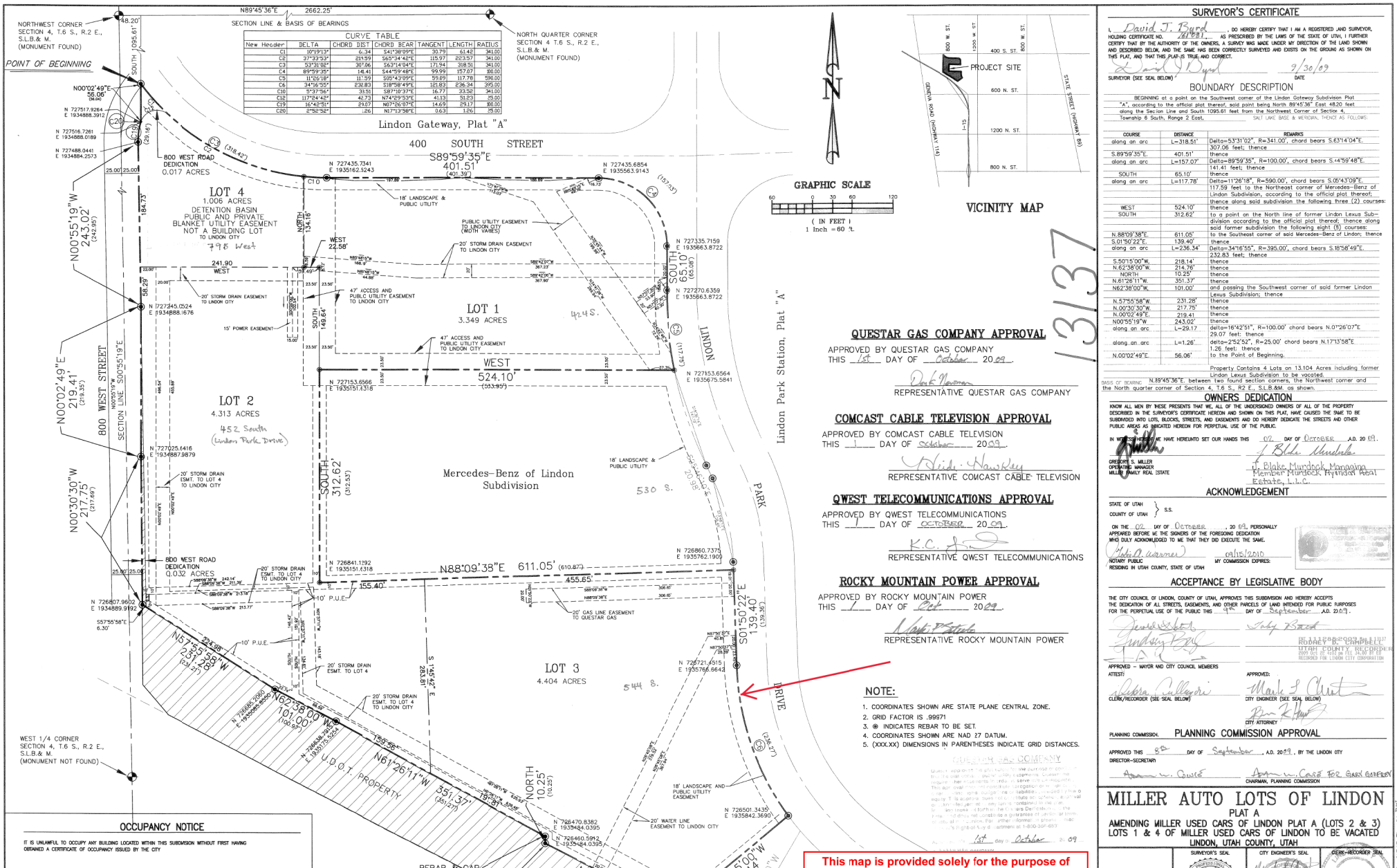

OCCUPANCY NOTICE

IT IS UNLAWFUL TO OCCUPY ANY BUILDING LOCATED WITHIN THIS SUBDIVISION WITHOUT FIRST HAVING OBTAINED A CERTIFICATE OF OCCUPANCY ISSUED BY THE CITY

CONDITIONS OF APPROVAL

* Water sleeves submitted under Johansen-Thackery water right conveyance as part of the Linden Gateway Project.

