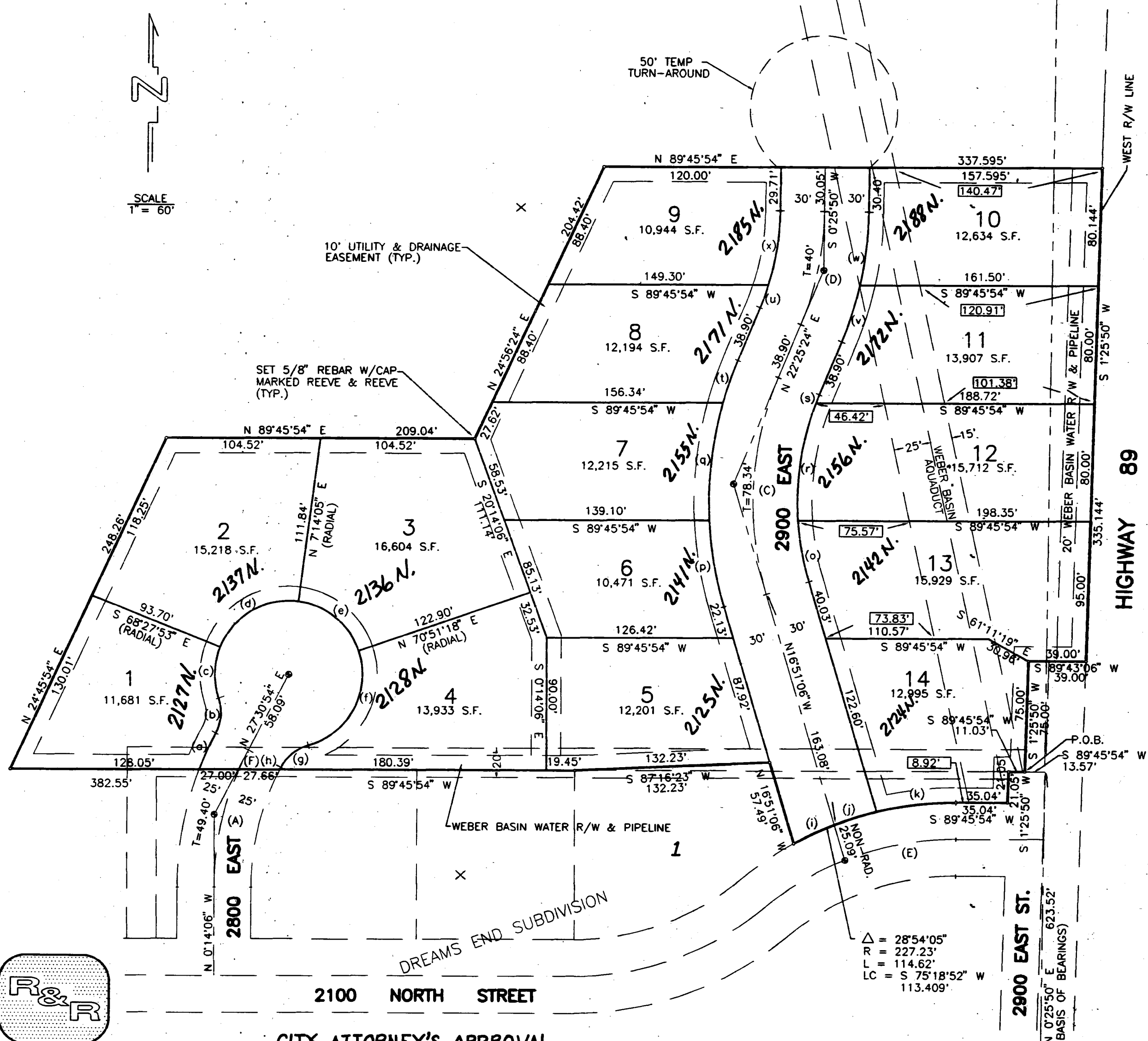


9331

ANTELOPE ESTATES SUBDIVISION PHASE-1

PART OF THE SE. 1/4 OF SEC. 11 & SW 1/4 OF SEC. 12, T. 4N., R. 1W., S.L.B. & M., U.S. SURVEY
AND LOTS 1-13N OF DREAMS END SUBDIVISION
LAYTON CITY, DAVIS COUNTY, UTAH
JUNE, 1994



EAST 1/4 COR. SEC. 11,
T. 4N., R. 1W., S.L.B.
& M. (DAVIS CO. B/C MON.)

HIGHWAY 89

SE COR. SEC. 11,
T. 4N., R. 1W., S.L.B.
& M. (DAVIS CO. B/C MON.)

