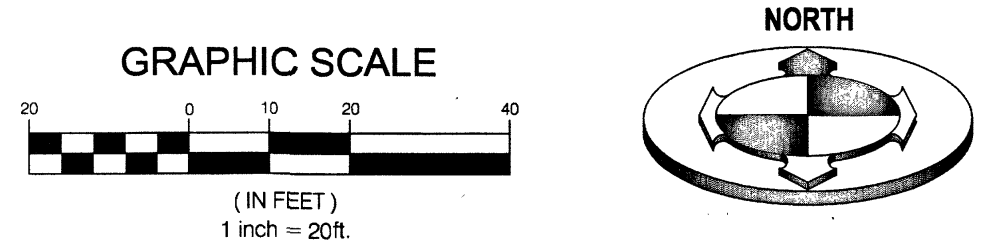


RIVER TOWN PROFESSIONAL PLAZA

LOCATED IN SOUTHWEST QUARTER OF SECTION 28,
TOWNSHIP 3 SOUTH, RANGE 1 WEST,
SALT LAKE BASE & MERIDIAN



SURVEYOR'S CERTIFICATE
I, DALE K. BENNETT DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 103381, 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:
RIVER TOWN PROFESSIONAL PLAZA
AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT.

LENDER'S CONSENT

THE UNDERSIGNED, A BENEFICIARY UNDER A CERTAIN DEED OF TRUST ENCUMBERING THE PROPERTY, HEREBY EXPRESSLY CONSENTS TO AND JOINS IN THE EXECUTION AND RECORDING OF THIS SUBDIVISION PLAT SHOWN HEREON AND MAKES THE DEED OF TRUST SUBORDINATE HERETO. THE UNDERSIGNED REPRESENTS THAT HE OR SHE HAS FULL POWER AND AUTHORITY TO EXECUTE THIS LENDER'S CONSENT ON BEHALF OF THE LENDER.

