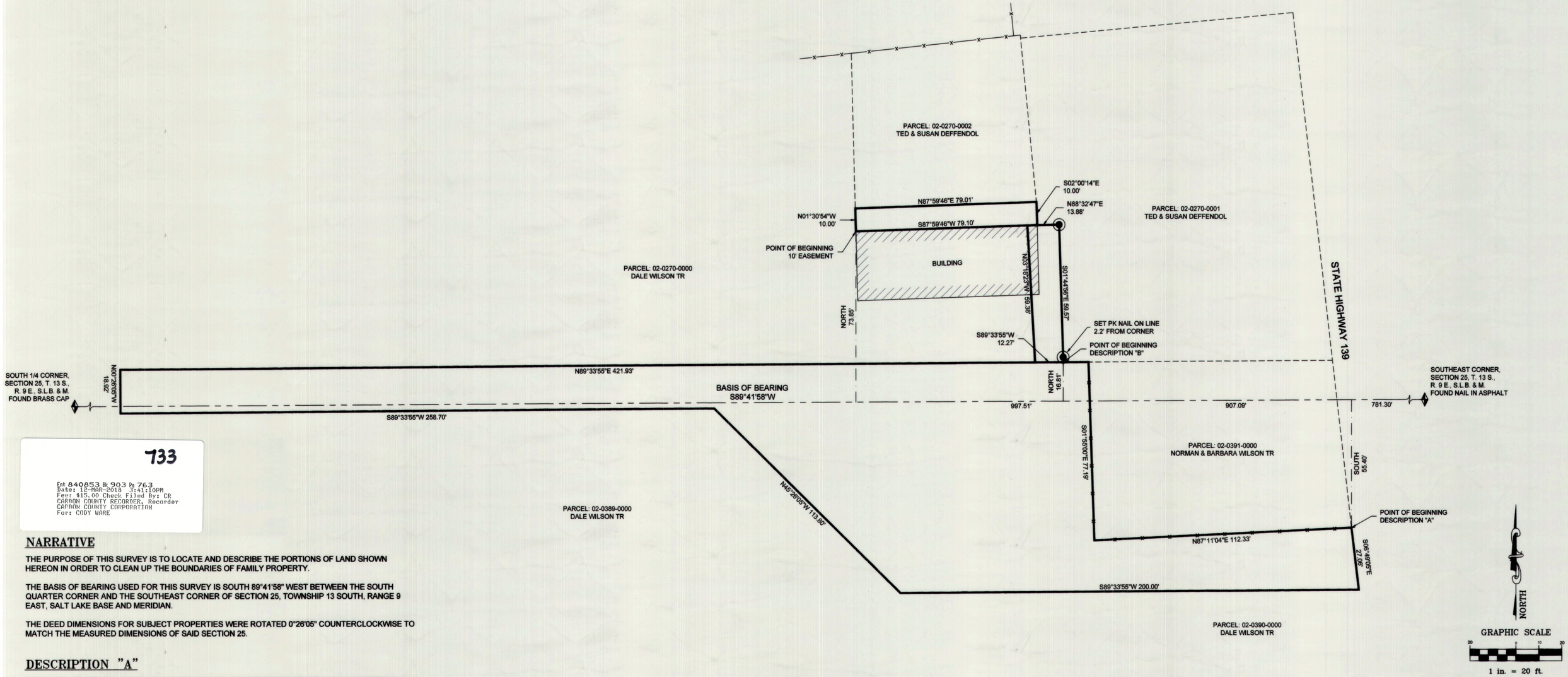

733

Ent 840853 Bk 903 Pg 763
Date: 12-MAR-2018 3:41:10PM
Fee: $15.00 Check Filed By: CR
CARBON COUNTY RECORDER, Recorder
CARBON COUNTY CORPORATION
For: CODY WARE

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO LOCATE AND DESCRIBE THE PORTIONS OF LAND SHOWN HEREON IN ORDER TO CLEAN UP THE BOUNDARIES OF FAMILY PROPERTY.

THE BASIS OF BEARING USED FOR THIS SURVEY IS SOUTH 89°41'58" WEST BETWEEN THE SOUTH QUARTER CORNER AND THE SOUTHEAST CORNER OF SECTION 25, TOWNSHIP 13 SOUTH, RANGE 9 EAST, SALT LAKE BASE AND MERIDIAN.

