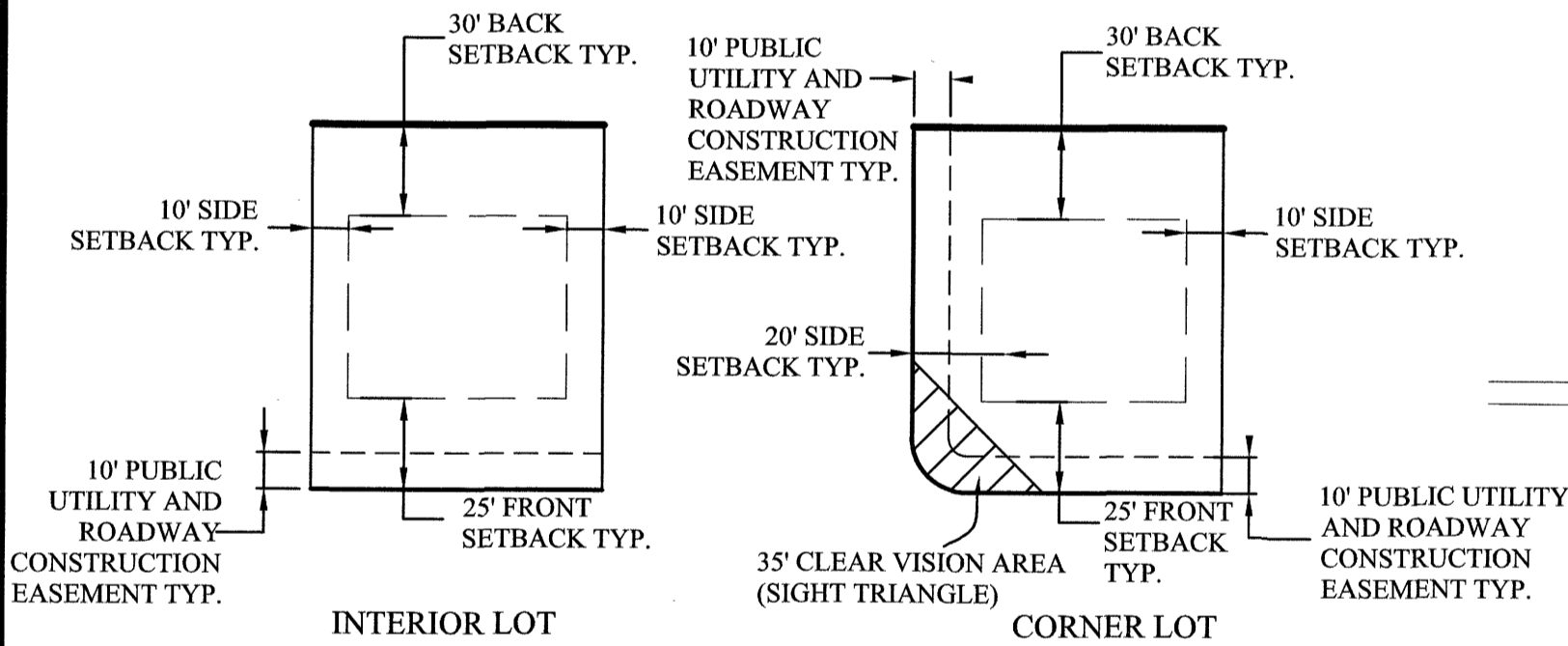


VICINITY MAP

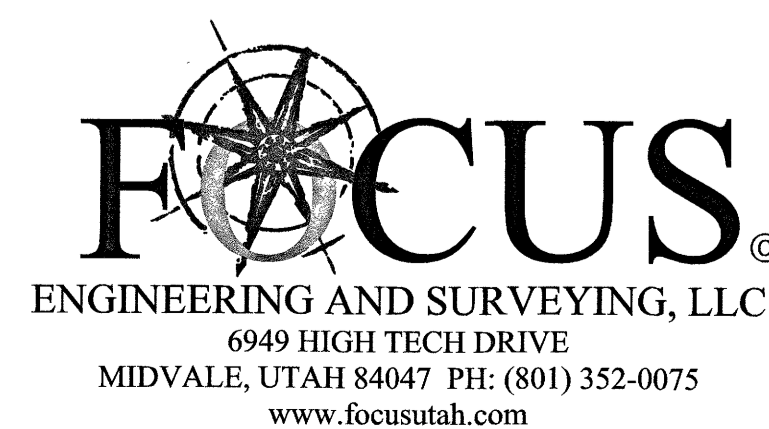
Table with 5 columns: CURVE, RADIUS, DELTA, LENGTH, CHORD DIRECTION, CHORD LENGTH. Lists curves C1 through C17 with their respective measurements.



