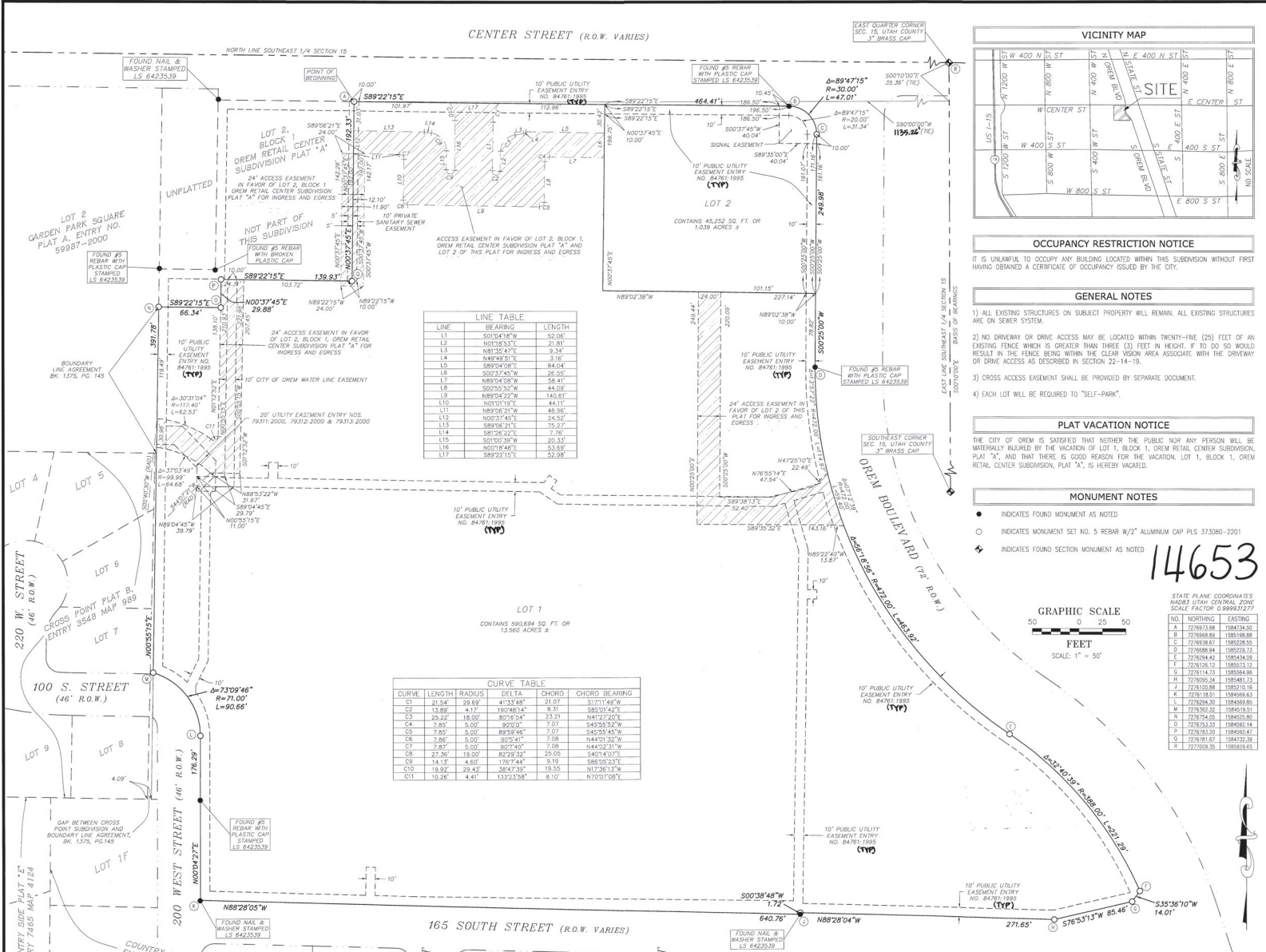


CENTER STREET (R.O.W. VARIES)

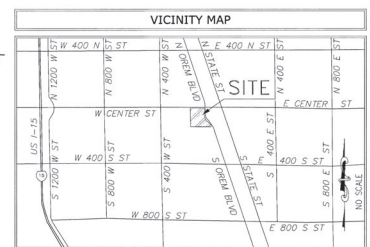


LINE TABLE

LINE	BEARING	LENGTH
L1	S01°04'18"W	52.06'
L2	N01°02'51"E	21.88'
L3	N81°32'47"E	9.34'
L4	N48°49'21"E	31.16'
L5	S89°33'08"E	48.54'
L6	S03°37'45"W	26.50'
L7	N89°03'03"W	38.47'
L8	S02°52'32"W	44.09'
L9	N89°04'22"W	148.88'
L10	N01°01'19"E	44.11'
L11	N89°02'21"W	48.56'
L12	N00°37'45"E	29.88'
L13	S88°09'21"E	75.27'
L14	S81°32'22"E	1.78'
L15	S01°02'30"W	20.33'
L16	N00°14'48"E	13.69'
L17	S89°22'15"E	32.88'

