

NOTES:

- 1. In conjunction with the recordation of this plat for DAYBREAK VILLAGE IIA PLAT 7... 2. The "tract" subdivided by this Plat is hereby specifically subjected to a reservation by the Owner of (1) all oil, gas, geothermal and mineral rights... 3. All areas identified on this Plat as public rights-of-way are intended for public use... 4. The Owner reserves, in favor of Daybreak Kestrel Company, a Utah non-profit corporation... 5. On any lot in this Plat encumbered by a blanket PUEDE easement... 6. From and after recordation of this plat, any amendment thereto... 7. Certain lots on this Plat may be served by sewer laterals that are less than 11 feet below ground level... 8. The total development known as Daybreak... 9. For any "P" lots or "O" lots with paved sidewalks and/or walkways constructed... 10. Approval of this plat by South Jordan City does not mean that individual lot drainage to a road or retention facility is approved...

EASEMENT NOTE:

Owner certifies that the easements, claims of easements, or encumbrances on the platted property which are shown by public records are shown on this plat based on the title report issued by Cottonwood Title, Order Number 116618-TDF, Amendment No. 1, with an effective date of September 3, 2021.

HIGH GROUND WATER:

Many areas in South Jordan City have ground water problems due to high (fluctuating) water table. Approval of this plat does not constitute representation by the City that building at any specified elevation will solve groundwater problems, if any.

SEWER LATERAL NOTE:

All lots contained within this Plat are served by private sewer laterals. The owner(s) of a lot in this Plat or any portion of an Alpha Parcel which is served by a sewer lateral which traverses a lot labeled "P" or "O", a public right-of-way, or a PUEDE easement is hereby granted an easement over and through such "P" and/or "O" lots, public right-of-way and/or PUEDE easements for the purpose of allowing such owner(s) the right to operate, maintain and repair such sewer lateral.

NOTICE:

Potential purchasers of property described on this plat are advised by South Jordan City to familiarize themselves with all notes, lot information, easements and other pertinent information contained on this plat and also with any Covenants, Conditions and Restrictions ("CCRs") recorded against such property, including those described in note 1 of this plat.

DAYBREAK VILLAGE IIA PLAT 7 AMENDING LOT 2101 OF THE VP DAYBREAK OPERATIONS-INVESTMENTS PLAT 1

Located in the South Half of Section 22, T35, R21N, Salt Lake Base and Meridian February, 2021

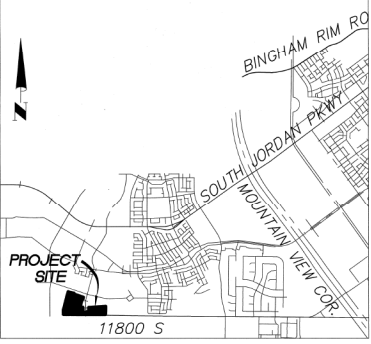
Table with 2 columns: Description and Area. Includes 'Containing 161 Lots 10.475 acres', 'Containing 6 P-Lots 1.750 acres', 'Containing 9 Public Lanes 1.465 acres', 'Street Right-of-Way 1.655 acres', 'Total boundary acreage 15.345 acres'.

OWNER:

VP DAYBREAK DEVCO LLC 11248 Kestrel Rise Road, Suite 201 South Jordan, Utah 84009

PROJECT MANAGER:

Daybreak Communities 11248 Kestrel Rise Road, Suite 201 South Jordan, Utah 84009



OWNER'S DEDICATION

Know all men by these presents that the undersigned owner of the above described tract of land, having caused the same to be subdivided into lots and streets to be hereafter known as:

DAYBREAK VILLAGE IIA PLAT 7 AMENDING LOT 2101 OF THE VP DAYBREAK OPERATIONS-INVESTMENTS PLAT 1

do hereby dedicate for perpetual use of the public all parcels of land and easements as shown on this plat as intended for public use.

In witness whereof I have hereunto set my hand this 17th day of March, A.D. 2021.

VP Daybreak Devco LLC, a Delaware limited liability company

By: Daybreak Communities LLC, a Delaware limited liability company

Ty K. McCutchen President & CEO

CORPORATE ACKNOWLEDGMENT

"The Owner's Dedication was acknowledged before me this 17th day of March, 2021 by Ty K. McCutchen as President & CEO for Daybreak Communities LLC, a Delaware limited liability company, the project manager of VP Daybreak Devco LLC, a Delaware limited liability company."

Tara Betty Donnelly Notary Public, State of Utah My Commission Expires On May 10, 2025

SURVEYOR'S CERTIFICATE

I, Eric D. Robins do hereby certify that I am a Professional Land Surveyor, and that I hold certificate No. 9152671 as prescribed under the laws of the State of Utah. I further certify that by the authority of the owners, I have made a survey of the tract of land about which is described below and have subdivided said tract of land into lots and streets, hereafter to be known as DAYBREAK VILLAGE IIA PLAT 7 and the same has been correctly surveyed and staked on the ground as shown on this plat.

Eric D. Robins Professional Land Surveyor Utah Certificate No. 9152671



3/3/21 Date

BOUNDARY DESCRIPTION:

Being a portion of Lot 2101 of the VP Daybreak Operations-Investments Plat 1 subdivision according to the official plat thereof, recorded as Entry No. 1257292 in Book 2017P at Page 176 in the Office of the Salt Lake County Recorder more particularly described as follows:

Beginning at the intersection of the Northerly right-of-way line of Skip Rock Road and the Westerly right-of-way line of Silver Pond Drive, said point lies South 89°56'37" East 2545.826 feet along the Daybreak Baseline Southeast (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T35, R21N and the Southeast Corner of Section 23, T35, R21N) and North 486.406 feet between the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along said Skip Rock Road North 74°10'14" West 244.003 feet, thence North 85°08'46" East 398.206 feet to a southeasterly corner of Daybreak Village IIA Plat 5, subdivision, thence along said Daybreak Village IIA Plat 5 South 74°37'00" East 244.005 feet to said westerly right-of-way line of Silver Pond Drive, thence along said Silver Pond Drive South 15°08'46" West 398.196 feet to the point of beginning. Property contains 2.233 acres.

Also and together with the following described tract of land: Beginning at a point on the Northerly right-of-way line of Skip Rock Road, said point being a point on a 473.000 foot radius non tangent curve to the right, (radius bears North 110°11' East), Chord North 75°33'52" West 17.141 feet; said point lies South 89°56'37" East 2998.228 feet along the Daybreak Baseline Southeast (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T35, R21N and the Southeast Corner of Section 23, T35, R21N) and North 391.746 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along said Silver Pond Drive, thence along said Silver Pond Drive North 89°56'37" East 366.392 feet to a southeasterly corner of Future Daybreak Village IIA Plat 5, subdivision, thence along said Future Daybreak Village IIA Plat 5, extending along Future Daybreak Village IIA Plat 5 subdivision South 71°45'46" East 337.488 feet, thence along said Future Daybreak Village IIA Plat 5 the following (4) courses: (1) South 51°08'46" West 70.022 feet; (2) North 71°45'46" West 21.027 feet; (3) South 81°08'46" West 54.000 feet; (4) South 15°08'46" West 225.433 feet to the point of beginning. Property contains 2.561 acres.

Also and together with the following described tract of land: Beginning at the intersection of the North right-of-way line of 11800 South Street and the Westerly right-of-way line of Silver Pond Drive, said point lies South 89°56'37" East 2454.877 feet along the Daybreak Baseline Southeast (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T35, R21N and the Southeast Corner of Section 23, T35, R21N) and North 48.076 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along said 11800 South Street, North 89°49'44" West 239.001 feet; thence North 174.712 feet; thence North 15°08'46" East 204.413 feet to the Southerly right-of-way of Skip Rock Road; thence along said Skip Rock Road South 74°10'14" East 244.003 feet to the westerly right-of-way of Silver Pond Drive; thence along said Silver Pond Drive the following (2) courses: (1) South 15°08'46" West 274.548 feet; (2) South 102.805 feet to the point of beginning. Property contains 2.374 acres.

Also and together with the following described tract of land: Beginning at the intersection of the North right-of-way line of 11800 South Street and the Westerly right-of-way line of Watercourse Road, said point also being a southeasterly corner of said Future Daybreak Village IIA Plat 6 subdivision, said point lies South 89°56'37" East 3087.886 feet along the Daybreak Baseline Southeast (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T35, R21N and the Southeast Corner of Section 23, T35, R21N) and North 46.741 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along said 11800 South Street, North 89°49'44" West 239.001 feet; thence North 174.712 feet; thence North 15°08'46" East 204.413 feet to the Southerly right-of-way of Skip Rock Road; thence along said Skip Rock Road the following (3) courses: (1) North 74°10'14" East 287.861 feet to a point on a 527.000 foot radius tangent curve to the left, (radius bears North 15°08'46" East, Chord South 89°56'37" East 10.802 feet); (2) along the arc of said curve 11.007 feet through a central angle of 12°04'20"; (3) South 86°55'22" East 15.724 feet to a Northeast Corner of said Future Daybreak Village IIA Plat 6, thence along said Future Daybreak Village IIA Plat 6 the following (7) courses: (1) South 03°04'38" West 10.000 feet; (2) South 86°55'22" East 11.208 feet; (3) South 03°04'38" West 34.948 feet; (4) South 83.048 feet; (5) South 77°31'06" East 24.525 feet; (6) East 61.173 feet; (7) South 74.021 feet to the point of beginning. Property contains 3.500 acres.

Also and together with the following described tract of land: Beginning at the intersection of the North right-of-way line of 11800 South Street and the Easterly right-of-way line of Watercourse Road, said point also being a Southeast Corner of said Future Daybreak Village IIA Plat 6 subdivision, said point lies South 89°56'37" East 314.826 feet along the Daybreak Baseline Southeast (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T35, R21N and the Southeast Corner of Section 23, T35, R21N) and North 46.624 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along said Future Daybreak Village IIA Plat 6 the following (3) courses: (1) North 102.205 feet; (2) East 10.000 feet; (3) North 166.072 feet to a point on a 527.000 foot radius non tangent curve to the left, (radius bears North 02°05'52" West, Chord North 86°49'48" East 20.560 feet) to the Southerly right-of-way line of Skip Rock Road, thence along said Skip Rock Road the following (2) courses: (1) along the arc of said curve 20.962 feet through a central angle of 02°16'44"; (2) North 85°41'21" East 645.898 feet to the West right-of-way line of Flying Fish Drive; thence along said Flying Fish Drive the following (2) courses: (1) South 66.474 feet; (2) South 02°05'05" West 254.027 feet to said North right-of-way line of 11800 South Street; thence along said 11800 South Street North 89°49'08" West 745.910 feet to the point of beginning. Property contains 4.677 acres.

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.

RECORD OF SURVEY

REC. NO. None DATE 3/15/21 SIGNATURE Steve L. Taylor



8089 SOUTH 1300 WEST, SUITE 160 WEST JORDAN, UT 84086 903.928.0004 TEL 903.960.6811 FAX WWW.PERIGEECONSULTING.COM

EASEMENT APPROVAL: SALT LAKE VALLEY HEALTH DEPARTMENT APPROVED AS TO FORM THIS 12th DAY OF September, A.D. 2021. SOUTH VALLEY SEWER DISTRICT APPROVED AS TO FORM THIS 22nd DAY OF September, A.D. 2021. PLANNING DEPARTMENT APPROVED AS TO FORM THIS 12th DAY OF October, A.D. 2021. SOUTH JORDAN CITY ENGINEER I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE. DATE 3/20/21 BY Daybreak Communities

OFFICE OF THE CITY ATTORNEY APPROVED AS TO FORM THIS 13th DAY OF September, A.D. 2021. SOUTH JORDAN CITY ENGINEER APPROVED AS TO FORM THIS 22nd DAY OF October, A.D. 2021. OFFICE OF THE CITY ATTORNEY APPROVED AS TO FORM THIS 16th DAY OF October, A.D. 2021.

