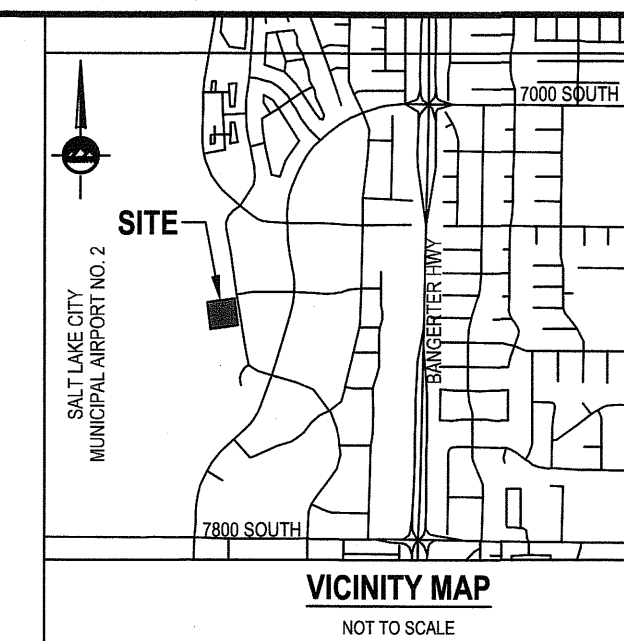


# LIVAWAY SUITES WEST JORDAN

AMENDING LOTS 305 AND 306 OF JORDAN LANDING TECHNOLOGY PARK, PHASE III PLAT  
 LOCATED IN THE NORTHWEST AND SOUTHWEST QUARTERS OF SECTION 29,  
 TOWNSHIP 2 SOUTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN  
 CITY OF WEST JORDAN, SALT LAKE COUNTY, UTAH



**SURVEYOR'S CERTIFICATE**  
 I, **PATRICK M. HARRIS**, do hereby certify that I am a Professional Land Surveyor in the State of Utah and that I hold License No. **286882** in accordance with Title 58, Chapter 22, of the Professional Engineers and Land Surveyor's Act. I further certify that by authority of the Owners, I have completed a survey of the property described on this subdivision plat in accordance with Section 17-23-17 and have verified all measurements; that the reference monuments shown on this plat are located as indicated and are sufficient to accurately establish the lateral boundaries of the herein described tract of real property; and 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 of the county recorders office. I further certify that all lots meet frontage width and area requirements of the applicable zoning ordinances.

**BOUNDARY DESCRIPTION**  
 Lots 305 and 306, JORDAN LANDING TECHNOLOGY PARK, PHASE III, according to the official plat thereof on file and of record in the Salt Lake County Recorder's Office, recorded June 24, 2003 as Entry No. 8702410 in Book 2003P at Page 180.  
 Beginning at the Southwest Corner of Lot 305 of said Jordan Landing Technology Park, Phase III, said point being North 07°23'08" East 2,505.97 feet along the section line and South 82°36'52" East 161.00 feet from the Southwest Corner of Section 29, Township 2 South, Range 1 West, Salt Lake Base and Meridian; and running  
 thence North 322.40 feet along the westerly boundary line of said Lot 305 and Lot 306 of Jordan Landing Technology Park, Phase III to the Northwest Corner of said Lot 306;  
 thence East 333.13 feet along the northerly boundary line of said Lot 306 to the Northeast Corner of said Lot 306 and the westerly right-of-way line of Campus View Drive;  
 thence South 02°17'21" East 322.66 feet along said westerly right-of-way line to the Southeast Corner of said Lot 305;  
 thence West 346.01 feet along the southerly boundary line of said Lot 305 to the point of beginning.

