

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.

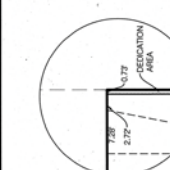
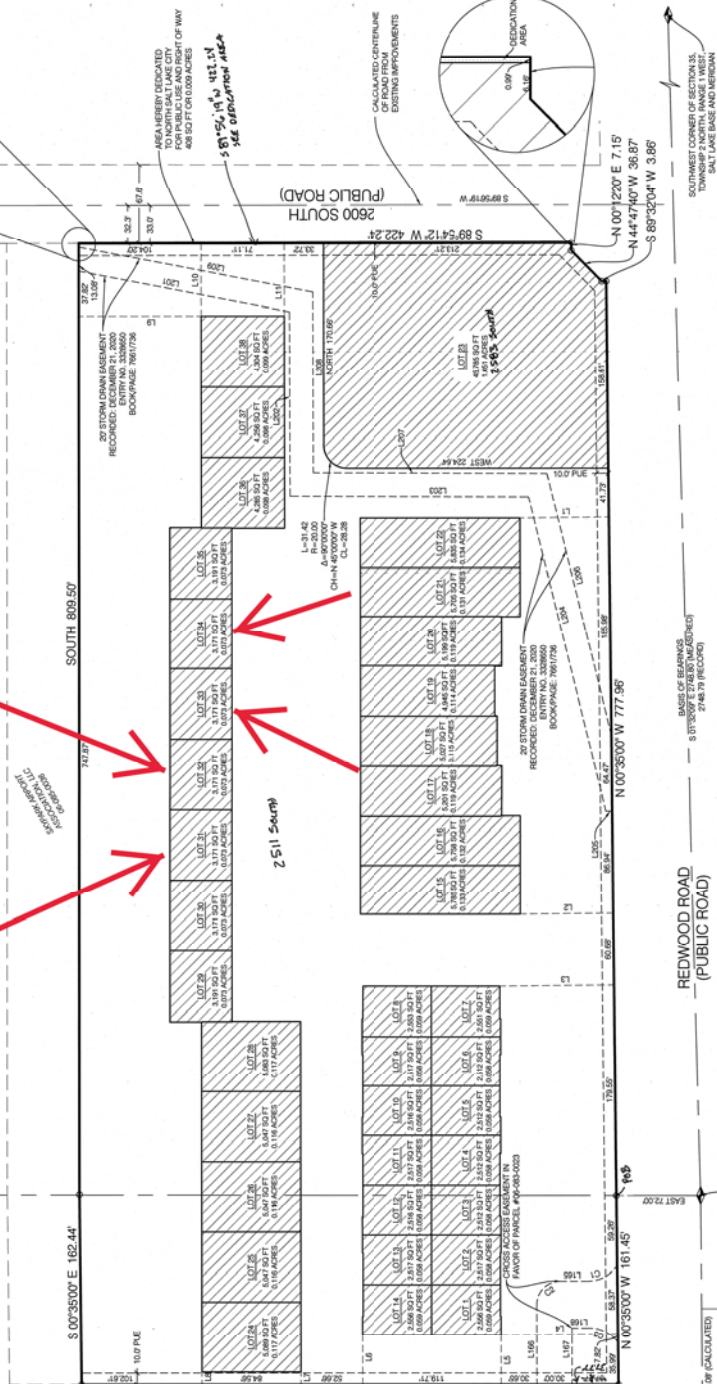
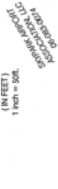
# TLS AT WOODS CROSS SUBDIVISION

LOCATED IN THE NORTHWEST AND SOUTHWEST QUARTERS OF SECTION 35, TOWNSHIP 2 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, WOODS CROSS CITY, DAVIS COUNTY, UTAH

CENTER QUARTER CORNER OF SECTION 35, TOWNSHIP 2 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN (CALCULATED, NOT FOUND)



