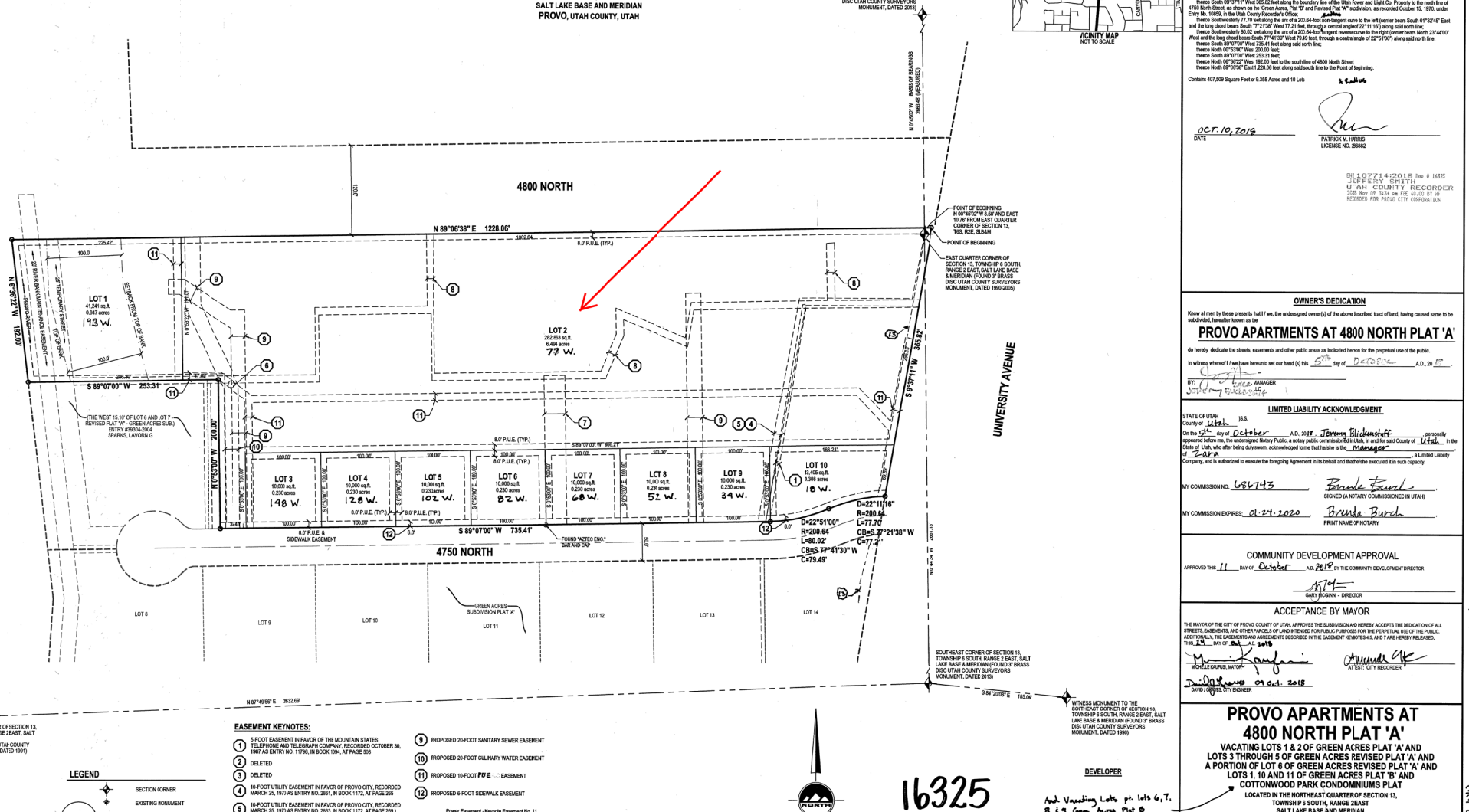
PROVO APARTMENTS AT 4800 NORTH PLAT 'A'

VACATING LOTS 1 & 2 OF GREEN ACRES P..AT 'A' AND LOTS 3 THROUGH 5 OF GREEN ACRES REVISED PLAT 'A' AND A PORTION OF LOT 6 OF GREEN ACRES REVISED PLAT 'A' AND LOTS 1, 10 AND 11 OF GREEN ACRES PLAT 'B' AND COTTONWOOD PARK CONDOMINIUMS PLAT And Pt. Lots 6,7,8,&9 Green Acres Plat B

LOCATED IN THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 6 SOUTH, RANGE 2 EAST SALT LAKE BASE AND MERIDIAN PROVO, 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.



