

#618

PURPOSE OF THE SURVEY  
TO DETERMINE THE BOUNDARIES OF LOT 6 OF BLOCK 2, SCOFFIELD TOWNSITE SURVEY.  
NOTES TO THE SURVEY

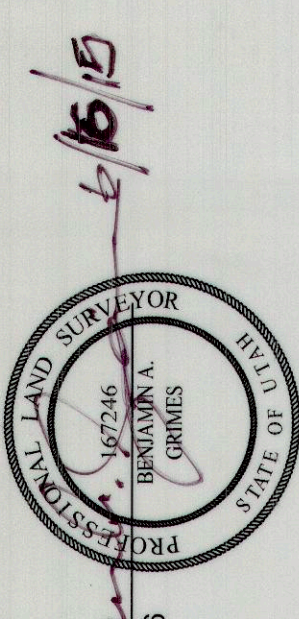
1. THE SCOFFIELD TOWNSITE SURVEY OF NOV. 3-20-1896 WAS USED AS THE BASIS FOR DETERMINING LOT 6 OF BLOCK 2. NO LOT DIMENSIONS ARE INCLUDED ON THE PLAT, SO THE ORIGINAL DIMENSIONS OF THE LOT 6 ARE UNKNOWN. THE ORIGINAL DIMENSIONS OF LOT 6 WERE DETERMINED BY MEASURING THE DISTANCE FROM THE NORTHWEST CORNER OF LOT 6 TO THE EAST PROPERTY LINE AND STREET PROPERTY LINES. FEW ORIGINAL SIDEWALKS REMAIN BUT THERE WERE ENOUGH PIECES LEFT TO DETERMINE THE STREET DIMENSION WIDTH OF 50 FEET PROPERTY LINE TO PROPERTY LINE. OLD FENCES WERE USED TO DETERMINE LOT LINES PERPENDICULAR TO THE STREETS WHERE POSSIBLE.
2. THE EAST LINE OF LOT 6 WAS ESTABLISHED BY CONTINUING THE CENTERLINE OF UNION STREET SOUTH BETWEEN LOTS 6 AND 7 AS SHOWN ON THE SCOFFIELD TOWNSITE PLAT.
3. BEARINGS OF STREET CENTERLINES DIFFER FROM THE SCOFFIELD TOWNSITE PLAT DUE TO VARIATIONS IN EQUIPMENT USED IN 1896 AND THE DATE OF THIS SURVEY. ASSUMPTIONS WERE MADE IN 1896 AS TO THE BEARINGS OF SECTION LINES THAT DO NOT AGREE WITH CURRENT MORE ACCURATE INFORMATION.
4. NO STREET INTERSECTION MONUMENTS AS SHOWN ON THE 1896 TOWNSITE PLAT REMAIN TO ASSIST IN DETERMINING STREETS, BLOCKS AND LOTS.
5. LOTS 3, 4 AND 5 LYING SOUTH OF LOT 6 APPEAR TO BE WIDER IN THE NORTH SOUTH DIRECTION THAN THEY PROBABLY SHOULD BE AS SHOWN ON THE 1896 TOWNSITE PLAT. THIS HAS RESULTED IN MAKING LOT 6 NARROWER IN THE NORTH SOUTH DIRECTION THAN IS APPARENTLY INDICATED ON THE 1896 PLAT. SINCE THE FENCE BETWEEN LOT 5 AND 6 APPEARED TO BE PERPENDICULAR TO THE CENTERLINE OF LOT 6, IT IS ASSUMED THAT THE FENCE AND WOULD LIKELY HOLD UP IN COURT AS THE ULTIMATE SOUTH LINE OF LOT 6.