REQUIREMENTS OF UTAH, COUNTY OF SALT LAKE, RECORDED IN THE DEPARTMENT OF: VP Daybreak Operations, LLC DATE: 10/12/2021 TIME: 10:35 AM BOOK: 2021P PAGE: 255 \$ 931.00



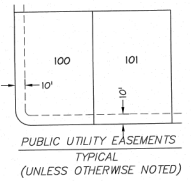
TARA BETTY DONNELLY Notary Public, State of Utah My Commission Expires On May 10, 2025

Sheet 1 of 12

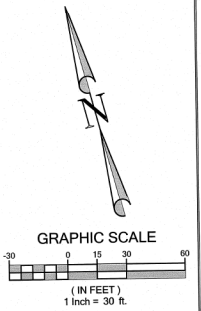
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**LEGEND**

- ⊕ FOUND SALT LAKE COUNTY SECTION CORNER
- ⊙ PROPOSED STREET MONUMENT
- ⊙ EXISTING STREET MONUMENT
- SH/BA ADDRESS WITH ABBREVIATION OF STREET OR LANE
- 1' DRAINAGE EASEMENT PARALLEL TO LOT LINE (UNLESS NOTED OTHERWISE)
- ▨ PUBLIC RIGHT-OF-WAY. SOUTH JORDAN CITY WILL NOT PROVIDE SNOW REMOVAL, STREET SWEEPING OR GARBAGE COLLECTION IN THESE AREAS. SNOW REMOVAL AND STREET SWEEPING ARE THE RESPONSIBILITY OF THE ADJACENT LOT OWNERS. GARBAGE CANS MUST BE PLACED ON THE THROUGH PORTION OF THE ADJACENT LANE OR STREET.
- ▨ VEHICULAR INGRESS/EGRESS AND DRAINAGE EASEMENT



- DRAINAGE EASEMENTS**
- ① 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 511-514 & LOT P-119 (APPLIES TO ALL LOT LINES FOR SAID LOTS)
  - ② 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 520-527 & LOT P-120 (APPLIES TO ALL LOT LINES FOR SAID LOTS)
  - ③ 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 530-542 & LOT P-122 (APPLIES TO ALL LOT LINES FOR SAID LOTS)
  - ④ 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 557-570 & LOT P-123 (APPLIES TO ALL LOT LINES FOR SAID LOTS)
  - ⑤ 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 587-601 & LOT P-124 (APPLIES TO ALL LOT LINES FOR SAID LOTS)

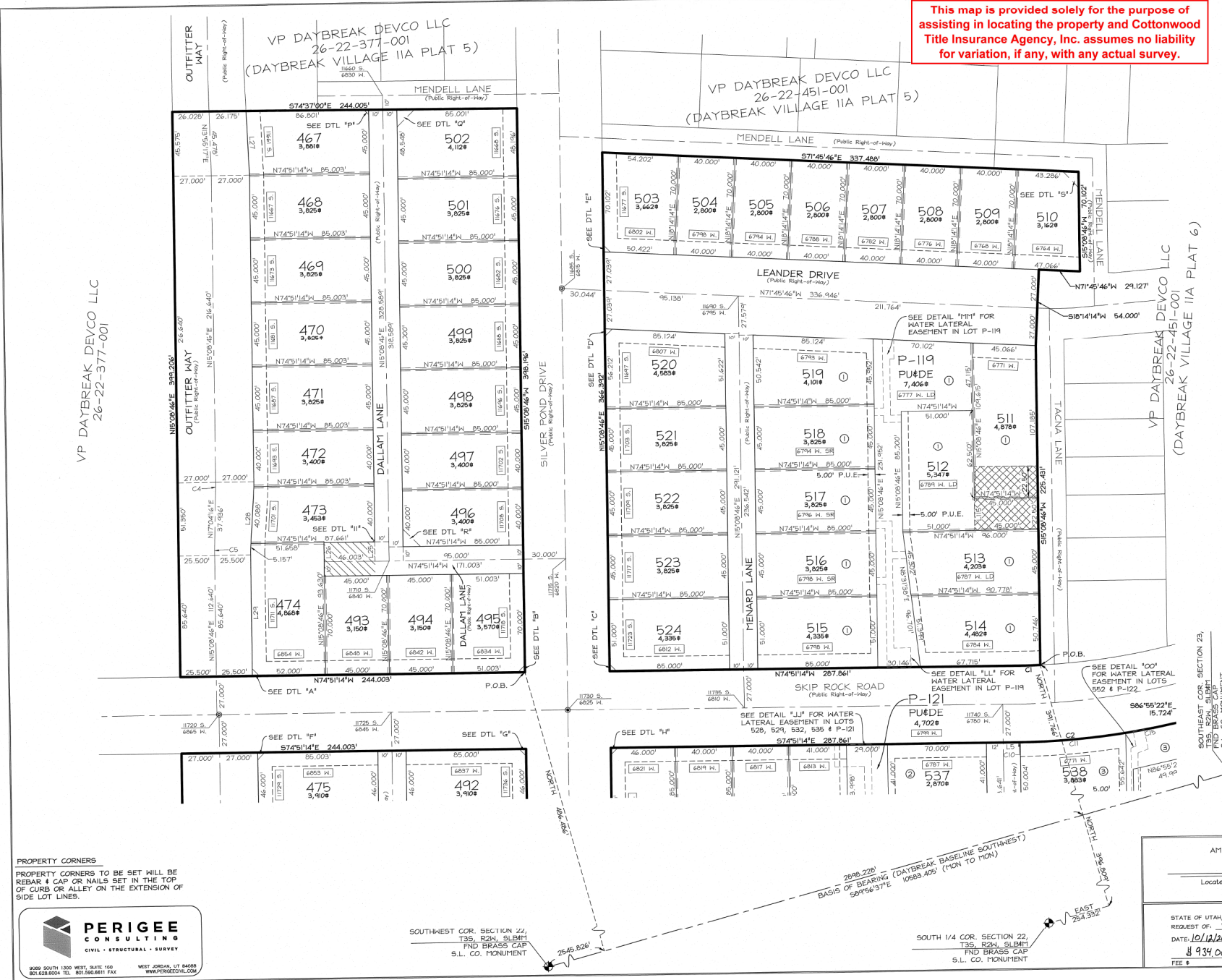


Sheet 2 of 12

DAYBREAK VILLAGE IIA PLAT 7  
AMENDING LOT ZIGI OF THE VP DAYBREAK OPERATIONS-INVESTMENTS PLAT 1

Located in the South Half of Section 22, T35, R24W, Salt Lake Base and Meridian

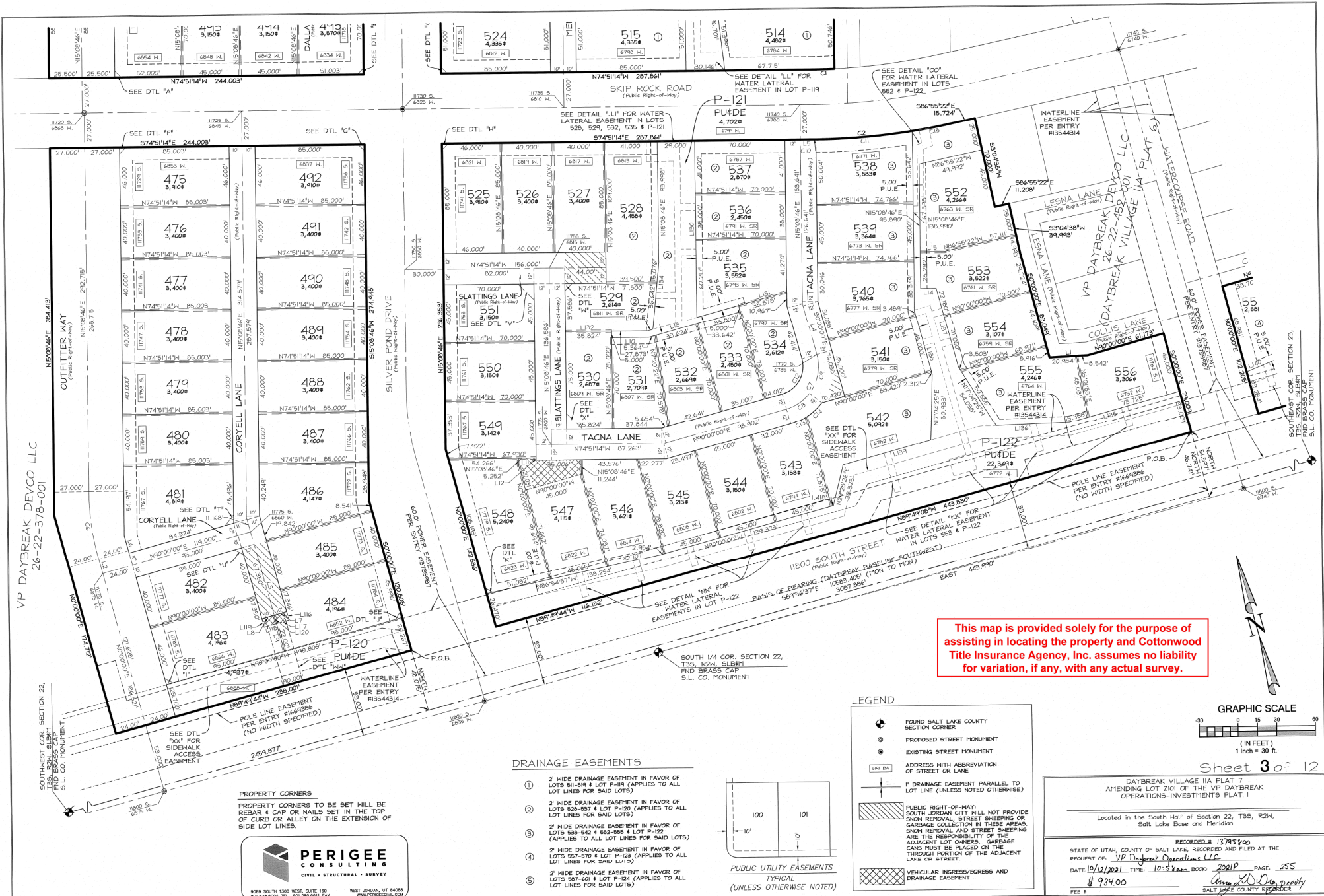
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REQUEST OF: VP Daybreak Operations LLC  
DATE: 10/12/2021 TIME: 10:58am BOOK: 2021P PAGE: 255  
\$ 934.00  
SALT LAKE COUNTY RECORDER



**PROPERTY CORNERS**  
PROPERTY CORNERS TO BE SET WILL BE REBAR & CAP OR NAILS SET IN THE TOP OF CURB OR ALLEY ON THE EXTENSION OF SIDE LOT LINES.