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C1	21.54'	29.69'	43°58'48"	21.07'	S71°17'48"W
C2	13.88'	4.17'	192°48'14"	8.31'	S85°31'54"E
C3	25.22'	18.00'	82°16'54"	23.21'	N41°27'20"E
C4	7.85'	5.00'	90°00"	7.07'	S45°25'55"W
C5	7.82'	5.00'	89°59'48"	7.07'	S45°25'45"W
C6	7.86'	5.00'	90°00"	7.08'	N44°31'39"W
C7	7.87'	5.00'	90°00"	7.08'	N44°32'31"W
C8	27.36'	18.00'	82°20'32"	25.10'	S40°47'07"E
C9	14.15'	4.60'	176°14'44"	9.19'	N85°02'24"E
C10	19.92'	29.43'	38°47'30"	19.55'	N17°36'13"W
C11	19.26'	4.41'	133°23'58"	6.10'	N10°20'10"E



- OCCUPANCY RESTRICTION NOTICE
- IT IS UNLAWFUL TO OCCUPY ANY BUILDING LOCATED WITHIN THIS SUBDIVISION WITHOUT FIRST HAVING OBTAINED A CERTIFICATE OF OCCUPANCY ISSUED BY THE CITY.
- GENERAL NOTES
- ALL EXISTING STRUCTURES ON SUBJECT PROPERTY WILL REMAIN. ALL EXISTING STRUCTURES ARE AN EXISTING SYSTEM.
 - NO DRIVEWAY OR DRIVE ACCESS MAY BE LOCATED WITHIN TWENTY-FIVE (25) FEET OF AN EXISTING FENCE WHICH IS GREATER THAN THREE (3) FEET IN HEIGHT. IF TO DO SO WOULD RESULT IN THE FENCE BEING WITHIN THE CLEAR VISION AREA ASSOCIATE WITH THE DRIVEWAY OR DRIVE ACCESS AS DESCRIBED IN SECTION 22-14-19.
 - CROSS ACCESS EASEMENT SHALL BE PROVIDED BY SEPARATE DOCUMENT.
 - EACH LOT WILL BE REQUIRED TO "SELF-PARK".

PLAT VACATION NOTICE

THE CITY OF OREM IS SATISFIED THAT NEITHER THE PUBLIC NOR ANY PERSON WILL BE MATERIALLY HURLED BY THE VACATION OF LOT 1, BLOCK 1, OREM RETAIL CENTER SUBDIVISION, PLAT "A", AND THAT THERE IS GOOD REASON FOR THE VACATION. LOT 1, BLOCK 1, OREM RETAIL CENTER SUBDIVISION, PLAT "A", IS HEREBY VACATED.

- MONUMENT NOTES
- INDICATES FOUND MONUMENT AS NOTED
 - INDICATES MONUMENT SET NO. 5 REBAR 1/2" ALUMINUM CAP PLS 573080-2201
 - ◆ INDICATES FOUND SECTION MONUMENT AS NOTED

14653



STATE PLANE COORDINATES
NAD83 UTM CENTRAL ZONE
SCALE FACTOR 0.99991277

NO.	NORTHING	EASTING
A	7278927.98	1184724.30
B	7278981.98	1184731.68
C	7278938.67	1184728.55
D	7278981.94	1184733.71
E	7278934.62	1184544.08
F	7279126.17	1184551.72
G	7278114.23	1184561.68
H	7278955.24	1184581.73
I	7278955.22	1184531.93
J	7278118.01	1184589.63
K	7278624.38	1184589.69
L	7278924.38	1184589.69
M	7278955.22	1184531.93
N	7278794.05	1184529.80
O	7278955.22	1184589.69
P	7278624.38	1184589.67
Q	7278918.67	1184731.38
R	7277309.38	1184529.63

SURVEYOR'S CERTIFICATE

I, EDWARD SCHEMET, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HAVE QUALIFIED FOR THIS POSITION AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND HAVE SUBMITTED SAID TRACT OF LAND INTO LOTS, BLOCKS, STREETS, AND EASEMENTS AND THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT AND THAT THIS PLAT IS TRUE AND CORRECT.

