



ENT 21574:2011 PG 1 of 4  
 JEFFERY SMITH  
 UTAH COUNTY RECORDER  
 2011 Mar 17 2:25 pm FEE 0.00 BY SW  
 RECORDED FOR PROVO CITY CORPORATION

When recorded, please mail to:

Redevelopment Agency of Provo City  
 c/o Paul Glauser, Director  
 250 West Center Street, Suite 340  
 P.O. Box 1849  
 Provo, Utah 84603

NOTICE OF ADOPTION OF COMMUNITY DEVELOPMENT PROJECT AREA  
 PLAN ENTITLED "MOUNTAIN VISTA COMMUNITY DEVELOPMENT  
 PROJECT AREA PLAN" AND DATED DECEMBER 27, 2010

Pursuant to Section 17C-4-107, Utah Code Annotated, 1953, as amended,  
 the following information is recorded in the Office of the Recorder of Utah County:

(I) A Description of the Land Within the Mountain Vista Community  
 Development Project Area.

PARCEL 1: COM S 851.9 FT & E 1143.46 FT FR N 1/4 COR. SEC. 20, T7S, R3E, SLB&M.; N 64 DEG 30' 38" E 556.17 FT; S 44 DEG 37' 46" E 225.11 FT; S 36 DEG 12' 0" E 192.69 FT; S 54 DEG 22' 54" W 34.27 FT; S 54 DEG 22' 54" W 75 FT; S 35 DEG 37' 6" E 50 FT; N 54 DEG 22' 54" E 75 FT; N 35 DEG 37' 6" W 49.96 FT; N 54 DEG 22' 54" E 34.27 FT; S 36 DEG 12' 0" E 507.27 FT; S 33 DEG 28' 0" E 600 FT; S 19 DEG 33' 36" E 514.41 FT; S 22 DEG 38' 50" E 235.27 FT; S 28 DEG 52' 35" E 445.84 FT; S 70 DEG 20' 2" W 73.6 FT; S 27 DEG 17' 13" E 72.33 FT; N 62 DEG 45' 4" E 74.69 FT; S 28 DEG 52' 35" E 111.14 FT; S 41 DEG 7' 10" E 957.11 FT; W 603.47 FT; S 34 DEG 11' 57" E 882.73 FT; ALONG A CURVE TO L (CHORD BEARS: N 64 DEG 52' 52" W 172.46 FT, RADIUS = 350 FT) ARC LENGTH = 174.25 FEET; ALONG A CURVE TO R (CHORD BEARS: N 64 DEG 54' 36" W 43.28 FT, RADIUS = 88 FT) ARC LENGTH = 43.73 FEET; N 50 DEG 40' 33" W 51.33 FT; ALONG A CURVE TO L (CHORD BEARS: N 89 DEG 22' 38" W 137.56 FT, RADIUS = 110 FT) ARC LENGTH = 148.60 FEET; ALONG A CURVE TO L (CHORD BEARS: N 22 DEG 1' 23" E 50.02 FT, RADIUS = 68 FT) ARC LENGTH = 51.22 FEET; ALONG A CURVE TO L (CHORD BEARS: N 7 DEG 47' 17" W 74.43 FT, RADIUS = 260 FT) ARC LENGTH = 74.69 FEET; N 73 DEG 58' 58" E 11.01 FT; ALONG A CURVE TO L (CHORD BEARS: N 37 DEG 43' 51" W 238.46 FT, RADIUS = 322.27 FT) ARC LENGTH = 244.27 FEET; ALONG A CURVE TO R (CHORD BEARS: N 46 DEG 48' 25" W 201.28 FT, RADIUS = 460 FT) ARC LENGTH = 202.92 FEET; N 34 DEG 10' 10" W 249.15 FT; N 34 DEG 10' 10" W 217.3 FT; N 29 DEG 28' 41" W 488.59 FT; N 29 DEG 28' 41" W 709.04 FT; S 60 DEG 31' 19" W 609.57 FT; ALONG A CURVE TO R (CHORD BEARS: N 26 DEG 9' 51" W 323.43 FT, RADIUS = 7536.65 FT) ARC LENGTH = 323.46 FEET; N 24 DEG 56' 5" W 327.53 FT; ALONG A CURVE TO R (CHORD BEARS: N 20 DEG 22' 25" W 337.6 FT, RADIUS = 2122.73 FT) ARC LENGTH = 337.96 FEET; N 65 DEG 35' 50" E 532.84 FT; N 20 DEG 0' 0" W 196.63 FT; S 65 DEG 35' 50" W 96.36 FT; N 20 DEG 0' 0" W 200.19 FT; N 19 DEG 0' 55" W 495.46 FT; S 65 DEG 35' 50" W 109.01 FT; N 32 DEG 59' 22" W 116.57 FT TO BEG. AREA 67.197 AC.