BOUNDARY DESCRIPTION

PART OF THE SE 1/4 SEC. 11 AND SW 1/4 OF SEC. 12, T. 4N., R. 1W., S.L.B. & M. U.S. SURVEY AND LOTS 1-13N OF DREAMS END SUBDIVISION LAYTON CITY, DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT N0°25'50"E ALONG THE SECTION LINE 623.52 FEET AND S89°45'54"W, 13.57 FEET FROM THE SOUTHEAST COR. OF SAID SEC. 11, AND RUNNING THENCE S89°45'54"W, 11.03 FEET TO THE WEST LINE OF 2900 EAST STREET; THENCE S1°25'50"W 21.05 FEET ALONG SAID WEST LINE OF 2900 EAST STREET; THENCE S89°45'54"W 35.04 FEET; THENCE SOUTHWESTERLY 114.62 FEET ALONG THE ARC OF A 227.23 FOOT RADIUS CURVE TO THE LEFT, (LC S75°18'52"W, 113.409 FEET); THENCE N16°51'06"W 57.49 FEET; THENCE S87°16'23"W, 132.23 FEET; THENCE ALONG THE NORTH BOUNDARY OF SAID DREAMS END SUBD. S89°45'54"W 382.55 FEET; THENCE N24°45'54"E, 248.26 FEET; THENCE N89°45'54"E 209.04 FEET; THENCE N24°56'24"E, 204.42 FEET; THENCE N89°45'54"E 337.595 FEET TO THE WEST R/W OF HWY. 89; THENCE ALONG SAID R/W THE FOLLOWING THREE (3) COURSES: (1) S1°25'50"W, 335.144 FEET, (2) S89°43'06"W, 39.00 FEET, AND (3) S1°25'50"W 75.00 FEET TO THE POINT OF BEGINNING. CONTAINS 5.13 ACRES TOTAL.

CURVE DATA

	△	R.	L.	CHORD
(a)	6°55'21"	225.00'	27.18'	N 24°03'14"E 27.17'
(b)	46°34'03"	30.00'	24.38'	N 41°3'53"E 23.72'
(c)	40°35'16"	50.00'	35.42'	N 1°14'29"E 34.68'
(d)	75°41'58"	50.00'	66.06'	N 59°23'06"E 61.36'
(e)	63°37'13"	50.00'	55.52'	S 50°57'19"E 52.71'
(f)	93°13'39"	50.00'	81.36'	S 27°28'08"W 72.67'
(g)	46°34'03"	30.00'	24.38'	S 50°47'56"W 23.72'
(h)	0°32'49"	175.00'	1.67'	S 27°14'30"W 1.67'
(i)	7°39'12"	227.23'	30.35'	S 64°41'27"W 30.33'
(j)	7°34'15"	227.23'	30.03'	S 72°18'10"W 30.00"
(k)	13°40'38"	227.23'	54.24'	S 82°55'37"W 54.11'
(l)	12°48'14"	189.55'	42.36'	N 10°27'00"W 42.27'
(m)	13°43'50"	249.55'	59.80'	N 9°59'11"W 59.66'
(n)	18°33'50"	249.55'	80.85'	N 6°09'39"E 80.50'
(o)	24°37'45"	189.55'	81.48'	N 8°16'00"E 80.86'
(p)	1°50'32"	189.55'	6.09'	N 21°30'09"E 6.09'
(q)	6°58'51"	249.55'	30.40'	N 18°55'59"E 30.39'
(r)	5°20'30"	175.85'	16.39'	N 19°45'09"E 16.39'
(s)	9°48'33"	235.85'	40.39'	N 17°31'08"E 40.33'
(t)	12°11'02"	235.85'	50.15'	N 6°31'20"E 50.06'
(u)	16°39'04"	175.85'	51.10'	N 8°45'22"E 50.93'
(v)	27°45'00"	200.00'	96.87'	N 13°38'24"E 95.92'
(w)	39°16'29"	219.55'	150.50'	N 2°47'08"E 147.57'
(x)	21°59'34"	205.85'	79.02'	N 11°25'37"E 78.53'
(y)	17°31'02.8"	202.23'	61.829'	N81°00'24.5"E 61.588'
(z)	4°10'19.1"	200.00'	14.56'	N25°25'44.4"E 14.56'

NOTE:
• SURVEY MONUMENT TO BE INSTALLED.
• DISTANCE IS SHOWN TO WEBER BASIN AQUADUCT EASEMENT BY

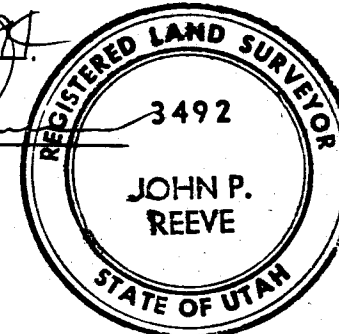
SURVEYOR'S CERTIFICATE

I, JOHN P. REEVE, A REGISTERED PROFESSIONAL SURVEYOR IN THE STATE OF UTAH, DO HEREBY CERTIFY THAT THIS PLAT OF ANTELOPE ESTATES SUBDIVISION PHASE-1 IN LAYTON CITY, DAVIS COUNTY, UTAH, HAS BEEN DRAWN CORRECTLY TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE HEREIN-DESCRIBED LANDS INCLUDED IN SAID SUBDIVISION, BASED UPON DATA COMPILED FROM RECORDS IN THE DAVIS COUNTY RECORDER'S OFFICE AND FROM A SURVEY MADE BY ME ON THE GROUND. I FURTHER CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES OF LAYTON CITY CONCERNING SURVEY REQUIREMENTS REGARDING LOT MEASUREMENTS HAVE BEEN COMPLIED WITH, AND THE LOTS MEET THE SITE DEVELOPMENT STANDARDS FOR THE ZONE IN WHICH THEY ARE LOCATED.