**LEGAL DESCRIPTION**

A PARCEL OF LAND LYING WITHIN SCOFFIELD TOWN LIMITS, WITHIN AS LOT 6 OF BLOCK 2 OF THE SCOFFIELD TOWNSITE SURVEY OF NOVEMBER 3-20-1896, ALSO LYING IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 13 SOUTH, RANGE 7 EAST, SALT LAKE BASE & MERIDIAN, BEING FURTHER DESCRIBED AS FOLLOWS:  
STARTING AT THE NORTHWEST CORNER OF SAID LOT 6, WHICH POINT LIES S00°20'42"E 387.26 FEET ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 5 AND EAST 289.39 FEET FROM THE NORTH QUARTER CORNER OF SAID SECTION 5; THENCE ALONG THE SOUTH RIGHT OF WAY LINE OF CHESTNUT STREET S76°40'56"E 186.22 FEET; THENCE S13°19'39"W 47.44 FEET; THENCE N77°20'48"W 178.98 FEET TO THE EAST RIGHT OF WAY LINE OF CHESTNUT STREET; THENCE S89°48'28"E 50.04 FEET TO THE POINT OF BEGINNING. CORNERS OF SAID SECTION 5.  
CONTAINING 0.20 ACRES.

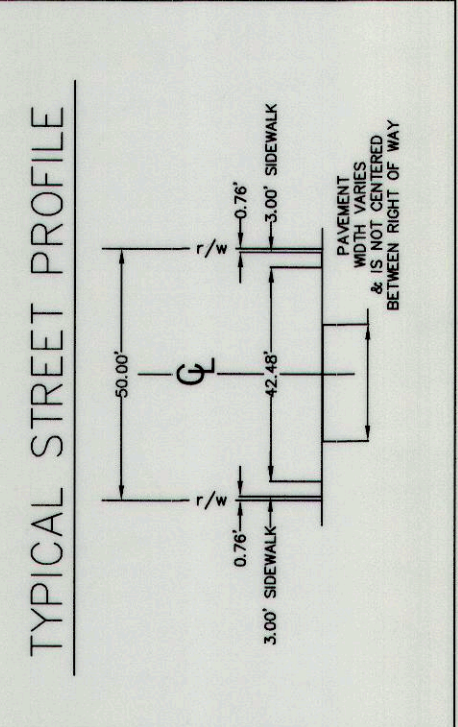
**Surveyors Certificate**

I Benjamin A. Grimes, do hereby certify that I am a Registered Land Surveyor holding certificate No. 167246 in accordance with Title 58, Chapter 22 of the Professional Engineers and Land Surveyors Licensing Act of The State of Utah. I further certify that I have made a survey of the tract of land shown and described on this plat, and that the information shown hereon is correct to the best of my knowledge and information



BENJAMIN A. GRIMES, P.L.S. #167246

File #293372 # 948 H 21  
Date: 6/15/2015 11:11:38AM  
BY: BENJAMIN A. GRIMES  
CARSON COUNTY RECORDER, Recorder  
CARSON COUNTY CORPORATION  
FORT BEN GRIMES



