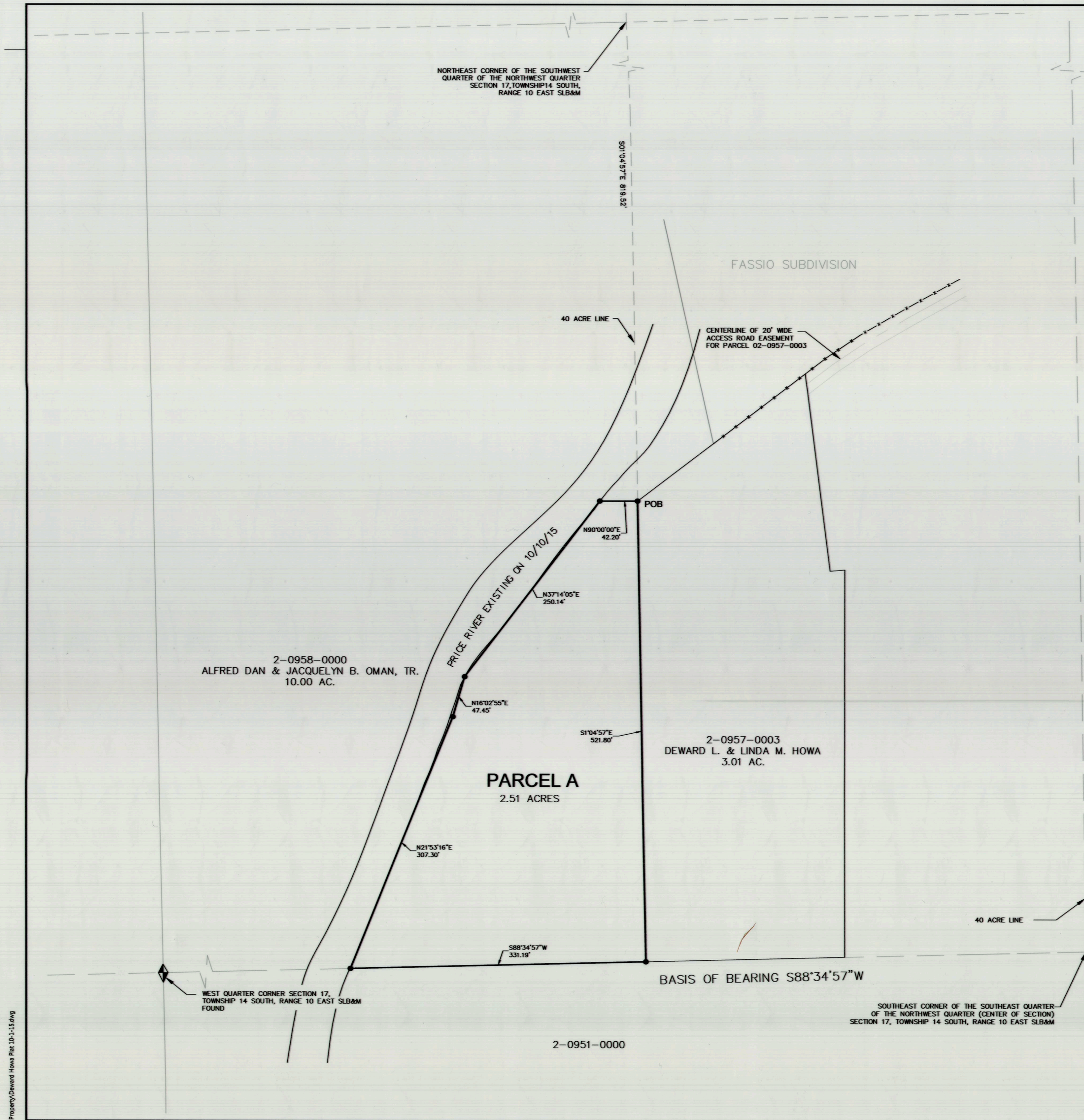
629

Ent 830355 Bk 852 Pg 587
Date: 20-OCT-2015 2:22:55PM
Fee: $10.00 Cash Filed By: CR
CARBON COUNTY RECORDER, Recorder
CARBON COUNTY CORPORATION
For: BEN GRIMES



PURPOSE OF THE SURVEY

TO DELINEATE A PARCEL OF THE ALFRED DAN & JACQUELYN B. OMAN, TRUST PROPERTY FOR ACQUISITION BY DEWARD L. & LINDA M. HOWA LYING EAST OF THE PRICE RIVER.

