

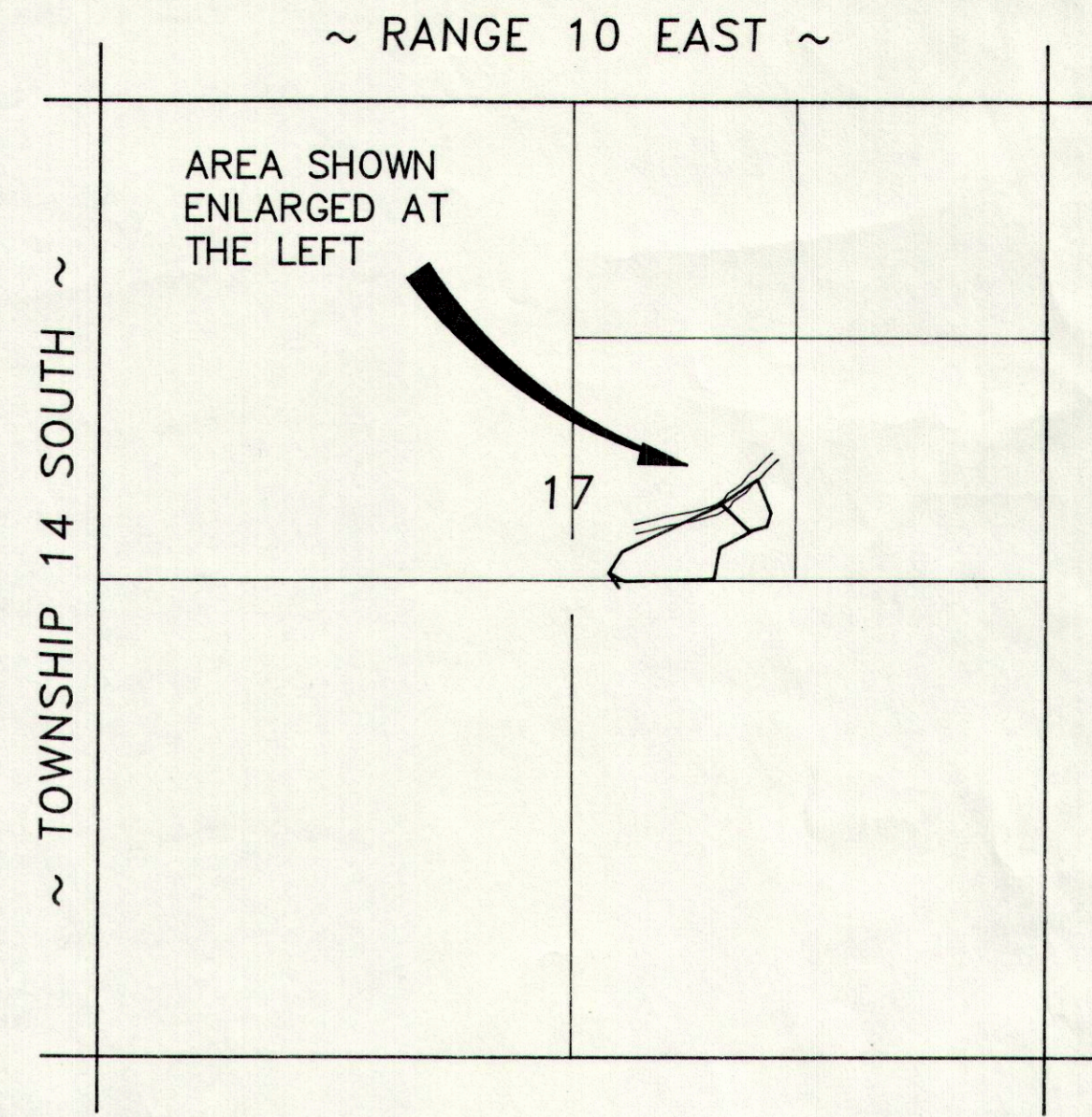
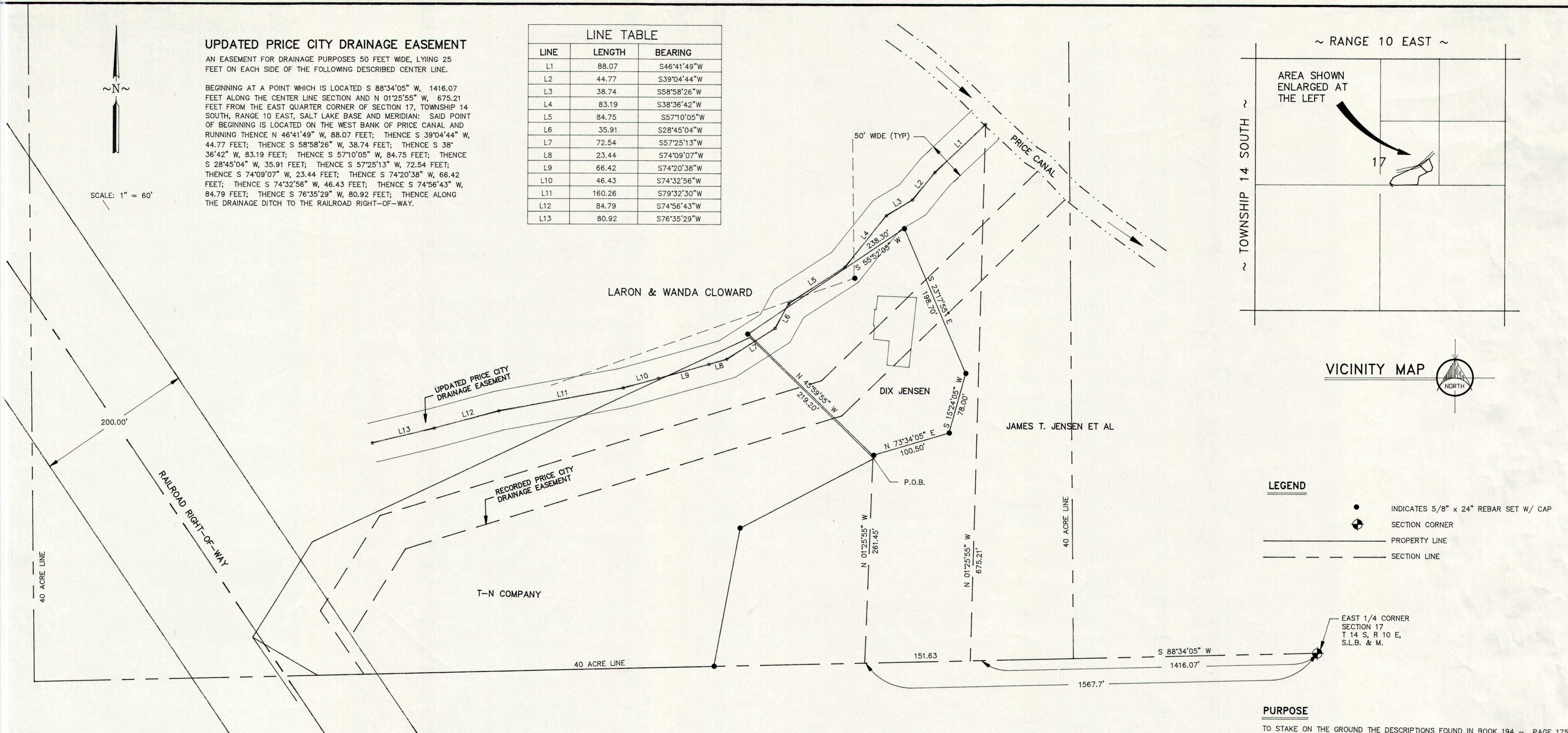
**UPDATED PRICE CITY DRAINAGE EASEMENT**

