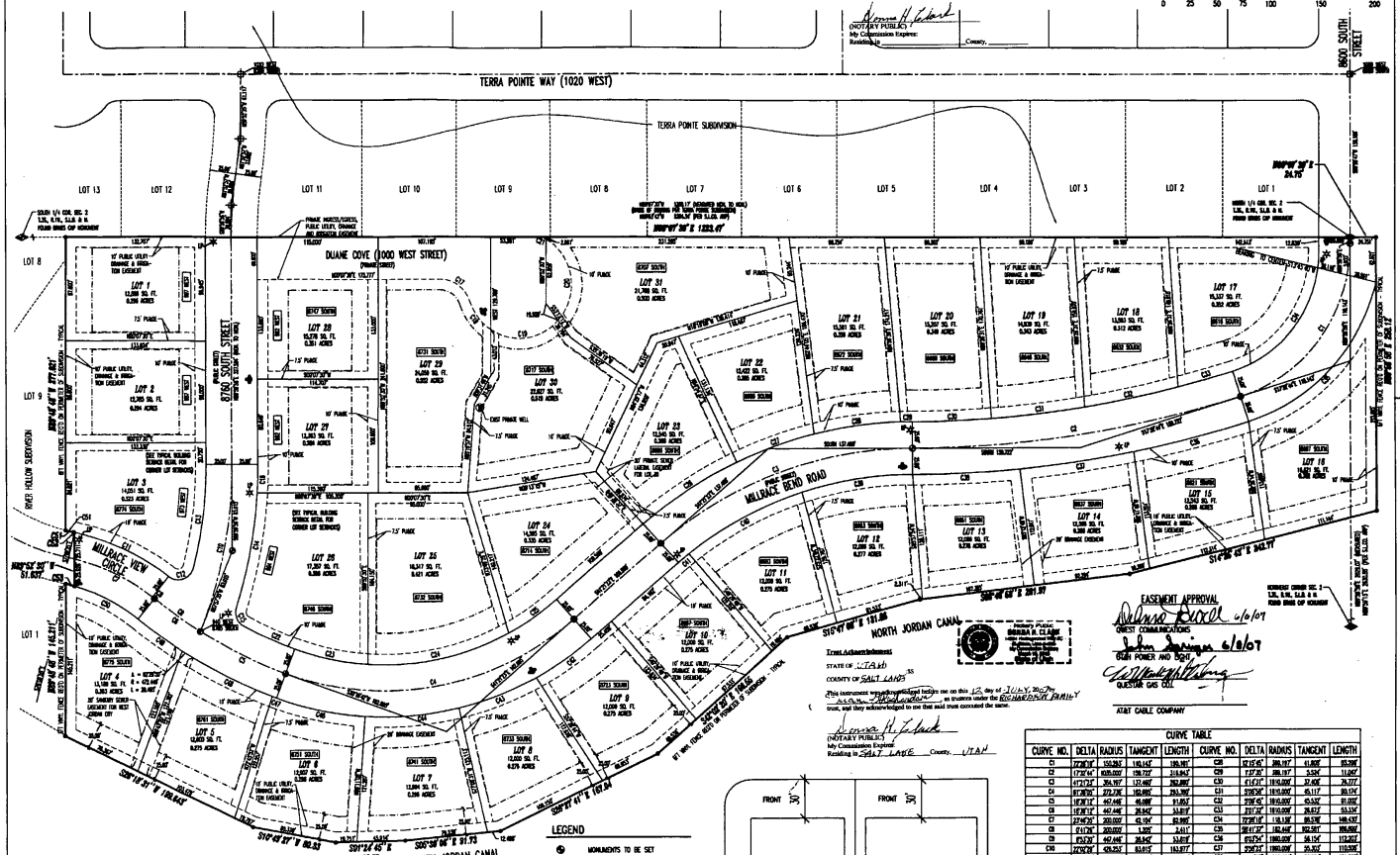
RICHARDSON ESTATES SUBDIVISION AMENDED & EXTENDED

AMENDING LOTS 1,2,3,4,&16

A SUBDIVISION LOCATED IN THE NORTHEAST QUARTER OF SECTION 2
TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN



NORTH

SCALE: 1" = 50'

0 25 50 75 100 150 200

Corporate Acknowledgment

STATE OF UT
COUNTY OF SALT LAKE ss

On this 13 day of JULY, 2007 personally appeared before me, Duane H. Richardson who being by me duly sworn did say that he/she is the PRESIDENT of RICHARDSON ESTATES, a corporation, and that the foregoing instrument was signed in behalf of said corporation by authority of its Board of Directors, and he/she acknowledged to me that said corporation executed the same.

