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07/31/2015 11:36 AM \$14.00
Book - 10348 Pg - 4807-4808
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
MAI NGUYEN
722 S STATE
SLC UT 84111
BY: CBA, DEPUTY - WI 2 P.

After Recording return document to:

Anthony Riederer
Salt Lake City Planning Division
P. O. Box 145480
Salt Lake City, UT 84114-5480

Affects Sidwell Tax Parcel Numbers
16-07-103-006
16-07-103-005

NOTICE OF SUBDIVISION LOT CONSOLIDATION

I, Anthony Riederer, of the Salt Lake City Planning Division, on the 27th day of July, 2015, acting under the authority of U. C. A. 10-9a-605, Exemptions from Plat Requirement, and the Salt Lake City Subdivision Ordinance, Chapter 20.32.050, Recordable Instrument, and under authority of the Planning Director, approve the consolidation of 2 lots/parcels into one lot/parcel and legal description, as requested by Mai Nguyen.

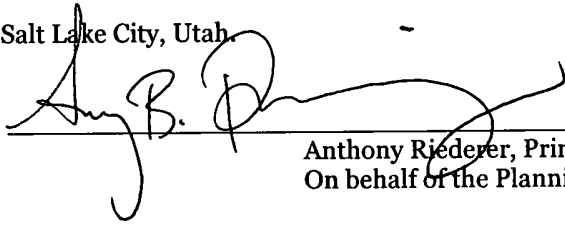
This action by the Salt Lake City Planning Division authorizes the property owner to record deeds to create the revised lots as approved by this notice. No subdivision plat will be required to be recorded with the County Recorder.

The consolidation of parcels is hereby granted approval with the following conditions:

1. The applicant shall record the approved recordable instrument and this document in the Office of the Salt Lake County Recorder.
2. The deed, or other approved instrument, shall clearly indicate that the parcels are being consolidated into one parcel and one legal description.
3. City approval shall expire 90 calendar days from the date this document was notarized unless both this document and the approved instrument for consolidating property are recorded within that time.
4. City approval for consolidations is only valid upon recording of the approved deed or other recordable instrument.

FAILURE OF THE APPLICANT TO ABIDE BY THE CONDITIONS OF THIS ORDER SHALL CAUSE IT TO BECOME NULL AND VOID, WHICH IS IN EFFECT THE SAME AS IT HAVING BEEN DENIED.

Dated this 27th day of July, 2015 in Salt Lake City, Utah.



Anthony Riederer, Principal Planner
On behalf of the Planning Director

State of Utah)
) SS
County of Salt Lake)

On this the 27th day of July, 20 15, personally appeared before me, Anthony Riederer, the signer of the foregoing instrument, who duly acknowledged to me that he executed the same.


NOTARY PUBLIC, residing in Salt Lake County, Utah

My Commission Expires: _____



CURRENT DEED DESCRIPTIONS

Parcel 16-07-103-006:

Beginning 32.50 feet East from the Northwest corner of Lot 8, Block 16, Plat "A", Salt Lake City Survey, and running thence East 21.0 feet; thence South 7 rods; thence West 21.0 feet; thence North 7 rods to the point of beginning.

Parcel 16-07-103-005:

Beginning at the Northwest corner of Lot 8, Block 16, Plat "A", Salt Lake City Survey, thence East 32.5 feet; thence South 7 rods; thence West 32.5 feet; thence North 7 rods to the point of beginning

PROPOSED LOT COMBINATION DESCPTION

Beginning at the Northwest corner of Lot 8, Block 16, Plat "A", Salt Lake City Survey, Bearing Base being a line bearing North 89°57'26" East between Salt Lake City monuments found in 700 South Street at the intersections of Main and State Streets; thence North 89°57'20" East 53.50 feet; thence South 0°02'02" East 115.50 feet; thence South 89°57'50" West 53.50 feet; thence North 0°01'59" West 115.50 feet to the point of beginning.

Contains 6,179 s.f. or 0.142 Acres