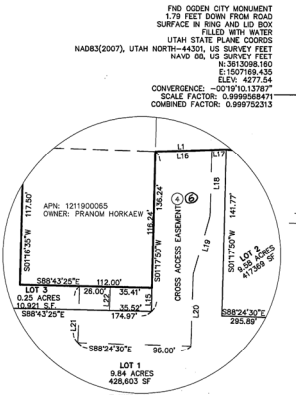


THE COMMONS AT OGDEN

A PART OF THE NORTHWEST QUARTER, SEC. 20, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, CITY OF OGDEN, COUNTY OF WEBER, STATE OF UTAH JULY 2009



NARRATIVE
THE PURPOSE OF THIS PLAN IS TO CONDUCE 8 PARCELS BETWEEN 12TH AND 14TH STREET WEST OF WALL AVE TO CREATE 3 LOTS. THIS PLAN WAS PREPARED IN CONFORMANCE WITH THE UTAH STATE CODE AND LOCAL ORDINANCES AND IS BASED UPON A FIELD SURVEY AS SHOWN IN A RECORD OF SURVEY TO BE RECORDED AT THE COUNTY SURVEYORS OFFICE.

BASIS OF BEARING
THE BASIS OF BEARING FOR THIS SURVEY IS THE UTAH COORDINATE SYSTEM 83 (2007) NORTH ZONE. AS DETERMINED BETWEEN THE FOLLOWING FOUR NOS HARN STATIONS:

1. "RED BUTTE CORNERS ARP" (PID. A9833), ADJUSTED BY NOS IN AUGUST 2007, "EAST OGDEN GPS BASE STATION ARP" (PID. A6833), ADJUSTED BY NOS IN FEBRUARY 2007, "LAKE MOUNTAIN GPS BASE STATION ARP" (PID. A6833), ADJUSTED BY NOS IN FEBRUARY 2007, AND "NORTH ANTELOPE ISLAND GPS BASE STA ARP" (PID. A6833), ADJUSTED BY NOS IN FEBRUARY 2007.

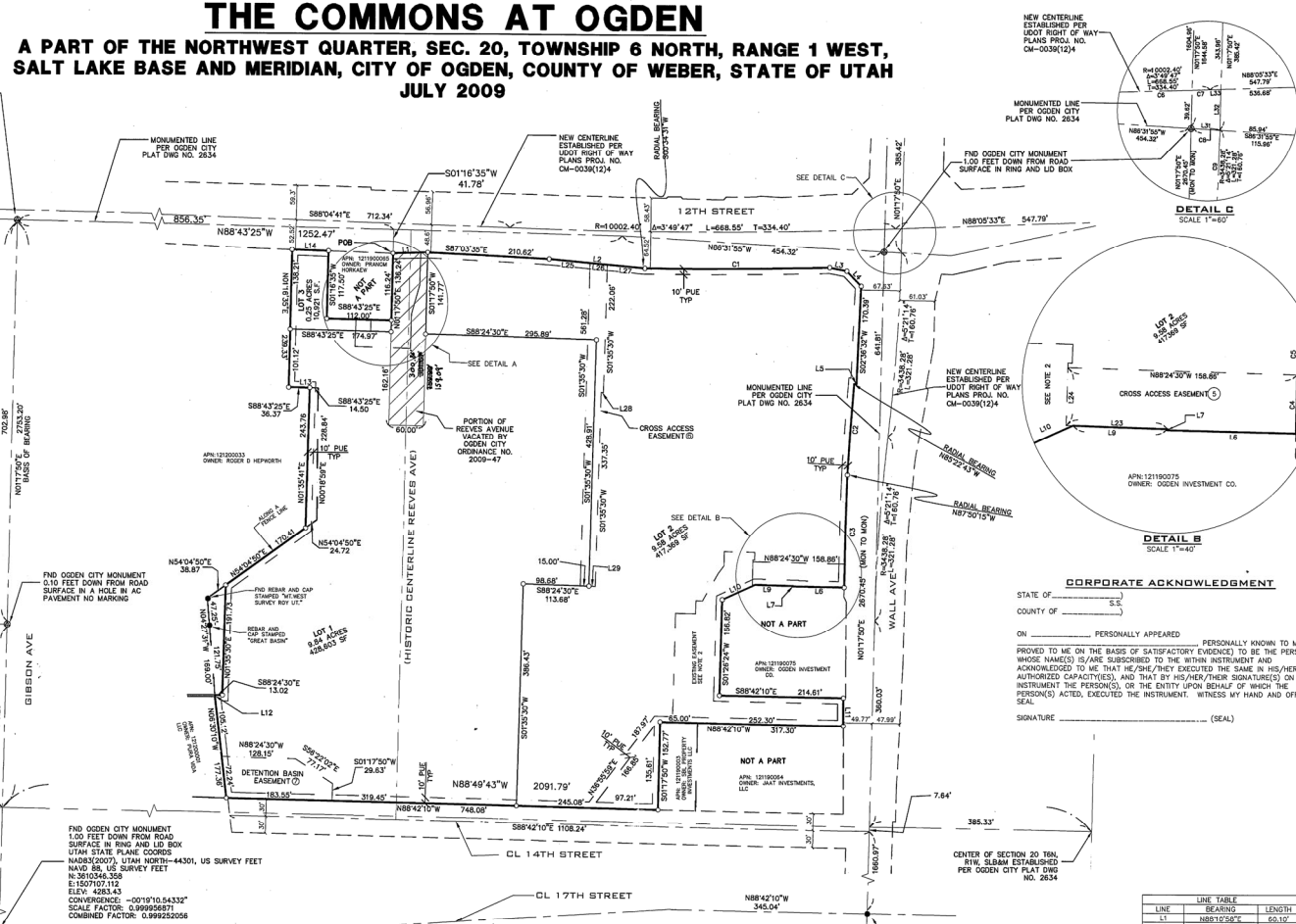
THE BASIS OF BEARING MAY BE DETERMINED LOCALLY BY THE CENTERLINE LINE OF GIBBON AVENUE BETWEEN 17TH STREET AND 12TH STREET, SHOWN HEREIN AS N01°57'50"E.

