

WESTWOOD ESTATES #4 - PHASE 3, AMENDMENT 1

Plat 851876 W 375 W 253
 Date: 08-18-2020 12:51:36PM
 Fee: \$55.00 Check Filed By: RO
 KARLA MEDLEY, Recorder
 CARBON COUNTY CORPORATION
 For: JEFFREY & SHELLEY LAWS

NARRATIVE

THE PURPOSE OF THIS PLAT IS TO AMEND LOT 17 OF THE WESTWOOD ESTATES (NO. 4) PHASE 3 SUBDIVISION TO INCLUDE THE LAND TO THE SOUTH AS SHOWN HEREON. NO CHANGES HAVE BEEN MADE TO ANY OTHER LOTS.
 THE BASIS OF BEARINGS USED FOR THIS SURVEY IS NORTH 00°23'27" WEST BETWEEN THE SOUTHEAST CORNER AND THE EAST 1/4 CORNER OF SECTION 18, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN.

CERTIFICATE OF SURVEY

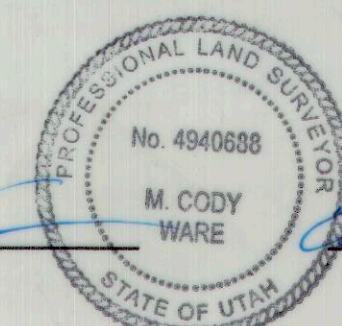
I, M. CODY WARE, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICENSE NO. 4940688 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNER(S), I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND AMENDED THE SUBDIVISION OF SAID TRACT OF LAND, HEREAFTER TO BE KNOWN AS THE:

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AMENDED BOUNDARY DESCRIPTION

A PARCEL OF LAND LOCATED IN CARBON COUNTY, STATE OF UTAH, WHICH IS IN THE SOUTHEAST QUARTER OF SECTION 18 AND THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN, BEING FURTHER DESCRIBED AS FOLLOWS WITH A BEARING OF NORTH 00°23'27" WEST BETWEEN THE SOUTHEAST CORNER AND THE EAST QUARTER CORNER OF SAID SECTION 18 USED AS THE BASIS OF BEARINGS.

BEGINNING AT THE SOUTHEAST CORNER OF LOT 21, WESTWOOD ESTATES (NO. 4) PHASE 1, SAID POINT BEING N00°23'27"W ALONG THE SECTION LINE 54.24 FEET AND WEST 1341.56 FEET FROM THE SOUTHEAST CORNER OF SECTION 18, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN; THENCE S00°27'20"E 58.47 FEET TO THE SOUTH LINE OF SAID SECTION 18; THENCE N89°48'51"E 137.10 FEET ALONG SAID SECTION LINE TO A POINT IN THE CENTERLINE OF AN EXISTING CANAL; THENCE ALONG THE CENTERLINE OF SAID CANAL THE FOLLOWING (9) NINE COURSES: S16°06'38"W 39.50 FEET; SOUTHWESTERLY 111.15 FEET ALONG THE ARC OF A 400.00 FOOT RADIUS CURVE CONCAVE TO THE EAST, THROUGH A CENTRAL ANGLE OF 15°55'14" (CHORD BEARS S08°09'02"W 110.79 FEET); S00°11'28"W 71.91 FEET; SOUTHEASTERLY 14.97 FEET ALONG THE ARC OF A 60.00 FOOT RADIUS CURVE CONCAVE TO THE EAST, THROUGH A CENTRAL ANGLE OF 17°08'58" (CHORD BEARS S08°27'07"E 14.91 FEET); S16°59'40"E 48.90 FEET; SOUTHERLY 70.70 FEET ALONG THE ARC OF A 165.00 FOOT RADIUS, NON-TANGENT CURVE CONCAVE TO THE WEST, THROUGH A CENTRAL ANGLE OF 24°33'05" (CHORD BEARS S02°32'11"W 70.16 FEET); S14°48'41"W 12.91 FEET; SOUTHWESTERLY 120.90 FEET ALONG THE ARC OF A 150.00 FOOT RADIUS CURVE CONCAVE TO THE WEST, THROUGH A CENTRAL ANGLE OF 46°10'48" (CHORD BEARS S37°54'05"W 117.65 FEET); S60°59'29"W 191.97 FEET TO THE SOUTHERLY PROJECTION OF THE EASTERLY LINE OF RANCH ROAD; THENCE N00°23'32"W 296.73 FEET ALONG RANCH ROAD; THENCE N00°23'32"W 310.00 FEET ALONG RANCH ROAD TO THE SOUTHWEST CORNER OF SAID LOT 21 OF WESTWOOD ESTATES (NO. 4) PHASE 1; THENCE ALONG THE SOUTH LINE OF SAID LOT 21, N89°39'28"E 123.59 FEET TO THE POINT OF BEGINNING. CONTAINING 2.81 ACRES, MORE OR LESS.



