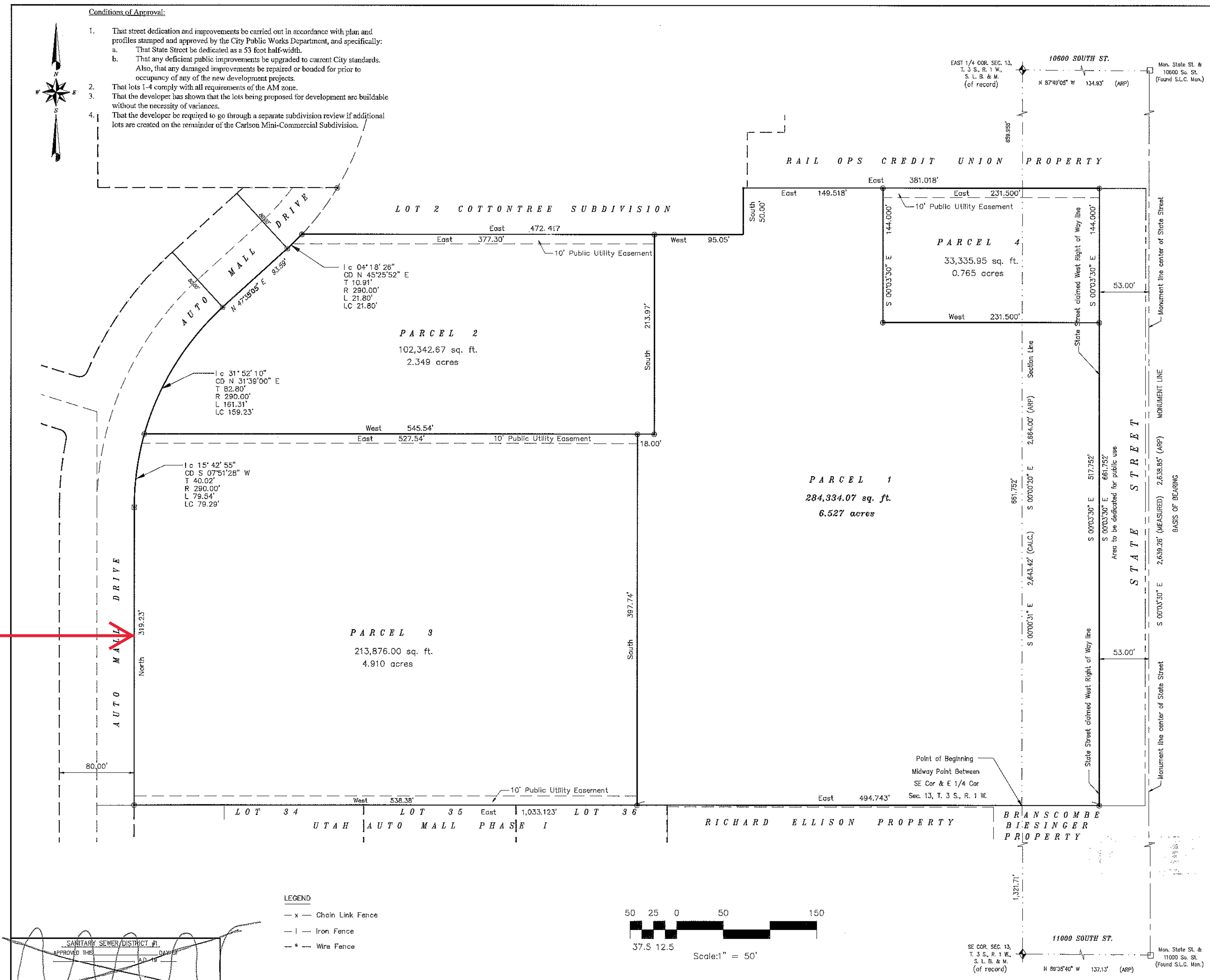
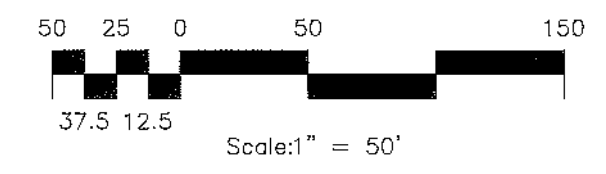


**Conditions of Approval:**

- That street dedication and improvements be carried out in accordance with plan and profiles stamped and approved by the City Public Works Department, and specifically:
  - That State Street be dedicated as a 53 foot half-width.
  - That any deficient public improvements be upgraded to current City standards. Also, that any damaged improvements be repaired or bonded for prior to occupancy of any of the new development projects.
- That lots 1-4 comply with all requirements of the AM zone.
- That the developer has shown that the lots being proposed for development are buildable without the necessity of variances.
- That the developer be required to go through a separate subdivision review if additional lots are created on the remainder of the Carlson Mini-Commercial Subdivision.



