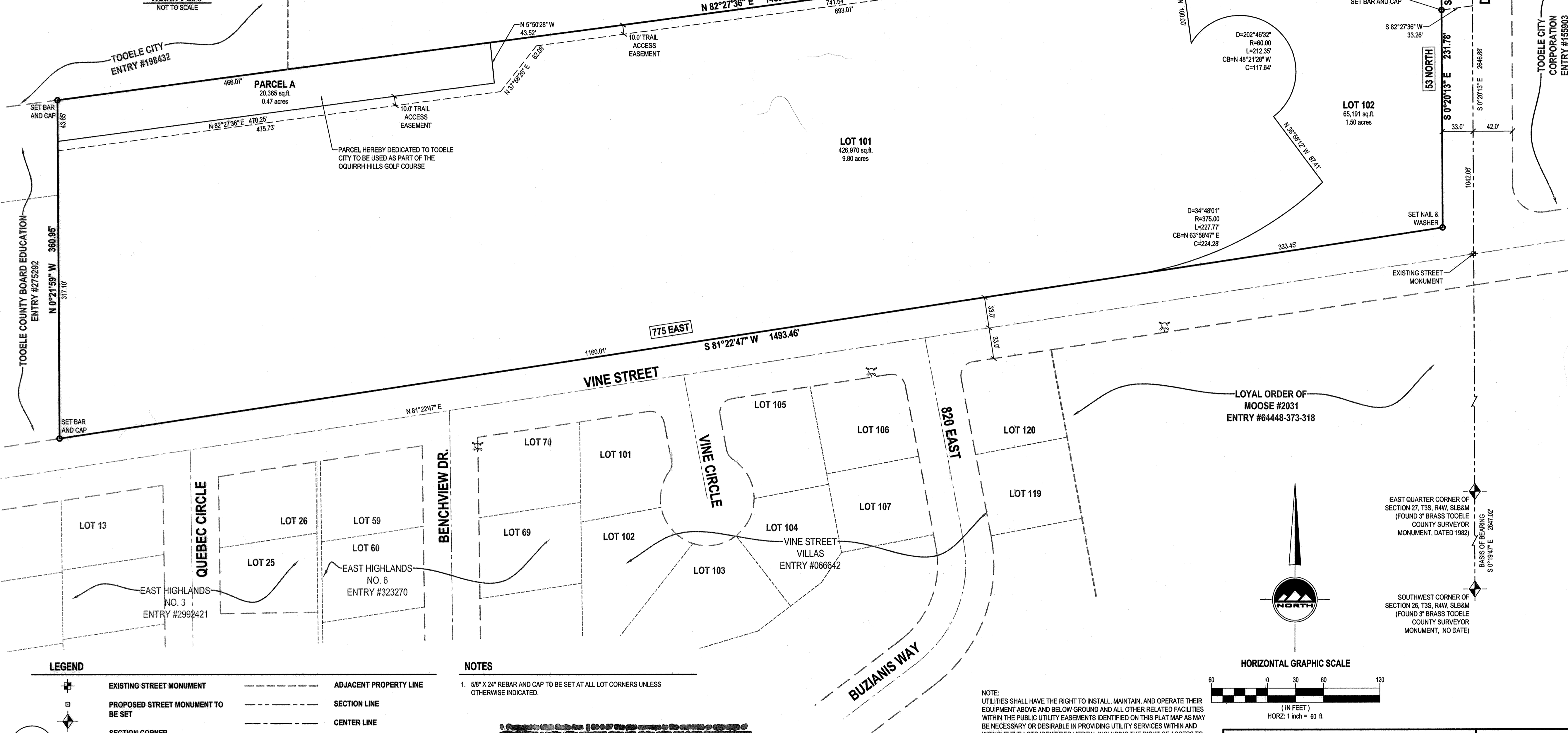


**FINAL PLAT**  
**TOOLEE CITY VINE STREET MINOR SUBDIVISION**  
 LOCATED IN THE NORTHEAST QUARTER OF SECTION 27,  
 TOWNSHIP 3 SOUTH, RANGE 4 WEST,  
 SALT LAKE BASE AND MERIDIAN  
 TOOLEE, TOOLEE COUNTY, UTAH

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.

