

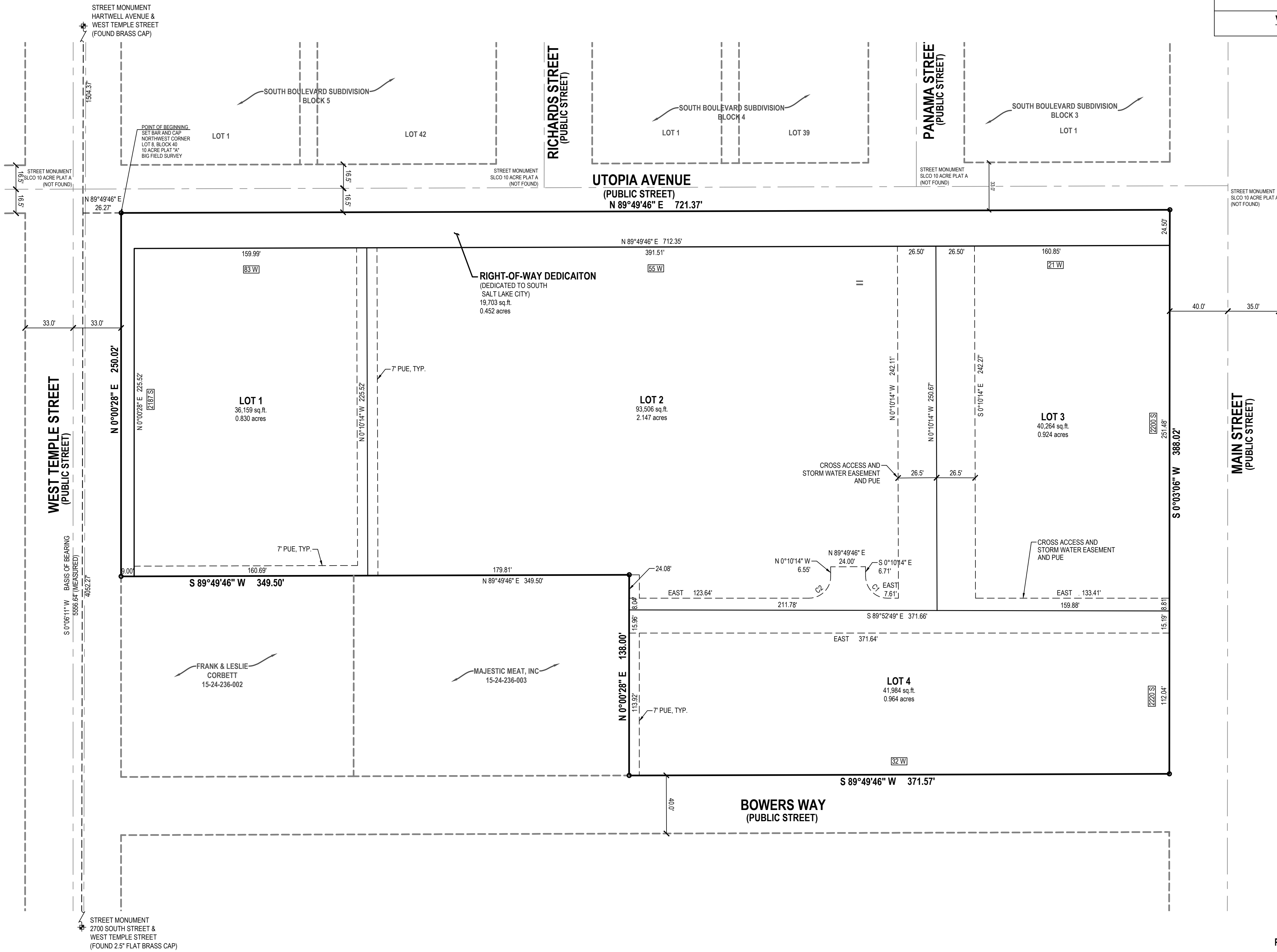
THE MILL SUBDIVISION PLAT

LOCATED IN THE NORTHEAST QUARTER OF SECTION 24,
TOWNSHIP 1 SOUTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN
SOUTH SALT LAKE CITY, SALT LAKE COUNTY, UTAH

