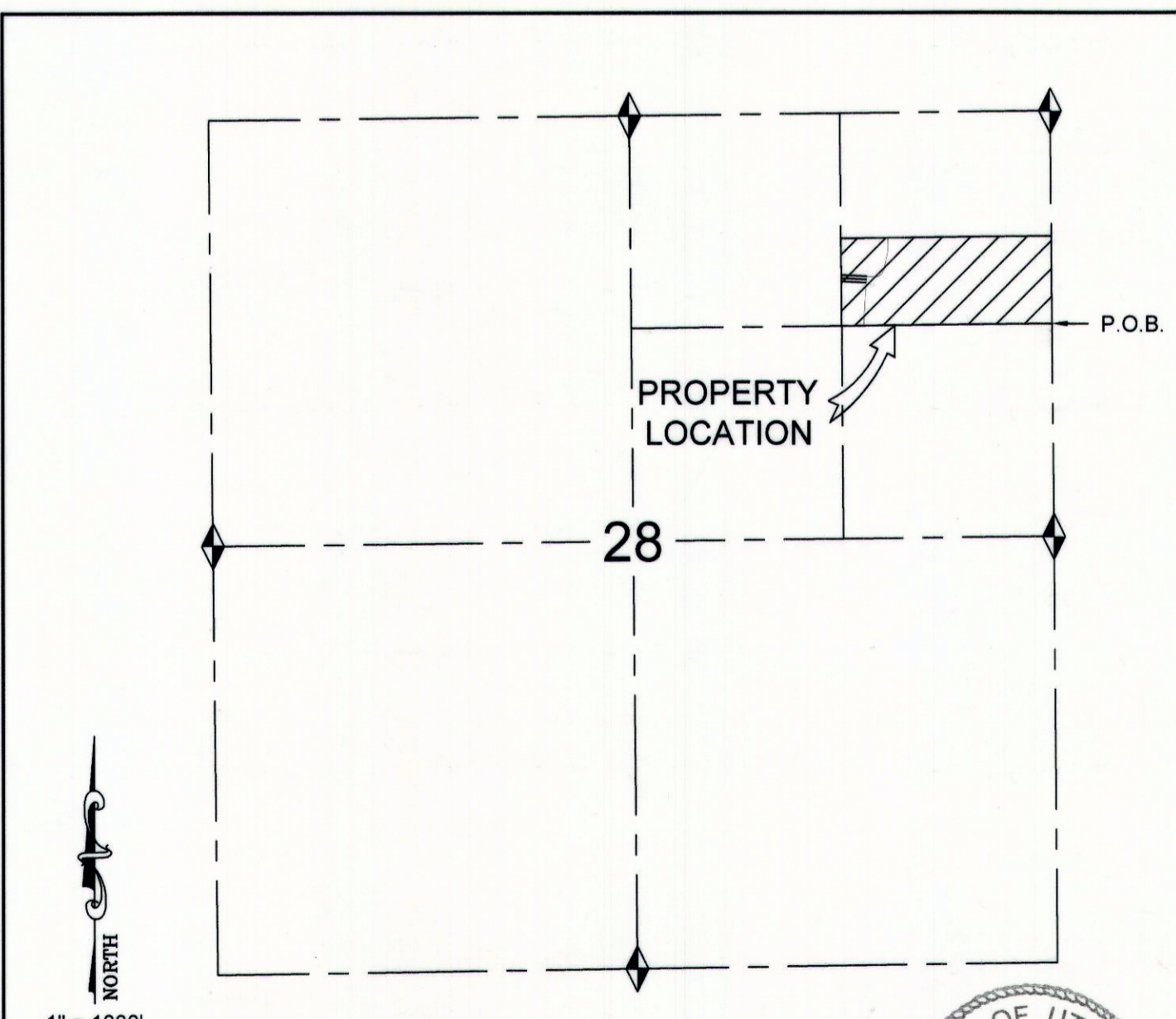
CONTAINS 0.145 ACRE, MORE OR LESS.

Bruce T. S. Ware, Mgr
BRUCE T. S. WARE, MGR
1-7-2004
DATE

Subscribed and sworn to before me
this 12th day of January, 2004



VICINITY MAP
TOWNSHIP 14 SOUTH, RANGE 10 EAST, S.L.B.&M.