GRAPHIC SCALE  
(IN FEET)  
1 inch = 50 feet

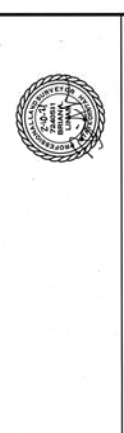


### SURVEYORS CERTIFICATE

LEBENA L. UHLMANN, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR AND THAT I HOLD THIS CERTIFICATE IN FULL FORCE AND EFFECT. I HAVE PERSONALLY CONDUCTED THE SURVEY AND I AM A MEMBER OF THE PROFESSION OF SURVEYORS, STATE OF UTAH. I HAVE PERSONALLY REVIEWED THIS SURVEY AND I AM AWARE OF THE CONTENTS OF THIS SURVEY AND I HAVE PERSONALLY REVIEWED THIS SURVEY AND I AM AWARE OF THE CONTENTS OF THIS SURVEY AND I HAVE PERSONALLY REVIEWED THIS SURVEY AND I AM AWARE OF THE CONTENTS OF THIS SURVEY.

### BOUNDARY DESCRIPTION

AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT.



### OWNERS DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED SAME TO BE SURVEYED INTO LOTS AND STREETS TO BE HEREINAFTER KNOWN AS THE

### TLS AT WOODS CROSS SUBDIVISION

DO HEREBY DEDICATE FOR PERPETUAL USE OF THE PUBLIC, A PARCEL OF LAND SHOWN ON THIS PLAT AS A PUBLIC UTILITY EASEMENT, TO BE USED FOR THE PURPOSES OF A PUBLIC UTILITY EASEMENT FOR THE TRANSMISSION OF ELECTRICITY.

### LLC ACKNOWLEDGMENT

STATE OF UTAH, COUNTY OF KANE, BEING THE COUNTY OF THE ABOVE DESCRIBED TRACT OF LAND, I, John F. Slay, DO HEREBY CERTIFY THAT I AM THE MANAGER OF THE ABOVE DESCRIBED TRACT OF LAND AND I HAVE PERSONALLY REVIEWED THIS SURVEY AND I AM AWARE OF THE CONTENTS OF THIS SURVEY.

### NOTARY PUBLIC ACKNOWLEDGMENT

ON THE 20 DAY OF Feb, A.D. 2021, PERSONALLY APPEARED BEFORE ME, John F. Slay, A NOTARY PUBLIC, THE ABOVE DESCRIBED TRACT OF LAND AND I HAVE PERSONALLY REVIEWED THIS SURVEY AND I AM AWARE OF THE CONTENTS OF THIS SURVEY.

### TLS AT WOODS CROSS SUBDIVISION

LOCATED IN THE NORTHWEST AND THE SOUTHWEST QUARTERS OF SECTION 35, TOWNSHIP 2 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, WOODS CROSS CITY, DAVIS COUNTY, UTAH.

RECORDED # 23283797  
STATE OF UTAH, COUNTY OF KANE, BEING THE COUNTY OF THE ABOVE DESCRIBED TRACT OF LAND, I, John F. Slay, DO HEREBY CERTIFY THAT I AM THE MANAGER OF THE ABOVE DESCRIBED TRACT OF LAND AND I HAVE PERSONALLY REVIEWED THIS SURVEY AND I AM AWARE OF THE CONTENTS OF THIS SURVEY.

### LEGEND AND ABBREVIATIONS

SECTION CORNER (BRASS CAP MONUMENT)  
ADJACENT PROPERTY  
STREET MONUMENT (RING & LID)  
BOUNDARY CORNER  
SET 1/2 REBAR AND CAP OR AS NOTED ON PLAT (STAMPED 'BENCHMARK')

### WOODS CROSS CITY ENGINEER

HEBERY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT IN ACCORDANCE WITH THE PROVISIONS OF THE UTAH SURVEYING ACT OF 1953, AS AMENDED BY THE PLANNING COMMISSION THIS DATE OF March 20, 2021.

### PLANNING COMMISSION

THIS SUBDIVISION HAS APPROVED BY THE WOODS CROSS CITY PLANNING COMMISSION THIS DATE OF March 20, 2021.

### OFFICE OF THE CITY ATTORNEY

APPROVED AS TO FORM THIS DATE OF March 20, 2021.

### DOMINION ENERGY UTAH

COMMON ENERGY (UTAH) HEREBY APPROVES THIS PLAT FOR PURPOSES OF CONFIRMING THAT THE PLAT CONTAINS PUBLIC UTILITY EASEMENTS. COMMON ENERGY (UTAH) MAY REQUIRE ADDITIONAL UTILITY AND DRAINAGE EASEMENTS. THE HOA WILL PROVIDE MANAGEMENT AND MAINTENANCE OF ALL SHARED UTILITY.