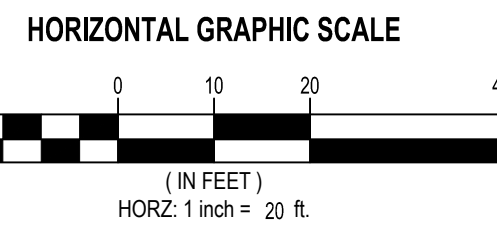
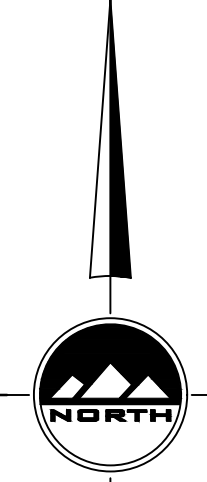
LEGEND

- EXISTING STREET MONUMENT
- SECTION CORNER
- REBAR WITH YELLOW PLASTIC CAP, OR NAIL STAMPED "ENSIGN ENG. & LAND SURV."
- BOUNDARY LINE
- SECTION LINE
- CENTER LINE
- EASEMENT LINE

- Notes:
- Owner hereby conveys to South Salt Lake City and its agents a non-exclusive perpetual easement over, on and in Lots 1, 2, 3, and 4 for the purpose of access to the storm water management practice(s) for the management, inspection, maintenance and repair thereof.
 - All lots within this subdivision shall be required to provide reciprocal cross access and utility access to adjoining lots within the subdivision.
 - All lots within this subdivision shall be allowed to park within the parking structure to be located in Lot 2 of this subdivision.



CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C1	15.00'	23.52'	89°49'46"	S45°05'07"E	21.18'
C2	15.00'	23.61'	90°10'14"	N44°54'53"E	21.24'



- ROCKY MOUNTAIN POWER NOTES:
- PURSUANT TO UTAH CODE ANN. § 54-3-27 THIS PLAT CONVEYS TO THE OWNER(S) OR OPERATORS OF UTILITY FACILITIES A PUBLIC UTILITY EASEMENT ALONG WITH ALL THE RIGHTS AND DUTIES DESCRIBED THEREIN.
 - PURSUANT TO UTAH CODE ANN. § 17-27A-6(3)(4)(C)(II) ROCKY MOUNTAIN POWER ACCEPTS DELIVERY OF THE PUE AS DESCRIBED IN THIS PLAT AND APPROVES THIS PLAT SOLELY FOR THE PURPOSE OF CONFIRMING THAT THE PLAT CONTAINS PUBLIC UTILITY EASEMENTS AND APPROXIMATES THE LOCATION OF THE PUBLIC UTILITY EASEMENTS, BUT DOES NOT WARRANT THEIR PRECISE LOCATION. ROCKY MOUNTAIN POWER MAY REQUIRE OTHER EASEMENTS IN ORDER TO SERVE THIS DEVELOPMENT. THIS APPROVAL DOES NOT AFFECT ANY RIGHT THAT ROCKY MOUNTAIN POWER HAS UNDER.
 - A RECORDED EASEMENT OR RIGHT-OF-WAY
 - THE LAW APPLICABLE TO PRESCRIPTIVE RIGHTS
 - TITLE 94, CHAPTER 8A, DAMAGE TO UNDERGROUND UTILITY FACILITIES OR
 - ANY OTHER PROVISION OF LAW.

