

TAYSIDE FARM PLAT A

VACATING PARCELS B, C AND D OF OLIVER'S PLACE PLAT A

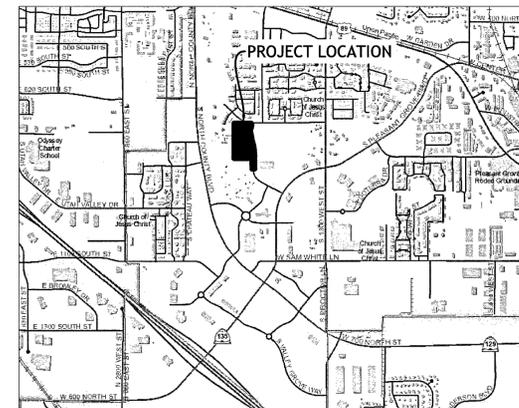
LOCATED IN THE NW 1/4 OF SECTION 30, AND THE SW 1/4 OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN

LINE	LENGTH	BEARING
L1	25.84	S14°38'12"E
L2	10.00	S89°57'31"E
L3	10.00	S89°57'31"E
L4	10.00	S89°57'31"E
L5	10.00	S89°57'31"E
L6	10.00	S89°57'31"E
L7	10.00	S89°57'31"E
L8	10.00	S89°57'31"E
L9	10.00	S89°57'31"E
L10	29.30	N31°20'11"E
L11	22.38	S63°19'21"E
L12	10.00	S00°00'00"E
L13	10.00	S00°00'00"E
L14	10.00	S00°00'00"E
L15	10.00	S01°30'52"E
L16	7.09	S01°00'54"W
L17	10.00	S14°03'49"E
L18	10.00	S14°03'49"E
L19	10.00	S14°03'49"E
L20	21.87	S13°20'44"E

LINE	LENGTH	BEARING
L21	10.00	S01°17'47"E
L22	10.00	S00°00'00"E
L23	10.00	S00°00'00"E
L24	33.50	S73°06'02"E
L25	48.00	N00°02'29"E
L26	48.00	S00°02'29"W
L27	26.00	N89°57'31"W
L28	26.00	S89°57'31"E
L29	26.00	S89°57'31"E
L30	48.00	N00°02'29"E
L31	48.00	S00°02'29"W
L32	26.00	N89°57'31"W
L33	26.00	N89°57'31"W
L34	48.00	S00°02'29"W
L35	48.00	N00°02'29"E
L36	26.00	S89°57'31"E
L37	26.00	S89°57'31"E
L38	48.00	N00°02'29"E
L39	48.00	S00°02'29"W
L40	26.00	N89°57'31"W

LINE	LENGTH	BEARING
L41	48.00	S00°02'29"W
L42	26.00	S89°57'31"E
L43	48.00	N00°02'29"E
L44	26.00	N89°57'31"W
L45	26.00	N89°57'31"W
L46	48.00	N00°02'29"E
L47	26.00	S89°57'31"E
L48	48.00	S00°02'29"W
L49	48.00	S00°02'29"W
L50	26.00	S89°57'31"E
L51	48.00	N00°02'29"E
L52	26.00	N89°57'31"W
L53	48.00	S00°02'29"W
L54	26.00	S89°57'31"E
L55	48.00	N00°02'29"E
L56	26.00	N89°57'31"W
L57	48.00	S00°02'29"W
L58	26.00	S89°57'31"E
L59	48.00	N00°02'29"E
L60	26.00	N89°57'31"W