Contains 109,478 Square Feet or 2.513 Acres

**LEGEND**  
 SECTION CORNER  
 SET 5/8" REBAR AND CAP, OR NAIL STAMPED "ENSGN ENG. & LAND SURV." AT ALL LOT CORNERS. OFFSET PINS TO BE PLACED IN THE BACK OF CURB WHERE APPLICABLE, IN LIEU OF REBAR AND CAP AT FRONT CORNERS.  
 BOUNDARY LINE  
 SECTION LINE  
 CENTER LINE  
 EASEMENT LINE  
 SETBACK LINE  
 ADJOINING BOUNDARY LINE  
 SETBACKS:  
 FRONT - 20'  
 REAR - 20'  
 SIDES - 0'

**EASEMENT NOTES**  
 1. Easements, notes and restrictions as shown on the recorded plat for Jordan Landing Technology Park, Phase III, recorded June 24, 2003 as Entry No. 8702410 in Book 2003P at Page 180.  
 2. Aviation Easement to Salt Lake City Corporation in Special Warranty Deed recorded August 24, 1999 as Entry No. 7450783 in Book 8304 at Page 5570 of Official Records. (blanket easement)  
 3. Aviation Easement to Salt Lake City Corporation recorded July 15, 2002 as Entry No. 8291829 in Book 8619 at Page 7756 of Official Records. (blanket easement)  
 4. Declaration of Covenants, Conditions and Restrictions as recorded March 6, 2002 as Entry No. 7558271 in Book 8348 at Page 5902, the Amendment as recorded January 10, 2001 as Entry No. 7796874 in Book 8414 at Page 7693 of Official Records, and the Second Amendment as recorded December 12, 2007 as Entry No. 10297813 in Book 9547 at Page 2714, (blanket easement)

**OWNER'S DEDICATION**  
 Know all men by these presents that I / we, the undersigned owner(s) of the above described tract of land, having caused same to be subdivided, hereafter known as the  
**LIVAWAY SUITES WEST JORDAN**  
 AMENDING LOTS 305 AND 306 OF JORDAN LANDING TECHNOLOGY PARK, PHASE III PLAT  
 do hereby dedicate for perpetual use of the public all parcels of land shown on this plat as intended for Public use. Owner(s) hereby agree to warrant and defend and save the City harmless against any easements or other encumbrance on a dedicated street which will interfere with the City's use, maintenance, and operation of the street, and do further dedicate the easements as shown for the use by all suppliers of utility or other necessary services.  
 In witness whereof I / we have hereunto set our hand (s) this 17<sup>th</sup> day of May, A.D., 2023.  
 WEST JORDAN HOTEL HOLDINGS, LLC  
 By: Michael J. Nielson  
 Its: MANAGER  
 LIMITED LIABILITY COMPANY ACKNOWLEDGMENT  
 STATE OF Utah } S.S.  
 COUNTY OF Utah  
 ON THE 17<sup>th</sup> DAY OF May, A.D. 2023, PERSONALLY APPEARED BEFORE ME, Michael J. Nielson, Notary Public, State of Utah, Comm. No. 72564-3, My Commission Expires on Jul 7, 2026,  
 a LIMITED LIABILITY COMPANY, BY AUTHORITY OF ITS MEMBERS OR ITS ARTICLES OF ORGANIZATION, AND HEREBY ACKNOWLEDGED TO ME THAT SAID LIMITED LIABILITY COMPANY EXECUTED THE SAME.  
 MY COMMISSION EXPIRES: July 7, 2026  
 NAME: Kerri Finlay  
 NOTARY PUBLIC  
 RESIDING IN Salt Lake COUNTY

