

99-7P-174 102

# Cal - Ute Industrial Subdivision

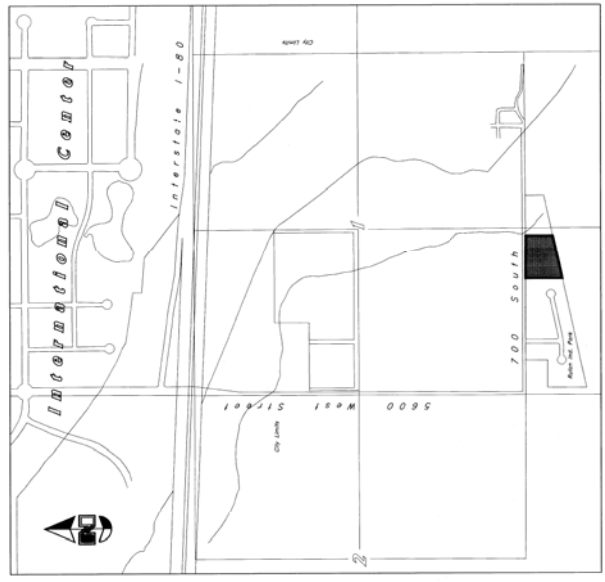
A Subdivision of a portion of Lot 1 of Geisler Minor Subdivision  
A Part of the North 1/2 of Section 12, T1S, R2W, SLB & M, U.S. Survey  
Salt Lake City, Salt Lake County, Utah

### Acknowledgment

State of Utah  
County of Salt Lake  
I, the undersigned, do hereby certify that the above described property is the property of Cal-Ute Industrial Subdivision, Inc. and that the same has been surveyed and staked on the ground as shown on this plat.



Notary Public: Monique Franklin  
Residing at: Salt Lake County  
My Commission Expires: March 25, 2012



Vicinity Map  
Scale: 1" = 1000'

### Surveyor's Certificate

I, Cory L. Newsum, a Registered Land Surveyor, having Certificate No. 4778, as prescribed by the State of Utah, do hereby certify that by authority of the owners, I have made an accurate survey of the above described property and that the same has been surveyed and staked on the ground as shown on this plat.

Signed on this 23<sup>rd</sup> day of October, 1998.

### Owner's Dedication

Owner, having caused the same to be subdivided into lots and streets to be hereafter known as Cal-Ute Industrial Subdivision, do hereby dedicate for perpetual use of the public all the streets, easements, and other encumbrances on the dedicated streets which will interfere with the City's use, operation, and maintenance of the streets and do further dedicate the easements as shown for the use of an easement for utility or other necessary purposes.

In witness whereof, we have hereunto set our hand this 23<sup>rd</sup> day of November, 1998.  
Cory-Lite Newsum, LLC.

Howard Kent  
SU Commercial Real Estate Co., Manager  
Howard Kent, President

### Legal Description

A part of the Northwest Quarter of Section 12, Township 1 South, Range 2 West, Salt Lake County, Utah, containing 0.125 acres, more or less, bounded on the North by the Northeast Corner of Lot 5, Bion Industrial Park No. 2, Salt Lake City, Salt Lake County, Utah and a point on the South line of 700 South Street being South 89°24'06" East 1811.71 feet along the section line and South 0°03'34" East 104.20 feet to a point on the North line of said street, thence South 0°03'34" East 432.82 feet to a point on the North-South line of the Western Pacific Railroad, thence South 89°24'06" East 1811.71 feet along said lot to the point of beginning.

### Narrative

This Survey and Subdivision Plat was ordered by Mr. Art McComas for purposes of platting Salt Lake County.

The Northwest Corner Monument and the North 1/4 Corner Monument were found and a bearing of South 89°24'06" East as shown on the Bion Industrial Park No. 2 Subdivision Plat was applied to a line between these monuments as the Basis of Bearings.