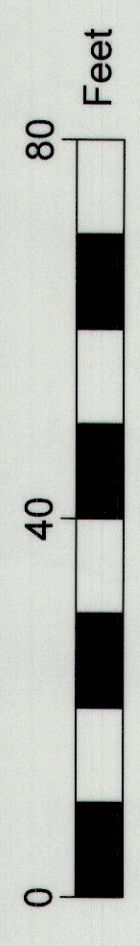
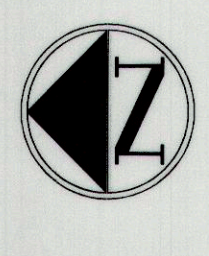
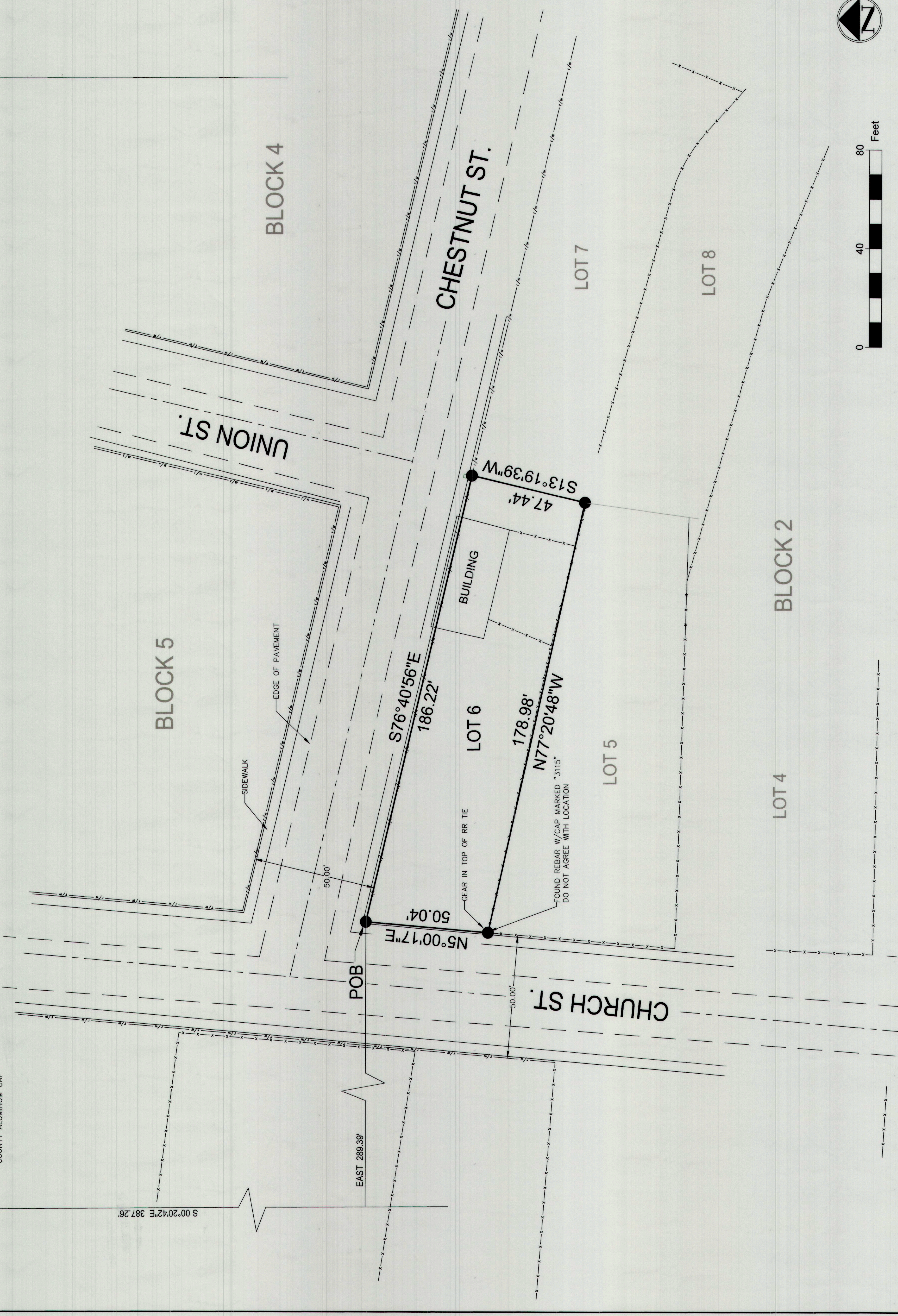
**LEGEND**

- FENCES
- SIDEWALKS
- CENTERLINE OF STREET
- EDGE OF PAVEMENT
- RIGHT OF WAY LINE
- STREET PROPERTY LINE
- 5/8" REBAR WITH CAP MARKED "PLS 167246" EXCEPT AS SHOWN

NORTHEAST CORNER SECTION 5  
T13S, R7E, S18&M  
FOUND ORIGINAL STONE

BASIS OF BEARING N 89°49'28"E

NORTH QUARTER CORNER SECTION 5, T13S, R7E, S18&M, CARSON COUNTY ALUMINUM CAP



DESIGNED		B.G.	3	REVISIONS	
DRAFTED		B.G.	2		
CHECKED			1		
DATE	6/15/15	NO.	DATE	BY	APVD.
SCALE		AS SHOWN			
RECORD OF SURVEY		LOT 6, BLOCK 2, SCOFFIELD TOWNSITE SURVEY		MAP	
LOCATED IN THE NW QUARTER OF THE NORTHEAST QUARTER OF SECTION 5, T13S, R7E, S18&M					

BAGrimes Surveying & Environmental Services LLC, 1000 S. Main Street, Suite 100, Salt Lake City, Utah 84143  
(435) 509-9416

#618  
Scoffield Townsite Lot 6 Block 2