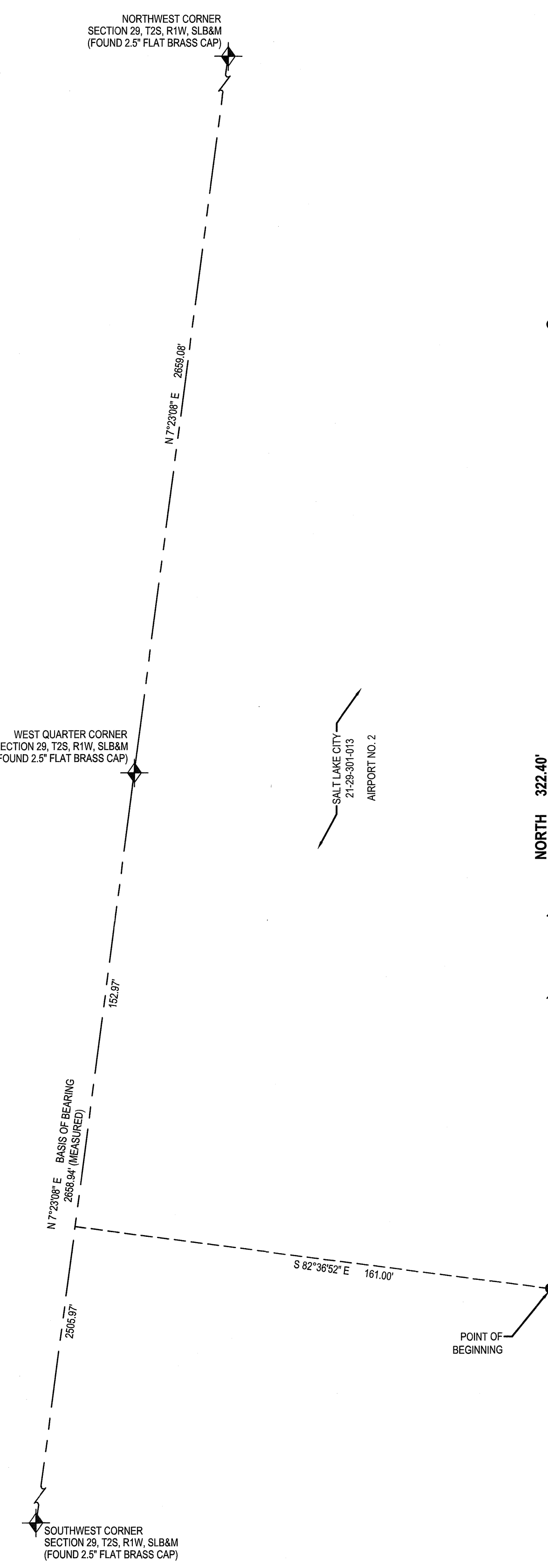
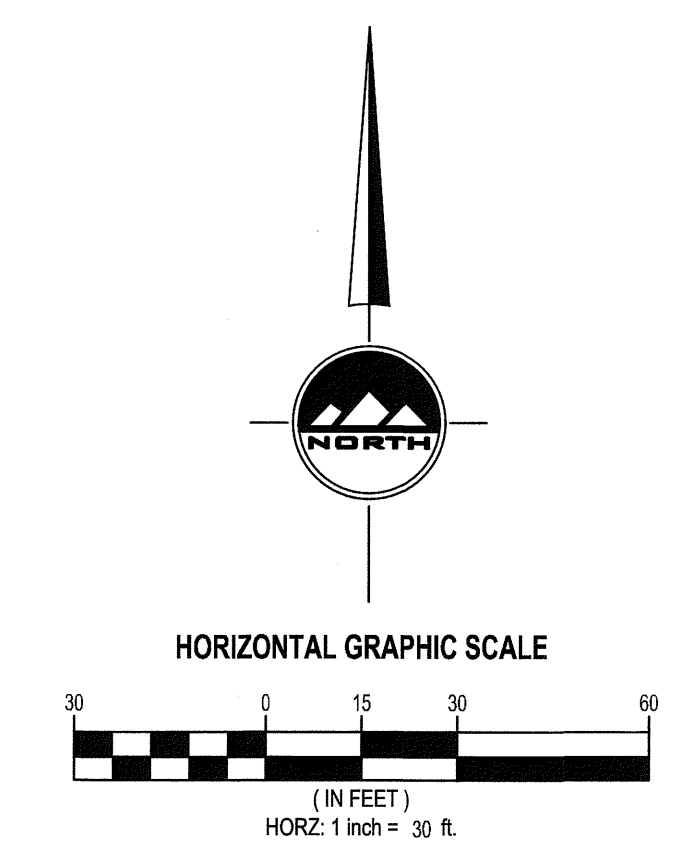
**LEGEND**

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NOTE: THE BASIS OF BEARING SHOWN ALONG THE SECTION LINE REPRESENTS A ROTATION OF 7°29'37" CLOCKWISE FROM SALT LAKE COUNTY A.R.P. INFORMATION, AND IS BASED UPON AN AIRPORT GRID SYSTEM AT MUNICIPAL AIRPORT NO. 2 IN WHICH THE CENTERLINE OF THE RUNWAY IS GRID NORTH. THE LINE BETWEEN MONUMENTS FOUND FOR THE SOUTHWEST CORNER AND THE NORTHWEST CORNER OF SECTION 29, TOWNSHIP 2 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN WAS ASSIGNED THE BEARING OF NORTH 07°23'08" EAST IN ORDER TO MATCH SURROUNDING DEED DESCRIPTIONS IN THE AREA.