CURVE	ARC LENGTH	RADIUS	CHORD DIRECTION	CHORD LENGTH
C1	22.49	15.00	S40°58'09"E	20.44
C2	74.86	160.00	S15°22'44"W	74.18
C3	13.50	216.00	S26°59'30"W	13.50
C4	37.53	328.00	N3°55'06"W	37.51
C5	38.49	328.00	N10°33'29"W	38.47
C6	55.39	228.00	N6°57'35"W	55.26
C8	94.44	188.00	N14°23'27"E	93.45
C11	87.96	188.00	N15°22'44"E	87.16
C13	42.29	31.50	S51°53'43"E	39.19
C14	49.68	31.50	S45°10'46"E	44.69
C15	7.38	31.50	S6°42'57"E	7.37
C16	35.23	215.50	N4°41'00"W	35.19
C17	17.66	215.50	N11°42'55"W	17.66
C18	52.90	215.50	S7°01'54"E	52.76
C19	17.05	215.50	S11°47'49"E	17.05
C20	35.85	215.50	S4°45'55"E	35.80
C21	52.90	215.50	S7°01'54"E	52.76
C22	25.23	16.00	S45°10'46"E	22.70
C23	56.70	231.00	S7°01'54"E	56.56
C24	49.09	200.00	S7°01'54"E	48.97
C25	27.78	15.00	N36°54'02"W	23.98
C26	60.91	216.00	N8°04'44"E	60.71
C27	62.19	256.00	N6°57'35"W	62.04
C28	35.20	300.00	N10°33'29"W	35.18
C29	34.33	300.00	N3°55'06"W	34.31
C31	10.10	10.00	N61°03'58"W	9.68
C36	18.16	10.00	N37°58'06"E	15.77
C37	13.25	10.00	N52°01'54"W	12.30
C39	12.16	231.00	N1°30'29"W	12.16
C42	5.82	10.00	N73°18'59"E	5.74
C43	20.36	15.00	N51°08'58"E	18.84
C44	28.71	160.00	N7°07'00"E	28.67
C45	15.07	10.00	N46°49'18"W	13.69
C46	12.72	200.00	N1°49'18"W	12.72
C47	15.71	10.00	N45°00'00"E	14.14
C48	1.51	10.00	S85°41'12"E	1.50
C49	14.20	10.00	N40°41'12"W	13.04
C50	14.20	10.00	S40°41'12"W	13.04
C51	1.51	10.00	S85°41'12"W	1.50
C52	16.23	10.00	N43°29'31"E	14.51
C53	15.71	10.00	N45°00'00"W	14.14
C54	9.88	10.00	N28°18'59"E	9.49
C55	47.76	47.00	S61°14'44"E	45.73



VICINITY MAP
NOT TO SCALE

18534 10f2

ROCKY MOUNTAIN POWER

1. PURSUANT TO UTAH CODE ANN. § 54-3-27 THIS PLAT CONVEYS TO THE OWNER(S) OR OPERATORS OF UTILITY FACILITIES A PUBLIC UTILITY EASEMENT ALONG WITH ALL THE RIGHTS AND DUTIES DESCRIBED THEREIN.

2. PURSUANT TO UTAH CODE ANN. § 17-2 a-603(4)(c)(ii) ROCKY MOUNTAIN POWER ACCEPTS DELIVERY OF THE PUE AS DESCRIBED IN THIS PLAT AND APPROVES THIS PLAT SOLELY FOR THE PURPOSE OF CONFIRMING THAT THE PLAT CONTAINS PUBLIC UTILITY EASEMENTS AND APPROXIMATES THE LOCATION OF THE PUBLIC UTILITY EASEMENTS, BUT DOES NOT WARRANT THEIR PRECISE LOCATION. ROCKY MOUNTAIN POWER MAY REQUIRE OTHER EASEMENTS IN ORDER TO SERVE THIS DEVELOPMENT. THIS APPROVAL DOES NOT AFFECT ANY RIGHT THAT ROCKY MOUNTAIN POWER HAS UNDER:

- (1) A RECORDED EASEMENT OR RIGHT-OF-WAY
- (2) THE LAW APPLICABLE TO PRESCRIPTIVE RIGHTS
- (3) TITLE 54, CHAPTER 8a, DAMAGE TO UNDERGROUND UTILITY FACILITIES OR
- (4) ANY OTHER PROVISION OF LAW.

APPROVED THIS 24 DAY OF Aug, 2022

ROCKY MOUNTAIN POWER
BY: Brad Kidd
TITLE: Estimator

DOMINION ENERGY

DOMINION ENERGY APPROVES THIS PLAT SOLELY FOR THE PURPOSE OF CONFIRMING THAT THE PLAT CONTAINS PUBLIC UTILITY EASEMENTS. DOMINION ENERGY 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 DOMINION ENERGY RIGHT-OF-WAY DEPARTMENT AT 1-800-366-8532.

