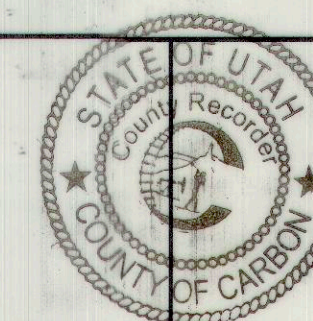


# Woodhill Estates Subdivision

## Phase II



RECORDED # 457-151  
 STATE OF UTAH, COUNTY OF CARBON, RECORDED AND FILED AT THE REQUEST OF:  
 JONATHAN & REBECCA RICHENS  
 DATE 12/16/20 TIME 3:40 PM BOOK 270 PAGE 195  
 KARLA MEDLEY, Recorder  
 CARBON COUNTY CORPORATION  
 For: JONATHAN & REBECCA RICHENS  
 KARLA MEDLEY, CARBON COUNTY RECORDER

Et. 852751 N. 940 N. 185  
 Date: 15-DEC-2020 3:16:05PM  
 Fee: \$40.00 Check Filed By: RO  
 KARLA MEDLEY, Recorder  
 CARBON COUNTY CORPORATION  
 For: JONATHAN & REBECCA RICHENS

### CERTIFICATE OF SURVEY

I, M. CODY WARE, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL 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 SUBDIVIDED SAID TRACT OF LAND INTO LOT(S), HEREAFTER TO BE KNOWN AS THE

### WOODHILL ESTATES SUBDIVISION, PHASE II

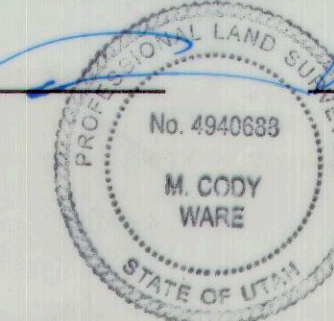
AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN HEREON.

### LOT 3 BOUNDARY DESCRIPTION

A PORTION OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 14 SOUTH, RANGE 10 EAST, SALT LAKE BASE AND MERIDIAN, CARBON COUNTY, UTAH AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH LIES 1183.72 FEET SOUTH 00°33'03" EAST ALONG SECTION LINE FROM THE NORTHEAST CORNER OF SAID SECTION 17, AND RUNNING THENCE SOUTH 00°33'03" EAST ALONG SECTION LINE 354.25 FEET; THENCE SOUTH 80°52'20" WEST 406.01 FEET; THENCE NORTH 05°15'04" WEST 32.50 FEET TO A POINT OF CURVATURE OF A 50 FOOT RADIUS CURVE TO THE LEFT; THENCE NORTHWESTERLY 37.89 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 43°25'03" (CHORD BEARS: N73°22'47"W 36.99'); THENCE SOUTH 78°01'20" WEST 307.91 FEET TO THE EASTERLY RIGHT-OF-WAY OF WOOD HILL ROAD, THENCE NORTH 11°46'08" WEST 50.00 FEET ALONG SAID RIGHT-OF-WAY; THENCE NORTH 78°01'20" EAST 187.43 FEET; THENCE NORTH 04°55'57" WEST 254.78 FEET; THENCE NORTH 80°30'42" EAST 593.97 FEET TO THE POINT OF BEGINNING. CONTAINS: 4.690 ACRES, MORE OR LESS, AS DESCRIBED. SUBJECT TO AND RESERVING THEREFROM THE ACCESS EASEMENT SHOWN HEREON.

M. CODY WARE DATE



### ACKNOWLEDGMENT AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED OWNER(S) OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOT(S) TO BE HEREAFTER KNOWN AS THE

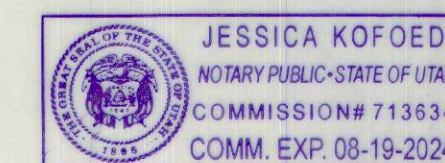
### WOODHILL ESTATES SUBDIVISION, PHASE II

DO HEREBY APPROVE THIS PLAT.  
 IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS THIS 16 DAY OF December, 2020.

J. L. R. Rebecca Richens

STATE OF UTAH } S.S.  
 COUNTY OF CARBON }  
 ON THE 16 DAY OF December, 2020 PERSONALLY APPEARED BEFORE ME THE SIGNERS OF THE FOREGOING DEDICATION WHO DULY ACKNOWLEDGED TO ME THAT THEY DID EXECUTE THE SAME.