**This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.**



RECORDED  
MAR 03 1999  
CITY RECORDER

NUMBER _____ ACCOUNT _____ SHEET 1 OF 2 SHEETS	CITY PLANNING DIRECTOR APPROVED THIS DATE OF _____ LAKE CITY PLANNING COMMISSION 	CITY ENGINEERING DIVISION I HEREBY CERTIFY THAT I HAVE HAD THIS PLAT EXAMINED BY THE OFFICE AND IT IS CORRECT IN ACCORDANCE WITH THE CITY ENGINEERING DEPARTMENT AND I HEREBY APPROVE DATE 11/4/98 CITY ENGINEER	CITY PUBLIC UTILITIES DEPT APPROVED AS TO SUPPLY SEWER AND WATER UTILITY DETAILS THIS DAY OF _____ A.D. 1998 PUBLIC UTILITIES DIRECTOR	CITY ATTORNEY APPROVED AS TO FORM THIS DAY OF _____ A.D. 1998 SALT LAKE CITY ATTORNEY	CITY APPROVAL PREPARED TO SALT LAKE CITY AND IS HEREBY APPROVED SALT LAKE COUNTY RECORDER	SALT LAKE COUNTY RECORDER PREPARED TO SALT LAKE COUNTY RECORDER STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF _____ DATE 7-2-99 TIME 8:53 AM BOOK 97-717 PAGE 174 SALT LAKE COUNTY RECORDER	NUMBER _____ ACCOUNT _____ SHEET 1 OF 2 SHEETS
---	--	---	--	---	---	--	---

Project Engineered by  
**GREAT BASIN ENGINEERING - SOUTH**  
2010 North Redwood Road, P.O. Box 16747  
Salt Lake City, Utah 84116  
Tel: (801) 488-4400 Fax: (801) 488-4401

99-7P-174



Scale: 1" = 50'

Found Brass Cap Monument  
Northwest Corner Sec. 12  
T1S, R2W, S188M

Found Brass Cap Monument  
North 1/4 Cor. Sec. 12  
T1S, R2W, S188M



- Legend**
- Set 5/8" Rebar & Cap (See Detail)
  - ◆ Street Monument to be set; Stamped Street Basin City
  - ⊕ Marked Rebar & Cap set by Great Basin Engineering
  - ⊖ PUE Public Utility Easement
- \*\* See Survey for other points set and found.