**PERIGEE CONSULTING**  
CIVIL • SURVEYING • SURVEY

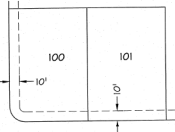
9009 SOUTH 1200 WEST, SUITE 100  
SALT LAKE COUNTY, UT 84119  
WEST JORDAN, UT 84068  
WWW.PERIGEECIVIL.COM



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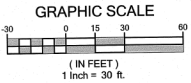
**DRAINAGE EASEMENTS**

- ① 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 518-521 & LOT P-119 (APPLIES TO ALL LOT LINES FOR SAID LOTS)
- ② 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 528-537 & LOT P-120 (APPLIES TO ALL LOT LINES FOR SAID LOTS)
- ③ 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 538-542 & LOT P-122 (APPLIES TO ALL LOT LINES FOR SAID LOTS)
- ④ 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 557-570 & LOT P-123 (APPLIES TO ALL LOT LINES FOR SAID LOTS)
- ⑤ 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 547-549 & LOT P-124 (APPLIES TO ALL LOT LINES FOR SAID LOTS)



**LEGEND**

- FOUND SALT LAKE COUNTY SECTION CORNER
- ⊙ PROPOSED STREET MONUMENT
- ⊙ EXISTING STREET MONUMENT
- SR# 101 ADDRESS WITH ABREVIATION OF STREET OR LANE
- 1' DRAINAGE EASEMENT PARALLEL TO LOT LINE (UNLESS NOTED OTHERWISE)
- ▨ PUBLIC RIGHT-OF-WAY, SOUTH JORDAN CITY WILL NOT PROVIDE SNOW REMOVAL, STREET SWEEPING OR GARBAGE COLLECTION IN THESE AREAS. SNOW REMOVAL AND STREET SWEEPING ARE THE RESPONSIBILITY OF THE ADJACENT LOT OWNERS. GARBAGE CANS MUST BE PLACED ON THE THROUGH PORTION OF THE ADJACENT LANE OR STREET.
- ▨ VEHICULAR INGRESS/EGRESS AND DRAINAGE EASEMENT



Sheet 3 of 12

DAYBREAK VILLAGE IIA PLAT 7  
AMENDING LOT 2101 OF THE VP DAYBREAK OPERATIONS-INVESTMENT'S PLAT 1

Located in the South Half of Section 22, T3S, R24W, Salt Lake Base and Meridian

RECORDED 1374590  
STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE PROJECT OF: VP Daybreak Operations LLC  
DATE: 10/12/2021, TIME: 10:58 AM, BOOK: 2021P, PAGE: 255  
\$ 934.00  
SALT LAKE COUNTY RECORDER

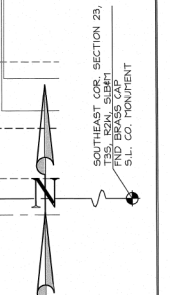
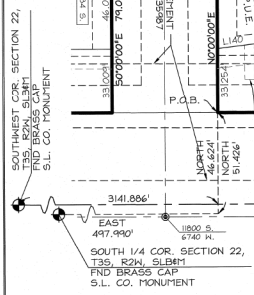
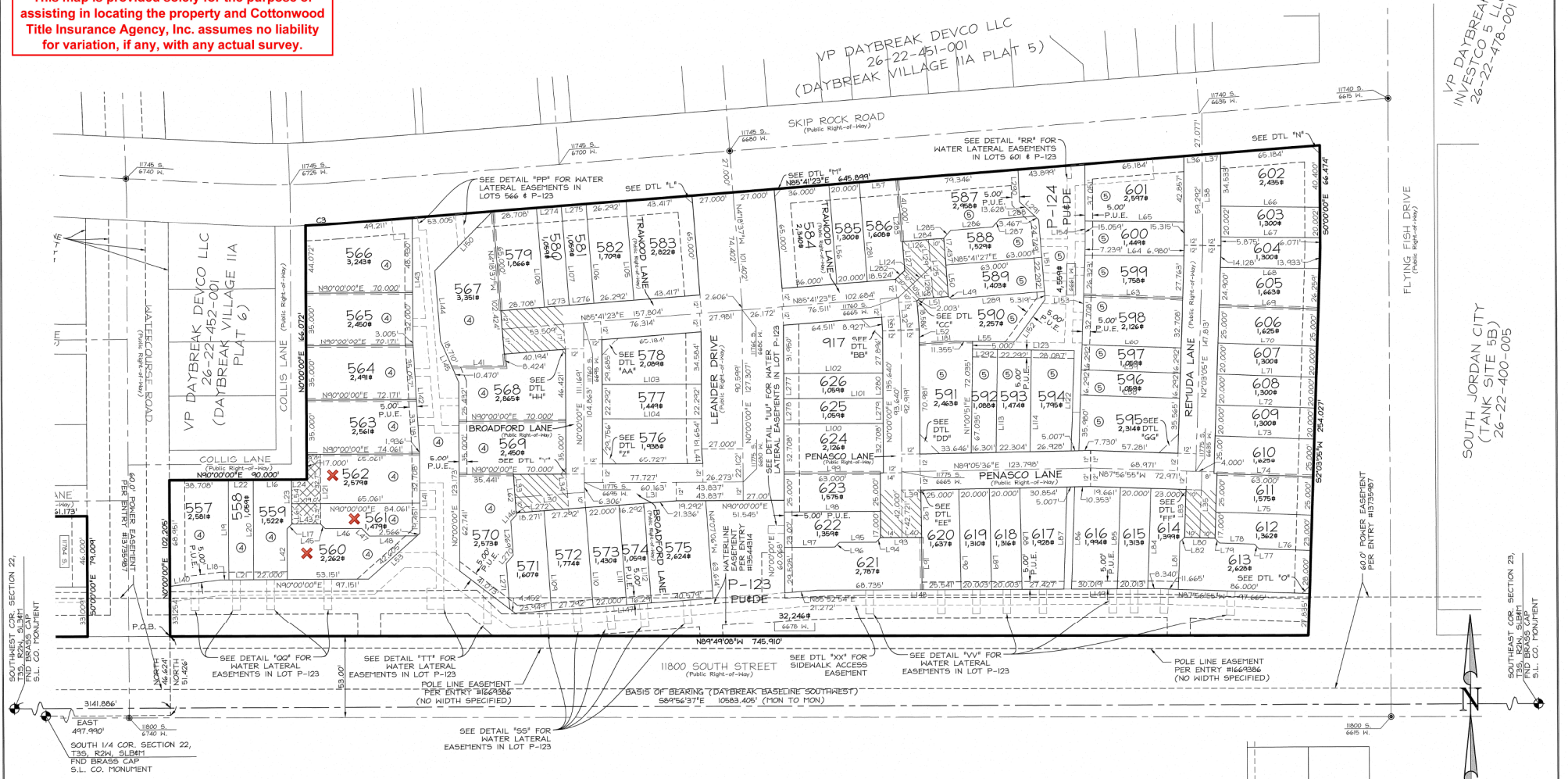
**PERIGEE CONSULTING**  
CIVIL · STRUCTURAL · SURVEY

8089 SOUTH 1300 WEST, SUITE 100 WEST JORDAN, UT 84088  
801.528.8004 TEL 801.590.6111 FAX WWW.PERIGEECONSULTING.COM

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VP DAYBREAK DEVCO LLC  
26-22-451-001  
(DAYBREAK VILLAGE IIA PLAT 5)

VP DAYBREAK INVESTCO S LLC  
26-22-478-001



**PROPERTY CORNERS**  
PROPERTY CORNERS TO BE SET WILL BE REBAR, CAP OR NAILS SET IN THE TOP OF CURB OR ALLEY ON THE EXTENSION OF SIDE LOT LINES.

**PERIGEE CONSULTING**  
CIVIL - STRUCTURAL - SURVEY

8089 SOUTH 1300 WEST, SUITE 160  
801-428-6004 TEL. 801-890-4811 FAX  
WEST JORDAN, UT 84088  
WWW.PERIGEECON.COM

LOT	ADDRESS	LOT	ADDRESS	LOT	ADDRESS
567	11761 S. WATERBOURNE ROAD	567	6467 W. SKIP ROCK ROAD	577	11764 S. FLYING FISH DRIVE
568	6734 N. 1800 SOUTH	568	11764 S. FLYING FISH DRIVE	578	11765 S. FLYING FISH DRIVE
569	6730 N. 1800 SOUTH	569	6676 N. SKIP ROCK ROAD	579	11774 S. FLYING FISH DRIVE
570	6726 N. 1800 SOUTH	570	11783 S. FLYING FISH DRIVE	580	11775 S. FLYING FISH DRIVE
571	6722 N. 1800 SOUTH	571	6677 N. SKIP ROCK ROAD	581	11776 S. FLYING FISH DRIVE
572	6718 N. 1800 SOUTH	572	6678 N. SKIP ROCK ROAD	582	11786 S. FLYING FISH DRIVE
573	6714 N. 1800 SOUTH	573	6679 N. SKIP ROCK ROAD	583	6628 N. 1800 SOUTH
574	6710 N. 1800 SOUTH	574	6680 N. SKIP ROCK ROAD	584	6629 N. 1800 SOUTH
575	6706 N. 1800 SOUTH	575	6681 N. SKIP ROCK ROAD	585	6630 N. 1800 SOUTH
576	6702 N. 1800 SOUTH	576	6682 N. SKIP ROCK ROAD	586	6631 N. 1800 SOUTH
577	6698 N. 1800 SOUTH	577	6683 N. SKIP ROCK ROAD	587	6632 N. 1800 SOUTH
578	6694 N. 1800 SOUTH	578	6684 N. SKIP ROCK ROAD	588	6633 N. 1800 SOUTH
579	6690 N. 1800 SOUTH	579	6685 N. SKIP ROCK ROAD	589	6634 N. 1800 SOUTH
580	6686 N. 1800 SOUTH	580	6686 N. SKIP ROCK ROAD	590	6635 N. 1800 SOUTH
581	6682 N. 1800 SOUTH	581	6687 N. SKIP ROCK ROAD	591	6636 N. 1800 SOUTH
582	6678 N. 1800 SOUTH	582	6688 N. SKIP ROCK ROAD	592	6637 N. 1800 SOUTH
583	6674 N. 1800 SOUTH	583	6689 N. SKIP ROCK ROAD	593	6638 N. 1800 SOUTH
584	6670 N. 1800 SOUTH	584	6690 N. SKIP ROCK ROAD	594	6639 N. 1800 SOUTH
585	6666 N. 1800 SOUTH	585	6691 N. SKIP ROCK ROAD	595	6640 N. 1800 SOUTH
586	6662 N. 1800 SOUTH	586	6692 N. SKIP ROCK ROAD	596	6641 N. 1800 SOUTH
587	6658 N. 1800 SOUTH	587	6693 N. SKIP ROCK ROAD	597	6642 N. 1800 SOUTH
588	6654 N. 1800 SOUTH	588	6694 N. SKIP ROCK ROAD	598	6643 N. 1800 SOUTH
589	6650 N. 1800 SOUTH	589	6695 N. SKIP ROCK ROAD	599	6644 N. 1800 SOUTH
590	6646 N. 1800 SOUTH	590	6696 N. SKIP ROCK ROAD	600	6645 N. 1800 SOUTH
591	6642 N. 1800 SOUTH	591	6697 N. SKIP ROCK ROAD	601	6646 N. 1800 SOUTH
592	6638 N. 1800 SOUTH	592	6698 N. SKIP ROCK ROAD	602	6647 N. 1800 SOUTH
593	6634 N. 1800 SOUTH	593	6699 N. SKIP ROCK ROAD	603	6648 N. 1800 SOUTH
594	6630 N. 1800 SOUTH	594	6700 N. SKIP ROCK ROAD	604	6649 N. 1800 SOUTH
595	6626 N. 1800 SOUTH	595	6701 N. SKIP ROCK ROAD	605	6650 N. 1800 SOUTH
596	6622 N. 1800 SOUTH	596	6702 N. SKIP ROCK ROAD	606	6651 N. 1800 SOUTH
597	6618 N. 1800 SOUTH	597	6703 N. SKIP ROCK ROAD	607	6652 N. 1800 SOUTH
598	6614 N. 1800 SOUTH	598	6704 N. SKIP ROCK ROAD	608	6653 N. 1800 SOUTH
599	6610 N. 1800 SOUTH	599	6705 N. SKIP ROCK ROAD	609	6654 N. 1800 SOUTH
600	6606 N. 1800 SOUTH	600	6706 N. SKIP ROCK ROAD	610	6655 N. 1800 SOUTH
601	6602 N. 1800 SOUTH	601	6707 N. SKIP ROCK ROAD	611	6656 N. 1800 SOUTH
602	6598 N. 1800 SOUTH	602	6708 N. SKIP ROCK ROAD	612	6657 N. 1800 SOUTH
603	6594 N. 1800 SOUTH	603	6709 N. SKIP ROCK ROAD	613	6658 N. 1800 SOUTH
604	6590 N. 1800 SOUTH	604	6710 N. SKIP ROCK ROAD	614	6659 N. 1800 SOUTH
605	6586 N. 1800 SOUTH	605	6711 N. SKIP ROCK ROAD	615	6660 N. 1800 SOUTH
606	6582 N. 1800 SOUTH	606	6712 N. SKIP ROCK ROAD	616	6661 N. 1800 SOUTH
607	6578 N. 1800 SOUTH	607	6713 N. SKIP ROCK ROAD	617	6662 N. 1800 SOUTH
608	6574 N. 1800 SOUTH	608	6714 N. SKIP ROCK ROAD	618	6663 N. 1800 SOUTH
609	6570 N. 1800 SOUTH	609	6715 N. SKIP ROCK ROAD	619	6664 N. 1800 SOUTH
610	6566 N. 1800 SOUTH	610	6716 N. SKIP ROCK ROAD	620	6665 N. 1800 SOUTH
611	6562 N. 1800 SOUTH	611	6717 N. SKIP ROCK ROAD	621	6666 N. 1800 SOUTH
612	6558 N. 1800 SOUTH	612	6718 N. SKIP ROCK ROAD	622	6667 N. 1800 SOUTH
613	6554 N. 1800 SOUTH	613	6719 N. SKIP ROCK ROAD	623	6668 N. 1800 SOUTH