Notary Public
BRENDA L. CLARK
(NOTARY PUBLIC)
My Commission Expires:
Residing in: County,

EASEMENT APPROVAL

Qwest Communications — 6/6/07

Utah Power and Light — 6/6/07

Questar Gas Co.

AT&T Cable Company

Trust Acknowledgment

STATE OF UTAH ss
COUNTY OF SALT LAKE

This instrument was acknowledged before me on this 13 day of JULY, 2007 by Duane H. Richardson as trustee under the RICHARDSON FAMILY trust, and they acknowledged to me that said trust executed the same.

(NOTARY PUBLIC)
My Commission Expires:
Residing in SALT LAKE County, UTAH

CURVE TABLE

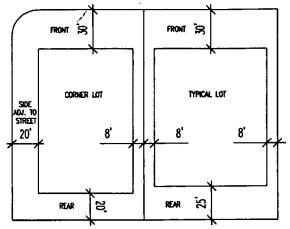
CURVE NO.	DELTA	RADIUS	TANGENT	LENGTH	CURVE NO.	DELTA	RADIUS	TANGENT	LENGTH
C1	22°45'18"	550.263'	110.14'	109.18'	C28	12°15'45"	386.197'	41.80'	83.28'
C2	17°35'41"	605.000'	93.73'	316.94'	C29	7°27'35"	386.197'	5.25'	10.07'
C3	41°23'2"	304.197'	127.40'	282.88'	C30	6°41'31"	1010.000'	37.66'	74.77'
C4	61°36'01"	273.236'	165.89'	293.78'	C31	5°05'30"	1010.000'	45.11'	89.74'
C5	18°36'12"	447.46'	46.88'	91.05'	C32	3°26'6"	1010.000'	45.50'	81.05'
C6	18°36'12"	447.46'	36.94'	72.81'	C33	3°31'20"	1010.000'	34.52'	63.34'
C7	27°49'28"	200.000'	43.94'	82.99'	C34	72°38'18"	118.18'	86.50'	149.43'
C8	9°17'26"	200.000'	1.30'	2.61'	C35	58°41'12"	182.46'	102.91'	186.82'
C9	8°53'2"	447.46'	34.64'	69.41'	C36	8°53'2"	1010.000'	78.15'	112.80'
C10	27°49'28"	426.25'	83.81'	163.27'	C37	5°08'2"	1010.000'	90.30'	113.00'
C11	23°41'1"	225.000'	51.04'	100.48'	C38	5°20'2"	1010.000'	59.86'	101.86'
C12	11°25'24"	15.00'	13.94'	29.91'	C39	19°06'48"	336.197'	56.86'	108.43'
C13	14°21'48"	401.25'	50.56'	100.58'	C40	27°02'44"	336.197'	63.00'	124.86'
C14	10°15'24"	454.25'	56.41'	113.26'	C41	2°10'52"	336.197'	8.70'	13.67'
C15	30°17'21"	15.00'	13.82'	30.84'	C42	52°11'19"	297.13'	82.28'	84.90'
C16	3°28'32"	454.25'	13.88'	27.55'	C43	19°34'4"	297.13'	40.24'	80.02'
C17	7°17'24"	30.00'	21.71'	37.98'	C44	17°18'56"	297.13'	45.33'	89.84'
C18	39°27'37"	30.00'	11.41'	33.26'	C45	19°34'4"	31.40'	10.49'	10.24'
C19	81°36'2"	50.00'	63.18'	71.24'	C46	16°34'18"	297.13'	43.30'	85.11'
C20	100°56'16"	50.00'	83.51'	88.09'	C47	02°25'42"	172.446'	3.27'	6.48'
C21	5°26'2"	50.00'	2.13'	4.24'	C48	11°47'17"	172.446'	18.70'	37.15'
C22	7°17'24"	422.446'	26.79'	53.78'	C49	8°18'21"	172.446'	12.50'	24.37'
C23	19°26'41"	247.136'	20.78'	71.19'	C50	20°05'2"	175.000'	30.85'	76.67'
C24	32°16'2"	247.136'	71.80'	139.40'	C51	2°28'42"	175.000'	3.78'	7.57'
C25	17°26'8"	247.136'	30.11'	59.84'	C52	0°19'1"	224.00'	0.32'	0.62'
C26	37°31'19"	309.197'	54.15'	101.70'	C53	2°49'0"	175.00'	4.28'	8.30'
C27	11°36'44"	309.197'	31.57'	76.89'					