APPROVED THIS 24 DAY OF Aug, A.D. 2022

DOMINION ENERGY COMPANY
BY: Jeremy L. Herrick
TITLE: Preconstruction

BOUNDARY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 30, AND THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, UTAH COUNTY, UTAH, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF 100 SOUTH CHURCH SUBDIVISION, A SUBDIVISION RECORDED AS ENTRY NUMBER 80682-2017, MAP NUMBER 15671, IN THE OFFICE OF THE UTAH COUNTY RECORDER, SAID CORNER IS LOCATED 661.18 FEET SOUTH AND 429.58 FEET S89°38'28"W FROM THE NORTH QUARTER CORNER OF SECTION 30, TOWNSHIP 5 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, SAID CORNER IS ALSO LOCATED ON THE NORTHERLY BOUNDARY LINE OF THE VOID PLAT D SUBDIVISION, A SUBDIVISION RECORDED AS ENTRY NUMBER 8256-2018, MAP NUMBER 15873, IN THE OFFICE OF THE UTAH COUNTY RECORDER, AND RUNNING THENCE ALONG SAID NORTHERLY BOUNDARY LINE S89°38'28"W 1.23 FEET TO THE NORTHWEST CORNER OF SAID VOID PLAT D; THENCE ALONG THE WESTERLY LINE OF SAID VOID PLAT D S00°38'25"E 228.77 FEET TO A WESTERLY CORNER OF SAID VOID PLAT D, SAID CORNER IS ALSO A NORTHERLY CORNER OF THE VOID PLAT B, A SUBDIVISION RECORDED AS ENTRY NUMBER 127927-2016, MAP NUMBER 15345, IN THE OFFICE OF THE UTAH COUNTY RECORDER; THENCE ALONG THE NORTHERLY BOUNDARY LINE OF SAID VOID PLAT B S88°51'10"W 56.90 FEET; THENCE N00°38'25"W 203.49 FEET; THENCE S89°38'28"W 345.08 FEET; THENCE N01°17'00"W 96.04 FEET; THENCE N00°00'16"E 593.19 FEET; THENCE S89°57'31"E 330.50 FEET; TO A POINT IN THE NORTHERLY BOUNDARY LINE OF PARCEL A, OF SAID 100 SOUTH CHURCH SUBDIVISION; THENCE ALONG THE BOUNDARIES OF SAID PARCEL A THE FOLLOWING FIVE (5) COURSES AND DISTANCES: 1) N89°36'13"E 5.27 FEET, 2) ALONG A NON-TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 15.00 FEET, A DISTANCE OF 22.49 FEET, A CHORD DIRECTION OF S40°58'09"E, AND A CHORD DISTANCE OF 20.44 FEET, 3) S01°58'33"W 37.36 FEET, 4) ALONG A TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 160.00 FEET, A DISTANCE OF 74.86 FEET, A CHORD DIRECTION OF S15°22'44"W, AND A CHORD DISTANCE OF 74.18 FEET, AND 5) ALONG A REVERSE CURVE TO THE LEFT, HAVING A RADIUS OF 216.00 FEET, A DISTANCE OF 13.50 FEET, A CHORD DIRECTION OF S26°59'30"W, AND A CHORD DISTANCE OF 13.50 FEET TO THE WESTERLY BOUNDARY LINE OF SAID 100 SOUTH CHURCH SUBDIVISION; THENCE ALONG SAID WESTERLY BOUNDARY LINE THE FOLLOWING FOUR (4) COURSES AND DISTANCES: 1) S10°42'11"E 190.83 FEET, 2) S13°55'11"E 139.74 FEET, 3) S07°11'48"E 84.15 FEET, AND 4) S01°37'30"E 117.51 FEET TO THE POINT OF BEGINNING.

THE ABOVE-DESCRIBED PARCEL OF LAND CONTAINS 264,161 SQUARE FEET OR 6.06 ACRES IN AREA; 62 LOTS AND 4 PARCELS.