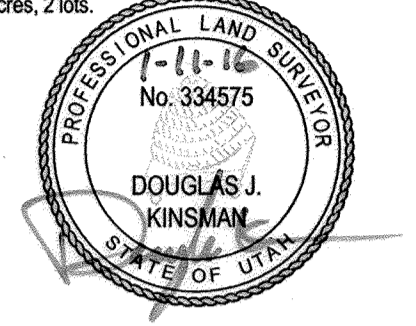
NORTHEAST CORNER OF SECTION 27, T3S, R4W, SLB&M (FOUND 3" BRASS TOOLEE COUNTY SURVEYOR MONUMENT, DATED 2013)



**SURVEYOR'S CERTIFICATE**  
 I, Douglas J. Kinsman, do hereby certify that I am a Professional Land Surveyor, and that I hold certificate No. 334575 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 TOOLEE CITY VINE STREET MINOR SUBDIVISION, and that the same has been correctly surveyed and staked on the ground as shown on this plat. I further certify that all lots meet frontage width and area requirements of the applicable zoning ordinances.

**BOUNDARY DESCRIPTION**  
 A parcel of land, situate in the Northeast Quarter of Section 27, Township 3 South, Range 4 West, Salt Lake Base and Meridian, said parcel also located in Toolee, Utah, more particularly described as follows:  
 Beginning at a point located at the point of intersection of the westerly line of Droubay Road, a publicly dedicated road, and the southerly line of the old Toolee Valley Rail Road right-of-way, said point being North 0°20'13" West 1042.06 feet along the Section line and South 82°27'36" West 33.26 feet along said right-of-way from the found 3" brass Toolee County Surveyor's monument dated 1982 representing the Quarter Corner between Sections 27 and 28, Township 3 South, Range 4 West, Salt Lake Base and Meridian, and running:  
 thence South 0°20'13" East 231.78 feet along said right-of-way, to the northerly right-of-way line of Vine Street, a publicly dedicated road;  
 thence South 81°22'47" West 1493.46 feet along said right-of-way;  
 thence North 0°21'59" West 360.95 feet to the southerly boundary of the Oakhurst Hills Golf Course;  
 thence North 82°27'36" East 1489.83 feet along said boundary, to the westerly line of said Droubay road;  
 thence South 0°20'13" East 100.81 feet along said westerly line, to the point of beginning.

Parcel contains: 512,526 square feet or 11.77 acres, 2 lots.  
 Date: Jan 11, 2016  
 Douglas J. Kinsman  
 License No. 334575



**OWNER'S DEDICATION**  
 Known all men by these present that the undersigned are the owner(s) of the heron described tract of land and hereby cause the same to be divided into lots and streets together with easements as set forth hereafter to be known as:  
**TOOLEE CITY VINE STREET MINOR SUBDIVISION**

The undersigned owner(s) hereby dedicate to Toolee City all those parts or portions of said tract of land on said plat. The undersigned owner(s) also hereby convey to any and all public utility companies providing service to the heron described tract a perpetual, non-exclusive easement over the streets and public utility easements shown on this plat, the same to be used for drainage and the installation, maintenance and operation of public utility service lines and facilities.

In witness whereof I have hereunto set my / our hand this 18th day of February A.D. 2016.  
 By: Patrick H. Dunlavy  
 By: \_\_\_\_\_  
 By: \_\_\_\_\_  
 By: \_\_\_\_\_

**CORPORATE ACKNOWLEDGMENT**  
 STATE OF UTAH, County of Toolee, ss.  
 On the 18th day of February, A.D. 2016, Patrick H. Dunlavy, personally appeared before me, the undersigned Notary Public, in and for said County of Toolee in the State of Utah, who after being duly sworn, acknowledged to me that He/She is the MAYOR of TOOLEE CITY CORPORATION, and that He/She signed the Owner's Dedication freely and voluntarily for and in behalf of said Corporation by authority of a resolution of its Board of Directors for the purposes therein mentioned and acknowledged to me that said Corporation executed the same.

MY COMMISSION EXPIRES: 7/5/2018  
 By: Jan C. Ogilvie RESIDING IN Toolee COUNTY, UTAH.  
 NOTARY PUBLIC

**CORPORATE ACKNOWLEDGMENT**  
 STATE OF UTAH, County of Toolee, ss.  
 On the \_\_\_\_\_ day of \_\_\_\_\_, A.D. 20\_\_\_\_, \_\_\_\_\_ personally appeared before me, the undersigned Notary Public, in and for said County of \_\_\_\_\_ in the State of Utah, who after being duly sworn, acknowledged to me that He/She is the \_\_\_\_\_ of \_\_\_\_\_ and that He/She signed the Owner's Dedication freely and voluntarily for and in behalf of said Corporation by authority of a resolution of its Board of Directors for the purposes therein mentioned and acknowledged to me that said Corporation executed the same.

