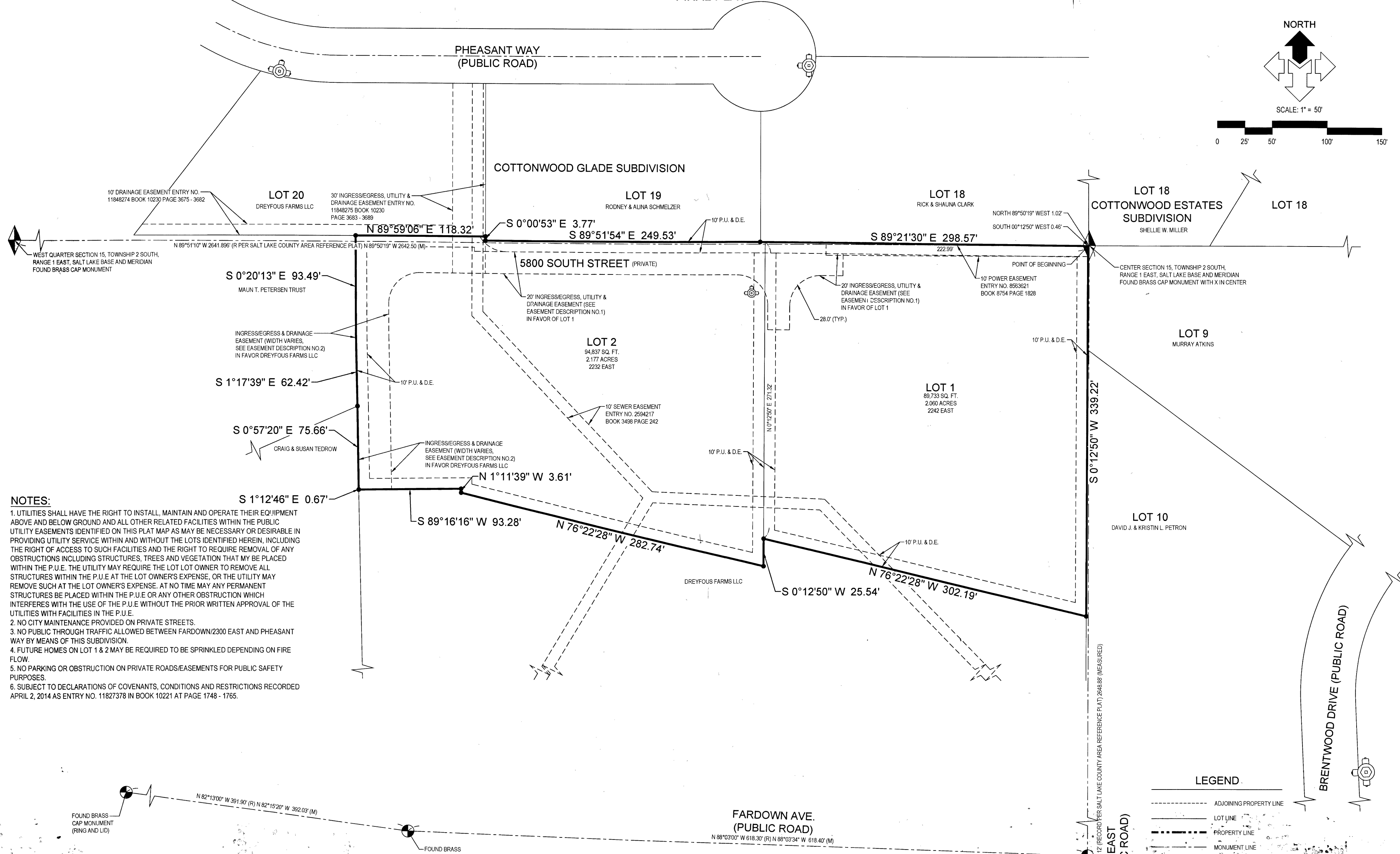


DREYFOUS FARMS SUBDIVISION

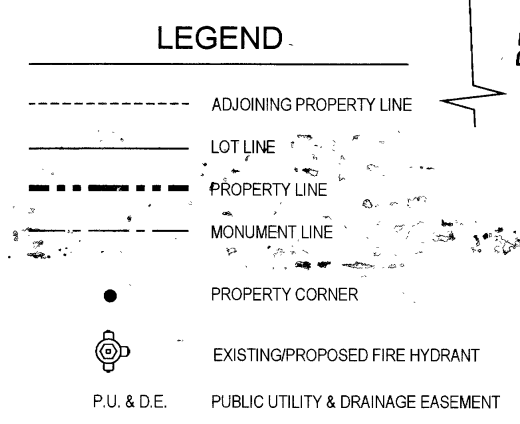
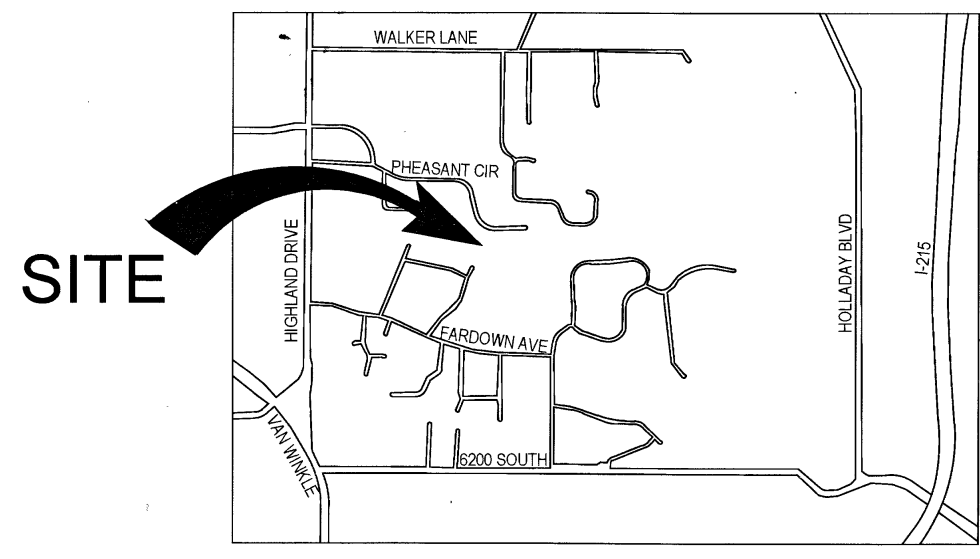
LOCATED IN THE SOUTHWEST QUARTER OF SECTION 15,
TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN
R-1-87-ZONE
FINAL PLAT



NOTES:
1. 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 SERVICE 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 OWNERS EXPENSE, OR THE UTILITY MAY REMOVE SUCH AT THE LOT OWNERS 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.
2. NO CITY MAINTENANCE PROVIDED ON PRIVATE STREETS.
3. NO PUBLIC THROUGH TRAFFIC ALLOWED BETWEEN FARDOWN/2300 EAST AND PHEASANT WAY BY MEANS OF THIS SUBDIVISION.
4. FUTURE HOMES ON LOT 1 & 2 MAY BE REQUIRED TO BE SPRINKLED DEPENDING ON FIRE FLOW.
5. NO PARKING OR OBSTRUCTION ON PRIVATE ROADS/EASEMENTS FOR PUBLIC SAFETY PURPOSES.
6. SUBJECT TO DECLARATIONS OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED APRIL 2, 2014 AS ENTRY NO. 11827378 IN BOOK 10221 AT PAGE 1748 - 1765.

EASEMENT DESCRIPTION NO. 1:
BEGINNING AT A POINT NORTH 89°50'19" WEST ALONG THE SECTION LINE 1.02 FEET AND SOUTH 00°12'50" WEST 0.46 FEET AND NORTH 89°21'30" WEST 222.99 FEET AND SOUTH 10.00 FEET FROM THE CENTER OF SECTION 15, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, AND RUNNING THENCE SOUTH 00°12'50" WEST 20.00 FEET; THENCE NORTH 89°21'30" WEST 21.79 FEET TO THE POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 28.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 30°25'40" A DISTANCE OF 44.19 FEET (CHORD BEARS SOUTH 45°25'40" WEST 39.75 FEET); THENCE SOUTH 00°12'50" WEST 21.79 FEET; THENCE NORTH 89°21'30" WEST 20.00 FEET; THENCE NORTH 00°12'50" EAST 22.01 FEET TO THE POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF A 28.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 30°25'40" A DISTANCE OF 44.00 FEET (CHORD BEARS NORTH 44°49'32" WEST 39.63 FEET); THENCE NORTH 89°51'54" WEST 249.53 FEET; THENCE NORTH 00°00'53" WEST 3.77 FEET TO A POINT ON THE SOUTHERLY LINE OF COTTONWOOD GLADE SUBDIVISION AS RECORDED WITH THE OFFICE OF THE SALT LAKE COUNTY RECORDER; THENCE NORTH 89°59'06" EAST ALONG SAID SOUTHERLY LINE 24.85 FEET TO A POINT ON THE ARC OF A 28.00 FOOT RADIUS NON-TANGENT RADIUS CURVE TO THE LEFT; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 59°25'11" A DISTANCE OF 28.40 FEET (CHORD BEARS SOUTH 80°09'18" EAST 27.75 FEET); THENCE SOUTH 89°51'54" EAST 230.54 FEET; THENCE SOUTH 89°21'30" EAST 75.65 TO THE POINT OF BEGINNING.