AN EASEMENT FOR DRAINAGE PURPOSES 50 FEET WIDE, LYING 25 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTER LINE.

BEGINNING AT A POINT WHICH IS LOCATED S 88°34'05" W, 1416.07 FEET ALONG THE CENTER LINE SECTION AND N 01°25'55" W, 675.21 FEET FROM THE EAST QUARTER CORNER OF SECTION 17, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN; SAID POINT OF BEGINNING IS LOCATED ON THE WEST BANK OF PRICE CANAL AND RUNNING THENCE N 46°41'49" W, 88.07 FEET; THENCE S 39°04'44" W, 44.77 FEET; THENCE S 58°58'26" W, 38.74 FEET; THENCE S 38°36'42" W, 83.19 FEET; THENCE S 57°10'05" W, 84.75 FEET; THENCE S 28°45'04" W, 35.91 FEET; THENCE S 57°25'13" W, 72.54 FEET; THENCE S 74°09'07" W, 23.44 FEET; THENCE S 74°20'38" W, 66.42 FEET; THENCE S 74°32'56" W, 46.43 FEET; THENCE S 74°56'43" W, 84.79 FEET; THENCE S 76°35'29" W, 80.92 FEET; THENCE ALONG THE DRAINAGE DITCH TO THE RAILROAD RIGHT-OF-WAY.

