

10/17/02  
2002 04-4

**NOTES:**

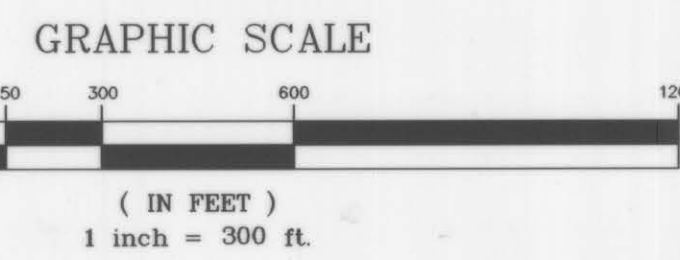
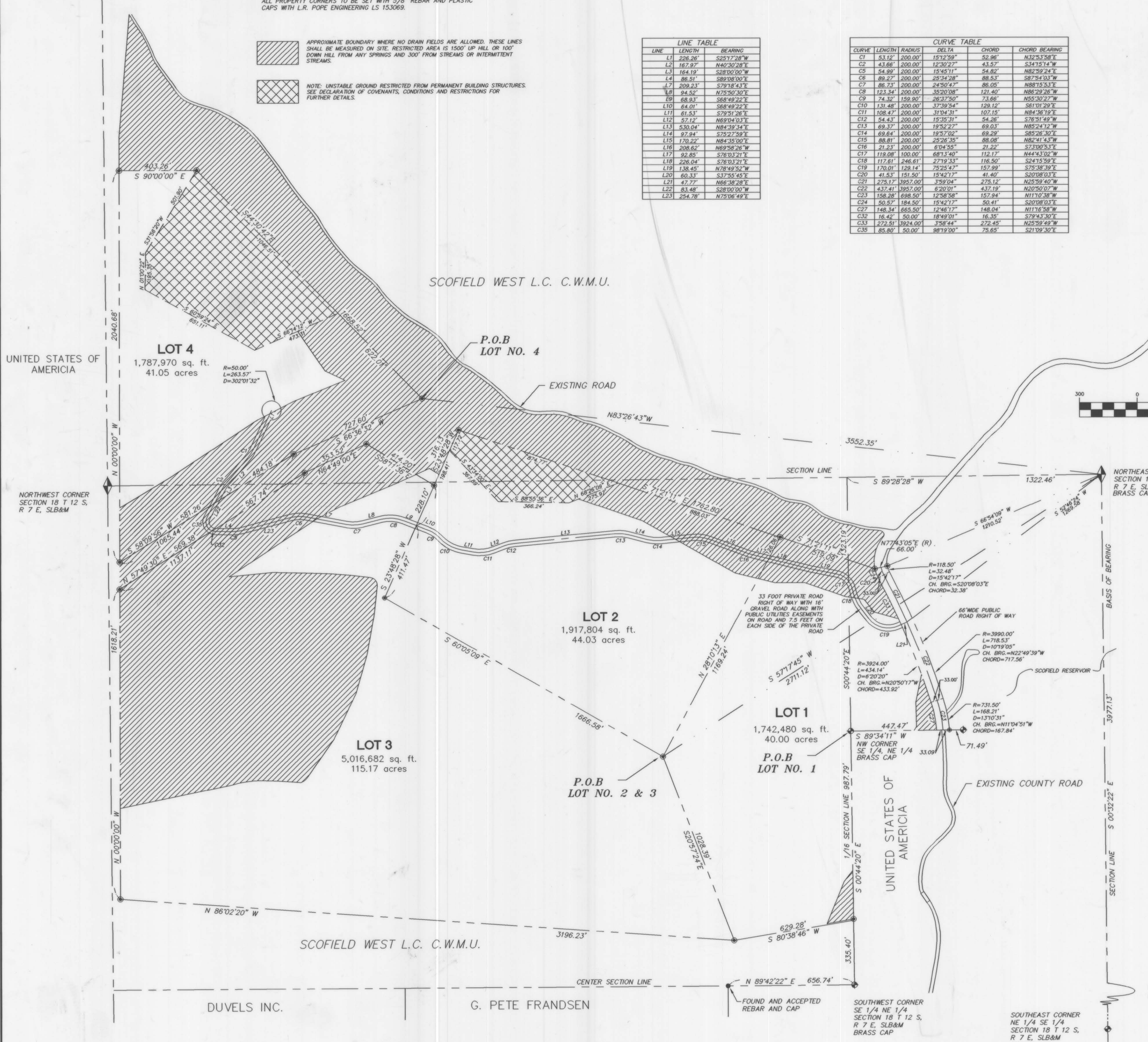
ALL PROPERTY CORNERS TO BE SET WITH 5/8" REBAR AND PLASTIC CAPS WITH L.R. POPE ENGINEERING LS 153069.