DESCRIPTIONS (AS RECORDED)

PARCEL 02-1639-0000

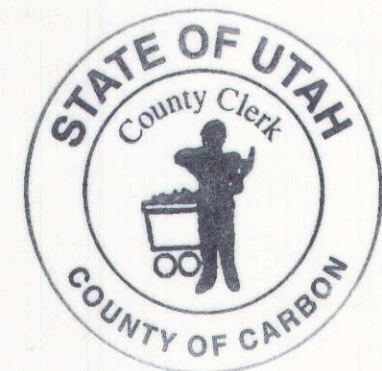
BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN, THENCE NORTH 120 FEET; THENCE EAST 120 FEET; THENCE SOUTH 120 FEET; THENCE WEST 120 FEET TO BEGINNING (0.33 ACRE). ALSO BEGINNING 190 FEET NORTH OF THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION; THENCE NORTH 354.5 FEET; THENCE EAST 120 FEET; THENCE SOUTH 354.5 FEET; THENCE WEST 120 FEET TO BEGINNING (0.98 ACRE).

PARCEL 02-1639-0001

BEGINNING 120 FEET NORTH OF THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN, THENCE NORTH 70 FEET; THENCE EAST 120 FEET; THENCE SOUTH 70 FEET; THENCE WEST 120 FEET TO BEGINNING (0.19 ACRE).

PARCEL 02-1639-0002

BEGINNING 120 FEET EAST OF THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN, THENCE NORTH 544.40 FEET; THENCE EAST 1200 FEET; THENCE SOUTH 544.50 FEET; THENCE WEST 1200 FEET TO BEGINNING (15.00 ACRES). SUBJECT TO ROAD INGRESS AND EGRESS.



ACKNOWLEDGMENT AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED OWNER(S) OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOT(S) TO BE HEREAFTER KNOWN AS THE:

SCARTEZINA SUBDIVISION

DO HEREBY APPROVE THIS PLAT AND DEDICATE FOR THE PERPETUAL USE OF OWNERS AND FUTURE OWNERS OF LOT(S) IN THIS SUBDIVISION, THE PRIVATE ROADWAY DESCRIBED ON THIS PLAT.

IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS THIS 9th DAY OF JANUARY, 2004.

Dan M. Scartezina
Jana Scartezina

SURVEY FOR:
DAN M. SCARTEZINA
1271 WASATCH DOWNS DRIVE - SOUTH JORDAN, UT 84095
N.E. 1/4, SECTION 28, TOWNSHIP 14 S., RANGE 10 E., S. L. B. & M.

NO.	DATE	DESCRIPTION	BY
1	11-17-03	PLOTTED FOR REVIEW	M.C.W.
2	12-04-03	REVISIONS PER CARBON COUNTY	M.C.W.
3	12-05-03	DELIVERED MYLAR TO COUNTY	M.C.W.
4	01-07-04	CHANGED DATES AND COMMISSION CHAIRPERSON, DELIVERED SECOND MYLAR TO CO.	M.C.W.
JOB NO.: DAN SCARTEZINA			DATE OF SURVEY: NOV. 2003

WARE SURVEYING & ENGINEERING, L.L.C.
G.P.S. & CONVENTIONAL SURVEYING - AUTOCAD MAPPING - CIVIL ENGINEERING
Phone: 435-637-2620
Email: waresurveying@emerytel.com.net
2223 North 1200 West
Helper, Utah 84526

CARBON COUNTY PLANNING COMMISSION
Richard Tatton
RICHARD TATTON, CHAIRMAN
1-7-04
DATE

OFFICE OF CARBON COUNTY ENGINEER
Evan E. Hansen
EVAN E. HANSEN
JAN. 7, 2004
DATE

CARBON COUNTY COMMISSIONER/SURVEYOR
Steven D. Burge
STEVEN D. BURGE
1-7-04
DATE

CARBON COUNTY ATTORNEY
Gene Strate
GENE STRATE
1-7-04
DATE

COUNTY COMMISSION
PRESENTED TO THE PLANNING COMMISSION THIS 7th DAY OF January, 2004, AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.
William D. Krompel
WILLIAM D. KROMPEL, CHAIRMAN
Robert P. Pero
ATTEST: ROBERT P. PERO

RECORDED # 103691
STATE OF UTAH, COUNTY OF CARBON, RECORDED AND FILED AT THE OFFICE OF:
DAN SCARTEZINA
DATE 1-14-04 TIME 11:10
BOOK 251 PAGE 65
Sharon Murdock
SHARON MURDOCK, COUNTY RECORDER