MY COMMISSION EXPIRES: \_\_\_\_\_  
 NOTARY PUBLIC RESIDING IN \_\_\_\_\_ COUNTY, UTAH.  
 DATE: 1/11/16

**LEGEND**

	EXISTING STREET MONUMENT		ADJACENT PROPERTY LINE
	PROPOSED STREET MONUMENT TO BE SET		SECTION LINE
	SECTION CORNER		CENTER LINE
	5/8" X 24" REBAR WITH YELLOW PLASTIC CAP, OR NAIL STAMPED "ENSGN ENG. & LAND SURV."		EASEMENT LINE
	P.U.D.E. = PUBLIC UTILITY & DRAINAGE EASEMENT		RIGHT OF WAY LINE
	BOUNDARY LINE		ADJACENT RIGHT OF WAY LINE
			TANGENT LINE

**NOTES**  
 1. 5/8" X 24" REBAR AND CAP TO BE SET AT ALL LOT CORNERS UNLESS OTHERWISE INDICATED.

**NOTE:**  
 UTILITIES SHALL HAVE THE RIGHT TO INSTALL, MAINTAIN, AND OPERATE THEIR EQUIPMENT ABOVE AND BELOW GROUND AND ALL OTHER RELATED FACILITIES WITHIN THE PUBLIC UTILITY EASEMENTS IDENTIFIED ON THIS PLAT MAP AS MAY BE NECESSARY OR DESIRABLE IN PROVIDING UTILITY SERVICES WITHIN AND WITHOUT THE LOTS IDENTIFIED HEREIN, INCLUDING THE RIGHT OF ACCESS TO SUCH FACILITIES AND THE RIGHT TO REQUIRE REMOVAL OF ANY OBSTRUCTIONS INCLUDING STRUCTURES, TREES AND VEGETATION THAT MAY BE PLACED WITHIN THE P.U.E. THE UTILITY MAY REQUIRE THE LOT OWNER TO REMOVE ALL STRUCTURES WITHIN THE P.U.E. AT THE LOT OWNER'S EXPENSE, OR THE UTILITY MAY REMOVE SUCH STRUCTURES AT THE LOT OWNER'S EXPENSE. AT NO TIME MAY ANY PERMANENT STRUCTURES BE PLACED WITHIN THE P.U.E. OR ANY OTHER OBSTRUCTION WHICH INTERFERES WITH THE USE OF THE P.U.E. WITHOUT THE PRIOR WRITTEN APPROVAL OF THE UTILITIES WITH FACILITIES IN THE P.U.E.

**ENSIGN**  
 TOOLEE 169 North Main Street Unit 1 Toolee, Utah 84074 Phone: 435.843.3590 Fax: 435.578.0108 WWW.ENSIGNENG.COM

**SALT LAKE CITY**  
 LAYTON Phone: 801.252.0229 Phone: 801.541.1190 Phone: 435.882.1453 Phone: 435.882.2863

**SHEET 1 of 1**  
 PROJECT NUMBER: T1965  
 MANAGER: DJK  
 DRAWN BY: RDF  
 CHECKED BY: DJK  
 DATE: 1/11/16

**DEVELOPER**  
 TOOLEE CITY CORPORATION  
 90 NORTH MAIN STREET  
 TOOLEE, UTAH 84074  
 435-843-2130

**ROCKY MOUNTAIN POWER COMPANY**  
 ROCKY MOUNTAIN POWER, A DIVISION OF PACIFICORP APPROVES THIS PLAT SOLELY FOR THE PURPOSE OF CONFIRMING THAT THE PLAT CONTAINS PUBLIC UTILITY EASEMENTS. ROCKY MOUNTAIN POWER MAY REQUIRE OTHER EASEMENTS IN ORDER TO SERVE THIS DEVELOPMENT. THIS APPROVAL DOES NOT CONSTITUTE ABROGATION OR WAIVER OF ANY OTHER EXISTING RIGHTS, OBLIGATIONS, OR LIABILITIES PROVIDED BY LAW OR EQUITY. THIS APPROVAL DOES NOT CONSTITUTE ACCEPTANCE, APPROVAL, OR ACKNOWLEDGMENT OF ANY TERMS CONTAINED IN THE PLAT, INCLUDING THOSE SET FORTH IN THE OWNERS DEDICATION AND THE NOTES AND DOES NOT CONSTITUTE A GUARANTEE OF PARTICULAR TERMS OF ELECTRICAL UTILITIES SERVICE. FOR FURTHER INFORMATION PLEASE CONTACT ROCKY MOUNTAIN POWER AT 1-800-469-3981.  
 APPROVED THIS 14th DAY OF January, 2016, BY THE ROCKY MOUNTAIN POWER COMPANY.  
 By: Loa Baker estimator