NOTES

- COORDINATES SHOWN HEREIN ARE BASED ON "UTAH COORDINATE SYSTEM 83 (2007) NORTH ZONE, MULTI-POINT" DISTANCE DISTANCES SHOWN HEREIN BY 0.999791715 TO OBTAIN "GRID" DISTANCES WITH GIVEN COORDINATES.
- EXCEPT WHERE SHOWN OTHERWISE, ALL INSTRUMENTS RECORDED IN THE OFFICE OF THE SURVEYORS, AS WELL AS RECORDS OF SURVEY, ARE TO BE CONSIDERED AS PART OF THIS SURVEY.
- 10' PUBLIC UTILITY EASEMENT (PUE) ON THE INSIDE OF PROPERTY LINES AS INDICATED BY DASHED LINES, EXCEPT AS OTHERWISE SHOWN.
- CROSS ACCESS EASEMENT, WITH RIGHT OF ACCESS, INGRESS AND EGRESS FOR THE PRANON HARKOVIC PROPERTY THAT IS NOT PART OF THE SUBDIVISION.
- CROSS ACCESS EASEMENT, WITH RIGHT OF ACCESS, INGRESS AND EGRESS FOR ALL LOTS WITHIN THE SUBDIVISION.
- DETENTION BASIN EASEMENT FOR THE USE OF ALL LOTS WITHIN THE SUBDIVISION.



4LC ASSOCIATES
421 EAST SCOTT, FEMALE
OGDEN, UT 84403
PH: 801 233 8888
FAX: 801 233 8888
WWW.4LCASSOCIATES.COM
DESIGNED BY: [Signature]
CHECKED BY: [Signature]



LOT	ADDRESS
LOT 1	305 W 12TH STREET
LOT 2	145 W 12TH STREET 1255 WALL AVE
LOT 3	219 W 12TH STREET

QUESTAR GAS COMPANY
QUESTAR APPROVES THIS PLAN SOLELY FOR THE PURPOSE OF CONFIRMING THAT THE PLAN CONTAINS PUBLIC UTILITY EASEMENTS AND OTHER EASEMENTS NECESSARY TO SERVE THIS DEVELOPMENT. THIS APPROVAL DOES NOT CONSTITUTE APPROVAL OR WAIVER OF ANY OTHER COSTS, RIGHTS, OBLIGATIONS, OR NOTES PROVIDED BY LAW OR CONTRACT. APPROVAL DOES NOT CONSTITUTE ACCEPTANCE, APPROVAL, OR ACKNOWLEDGEMENT OF ANY TERMS OR CONDITIONS OF ANY INSTRUMENTS OR NOTES AND DOES NOT CONSTITUTE A GUARANTEE OF PARTICULAR TERMS OF NATURAL GAS SERVICE. FOR FURTHER INFORMATION PLEASE CONTACT QUESTAR'S RIGHT OF WAY DEPARTMENT AT 1-800-386-8332.

APPROVED THIS 31st DAY OF July, 2009, A.D., 2009.
[Signature] Resource Specialist
[Signature] Title

ROCKY MOUNTAIN POWER
APPROVED BY ROCKY MOUNTAIN POWER ON THIS 31st DAY OF July, 2009.
[Signature] BHP

OGDEN CITY ENGINEER
I HEREBY CERTIFY THAT THIS PLAN COMPLIES WITH THE MINIMUM REQUIREMENTS OF THE SUBDIVISION ORDINANCE OF OGDEN CITY, AND CONFORMS WITH THE PRELIMINARY PLAN, AS REVIEWED AND APPROVED BY THE OGDEN CITY PLANNING COMMISSION AND THE MAYOR OF OGDEN CITY, PRE-RECORDED TO FINAL PLAT BY THE MAYOR OF OGDEN CITY.

