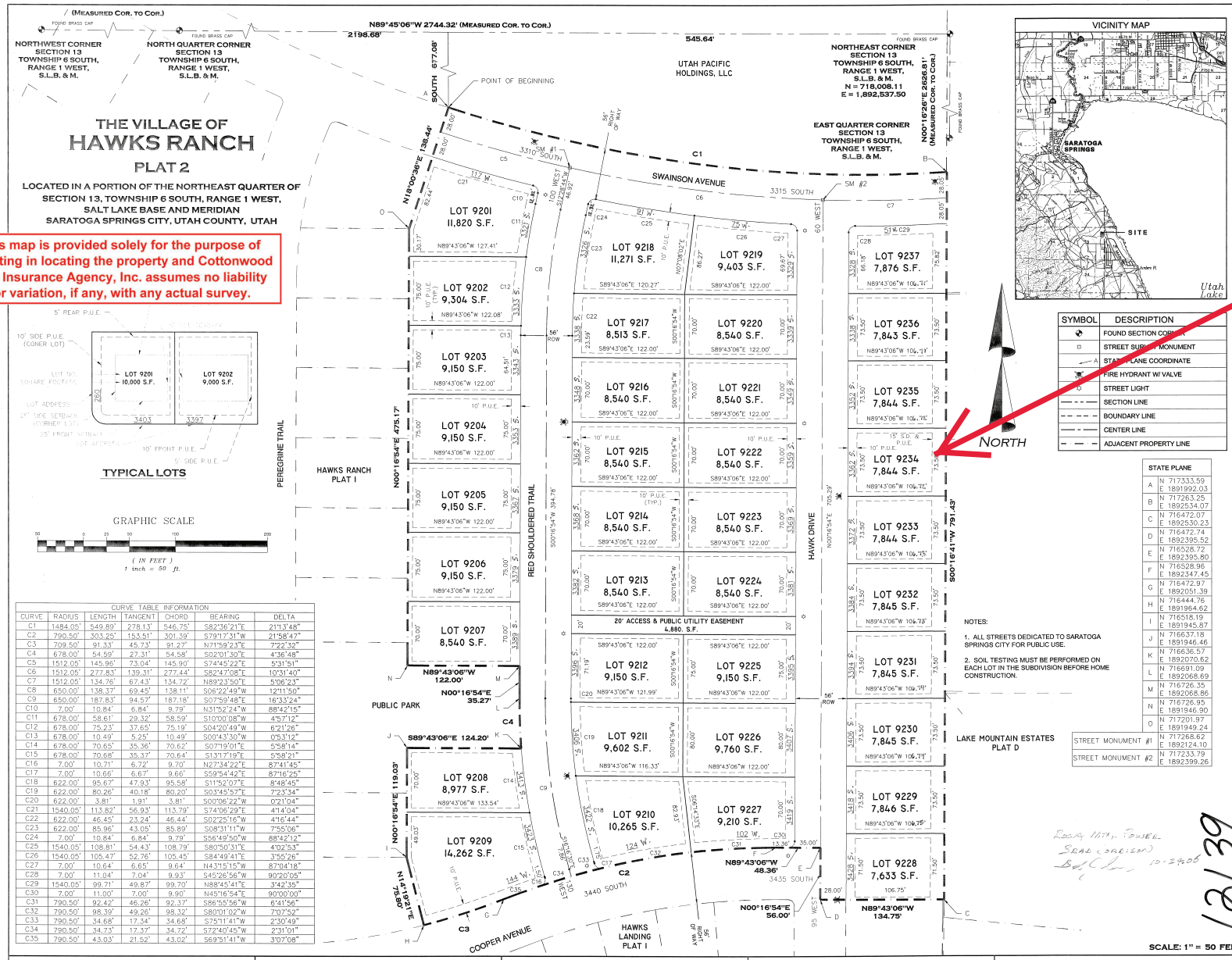
THE VILLAGE OF HAWKS RANCH

PLAT 2

LOCATED IN A PORTION OF THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 6 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN
SARATOGA SPRINGS CITY, UTAH COUNTY, UTAH

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.



TYPICAL LOTS

GRAPHIC SCALE

(IN FEET)
1 inch = 50 ft.