Domion Energy Utah - Note:
Questar Gas Company, dba Domion Energy Utah, hereby approves this plat solely for the purposes of confirming that the plat contains public utility easements. Domion Energy Utah may require additional easements in order to serve this development. This approval does not constitute abrogation or waiver of any other existing rights, obligations or liabilities provided by law or equity. This approval does not constitute acceptance, approval or acknowledgment of any terms contained in the plat, including those set in the Owners Dedication or in the Notes, and does not constitute a guarantee of particular terms or conditions of natural gas service. For further information please contact Domion Energy Utah's Right-of-Way Department at 800-366-8532.

RECORD SURVEY DATA

ROS NO.:
S-2019-01-0100 & 2019-01-0101

CENTURYLINK COMMUNICATIONS

APPROVED THIS _____ DAY OF _____, 20____, BY CENTURYLINK COMMUNICATIONS.

CENTURYLINK COMMUNICATIONS

COMCAST

APPROVED THIS _____ DAY OF _____, 20____, BY COMCAST.

COMCAST

DOMINION ENERGY UTAH

APPROVED THIS _____ DAY OF _____, 20____, BY DOMINION ENERGY UTAH.

DOMINION ENERGY UTAH

ROCKY MOUNTAIN POWER

APPROVED THIS _____ DAY OF _____, 20____, BY ROCKY MOUNTAIN POWER.

ROCKY MOUNTAIN POWER

DEVELOPER
PG INVESTMENTS, LLC
423 W 300 S STE 230
SALT LAKE CITY, UTAH 84101

SURVEYOR'S CERTIFICATE

I, **PATRICK M. HARRIS**, do hereby certify that I am a Licensed Professional Land Surveyor in the State of Utah and that I hold Certificate No. **286882** in accordance with Title 58, Chapter 22, of the Professional Engineers and Land Surveyor's Act. I further certify that by authority of the Owners, I have completed a survey of the property described on this subdivision plat in accordance with Section 17-23-17 and have verified all measurements; that the reference monuments shown on this plat are located as indicated and are sufficient to accurately establish the lateral boundaries of the herein described tract of real property, and has been drawn correctly to the designated scale and is a true and correct representation of the herein described lands included in said subdivision, based upon data compiled from records of the Salt Lake County Records Office. I further certify that all lots meet frontage, width, and area requirements of the applicable zoning ordinances.

BOUNDARY DESCRIPTION

A parcel of land being all of three entire tracts described in that Special Warranty Deed, recorded at Entry No. 12920877, in Book 10738, at Page 3374, and in that Special Warranty Deed, recorded at Entry No. 12942030, in Book 10756, at Page 7974, and in that Warranty Deed, recorded at Entry No. 12878893, in Book 10775, at Page 8331, in the Office of the Salt Lake County Recorder. Said parcel of land is located in the Northeast Quarter of Section 24, Township 1 South, Range 1 West, Salt Lake Base and Meridian, and is described as follows:

Beginning on the Northwest Corner of Lot 8, Block 40, 10 ACRE PLAT "A", BIG FIELD SURVEY, said point being on the Southerly Right-of-Way of Utopia Avenue, said point also being South 00°06'11" West 1,504.37 feet and North 89°49'46" East 26.27 feet from the Street Monument at the Intersection of West Temple Street and Hartwell Avenue; and running
thence North 89°49'46" East 721.37 feet along said Southerly Right-of-Way to a point on the Westerly Right-of-Way of Main Street;
thence South 00°03'06" West 388.02 feet along said Westerly Right-of-Way to the Northerly Right-of-Way Line of Bowers Way;
thence South 89°49'46" West 371.57 feet along said Northerly Right-of-Way Line;
thence North 00°00'28" East 136.00 feet;
thence South 89°49'46" West 349.50 feet to a point on the Easterly Right-of-Way of West Temple Street;
thence North 00°00'28" East 250.02 feet along said Easterly Right-of-Way to the point of beginning.