### BENCHMARK ENGINEERING & LAND SURVEYING CIVIL

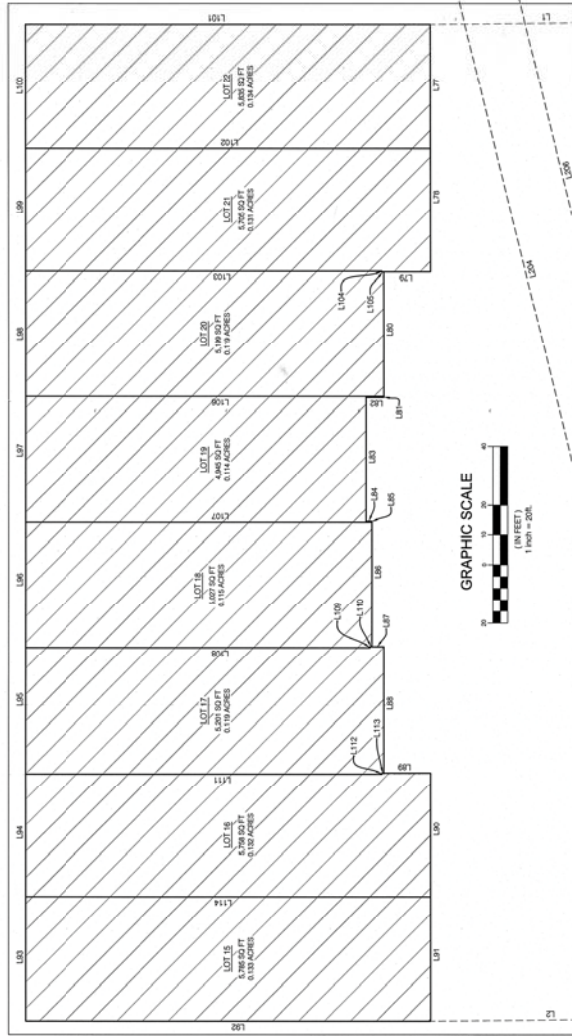
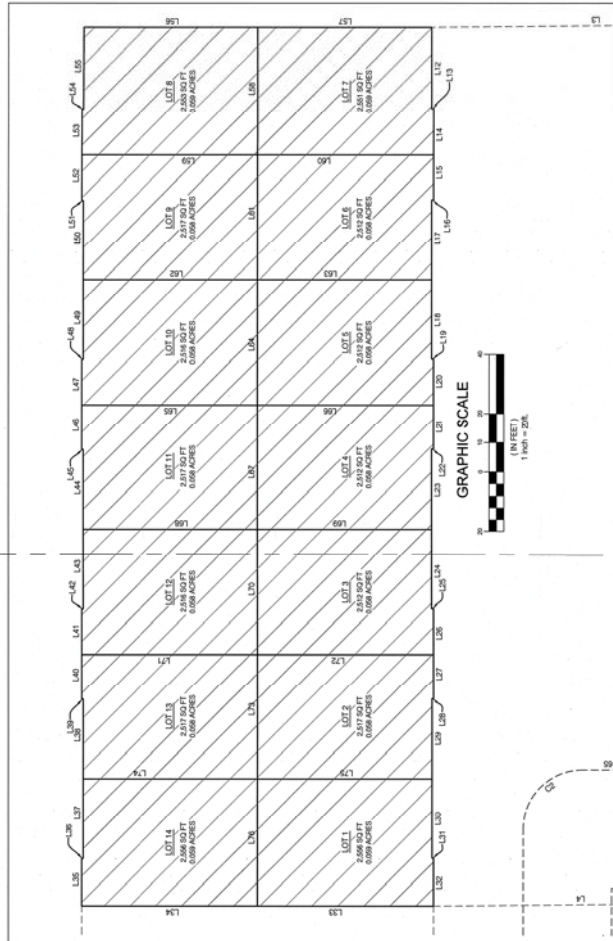
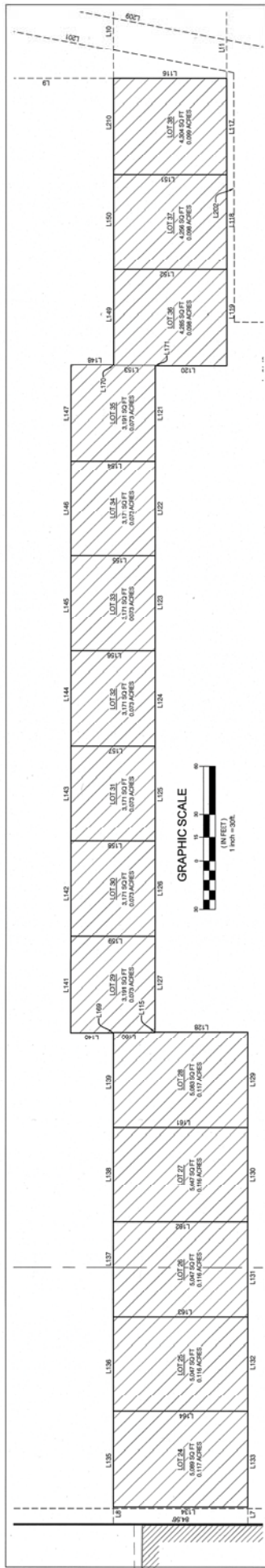
3800 S. STATE STREET, SUITE 100, SANDY, UTAH 84070  
PHONE: (801) 262-7878  
WWW.BENCHMARKCIVIL.COM