M. CODY WARE DATE

ACKNOWLEDGMENT AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED OWNER () OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED THE SUBDIVISION OF THE SAME TO BE AMENDED AND TO BE HEREAFTER KNOWN AS THE:

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IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS THIS _____ DAY OF _____ 2020.

STATE OF UTAH } S.S.
 COUNTY OF CARBON }

ON THE 10th DAY OF October, 2020 PERSONALLY APPEARED BEFORE ME THE SIGNERS OF THE FOREGOING DEDICATION WHO DULY ACKNOWLEDGED TO ME THAT THEY DID EXECUTE THE SAME.

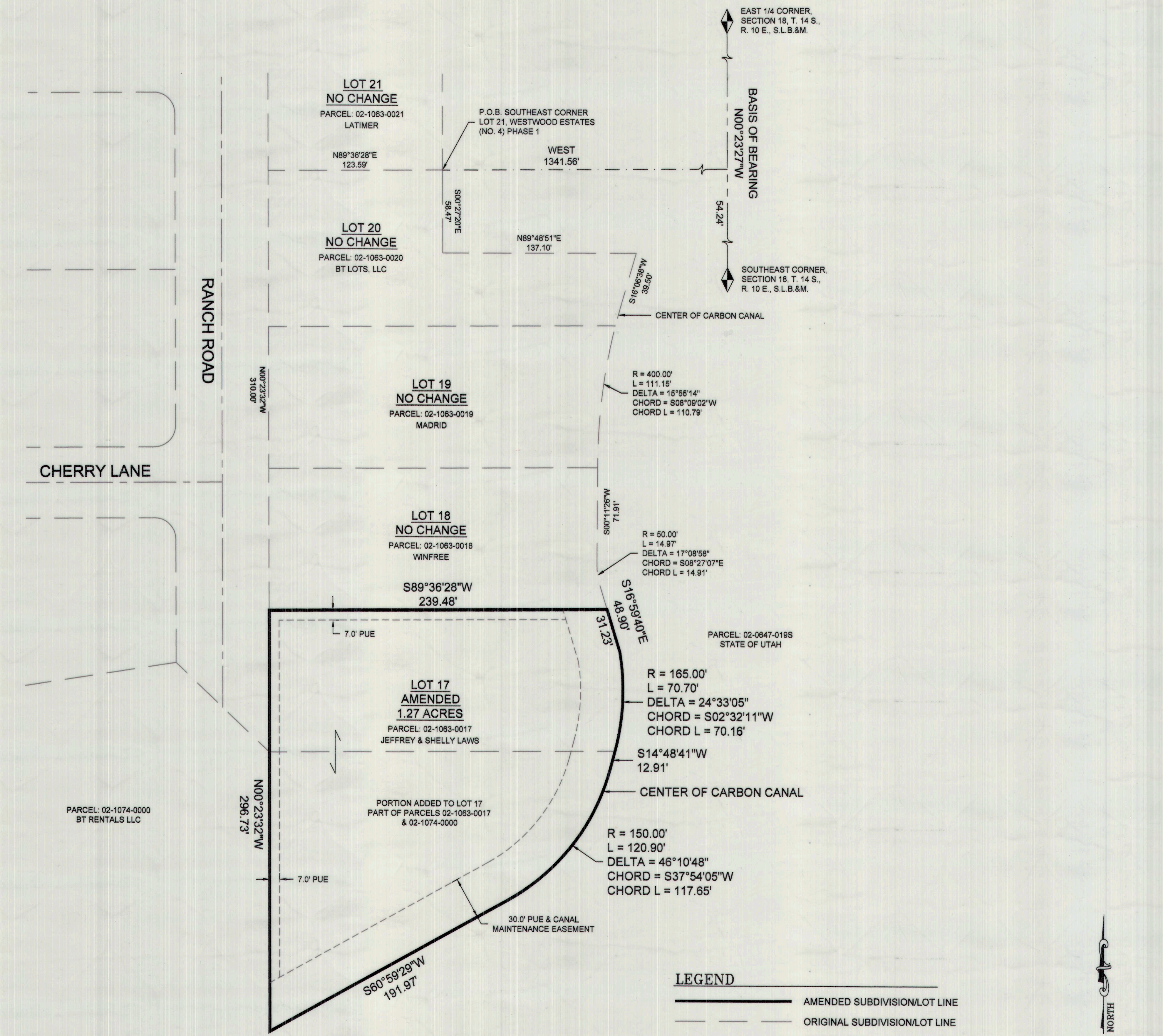
Julie P. Medley NOTARY PUBLIC MY COMMISSION EXPIRES 03-20-2023