NOTES TO THE SURVEY

THE PRICE RIVER BED HAS SHIFTED AROUND WITHIN THE OMAN PROPERTY OVER THE PAST DECADES. THE OMAN PROPERTY WAS ORIGINALLY PATENTED INCLUDING ALL OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER INCLUDING THE BED OF THE PRICE RIVER. THEREFORE ANY REFERENCES TO THE "PRICE RIVER" IN ANY DEEDS IN THE CHAIN OF TITLE OF THE OMAN PROPERTY REFER TO THE LOCATION OF THE RIVER AT THE TIME THE DEEDS WERE WRITTEN.

THE DESCRIPTION OF PARCEL A INCLUDED IN THIS RECORD OF SURVEY LYING EAST OF THE PRICE RIVER WAS DETERMINED ON THE DATE OF THIS PLAT AND REPRESENTS THE TOP OF THE BANK ON THE EAST SIDE OF THE PRICE RIVER AS IT EXISTS. ANY SHIFTING OF THE RIVER BED IN SUBSEQUENT YEARS WILL NOT AFFECT THE LOCATION AND SIZE OF PARCEL A. IF THE BED OF THE RIVER SHIFTS IN SUBSEQUENT YEARS PARCEL A WILL REMAIN AS SHOWN AND DESCRIBED ON THIS PLAT SUBJECT TO ANY STATE AND FEDERAL LAWS REGULATING RIVER BED LOCATION.

PARCEL A LEGAL DESCRIPTION

A parcel of land situated in the southweast quarter of the northwest quarter of Section 17, Township 14 South, Range 10 East, Salt Lake Base & Meridian, more accurately described as follows:

Beginning at a point S01°04'57"E 819.52 feet along the east line of the southwest quarter of the northwest quarter from the northeast corner of the southwest quarter of the northwest quarter of Section 17, Township 14 south, Range 10 East, Salt Lake Base & Meridian; thence S01°04'57"E 521.80 feet along the east line of the southwest quarter of the northwest quarter to the southeast corner of the southwest quarter of the northwest quarter of said Section 17; thence along the south line of the southwest quarter of the northwest quarter S88°34'57"W 331.19 feet to the east bank of the Price River; thence along the east bank of the Price River the following three calls: N21°53'16"E 307.30 feet; thence N16°02'55"E 47.45 feet; thence N37°14'05"E 250.14 feet; thence East 42.20 feet to the point of beginning.
With a basis of bearing of S88°34'57"W between the east quarter corner and west quarter corner of said Section 17.
Containing 2.51 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 10/20/15

PROFESSIONAL LAND SURVEYOR 167246 BENJAMIN A. GRIMES STATE OF UTAH

LEGEND

- *5/8" REBAR SET WITH PLASTIC CAP PLS # 167246*
- *PROPERTY LINES*
- *FENCELINES*
- *ACCESS ROAD EASEMENT CENTERLINE*

BAGrimes Surveying & Environmental Services LLC 795 West Twin Peaks Rd. Elmo, Ut. 84521 (435) 609-9416	DESIGNED B.G.	3					SCALE *ORIGINAL 1" = 60'*	0 60 120 Feet	*RECORD OF SURVEY* *DEWARD HOWA PURCHASE OF OMAN PROPERTY - CARBON COUNTY, UTAH* *LOCATED IN THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER, SECTION 17, TOWNSHIP 14 SOUTH, RANGE 10 EAST, RANGE 10 EAST, SLB&M*	MAP
	DRAFTED B.G.	2								
	CHECKED 10/10/15	1								
	DATE	NO.	DATE	REVISIONS	BY	APVD.				

C:\Survey\Howa Deward Property\Deward Howa Plat 10-1-15.dwg

Deward Howa/Oman Plat
10/8/15
EAGLE FILE COMP. IRVINE CA
#629