- DRAINAGE EASEMENTS**
- 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 511-514 & LOT P-118 (APPLIES TO ALL LOT LINES FOR SAID LOTS)
  - 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 528-537 & LOT P-120 (APPLIES TO ALL LOT LINES FOR SAID LOTS)
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  - 2' WIDE DRAINAGE EASEMENT IN FAVOR OF LOTS 567-601 & LOT P-124 (APPLIES TO ALL LOT LINES FOR SAID LOTS)

**LEGEND**

- FOUND SALT LAKE COUNTY SECTION CORNER
- PROPOSED STREET MONUMENT
- EXISTING STREET MONUMENT
- ADDRESS WITH ABBREVIATION OF STREET OR LANE
- 2' WIDE DRAINAGE EASEMENT PARALLEL TO LOT LINE (UNLESS NOTED OTHERWISE)
- PUBLIC RIGHT-OF-WAY: SOUTH JORDAN CITY WILL NOT PROVIDE SNOW REMOVAL, STREET SWEEPING OR GARBAGE COLLECTION IN THESE AREAS. SNOW REMOVAL AND STREET SWEEPING ARE THE RESPONSIBILITY OF THE ADJACENT LOT OWNERS. GARBAGE CANS MUST BE PLACED ON THE THURSDAY PORTION OF THE ADJACENT LANE OR STREET.
- VEHICULAR INGRESS/EGRESS AND DRAINAGE EASEMENT

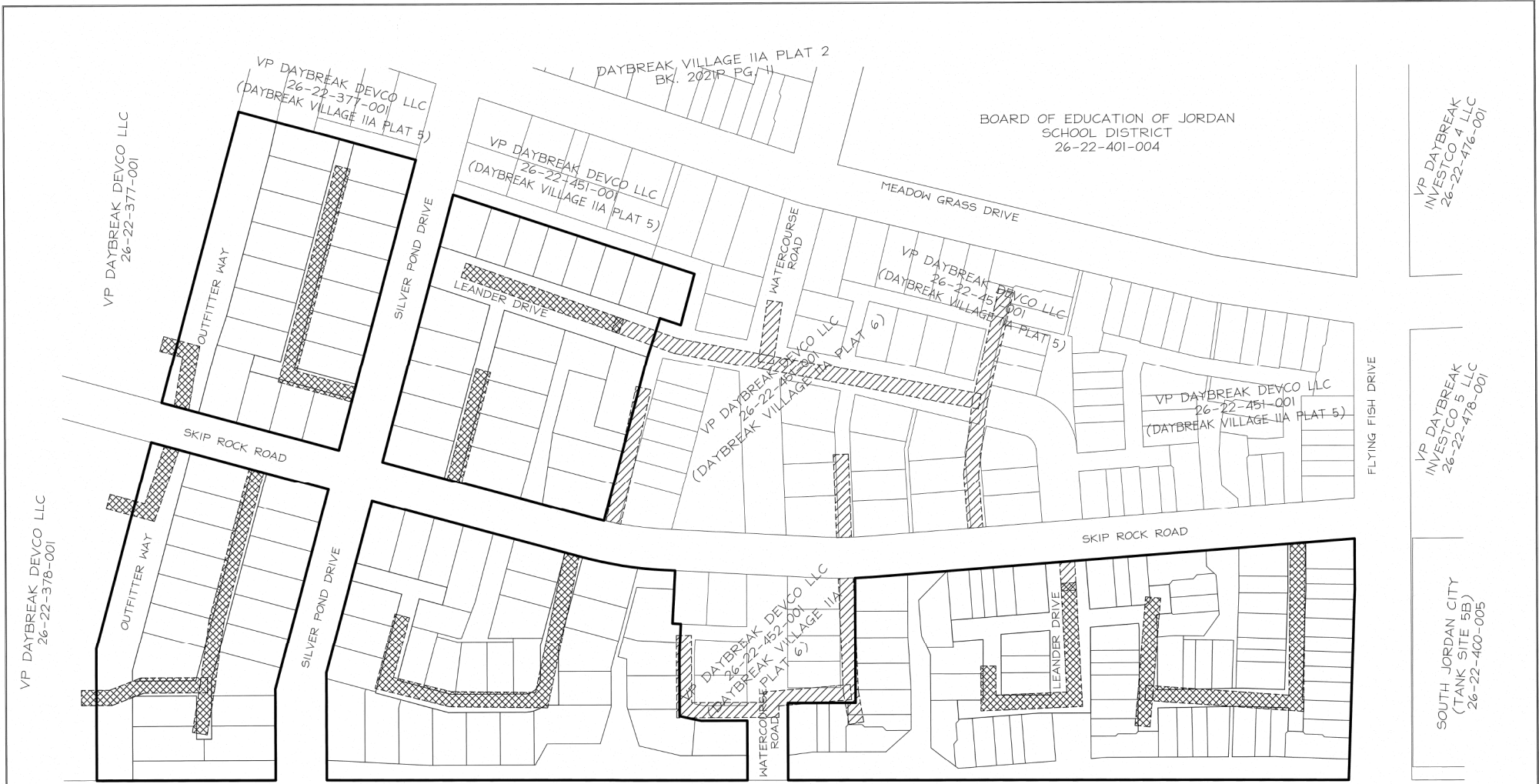
**GRAPHIC SCALE**  
1 inch = 30 ft.

Sheet 4 of 12

DAYBREAK VILLAGE IIA PLAT 7  
APPENDING LOT 2101 OF THE VP DAYBREAK OPERATIONS-INVESTMENTS PLAT 1

Located in the South Half of Section 22, T35, R24, Salt Lake Base and Meridian

RECORDED # 13795800  
STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF: VP Daybreak Operations LLC  
DATE: 10/14/2021 TIME: 10:51am BOOK: 202P PAGE: 255  
\$ 934.00  
Amy A. Wells Deputy  
SALT LAKE COUNTY RECORDER



VP DAYBREAK DEVCO LLC  
26-22-378-001

VP DAYBREAK DEVCO LLC  
26-22-377-001

VP DAYBREAK DEVCO LLC  
26-22-377-001  
(DAYBREAK VILLAGE IIA PLAT 5)

VP DAYBREAK DEVCO LLC  
26-22-451-001  
(DAYBREAK VILLAGE IIA PLAT 5)

VP DAYBREAK DEVCO LLC  
26-22-451-001  
(DAYBREAK VILLAGE IIA PLAT 5)

VP DAYBREAK DEVCO LLC  
26-22-451-001  
(DAYBREAK VILLAGE IIA PLAT 5)

VP DAYBREAK DEVCO LLC  
26-22-451-001  
(DAYBREAK VILLAGE IIA PLAT 5)

VP DAYBREAK DEVCO LLC  
26-22-452-001  
(DAYBREAK VILLAGE IIA PLAT 6)

DAYBREAK VILLAGE IIA PLAT 2  
BK. 2021P PG. 11

BOARD OF EDUCATION OF JORDAN  
SCHOOL DISTRICT  
26-22-401-004

VP DAYBREAK  
INVESTCO 4 LLC  
26-22-476-001

VP DAYBREAK  
INVESTCO 5 LLC  
26-22-478-001

SOUTH JORDAN CITY  
(TANK SITE 5B)  
26-22-400-005

11800 SOUTH STREET

11800 SOUTH STREET

PROPERTY CORNERS  
PROPERTY CORNERS TO BE SET WILL BE  
REBAR & CAP OR NAILS SET IN THE TOP  
OF CURB OR ALLEY ON THE EXTENSION OF  
SIDE LOT LINES.

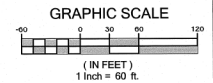
**PERIGEE CONSULTING**  
CIVIL - STRUCTURAL - SURVEY

5089 SOUTH 1300 WEST, SUITE 160 WEST JORDAN, UT 84088  
801.628.6001 TEL. 801.560.6111 FAX WWW.PERIGEE-UT.COM

**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.**

**LEGEND**

	EXISTING 20' WIDE SEWER EASEMENT RECORDED IN BOOK 11024 PAGE 379B
	EXISTING 20' WIDE SEWER EASEMENT RECORDED IN BOOK 11024 PAGE 634B



Sheet 5 of 12

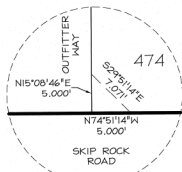
DAYBREAK VILLAGE IIA PLAT 7  
AMENDING LOT Z101 OF THE VP DAYBREAK OPERATIONS-INVESTMENTS PLAT 1

Located in the South Half of Section 22, T35, R24W, Salt Lake Base and Meridian

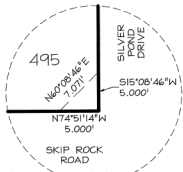
RECORDED # 13795300  
STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE  
REQUEST OF VP Daybreak Operations LLC  
DATE 10/12/2021 TIME 10:58am BOOK 2021P PAGE 255  
\$ 934.00  
FEE \$

*Anna R. DePuy*  
SALT LAKE COUNTY RECORDER

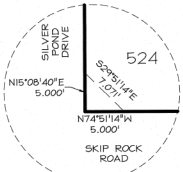
**SIDEWALK EASEMENTS**  
 DETAILS "A" THROUGH "O" - SIDEWALK EASEMENTS FOR  
 HANDICAP RAMP TO BE MAINTAINED BY SOUTH JORDAN CITY



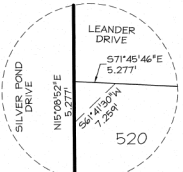
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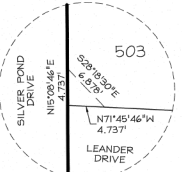
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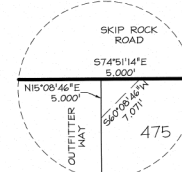
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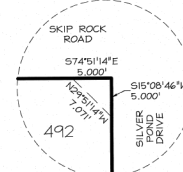
DETAIL "D"  
N.T.S.



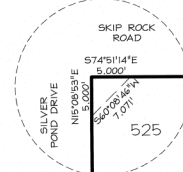
DETAIL "E"  
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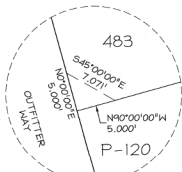
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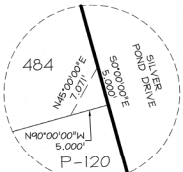
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N.T.S.



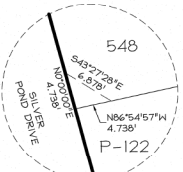
DETAIL "H"  
N.T.S.



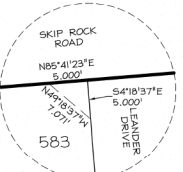
DETAIL "I"  
N.T.S.



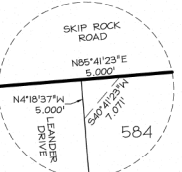
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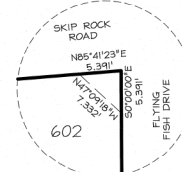
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N.T.S.



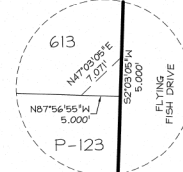
DETAIL "L"  
N.T.S.



DETAIL "M"  
N.T.S.

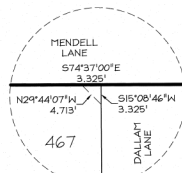


DETAIL "N"  
N.T.S.