**LEGEND**  
 - x - Chain Link Fence  
 - I - Iron Fence  
 - \* - Wire Fence



SANITARY SEWER/DISTRICT #1  
 APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 19 97  
 DISTRICT DIRECTOR

PLANNING COMMISSION  
 APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 19 97  
 BY THE SANDY CITY PLANNING COMMISSION  
 CHAIRMAN SANDY CITY PLANNING COMMISSION

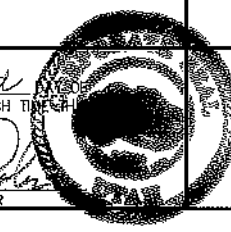
BOARD OF HEALTH  
 APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 19 97  
 DIRECTOR SANDY CITY BOARD OF HEALTH

FLOOD CONTROL COORDINATOR  
 APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 19 97  
 FLOOD CONTROL COORDINATOR

ENGINEER'S CERTIFICATE  
 I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAN AND IT IS CORRECT IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE.  
 DATE \_\_\_\_\_ SANDY CITY ENGINEER

APPROVAL AS TO FORM  
 APPROVED AS TO FORM THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 19 97  
 SANDY CITY ATTORNEY

SANDY CITY CLERK  
 PRESENTED TO THE SANDY CITY CABINET THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 19 97, AT WHICH TIME THE SUBDIVISION WAS APPROVED AND ACCEPTED.  
 CLERK



**SURVEYOR'S CERTIFICATE**

I, L. Mark Neff, do hereby certify that I am a registered Civil Engineer, and of Land Surveyor, and that I hold Certificate No. 172065, as prescribed under the laws of the State of Utah. I further certify that by authority of the Owners, I have made a survey of the tract of land shown on this plat and described below, and have subdivided said tract of land into lots and streets hereafter to be known as Carlson Subdivision, and that the same has been correctly surveyed and staked on the ground as shown on this plat.

COURSE	DISTANCE	REMARKS
		Beginning at the Southeast corner of the Northwest Quarter of the Southwest quarter of Section 13, Township 3 South, Range 1 West, Salt Lake Base and Meridian and running thence
West	650.147	feet to the right of way line of Auto Mall Drive thence
North	375.233	feet along east right of way to a point around a curve to the right, through a central angle of 47°39'05", an arc distance of 240.948 feet, a chord bearing of North 23°17'52" East, a distance of 233.985 feet, a radius of 290.000 feet, thence
N 47°35'05" E	83.566	feet to a point around a curve to the left through a central angle of 04°16'28", an arc distance of 21.850 feet, a chord bearing of North 49°25'52" East, a distance of 21.795 feet, a radius of 290.000 feet, thence
East	472.417	feet, thence
North	59.003	feet, thence
East	381.018	feet to the right of way line of State Street, thence
S 00°03'30" E	661.752	feet along said right of way line, thence
West	62.878	feet to the point of beginning.
		Containing 633,886.89 square feet or 14.552 acres.

Apr 25, 1997  
 DATE

**L. MARK NEFF**  
 P.E. #46254  
 L.S. #72295  
 PROFESSIONAL ENGINEER AND LAND SURVEYOR  
 STATE OF UTAH

**OWNER'S DEDICATION**

Know all men by these presents that \_\_\_\_\_, the \_\_\_\_\_, undersigned owner(s) of the above described tract of land, having caused same to be subdivided into lots and streets to be hereafter known as the \_\_\_\_\_ do hereby dedicate for perpetual use of the public all parcels of land shown on this plat as intended for public use.

In witness whereof \_\_\_\_\_ have hereunto set \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_ A.D. 19 97.

Michael Carlson  
Richard Ellison  
Branscombe Biesinger

**ACKNOWLEDGMENT**

STATE OF UTAH } S.S.  
 County of Salt Lake }  
 On the 25 day of April, A.D. 19 97, personally appeared before me, the undersigned Notary Public, in and for said County of Salt Lake in said State of Utah, the signer(s) of the above Owner's Dedication, \_\_\_\_\_ in number, who duly acknowledged to me that \_\_\_\_\_ signed it freely and voluntarily and for the uses and purposes therein mentioned.

MY COMMISSION EXPIRES: Aug 22, 2000  
Ralph Hurst  
 NOTARY PUBLIC  
 RESIDING IN SALT LAKE COUNTY

**CARLSON SUBDIVISION**

A Subdivision located in the Southeast Quarter of Section 13, Township 3 South, Range 1 West, Salt Lake Base & Meridian

RECORDED # 663845  
 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF MICHAEL CARLSON  
 DATE 5-5-97 TIME 3:26 PM BOOK 97-5P-134  
 FEE \$ 34.20  
 CHIEF DEPUTY OF SALT LAKE COUNTY RECORDER

**ENGINEERING INC.**  
 ENGINEERS  
 LAND SURVEYORS  
 PLANNERS  
 4699 SOUTH 2300 EAST SUITE 104  
 SALT LAKE CITY, UTAH 84117  
 TEL (801) 772-8341  
 FAX (801) 772-3548

CLIENT:  
 Carlson Construction Inc.  
 Mike Carlson  
 ADDRESS:  
 14500 South 1300 West  
 84066, Utah  
 84065  
 (801) 254-2140

FINAL SUBDIVISION PLAN  
**CARLSON PROPERTY**

SURVEY LOCATION:  
 SE 1/4 SEC. 13,  
 T. 3 S., R. 1 W.,  
 SALT LAKE BASE & MERIDIAN

REVISIONS:

DATE	DESCRIPTION

DRAWING BY: L. Cortez Machado  
 CHECKED BY: L. Mark Neff  
 COMPUTER FILE: C:\PROJECTS\1397  
 1397\_PRR.DWG  
 DATE: 10 March 1997  
 FILE NO. 1397

SHEET NO.  
**1 OF 1**

DRAWING NUMBER  
97-5P-134

DRAWING NUMBER  
97-5P-134

DRAWING NUMBER  
97-5P-134

DRAWING NUMBER  
97-5P-134

**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.**