EASEMENT KEYNOTES:

1. 5-FOOT EASEMENT IN FAVOR OF THE MOUNTAIN STATES TELEPHONE AND TELEGRAPH COMPANY, RECORDED OCTOBER 30, 1967 AS ENTRY NO. 11795, IN BOOK 1094, AT PAGE 508
2. DELETED
3. DELETED
4. 10-FOOT UTILITY EASEMENT IN FAVOR OF PROVO CITY, RECORDED MARCH 25, 1970 AS ENTRY NO. 2861, IN BOOK 1172, AT PAGE 265
5. 10-FOOT UTILITY EASEMENT IN FAVOR OF PROVO CITY, RECORDED MARCH 25, 1970 AS ENTRY NO. 2863, IN BOOK 1172, AT PAGE 269)
6. EXISTING WELL W.R. RECORDED JANUARY 21, 1981 AS ENTRY NO. 2126, IN BOOK 1890, AT PAGE 475
7. AGREEMENT TO DEDICATE 28-FOOT ROAD HALF-WIDTH AND INSTALL STREET IMPROVEMENTS WITH PROVO CITY, RECORDED SEPTEMBER 8, 2012 AS ENTRY NO. 71827
8. UTILITY EASEMENTS AS DEPICTED ON GREEN ACRES PLAT 'A', GREEN ACRES REVISED PLAT 'A', AND GREEN ACRES PLAT 'B'
13. POLE LINE EASEMENT RECORDED OCTOBER 23, 1958 AS ENTRY NO. 14168
9. PROPOSED 20-FOOT SANITARY SEWER EASEMENT
10. PROPOSED 20-FOOT CULINARY WATER EASEMENT
11. PROPOSED 10-FOOT PUE EASEMENT
12. PROPOSED 6-FOOT SIDEWALK EASEMENT

Power Easement - Keynote Easement No. 11
Beginning at a point which is located South 00°44'34" East 140.74 feet along the Section line and West 11.49 feet from the East Quarter Corner of Section 13, Township 6 South, Range 2 East, Salt Lake Base and Meridian; and running thence South 09°37'11" West 214.39 feet; thence Southwesterly 10.25 feet along the arc of a 200.64 foot radius curve to the left (center bears South 01°32'45" East and the chord bears South 86°59'27" West 10.25 feet with a central angle of 02°55'36"); thence North 09°37'11" East 89.95 feet; thence North 43°07'16" West 64.79 feet; thence South 89°07'30" West 806.38 feet; thence South 00°08'34" East 167.63 feet; thence South 89°07'00" West 10.00 feet; thence North 00°53'00" West 172.30 feet; thence North 52°56'43" West 44.95 feet; thence South 89°07'00" West 57.01 feet; thence North 00°16'54" West 191.07 feet; thence North 89°06'38" East 10.19 feet; thence South 00°53'22" East 181.07 feet; thence North 89°37'00" East 50.47 feet; thence South 52°56'43" East 52.54 feet; thence North 89°07'30" East 811.12 feet; thence South 43°37'16" East 61.61 feet; thence North 09°37'11" East 115.37 feet; thence North 73°13'33" East 10.08 feet to the point of beginning.
Contains 15,507 Square Feet or 0.356 Acres

LEGEND

- SECTION CORNER
- EXISTING IRONMENT
- PROPOSED STREET MONUMENT
- SET ENSIGN REBAR AND CAP
- SECTION LINE
- CENTERLINE
- PROPERTYLINE
- EASEMENT JNE

ENSIGN ENG. LAND SURV.

HORIZONTAL GRAPHIC SCALE
60 0 30 60 120
(IN FEET)
HORZ: 1 inch = 60 ft.

16325

And Vacating Lots pt. Lots 6,7, 8, & 9 Green Acres Plat B

SURVEYOR'S CERTIFICATE

I, PATRICK M. HARRIS do hereby certify that I am a Licensed Land Surveyor, and that I hold Certificate No. 286862 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 and streets, hereafter to be known as PROVO APARTMENTS AT 4800 NORTH PLAT 'A' , and that the same has been correctly surveyed and staked on the ground as shown on this plat. I further certify that al lots meet frontage width and area requirements of the applicable zoning ordinances.

BOUNDARY DESCRIPTION

A parcel of land, situate primarily in the Southeast Quarter of Section 30, Township 6 South, Range 2 East, Salt Lake Base and Meridian, more particularly described as follows:

Beginning at a point which is located North 00°48'02" West 8.58 feet along the Section line and East 10.76 feet from the East Quarter Corner of Section 13, Township 6 South, Range 2 East, Salt Lake Base and Meridian; and running

thence South 09°37'11" West 365.82 feet along the boundary line of the Utah Power and Light Co. Property to the north line of 4750 North Street, as shown on the "Green Acres, Plat 'B' and Revised Plat "A" modivision, as recorded October 15, 1970, under Entry No. 10659, in the Utah County Recorder's Office;
thence Southwesterly 77.70 feet along the arc of a 200.64-foot non-tangent curve to the left (center bears South 01°32'45" East and the long chord bears South 77°21'38" West 77.21 feet, through a central angleof 22°11'16") along said north line;
thence Southwesterly 80.02 feet along the arc of a 200.64-foot tangent reversecurve to the right (center bears North 23°44'00" West and the long chord bears South 77°41'30" West 79.49 feet, through a centralangle of 22°51'00") along said north line;
thence South 89°07'00" West 735.41 feet along said north line;
thence North 00°53'00" West 200.00 feet;
thence South 89°07'00" West 253.31 feet;
thence North 06°36'22" Wes 192.00 feet to the south line of 4800 North Street
thence North 89°06'38" East 1,228.06 feet along said south line to the Point of beginning.