PARCEL 2: LOT 10, PLAT F, BILLINGS TECHNOLOGY PARK SUBDV. AREA 1.803 AC.

PARCEL 3: LOT 11, PLAT F, BILLINGS TECHNOLOGY PARK SUBDV. AREA 2.352 AC.

PARCEL 4: LOT 1, PLAT A, MOUNTAIN VISTA BUSINESS CENTER SUBDV. AREA 9.990 AC.

PARCEL 5: COM S 1169.35 FT & E 1111.27 FT FR W 1/4 COR. SEC. 21, T7S, R3E, SLB&M.; N 41 DEG 41' 0" W 809.57 FT; ALONG A CURVE TO R (CHORD BEARS: N 34 DEG 55' 30" W 449.51 FT,

RADIUS = 1909.86 FT) ARC LENGTH = 450.55 FEET; N 28 DEG 10' 0" W 224.18 FT; N 89 DEG 36' 14" E 235.24 FT; S 35 DEG 37' 6" E 1137.48 FT; S 35 DEG 17' 23" E 98.13 FT; ALONG A CURVE TO R (CHORD BEARS: S 34 DEG 26' 18" E 18.65 FT, RADIUS = 2814.79 FT) ARC LENGTH = 18.65 FEET; S 7 DEG 24' 24" W 109.29 FT; S 48 DEG 19' 0" W 66 FT TO BEG. AREA 6.469 AC.

PARCEL 6: LOT 3, PLAT A, MOUNTAIN VISTA BUSINESS CENTER SUBDV. AREA 10.000 AC.

PARCEL 7: COM N 1490.78 FT & E 404.05 FT FR SW COR. SEC. 21, T7S, R3E, SLB&M.; E 414.64 FT; S 48 DEG 52' 50" W 345.46 FT; N 34 DEG 11' 57" W 274.68 FT TO BEG. AREA 1.081 AC.

PARCEL 8: COM N 799.55 FT & E 1497.99 FT FR SW COR. SEC. 21, T7S, R3E, SLB&M.; W 624.2 FT; N 34 DEG 11' 57" W 561.06 FT; N 48 DEG 52' 50" E 345.46 FT; E 175.36 FT; S 42 DEG 12' 10" E 495.86 FT; S 38 DEG 10' 40" E 171.35 FT; S 21 DEG 3' 0" E 63.25 FT; S 14 DEG 44' 15" E 144.39 FT TO BEG. AREA 9.193 AC.