THE DEED DIMENSIONS FOR SUBJECT PROPERTIES WERE ROTATED 0°26'05" COUNTERCLOCKWISE TO MATCH THE MEASURED DIMENSIONS OF SAID SECTION 25.

DESCRIPTION "A"

BEGINNING AT A POINT WHICH IS THE INTERSECTION OF AN EXISTING FENCE AND THE WESTERLY RIGHT-OF-WAY OF STATE HIGHWAY 139, SAID POINT LIES 781.30 FEET SOUTH 89°41'58" WEST ALONG SECTION LINE AND 55.40 FEET SOUTH FROM THE SOUTHEAST CORNER OF SECTION 25, TOWNSHIP 13 SOUTH, RANGE 9 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE SOUTH 06°49'05" EAST 27.06 FEET ALONG SAID RIGHT-OF-WAY; THENCE SOUTH 89°33'55" WEST 200.00 FEET; THENCE NORTH 45°26'05" WEST 113.80 FEET; THENCE SOUTH 89°33'55" WEST 258.70 FEET; THENCE NORTH 00°26'05" WEST 18.92 FEET; THENCE NORTH 89°33'55" EAST 421.93 FEET TO A FENCE; THENCE SOUTH 01°55'00" EAST 77.19 FEET PARTIALLY ALONG SAID FENCE; THENCE NORTH 87°11'04" EAST 112.33 FEET PARTIALLY ALONG A FENCE TO THE POINT OF BEGINNING.
CONTAINS: 0.477 ACRES.

DESCRIPTION "B"

BEGINNING AT A POINT WHICH LIES 907.09 FEET SOUTH 89°41'58" WEST ALONG SECTION LINE AND 16.81 FEET NORTH FROM THE SOUTHEAST CORNER OF SECTION 25, TOWNSHIP 13 SOUTH, RANGE 9 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE SOUTH 89°33'55" WEST 12.27 FEET; THENCE NORTH 03°18'23" WEST 59.38 FEET; THENCE NORTH 88°32'47" EAST 13.88 FEET; THENCE SOUTH 01°44'56" EAST 59.57 FEET TO THE POINT OF BEGINNING.
CONTAINS: 0.018 ACRES.

10' EASEMENT DESCRIPTION

BEGINNING AT A POINT WHICH IS THE NORTHWEST CORNER OF A BUILDING, SAID POINT LIES 997.51 FEET SOUTH 89°41'58" WEST ALONG SECTION LINE AND 73.85 FEET NORTH FROM THE SOUTHEAST CORNER OF SECTION 25, TOWNSHIP 13 SOUTH, RANGE 9 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE NORTH 01°30'54" WEST 10.00 FEET; THENCE NORTH 87°59'46" EAST 79.01 FEET; THENCE SOUTH 02°00'14" EAST 10.00 FEET TO THE NORTHEAST CORNER OF SAID BUILDING; THENCE SOUTH 87°59'46" WEST 79.10 FEET TO THE POINT OF BEGINNING.

CERTIFICATE OF SURVEY

I, M. CODY WARE, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, CERTIFICATE NO. 4940688 AS PRESCRIBED BY 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. IT DOES NOT PURPORT TO SHOW ALL EASEMENTS OF RECORD, NOR IS IT PROOF OF OWNERSHIP.

DATE: MARCH 7, 2018

M. CODY WARE

PROFESSIONAL LAND SURVEYOR
3-7-18
No. 4940688
M. CODY WARE
STATE OF UTAH

LEGEND

- DESCRIBED BOUNDARY
- PARCEL LINE
- SECTION LINE
- FENCE LINE
- FOUND MONUMENT
- SET PK NAIL IN ASPHALT

SURVEY FOR:

TED DEFFENDOL & DALE WILSON

SPRING GLEN, CARBON COUNTY, UTAH
S.E. 1/4, SECTION 25 & N.E. 1/4, SECTION 36, TOWNSHIP 13 S., RANGE 9 E., S. L. B. & M.

DRAWING RECORD

NO.	DATE	DESCRIPTION	BY
1	12-04-17	PLOTTED FOR REVIEW	M.C.W.
2	02-28-18	PLOTTED MYLAR	M.C.W.

WARE SURVEYING, L.L.C.

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Email: waresurveying@emerytelcom.net

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