QUESTAR GAS COMPANY APPROVAL

APPROVED BY QUESTAR GAS COMPANY
THIS 1st DAY OF October 2009.

REPRESENTATIVE QUESTAR GAS COMPANY

COMCAST CABLE TELEVISION APPROVAL

APPROVED BY COMCAST CABLE TELEVISION
THIS 1 DAY OF October 2009.

REPRESENTATIVE COMCAST CABLE TELEVISION

QWEST TELECOMMUNICATIONS APPROVAL

APPROVED BY QWEST TELECOMMUNICATIONS
THIS 1 DAY OF OCTOBER 2009.

REPRESENTATIVE QWEST TELECOMMUNICATIONS

ROCKY MOUNTAIN POWER APPROVAL

APPROVED BY ROCKY MOUNTAIN POWER
THIS 1 DAY OF Oct 2009.

REPRESENTATIVE ROCKY MOUNTAIN POWER

NOTE:

1. COORDINATES SHOWN ARE STATE PLANE CENTRAL ZONE.
2. GRID FACTOR IS .99971
3. ⊕ INDICATES REBAR TO BE SET.
4. COORDINATES SHOWN ARE NAD 27 DATUM.
5. (XXX.XX) DIMENSIONS IN PARENTHESES INDICATE GRID DISTANCES.

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.

SURVEYOR'S CERTIFICATE

I, David J. Byrd, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, HOLDING CERTIFICATE NO. 161081, AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, I FURTHER CERTIFY THAT BY THE AUTHORITY OF THE OWNERS, A SURVEY WAS MADE UNDER MY DIRECTION OF THE LAND SHOWN AND DESCRIBED BELOW, AND THE SAME HAS BEEN CORRECTLY SURVEYED AND EXISTS ON THE GROUND AS SHOWN ON THIS PLAT, AND THAT THIS PLAT IS TRUE AND CORRECT.

David J. Byrd — 9/30/09
SURVEYOR (SEE SEAL BELOW) — DATE

BOUNDARY DESCRIPTION

BEGINNING at a point on the Southwest corner of the Lindon Gateway Subdivision Plat "A", according to the official plat thereof, said point being North 89°45'36" East 48.20 feet along the Section Line and South 1095.61 feet from the Northwest Corner of Section 4, Township 6 South, Range 2 East, SALT LAKE BASE & MERIDIAN, THENCE AS FOLLOWS:

COURSE	DISTANCE	REMARKS
along an arc	L=318.51'	Delta=53°31'02", R=341.00', chord bears S.63°14'04"E. 307.06 feet; thence
S.89°59'35"E.	401.51'	thence
along an arc	L=157.07'	Delta=89°59'35", R=100.00', chord bears S.44°59'48"E. 141.41 feet; thence
SOUTH	65.10'	thence
along an arc	L=117.78'	Delta=11°26'18", R=590.00', chord bears S.05°43'09"E. 117.59 feet to the Northeast corner of Mercedes-Benz of Lindon Subdivision, according to the official plat thereof; thence along said subdivision the following three (2) courses:
WEST	524.10'	thence
SOUTH	312.62'	to a point on the North line of former Lindon Lexus Subdivision according to the official plat thereof; thence along said former subdivision the following eight (8) courses:
N.88°09'38"E.	611.05'	to the Southeast corner of said Mercedes-Benz of Lindon; thence
S.01°50'22"E.	139.40'	thence
along an arc	L=236.34'	Delta=34°16'55", R=395.00', chord bears S.18°58'49"E. 232.83 feet; thence
S.50°15'00"W.	218.14'	thence
N.62°38'00"W.	214.76'	thence
NORTH	10.25'	thence
N.61°26'11"W.	351.37'	thence
N62°38'00"W.	101.00'	and passing the Southwest corner of said former Lindon Lexus Subdivision; thence
N.57°55'58"W.	231.28'	thence
N.00°30'30"W.	217.75'	thence
N.00°02'49"E.	219.41'	thence
N00°55'19"W	243.02'	thence
along an arc	L=29.17'	delta=16°42'51", R=100.00' chord bears N.0°26'07"E 29.07 feet; thence
along an arc	L=1.26'	delta=2°52'52", R=25.00' chord bears N.17°13'58"E 1.26 feet; thence
N.00°02'49"E.	56.06'	to the Point of Beginning.