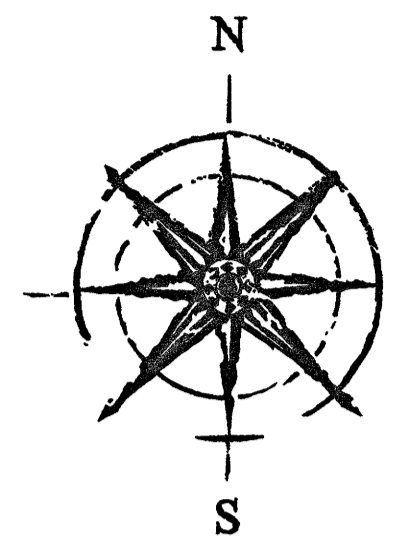
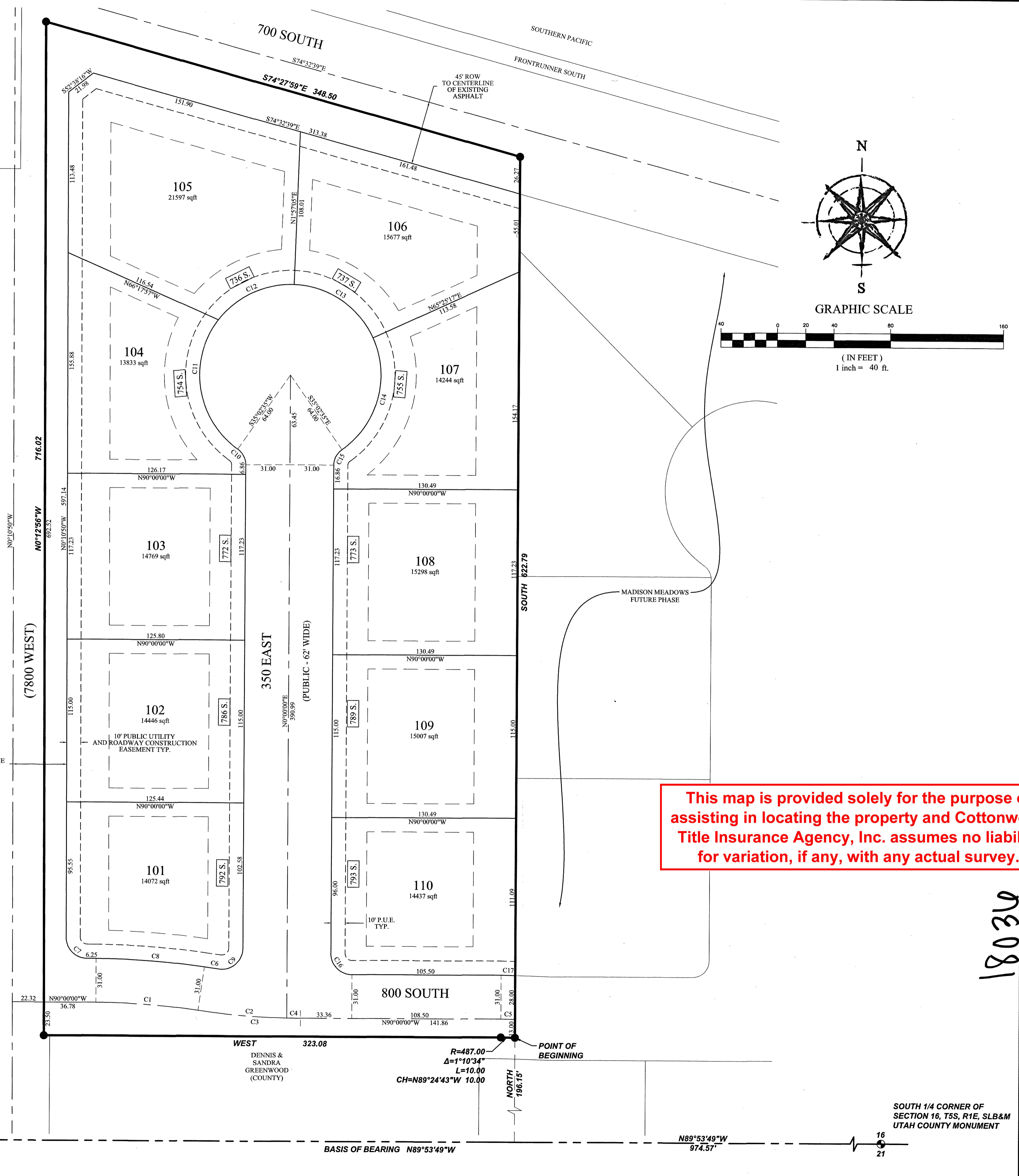
DETAIL - TYPICAL BUILDING SETBACK AND EASEMENT

- GENERAL NOTES: 1. THIS IS SUBJECT TO THE NORMAL EVERYDAY SOUNDS, ODORS, SIGHTS, EQUIPMENT, FACILITIES, AND ALL OTHER ASPECTS ASSOCIATED WITH AN AGRICULTURAL LIFESTYLE... 2. 6' HIGH MASONRY FENCE TO BE CONSTRUCTED ON THE WEST PROPERTY LINE... 3. #5 REBAR AND CAP (FOCUS ENG.) TO BE SET AT ALL REAR LOT CORNERS... 4. FIVE BONUS LOTS HAVE BEEN GRANTED IN-LIEU OF REIMBURSEMENT FOR WIDENING OF 300 EAST AND 700 SOUTH... 5. 427 FEET OF 36 INCH STORM DRAIN IS BEING INSTALLED IN 300 EAST IN-LIEU OF DETENTION.