Contains 231,617 Square Feet or 5.317Acres



DATE: _____ PATRICK M. HARRIS
P.L.S. 286882

OWNER'S DEDICATION

Known all men by these presents that the undersigned owner(s) _____ of the above described tract of land, having caused same to be subdivided, hereafter known as the

THE MILL SUBDIVISION PLAT

does hereby certify to have caused this plat to be prepared and does hereby dedicate for the perpetual use of the public all public roads and other areas shown on this plat as intended for public use. The undersigned owner(s) also hereby conveys to any and all public utility companies a perpetual, non-exclusive easement over the public utility easements shown on this plat, the same to be used for the installation, maintenance, and operation of utility lines and facilities. The undersigned owner(s) also hereby conveys any other easements as shown on this plat to the parties indicated and for the purposes shown hereon.

In witness whereof I / we have hereunto set our hand (s) this _____ day of _____ A.D., 20____.

By: _____
PG INVESTMENTS 2, LC

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF UTAH _____ J.S.S.
County of Salt Lake _____
On the _____ day of _____ A.D., 20____, personally appeared before me _____, he/she is a _____ of _____, the signer of the foregoing instrument, who duly acknowledged to me that he/she is a _____ of _____, a Utah limited liability company, and is authorized to execute the foregoing Agreement in its behalf and that he/she executed it in such capacity.

MY COMMISSION EXPIRES: _____
RESIDING IN _____ COUNTY.

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LOCATED IN THE NORTHEAST QUARTER OF SECTION 24,
TOWNSHIP 1 SOUTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN
SOUTH SALT LAKE CITY, SALT LAKE COUNTY, UTAH

RECORDED # _____
STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE
REQUEST OF: _____
DATE: _____ TIME: _____ BOOK: _____ PAGE: _____
FEES _____ DEPUTY SALT LAKE COUNTY RECORDER

ENSIGN
SALT LAKE CITY
45 W. 10000 S, Suite 500
Sandy, UT 84070
Phone: 801.255.0529
Fax: 801.255.4449
WWW.ENSIGNENG.COM

LAYTON Phone: 801.541.1100
TOOELE Phone: 435.843.3990
CEDAR CITY Phone: 435.865.1453
RICHFIELD Phone: 435.866.2863

SHEET 1 OF 1
PROJECT NUMBER: 8568E
MANAGER: JKF
DRAWN BY: KFW
CHECKED BY: PMH
DATE: 12/1/20

SOUTH SALT LAKE FIRE MARSHAL
APPROVED THIS _____ DAY OF _____, 20____,
BY THE SOUTH SALT LAKE FIRE MARSHAL.
SOUTH SALT LAKE FIRE MARSHAL

SALT LAKE COUNTY HEALTH DEPT.
APPROVED THIS _____ DAY OF _____, 20____,
BY SALT LAKE COUNTY HEALTH DEPT.
SALT LAKE COUNTY HEALTH DEPT.

SOUTH SALT LAKE COMMUNITY DEVELOPMENT
APPROVED THIS _____ DAY OF _____, 20____,
BY THE SOUTH SALT LAKE COMMUNITY DEVELOPMENT.
SOUTH SALT LAKE COMMUNITY DEVELOPMENT DATE

CITY ENGINEER DIVISION
I HEREBY CERTIFY THAT I HAVE HAD THIS PLAT EXAMINED BY THIS OFFICE AND IT IS CORRECT IN ACCORDANCE WITH INFORMATION ON FILE.
CITY ENGINEER DATE

APPROVAL AS TO FORM
APPROVED AS TO FORM THIS _____ DAY OF _____, 20____, BY THE SOUTH SALT LAKE CITY ATTORNEY.
SOUTH SALT LAKE CITY ATTORNEY

CITY APPROVAL
PRESENTED TO SOUTH SALT LAKE CITY THIS _____ DAY OF _____, 20____, AND IS HEREBY APPROVED.
SOUTH SALT LAKE CITY MAYOR ATTEST: CITY RECORDER