**QUESTAR GAS COMPANY**  
 QUESTAR APPROVES THIS PLAT SOLELY FOR THE PURPOSE OF CONFIRMING THAT THE PLAT CONTAINS PUBLIC UTILITY EASEMENTS. QUESTAR MAY REQUIRE OTHER EASEMENTS IN ORDER TO SERVE THIS DEVELOPMENT. THIS APPROVAL DOES NOT CONSTITUTE ABROGATION OR WAIVER OF ANY OTHER EXISTING RIGHTS, OBLIGATIONS, OR LIABILITIES PROVIDED BY LAW OR EQUITY. THIS APPROVAL DOES NOT CONSTITUTE ACCEPTANCE, APPROVAL OR ACKNOWLEDGMENT OF ANY TERMS CONTAINED IN THE PLAT, INCLUDING THOSE SET FORTH IN THE OWNERS DEDICATION AND THE NOTES AND DOES NOT CONSTITUTE A GUARANTEE OF PARTICULAR TERMS OF NATURAL GAS SERVICE. FOR FURTHER INFORMATION PLEASE CONTACT QUESTAR'S RIGHT-OF-WAY DEPARTMENT AT 1-800-366-8532.  
 APPROVED THIS 14 DAY OF Jan, 2016, BY THE QUESTAR GAS COMPANY.  
 By: Wade Sneed Don Conrad

**TOOLEE CITY COUNCIL APPROVAL**  
 APPROVED THIS 3rd DAY OF February, 2016, BY THE TOOLEE CITY COUNCIL.  
 Attest: City Recorder

**COUNTY SURVEYOR DEPARTMENT**  
 APPROVED THIS 13 DAY OF January, 2016, BY THE TOOLEE COUNTY SURVEY DIRECTOR.  
 RECORD OF SURVEY FILE #1999-0055-01 & 2015-0084-01  
 By: Paul B. Nelson  
 TOOLEE COUNTY SURVEY DIRECTOR

**COUNTY HEALTH DEPARTMENT APPROVAL**  
 APPROVED THIS 14th DAY OF JANUARY, 2016, BY THE TOOLEE COUNTY HEALTH DEPARTMENT.  
 By: Jan T. Hode  
 TOOLEE COUNTY HEALTH DEPARTMENT

**COUNTY TREASURER**  
 APPROVED THIS 13 DAY OF January, 2016, BY THE TOOLEE COUNTY TREASURER.  
 By: Janet Hode  
 TOOLEE COUNTY TREASURER

**CITY ATTORNEY'S APPROVAL**  
 APPROVED AS TO FORM, THIS 3 DAY OF February, 2016, BY THE TOOLEE CITY ATTORNEY.  
 By: Paul E. Smith  
 TOOLEE CITY ATTORNEY

**CITY ENGINEER'S APPROVAL**  
 APPROVED AS TO FORM, THIS 24 DAY OF February, 2016, BY THE TOOLEE CITY ENGINEER.  
 By: Paul Jones  
 TOOLEE CITY ENGINEER

**COMMUNITY DEVELOPMENT APPROVAL**  
 APPROVED AS TO FORM THIS 25th DAY OF FEBRUARY, 2016, BY THE TOOLEE CITY COMMUNITY DEVELOPMENT.  
 By: Paul Jones  
 TOOLEE CITY COMMUNITY DEVELOPMENT

**PLANNING COMMISSION APPROVAL**  
 APPROVED THIS 14th DAY OF January, 2016, BY THE TOOLEE CITY PLANNING COMMISSION.  
 By: Paul Jones  
 CHAIRMAN TOOLEE CITY PLANNING COMMISSION

**TOOLEE CITY VINE STREET MINOR SUBDIVISION**  
 LOCATED IN THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN TOOLEE, TOOLEE COUNTY, UTAH

**TOOLEE COUNTY RECORDER**  
 RECORDED # 426075  
 STATE OF UTAH, COUNTY OF TOOLEE, RECORDED AND FILED AT THE REQUEST OF: Toolee City Corporation  
 DATE: March 15th, 2016 TIME: 1:24 pm  
 \$ 43.00  
 By: Phonda J. Green Deputy  
 TOOLEE COUNTY RECORDER