SCALE: 1" = 60'

LINE	LENGTH	BEARING
L1	88.07	S46°41'49"W
L2	44.77	S39°04'44"W
L3	38.74	S58°58'26"W
L4	83.19	S38°36'42"W
L5	84.75	S57°10'05"W
L6	35.91	S28°45'04"W
L7	72.54	S57°25'13"W
L8	23.44	S74°09'07"W
L9	66.42	S74°20'38"W
L10	46.43	S74°32'56"W
L11	160.26	S79°32'30"W
L12	84.79	S74°56'43"W
L13	80.92	S76°35'29"W



**VICINITY MAP**

**LEGEND**

- INDICATES 5/8" x 24" REBAR SET W/ CAP
- ⊕ SECTION CORNER
- PROPERTY LINE
- - - SECTION LINE

**PURPOSE**

TO STAKE ON THE GROUND THE DESCRIPTIONS FOUND IN BOOK 194 - PAGE 175, BOOK 275 - PAGE 316, BOOK 3X- PAGE 486, AND BOOK 188 - PAGE 232. TO SHOW THE CORRECT POSITION OF THE PRICE CITY DRAINAGE EASEMENT AND THE PROXIMITY OF THE HOUSE BELONGING TO DIX JENSEN, AND ALSO THE LOCATION OF THE ORIGINAL RECORDED EASEMENT FOR THE PRICE CITY DRAINAGE

**ENGINEER'S CERTIFICATE**

I, EVAN E. 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* DEC. 3, 1998  
EVAN E. HANSEN DATE

**DESCRIPTION**

DIX JENSEN DESCRIPTION FOUND IN BOOK 194, PAGE 175.

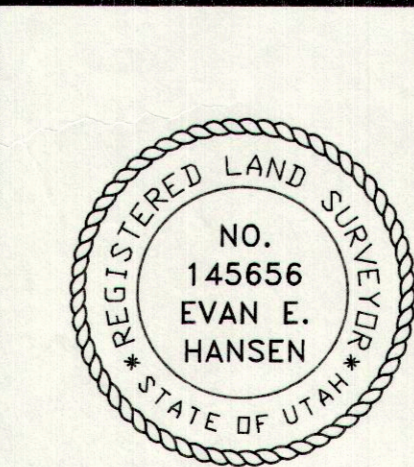
BEGINNING AT A POINT 1567.7 FEET WEST AND 261.45 FEET NORTH OF THE EAST QUARTER CORNER OF SECTION 17, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE NORTH 75°00' EAST, 100.5 FEET; THENCE NORTH 16°50' EAST, 78.00 FEET; THENCE NORTH 21°52' WEST, 198.70 FEET; THENCE SOUTH 57°18' WEST, 238.3 FEET; THENCE SOUTH 44°34' EAST, 219.2 FEET TO THE POINT OF BEGINNING.

NOTE: ALL BEARINGS HAVE BEEN ROTATED 1°25'55" COUNTER CLOCKWISE TO AGREE WITH THE UTAH STATE PLANE COORDINATE SYSTEM.

**DESCRIPTION**

PRICE CITY DRAINAGE EASEMENT FOUND IN BOOK 3-X, PAGE 486.

BEGINNING AT A POINT ON THE EAST LINE OF THE DENVER & RIO GRANDE RAILROAD RIGHT-OF-WAY DETERMINED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 14 SOUTH, RANGE 10 EAST OF THE SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE WEST 900 FEET MORE OR LESS TO THE EAST BOUNDARY LINE OF SAID DENVER & RIO GRANDE RAILROAD RIGHT-OF-WAY; THENCE NORTH 33°34' WEST ALONG SAID RAILROAD RIGHT-OF-WAY A DISTANCE OF 97.4 FEET TO THE SAID POINT OF BEGINNING; THENCE NORTH 33°21' EAST, 142 FEET; THENCE NORTH 74°21' EAST, 585.2 FEET; THENCE NORTH 47°16' EAST, 380.2 FEET MORE OR LESS TO THE SOUTH BOUNDARY LINE OF THE PRICE CANAL; THENCE SOUTHEASTERLY ALONG SAID SOUTH BOUNDARY LINE OF SAID CANAL RIGHT-OF-WAY A DISTANCE OF 50 FEET; THENCE SOUTH 47°16' WEST, 400 FEET; THENCE SOUTH 74°21' WEST, 570 FEET; THENCE SOUTH 33°21' WEST, 90 FEET MORE OR LESS TO THE EAST BOUNDARY LINE OF SAID DENVER & RIO GRANDE RAILROAD RIGHT-OF-WAY; THENCE NORTH 33°34' WEST ALONG SAID DENVER & RIO GRANDE RAILROAD RIGHT-OF-WAY TO THE POINT OF BEGINNING.



SW1/4 NW1/4 SECTION 17, T 14 S, R 10 E, S.L.B. & M.

**Empire Engineering & Land Surveying**  
1665 E. Sagewood Rd. Price, Utah 84501 Phone (801) 837-5748

Property Survey For:  
**DIX JENSEN**

Drawn By: THK	Approved By: EEH	Drawing No.
Date: 11/30/98	Scale: 1" = 60'	EEPS-310 D