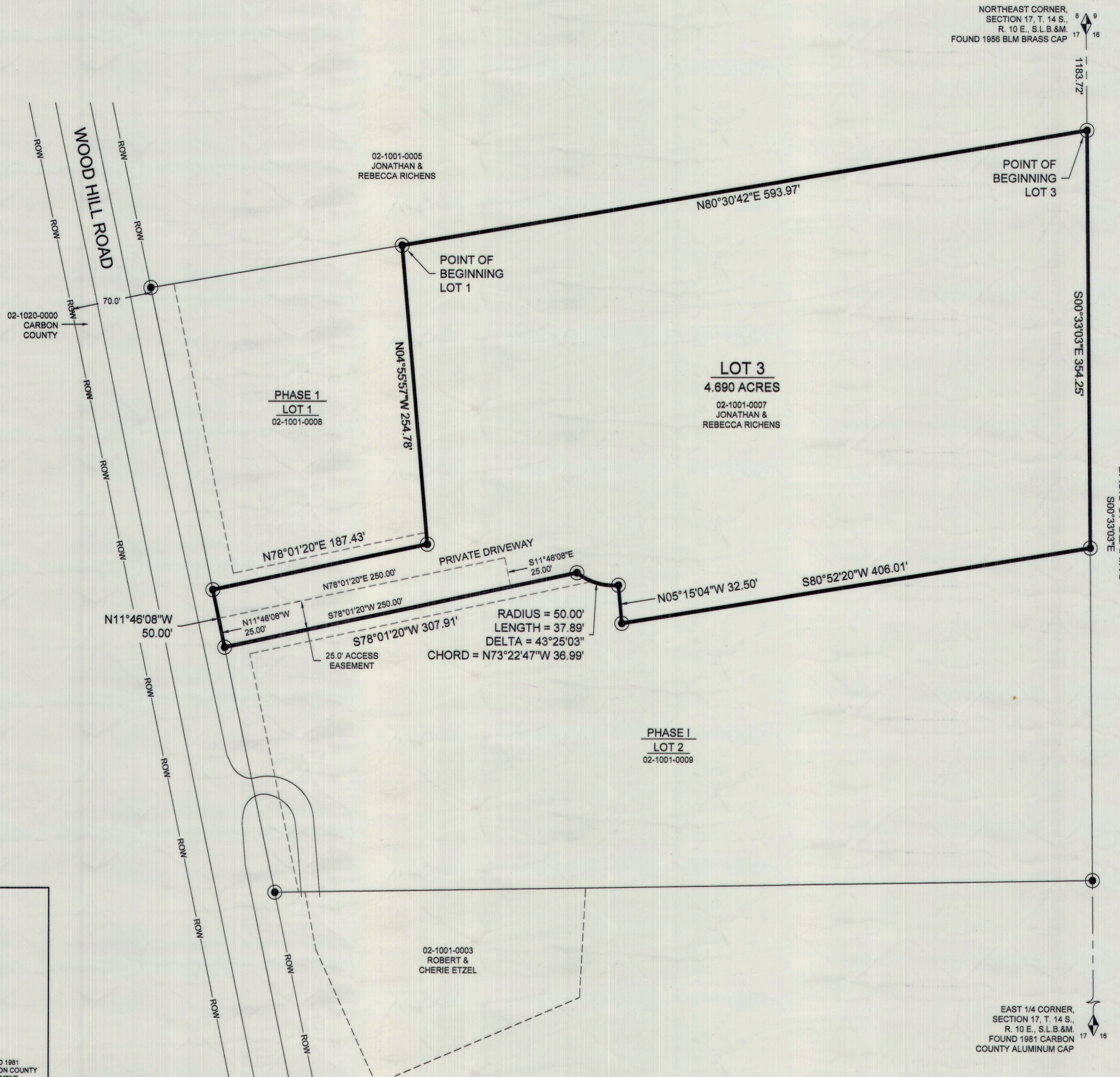
Jessica Koford 08-19-2024  
 NOTARY PUBLIC MY COMMISSION EXPIRES



NO.	DATE	DESCRIPTION	BY
1	11-15-20	PLOTTED FOR REVIEW	M.C.W.

WARE SURVEYING, L.L.C.