PARCEL 9: COM S 4811.59 FT & E 3745.32 FT FR N 1/4 COR. SEC. 20, T7S, R3E, SLB&M.; S 0 DEG 43' 39" E 128.12 FT; W 66.17 FT; ALONG A CURVE TO R (CHORD BEARS: N 82 DEG 22' 20" W 297.35 FT, RADIUS = 1120.08 FT) ARC LENGTH = 298.23 FEET; N 74 DEG 44' 41" W 217.04 FT; N 15 DEG 15' 19" E 56 FT; N 74 DEG 44' 41" W 185.97 FT; ALONG A CURVE TO L (CHORD BEARS: N 82 DEG 22' 20" W 297.35 FT, RADIUS = 1120.08 FT) ARC LENGTH = 298.23 FEET; W 139.6 FT; ALONG A CURVE TO R (CHORD BEARS: N 45 DEG 0' 0" W 42.43 FT, RADIUS = 30 FT) ARC LENGTH = 47.13 FEET; N 3 FT; ALONG A CURVE TO L (CHORD BEARS: N 8 DEG 47' 22" W 182.89 FT, RADIUS = 598.33 FT) ARC LENGTH = 183.60 FEET; ALONG A CURVE TO L (CHORD BEARS: S 71 DEG 35' 19" E 142.36 FT, RADIUS = 328 FT) ARC LENGTH = 143.50 FEET; ALONG A CURVE TO L (CHORD BEARS: S 89 DEG 16' 17" E 55.46 FT, RADIUS = 309 FT) ARC LENGTH = 55.53 FEET; N 85 DEG 34' 46" E 151.11 FT; ALONG A CURVE TO L (CHORD BEARS: N 83 DEG 37' 44" E 21.03 FT, RADIUS = 309 FT) ARC LENGTH = 21.03 FEET; ALONG A CURVE TO R (CHORD BEARS: N 88 DEG 38' 0" E 232.74 FT, RADIUS = 961 FT) ARC LENGTH = 233.31 FEET; S 5 DEG 35' 19" W 11 FT; S 84 DEG 24' 41" E 54.67 FT; ALONG A CURVE TO R (CHORD BEARS: S 64 DEG 40' 56" E 81.02 FT, RADIUS = 120 FT) ARC LENGTH = 82.64 FEET; S 44 DEG 57' 10" E 11.93 FT; ALONG A CURVE TO L (CHORD BEARS: S 88 DEG 21' 36" E 151.18 FT, RADIUS = 110 FT) ARC LENGTH = 166.67 FEET; ALONG A CURVE TO R (CHORD BEARS: N 75 DEG 22' 8" E 65.68 FT, RADIUS = 72 FT) ARC LENGTH = 68.20 FEET; ALONG A CURVE TO R (CHORD BEARS: S 59 DEG 1' 23" E 158.42 FT, RADIUS = 250 FT) ARC LENGTH = 161.20 FEET; S 40 DEG 33' 3" E 223.56 FT TO BEG. AREA 6.735 AC.

PARCEL 10: COM N 355.98 FT & E 1005.08 FT FR SE COR SEC 20, T7S, R3E, SLM; S 43'39"E 439.12 FT; W 42.66 FT; S 20'E 878.49 FT; N 88-37'22"W 583.93 FT; N 80-02'30"W 775.74 FT; N 78-13'20"W 394.63 FT; N 63-47'03"W 78.51 FT; N 22-01'10"W 128.23 FT; E 216.43 FT; N 16-32'30"W 878.9 FT; ALONG ARC OF 955.37 FT RAD CUR TO RT 197.29 FT (CHD N 10-37'33"W 196.94 FT); N 04-42'36"W 202.92 FT; ALONG ARC OF 1010.67 FT RAD CUR TO L 361.76 FT (CHD S 79-44'45"E 359.83 FT); E 595.63 FT; ALONG 1120.08 FT RAD CUR TOR 298.23 FT (CHD S 82-22'21"E 297.35 FT); S 74-44'40"E 185.97 FT; S 15-15'19"W 56 FT; S 74-44'40"E 217.04 FT; ALONG ARC OF 1120.08 FT RAD CUR TO L 298.23 FT (CHD 82-22'21"E 297.34 FT); E 58.18 FT TO BEG. AREA 58.70 ACRES.

PARCEL 11: COM N 594.98 FT & W 244.10 FT FR SE COR OF SEC 20, T7S, R3E, SLM; W 293.77 FT; N 150 FT; E 281 FT; ALONG ARC OF 542.33 FT RAD CUR TO R 117.93 FT (CHD S 06-13'45"E 117.69 FT; S 33 FT TO BEG. AREA .99 ACRE.

PARCEL 12: COM N 996.56 FT & W 372.12 FT FR SE COR. SEC. 33, T7S, R3E, SLB&M.; S 29 DEG 28' 41" E 79.48 FT; ALONG A CURVE TO L (CHORD BEARS: S 44 DEG 16' 2" E 167.45 FT, RADIUS = 328 FT) ARC LENGTH = 169.33 FEET; ALONG A CURVE TO R (CHORD BEARS: S 8 DEG 47' 22" E 182.88 FT, RADIUS = 598.33 FT) ARC LENGTH = 183.60 FEET; S 3 FT; ALONG A CURVE TO L (CHORD BEARS: S 45 DEG 0' 0" E 42.43 FT, RADIUS = 30 FT) ARC LENGTH = 47.13 FEET; W 85.92 FT; N 34.26 FT; ALONG A CURVE TO L (CHORD BEARS: N 6 DEG 13' 45" W 117.69 FT, RADIUS = 542.33 FT) ARC LENGTH = 117.92 FEET; W 281 FT; S 151.26 FT; W 74.84 FT; ALONG A CURVE TO R (CHORD BEARS: N 79 DEG 44' 45" W 359.83 FT, RADIUS = 1010.67 FT) ARC LENGTH = 361.76 FEET; S 58.13 FT; ALONG A CURVE TO R (CHORD BEARS: N 58 DEG 0' 18" W 464.68 FT, RADIUS = 1066.67 FT) ARC LENGTH = 468.44 FEET; S 70 DEG 0' 0" E 415.94 FT; N 4 DEG 42' 36" W 13.92 FT; N 17 DEG 7' 0" W 6.59 FT; N 65 DEG 35' 10" E 660.01 FT TO BEG. AREA 4.267 AC.