**ROCKY MOUNTAIN POWER NOTES:**  
 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. § 17-27A-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:  
 2.1. A RECORDED EASEMENT OR RIGHT-OF-WAY.  
 2.2. THE LAW APPLICABLE TO PRESCRIPTIVE RIGHTS.  
 2.3. TITLE 54, CHAPTER 8A, DAMAGE TO UNDERGROUND UTILITY FACILITIES OR  
 2.4. ANY OTHER PROVISION OF LAW.

**Dominion Energy Utah - Note:**  
 Questar Gas Company, dba Dominion Energy Utah, hereby approves this plat solely for the purposes of confirming that the plat contains public utility easements. Dominion Energy Utah may require additional easements in order to serve this development. This approval does not constitute abrogation or waiver of any other existing rights, obligations or liabilities including prescriptive rights and other 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 in the Owners Dedication or in the Notes, and does not constitute a guarantee of particular terms or conditions of natural gas service. For further information please contact Dominion Energy Utah's Right-of-Way Department at 800-368-8532.

**EASEMENT APPROVAL**  
 Paul Berling DATE 5-17-23  
 CENTURYLINK DATE 5-16-23  
 ROCKY MOUNTAIN POWER DATE 5-17-23  
 DOMINION ENERGY CO. DATE 5-16-23  
 COMCAST DATE

**SALT LAKE COUNTY HEALTH DEPARTMENT**  
 APPROVED THIS 17<sup>th</sup> DAY OF May, 2023 BY THE BOARD OF HEALTH.  
 [Signature]  
 SALT LAKE COUNTY HEALTH DEPARTMENT

**PLANNING COMMISSION APPROVAL**  
 APPROVED THIS 23<sup>rd</sup> DAY OF May, 2023 BY THE CITY OF WEST JORDAN PLANNING COMMISSION.  
 [Signature]  
 CHAIR, CITY OF WEST JORDAN PLANNING COMMISSION

**CITY ENGINEER**  
 I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE AND IS HEREBY APPROVED.  
 [Signature] 23 MAY 23  
 CITY ENGINEER

**CITY ATTORNEY**  
 APPROVED THIS 18<sup>th</sup> DAY OF May, 2023 BY THE CITY OF WEST JORDAN ATTORNEY.  
 [Signature]  
 CITY OF WEST JORDAN ATTORNEY

**CERTIFICATION OF FINAL CITY APPROVAL**  
 I HEREBY CERTIFY THAT FINAL CITY APPROVAL HAS BEEN GIVEN THIS 25<sup>th</sup> DAY OF May, A.D., 2023.  
 [Signature]  
 CITY OF WEST JORDAN RECORDER CITY OF WEST JORDAN MAYOR

**RECORD OF SURVEY**  
 ROS NO.: S-2023-04-0387  
 [Signature]  
 CITY SURVEYOR/REVIEWER DATE

**ENSGN**  
 THE STANDARD IN ENGINEERING  
 SANDY  
 45 W 10000 S, Suite 500  
 Sandy, UT 84070  
 Phone: 801.255.0529  
 WWW.ENSGNENG.COM  
 LAYTON  
 Phone: 801.527.1100  
 TOOLE  
 Phone: 435.843.3990  
 CEDAR CITY  
 Phone: 435.845.1453  
 RICHFIELD  
 Phone: 435.866.2983

**SHEET 1 OF 1**  
 PROJECT NUMBER: 11830A  
 MANAGER: QEE  
 DRAWN BY: KPW  
 CHECKED BY: PMH  
 DATE: 2023-05-15

**LIVAWAY SUITES WEST JORDAN**  
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 CITY OF WEST JORDAN, SALT LAKE COUNTY, UTAH

**SALT LAKE COUNTY RECORDER**  
 RECORDED # 14112873  
 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE  
 REQUEST OF: West Jordan Hotel Holdings, LLC  
 DATE: 6/1/2023 TIME: 02:18 pm BOOK: 2023P PAGE: 114  
 FEES: \$52.00  
 [Signature]  
 DEPUTY SALT LAKE COUNTY RECORDER

21-29-11  
 21-29-152-006  
 21-29-301-004