NAME OF LENDER: CITIBANK
BY: [Signature]
AUTHORIZED REPRESENTATIVE

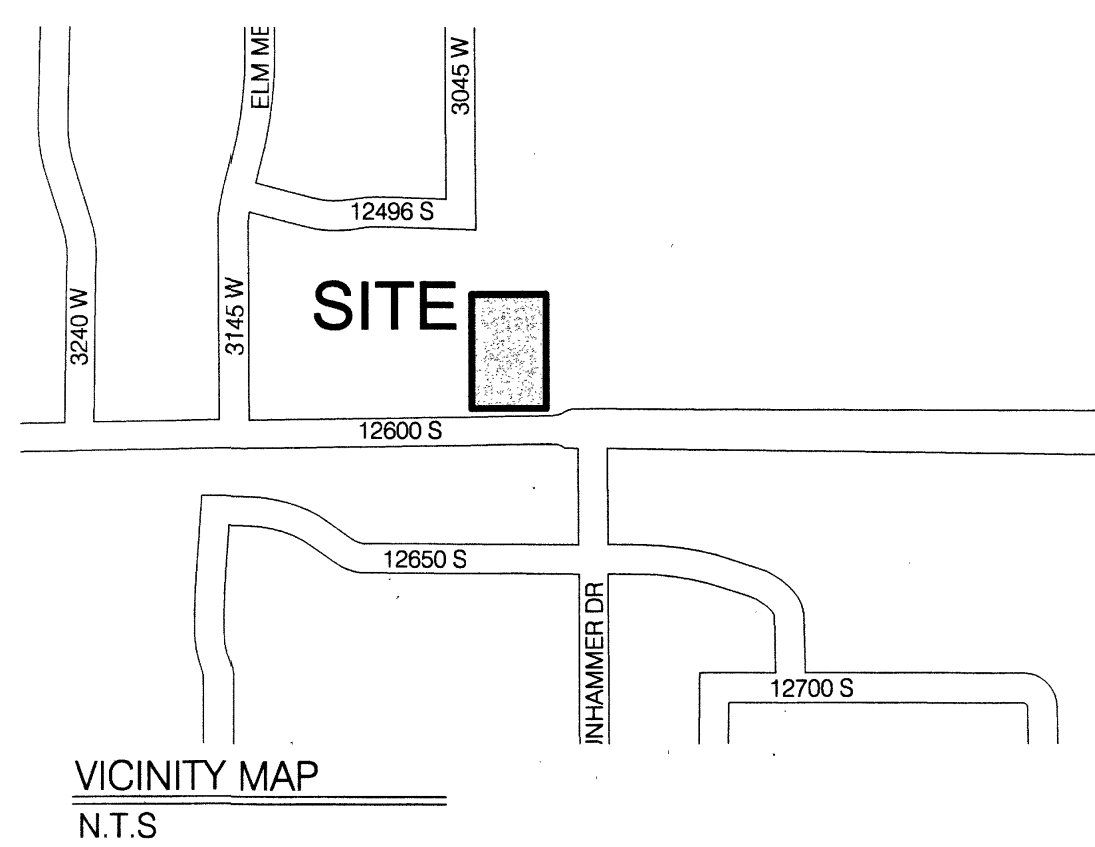
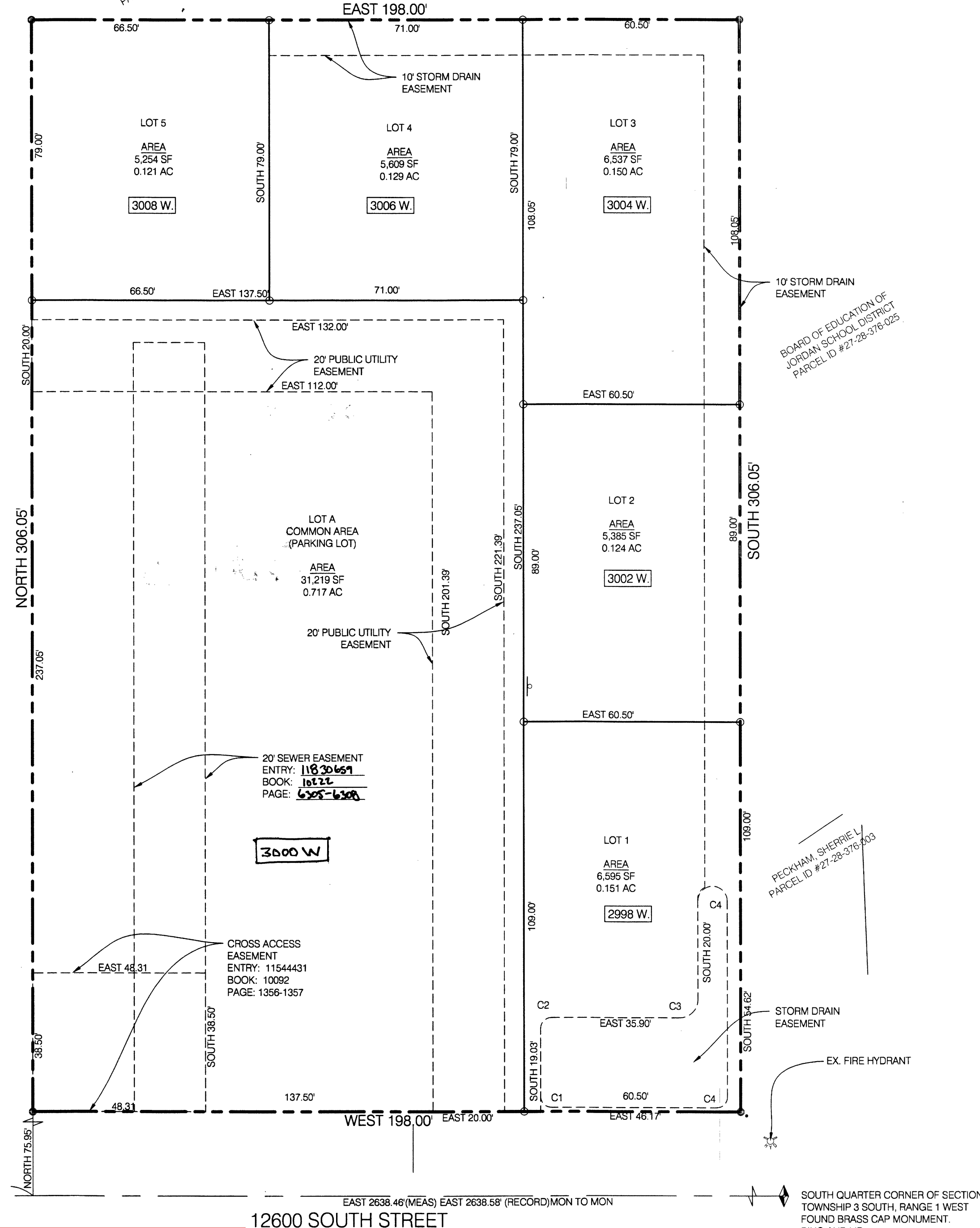
ACKNOWLEDGEMENT TO LENDERS CONSENT

