

FARR WEST CITY COMMERCIAL SUBDIVISION, 1st AMENDED,  
 A RE-SUBDIVISION OF LOT 1 FARR WEST CITY COMMERCIAL SUBDIVISION  
 FARR WEST CITY, WEBER COUNTY, UTAH  
 LYING AND SITUATE IN THE NORTHEAST QUARTER OF SECTION 26,  
 TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN

Northwest Corner Section 26,  
 Township 7 North, Range 2 West,  
 Salt Lake Base and Meridian.  
 Find WCS monument per file 94.

23  
24  
26  
25

LOT 2  
 FARR WEST CITY COMMERCIAL  
 SUBDIVISION  
 WALLCO LC  
 ENTRY #237274D  
 ROS #8200

LOT 2  
 88,142 sq. ft.  
 2.02 acres  
 3112 North

LOT 1  
 59,022 sq. ft.  
 1.36 acres  
 3042 North

STAPLES  
 ENTRY #1816628

2000 WEST STREET  
 SR-226

LOT 1  
 FARR WEST CITY COMMERCIAL SUBDIVISION

INTERSTATE 15  
 UDOT RIGHT OF WAY PLANS  
 PROJECT SP-15-8(34)342  
 SHT'S FW-42 THRU RW-44  
 ROS #4827

N01°04'18"E 2778.54' (Meas.)

S00°00'31"W 2918.85' (Rec.)  
 S00°20'21"E 2619.29' (Meas.)

SCALE OF FEET  
 LEGEND

- BOUNDARY LINE
- - - RIGHT OF WAY LINES
- - - 10.00' PUBLIC UTILITY EASEMENT (EXTENS)
- - - 20.00' PUBLIC UTILITY EASEMENT
- - - ADJOINING PARCELS DEED LINES
- - - DIMENSION LINES

**SURVEYORS CERTIFICATE**

I, David E. Hawkes, certify that I am a Professional Land Surveyor holding license number 356548 in accordance with Title 58, Chapter 22, Professional Engineers and Professional Land Surveyors Licensing Act and that a survey of the described tract of land has been completed by me in accordance with Section 17-23-17 and that I have verified all measurements, have placed monuments as shown herein.

**NARRATIVE**

This amended plat subdivides Lot 1 of the Farr West City Commercial Subdivision into two lots and expands the 10.00 foot utility easement running along the east boundary of said Lot 1 to a width of Twenty Feet to the West Right of Way of Interstate 15. Record of Survey of Subjacent Parcel is filed as Survey #7127 in the Office of the Weber County Surveyor.

**BOUNDARY DESCRIPTION**

A parcel of land lying and situate in the Northeast Quarter of Section 26, Township 7 North, Range 2 West, Salt Lake Base and Meridian. Comprising all of Lot 1, Farr West City Commercial Subdivision, recorded as Entry 1582025, in Book 48 at Page 36 of the Weber County Records and that particular ten foot (10.00) foot strip lying and situate between the east boundary of said Lot 1 and the West Right of Way of Interstate 15. UDOT Project SP-15-8-(34)342. Basis of Bearing for subject description being GEODETIC NORTH as determined by GPS or North 01°04'18" East 2778.54 feet measured between the Weber County Survey monuments marking the east line of the Northeast Quarter of said Section 26. Subject parcel being more particularly described as follows:

Commencing at the Weber County Survey monument marking the East Quarter Corner of said Section 26, thence North 89°53'16" West 263.44 feet to a number five rebar and cap stamped "L.S. 356548" and the True Point of Beginning; Thence North 89°53'16" West 338.10 feet coincident with the south boundary of said Lot 1 and the prolongation thereof to the Southwest Corner of said Lot 1; Thence coincident with the west boundary of said Lot 1, northerly 414.53 feet along the arc of a 11519.20 foot radius curve to the left (center bears South 84°52'48" West) through a central angle of 02°03'43" to the Northwest Corner of said Lot 1; Thence North 82°47'06" East 384.87 feet coincident with the north boundary of said Lot 1 and the prolongation thereof to a point on the west right of way said Interstate 15; Thence South 00°06'58" East 461.12 feet coincident with said right of way to the point of beginning.

Contains 3.61 acres, 2 Lots



**OWNERS DEDICATION**

We, the undersigned owners of the herein described tract of land, and name said tract FARR WEST CITY COMMERCIAL SUBDIVISION, 1st AMENDED, A RE-SUBDIVISION OF LOT 1, FARR WEST CITY COMMERCIAL SUBDIVISION and hereby grant and dedicate to Farr West City a perpetual right and easement for the operation and maintenance of Public Utilities over, under and upon those strips depicted as Public Utility Easements herein.

Signed this 2nd day of June 2022.  
 Ralph Omon, Manager  
 700 South Brigham Plaza, LLC.  
 By: Ralph Omon, Manager

**ACKNOWLEDGEMENT**

STATE OF UTAH } s.s.  
 COUNTY OF WEBER }  
 On the 2nd day of June 2022, personally appeared before me, the undersigned Notary, in and for said County of Weber, in said State of Utah, the signer of the above Owner's Dedication, one (1) in number, who duly acknowledged to me that he signed it freely and voluntarily for the purposes therein mentioned.

ANGELA L. HILL  
 Notary Public  
 My Commission Expires 11-14-22



FARR WEST CITY COMMERCIAL  
 SUBDIVISION, LOT 1 AMENDED  
 A RE-SUBDIVISION OF LOT 1 FARR  
 WEST CITY COMMERCIAL SUBDIVISION

**Boundary Consultants**  
 Professional Land Surveyors  
 5554 West, 2425 North Hooper, Utah  
 801-792-1569  
 dave@boundaryconsultants.biz

**FARR WEST CITY ATTORNEY**  
 I certify that the requirements of all applicable statutes and ordinances prerequisite of the State of Utah and the ordinances of Farr West City of the foregoing plat and dedications have been complied with.  
 Dated this 2nd day of June 2022.  
 Dave Shaw  
 City Attorney

**FARR WEST CITY COUNCIL**  
 This is to certify that this plat and dedication of this plat was duly approved and accepted on this 2nd day of June 2022.  
 By: Mayor  
 City Council  
 Attest:

**FARR WEST CITY ENGINEER**  
 This plat was approved by the Farr West City  
 Engineer for Farr West City this 3rd day of  
 March 2022.  
 City Engineer

**FARR WEST CITY PLANNING COMMISSION**  
 Approved by the Farr West City Planning Commission  
 this 4th day of March 2022.  
 Chairman

**WEBER COUNTY RECORDER**  
 ENTRY NUMBER 3259258  
 FEE PAID \$41.00  
 FILED FOR RECORD AND RECORDED THIS 2nd  
 DAY OF JUN 2022, IN BOOK 93 AT PAGE 20 OF THE  
 OFFICIAL RECORDS.  
 BEERY COUNTY RECORDER LORRY H. KLITS