

MAP

DOC # 20230035785

Map (Conveying Property) Page 1 of 3  
Gary Christensen Washington County Recorder  
11/30/2023 09:31:39 AM Fee \$ 196.00  
By SOUTHERN UTAH TITLE CO



NAME: CECITA CREST AT DIVARIO PHASE 4

LOTS: 48 MAP: 5240

PARCEL NUMBER SG-6-2-28-2110

ST. GEORGE, 730 LLC (NEVADA LIMITED LIABILITY COMPANY)

BEGINNING AT THE NORTHWEST CORNER OF LOT 103, CECITA CREST AT DIVARIO PHASE 3, AS FOUND ON FILE AT THE WASHINGTON COUNTY RECORDER'S OFFICE, SAID POINT BEING NORTH 01°50'31" EAST 490.24 FEET ALONG THE CENTER SECTION LINE FROM THE SOUTH QUARTER CORNER OF SECTION 28, TOWNSHIP 42 SOUTH, RANGE 16 WEST, SALT LAKE BASE & MERIDIAN, AND RUNNING;

THENCE NORTH 01°50'31" EAST 468.06 FEET;

THENCE NORTH 68°16'35" EAST 631.32 FEET;

THENCE NORTH 39°52'46" EAST 265.23 FEET TO THE SOUTHERLY LINE OF CECITA CREST AT DIVARIO PHASE 2, AS FOUND ON FILE AT THE WASHINGTON COUNTY RECORDER'S OFFICE;

THENCE ALONG THE SOUTHERLY LINE OF SAID CECITA CREST AT DIVARIO PHASE 2 THE FOLLOWING (4) COURSES;

THENCE SOUTH 40°06'37" EAST 202.67 FEET;

THENCE NORTH 50°20'04" EAST 48.96 FEET;

THENCE SOUTH 36°24'13" EAST 57.87 FEET;

THENCE SOUTHEAST 492.28 FEET ALONG AN ARC OF A 1,206.00 FEET RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 75°11'50" EAST, LONG CHORD BEARS SOUTH 26°29'48" EAST 488.87 FEET WITH A CENTRAL ANGLE OF 23°23'15") TO THE WESTERLY LINE OF SAID CECITA CREST AT DIVARIO PHASE 3;

THENCE ALONG THE WESTERLY LINE OF SAID CECITA CREST AT DIVARIO PHASE 3 THE FOLLOWING (8) COURSES;

THENCE SOUTH 51°48'35" WEST 115.00 FEET;

THENCE NORTHWEST 18.79 FEET ALONG AN ARC OF A 1,321.00 FEET RADIUS CURVE TO THE RIGHT (CENTER BEARS NORTH 51°48'35" EAST, LONG CHORD BEARS NORTH 37°46'58" WEST 18.79 FEET WITH A CENTRAL ANGLE OF 00°48'54");

THENCE SOUTH 52°37'29" WEST 45.00 FEET;

THENCE NORTHWEST 82.49 FEET ALONG AN ARC OF A 1,366.00 FEET RADIUS CURVE TO THE RIGHT (CENTER BEARS NORTH 52°37'29" EAST, LONG CHORD BEARS NORTH 35°38'43" WEST 82.48 FEET WITH A CENTRAL ANGLE OF 03°27'36");

THENCE SOUTH 56°05'05" WEST 416.94 FEET;

THENCE NORTH 88°32'37" WEST 488.67 FEET;

THENCE SOUTH 01°50'37" WEST 65.92 FEET;

THENCE NORTH 88°09'23" WEST 170.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 621,049 SQUARE FEET OR 14.26 ACRES.