ACCEPTANCE BY LEGISLATIVE BODY

THE CITY COUNCIL OF PLEASANT GROVE CITY, COUNTY OF UTAH, APPROVES THIS SUBDIVISION AND HEREBY ACCEPTS THE DEDICATION OF ALL STREETS, EASEMENTS AND OTHER PARCELS OF LAND INTENDED FOR PUBLIC PURPOSES FOR THE PERPETUAL USE OF THE PUBLIC THIS THE 15th DAY OF March, 2022

APPROVED [Signature] CITY ENGINEER (SEE SEAL BELOW)
ATTEST [Signature] CLERK-RECORDER (SEE SEAL BELOW)
APPROVED [Signature] CITY COUNCIL
APPROVED [Signature] PLEASANT GROVE MAYOR
APPROVED [Signature] CITY COUNCIL
APPROVED [Signature] CITY COUNCIL

SURVEYOR'S CERTIFICATE

I, TYLER E. JENKINS DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR AND THAT I HOLD CERTIFICATE NO. 4938730 IN ACCORDANCE WITH TITLE 58, CHAPTER 22 OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT; I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17, HAVE VERIFIED ALL MEASUREMENTS, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS, PARCELS AND STREETS, TOGETHER WITH EASEMENTS, HEREAFTER TO BE KNOWN AS:

TAYSIDE FARM PLAT A

VACATING PARCELS B, C AND D OF OLIVER'S PLACE PLAT A AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND MONUMENTED ON THE GROUND AS SHOWN ON THIS PLAT.

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED ARE THE OWNERS OF THE DESCRIBED TRACT OF LAND, AND HEREBY, CAUSE THE SAME TO BE DIVIDED INTO LOTS, PARCELS AND STREETS, TOGETHER WITH EASEMENTS AS SET FORTH TO BE HEREAFTER KNOWN AS:

TAYSIDE FARM PLAT A,

VACATING PARCELS B, C AND D OF OLIVER'S PLACE PLAT A AND DO HEREBY DEDICATE TO PLEASANT GROVE CITY FOR PERPETUAL USE OF THE PUBLIC ALL ROADS AND OTHER AREAS SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE, AND DO HEREBY CONVEY TO THE COMMONS AREAS TAYSIDE FARM HOA. THE UNDERSIGNED OWNERS ALSO HEREBY CONVEY TO ANY AND ALL PUBLIC UTILITY COMPANIES A PERPETUAL, NON-EXCLUSIVE EASEMENT OVER THE PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF UTILITY LINES AND FACILITIES.

NAME: BARRY GITTLEMAN MAY 25, 2022
TITLE: PRESIDENT, HAMLET HOMES IV THE MANAGER OF TAYSIDE FARM, LLC
NAME: RODNEY A. NEWMAN MAY 26, 2022
TITLE: MANAGER, METRO NATIONAL TITLE ASSOCIATES, LLC A UTAH LIMITED LIABILITY COMPANY
NAME: SCOTT GEERTSEN
TITLE: VICE-PRESIDENT, FIRST UTAH BANK
NAME: CORINE TERRY
TITLE: VP, M+T BANK MAY 20, 2022

LIMITED LIABILITY COMPANY ACKNOWLEDGEMENT

STATE OF UTAH
COUNTY OF SALT LAKE
ON THIS 25th DAY OF MAY, 2022, BARRY GITTLEMAN PERSONALLY APPEARED BEFORE ME, WHO BEING BY ME DULY SWORN DID SAY THAT HE IS THE PRESIDENT OF HAMLET HOMES IV THE MANAGER OF TAYSIDE FARM, LLC AND THAT THE FOREGOING INSTRUMENT WAS SIGNED IN BEHALF OF SAID LIMITED LIABILITY COMPANY BY AUTHORITY OF ITS MANAGER, AND THEY ACKNOWLEDGED TO ME THAT SAID LIMITED LIABILITY COMPANY EXECUTED THE SAME.