BOUNDARY DESCRIPTION

A PART OF THE SOUTHWEST ONE-FOURTH OF SECTION 15, TOWNSHIP 8 SOUTH, RANGE 2 EAST OF THE SALT LAKE BASE AND MERIDIAN, CITY OF OREM, COUNTY OF UTAH, STATE OF UTAH, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 2, BLOCK 1, PLAT "A" OREM RETAIL CENTER SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF, RECORDED DECEMBER 7, 1995 AS ENTRY NO. 847871, MAP NO. 4374 IN THE OFFICE OF THE UTAH COUNTY RECORDER; SAID POINT LYING SOUTH 02°07'00" EAST, 26.38 FEET ALONG THE SECTION LINE AND WEST **115.26 FEET** FROM THE EAST QUARTER CORNER OF SAID SECTION 15; THENCE SOUTH 89°22'15" EAST, 464.41 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 32.00 FEET; THENCE SOUTHWESTERLY ALONG SAID TANGENT CURVE THROUGH A CENTRAL ANGLE OF 89°47'15", AN ARC LENGTH OF 47.01 FEET; THENCE SOUTH 02°25'00" WEST, 249.98 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 47.00 FEET; THENCE SOUTHWESTERLY ALONG SAID TANGENT CURVE THROUGH A CENTRAL ANGLE OF 88°58'56", AN ARC LENGTH OF 453.92 FEET TO THE BEGINNING OF A REVERSE CURVE, HAVING A RADIUS OF 388.00 FEET; THENCE ALONG SAID REVERSE CURVE THROUGH A CENTRAL ANGLE OF 32°40'39", AN ARC LENGTH OF 221.29 FEET; THENCE SOUTH 32°38'10" WEST, 14.01 FEET; THENCE SOUTH 78°25'13" WEST, 25.46 FEET TO THE NORTHERLY RIGHT-OF-WAY OF 165 SOUTH STREET; THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY THE FOLLOWING THREE COURSES: 1) NORTH 88°28'04" WEST, 271.65 FEET; 2) SOUTH 02°36'48" WEST, 1.72 FEET; 3) NORTH 88°28'05" WEST, 640.76 FEET TO THE EASTELY RIGHT-OF-WAY OF 202 WEST STREET; THENCE ALONG SAID EASTELY RIGHT-OF-WAY THE FOLLOWING TWO COURSES: 1) NORTH 62°04'27" EAST, 176.29 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 71.00 FEET; 2) NORTHEASTERLY ALONG SAID TANGENT CURVE THROUGH A CENTRAL ANGLE OF 72°09'45", AN ARC LENGTH OF 50.66 FEET; THENCE NORTH 02°05'15" EAST, 391.78 FEET TO THE MOST SOUTHWESTERLY CORNER OF SAID LOT 5, BLOCK 1; THENCE ALONG THE SOUTHERN AND EASTERN BOUNDARY OF SAID LOT 1 THE FOLLOWING FOUR COURSES: 1) SOUTH 89°22'15" EAST, 66.34 FEET; 2) NORTH 02°27'45" EAST, 28.88 FEET; 3) SOUTH 89°22'15" EAST, 139.53 FEET; 4) NORTH 02°37'45" EAST, 192.33 FEET TO THE POINT OF BEGINNING, CONTAINING 635.846 SQUARE FEET OR 14.589 ACRES, MORE OR LESS.

BASIS OF BEARING, SOUTH 02°10'00" EAST ALONG THE SECTION LINE.

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, ALL OF THE UNDERSIGNED OWNERS OF ALL THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE HEREON AND SHOWN ON THIS MAP, HAVE CAUSED THE SAME TO BE SUBMITTED 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 14th DAY OF June, A.D. 2015.

(Signature)
(Signature)
 JAMES L. TUCKER
 Director of Real Estate
 Title Corporation

DT 54179/2015 MAP # 14453
 JEFFERY SMITH
 UTAH COUNTY RECORDER
 2015 AN 01241 PG 32 OF 81 BS
 RECORDED FOR PUBLIC INFORMATION

ACKNOWLEDGEMENT

STATE OF Minnesota, S.S.
 COUNTY OF Henrieville

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 14th DAY OF June, 2015, BY James L. Tucker

AND Natalie Rose Giegler WHO REPRESENTED THAT THEY ARE THE OWNERS OF THE ABOVE DESCRIBED PROPERTY AND HAVE THE AUTHORITY TO EXECUTE THIS INSTRUMENT.

MY COMMISSION NUMBER 31053291 *(Signature)*
 NOTARY PUBLIC

MY COMMISSION EXPIRES 4/31/18 *(Signature)*
 NATALIE ROSE GIEGLER
 PRIVATE NAME OF NOTARY

ACCEPTANCE BY THE CITY OF OREM

THE CITY OF OREM, 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. THE CITY RECOGNIZES THAT THIS PLAT CLAIMS OWNERSHIP OF PROPERTY WITH THE DEDICATION SHOWN HEREON THIS

6 DAY OF May, A.D. 2015

APPROVED: *(Signature)* CITY ENGINEER APPROVED: *(Signature)* CITY CLERK

PLANNING COMMISSION APPROVAL

APPROVED THIS 6 DAY OF May, A.D. 2015, BY THE OREM CITY PLANNING COMMISSION

(Signature) CHAIRMAN, PLANNING COMMISSION

OREM RETAIL CENTER
 INCLUDES A VACATION OF LOT 1, OREM RETAIL CENTER PLAT A

OREM CITY, SUBDIVISION, UTAH COUNTY, UTAH

SCALE: 1" = 50'

APPROVAL AS TO FORM

APPROVED AS TO FORM THIS 15th DAY OF June, A.D. 2015.
(Signature)
 CITY ATTORNEY - OREM

STATE OF UTAH
 PLS. NO. 373080
 4/9/15

CITY OF OREM
 UTAH COUNTY RECORDER
 2015 AN 01241 PG 32 OF 81 BS
 RECORDED FOR PUBLIC INFORMATION

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.

lot 1
 14653
 10-6-25 and