NORTH 1/4 CORNER SECTION 28  
 FOUND 2008 BY S.M. B.C.M.  
 ST. GEORGE H.C.N. #426  
 COUNTY REF. NO. J-11-42-16

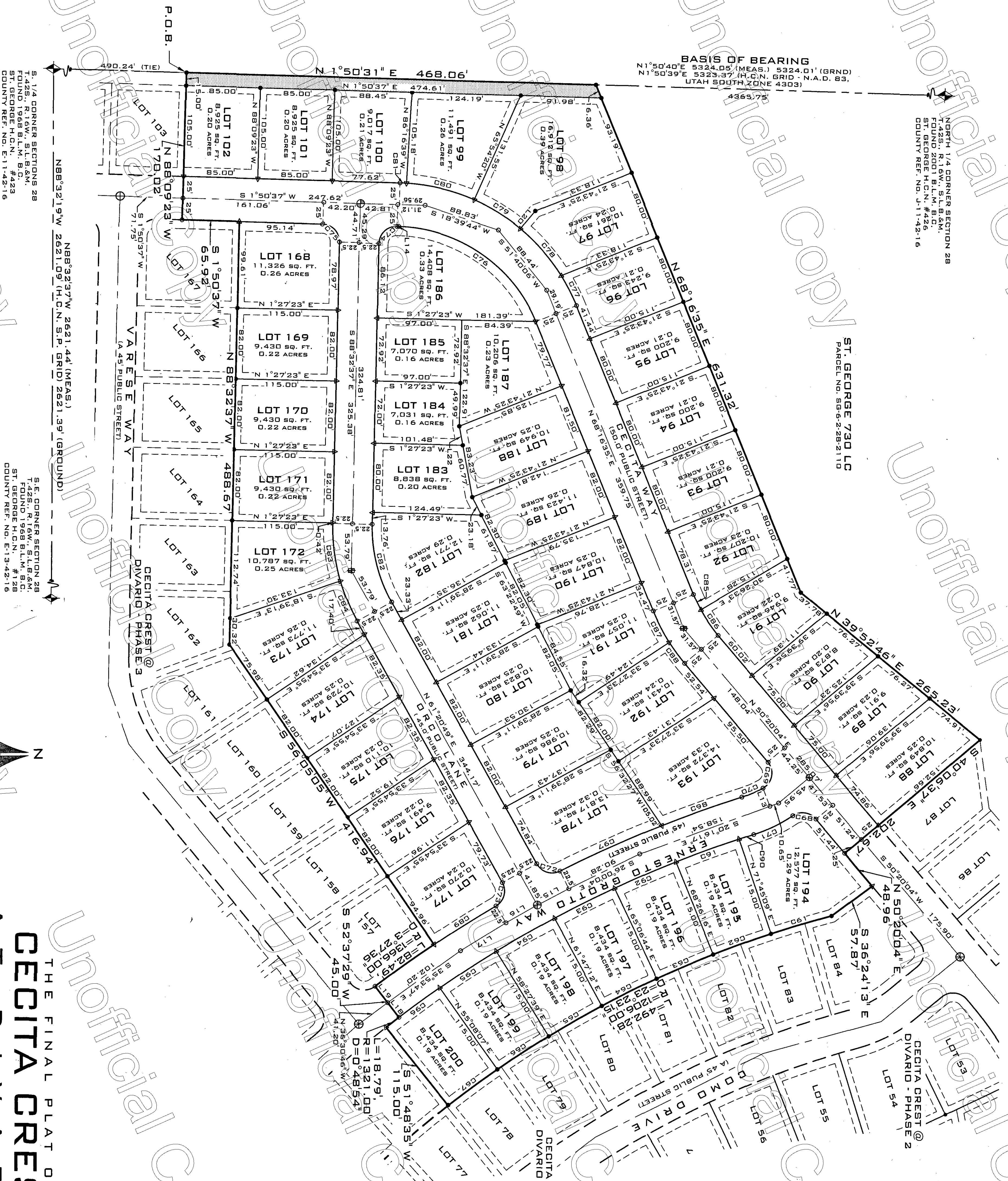
BASIS OF BEARING  
 N1°50'40"E 5324.05' (MEAS.) 5324.01' (GRND)  
 N1°50'39"E 5323.87' (M.C.N. GRID - N.A.D. 83,  
 UTAH SOUTH ZONE 4303)

ST. GEORGE 730 LC  
 PARCEL NO. 08-6-2-28-2110

**LEGEND:**

- NOTHING SET OR FOUND
- ▲ FOUND SECTION MONUMENTATION AS SHOWN AND DESCRIBED
- ⊕ CLASS I (RING & LID) MONUMENT SET WITH THIS PLAT
- ⊕ FOUND SURVEY CONTROL MONUMENT - CLASS I (RING & LID)
- ▲ NAIL SET ON AN EXTENSION OF THE SIDE FRONT LOT LINE FROM THE FRONT PROPERTY CORNER
- SET CORNER - 5/8" X 20" REBAR & PLASTIC CAP - ROSENBERG ASSOCIATES
- ⊕ STANDARD ST. GEORGE CITY CLASS II SURVEY MONUMENT SET WITH THIS PLAT
- COMMON AREA

BUREAU OF LAND MANAGEMENT



5-1/4 CORNER SECTIONS 28  
 FOUND 1968 BY L.M. B.C.  
 ST. GEORGE H.C.N. #423  
 COUNTY REF. NO. E-11-42-16

5-E CORNER SECTION 28  
 FOUND 1968 BY L.M. B.C.  
 ST. GEORGE H.C.N. #128  
 COUNTY REF. NO. E-13-42-18



**ROSENBERG ASSOCIATES**  
 CIVIL ENGINEERS - LAND SURVEYORS

352 EAST RIVERSIDE DRIVE, SUITE A-2, ST. GEORGE, UTAH 84790  
 PH (435) 673-8586 FX (435) 673-8397 - WWW.RACIVIL.COM

CECITA CREST PH 4	DATE	D.G.A.	DRAWN
12/20/21			
FILE NUMBER:	DATE	B.E.A.	CHECKED:
1286621-050			
JOB NUMBER:	SCALE:		
	1" = 60'		

THE FINAL PLAT OF  
**CECITA CREST**  
 AT DIVARIO PHASE 2

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 28  
 TOWNSHIP 42 SOUTH, RANGE 15 WEST,  
 SALT LAKE BASE AND MERIDIAN  
 CITY OF ST. GEORGE WASHINGTON COUNTY | UTAH