NAME: HOLLY A. FRANKLIN 7-2938
TITLE: NOTARY PUBLIC
COMMISSION NUMBER
SIGNATURE
MY COMMISSION EXPIRES: 11/6/2022 RESIDING IN UTAH

LIMITED LIABILITY COMPANY ACKNOWLEDGEMENT

ON THE 26th DAY OF MAY, 2022, RODNEY A. NEWMAN PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF SALT LAKE IN THE STATE OF UTAH, WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE IS THE MANAGER OF METRO NATIONAL TITLE ASSOCIATES, LLC A UTAH LIMITED LIABILITY COMPANY, AND THAT HE SIGNED THE OWNERS DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID LIMITED LIABILITY COMPANY FOR THE PURPOSES THEREIN MENTIONED.

NAME: HOLLY A. FRANKLIN 7-2938
TITLE: NOTARY PUBLIC
COMMISSION NUMBER
SIGNATURE
A NOTARY PUBLIC COMMISSIONED IN THE STATE OF UTAH. COMMISSION EXPIRES 11/6/2022

CORPORATE ACKNOWLEDGEMENT

ON THE 26th DAY OF MAY, 2022, SCOTT GEERTSEN PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF SALT LAKE IN THE STATE OF UTAH, WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE IS THE VICE PRESIDENT OF FIRST UTAH BANK, AND THAT HE SIGNED THE OWNERS DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED.

NAME: HOLLY A. FRANKLIN 7-2938
TITLE: NOTARY PUBLIC
COMMISSION NUMBER
SIGNATURE
A NOTARY PUBLIC COMMISSIONED IN THE STATE OF UT. COMMISSION EXPIRES 11/6/2022

TAYSIDE FARM PLAT A

VACATING PARCELS B, C AND D OF OLIVER'S PLACE PLAT A

LOCATED IN THE NW 1/4 OF SECTION 30, AND THE SW 1/4 OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN

SHEET 1 OF 2

UTAH COUNTY RECORDER

ENT 109385:2022 Map # 18534
ANDREA ALLEN
UTAH COUNTY RECORDER
2022 Oct 12 4:21 PM FEE 252.00 \$1.00
RECORDED FOR PLEASANT GROVE CITY CORP.



2815 E. 3300 S., Salt Lake City, UT 84109
(801) 305-4670 www.edmpartners.com



APPROVED THIS 15th DAY OF October, 2021, BY THE PLEASANT GROVE CITY PLANNING COMMISSION.

DANIEL COSSOVSKIS DIRECTOR - SECRETARY
CHAIR PLANNING COMMISSION

CITY UTILITIES APPROVAL
CULINARY WATER/PRESSURE IRRIGATION, SEWER/STORM DRAIN
APPROVED THIS 22nd DAY OF September, 2022, BY THE DIRECTOR OF PUBLIC WORKS.

Neal R. Wintert
DIRECTOR OF PUBLIC WORKS

TAYSIDE FARM H.O.A. ADDRESS
84 WEST 4800 SOUTH, SUITE 300
MURRAY, UT 84107

NARRATIVE:
THIS SUBDIVISION PLAT WAS PREPARED AT THE REQUEST OF HAMLET DEVELOPMENT FOR THE PURPOSE OF SUBDIVIDING THE PARCELS OF LAND KNOWN BY THE UTAH COUNTY ASSESSOR AS PARCEL NUMBERS 14-055-0010, 14-055-0201, 14-055-0203 AND 48-481-0003 INTO LOTS, PARCELS AND STREETS AS SHOWN HEREON.

BASIS OF BEARING:
SOUTH 89°36'10" WEST BETWEEN A FOUND UTAH COUNTY BRASS CAP AT THE NORTH QUARTER CORNER OF SECTION 30 AND A FOUND UTAH COUNTY BRASS CAP AT THE NORTHWEST CORNER OF SECTION 30, TOWNSHIP 5 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN. MEASUREMENTS WERE TAKEN USING UTAH STATE PLANE CENTRAL NAD 1983