LEGEND

- MONUMENTS TO BE SET
- SECTION CORNER MONUMENT
- SUBDIVISION BOUNDARY CORNER (SET 1/2" x 24" BAR W/ CAP)
- PU & DE — PUBLIC UTILITIES AND DRAINAGE EASEMENT
- BOUNDARY LINE OF SUBDIVISION
- BUILDING SETBACK LINE
- PU & DE EASEMENT LINE
- NEW FIRE HYDRANT
- NEW STREET LIGHT
- MONUMENT NOT FOUND
- OPEN SPACE

NOTE:

1. ALL PUBLIC UTILITIES AND DRAINAGE EASEMENTS ARE 10.0' WIDE WITHIN LOTS AND 7.5' IN BACK YARDS UNLESS SUBDIVISION BOUNDARY, 7.5' FOR SIDE YARDS AND 10.0' WIDE AROUND PERIMETER OF SUBDIVISION UNLESS SHOWN OTHERWISE.
2. NO LOT MAY DIRECTLY DISCHARGE TO THE CANAL.
3. SLOPE MAY NOT EXCEED 3:1 WITHOUT A GEOTECHNICAL ENGINEERS APPROVAL OR RECOMMENDATION.
4. GRADES ON ALL LOTS MUST BE WITHIN 12" OF GRADES ON ADJACENT PROPERTY UNLESS A RETAINING WALL IS BUILT.



TYPICAL BUILDING SETBACK

VICINITY MAP

DEVELOPER:

HILLAM CONSTRUCTION
KENNY HILLAM
SALT LAKE CITY, UT 84121
(801) 942-7120

SURVEYOR'S CERTIFICATE

I, D. Bradford Petersen do hereby certify that I am a Registered Professional Land Surveyor, and that I hold Certificate No. 362255, as prescribed under the 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:

RICHARDSON ESTATES SUBDIVISION AMENDED
AMENDING LOTS 1,2,3,4,&16

and that the same has been correctly surveyed and staked on the ground as shown on this plat.

BOUNDARY DESCRIPTION

BEGINNING AT THE NORTH QUARTER CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE NORTH 00°07'30" EAST 24.75 FEET; THENCE NORTH 89°58'58" EAST 258.12 FEET TO THE WESTERLY LINE OF THE NORTH JORDAN CANAL; THENCE ALONG SAID WESTERLY LINE THE FOLLOWING EIGHT (8) COURSES: SOUTH 14°25'43" EAST 242.77 FEET; THENCE SOUTH 6°46'58" EAST 201.97 FEET; THENCE SOUTH 15°47'08" EAST 131.06 FEET; THENCE SOUTH 42°02'20" EAST 166.55 FEET; THENCE SOUTH 28°27'41" EAST 167.04 FEET; THENCE SOUTH 5°30'06" EAST 81.73 FEET; THENCE SOUTH 12°41'45" EAST 65.67 FEET; THENCE SOUTH 10°49'27" WEST 80.33 FEET; THENCE SOUTH 28°18'31" WEST 180.64 FEET TO THE NORTHERLY LINE OF THE OWER HOLLOW SUBDIVISION AS RECORDED WITH THE OFFICE OF THE SALT LAKE COUNTY RECORDER; THENCE ALONG SAID NORTHERLY LINE OF SUBDIVISION THE FOLLOWING (6) SIX COURSES: NORTH 89°45'48" WEST 145.21 FEET TO A POINT ON A 175.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE ALONG THE ARC OF SAID CURVE, (CENTER BEARS S70°06'58"E) THROUGH A CENTRAL ANGLE OF 02°44'01", A DISTANCE OF 8.35 FEET; THENCE NORTH 89°52'30" WEST 51.64 FEET TO A POINT ON A 225.00 FOOT RADIUS CURVE TO THE LEFT; THENCE ALONG THE ARC OF SAID CURVE,(CENTER BEARS S77°09'25"E) THROUGH A CENTRAL ANGLE OF 00°10'16", A DISTANCE OF 0.67 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A 175.00 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 02°28'42", A DISTANCE OF 7.57 FEET; THENCE NORTH 89°45'48" WEST 277.02 FEET TO THE EASTERLY LINE OF THE TERRA POINTE SUBDIVISION AS RECORDED WITH THE OFFICE OF THE SALT LAKE COUNTY RECORDER; THENCE NORTH 0°07'30" EAST ALONG SAID EAST LINE OF SUBDIVISION, 1223.47 FEET TO THE POINT OF BEGINNING.