STATE OF UTAH } S.S.
 COUNTY OF CARBON }

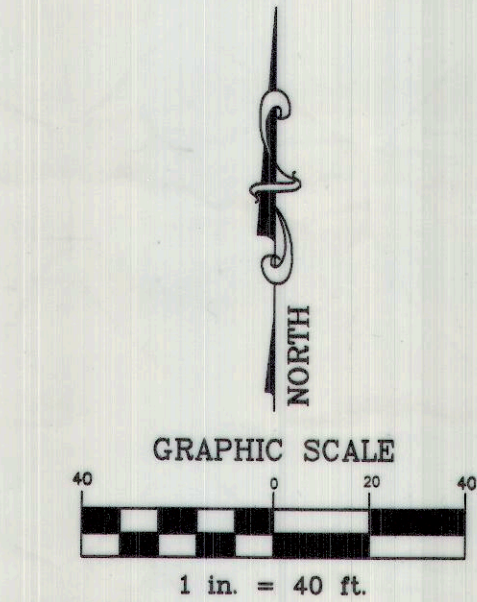
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Julie P. Medley NOTARY PUBLIC MY COMMISSION EXPIRES 03-20-2023

DRAWING RECORD	NO.	DATE	DESCRIPTION	BY
	1	08-18-20	PLOTTED FOR REVIEW	M.C.W.