SIGNED THIS 4th DAY OF August, 2009.
[Signature] OGDEN CITY ENGINEER

OGDEN CITY COMMUNITY AND ECONOMIC DEVELOPMENT DEPARTMENT
I HEREBY CERTIFY THAT THIS PLAN COMPLIES WITH THE MINIMUM REQUIREMENTS OF THE SUBDIVISION ORDINANCE OF OGDEN CITY, AND CONFORMS WITH THE PRELIMINARY PLAN, AS REVIEWED AND APPROVED BY THE OGDEN CITY PLANNING COMMISSION AND THE MAYOR OF OGDEN CITY, PRE-RECORDED TO FINAL PLAT BY THE MAYOR OF OGDEN CITY.

SIGNED THIS 4th DAY OF August, 2009.
[Signature] OGDEN CITY ENGINEER

OGDEN CITY ATTORNEY'S OFFICE
APPROVED BY THE OGDEN CITY ATTORNEY'S OFFICE ON THIS 9th DAY OF August, 2009.
[Signature] OGDEN CITY ATTORNEY

OGDEN CITY APPROVAL
THIS PLAN, TOGETHER WITH ANY RIGHT-OF-WAY OR EASEMENT WAIVERS DESCRIBED OR REFERENCED HEREIN AND ANY DECLARATIONS OFFERED HEREIN, ARE APPROVED AND ACCEPTED BY THE MAYOR OF OGDEN CITY ON THIS 9th DAY OF August, 2009.
[Signature] MATTHEW R. GUMPERT, MAYOR
CITY RECORDER: [Signature]

LINE	BEARING	LENGTH
L1	N88°10'26" E	69.10'
L2	S84°02'02" E	169.47'
L3	S78°22'01" E	30.18'
L4	S43°21'02" E	38.24'
L5	N88°31'45" W	4.01'
L6	N88°42'10" W	88.92'
L7	N01°12'02" E	0.84'
L8	N88°18'09" W	65.61'
L9	N88°30'30" W	62.40'
L10	S00°04'45" E	49.83'
L11	N88°43'26" E	26.97'
L12	N07°21'39" W	3.70'
L13	N88°43'26" E	69.97'
L14	S88°34'41" E	62.92'
L15	N01°17'02" E	20.00'
L16	N88°10'26" E	69.09'
L17	N88°10'26" E	69.09'
L18	S00°30'30" W	51.00'
L19	N15°34'27" E	61.00'
L20	N00°30'30" E	61.00'
L21	S01°30'30" W	48.12'
L22	S01°30'30" W	20.00'
L23	N88°10'26" W	70.92'
L24	N01°26'30" E	39.00'
L25	S84°02'02" E	71.12'
L26	S84°02'02" E	30.00'
L27	S84°02'02" E	55.22'
L28	N88°24'30" W	4.00'
L29	S88°24'30" W	4.00'
L30	N88°10'26" E	69.09'
L31	N88°10'26" E	69.09'
L32	N01°17'50" E	11.45'
L33	S88°03'30" W	41.48'

CURVE	RADIUS	DELTA	LENGTH	TANGENT
C1	10068.92'	139.22°	320.27'	150.15'
C2	8481.83'	104.45°	158.44'	79.22'
C3	8408.17'	120.07°	159.64'	82.87'
C4	8408.17'	101.33°	40.48'	20.24'
C5	8408.17'	103.33°	156.45'	77.72'
C6	10002.40'	34.51°	149.61'	34.92'
C7	10002.40'	0.06°	18.84'	9.47'
C8	3458.28'	0.0058°	0.95'	0.48'
C9	3458.28'	0.2018°	320.32'	160.28'

SURVEYOR'S STATEMENT
ALL THAT LAND BEING A PART OF THE NORTHWEST QUARTER, OF SECTION 20, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, OGDEN CITY, WEBER COUNTY, STATE OF UTAH, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF 12TH STREET, AS SHOWN ON THE LOTS RIGHT OF WAY PLANS FOR PROJECT 08-003081(04) AND ON BEHALF OF THE LOCAL ORDINANCE AT THE REQUEST OF THE ENGINEER OF THIS TRACT, THE MEASUREMENTS ARE OF THE CHARACTER OF SUCH AS TO BE MADE BY THE SURVEYOR INDICATED OR THAT THEY WILL BE SET IN THEIR POSITIONS BEFORE 12-31-2010. THE MONUMENTS ARE OF THE SURVEY TO ENABLE THE SURVEY TO BE RE-TRACED.