SIGNED THIS 6 DAY OF JUNE, 1994

3492
UTAH LICENSE NUMBER

SIGNATURE



OWNER'S DEDICATION AND CERTIFICATION

WE, THE UNDERSIGNED, OWNERS OF THE HEREDIN-DESCRIBED TRACT OF LAND, HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS, AS SHOWN ON THIS PLAT, AND NAME SAID TRACT ANTELOPE ESTATES SUBDIVISION PHASE-1, AND HEREBY DEDICATE, GRANT, AND CONVEY TO LAYTON CITY, UTAH, ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS STREETS, THE SAME TO BE USED AS PUBLIC THOROUGHFARES FOREVER, AND ALSO DEDICATE TO LAYTON CITY THOSE CERTAIN STRIPS AS EASEMENTS FOR PUBLIC UTILITY AND DRAINAGE PURPOSES, AS SHOWN HEREDIN, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE, AND OPERATION OF PUBLIC UTILITY SERVICE LINES AND DRAINAGE, AS MAY BE AUTHORIZED BY LAYTON CITY

THE UNDERSIGNED HEREBY CERTIFY THAT THIS SUBDIVISION HAS MET ALL THE REQUIREMENTS OF LAYTON CITY ORDINANCES.

SIGNED THIS 9th DAY OF June, 1994

Dale Redd (Notary Public)
Spencer F. Klomp (General Partners of Eschby Investment Company, a Utah limited partnership)
John P. Reeve (Surveyor)
James A. Klomp (General Partners of Eschby Investment Company, a Utah limited partnership)

ACKNOWLEDGEMENT

STATE OF UTAH } ss.
COUNTY OF DAVIS }

ON THE 9th DAY OF June, 1994, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, Dale P. Redd and Maurice Redd, Trustees of the Dale P. Redd Trust, Spencer F. Klomp and Kathleen L. Klomp, General Partners of Eschby Investment Company, a Utah limited partnership, and John P. Reeve, a Registered Professional Surveyor, and James A. Klomp, General Partners of Eschby Investment Company, a Utah limited partnership, (AND *James P. Klomp*, SIGNER(S) OF THE ABOVE OWNER'S DEDICATION AND CERTIFICATION, WHO, BEING ME DULY SWORN, DID ACKNOWLEDGE TO ME THAT THEY SIGNED IT FREELY, VOLUNTARILY, AND FOR THE PURPOSES THEREIN MENTIONED.

September 15th 1996

COMMISSION EXPIRES

NOTARY PUBLIC

REEVE & REEVE, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING
LAND PLANNING AND SITE DESIGN
LAND SURVEYING
OGDEN, UTAH

CITY ATTORNEY'S APPROVAL
APPROVED THIS 5th DAY OF July, 1994,
John P. Reeve
LAYTON CITY ATTORNEY

LAYTON CITY PLANNING COMMISSION
APPROVED BY THE LAYTON CITY PLANNING COMMISSION
ON THE 25th DAY OF January, 1994.
Hal Ballcoff
CHAIRMAN

LAYTON CITY ENGINEER
I HEREBY CERTIFY THAT I HAVE CAREFULLY INVESTIGATED THE SURVEY OF THE FOREGOING PLAT AND LEGAL DESCRIPTION OF THE LANDS EMBRACED THEREIN AND FIND THEM TO BE CORRECT AND TO AGREE WITH THE LINES AND MONUMENTS ON RECORD IN THIS OFFICE IN COMPLIANCE WITH THE REQUIREMENTS OF LAYTON CITY ORDINANCES.
SIGNED THIS 8th DAY OF July, 1994.
Bob Flannery
ENGINEER

LAYTON CITY ACCEPTANCE
THIS IS TO CERTIFY THAT THIS PLAT AND DEDICATION OF THIS TRACT OF LAND WERE DULY APPROVED AND ACCEPTED BY THE CITY COUNCIL OF LAYTON CITY, UTAH, THIS 27th DAY OF July, 1994.
James Stevenson
CITY CLERK

DAVIS COUNTY HEALTH DEPT.
I HEREBY CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES PREREQUISITE TO APPROVAL BY THE DAVIS COUNTY HEALTH DEPT. HAVE BEEN COMPLIED WITH, DATED THIS 13th DAY OF July, 1994.

DAVIS COUNTY RECORDER
ENTRY NO. 1130391 FEE PAID 49.00
FILED FOR RECORD AND RECORDED
July 13 1994 AT 9:19 AM
IN BOOK 1779 OF THE OFFICIAL RECORDS, PAGE 506
RECORDED FOR:
Layton City
Carol Dean Page
DAVIS COUNTY RECORDER
By: *James A. Klomp* DEPUTY.

2331

9331

1888

1888