CONTAINS: 17.383 ACRES
31 LOTS

April 9, 2007
DATE

D. BRADFORD PETERSEN, L.S.
LICENSE NO. 362255

OWNER'S DEDICATION

Know all by these presents that we the undersigned owner's of the described tract below, having caused the same to be subdivided into lots and streets to hereafter be known as

RICHARDSON ESTATES SUBDIVISION AMENDED
AMENDING LOTS 1,2,3,4,&16

do hereby dedicate for perpetual use of the public all parcels of land shown on this plat as intended for public use, and warrant, defend, and save the City harmless against any easements or other encumbrances on the dedicated streets which will interfere with the city's use, operation, and maintenance of the streets and do further dedicate the easements as shown for the use by all suppliers of utility or other necessary services.

In witness whereof, we have hereunto set our hands this 7th day of JUNE 2007 A.D

(INDIVIDUAL) Larry Summers Jr. — Richardson Family Trust
(Printed Name of Person Who Signed) — (Printed Name of Person Who Signed)
Signature — Richardson Family Trust

(CORPORATION) Kenny Hillam Construction — Richardson Estates
(Printed Name of Corporation) — RICHARDSON ESTATES
by: (Printed Name of Person), (Title) — PRESIDENT
Signature & Title — President

INDIVIDUAL ACKNOWLEDGMENT

STATE OF UTAH } S.S.
County of Salt Lake

On the 7th day of JUNE A.D. 2007 personally appeared before me, the undersigned Notary Public, in and for said County of Salt Lake in said State of Utah, the signer(s) of the above Owner's dedication, 2 in number, who duly acknowledged to me that they executed it freely and voluntarily and for the uses and purposes therein mentioned.

MY COMMISSION EXPIRES: 7-2-2007

NOTARY PUBLIC
RESIDING IN SALT LAKE COUNTY

RICHARDSON ESTATES SUBDIVISION

AMENDED

AMENDING LOTS 1,2,3,4,&16

LOCATED IN THE NORTHEAST QUARTER OF
SECTION 2, TOWNSHIP 3 SOUTH, RANGE 1 WEST
SALT LAKE BASE & MERIDIAN
WEST JORDAN, UTAH

PREPARED BY:
McNEIL ENGINEERING, INC.
CONSULTING ENGINEERS
&
LAND SURVEYORS
8995 SOUTH 700 EAST, S.L.C., UT 84121
(801) 255-7700

BOARD OF HEALTH
APPROVED THIS 18th DAY OF June A.D. 2007
DIRECTOR, S.L. Co. BOARD OF HEALTH

PLANNING COMMISSION
APPROVED THIS 20th DAY OF June A.D. 2007 BY THE WEST JORDAN CITY PLANNING COMMISSION.
CHAIRMAN, WEST JORDAN CITY PLANNING COMM.

CITY ENGINEER
I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT IN ACCORDANCE WITH THE INFORMATION ON FILE IN THIS OFFICE.
6-13-07
DATE
WEST JORDAN CITY ENGINEER

APPROVAL AS TO FORM
APPROVED AS TO FORM THIS 26th DAY OF June A.D. 2007
WEST JORDAN CITY ATTORNEY

CITY APPROVAL
PRESENTED TO THE WEST JORDAN CITY COUNCIL THIS 26th DAY OF June A.D. 2007, AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.
ATTEST: WEST JORDAN CITY RECORDER
WEST JORDAN CITY MAYOR

RECORDED # 10192494
STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF
Ken Hillam
DATE 8/2/07 TIME 2:34 PM BOOK 2007P PAGE 320
$25.00
FEE $
Gerri Sinnamon Deputy
SALT LAKE COUNTY RECORDER

27-02-21 21-35-400-019, 27-02-202-001, 002, 003, 27-02-203-012, 27-02-253-001, 27-02-201-016, 017

BK 9499 PG 1999A