CURVE TABLE INFORMATION						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	1484.05'	549.89'	278.13'	546.75'	S82°36'21"E	21°13'48"
C2	790.50'	303.25'	153.51'	301.39'	S79°17'31"W	21°58'47"
C3	709.50'	91.33'	45.73'	91.27'	N71°59'23"E	7°22'32"
C4	678.00'	54.59'	27.31'	54.58'	S02°01'30"E	4°36'48"
C5	1512.05'	145.96'	73.04'	145.90'	S74°45'22"E	5°31'51"
C6	1512.05'	277.83'	139.31'	277.44'	S82°47'08"E	10°31'40"
C7	1512.05'	134.76'	67.43'	134.72'	N89°23'50"E	5°06'23"
C8	650.00'	138.37'	69.45'	138.11'	S06°22'49"W	12°11'50"
C9	650.00'	187.83'	94.57'	187.18'	S07°59'48"E	16°33'24"
C10	7.00'	10.84'	6.84'	9.79'	N31°52'24"W	88°42'15"
C11	678.00'	58.61'	29.32'	58.59'	S10°00'18"W	4°57'12"
C12	678.00'	75.23'	37.65'	75.19'	S04°20'49"W	6°21'26"
C13	678.00'	10.49'	5.25'	10.49'	S00°43'30"W	0°53'12"
C14	678.00'	70.65'	35.36'	70.62'	S07°19'01"E	5°58'14"
C15	678.00'	70.68'	35.37'	70.64'	S13°17'19"E	5°58'21"
C16	7.00'	10.71'	6.72'	9.70'	N27°34'22"E	87°41'45"
C17	7.00'	10.66'	6.67'	9.66'	S59°54'42"E	87°16'25"
C18	622.00'	95.67'	47.93'	95.58'	S11°52'07"E	8°48'45"
C19	622.00'	80.26'	40.18'	80.20'	S03°45'57"E	7°23'34"
C20	622.00'	3.81'	1.91'	3.81'	S00°06'22"W	0°21'04"
C21	1540.05'	113.82'	56.93'	113.79'	S74°06'29"E	4°14'04"
C22	622.00'	46.45'	23.24'	46.44'	S02°25'16"W	4°16'44"
C23	622.00'	85.96'	43.05'	85.89'	S08°31'11"W	7°55'06"
C24	7.00'	10.84'	6.84'	9.79'	S56°49'50"W	88°42'12"
C25	1540.05'	108.81'	54.43'	108.79'	S80°50'31"E	4°02'53"
C26	1540.05'	105.47'	52.76'	105.45'	S84°49'41"E	3°55'26"
C27	7.00'	10.64'	6.65'	9.64'	N43°15'15"W	87°04'18"
C28	7.00'	11.04'	7.04'	9.93'	S45°26'56"W	90°20'05"
C29	1540.05'	99.71'	49.87'	99.70'	N88°45'41"E	3°42'35"
C30	7.00'	11.00'	7.00'	9.90'	N45°16'54"E	90°00'00"
C31	790.50'	92.42'	46.26'	92.37'	S86°55'06"W	6°41'56"
C32	790.50'	98.39'	49.26'	98.32'	S80°01'02"W	7°07'52"
C33	790.50'	34.68'	17.34'	34.68'	S75°11'41"W	2°30'49"
C34	790.50'	34.73'	17.37'	34.72'	S72°40'45"W	2°31'01"
C35	790.50'	43.03'	21.52'	43.02'	S69°51'41"W	3°07'08"

VICINITY MAP

SYMBOL	DESCRIPTION
	FOUND SECTION CORNER
	STREET SUBDIVISION MONUMENT
A	STATE PLANE COORDINATE
	FIRE HYDRANT W/ VALVE
	STREET LIGHT
	SECTION LINE
	BOUNDARY LINE
	CENTER LINE
	ADJACENT PROPERTY LINE

STATE PLANE	
A	N 717333.59 E 1891992.03
B	N 717263.25 E 1892534.07
C	N 716472.07 E 1892530.23
D	N 716472.74 E 1892395.52
E	N 716528.72 E 1892395.80
F	N 716528.96 E 1892347.45
G	N 716472.97 E 1892051.39
H	N 716444.76 E 1891964.62
I	N 716518.19 E 1891945.87
J	N 716637.18 E 1891946.46
K	N 716636.57 E 1892070.62
L	N 716691.09 E 1892068.69
M	N 716726.35 E 1892068.86
N	N 716726.95 E 1891946.90
O	N 717201.97 E 1891949.24
STREET MONUMENT #1	N 717268.62 E 1892124.10
STREET MONUMENT #2	N 717233.79 E 1892399.26

NOTES:

1. ALL STREETS DEDICATED TO SARATOGA SPRINGS CITY FOR PUBLIC USE.

2. SOIL TESTING MUST BE PERFORMED ON EACH LOT IN THE SUBDIVISION BEFORE HOME CONSTRUCTION.

SCALE: 1" = 50 FEET

SURVEYOR'S CERTIFICATE

I, F. Lewis Pratt do hereby certify that I am a Registered Land Surveyor, and that I hold certificate No. 149065 as prescribed under 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, blocks, streets, and easements and that the same as shown on this plat. I further certify that all lots have been correctly surveyed and staked on the ground, meet frontage width and area requirements of the applicable zoning ordinances.

