

Layton
64.00

2698689
BK 5642 PG 408

E 2698689 B 5642 P 408
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
11/05/2012 12:07 PM
FEE \$64.00 Pgs: 1
DEP RTT REC'D FOR LAYTON CITY

October 1, 2012

LEGACY VILLAGE OF LAYTON LLC
LEGACY HEALTHCARE OF
LAYTON LLC
LEGACY PROPERTIES OF LAYTON
LLC

LEGACY RETIREMENT SUBDIVISION

PARCEL 1 & 2 AND LOTS 3 & 4

16 T4N R1W SE

Out of 10-023-0082, 0083, 0084, 0085

New # 10-294 +

File # 5206

BOUNDARY DESCRIPTION

COMMENCING AT A (BRASS CAP) MONUMENT AT THE EAST QUARTER CORNER OF SECTION 16, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, WHICH BEARS NORTH 00°04'30" EAST FROM A (BRASS CAP) MONUMENT AT THE SOUTHEAST CORNER OF SECTION 16, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, AND RUNNING THENCE, SOUTH 00°04'30" WEST ALONG THE SECTION LINE A DISTANCE OF 836.39 FEET, THENCE, NORTH 89°55'30" WEST A DISTANCE OF 280.35 FEET TO A POINT ON THE WESTERN RIGHT OF WAY BOUNDARY OF FAIRFIELD ROAD AND THE POINT OF BEGINNING.
THENCE, CONTINUING ALONG SAID RIGHT OF WAY BOUNDARY THE FOLLOWING FIVE (5) COURSES, 1) SOUTH 15°25'10" EAST A DISTANCE OF 45.52 FEET, 2) THENCE SOUTH 14°39'27" EAST A DISTANCE OF 36.74 FEET, 3) THENCE, NORTH 76°06'14" EAST A DISTANCE OF 10.00 FEET TO A POINT ON A NON-TANGENT 1394.84 FOOT RADIUS CURVE TO THE RIGHT, WHOSE CHORD BEARS SOUTH 06°55'02" EAST A DISTANCE OF 338.36 FEET, 4) THENCE, SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 13°55'59" A DISTANCE OF 339.19 FEET, 5) THENCE, SOUTH 00°03'43" WEST A DISTANCE OF 576.84 FEET, THENCE, LEAVING SAID RIGHT OF WAY BOUNDARY NORTH 89°57'22" WEST A DISTANCE OF 206.44 FEET, THENCE NORTH 89°57'29" WEST A DISTANCE OF 402.66 FEET, THENCE, NORTH 00°00'00" EAST A DISTANCE OF 403.31 FEET, THENCE NORTH 65°55'39" EAST A DISTANCE OF 109.13 FEET, THENCE, NORTH 45°13'36" EAST A DISTANCE OF 302.58 FEET, THENCE, NORTH 20°44'41" EAST A DISTANCE OF 99.10 FEET, THENCE, NORTH 07°10'22" WEST A DISTANCE OF 44.75 FEET TO A POINT ON A TANGENT, 180.51 FOOT RADIUS CURVE, WHOSE CHORD BEARS NORTH 16°09'54" EAST A DISTANCE OF 143.02 FEET, THENCE, NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 46°40'32" A DISTANCE OF 147.05 FEET, THENCE, SOUTH 53°03'07" EAST A DISTANCE OF 24.50 FEET TO A NON-TANGENT, 159.61 FOOT RADIUS CURVE TO THE RIGHT, WHOSE CHORD BEARS NORTH 57°04'22" EAST A DISTANCE OF 102.32 FEET, THENCE, ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 37°23'22" A DISTANCE OF 104.15 FEET, THENCE, NORTH 75°00'00" EAST A DISTANCE OF 50.35 FEET RETURNING TO THE POINT OF BEGINNING.

CONTAINS 427,694 SQUARE FEET, OR 9.82 ACRES