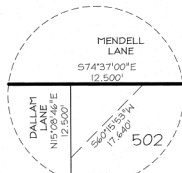


DETAIL "O"  
N.T.S.

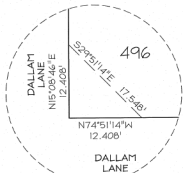
**ACCESS EASEMENTS - LANES**  
 DETAILS "P" THROUGH "Z" AND "AA" THROUGH "II" - ACCESS  
 EASEMENTS FOR LANES TO BE MAINTAINED BY SOUTH JORDAN CITY



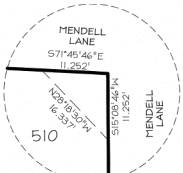
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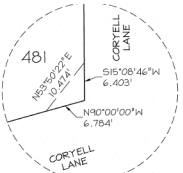
DETAIL "Q"  
N.T.S.



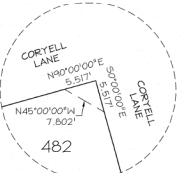
DETAIL "R"  
N.T.S.



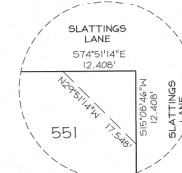
DETAIL "S"  
N.T.S.



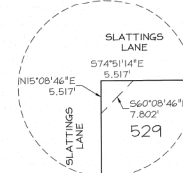
DETAIL "T"  
N.T.S.



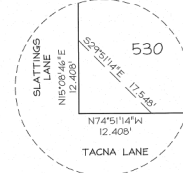
DETAIL "U"  
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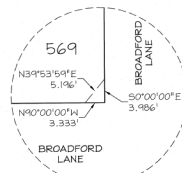
DETAIL "V"  
N.T.S.



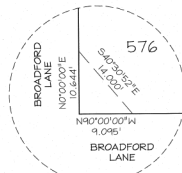
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N.T.S.



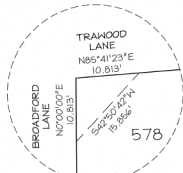
DETAIL "X"  
N.T.S.



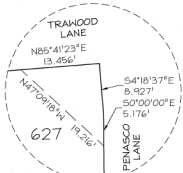
DETAIL "Y"  
N.T.S.



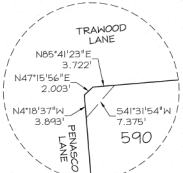
DETAIL "Z"  
N.T.S.



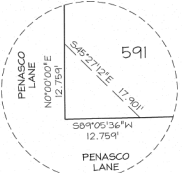
DETAIL "AA"  
N.T.S.



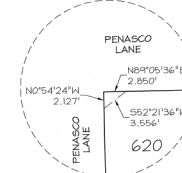
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N.T.S.



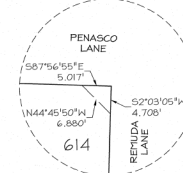
DETAIL "CC"  
N.T.S.



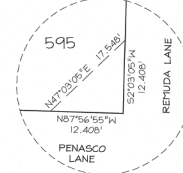
DETAIL "DD"  
N.T.S.



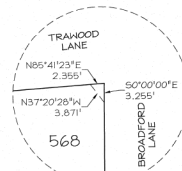
DETAIL "EE"  
N.T.S.



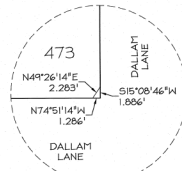
DETAIL "FF"  
N.T.S.



DETAIL "GG"  
N.T.S.



DETAIL "HH"  
N.T.S.



DETAIL "II"  
N.T.S.

**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.**

**PERIGEE CONSULTING**  
 CIVIL - STRUCTURAL - SURVEY

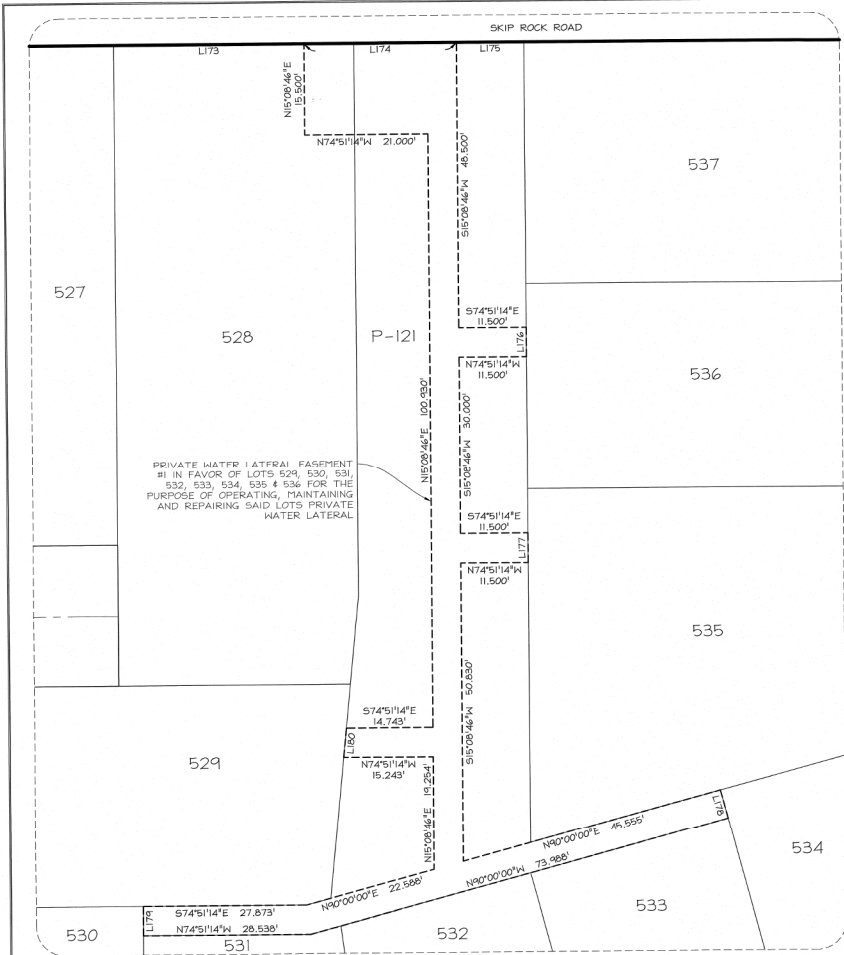
808 SOUTH 1300 WEST, SUITE 100  
 SALT LAKE CITY, UT 84119  
 TEL: 313.560.8111 FAX: 313.560.8111

Sheet 6 of 12

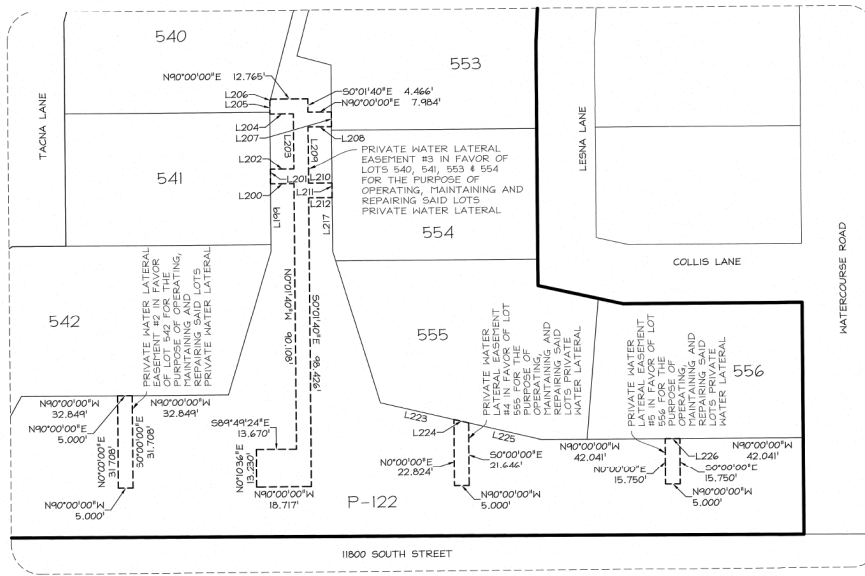
DAYBREAK VILLAGE IIA PLAT 7  
 AMENDING LOT 2101 OF THE VP DAYBREAK  
 OPERATIONS-INVESTMENTS PLAT 1

Located in the South Half of Section 22, T35, R24,  
 Salt Lake Base and Meridian

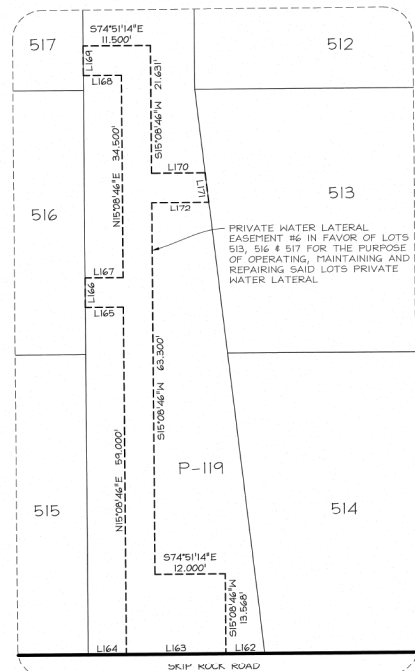
RECORDED # 13795900  
 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE  
 RECORDS OFFICE OF THE DEPARTMENT OF HERITAGE AND ARTS  
 DATE: 10/14/2021 TIME: 10:52am BOOK: 2021P PAGE: 255  
 \$ 934.00  
 PERIGEE CONSULTING  
 SALT LAKE COUNTY RECORDER



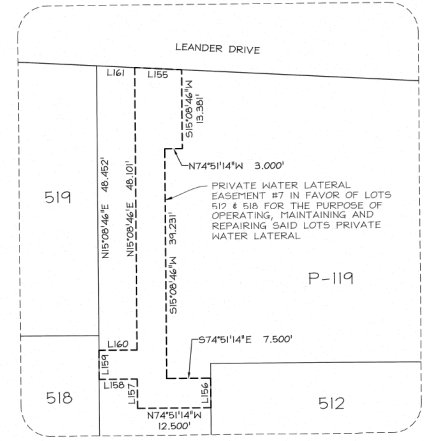
DETAIL "JJ"  
SCALE: 1" = 10'



DETAIL "KK"  
SCALE: 1" = 20'



DETAIL "LL"  
SCALE: 1" = 10'



DETAIL "MM"  
SCALE: 1" = 10'

DAYBREAK VILLAGE IIA PLAT 7  
AMENDING LOT 2101 OF THE VP DAYBREAK  
OPERATIONS-INVESTMENTS PLAT 1

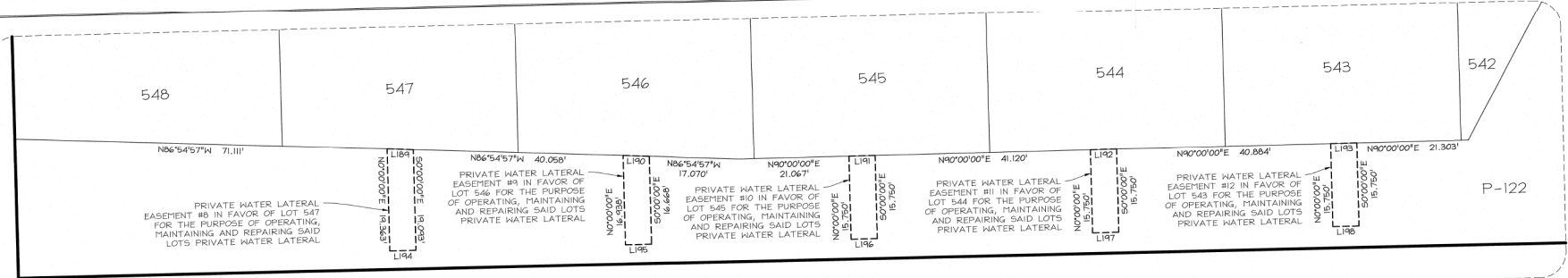
Located in the South Half of Section 22, T35, R24W,  
Salt Lake Base and Meridian

RECORDED # 17945 P00  
STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE  
REQUEST OF: VP Daybreak Operations LLC  
DATE: 10/12/2021, TIME: 10:58am, BOOK: 2021P, PAGE: 255  
\$ 934.00  
SALT LAKE COUNTY RECORDER

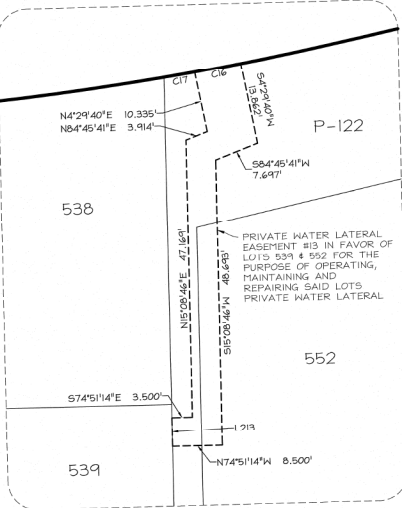
This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.