EASEMENT DESCRIPTION NO. 2:
BEGINNING AT A POINT NORTH 89°50'19" WEST ALONG THE SECTION LINE 1.02 FEET AND SOUTH 00°12'50" WEST 0.46 FEET AND NORTH 89°21'30" WEST 222.99 FEET AND NORTH 89°51'54" WEST 249.53 FEET AND NORTH 00°00'53" WEST 3.77 FEET FROM THE CENTER OF SECTION 15, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF LOT 20 COTTONWOOD GLADE SUBDIVISION, AS RECORDED WITH THE OFFICE OF THE SALT LAKE COUNTY RECORDER, AND RUNNING THENCE SOUTH 00°00'53" EAST 33.77 FEET; THENCE NORTH 89°51'54" WEST 59.89 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 28.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 30°25'40" A DISTANCE OF 44.21 FEET (CHORD BEARS SOUTH 44°53'57" WEST 39.76 FEET); THENCE SOUTH 00°21'13" EAST 31.30 FEET; THENCE SOUTH 01°17'32" EAST 62.26 FEET; THENCE SOUTH 00°57'20" EAST 75.66 FEET; THENCE SOUTH 89°16'16" WEST 30.00 FEET TO A POINT ON AN EXISTING FENCE LINE; THENCE NORTHWESTERLY ALONG SAID FENCE LINE THE FOLLOWING FOUR COURSES: 1) NORTH 01°12'46" WEST 0.67 FEET; 2) NORTH 00°57'20" WEST 75.66 FEET; 3) NORTH 01°17'39" WEST 62.42 FEET; 4) NORTH 00°20'13" WEST 93.49 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 20; THENCE NORTH 89°59'06" EAST 118.32 FEET TO THE POINT OF BEGINNING.



SURVEYOR'S CERTIFICATE

I, DAVID B. DRAPER, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR AND THAT I HOLD CERTIFICATE NO. 316831 AS PRESCRIBED BY 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 SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND THAT I HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS AND STREETS, HEREAFTER TO BE KNOWN AS:

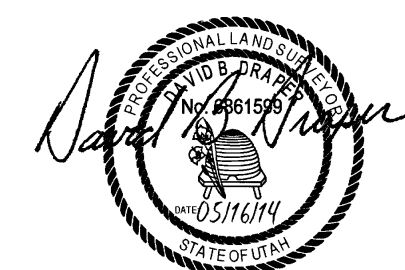
DREYFOUS FARMS SUBDIVISION

AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT.

BOUNDARY DESCRIPTION

BEGINNING AT A FENCE LINE INTERSECTION, SAID FENCE LINE RUNS WESTERLY AND SOUTHERLY, SAID POINT BEING NORTH 89°50'19" WEST ALONG THE SECTION LINE 1.02 FEET AND SOUTH 00°12'50" WEST 0.46 FEET FROM THE CENTER OF SECTION 15, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, AND RUNNING THENCE SOUTH 00°12'50" WEST ALONG SAID FENCE LINE 339.22 FEET; THENCE NORTH 76°22'28" WEST 302.19 FEET; THENCE SOUTH 00°12'50" WEST 25.54 FEET; THENCE NORTH 76°22'28" WEST 282.74 FEET; THENCE NORTH 01°11'39" WEST 3.61 FEET; THENCE SOUTH 89°16'16" WEST 93.28 FEET TO A POINT ON AN EXISTING FENCE LINE THENCE NORTHERLY ALONG SAID FENCE LINE THE FOLLOWING FOUR COURSES: 1) NORTH 01°12'46" WEST 0.67 FEET 2) NORTH 00°57'20" WEST 75.66 FEET, 3) NORTH 01°17'39" WEST 62.42 FEET, 4) NORTH 00°20'13" WEST 93.49 FEET TO A POINT ON THE SOUTHERLY LINE OF LOT 20 COTTONWOOD GLADE SUBDIVISION, AS RECORDED WITH THE OFFICE OF THE SALT LAKE COUNTY RECORDER; THENCE NORTH 89°59'06" EAST ALONG SAID SOUTHERLY LINE 118.32 FEET TO THE SOUTHEAST CORNER OF LOT 20 OF SAID COTTONWOOD GLADE SUBDIVISION THENCE SOUTH 00°00'53" EAST ALONG THE EXTENSION OF THE EASTERLY LINE OF SAID LOT 20 A DISTANCE OF 3.77 FEET TO SAID EXISTING FENCE LINE THAT RAN WESTERLY FROM THE POINT OF BEGINNING; THENCE EASTERLY ALONG SAID EXISTING FENCE LINE THE FOLLOWING TWO COURSES: 1) SOUTH 89°51'54" EAST 249.53 FEET, 2) SOUTH 89°21'30" EAST 238.58 FEET TO THE POINT OF BEGINNING.