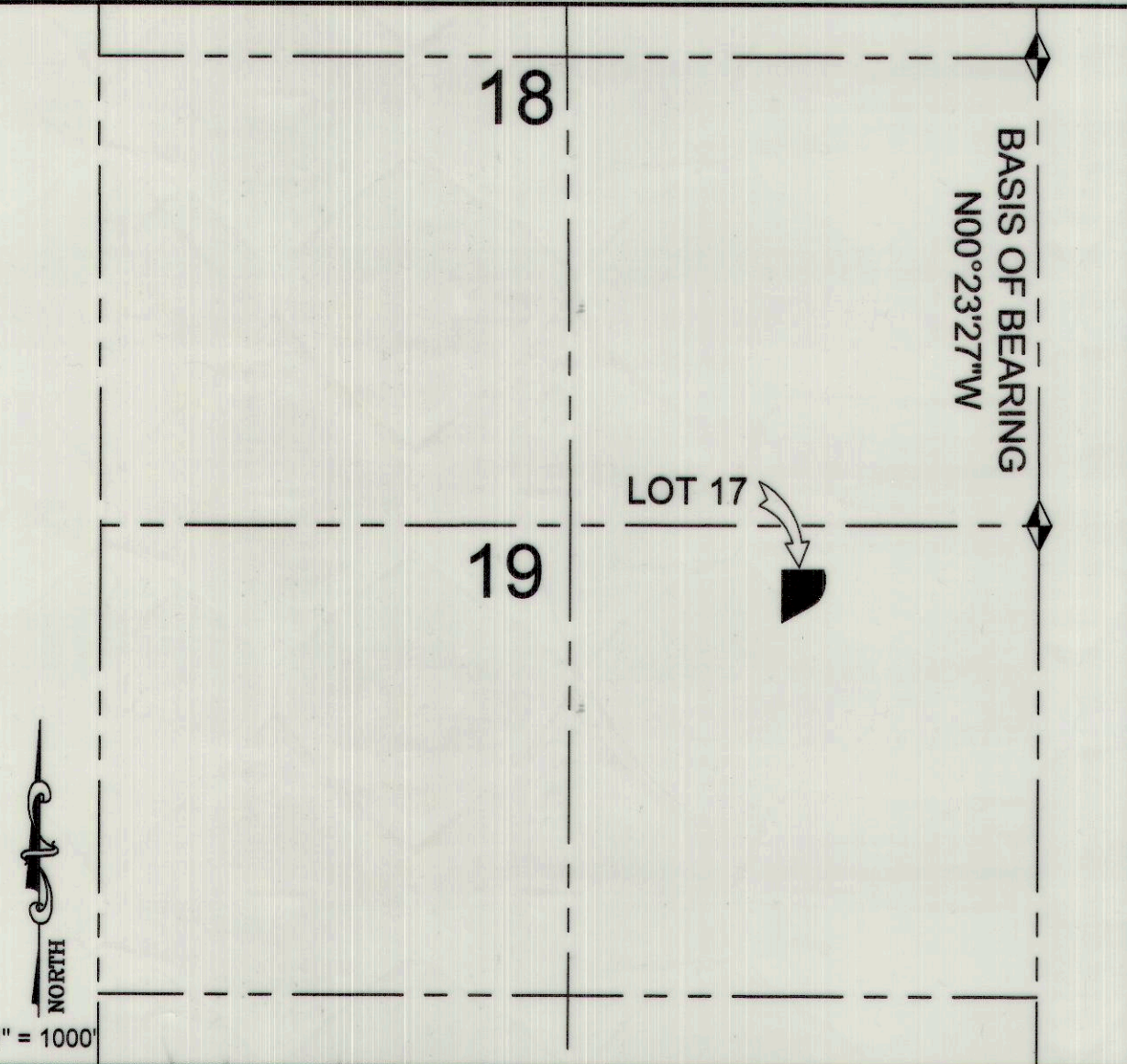


- LEGEND**
- AMENDED SUBDIVISION/LOT LINE
 - ORIGINAL SUBDIVISION/LOT LINE
 - SECTION LINE
 - EASEMENT
 - ◆ FOUND SECTION CORNER



VICINITY MAP

TOWNSHIP 14 SOUTH, RANGE 10 EAST, S.L.B.&M.



CARBON COUNTY PLANNING COMMISSION Richard Tattou, Chairman 10-8-20	CARBON COUNTY SURVEYOR William Allen 10-26-20	CARBON COUNTY ATTORNEY'S OFFICE Christian Bryner 10/15/20	CARBON COUNTY RECORDER STATE OF UTAH, COUNTY OF CARBON. RECORDED AND FILED AT THE REQUEST OF: JEFFREY & SHELLEY LAWS DATE 10/15/2020 TIME 12:31P BOOK 976 PAGE 263 KARLA MEDLEY	WARE SURVEYING, L.L.C. Phone: 435-820-4335 Email: waresurveying@emerytelcom.net 1344 North 1000 West Price, Utah 84501
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