Property Contains 4 Lots on 13.104 Acres including former Lindon Lexus Subdivision to be vacated.

BASIS OF BEARING: N.89°45'36"E. between two found section corners, the Northwest corner and the North quarter corner of Section 4, T.6 S., R2 E., S.L.B.&M. as shown.

OWNERS DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, ALL OF THE UNDERSIGNED OWNERS OF ALL OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE HEREON AND SHOWN ON THIS PLAT, HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, BLOCKS, STREETS, AND EASEMENTS AND DO HEREBY DEDICATE THE STREETS AND OTHER PUBLIC AREAS AS INDICATED HEREON FOR PERPETUAL USE OF THE PUBLIC.

IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS THIS 02 DAY OF OCTOBER A.D. 20 09.

GREGORY S. MILLER
OPERATING MANAGER
MILLER FAMILY REAL ESTATE

J. Blake Murdock, Managing Member Murdock Hyundai Real Estate, L.L.C.

ACKNOWLEDGEMENT

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

ON THE 02 DAY OF OCTOBER, 20 09, PERSONALLY APPEARED BEFORE ME THE SIGNERS OF THE FOREGOING DEDICATION WHO DULY ACKNOWLEDGED TO ME THAT THEY DID EXECUTE THE SAME.

NOTARY PUBLIC — 04/15/2010 MY COMMISSION EXPIRES:
RESIDING IN UTAH COUNTY, STATE OF UTAH

ACCEPTANCE BY LEGISLATIVE BODY

THE CITY COUNCIL OF LINDON, COUNTY OF UTAH, APPROVES THIS SUBDIVISION AND HEREBY ACCEPTS THE DEDICATION OF ALL STREETS, EASEMENTS, AND OTHER PARCELS OF LAND INTENDED FOR PUBLIC PURPOSES FOR THE PERPETUAL USE OF THE PUBLIC THIS 15 DAY OF September A.D. 2009.

APPROVED - MAYOR AND CITY COUNCIL MEMBERS — APPROVED:
ATTEST:
CLERK/RECORDER (SEE SEAL BELOW) — CITY ENGINEER (SEE SEAL BELOW)
CITY ATTORNEY

RODNEY B. CAMPBELL, UTAH COUNTY RECORDER, 2009 DEC 28 10:10 AM FEE 24.00 BY RF, RECORDED FOR LINDON CITY CORPORATION

PLANNING COMMISSION APPROVAL

PLANNING COMMISSION.

APPROVED THIS 8th DAY OF September, A.D. 2009, BY THE LINDON CITY

DIRECTOR-SECRETARY

Adam M. Cowie for GARY GOODFREY
CHAIRMAN, PLANNING COMMISSION

MILLER AUTO LOTS OF LINDON

PLAT A

AMENDING MILLER USED CARS OF LINDON PLAT A (LOTS 2 & 3) LOTS 1 & 4 OF MILLER USED CARS OF LINDON TO BE VACATED

LINDON, UTAH COUNTY, UTAH

SURVEYOR'S SEAL — CITY ENGINEER'S SEAL — CLERK-RECORDER SEAL

Sec. 4, T.6S., R.2E., S.L.B.&M. Plat one East of Miller's Auto Corp. — Plat A, Miller Used Cars of Lindon