CONTAINS: 184,570 SQ. FT. OR 4.237 ACRES (2 LOTS)



DAVID B. DRAPER, P.L.S.
LICENSE NO. 6861599

OWNER'S DEDICATION

Know all men by these presents that James C. Dreyfous the undersigned owner(s) of the above described tract of land, having caused same to be subdivided into lots and streets to be hereafter known as the

DREYFOUS FARMS SUBDIVISION

do hereby dedicate for perpetual use of the public all parcels of land shown on this plat as intended for Public use. In witness whereof, I have hereunto set my hand this 28th day of May, A.D., 2014.
DREYFOUS FARMS LLC
BY: James C. Dreyfous
ITS: MANAGER

LIMITED LIABILITY ACKNOWLEDGMENT

STATE OF Utah
COUNTY OF Salt Lake
ON THIS 28th DAY OF May, 2014, PERSONALLY APPEARED BEFORE ME James C. Dreyfous, WHO BEING BY ME DULY SWORN DID SAY THAT HE/SHE/THEY ARE THE owner(s) OF Dreyfous Farms, LLC BY AUTHORITY OF ITS MEMBERS OR ITS ARTICLES OF ORGANIZATION, AND HE/SHE ACKNOWLEDGED TO ME THAT SAID LIMITED LIABILITY COMPANY EXECUTED THE SAME.

Shantel Marshall
NOTARY PUBLIC

MY COMMISSION EXPIRES: 2-18-2015

RESIDING Salt Lake COUNTY, Utah, City of Holladay

Comm #: 606045

*Proved identification with photo ID.

DREYFOUS FARMS SUBDIVISION

LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10,
TOWNSHIP 2 SOUTH, RANGE 1 EAST,
SALT LAKE BASE & MERIDIAN
HOLLADAY, UTAH

OWNER
JM DREYFOUS
5660 SOUTH 2300 EAST
HOLLADAY, UTAH 84121
PREPARED 5-14-2014

McNEIL ENGINEERING
Designing for the Future Since 1983™
8610 So. Sandy Parkway, Suite 200 Sandy, Utah 84070
TEL: (801) 255-7700 FAX (801) 255-8071
E-MAIL: info@mcneileng.com WEB SITE AT www.mcneil-group.com

CITY ENGINEER
APPROVED THIS 27th DAY OF May, A.D., 2014
[Signature]
CITY ENGINEER

PLANNING COMMISSION
APPROVED THIS 28th DAY OF May, A.D., 2014 BY THE CITY OF HOLLADAY
[Signature]
PLANNING COMMISSION CHAIR

HEALTH DEPARTMENT
APPROVED THIS 27th DAY OF May, A.D., 2014
[Signature]
SALT LAKE COUNTY HEALTH DEPT.

COMMUNITY DEVELOPMENT
I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT IN ACCORDANCE WITH THE INFORMATION ON FILE IN THIS OFFICE.
DATE 5/28/14 [Signature]
COMMUNITY DEVELOPMENT DIRECTOR

APPROVAL AS TO FORM
APPROVED AS TO FORM THIS 28th DAY OF May, A.D., 2014
[Signature]
CITY OF HOLLADAY ATTORNEY

CITY OF HOLLADAY
PRESENTED TO THE CITY OF HOLLADAY THIS 29th DAY OF May, A.D., 2014, AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.
[Signature]
RECORDER
[Signature]
CITY MANAGER

RECORDED # 11859970
STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF
City of Holladay
DATE 6-4-2014 TIME 11:14 AM BOOK 2014P PAGE 123
FEE \$ 32.00
[Signature]
SALT LAKE COUNTY RECORDER