EXECUTED THIS 30th DAY OF July, 2009

[Signature] BRAD T. MORSE
PROFESSIONAL LAND SURVEYOR #27154
OGDEN, UT AND ON BEHALF OF
CLC ASSOCIATES, INC.
421 EAST SCOTT, SUITE 550
OGDEN, UT 84411

LEGAL DESCRIPTION
ALL THAT LAND BEING A PART OF THE NORTHWEST QUARTER, OF SECTION 20, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, OGDEN CITY, WEBER COUNTY, STATE OF UTAH, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF 12TH STREET, AS SHOWN ON THE LOTS RIGHT OF WAY PLANS FOR PROJECT 08-003081(04) AND ON BEHALF OF THE LOCAL ORDINANCE AT THE REQUEST OF THE ENGINEER OF THIS TRACT, THE MEASUREMENTS ARE OF THE CHARACTER OF SUCH AS TO BE MADE BY THE SURVEYOR INDICATED OR THAT THEY WILL BE SET IN THEIR POSITIONS BEFORE 12-31-2010. THE MONUMENTS ARE OF THE SURVEY TO ENABLE THE SURVEY TO BE RE-TRACED.

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[Signature] BRAD T. MORSE
PROFESSIONAL LAND SURVEYOR #27154
OGDEN, UT AND ON BEHALF OF
CLC ASSOCIATES, INC.
421 EAST SCOTT, SUITE 550
OGDEN, UT 84411

CORPORATE ACKNOWLEDGMENT
STATE OF UTAH
COUNTY OF WEBER
ON _____ PERSONALLY APPEARED _____ PERSONALLY KNOWN TO ME (OR PROVIDED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAMES HAVE BEEN SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/ THEY EXERCISED THE SAME IN HIS/HER/ THEIR PROPER CAPACITY(IES), AND THAT HE/SHE/IT/ THEY WERE SOBERLY MINDED AND OF SOUND MIND AND MEMORY AT THE TIME OF EXECUTION OF THE INSTRUMENT (PERSON(S), OR THE ENTIRETY UPON BEHALF OF WHICH THE PERSON(S) ACTED), EXCEPTED THE INSTRUMENT, WITHOUT MY HAND AND OFFICIAL SEAL.

SIGNATURE _____ (SEAL)

OWNER'S DEDICATION
THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND HEREBY SEVER AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AS SHOWN ON THIS PLAN, AND ASSIGN THE LANDS INCLUDED ON THIS PLAN TO THE NAME OF THE COMMONS AT OGDEN, AND HEREBY DEDICATE AND CONVEY TO OGDEN CITY ALL THOSE PORTIONS OF SAID TRACT OF LAND UN-PLATTED HEREON AS STREETS, AND THE SAME TO BE USED AS PUBLIC STREETS FOR FOREVER, AND FURTHER DEDICATE, GRANT AND CONVEY TO OGDEN CITY "AS CERTAIN STRIPS DESIGNATED HEREON AS PUBLIC UTILITY EASEMENTS (PUE) TO BE USED FOR THE DEGRADATION PURPOSES AND THE INSTALLATION, MAINTENANCE, AND OPERATION OF PUBLIC UTILITIES AS MAY BE AUTHORIZED BY THE CITY ENGINEER AND THE CITY COUNCIL."

SIGNED THIS 4th DAY OF August, 2009.
[Signature] _____

CORPORATE ACKNOWLEDGMENT
STATE OF UTAH
COUNTY OF WEBER
ON _____ PERSONALLY APPEARED _____ PERSONALLY KNOWN TO ME (OR PROVIDED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAMES HAVE BEEN SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/ THEY EXERCISED THE SAME IN HIS/HER/ THEIR PROPER CAPACITY(IES), AND THAT HE/SHE/IT/ THEY WERE SOBERLY MINDED AND OF SOUND MIND AND MEMORY AT THE TIME OF EXECUTION OF THE INSTRUMENT (PERSON(S), OR THE ENTIRETY UPON BEHALF OF WHICH THE PERSON(S) ACTED), EXCEPTED THE INSTRUMENT, WITHOUT MY HAND AND OFFICIAL SEAL.

SIGNATURE _____ (SEAL)

THE COMMONS AT OGDEN
A PART OF THE NORTHWEST QUARTER, SEC. 20, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, CITY OF OGDEN, COUNTY OF WEBER, STATE OF UTAH
SHEET 1

WEBER COUNTY RECORDER
ENTRY NO. 242-8932 - FEE PAID \$32.00 FILED FOR RECORD AND RECORDED THIS 07th DAY OF August, 2009 at 1:56 p.m.
RECORDED FOR: WEBT DEV
[Signature] DEBORA POWLEY
WEBER COUNTY RECORDER
By: [Signature] JEANN KUTTS
DEPUTY RECORDER

70-29