LEGEND table defining symbols for boundary, section line, easement, right-of-way line, building setback, existing property line, P.U.E. (PUBLIC UTILITY EASEMENT), lot line, center line, section monument, and boundary angle point.

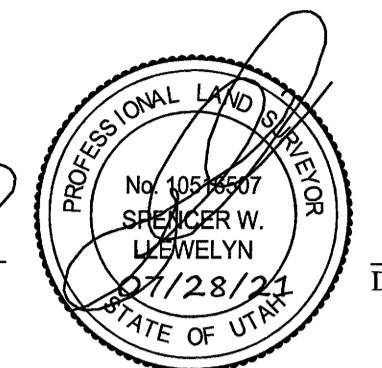


SOUTHWEST CORNER OF SECTION 16, T5S, R1E, SLB&M UTAH COUNTY MONUMENT



SURVEYOR'S CERTIFICATE

I, Spencer W. Llewellyn, do hereby certify that I am a Professional Land Surveyor, and that I hold License No. 10516507 in accordance with Title 58, 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 subdivision 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 and that the same has, or will be correctly surveyed and staked on the ground as shown on this Plat, and that this Plat is true and correct.



Date 07/28/2021

BOUNDARY DESCRIPTION: BEGINNING AT A POINT WHICH LIES NORTH 89°53'49" WEST 974.57 FEET ALONG THE SECTION LINE AND NORTH 196.15 FEET FROM THE SOUTH 1/4 CORNER OF SECTION 16, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE ALONG THE ARC OF A 487.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 10.00 FEET, (THE CHORD BEARS N89°24'43"W 10.00 FEET); THENCE WEST 323.08 FEET; THENCE NORTH 0°12'56" WEST 716.02 FEET; THENCE SOUTH 74°27'59" EAST 348.50 FEET; THENCE SOUTH 622.79 FEET TO THE POINT OF BEGINNING.

OWNER'S DEDICATION: KNOW ALL MEN BY THESE PRESENT THAT WE, ALL OF THE UNDERSIGNED OWNERS OF ALL OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE HEREON AND SHOWN ON THIS MAP, HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, BLOCKS, STREETS AND EASEMENTS AND DO HEREBY DEDICATE ANY PUBLIC STREETS AND OTHER PUBLIC AREAS AS INDICATED HEREON FOR PERPETUAL USE OF THE PUBLIC. IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS THIS 23rd DAY OF SEPTEMBER, A.D. 2021. J.D.H. Development LLC, John D. Hadfield (Managing Member).

LIMITED LIABILITY ACKNOWLEDGMENT: STATE OF UTAH, COUNTY OF Utah. ON THE 23rd DAY OF September, A.D. 2021, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR THE COUNTY OF Utah, John D. Hadfield, WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE/SHE IS THE managing member OF Madison Meadows L.L.C., A UTAH L.L.C. AND THAT HE/SHE SIGNED THE OWNER'S DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID LIMITED LIABILITY COMPANY FOR THE PURPOSES THEREIN MENTIONED. MY COMMISSION EXPIRES: January 13, 2023. Tiffanie S. Mace (Notary Public).

ENT 200545:2021 Map # 18036 ANDREA ALLEN UTAH COUNTY RECORDER 2021 Dec 01 2:24 pm FEE 70.00 BY JS RECORDED FOR LEHI CITY CORPORATION

ACCEPTANCE BY LEGISLATIVE BODY: THE CITY COUNCIL OF LEHI 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 14th DAY OF SEP, A.D. 2021. Approved by Mayor and Attest Clerk-Recorder.

PLANNING COMMISSION APPROVAL: APPROVED THIS 23rd DAY OF September, A.D. 2021, BY THE LEHI CITY PLANNING COMMISSION. Approved by Director-Secretary and Chairman, Planning-Commission.

MADISON MEADOWS WEST A RESIDENTIAL DEVELOPMENT LOCATED IN THE SW 1/4 OF SECTION 16, T5S, R1E, SALT LAKE BASE & MERIDIAN, LEHI CITY, UTAH COUNTY, UTAH

Notary and official seals for Tiffanie S. Mace (Notary Public, Commission Expires January 13, 2023), Lehi City Engineer, and Clerk-Recorder Seal.

SPRING CREEK IRRIGATION CO. APPROVED THIS DAY OF A.D. 2016. SPRING CREEK IRRIGATION COMPANY

DATA TABLE: TOTAL ACREAGE=5.14 ACRES, TOTAL BUILDABLE LOT ACREAGE=3.61 ACRES, TOTAL # OF BUILDABLE LOTS=10, TOTAL ACREAGE OF ROAD RIGHT-OF-WAY=1.53 ACRES, ZONE=R-1-22, UNITS/ACRE=1.95

18030

Sec. 16, T5S, R1E, SLB&M UTAH COUNTY MONUMENT