**PERIGEE CONSULTING**  
CIVIL - STRUCTURAL - SURVEY

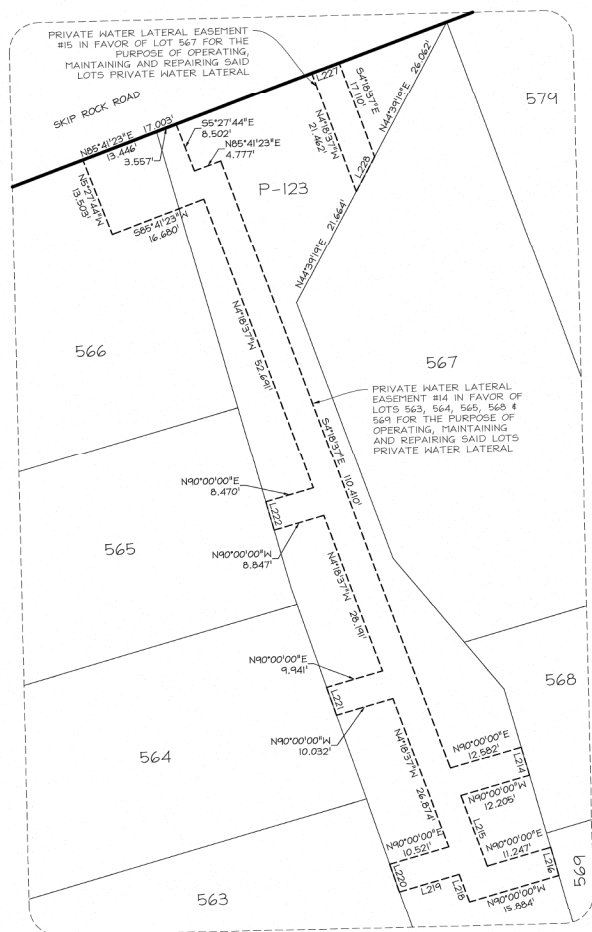
9099 SOUTH 1300 WEST, SUITE 160 WEST JORDAN, UT 84088  
801.628.6004 TEL. 801.580.9511 FAX WWW.PERIGEECH.COM



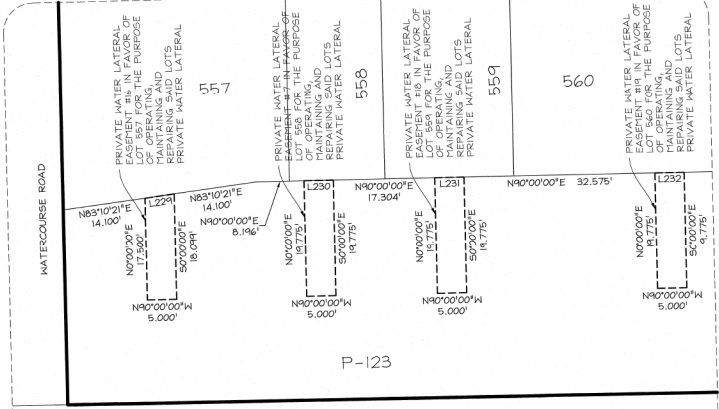
11800 SOUTH STREET  
 DETAIL "NN"  
 SCALE: 1" = 10'



DETAIL "OO"  
 SCALE: 1" = 10'



DETAIL "PP"  
 SCALE: 1" = 10'



11800 SOUTH STREET  
 DETAIL "QQ"  
 SCALE: 1" = 10'

**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.**

DAYBREAK VILLAGE IIA PLAT 7  
 ATTENDING LOT 2101 OF THE VP DAYBREAK OPERATIONS-INVESTMENTS PLAT 1

Located in the South Half of Section 22, T35, R24, Salt Lake Base and Meridian

RECORDED # 13795900  
 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF: VP Daybreak Operations LLC  
 DATE: 10/12/2021 TIME: 10:58 AM BOOK: 2021P PAGE: 255  
 \$ 934.00  
 FEE \$           

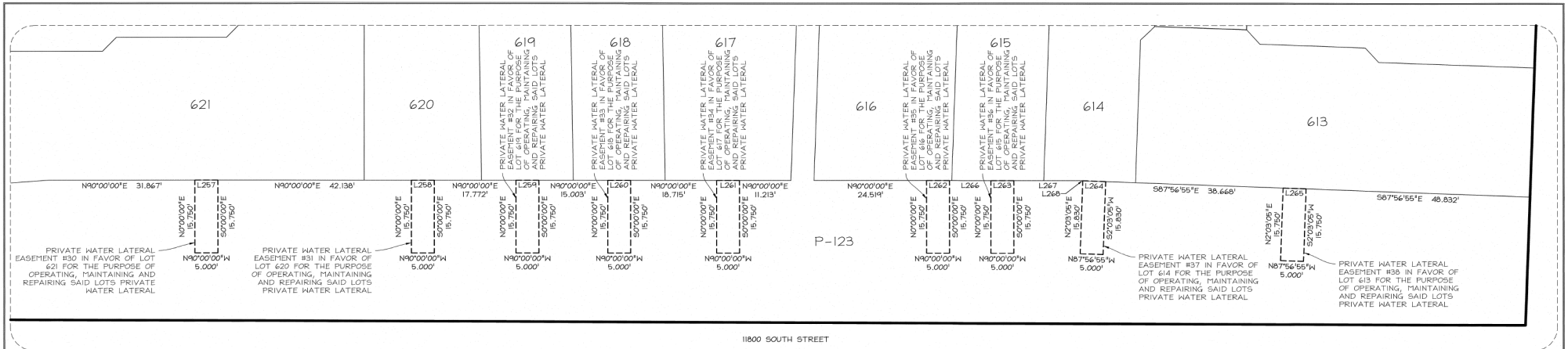
*Anna J. Deery*  
 SALT LAKE COUNTY RECORDER



9089 SOUTH 1300 WEST, SUITE 160 WEST JORDAN, UT 84086  
 801.628.0004 TEL. 801.560.6011 FAX WWW.PERIGEECONSULTING.COM







DETAIL "VV"  
SCALE: 1" = 10'

Line #	Length	Direction
L1	29.525	S77°31'06"E
L2	11.893	N00°00'00"E
L3	78.518	N00°00'00"E
L4	40.818	N00°00'00"E
L5	9.861	N7°45'11"4"W
L6	13.810	N00°00'00"E
L7	10.000	N40°07'06"W
L8	10.000	N40°00'00"W
L9	28.650	N00°00'00"E
L10	28.538	N7°45'11"4"W
L11	13.664	N7°45'11"4"W
L12	1.586	N15°08'46"E
L13	73.988	N40°00'00"E
L14	12.020	N7°45'11"4"W
L15	18.634	S00°00'00"E
L16	26.000	N40°00'00"W
L17	4.243	N45°00'00"E
L18	5.708	N40°00'00"E
L19	65.000	N00°00'00"E
L20	65.000	N00°00'00"E
L21	16.292	N40°00'00"E
L22	16.292	N40°00'00"E
L23	29.000	N00°00'00"E
L24	10.000	N40°00'00"W
L25	13.630	N15°08'46"E
L26	13.630	N15°08'46"E
L27	45.395	N12°52'30"W
L28	45.245	N15°08'46"E
L29	88.484	N15°08'46"E
L30	45.592	N85°52'54"E
L31	104.000	N40°00'00"W
L32	21.379	N40°18'37"W
L33	15.094	N04°07'06"W
L34	12.627	N04°07'06"W
L35	43.000	N02°03'05"E
L36	12.034	N85°41'23"E
L37	12.034	N85°41'23"E

Line #	Length	Direction
L38	86.368	N00°00'00"E
L39	12.463	N40°00'00"W
L40	19.982	N40°00'00"E
L41	34.806	N40°00'00"E
L42	33.000	N00°00'00"E
L43	19.000	N40°00'00"W
L44	10.128	N04°07'06"W
L45	4.243	N45°00'00"W
L46	24.000	N00°00'00"W
L47	6.865	N45°00'00"E
L48	31.281	N40°00'00"W
L49	2.445	S49°18'37"E
L50	20.563	N04°18'37"W
L51	19.168	N85°41'23"E
L52	10.198	S00°00'00"E
L53	46.170	N18°34'08"E
L54	17.704	N00°00'00"E
L55	38.453	N88°59'09"W
L56	65.000	N04°18'37"W
L57	25.000	N85°41'23"E
L58	65.000	N87°56'55"W
L59	65.000	N87°56'55"W
L60	65.000	N87°56'55"W
L61	13.292	N00°00'00"E
L62	26.645	N04°07'06"W
L63	65.000	N87°56'55"W
L64	65.016	N89°12'01"W
L65	65.006	N89°12'01"W
L66	65.007	N89°08'48"W
L67	65.007	N89°08'48"W
L68	65.014	N89°08'48"W
L69	65.000	N40°18'37"W
L70	65.000	N87°56'55"W
L71	65.000	N87°56'55"W
L72	65.000	N87°56'55"W
L73	65.000	N87°56'55"W
L74	65.000	N87°56'55"W

Line #	Length	Direction
L75	63.000	N87°56'55"W
L76	34.000	N87°56'55"W
L77	4.243	N42°56'55"W
L78	23.000	N87°56'55"W
L79	4.243	N42°56'55"W
L80	20.000	N87°56'55"W
L81	31.000	N02°03'05"E
L82	4.243	N47°03'05"E
L83	31.000	N02°03'05"E
L84	65.299	N02°03'05"E
L85	66.015	N02°03'05"E
L86	66.555	N02°03'05"E
L87	66.476	N02°03'05"E
L88	65.953	N02°54'24"W
L89	65.637	N02°54'24"W
L90	65.330	N02°54'24"W
L91	34.000	N00°00'00"E
L92	30.920	N02°54'24"W
L93	26.952	N40°18'37"W
L94	4.243	N45°00'00"E
L95	24.000	N40°00'00"E
L96	4.243	N45°00'00"E
L97	33.000	N40°00'00"E
L98	63.000	N40°00'00"E
L99	65.000	N40°00'00"W
L100	65.000	N00°00'00"E
L101	65.000	N00°00'00"E
L102	65.000	N00°00'00"E
L103	65.000	N40°18'37"W
L104	65.000	N40°18'37"W
L105	65.000	N04°18'37"W
L106	65.000	N00°00'00"E
L107	65.000	N04°18'37"W
L108	65.000	N04°18'37"W
L109	65.000	N04°07'06"W
L110	65.000	N04°07'06"W
L111	65.000	N04°07'06"W