APPROXIMATE BOUNDARY WHERE NO DRAIN FIELDS ARE ALLOWED. THESE LINES SHALL BE MEASURED ON SITE. RESTRICTED AREA IS 1500' UP HILL OR 100' DOWN HILL FROM ANY SPRINGS AND 300' FROM STREAMS OR INTERMITTENT STREAMS.

NOTE: UNSTABLE GROUND RESTRICTED FROM PERMANENT BUILDING STRUCTURES. SEE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR FURTHER DETAILS.

LINE	LENGTH	BEARING
L1	208.28	S2917°30'W
L2	167.87	N40°30'28"E
L3	164.19	S28°00'00"W
L4	86.91	S89°08'00"W
L7	209.23	S79°18'43"E
L8	84.50	N75°36'30"E
L9	68.03	S68°49'22"E
L10	44.07	S88°49'22"E
L11	61.63	S79°31'28"E
L12	57.14	N69°04'03"E
L13	530.04	N84°39'34"E
L14	97.84	S79°22'39"E
L15	170.22	N84°35'00"E
L16	208.07	N69°06'26"W
L17	92.85	S76°03'21"E
L18	208.04	S76°03'21"E
L19	138.45	N76°49'32"W
L20	60.33	S37°55'45"E
L21	47.79	N88°38'28"E
L22	83.49	S38°00'00"W
L23	204.28	N75°08'49"E

CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C1	53.12	200.00	15°19'59"	50.86	N32°35'54"E
C2	43.68	200.00	12°30'27"	43.57	S34°35'44"W
C3	54.99	200.00	13°45'11"	54.80	N82°29'24"E
C4	89.27	200.00	25°24'28"	88.53	S87°34'03"W
C7	86.73	200.00	24°50'47"	86.05	N88°15'33"E
C8	123.84	200.00	35°20'08"	121.60	N85°29'28"W
C9	74.32	100.00	26°37'50"	73.68	N55°20'27"W
C10	130.46	200.00	37°39'54"	129.12	S81°01'29"E
C11	108.47	200.00	31°04'31"	107.15	N84°38'17"E
C12	54.43	200.00	15°35'31"	54.26	S78°21'49"W
C13	68.37	200.00	19°29'27"	68.03	N85°24'17"E
C14	69.84	200.00	19°57'02"	69.29	S85°30'10"W
C15	88.81	200.00	23°26'35"	88.08	N89°21'43"E
C16	23.23	200.00	6°24'55"	23.22	S73°00'03"E
C17	118.08	100.00	68°13'40"	112.17	N44°43'02"W
C18	117.61	246.01	27°19'33"	116.50	S24°12'39"E
C19	170.01	129.14	72°55'47"	157.89	S75°38'07"E
C20	41.53	151.50	15°42'17"	41.40	S20°08'03"E
C21	275.17	1957.00	3°29'04"	275.12	N20°39'42"W
C22	437.44	1957.00	6°20'31"	437.19	N20°50'07"W
C23	158.28	698.50	12°58'58"	157.94	N11°02'38"W
C24	80.57	184.80	12°42'17"	80.41	S20°08'03"E
C27	148.34	665.50	12°46'17"	148.04	N11°16'58"W
C31	18.42	50.00	18°49'01"	18.35	S79°43'30"E
C33	172.81	1924.00	3°08'44"	172.45	N20°59'49"W
C35	85.80	50.00	88°19'00"	75.65	S21°09'30"E



**LEGEND**

- SET 5/8" REBAR AND CAP STAMPED RLS 166295 (UNLESS OTHERWISE NOTED)
- FOUND 5/8" REBAR AND CAP SET BY OTHERS.
- ◆ FOUND SECTIONAL MONUMENTATION AS SHOWN AND DESCRIBED
- ◆ FOUND BLM 1/16 CORNERS MONUMENTATION AS SHOWN AND DESCRIBED

**SURVEYORS CERTIFICATE**

I, LLOYD RIED POPE, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL ENGINEER AND REGISTERED LAND SURVEYOR AND THAT I HOLD CERTIFICATE OF REGISTRATION NUMBER 153069 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. 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 BELOW, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS, PRIVATE ROAD AND PUBLIC ROAD TO BE HEREAFTER KNOWN AS:

**SCOFIELD 40 ACRES LOT DESCRIPTIONS**

**LOT 1**  
BEGINNING AT NORTHWEST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 18, SAID POINT BEING S 89°28'28" W 1,322.46 FEET ALONG THE SECTION LINE AND S 00°44'20" E 1,323.19 FEET ALONG THE 1/16 LINE FROM THE NORTHEAST CORNER OF SECTION 18, TOWNSHIP 12 SOUTH, RANGE 7 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE S 00°44'20" E 987.79 FEET ALONG THE 1/16 LINE; THENCE S 80°38'47" W 629.28 FEET; THENCE N 205°7'24" W 1028.39 FEET; THENCE N 28°10'13" E 1295.30 FEET; THENCE S 71°21'11" E 519.09 FEET TO A POINT ON A 118.50 FOOT RADIUS CURVE TO THE LEFT (BEARING TO RADIUS POINT IS N 77°43'05" E); THENCE SOUTHEASTERLY 50.57 FEET ALONG THE ARC OF SAID CURVE TO THE POINT OF A 3924.00 FOOT RADIUS REVERSE CURVE TO THE RIGHT; THENCE SOUTHEASTERLY 706.65 FEET ALONG THE ARC OF SAID CURVE TO THE POINT OF A 665.50 FOOT RADIUS COMPOUND CURVE TO THE RIGHT; THENCE SOUTHEASTERLY 148.34 FEET ALONG THE ARC OF SAID CURVE; THENCE S 89°34'11" W 447.47 FEET TO THE POINT OF BEGINNING.  
CONTAINING 40.00 ACRES

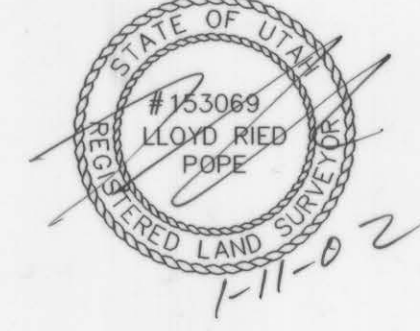
**LOT 2**  
BEGINNING AT A POINT S 57°17'45" W 2711.12 FEET FROM THE NORTHEAST CORNER OF SECTION 18, TOWNSHIP 12 SOUTH, RANGE 7 EAST, SALT LAKE BASE AND MERIDIAN THENCE N 60°05'09" E W 1,666.58 FEET; THENCE N 23°48'28" E 955.70 FEET; THENCE S 71°21'11" E 1,762.80 FEET; THENCE S 28°10'13" W 1,295.30 FEET TO THE POINT OF BEGINNING.  
BASIS OF BEARING IS S 0°32'22" E ALONG THE SECTION LINE BETWEEN THE NE CORNER OF SECTION 18 AND THE SE CORNER OF THE NE 1/4 OF THE SE 1/4 OF SECTION 18.  
CONTAINING 44.03 ACRES

**LOT 3**  
BEGINNING AT A POINT S 57°17'45" W 2711.12 FEET FROM THE NORTHEAST CORNER OF SECTION 18, TOWNSHIP 12 SOUTH, RANGE 7 EAST, SALT LAKE BASE AND MERIDIAN THENCE S 205°7'24" E 1028.39 FEET; THENCE N 86°02'20" W 1,190.23 FEET; THENCE N 00°00'00" W 1,618.21 FEET; THENCE N 57°49'50" E 1,137.11 FEET; THENCE N 64°49'00" E 353.52 FEET; THENCE S 58°11'36" E 414.20 FEET; THENCE S 23°48'28" W 639.57 FEET; THENCE S 60°05'09" E 1,666.58 FEET TO THE POINT OF BEGINNING.  
BASIS OF BEARING IS S 0°32'22" E ALONG THE SECTION LINE BETWEEN THE NE CORNER OF SECTION 18 AND THE SE CORNER OF THE NE 1/4 OF THE SE 1/4 OF SECTION 18.  
CONTAINING 115.17 ACRES

**LOT 4**  
BEGINNING AT A POINT N 83°26'43" W 3,552.35 FEET FROM THE NORTHEAST CORNER OF SECTION 18, TOWNSHIP 12 SOUTH, RANGE 7 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE S 66°36'32" W 727.60 FEET; THENCE S 88°09'56" W 1,065.44 FEET; THENCE N 00°00'00" W 2,040.68 FEET; THENCE S 90°00'00" E 403.26 FEET; THENCE S 44°30'42" E 1,668.52 FEET TO THE POINT OF BEGINNING.  
BASIS OF BEARING IS S 0°32'22" E ALONG THE SECTION LINE BETWEEN THE NE CORNER OF SECTION 18 AND THE SE CORNER OF THE NE 1/4 OF THE SE 1/4 OF SECTION 18.  
CONTAINING 41.05 ACRES