# TLS AT WOODS CROSS SUBDIVISION

LOCATED IN THE NORTHWEST AND SOUTHWEST QUARTERS  
OF SECTION 35,  
TOWNSHIP 2 NORTH, RANGE 1 WEST,  
SALT LAKE BASE AND MERIDIAN  
WOODS CROSS CITY, DAVIS COUNTY, UTAH

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**BENCHMARK**  
ENGINEERING &  
LAND SURVEYING  
1000 WEST 1000 SOUTH  
SALT LAKE CITY, UT 84119  
www.benchmarkcivil.com



DAVIS COUNTY RECORDER  
RECORDED # 2332737  
STATE OF UTAH, COUNTY OF DAVIS, RECORDED AND  
FILED AT THE REQUEST OF *Benchmark Civil*  
DATE 5-9-21 TIME 2:33 BOOK 2303 PAGE 183  
FEE \$242  
*D. J. Williams*  
DAVIS COUNTY RECORDER

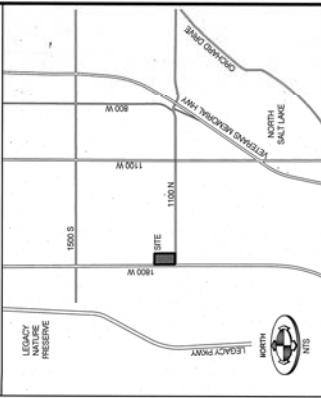


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# TLS AT WOODS CROSS SUBDIVISION

LOCATED IN THE NORTHWEST AND SOUTHWEST QUARTERS  
 TOWNSHIP 21, SECTION 35, RANGE 1 WEST,  
 SALT LAKE BASIN AND MERIDIAN,  
 WOODS CROSS CITY, DAVIS COUNTY, UTAH

VICINITY MAP



CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD DISTANCE
C1	29.79	26.07	57°51'06"	S 42°00'00" W	26.04
C2	31.42	20.07	59°00'00"	S 45°00'00" W	20.00
C3	30.22	24.57	58°42'30"	S 43°30'00" E	24.50