BOUNDARY DESCRIPTION

A Parcel of land situated in the Northeast Quarter of Section 13, Township 6 South, Range 1 West, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Commencing at a point located North 89°45'06" West along the section line 545.64 feet and South 677.08 feet from the Northeast Corner of Section 13, Township 6 South, Range 1 West, Salt Lake Base and Meridian; thence along an arc having a radius of 1,484.05 feet to the left 549.89 feet, (chord bears South 82°36'21" East 546.75 feet); thence South 00°16'41" West 791.43 feet; thence North 89°43'06" West 134.75 feet; thence North 00°16'54" East 56.00 feet; thence North 89°43'06" West 48.36 feet; thence along an arc having a radius of 790.50 feet to the left 303.25 feet, (chord bears South 79°17'31" West 301.39 feet); thence along a reverse curve having a radius of 709.50 feet to the right 91.33 feet, (chord bears South 71°59'23" West 91.27 feet); thence North 14°19'21" West 75.80 feet; thence North 00°16'54" East 119.03 feet; thence South 89°43'06" East 124.20 feet; thence along an arc having a radius of 678.00 feet to the right 54.59 feet, (chord bears North 02°01'30" West 54.58 feet); thence North 00°16'54" East 35.27 feet; thence North 89°43'06" West 122.00 feet; thence North 00°16'54" East 475.17 feet; thence North 18°00'36" East 138.44 feet to the point of beginning.

Containing 448,569 square feet or 10.30 acres, more or less.
Number of Lots: 37

Basis of Bearing being N 89°46'35" W from the North Quarter Corner to the Northwest Corner of said section

15 September 2006 F. Lewis Pratt
Date Surveyors Name
License No. 149065

OWNER'S DEDICATION

Know all men by these present 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 know as

THE VILLAGE OF HAWKS RANCH PLAT 2

do hereby dedicate for perpetual use of the public all parcels of land shown on this plat as intended for public use. The owner(s) warrant and defend and save the City harmless against any easements or other encumbrance on a dedicated street which will interfere with the City's use, maintenance and operation of the street.
In witness whereof I have hereunto set my hand this 18th Day of September, A.D. 2006

The Villages At Saratoga Springs Development Company, Inc. (VSSDCI) - R. Scott McGuarrie, President
CURTIS H. WHITMORE - SECRETARY

ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF UTAH } S.S.

On the 18th day of September A.D. 2006, personally appeared before me, the undersigned Notary Public, in and for said County of Utah in said Sate of Utah, the signer ( ) of the above Owner's dedication, ___ in number, who duly acknowledge to me that R. Scott McGuarrie signed it freely and voluntarily and for the uses and purposes therein mentioned.

My commission expires: 6-3-2009 — Orem, UT — Notary Public residing at

CORPORATE ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF UTAH } S.S.

On the 18th day of September A.D. 2006, personally appeared before me R. Scott McGuarrie and, who being by me duly sworn did say each for himself, that he, the said R.S. McGuarrie is President and he the said Curtis H. Whitmore is the Secretary of The Villages at Saratoga Springs, S.D.C., Inc., a Corporation, and that the within and foregoing instrument was signed in behalf of said Corporation by authority of a resolution of its board of directors and said R.S. McGuarrie and Curtis H. Whitmore each duly acknowledge to me that said Corporation executed the same and that the seal affixed is the seal of said Corporation.

My commission expires: 6-3-2009 — Orem, UT — Notary Public residing at

ACCEPTANCE BY LEGISLATIVE BODY

The Mayor of the City of Saratoga Springs, County of Utah, approves this subdivision subject to the conditions and restrictions stated hereon, and hereby accepts the Dedication of all streets, easements, and other parcels of land intended for the public purpose of the perpetual use of the public
This 14th Day of February, A.D. 2007.

MAYOR — ATTEST: CITY RECORDER (See Seal Below)

THE VILLAGE OF HAWKS RANCH

PLAT 2

LOCATED IN A PORTION OF THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 6 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN
SARATOGA SPRINGS CITY, UTAH COUNTY, UTAH

A.L.M. & Associates, Inc.
Engineering - Planning - Surveying
2230 North University Parkway, Suite 6D
Provo, Utah 84604
(801) 374-6262
fax: (801) 374-0085
mgreenwood@almonline.com

FIRE CHIEF APPROVAL
Approved this 12 Day of October, A.D. 2006.
By the Fire Chief
CITY FIRE CHIEF:

PLANNING COMMISSION APPROVAL
Approved this 11 Day of October, A.D. 2006.
By the Planning Commission
CHAIRMAN PLANNING COMMISSION:

SARATOGA SPRINGS ENGINEER APPROVAL
Approved this 5th Day of October, A.D. 2006.
By the City Engineer
CITY ENGINEER:

SARATOGA SPRINGS ATTORNEY
Approvals as to from this 13th Day of February, A.D. 2006
By the City Attorney
SARATOGA SPRINGS ATTORNEY:

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

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