CENTERLINE DESCRIPTION OF 33 FOOT WIDE PRIVATE ROAD RIGHT OF WAY WITH PUBLIC UTILITIES EASEMENTS ON ROADWAY AND 7.5 FEET ON EACH SIDE OF THE PRIVATE ROAD:  
BEGINNING AT A POINT S 52°46'24" W 1289.58 FEET FROM THE NORTHEAST CORNER OF SECTION 18, TOWNSHIP 12 SOUTH, RANGE 7 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE S 66°38'28" W 47.77 FEET TO THE POINT OF A 129.14 FOOT RADIUS CURVE TO THE RIGHT; THENCE NORTHWESTERLY 170.01 FEET ALONG THE ARC OF SAID CURVE; THENCE N 37°55'45" W 60.33 FEET TO THE POINT OF A 246.81 FOOT RADIUS CURVE TO THE RIGHT; THENCE NORTHWESTERLY 117.81 FEET ALONG THE ARC OF SAID CURVE TO THE POINT OF A 100.00 FOOT RADIUS REVERSE CURVE TO THE LEFT; THENCE NORTHWESTERLY 118.98 FEET ALONG THE ARC OF SAID CURVE; THENCE N 78°49'52" W 138.45 FEET; THENCE N 78°49'52" W 226.04 FEET TO A POINT ON THE COMMON LINE BETWEEN LOTS 1 AND 2; THENCE N 70°33'21" W 82.85 FEET TO THE POINT OF A 200.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE NORTHWESTERLY 21.93 FEET ALONG THE ARC OF SAID CURVE; THENCE N 69°58'28" W 208.62 FEET TO THE POINT OF A 200.00 FOOT RADIUS CURVE TO THE LEFT; THENCE WESTERLY 88.81 FEET ALONG THE ARC OF SAID CURVE; THENCE S 84°35'00" W 170.22 FEET TO THE POINT OF A 200.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE WESTERLY 89.84 FEET ALONG THE ARC OF SAID CURVE; THENCE N 73°27'59" W 97.84 FEET TO THE POINT OF A 200.00 FOOT RADIUS CURVE TO THE LEFT; THENCE WESTERLY 68.37 FEET ALONG THE ARC OF SAID CURVE; THENCE S 84°39'34" W 53.00 FEET TO THE POINT OF A 200.00 FOOT RADIUS CURVE TO THE LEFT; THENCE SOUTHWESTERLY 54.43 FEET ALONG THE ARC OF SAID CURVE; THENCE S 89°04'31" W 92.19 FEET TO THE POINT OF A 200.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE SOUTHWESTERLY 108.47 FEET ALONG THE ARC OF SAID CURVE; THENCE N 79°51'28" W 61.53 FEET TO THE POINT OF 200.00 FOOT RADIUS CURVE TO THE LEFT; THENCE NORTHWESTERLY 131.48 FEET ALONG THE ARC OF SAID CURVE TO THE POINT OF A 158.50 FOOT RADIUS REVERSE CURVE TO THE LEFT; THENCE NORTHWESTERLY 74.32 FEET ALONG THE ARC OF SAID CURVE; THENCE N 68°49'22" W 64.00 FEET TO A POINT ON THE COMMON LINE OF LOTS 2 AND 3; THENCE N 68°49'22" W 68.93 FEET TO THE POINT OF A 200.00 FOOT RADIUS CURVE TO THE LEFT; THENCE SOUTHWESTERLY 123.34 FEET ALONG THE ARC OF SAID CURVE; THENCE S 75°50'30" W 94.52 FEET TO THE POINT OF A 200.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE SOUTHWESTERLY 86.73 FEET ALONG THE ARC OF SAID CURVE; THENCE N 89°08'00" W 86.91 FEET TO THE POINT OF A 50.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE SOUTHWESTERLY 16.42 FEET ALONG THE ARC OF SAID CURVE TO A POINT ON THE LOT 3 BOUNDARY LINE AND THE POINT OF A 43.60 FOOT RADIUS COMPOUND CURVE TO THE RIGHT; THENCE NORTHWESTERLY 85.80 FEET ALONG THE ARC OF SAID CURVE; THENCE N 28°00'00" E 83.48 FEET TO A POINT ON THE BOUNDARY OF LOT 4; THENCE N 28°00'00" E 164.19 FEET TO THE POINT OF A 200.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE NORTHEASTERLY 43.60 FEET ALONG THE ARC OF SAID CURVE; THENCE N 40°30'28" E 187.89 FEET TO THE POINT OF A 200.00 FOOT RADIUS CURVE TO THE LEFT; THENCE NORTHWESTERLY 53.12 FEET ALONG THE ARC OF SAID CURVE; THENCE N 25°17'08" E 226.28 FEET TO THE CENTER OF A 50.00 FOOT RADIUS TURNING POINT.  
BASIS OF BEARING IS S 0°32'22" E ALONG THE SECTION LINE BETWEEN THE NE CORNER OF SECTION 18 AND THE SE CORNER OF THE NE 1/4 OF THE SE 1/4 OF SECTION 18.