PARCEL LINE TABLE			PARCEL LINE TABLE			PARCEL LINE TABLE			PARCEL LINE TABLE			PARCEL LINE TABLE		
LINE #	BEARING	DISTANCE	LINE #	BEARING	DISTANCE	LINE #	BEARING	DISTANCE	LINE #	BEARING	DISTANCE	LINE #	BEARING	DISTANCE
L1	S 89°20'00" W	75.89	L121	N 0°00'00" E	59.97	L23	N 0°00'00" E	59.97	L101	N 90°00'00" E	84.59	L122	N 0°00'00" E	59.97
L2	S 89°20'00" W	75.82	L122	N 0°00'00" E	59.97	L123	N 0°00'00" E	59.97	L102	N 90°00'00" E	84.59	L124	N 0°00'00" E	59.97
L3	S 89°20'00" W	97.62	L123	N 0°00'00" E	59.97	L124	N 0°00'00" E	59.97	L103	N 90°00'00" E	84.59	L125	N 0°00'00" E	59.97
L4	S 89°20'00" W	99.89	L124	N 0°00'00" E	59.97	L125	N 0°00'00" E	59.97	L104	N 90°00'00" E	84.59	L126	N 0°00'00" E	59.97
L5	N 0°00'00" E	42.79	L125	N 0°00'00" E	59.97	L126	N 0°00'00" E	59.97	L105	N 90°00'00" E	84.59	L127	N 0°00'00" E	59.97
L6	N 0°00'00" E	42.79	L126	N 0°00'00" E	59.97	L127	N 0°00'00" E	59.97	L106	N 90°00'00" E	84.59	L128	N 0°00'00" E	59.97
L7	N 0°00'00" E	10.82	L127	N 0°00'00" E	59.97	L128	N 0°00'00" E	59.97	L107	N 90°00'00" E	84.59	L129	N 0°00'00" E	59.97
L8	N 0°00'00" E	10.82	L128	N 0°00'00" E	59.97	L129	N 0°00'00" E	59.97	L108	N 90°00'00" E	84.59	L130	N 0°00'00" E	59.97
L9	N 0°00'00" E	104.36	L129	N 0°00'00" E	59.97	L130	N 0°00'00" E	59.97	L109	N 90°00'00" E	84.59	L131	N 0°00'00" E	59.97
L10	S 0°00'00" E	61.00	L130	N 0°00'00" E	59.97	L131	N 0°00'00" E	59.97	L110	N 90°00'00" E	84.59	L132	N 0°00'00" E	59.97
L11	S 0°00'00" E	61.00	L131	N 0°00'00" E	59.97	L132	N 0°00'00" E	59.97	L111	N 90°00'00" E	84.59	L133	N 0°00'00" E	59.97
L12	N 0°00'00" E	27.42	L132	N 0°00'00" E	59.97	L133	N 0°00'00" E	59.97	L112	N 90°00'00" E	84.59	L134	N 0°00'00" E	59.97
L13	N 0°00'00" E	0.67	L133	N 0°00'00" E	59.97	L134	N 0°00'00" E	59.97	L113	N 90°00'00" E	84.59	L135	N 0°00'00" E	59.97
L14	N 0°00'00" E	15.87	L134	N 0°00'00" E	59.97	L135	N 0°00'00" E	59.97	L114	N 90°00'00" E	84.59	L136	N 0°00'00" E	59.97
L15	N 0°00'00" E	15.87	L135	N 0°00'00" E	59.97	L136	N 0°00'00" E	59.97	L115	N 90°00'00" E	84.59	L137	N 0°00'00" E	59.97
L16	N 0°00'00" E	0.67	L136	N 0°00'00" E	59.97	L137	N 0°00'00" E	59.97	L116	N 90°00'00" E	84.59	L138	N 0°00'00" E	59.97
L17	N 0°00'00" E	27.11	L137	N 0°00'00" E	59.97	L138	N 0°00'00" E	59.97	L117	N 90°00'00" E	84.59	L139	N 0°00'00" E	59.97
L18	N 0°00'00" E	26.79	L138	N 0°00'00" E	59.97	L139	N 0°00'00" E	59.97	L118	N 90°00'00" E	84.59	L140	N 0°00'00" E	59.97
L19	N 0°00'00" E	0.67	L139	N 0°00'00" E	59.97	L140	N 0°00'00" E	59.97	L119	N 90°00'00" E	84.59	L141	N 0°00'00" E	59.97
L20	N 0°00'00" E	15.19	L140	N 0°00'00" E	59.97	L141	N 0°00'00" E	59.97	L120	N 90°00'00" E	84.59	L142	N 0°00'00" E	59.97
L21	N 0°00'00" E	15.19	L141	N 0°00'00" E	59.97	L142	N 0°00'00" E	59.97	L121	N 90°00'00" E	84.59	L143	N 0°00'00" E	59.97