- NOTES:**
- 5/8" REBAR & CAP MARKED "EDM PARTNERS, LLC" WILL BE SET AT ALL EXTERIOR BOUNDARY AND REAR LOT CORNERS UNLESS OTHERWISE NOTED ON THIS PLAT. ALL FRONT CORNERS WILL BE SET AT THE CURB, LOT LINE EXTENDED, WITH A COPPER RIVET.
 - WARNING - HIGH GROUNDWATER TABLE. PROPERTY OWNER SHALL VERIFY PRESENCE AND DEPTH TO GROUNDWATER TABLE PRIOR TO CONSTRUCTION. GROUNDWATER TABLE MAY FLUCTUATE. OWNER HOLDS PLEASANT GROVE CITY HARMLESS FROM, AND ACCEPTS RESPONSIBILITY FOR, ANY DAMAGES OR INJURY RESULTING FROM GROUNDWATER IMPACTS.
 - WITH THE EXCEPTIONS NOTED BELOW, CULINARY WATER, SEWER, AND STORM WATER FACILITIES WITHIN THIS SITE PLAN ARE CONSIDERED PRIVATE AND THE DEVELOPMENT IS RESPONSIBLE TO ENSURE PROPER CONSTRUCTION, REPLACEMENT, REPAIR, OPERATION, AND MAINTENANCE ACCORDING TO CITY AND STATE STANDARDS. DEVELOPER ACKNOWLEDGES THE RIGHT OF THE CITY TO INSPECT AND TEST THE CULINARY WATER FACILITIES AND MAKE NECESSARY REPAIRS AND OR OTHER ACTIONS WHEN THE DEVELOPMENT FAILS TO DO SO. THE DEVELOPMENT WILL BE CHARGED FOR THESE ACTIONS. CULINARY WATER FACILITIES ARE CONSIDERED PART OF THE CITY'S PUBLIC WATER SYSTEM FOR THE PURPOSES OF TESTING AND REPORTING AS REQUIRED BY THE STATE OF UTAH. EXCEPTIONS: STORM DRAIN, CULINARY WATER, AND SEWER FACILITIES WITHIN THE PUBLIC RIGHT OF WAY EXCEPT SEWER LATERALS.
 - ALL PUBLIC ROADS WITHIN THIS PLAT ARE DEDICATED TO PLEASANT GROVE CITY.
 - PARCELS A, B, C, D, (COMMON AREAS) AND ANY AREA OUTSIDE OF BUILDING FOOTPRINTS ALONG WITH ALL PRIVATE ROADWAYS ARE DEDICATED AS PUBLIC UTILITY AND DRAINAGE EASEMENTS.
 - OCCUPANCY RESTRICTION NOTICE - IT IS UNLAWFUL TO OCCUPY ANY BUILDING LOCATED WITHIN THIS SUBDIVISION WITHOUT HAVING FIRST OBTAINED A CERTIFICATE OF OCCUPANCY ISSUED BY PLEASANT GROVE CITY.
 - THE TEMPORARY TURNAROUND EASEMENT AT THE WEST END OF 110 SOUTH STREET IS HEREBY DEDICATED FOR RIGHT OF WAY AND ACCESS.

DATE	REVISIONS	BY
03/23/22	PLAT REDLINES ADDRESSED/SUBMITTED	TEJ
01/19/22	PLAT REDLINES ADDRESSED/SUBMITTED	TEJ
11/3/21	PLAT REDLINES ADDRESSED/SUBMITTED	TEJ