**Curve Data**

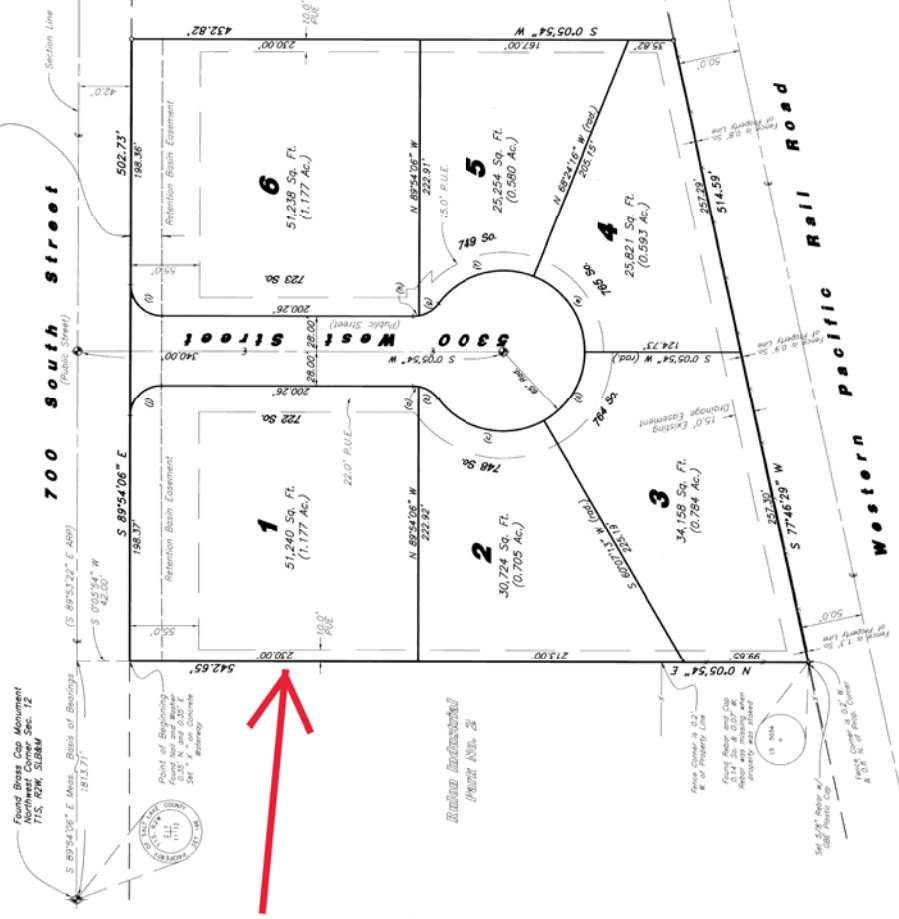
(a)	(b)	(c)	(d)	(e)	(f)	(g)	(h)	(i)	(j)
Δ = 10°35'40"	Δ = 42°59'38"	Δ = 69°07'19"	Δ = 10°35'40"	Δ = 42°59'38"	Δ = 69°07'19"	Δ = 10°35'40"	Δ = 42°59'38"	Δ = 69°07'19"	Δ = 10°35'40"
L = 4.77'	L = 18.76'	L = 30.37'	L = 4.77'	L = 18.76'	L = 30.37'	L = 4.77'	L = 18.76'	L = 30.37'	L = 4.77'
S = 523.65' W	S = 193.24' W	S = 321.93' W	S = 523.65' W	S = 193.24' W	S = 321.93' W	S = 523.65' E	S = 193.24' W	S = 321.93' W	S = 523.65' E
Δ = 42°59'38"	Δ = 69°07'19"	Δ = 10°35'40"	Δ = 42°59'38"	Δ = 69°07'19"	Δ = 10°35'40"	Δ = 42°59'38"	Δ = 69°07'19"	Δ = 10°35'40"	Δ = 42°59'38"
L = 18.76'	L = 30.37'	L = 4.77'	L = 18.76'	L = 30.37'	L = 4.77'	L = 18.76'	L = 30.37'	L = 4.77'	L = 18.76'
S = 321.93' W	S = 321.93' W	S = 523.65' E	S = 321.93' W	S = 321.93' W	S = 523.65' E	S = 321.93' W	S = 321.93' W	S = 523.65' E	S = 321.93' W
Δ = 29°51'5"	Δ = 29°51'5"	Δ = 29°51'5"	Δ = 29°51'5"	Δ = 29°51'5"	Δ = 29°51'5"	Δ = 29°51'5"	Δ = 29°51'5"	Δ = 29°51'5"	Δ = 29°51'5"
L = 85.56'	L = 85.56'	L = 85.56'	L = 85.56'	L = 85.56'	L = 85.56'	L = 85.56'	L = 85.56'	L = 85.56'	L = 85.56'
S = 1002.51' W	S = 1002.51' W	S = 1002.51' W	S = 1002.51' W	S = 1002.51' W	S = 1002.51' W	S = 1002.51' W	S = 1002.51' W	S = 1002.51' W	S = 1002.51' W

This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.

**Cal - Ute Industrial Subdivision**  
 A subdivision of a portion of Lot 1 of Gaiser Minor Subdivision (unrecorded)  
 A Part of the North 1/2 of Section 12, T1S, R2W, SLB & M, U.S. Survey  
 Salt Lake City, Salt Lake County, Utah

99-7P-17A

25 ft. wide easement to Salt Lake City Corporation for utility purposes recorded 2-14-97, 1989 as Utility No. 97-0707 in about area, page 2888, records of Salt Lake County, Utah.



RECORDED: 7-4-2010  
 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF  
 Cal-Ute, Inc. / UTECH, LLC  
 DATE: 7-2-2010 TIME: 8:28am BOOK: 397-17 PAGE: 274  
 SUGAR CITY, UTAH  
 SALT LAKE COUNTY RECORDER  
 PEE

Project Engineered by  
**GREAT BASIN ENGINEERING - SOUTH**  
 ENGINEERS ARCHITECTS AND SURVEYORS  
 2010 South Cottonwood Canyon Road, Suite 100  
 Salt Lake City, Utah 84115  
 Tel: (801) 488-1888 Fax: (801) 488-1889