L22	N 0°00'00" E	0.67	L142	N 0°00'00" E	59.97	L143	N 0°00'00" E	59.97	L122	N 90°00'00" E	84.59	L144	N 0°00'00" E	59.97
L23	N 0°00'00" E	27.11	L143	N 0°00'00" E	59.97	L144	N 0°00'00" E	59.97	L123	N 90°00'00" E	84.59	L145	N 0°00'00" E	59.97
L24	N 0°00'00" E	26.79	L144	N 0°00'00" E	59.97	L145	N 0°00'00" E	59.97	L124	N 90°00'00" E	84.59	L146	N 0°00'00" E	59.97
L25	N 0°00'00" E	0.67	L145	N 0°00'00" E	59.97	L146	N 0°00'00" E	59.97	L125	N 90°00'00" E	84.59	L147	N 0°00'00" E	59.97
L26	N 0°00'00" E	15.87	L146	N 0°00'00" E	59.97	L147	N 0°00'00" E	59.97	L126	N 90°00'00" E	84.59	L148	N 0°00'00" E	59.97
L27	N 0°00'00" E	15.87	L147	N 0°00'00" E	59.97	L148	N 0°00'00" E	59.97	L127	N 90°00'00" E	84.59	L149	N 0°00'00" E	59.97
L28	N 0°00'00" E	0.67	L148	N 0°00'00" E	59.97	L149	N 0°00'00" E	59.97	L128	N 90°00'00" E	84.59	L150	N 0°00'00" E	59.97
L29	N 0°00'00" E	27.11	L149	N 0°00'00" E	59.97	L150	N 0°00'00" E	59.97	L129	N 90°00'00" E	84.59	L151	N 0°00'00" E	59.97
L30	N 0°00'00" E	26.79	L150	N 0°00'00" E	59.97	L151	N 0°00'00" E	59.97	L130	N 90°00'00" E	84.59	L152	N 0°00'00" E	59.97
L31	N 0°00'00" E	0.67	L151	N 0°00'00" E	59.97	L152	N 0°00'00" E	59.97	L131	N 90°00'00" E	84.59	L153	N 0°00'00" E	59.97
L32	N 0°00'00" E	15.19	L152	N 0°00'00" E	59.97	L153	N 0°00'00" E	59.97	L132	N 90°00'00" E	84.59	L154	N 0°00'00" E	59.97
L33	N 0°00'00" E	15.19	L153	N 0°00'00" E	59.97	L154	N 0°00'00" E	59.97	L133	N 90°00'00" E	84.59	L155	N 0°00'00" E	59.97
L34	N 0°00'00" E	0.67	L154	N 0°00'00" E	59.97	L155	N 0°00'00" E	59.97	L134	N 90°00'00" E	84.59	L156	N 0°00'00" E	59.97
L35	S 0°00'00" E	16.07	L155	N 0°00'00" E	59.97	L156	N 0°00'00" E	59.97	L135	N 90°00'00" E	84.59	L157	N 0°00'00" E	59.97
L36	S 0°00'00" E	0.59	L156	N 0°00'00" E	59.97	L157	N 0°00'00" E	59.97	L136	N 90°00'00" E	84.59	L158	N 0°00'00" E	59.97
L37	S 0°00'00" E	26.92	L157	N 0°00'00" E	59.97	L158	N 0°00'00" E	59.97	L137	N 90°00'00" E	84.59	L159	N 0°00'00" E	59.97
L38	S 0°00'00" E	26.89	L158	N 0°00'00" E	59.97	L159	N 0°00'00" E	59.97	L138	N 90°00'00" E	84.59	L160	N 0°00'00" E	59.97
L39	S 0°00'00" E	0.59	L159	N 0°00'00" E	59.97	L160	N 0°00'00" E	59.97	L139	N 90°00'00" E	84.59	L161	N 0°00'00" E	59.97
L40	S 0°00'00" E	15.34	L160	N 0°00'00" E	59.97	L161	N 0°00'00" E	59.97	L140	N 90°00'00" E	84.59	L162	N 0°00'00" E	59.97

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 SANDY, UTAH 84070 (801) 482-7282  
 www.benchmarkcivil.com

DAVIS COUNTY RECORDER  
 RECORDED # 202537257  
 FILED AT THE COUNTY OF DAVIS, RECORDED AND  
 INDEXED AT THE OFFICE OF DAVIS COUNTY CLERK  
 DATE 5-19-21 TIME 2:33 PM BOOK 2743 PAGE 264  
 FEE \$ 262.50

SHEET 2 OF 3  
 100122227.DWG