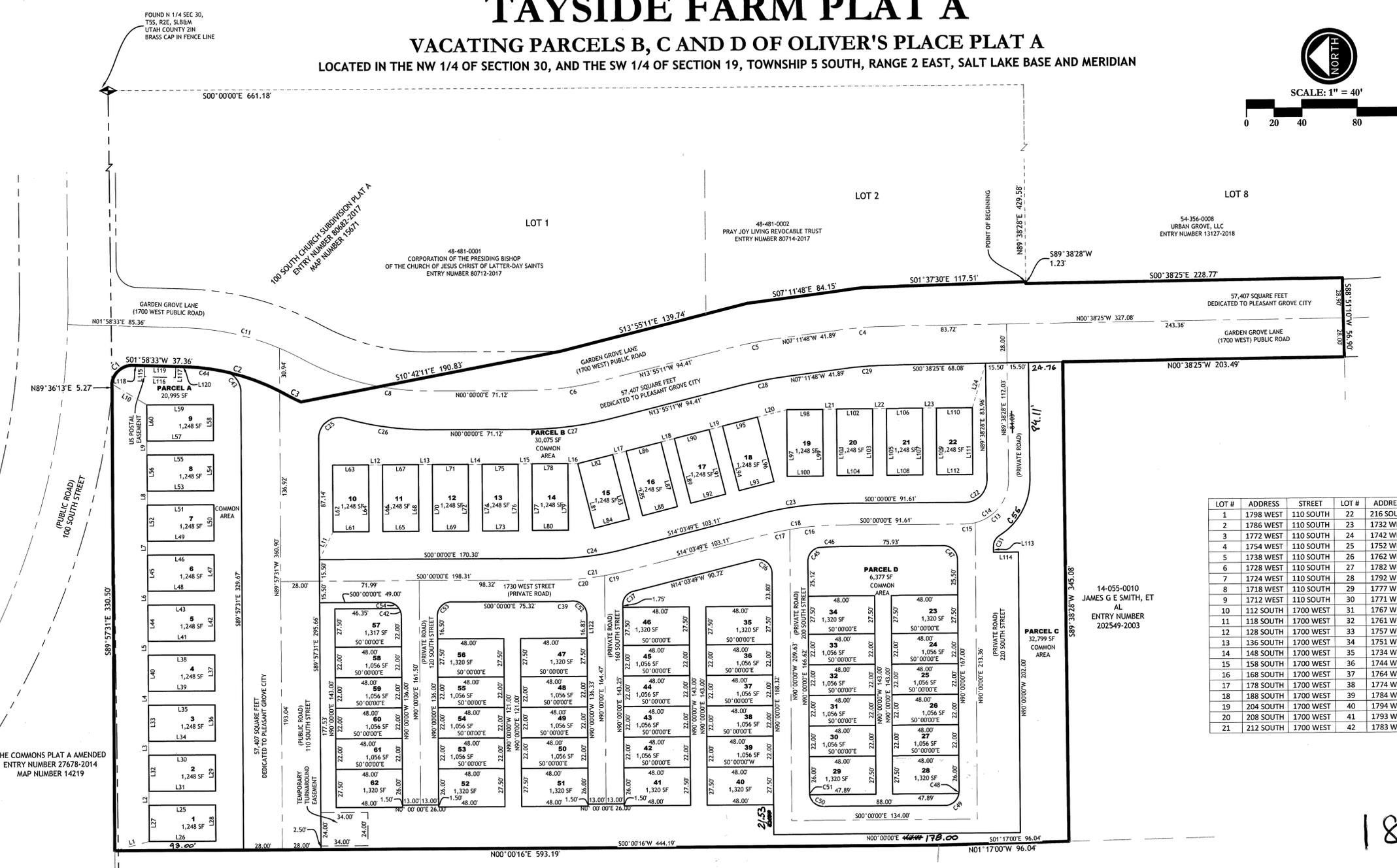
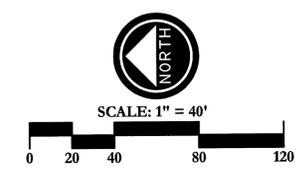
C:\Users\jma22\Documents\Projects\Tayside Farm\Drawings\Plat - Tayside Farm.dwg

See 19, 30 T.S. 8, 2, E. S. 6, R. 2, E. M. UT 010 Vacating Parcels B, C, & D of Oliver's Place Plat A. DT

TAYSIDE FARM PLAT A

VACATING PARCELS B, C AND D OF OLIVER'S PLACE PLAT A

LOCATED IN THE NW 1/4 OF SECTION 30, AND THE SW 1/4 OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN



LOT #	ADDRESS	STREET	LOT #	ADDRESS	STREET	LOT #	ADDRESS	STREET
1	1798 WEST	110 SOUTH	22	216 SOUTH	1700 WEST	43	1773 WEST	160 SOUTH
2	1786 WEST	110 SOUTH	23	1732 WEST	220 SOUTH	44	1763 WEST	160 SOUTH
3	1772 WEST	110 SOUTH	24	1742 WEST	220 SOUTH	45	1753 WEST	160 SOUTH
4	1754 WEST	110 SOUTH	25	1752 WEST	220 SOUTH	46	1743 WEST	160 SOUTH
5	1738 WEST	110 SOUTH	26	1762 WEST	220 SOUTH	47	1746 WEST	160 SOUTH
6	1728 WEST	110 SOUTH	27	1782 WEST	220 SOUTH	48	1756 WEST	160 SOUTH
7	1724 WEST	110 SOUTH	28	1792 WEST	220 SOUTH	49	1766 WEST	160 SOUTH
8	1718 WEST	110 SOUTH	29	1777 WEST	220 SOUTH	50	1776 WEST	160 SOUTH
9	1712 WEST	110 SOUTH	30	1771 WEST	220 SOUTH	51	1796 WEST	160 SOUTH
10	112 SOUTH	1700 WEST	31	1767 WEST	220 SOUTH	52	1795 WEST	120 SOUTH
11	118 SOUTH	1700 WEST	32	1761 WEST	220 SOUTH	53	1785 WEST	120 SOUTH
12	128 SOUTH	1700 WEST	33	1757 WEST	220 SOUTH	54	1775 WEST	120 SOUTH
13	136 SOUTH	1700 WEST	34	1751 WEST	220 SOUTH	55	1765 WEST	120 SOUTH
14	148 SOUTH	1700 WEST	35	1734 WEST	220 SOUTH	56	1755 WEST	120 SOUTH
15	158 SOUTH	1700 WEST	36	1744 WEST	220 SOUTH	57	1738 WEST	120 SOUTH
16	168 SOUTH	1700 WEST	37	1764 WEST	220 SOUTH	58	1748 WEST	120 SOUTH
17	178 SOUTH	1700 WEST	38	1774 WEST	220 SOUTH	59	1758 WEST	120 SOUTH
18	188 SOUTH	1700 WEST	39	1784 WEST	220 SOUTH	60	1768 WEST	120 SOUTH
19	204 SOUTH	1700 WEST	40	1794 WEST	220 SOUTH	61	1778 WEST	120 SOUTH
20	208 SOUTH	1700 WEST	41	1793 WEST	160 SOUTH	62	1788 WEST	120 SOUTH
21	212 SOUTH	1700 WEST	42	1783 WEST	160 SOUTH			

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TAYSIDE FARM PLAT A
VACATING PARCELS B, C AND D OF OLIVER'S PLACE PLAT A
 LOCATED IN THE NW 1/4 OF SECTION 30,
 AND THE SW 1/4 OF SECTION 19,
 TOWNSHIP 5 SOUTH, RANGE 2 EAST,
 SALT LAKE BASE AND MERIDIAN

SHEET 2 OF 2
 UTAH COUNTY RECORDER

LEGEND

	BOUNDARY LINE
	SECTION LINE
	CENTERLINE / MONUMENT LINE
	EXISTING ADJACENT PROPERTY LINE
	LOT LINE
	TIE LINE
	RIGHT OF WAY LINE
	PUBLIC UTILITY & DRAINAGE EASEMENT
	SECTION CORNER
	STREET MONUMENT



DATE	REVISIONS	BY
03/23/22	PLAT REDLINES ADDRESSED/SUBMITTED	TEJ
01/19/22	PLAT REDLINES ADDRESSED/SUBMITTED	TEJ
11/3/21	PLAT REDLINES ADDRESSED/SUBMITTED	TEJ



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 (801) 305-4670 www.edmpartners.com

ENT 109385:2022 Map # 18534
 ANDREA ALLEN
 UTAH COUNTY RECORDER
 2022 MAR 12 11:21 AM FEE \$22.00 BY CH
 RECORDED FOR PLEASANT GROVE CITY CORPORA

5/8" REBAR & CAP MARKED "EDM PARTNERS, LLC" WILL BE SET AT ALL EXTERIOR BOUNDARY AND REAR LOT CORNERS UNLESS OTHERWISE NOTED ON THIS PLAT

C:\Users\jmad22\OneDrive\Projects\Tayside Farm Drawings\Plat - Tayside Farms.dwg