PARCEL 13: COM N 1501.38 FT & W 657.29 FT FR N 1/4 COR. SEC. 20, T7S, R3E, SLB&M.; S 29 DEG 28' 41" E 200 FT; S 65 DEG 35' 50" W 518.16 FT; N 17 DEG 22' 7" W 45.66 FT; N 18 DEG 2' 54"


W 41.69 FT; ALONG A CURVE TO L (CHORD BEARS: N 21 DEG 13' 33" W 87.55 FT, RADIUS = 789.81 FT); N 24 DEG 24' 9" W 25.05 FT; N 65 DEG 35' 50" E 485.41 FT TO BEG. AREA 2.282 AC.  
PARCEL 14: COM N 1335.51 FT & W 1023.37 FT FR SE COR SEC 20, T7S, R3E, SLM; N 24 DEG 24'10"W 210 FT; N 65 DEG 35'50"E 383.36 FT; S 29 DEG 28'41"E 210.83 FT; S 65 DEG 35'50"W 402.01 FT TO BEG. AREA 1.89 ACRES.

PARCEL 15: COM N 1685.15 FT & W 761.03 FT FR SE COR SEC 20, T7S, R3E, SLM; S 65 DEG 35'50"W 383.36 FT; N 24 DEG 24'10"W 209.98 FT; N 65 DEG 35'50"E 50 FT; N 24 DEG 24'10"W 600.03 FT; N 65 DEG 35'50"E 264.79 FT; 225.55 FT ALONG A 7592.65 FT RAD ARC TO L (CHS S 28 DEG 37'39"E 225.54 FT); S 29 DEG 28'41"E 587.38 FT TO BEG. AREA 5.78 ACRES.

PARCEL 16: COM N 597.7 FT & W 961.27 FT FR SE COR. SEC. 20, T7S, R3E SLB&M.; S 4 DEG 42' 36" E 141.38 FT; ALONG A CURVE TO L (CHORD BEARS: S 10 DEG 37' 33" E 196.97 FT, RADIUS = 955.37 FT); S 16 DEG 32' 30" E 878.9 FT; W 216.43 FT; N 22 DEG 1' 10" W 624.22 FT; N 22 DEG 2' 0" W 816.8 FT; S 70 DEG 54' 1" E 485.45 FT TO BEG. AREA 8.425 AC.

(2) A Statement that the Mountain Vista Community Development Project Area Plan for the Mountain Vista Community Development Project Area has been Adopted. By Ordinance No. 2011-04 dated February 15, 2011, and Ordinance No. 2011-04 (Corrected) dated March 15, 2011, the City Council of Provo City Corporation has adopted the Mountain Vista Community Development Project Area Plan entitled "Mountain Vista Community Development Project Area Plan" (the "Plan") dated December 27, 2010.

(3) The Date of Adoption. The Plan was adopted on the 15th day of February, 2011, the time the Ordinance was adopted, and became effective on the 17th day of March, 2011 on the date that the notice of the Ordinance was first published.

  
 A. Paul Glauser, Director  
 Redevelopment Agency of Provo City

STATE OF UTAH )  
:ss.  
COUNTY OF UTAH )

On the 17<sup>th</sup> day of March 2011 personally appeared before me, A. Paul Glauser, the signer of the within instrument, who duly acknowledged to me that he executed the same.

Cindy Sweeten  
Notary Public  
Residing at: \_\_\_\_\_

My Commission Expires:  
\_\_\_\_\_