Line #	Length	Direction
L112	65.000	N04°07'06"W
L113	66.488	N01°00'51"E
L114	65.741	N01°00'51"E
L115	22.500	N15°08'46"E
L116	6.650	N00°00'00"E
L117	10.000	N40°00'00"E
L118	10.000	N40°00'00"E
L119	6.650	N00°00'00"E
L120	6.650	N00°00'00"E
L121	46.000	N00°00'00"E
L122	64.849	N02°03'05"E
L123	66.671	N88°59'09"W
L124	29.000	N47°15'56"E
L125	38.000	N04°18'37"W
L126	17.225	N85°41'23"E
L127	18.863	N04°18'37"W
L128	20.037	N04°18'37"W
L129	17.963	N04°18'37"W
L130	136.217	N15°08'46"E
L131	72.519	N40°00'00"E
L132	63.697	N7°45'11"4"W
L133	4.307	N40°00'00"E
L134	51.718	N20°51'24"E
L135	89.083	N40°00'00"W
L136	56.553	N76°44'32"W
L137	63.240	N00°00'00"E
L138	50.801	N00°00'00"E
L139	70.699	N40°00'00"W
L140	33.236	N83°10'21"E
L141	54.096	N00°00'00"E
L142	71.180	N03°16'14"W
L143	60.930	N00°00'00"E
L144	46.503	N04°18'37"W
L145	29.180	N23°35'50"W
L146	6.318	N45°00'00"E
L147	130.112	N85°52'54"E
L148	161.708	N40°00'00"E

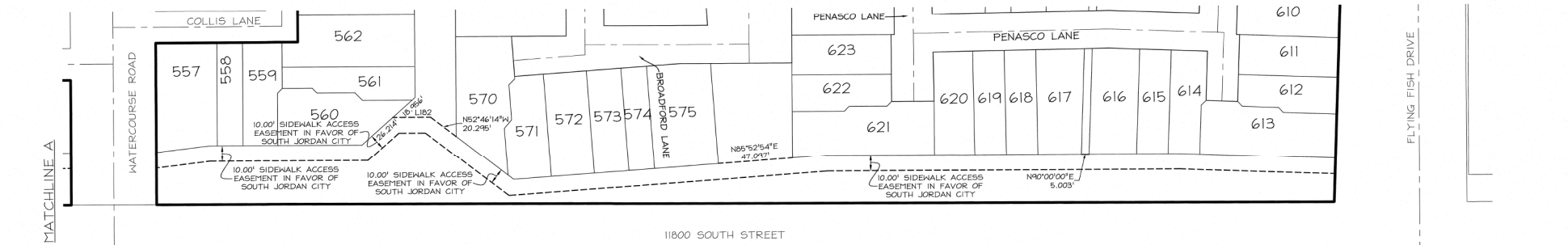
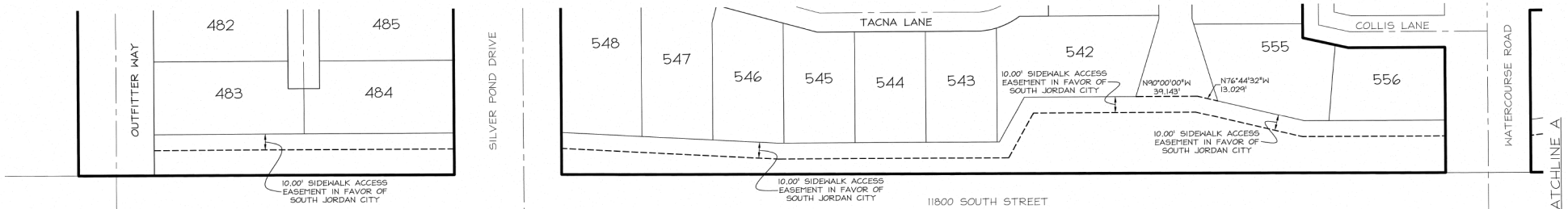
Line #	Length	Direction
L149	58.372	N40°00'00"E
L150	54.354	N44°39'19"E
L151	52.360	N04°18'37"W
L152	34.834	N36°06'40"E
L153	131.833	N02°03'05"E
L154	52.110	N00°00'00"E
L155	8.012	S71°49'46"E
L156	5.000	S15°08'46"W
L157	4.943	N15°08'46"E
L158	6.500	N7°45'11"4"W
L159	5.000	N15°08'46"E
L160	6.500	N7°45'11"4"W
L161	6.509	S71°49'46"E
L162	6.446	N7°45'11"4"W
L163	17.000	N7°45'11"4"W
L164	6.600	N7°45'11"4"W
L165	6.500	N7°45'11"4"W
L166	5.000	N15°08'46"E
L167	6.500	S74°51'14"E
L168	6.500	N7°45'11"4"W
L169	5.000	N15°08'46"E
L170	9.146	N07°51'14"E
L171	5.034	S08°31'38"W
L172	9.277	N7°45'11"4"W
L173	32.500	N7°45'11"4"W
L174	26.000	S74°51'14"E
L175	11.500	N7°45'11"4"W
L176	5.000	S15°08'46"W
L177	5.000	N15°08'46"E
L178	5.000	S00°00'00"E
L179	5.000	N15°08'46"E
L180	5.025	N20°51'24"E
L181	23.631	N85°41'23"E
L182	24.010	N40°00'00"E
L183	54.656	S00°00'00"E
L184	2.500	N40°00'00"E
L185	7.500	N40°00'00"E

Line #	Length	Direction
L186	7.500	N40°00'00"E
L187	2.500	N40°00'00"E
L188	15.000	N89°49'44"W
L189	6.007	S86°54'57"E
L190	6.007	S86°54'57"E
L191	5.000	N40°00'00"E
L192	5.000	N40°00'00"E
L193	5.000	N40°00'00"E
L194	5.000	N40°00'00"W
L195	5.000	N40°00'00"W
L196	5.000	N40°00'00"W
L197	5.000	N40°00'00"W
L198	5.000	N40°00'00"W
L199	22.900	N00°00'00"E
L200	8.028	N40°00'00"W
L201	6.000	N00°00'00"E
L202	8.025	N40°18'37"W
L203	18.820	N00°00'00"W
L204	8.016	N40°00'00"W
L205	4.080	N00°00'00"E
L206	0.953	N15°08'46"E
L207	5.000	S00°00'00"E
L208	7.982	N40°00'00"W
L209	19.224	S00°01'40"E
L210	7.972	N40°00'00"E
L211	5.000	S00°00'00"E
L212	7.970	N40°00'00"W
L213	5.000	N15°08'46"E
L214	5.000	N00°00'00"E
L215	12.752	S04°18'37"E
L216	5.000	S00°00'00"E
L217	18.030	N00°00'00"E
L218	5.014	N04°18'37"W
L219	10.612	N40°00'00"E
L220	5.008	N03°16'14"W
L221	5.008	N03°16'14"W
L222	5.000	N40°00'00"E

Line #	Length	Direction
L223	25.708	N76°44'32"W
L224	5.137	S76°44'32"E
L225	25.708	N76°44'32"W
L226	5.000	N40°00'00"E
L227	6.000	N85°41'23"E
L228	6.629	S44°39'19"W
L229	5.036	N83°10'21"E
L230	5.000	N40°00'00"E
L231	5.000	N40°00'00"E
L232	5.000	N40°00'00"E
L233	5.000	S00°00'00"E
L234	5.000	S02°03'05"W
L235	5.000	S02°03'05"W
L236	5.000	N87°56'55"W
L237	5.000	N01°00'51"E
L238	9.018	N36°06'40"E
L239	2.515	N04°18'37"W
L240	9.967	N02°03'05"E
L241	5.031	N04°18'37"W
L242	5.014	N04°18'37"W
L243	5.000	N85°52'54"E
L244	5.000	N85°52'54"E
L245	5.000	N85°52'54"E
L246	5.000	N85°52'54"E
L247	5.000	N85°52'54"E
L248	5.000	S85°52'54"W
L249	5.000	S85°52'54"W
L250	10.470	N40°00'00"W
L251	5.000	N00°00'00"E
L252	10.470	N40°00'00"E
L253	10.470	N40°00'00"W
L254	5.000	N00°00'00"E
L255	6.280	S52°46'14"E
L256	5.000	N00°00'00"E
L257	5.000	N40°00'00"E
L258	5.000	N40°00'00"E
L259	5.000	N40°00'00"E

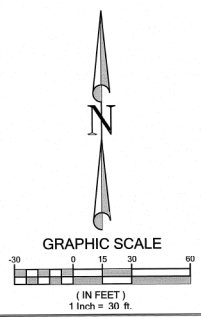
Line #	Length	Direction
L260	5.000	N40°00'00"E
L261	5.000	N40°00'00"E
L262	5.000	N40°00'00"E
L263	5.000	N40°00'00"E
L264	6.000	S87°56'55"E
L265	5.000	S87°56'55"E
L266	4.001	N40°00'00"E
L267	14.846	N40°00'00"E
L268	0.165	S87°56'55"E
L269	22.167	N04°07'06"W
L270	7.071	N40°52'44"E
L271	29.875	N04°07'06"W
L272	1.536	N04°07'06"W
L273	16.292	N85°41'23"E
L274	16.292	N85°41'23"E
L275	16.292	N85°41'23"E
L276	16.292	N85°41'23"E
L277	16.292	N00°00'00"E
L278	16.292	N00°00'00"E
L279	16.292	N00°00'00"E
L280	16.292	N00°00'00"E
L281	65.000	N04°18'37"W
L282	8.266	N47°15'56"E
L283	59.863	N04°18'37"W
L284	27.225	N85°41'23"E
L285	6.969	N41°32'43"E
L286	27.587	N85°41'23"E
L287	7.071	N40°41'20"E
L288	23.057	N85°41'20"E
L289	61.271	N85°41'27"E
L290	21.158	N02°19'02"W
L291	17.096	N47°06'27"W
L292	16.292	N88°59'09"W
L293	10.159	N00°00'00"E

Curve #	Length	Radius	Delta	Chord Bearing	Chord Length
C1	17.142	473.000	002°04'35"	N75°53'32"E	17.141
C2	11.007	527.000	012°04'08"	S80°53'18"E	110.802
C3	20.962	527.000	022°16'44"	N88°49'45"E	20.960
C4	6.719	200.000	001°55'30"	N16°06'31"E	6.719
C5	6.719	200.000	001°55'30"	N16°06'31"E	6.719
C6	52.870	200.000	015°08'46"	N077°34'23"E	52.716
C7	53.401	34.000	09°00'00"	N45°00'00"E	45.



DETAIL "XX"  
SCALE: 1" = 30'

**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.**



Sheet **11** of 12

DAYBREAK VILLAGE IIA PLAT 7  
AMENDING LOT 2101 OF THE VP DAYBREAK  
OPERATIONS-INVESTMENTS PLAT 1

Located in the South Half of Section 22, T35, R24,  
Salt Lake Base and Meridian

RECORDED # 13795800

STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE  
OFFICE OF: *VP Daybreak Operations LLC*

DATE: *12/12/2021* TIME: *10:58am* BOOK: *2021P* PAGE: *255*

\$ *934.00*

*Angela Wilkey Deputy*  
SALT LAKE COUNTY RECORDER

FEE #

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2099 SOUTH 1300 WEST, SUITE 160 WEST JORDAN, UT 84088  
801.628.6004 TEL. 801.590.8811 FAX WWW.PERIGEECONSULTING.COM

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.