STATE OF UTAH } S.S.
County of Salt Lake }
ON THE 2nd DAY OF February, 2015,
PERSONALLY APPEARED BEFORE ME
[Signature] WHO BEING
DULY SWORN, DID ACKNOWLEDGE THAT SHE IS THE
Chief Credit Officer, AND THAT THE FOREGOING
INSTRUMENT WAS SIGNED BY HIM/HER.
COMMISSION NUMBER: 612123
[Signature]
Vasiliki Katsikathas
Notary Public
State of Utah
Comm. No. 612123
My Comm. Expires For P.Y.
MY COMMISSION EXPIRES: December 28, 2015
Vasiliki Katsikathas
(PRINTED NAME)
A NOTARY PUBLIC COMMISSIONED IN UTAH

ACKNOWLEDGEMENT

State of Utah } S.S.
County of Salt Lake }
ON THE 29th DAY OF Jan A.D. 2015
PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED
NOTARY PUBLIC, IN AND FOR SAID COUNTY OF SALT LAKE
IN SAID STATE OF UTAH, JODIE JOHNSON, MANAGING
MEMBER OF 4 PEAKS HOLDING COMPANY, LLC, WHO
AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT
HE SIGNED THE OWNERS DEDICATION FREELY AND
VOLUNTARILY FOR THE PURPOSES THEREIN MENTIONED.

MY COMMISSION EXPIRES: 2-10-16
COMMISSION # 659531
[Signature]
NOTARY PUBLIC
RESIDING IN SALT LAKE COUNTY
DAVID A. & JOELLEN D.
PARCEL ID #27-28-351-006



LEGEND

- SECTION CORNER
- BOUNDARY CORNER (SET 3/4 REBAR AND CAP)
- SECTION LINE
- BOUNDARY LINE
- ADJACENT PROPERTY
- EASEMENT LINE
- FIRE HYDRANT

NOTICE:
A GEOTECHNICAL REPORT ADDRESSING SOIL CONDITIONS AND RECOMMENDED ENGINEERING DESIGN CRITERIA FOR THIS SUBDIVISION HAS BEEN FILED. SEE GEOTECHNICAL REPORT (ENTRY # _____, BOOK # _____, PAGE # _____)

CURVE TABLE

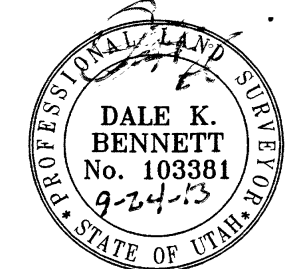
CURVE	LENGTH	RADIUS	BEARINGS	CHORD	DELTA
C1	4.71	3.00	N 45°00'00" W	4.24'	90°00'00"
C2	4.71	3.00	N 45°00'00" E	4.24'	90°00'00"
C3	7.85	5.00	N 45°00'00" E	7.07'	90°00'00"
C4	12.98	4.13	EAST	8.26'	180°00'00"
C5	4.71	3.00	S 45°00'00" W	4.24'	90°00'00"

NOTE:
LOT A COMMON AREA IS A PUBLIC UTILITY EASEMENT.

"The signature of South Valley Sewer District on this plat does not constitute any guarantee of availability of sanitary sewer service to the property or any approval of sewer lines or facilities. The owner(s) of the property must provide satisfactory plans to the Sewer District for review and approval before connecting to the District's sewer system and will be required to comply with the District's rules and regulations."

BOUNDARY DESCRIPTION

BEGINNING AT A POINT WHICH IS ON THE NORTH RIGHT-OF-WAY LINE OF 12600 SOUTH STREET, SAID POINT BEING 856.58 FEET EAST ALONG THE SECTION LINE AND 75.95 FEET NORTH FROM THE SOUTHWEST CORNER OF SECTION 28, TOWNSHIP 3 SOUTH, RANGE 1 WEST AND RUNNING; THENCE NORTH 306.05 FEET; THENCE EAST 198.00 FEET; THENCE SOUTH 306.05 FEET TO THE NORTH RIGHT-OF-WAY LINE OF 12600 SOUTH STREET; THENCE WEST ALONG SAID NORTH LINE 198.00 FEET TO THE POINT OF BEGINNING.
CONTAINS 60,598 SQUARE FEET
1.391 ACRES, MORE OR LESS