Contains 407,509 Square Feet or 9.355 Acres and 10 Lots

& Ratifies

OCT. 10, 2018
DATE

PATRICK M. HARRIS
LICENSE NO. 286862

ENT 107714:2018 Fee $ 16325
JEFFERY SMITH
UTAH COUNTY RECORDER
2018 Nov 09 3:34 pm FEE 40.00 BY JF
RECORDED FOR PROVO CITY CORPORATION

OWNER'S DEDICATION

Know al men by these presents hat I / we, the undersigned owner(s) of the above lescribed tract of land, having caused same to be subdivided, hereafter known as the

PROVO APARTMENTS AT 4800 NORTH PLAT 'A'

do hereby dedicate the streets, easements and other public areas as indicated hereon for the perpetual use of the public.

In witness whereof I / we have hereunto set our hand (s) this 5th day of October A.D., 20 18.

BY , MANAGER

LIMITED LIABILITY ACKNOWLEDGMENT

STATE OF UTAH
County of Utah ss.

On the 5th day of October A.D., 2018, Jeremy Blickenstaff personally appeared before me, the undersigned Notary Public, a notary public commissioned in Utah, in and for said County of Utah in the State of Utah, who after being duly sworn, acknowledged to me that he/she is the Manager of Zara , a 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 NO. 686743 — SIGNED (A NOTARY COMMISSIONED IN UTAH)

MY COMMISSION EXPIRES: 01.24.2020 — PRINT NAME OF NOTARY

COMMUNITY DEVELOPMENT APPROVAL

APPROVED THIS 11 DAY OF October A.D. 2018 BY THE COMMUNITY DEVELOPMENT DIRECTOR

GARY BOZMAN - DIRECTOR

ACCEPTANCE BY MAYOR

THE MAYOR OF THE CITY OF PROVO, COUNTY OF UTAH, APPROVES THE 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. ADDITIONALLY, THE EASEMENTS AND AGREEMENTS DESCRIBED IN THE EASEMENT KEYNOTES 4-5, AND 7 ARE HEREBY RELEASED, THIS 24 DAY OF Oct A.D. 2018

MICHELLE KAUFUSI, MAYOR — ATTEST: CITY RECORDER

DAVID I GRAVES, CITY ENGINEER 09 Oct. 2018

DEVELOPER

PROVO APARTMENTS AT 4800 NORTH PLAT 'A'

VACATING LOTS 1 & 2 OF GREEN ACRES PLAT 'A' AND LOTS 3 THROUGH 5 OF GREEN ACRES REVISED PLAT 'A' AND A PORTION OF LOT 6 OF GREEN ACRES REVISED PLAT 'A' AND LOTS 1, 10 AND 11 OF GREEN ACRES PLAT 'B' AND COTTONWOOD PARK CONDOMINIUMS PLAT

LOCATED IN THE NORTHEAST QUARTEROF SECTION 13, TOWNSHIP 5 SOUTH, RANGE 2EAST SALT LAKE BASE AND MERIDIAN PROVO, UTAH COUNTY, UTAH

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:801.547.1100
TOOELE Phone: 435.843.3590
CEDAR CITY Phone: 435.865.1453
RICHFIELD Phone: 435.896.2983

SHEET 1 OF 1
PROJECT NUMBER : 6916
MANAGER : LCM
DRAWN BY : IGW
CHECKED BY : PMH
DATE : 10/5/18

SURVEYORS SEAL — PROFESSIONAL LAND SURVEYOR — PATRICK M. HARRIS No. 286862 — 10-10-18 — STATE OF UTAH

NOTARY PUBLIC SEAL

CITY ENGINEER SEAL — PROFESSIONAL ENGINEER — DAVID J. GRAVES No. 169401 — STATE OF UTAH

CLERK-RECORDER SEAL — PROVO CITY CORPORATION — RECORDED — UTAH COUNTY, UTAH

CH 10/8/18

Sec. 13-T6S-R2E TH 110 1430 (Vacating Lot 1 & Green Acres Plat A; Lots 3,4,5, & pt. 6 of Green Acres Revised Plat A; Lots 1,10,11, Pt. 6, Pt. 7, Pt. 8, Pt. 9 Green Acres Plat B; Cottonwood Park Condo Plat)