Phone: 435-820-4335  
 Email: waresurveying@emerytelcom.net  
 1344 North 1000 West  
 Price, Utah 84501

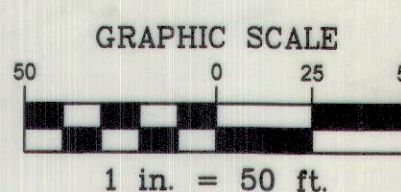
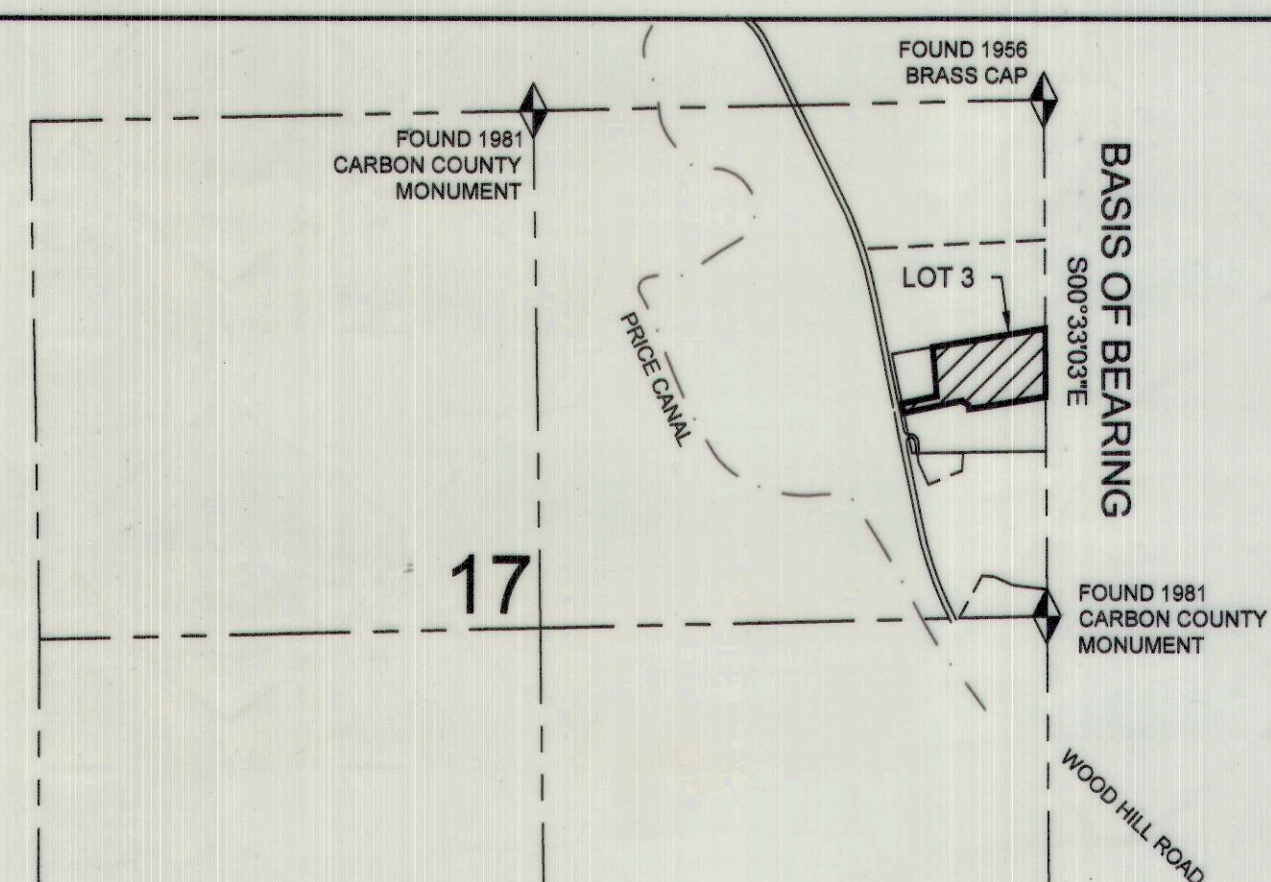


### LEGEND

- SUBDIVISION/LOT BOUNDARY
- SECTION LINE
- ROAD RIGHT-OF-WAY
- EASEMENT
- SET 5/8" REBAR & CAP
- FOUND SECTION MONUMENT

### VICINITY MAP

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



CARBON COUNTY ATTORNEY'S OFFICE

Christian Bryner 12/16/20  
 CHRISTIAN BRYNER DATE

CARBON COUNTY PLANNING COMMISSION

Richard Tatton 12-15-20  
 RICHARD TATTON, CHAIRMAN DATE

CONTRACT CARBON COUNTY SURVEYOR

Ware Surveying 12-14-20  
 DATE

1" = 100'