OWNER'S DEDICATION

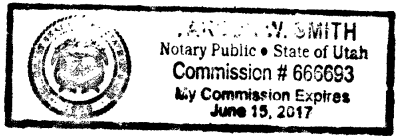
KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNER(S) OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED SAME TO BE SUBDIVIDED INTO LOTS AND STREETS TO BE HEREAFTER KNOWN AS THE

RIVER TOWN PROFESSIONAL PLAZA

IN WITNESS WHEREOF, Julie Klungervik HAVE HEREINTO SET THIS 4th DAY OF Nov A.D., 2015.
[Signature]
JULIE A. KLUNGERVIK
PYRAMID 180, LC
[Signature]
MANAGING MEMBER
4 PEAKS HOLDING COMPANY, LLC

ACKNOWLEDGEMENT

State of Utah } S.S.
County of Salt Lake }
ON THE 4th DAY OF November A.D. 2015 PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF SALT LAKE IN SAID STATE OF UTAH, Julie Klungervik WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT SHE SIGNED THE OWNERS DEDICATION FREELY AND VOLUNTARILY FOR THE PURPOSES THEREIN MENTIONED.
MY COMMISSION EXPIRES: June 15, 2017
[Signature]
NOTARY PUBLIC
RESIDING IN SALT LAKE COUNTY



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.

RIVER TOWN PROFESSIONAL PLAZA

LOCATED IN SOUTHWEST QUARTER OF SECTION 28,
TOWNSHIP 3 SOUTH, RANGE 1 WEST,
SALT LAKE BASE & MERIDIAN

<p>QUESTAR GAS APPROVED AS TO FORM THIS <u>29th</u> DAY OF <u>Oct</u> A.D., 20<u>13</u> <u>[Signature]</u> QUESTAR GAS</p>	<p>CENTURY LINK APPROVED AS TO FORM THIS <u>29</u> DAY OF <u>Oct</u> A.D., 20<u>13</u> <u>[Signature]</u> CENTURY LINK</p>	<p>ROCKY MOUNTAIN POWER APPROVED AS TO FORM THIS <u>29</u> DAY OF <u>Oct</u> A.D., 20<u>13</u> <u>[Signature]</u> ROCKY MOUNTAIN POWER</p>
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<p>BENCHMARK CIVIL BENCHMARK ENGINEERING & LAND SURVEYING 9130 SOUTH STATE STREET SUITE # 100 SANDY, UTAH 84070 (801) 542-7192 www.benchmarkcivil.com</p>	<p>RIVERTON CITY WATER APPROVED THIS <u>26th</u> DAY OF <u>Jan</u> A.D., 20<u>15</u> <u>[Signature]</u> DIRECTOR</p>	<p>COUNTY HEALTH DEPT. APPROVED THIS <u>16</u> DAY OF <u>April</u> A.D., 20<u>14</u> <u>[Signature]</u> DIRECTOR</p>	<p>RIVERTON CITY PLANNING APPROVED THIS <u>2</u> DAY OF <u>April</u> A.D., 20<u>15</u> BY THE RIVERTON CITY PLANNING DEPARTMENT. <u>[Signature]</u> DIRECTOR</p>	<p>SOUTH VALLEY SEWER DISTRICT APPROVED THIS <u>16</u> DAY OF <u>April</u> A.D., 20<u>14</u> <u>[Signature]</u> DISTRICT MANAGER</p>	<p>RIVERTON CITY ENGINEER APPROVED THIS <u>13</u> DAY OF <u>May</u> A.D., 20<u>14</u> BY THE RIVERTON CITY ENGINEERING DEPARTMENT. <u>[Signature]</u> CITY ENGINEER</p>	<p>APPROVAL AS TO FORM APPROVED AS TO FORM THIS <u>2</u> DAY OF <u>February</u> A.D., 20<u>15</u>. <u>[Signature]</u> RIVERTON CITY ATTORNEY</p>	<p>RIVERTON CITY COUNCIL PRESENTED TO THE RIVERTON CITY COUNCIL THIS <u>2nd</u> DAY OF <u>Feb</u> A.D., 20<u>15</u> AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED. <u>[Signature]</u> CITY RECORDER</p>	<p>SALT LAKE COUNTY RECORDED # <u>1987245</u> STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF <u>[Signature]</u> DATE <u>02/11/15</u> TIME <u>1:40 PM</u> BOOK <u>10130</u> PAGE <u>24</u> #26.00 FEE \$ <u>[Signature]</u> SALT LAKE COUNTY RECORDER</p>
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27-28-31 21-28-351-001

\$ 30.00