DESCRIPTION OF 66 FOOT WIDE PUBLIC ROAD RIGHT OF WAY:  
BEGINNING AT A POINT S 69°44'09" W 1210.52 FEET FROM THE NORTHEAST CORNER OF SECTION 18, TOWNSHIP 12 SOUTH, RANGE 7 EAST, SALT LAKE BASE AND MERIDIAN, SAID POINT BEING ON A 118.50 FOOT RADIUS CURVE TO THE LEFT, (BEARING TO RADIUS POINT IS N 77°43'05" E) AND RUNNING THENCE SOUTHEASTERLY 32.48 FEET ALONG THE ARC OF SAID CURVE TO THE POINT OF A 3990.00 FOOT RADIUS REVERSE CURVE TO THE RIGHT; THENCE SOUTHEASTERLY 718.53 FEET ALONG THE ARC OF SAID CURVE TO THE POINT OF A 731.50 FOOT RADIUS COMPOUND CURVE TO THE RIGHT; THENCE SOUTHEASTERLY 168.21 FEET ALONG THE ARC OF SAID CURVE; THENCE S 89°34'11" W 68.18 FEET TO A POINT ON A 665.50 FOOT RADIUS CURVE TO THE LEFT, (BEARING TO RADIUS POINT IS S 85°08'10" W); THENCE NORTHWESTERLY 148.34 FEET ALONG THE ARC OF SAID CURVE TO THE POINT OF A 3924.00 FOOT RADIUS REVERSE CURVE TO THE LEFT; THENCE NORTHWESTERLY 706.65 FEET ALONG THE ARC OF SAID CURVE TO THE POINT OF A 154.50 FOOT RADIUS REVERSE CURVE TO THE RIGHT; THENCE NORTHWESTERLY 50.57 FEET ALONG THE ARC OF SAID CURVE; THENCE N 77°43'05" E 66.00 FEET TO THE POINT OF BEGINNING.  
BASIS OF BEARING IS S 0°32'22" E ALONG THE SECTION LINE BETWEEN THE NE CORNER OF SECTION 18 AND THE SE CORNER OF THE NE 1/4 OF THE SE 1/4 OF SECTION 18.  
CONTAINING 0.56 ACRES



**PROPERTY OWNER**

I HAVE REVIEWED AND SO APPROVE  
*Jared S. Brown*  
SCOFIELD ESTATES L.L.C.  
JARED S. BROWN - GENERAL MANAGER  
1-17-02  
DATE

**SCOFIELD 40 ACRES**

**SCOFIELD 40 ACRES**  
A MINOR SUBDIVISION

**LRP** L. R. POPE ENGINEERS & SURVEYORS  
1240 EAST 100 SOUTH #15B, ST. GEORGE, UTAH  
628-1676

**SURVEYOR'S CERTIFICATE**

I, *NICK HANCOCK*, CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND FIND IT IS CORRECT IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE.  
DATE *June 6, 2002* *Nick Hancock*  
ASSY. COUNTY SURVEYOR

**APPROVAL OF PLANNING COMMISSION**

ON THIS *13th* DAY OF *June*, *2002*, THE PLANNING COMMISSION OF CARBON COUNTY REVIEWED THE ABOVE MINOR SUBDIVISION DEVELOPMENT AND FIND IT COMPLIES WITH THE REQUIREMENTS OF THE COUNTY PLANNING ORDINANCES AND BY AUTHORIZATION OF SAID COMMISSION, HEREBY APPROVE SAID MINOR SUBDIVISION FOR ACCEPTANCE BY CARBON COUNTY.  
*Rodol Yost*  
CHAIRMAN - PLANNING COMMISSION