PLAT NUMBER	DAYBREAK PARK LOT AREA	DAYBREAK OPEN SPACE LOT AREA	COLLECTOR STREET STRIP AREA	NON-COLLECTOR STREET PARK STRIP AREA	PARK AREA DEDICATED TO CITY	OPEN SPACE AREA DEDICATED TO CITY	TOTAL	NUMBER OF LANES	LINEAR FOOTAGE	PLAT NUMBER	DAYBREAK PARK LOT AREA	DAYBREAK OPEN SPACE LOT AREA	COLLECTOR STREET PARK STRIP AREA	NON-COLLECTOR STREET PARK STRIP AREA	PARK AREA DEDICATED TO CITY	OPEN SPACE AREA DEDICATED TO CITY	TOTAL	NUMBER OF LANES	LINEAR FOOTAGE
Δ PLAT 1	5.713	2.21	2.28	5.23	26.037	0	58.50	13	4,887.83	PLAT 106	0	0	0.93	0.29	0	0.620	4	1,208.13	
Δ PLAT 1 AMENDED	12.61	22.17	2.28	5.23	26.037	0	68.328	13	4,887.83	S. JORDAN HWY. ROW DEL. PLAT FROM S80 WEST TO RT. VIEW CORN. PLAT 109	6.628	0	2.6	0	0	2.600	0	0	
LOT 104 AMENDED	0	0	0	0	0	0	0.000	0	0	PLAT 109	1.670	0	1.17	0.00	0	1.847	20	3,671.32	
Δ PLAT 2	8.653	1.096	1.32	4.74	0	0	15.785	21	6,840.29	VILLAGE 5 PLAT 5	0.221	0	0.91	0.44	0	1.571	4	1,125.38	
8.653	1.096	1.32	4.74	0	0	0	15.719	21	6,840.29	PLAT 110	2.067	0	0.86	0.19	0	3.577	10	2,994.81	
TANK 5A S 8	4.37	0	0	0	0	0	0.000	0	0	VILLAGE 10 NORTH PLAT 1	4.409	0	0.15	0.00	0	0.600	2	752.23	
TOURNEMENT ISLE	0	0	0	0	0	0	4.323	0	0	VILLAGE 5 PLAT 6	0.381	0	0.11	0.00	0	0.491	0	4.468	
PHASE 2 PLAT 3	2.647	11.036	0.32	5.89	0	0	20.664	9	4,109.88	VILLAGE 5 PLAT 7	0	0	0.14	0.00	0	0.340	2	672.2	
Δ PLAT 4	0.752	0.386	0.24	1.97	0	0	0.000	0	0	UNIVERSITY MEDICAL #2	0	0	0.05	0.00	0	0.000	0	0	
PLAT AMENDED	0.709	0.363	0.24	1.97	0	0	0.000	0	0	VILLAGE 10 NORTH PLAT 2	0	0	0	0	0	0.000	0	0	
CARRIAGE CONDOS	0	0	0	0	0	0	0.000	0	0	VILLAGE 7	0.622	0	2.09	0	0	0.302	0	0	
Δ PLAT 5	1.18	3.984	1.18	5.36	0	0	10.387	13	6,930.29	LAKE AVENUE FROM MOUNTAIN VIEW CORRIDOR TO 6000 WEST	15.100	0	1.32	0	0	16.421	0	0	
PLAT 5 AMENDED	11.809	0	1.18	5.33	0	0	20.749	36	10,719.18	VILLAGE 7 PLAT 1	0.944	0	0.94	0.24	0	2.018	2	263.79	
PLAT 6	16.501701	35.848	6.27	5.19	0	0	59.89	0	0	VILLAGE 8 PLAT 1	0.941	0	0.94	0.24	0	2.018	2	263.79	
Δ PLAT 7	16.3072	7.626	6.27	5.19	0	0	30.387	0	0	VILLAGE 8 PLAT 2	0.001	0	0.941	1.58	0	21.145	10	3142.79	
PLAT 7A	1.736	0	0.1	0.39	0	0	0.000	0	0	VILLAGE 8 PLAT 3	0.001	0	0.941	1.58	0	21.145	10	3142.79	
PLAT 7B	0	0	0	0	0	0	0.000	0	0	VILLAGE 8 PLAT 4	0.001	0	0.941	1.58	0	21.145	10	3142.79	
PLAT 7C	0	0	0	0	0	0	0.000	0	0	VILLAGE 4 EAST CONDOMINIUMS NO. 4	0	0	0	0	0	0.000	0	0	
PLAT 7D	0	0	0	0	0	0	0.000	0	0	Δ SOUTH STATION MULTI FAMILY #1 AMENDED	0.049	0	0.049	0	0	0.048	3	735.03	
PLAT 7E	0	0	0	0	0	0	0.000	0	0	VILLAGE 4 EAST CONDOMINIUMS NO. 5	0	0	0	0	0	0.000	0	0	
PLAT 7F	0	0	0	0	0	0	0.000	0	0	VILLAGE 4 EAST CONDOMINIUMS NO. 6	0	0	0	0	0	0.000	0	0	
PLAT 7G	0	0	0	0	0	0	0.000	0	0	VILLAGE 4 EAST CONDOMINIUMS NO. 7	0	0	0	0	0	0.000	0	0	
PLAT 7H	0	0	0	0	0	0	0.000	0	0	VILLAGE 4 EAST CONDOMINIUMS NO. 8	0	0	0	0	0	0.000	0	0	
PLAT 7I	0	0	0	0	0	0	0.000	0	0	SOUTH STATION PLAT 1	0	0	0.526	0	0	0.526	0	0	
PLAT 7J	0	0	0	0	0	0	0.000	0	0	VILLAGE 9 PLAT 9	0.868	0	0.867	0	0	1.734	6	1,172	
PLAT 7K	0	0	0	0	0	0	0.000	0	0	VILLAGE 9 PLAT 10	0.867	0	0.867	0	0	1.734	6	1,172	
PLAT 7L	0	0	0	0	0	0	0.000	0	0	OPERATIONS-INVESTMENTS PLAT 1	0	0	0	0	0	0.000	0	0	
PLAT 7M	0	0	0	0	0	0	0.000	0	0	Δ VCI MULTI FAMILY #2	0.338	0	0.338	0	0	0.338	3	1,107.00	
PLAT 7N	0	0	0	0	0	0	0.000	0	0	VILLAGE 4 WEST PLAT 3	0.483	0	0.08	0	0	0.563	22	7,056.25	
PLAT 7O	0	0	0	0	0	0	0.000	0	0	LAKE HARBOR PLAT 1	2.887	1.855	0	0	0	4.742	11	3,905.91	
PLAT 7P	0	0	0	0	0	0	0.000	0	0	VILLAGE 7A PLAT 2	0	0	0.031	0	0	0.031	0	0	
PLAT 7Q	0	0	0	0	0	0	0.000	0	0	VILLAGE 7 PLAT 2	1.109	0	1.004	0	0	2.113	7	2,965.58	
PLAT 7R	0	0	0	0	0	0	0.000	0	0	COMMERCIAL PARK PLAT 4	0.668	0	0.668	0	0	0.668	0	0	
PLAT 7S	0	0	0	0	0	0	0.000	0	0	MINI-GUAR REGULATOR STATION	0	0	0	0	0	0.000	0	0	
PLAT 7T	0	0	0	0	0	0	0.000	0	0	VILLAGE 7 AMENDED	0	0	0	0	0	0.000	0	0	
PLAT 7U	0	0	0	0	0	0	0.000	0	0	VCI MULTI FAMILY #2A	0.104	0	0.104	0	0	0.104	4	566.00	
PLAT 7V	0	0	0	0	0	0	0.000	0	0	SOUTH STATION MULTI FAMILY #2	0.214	0	0.214	0	0	0.214	5	1,638.80	
PLAT 7W	0	0	0	0	0	0	0.000	0	0	BLACK TWIG DRIVE	0	0	0.237	0	0	0.237	0	0	
PLAT 7X	0	0	0	0	0	0	0.000	0	0	Δ VILLAGE 1A PLAT 1A	3.125	0	0.795	0	0	3.920	6	1,956.48	
PLAT 7Y	0	0	0	0	0	0	0.000	0	0	DAYBREAK PARKWAY 6000 TO 6400 WEST	0	0	0	0	0	0.000	0	0	
PLAT 7Z	0	0	0	0	0	0	0.000	0	0	DAYBREAK VILLAGE 9A	36.236	0	0	0	0	36.236	0	0	
PLAT 8	0	0	0	0	0	0	0.000	0	0	VILLAGE 11 SCHOOL SITE	0	0	0	0	0	0.000	0	0	
PLAT 9	0	0	0	0	0	0	0.000	0	0	GARDEN PARK LAKESIDE PHASE 1	0.473	0	0.245	0	0	0.718	3	1,064.01	
PLAT 10	0	0	0	0	0	0	0.000	0	0	DAYBREAK VILLAGE 5 PLAT 11	0	0	0.245	0	0	0.245	0	0	
PLAT 11	0	0	0	0	0	0	0.000	0	0	DAYBREAK VILLAGE 5 PLAT 12	1.107	0	0.864	0.197	0	2.168	10	3,779.18	
PLAT 12	0	0	0	0	0	0	0.000	0	0	VILLAGE 8 PLAT AMENDED	0	0	0	0	0	0.000	0	0	
PLAT 13	0	0	0	0	0	0	0.000	0	0	VILLAGE 5 PLAT AMENDED	0.066	0	0.201	0	0	0.267	6	1,122.50	
PLAT 14	0	0	0	0	0	0	0.000	0	0	VILLAGE 5 PLAT AMENDED	0.066	0	0.201	0	0	0.267	6	1,122.50	
PLAT 15	0	0	0	0	0	0	0.000	0	0	VILLAGE 8 PLAT 4B	1.467	0	1.467	0	0	2.934	13	3,941.41	
PLAT 16	0	0	0	0	0	0	0.000	0	0	VILLAGE 8 PLAT 12	2.865	0	1.579	0	0	4.444	10	4,848.12	
PLAT 17	0	0	0	0	0	0	0.000	0	0	SOUTH STATION MULTI FAMILY #3	0	0	0.137	0	0	0.137	4	970.06	
PLAT 18	0	0	0	0	0	0	0.000	0	0	VILLAGE 4 WEST PLAT 4	0.487	0	0.487	0	0	0.974	4	1,345.94	
PLAT 19	0	0	0	0	0	0	0.000	0	0	VILLAGE 5 PLAT 13	1.099	0	0.313	0	0	1.412	4	1,764.02	
PLAT 20	0	0	0	0	0	0	0.000	0	0	VILLAGE 5 PLAT 14	1.446	0	1.446	0	0	2.892	7	3,648.00	
PLAT 21	0	0	0	0	0	0	0.000	0	0	GARDEN PARK LAKESIDE PHASE 2	1.446	0	0	0	0	1.446	2	510.00	
PLAT 22	0	0	0	0	0	0	0.000	0	0	NORTH STATION CAMPUS	92.451	0	0	0	0	92.451	0	0	
PLAT 23	0	0	0	0	0	0	0.000	0	0	SOUTH STATION EXTENSION	0	0	0.000	0	0	0.000	0	0	
PLAT 24	0	0	0	0	0	0	0.000	0	0	LAKE RUN ROAD S.O.W. (LA-SP)	0	0	0.004	0	0	0.004	0	0	
PLAT 25	0	0	0	0	0	0	0.000	0	0	Δ VCI MULTI FAMILY #5	0.026	0	0.026	0	0	0.026	1	197.13	
PLAT 26	0	0	0	0	0	0	0.000	0	0	SOUTH STATION LIBRARY	2.383	0	0.33	0	0	2.716	0	0	
PLAT 27	0	0	0	0	0	0	0.000	0	0	COMMERCIAL PARK PLAT 5	1.222	0	0	0	0	1.222	0	0	
PLAT 28	0	0	0	0	0	0	0.000	0	0	VILLAGE 8 PLAT 5	0.024	0	0.005	0	0	0.029	11	3,927.00	
PLAT 29	0	0	0	0	0	0	0.000	0	0	Δ SOUTH AMENDED USE MULTI FAMILY #1	0.451	0	0	0	0	0.451	1	69.36	
PLAT 30	0	0	0	0	0	0	0.000	0	0	SOUTH AMENDED USE MULTI FAMILY #2	0.056	0	0.056	0	0	0.112	2	403.48	
PLAT 31	0	0	0	0	0	0	0.000	0	0	LAKE ISLAND PLAT 2	0.749	0	0.086	0	0	0.835	2	478.09	
PLAT 32	0	0	0	0	0	0	0.000	0	0	Δ VILLAGE 4 HARBOR PLAT 1	0.232	-0.104	0	0	0	0.128	1	104.22	
PLAT 33	0	0	0	0	0	0	0.000	0	0	VILLAGE 4 HARBOR PLAT 2	0.887	-0.687	0	0	0	0.200	1	907.22	
PLAT 34	0	0	0	0	0	0	0.000	0	0	VILLAGE 5 PLAT 14	0.556	0	0.522	0	0	1.078	5	2,113.15	
PLAT 35	0	0	0	0	0	0	0.000	0	0	VILLAGE 5 MULTI FAMILY #1	0.138	0	0.138	0	0	0.276	1	190.01	
PLAT																			