#### A 4 LOT COMMERCIAL SUBDIVISION 1246 NORTH 2000 WEST EAST QUARTER CORNER FARR WEST, WEBER COUNTY, UT EAST UDARTER CORNER SECTION 2, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN 3" BRASS CAP IN 6" CONCRETE COLUMN GOOD CONDITION LOCATED IN THE SOUTHEAST QUARTER OF SECTION 2, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN VICINITY MAP 24" CPP FLARED END N90°00'00"W 316.28' STORM DRAIN CATCH BASIN RIM ELEV: 4246.69 POB 24" CONC. FLARED END FL 12" CONC. ELEV E = 4243.09 FL 12" CONC. ELEV W = 4242.99 12" CONC. FLARED FND CAMERON 12" CPP FLARED END 157700001 POWER POLE 0.46 ACRES (PARENT PARCEL) 18" CPP FLARED END LOT 1 POWER POLE 77 075 SOFT LOT LINE TO BE ABANDONDED PLAT UPON RECORDATION 1 769 ACRES PROPOSED BUILDING **NORTH** STORM DRAIN MAN HOLE RIM ELEV: 4241.95' FL 24" CPP ELEV E = 4237.75' FL 18" CPP ELEV S = 4236.75' LOT 2 POWER POLE 62,613 SQFT 1.437 ACRES 1204 NORTH 12" CPP FLARED END 150040118 5.84 ACRES (PARENT PARCEL) LEGEND 2000 WEST PROPOSED SEWER LINE -15 ♦ WEBER COUNTY MONUMENT AS NOTED 2" PVC STUB O SET 24" REBAR AND CAP MARKED CIR ENGINEERIN LOT 3 - LOT LINE 63,047 SQFT 1.447 ACRES 1166 NORTH P.U.E. AND \_\_\_\_\_ ADJACENT PARCEL SECTION LINE 20' WIDE STORM DRAIN EASEMENT POWER POLE - EXISTING FENCE LIN 20' WIDE CROSS ACCESS EASEMENT - - - - - EXISTING WATER LINE PROPOSED BUILDING \_ \_ = EVISTING IRRIGATION LINE --- EXISTING STORM DRAIN 2" PVC STUB - - - - - EXISTING GAS LINE 71,529 SQF1 1 642 ACRES @ EXISTING WATER METER (W) EXISTING WATER MANHOLE WATER CONTROL VALVE **6** EXISTING FIRE HYDRANT 20.00' WIDE SEWER EASEMENT SANITARY SEWER MAN HOLE SANT ARY SEWER MAN HOLE RIM ELEV: 4245.49' FL18" PVC ELEV E = 4234.89' FL 18" PVC ELEV S = 4234.79' FL 8" PVC ELEV N = 4235.74' EXISTING STORM MANHOLE IIIIII EXISTING CATCH BASIN (S) EXISTING SEWER MANHOLE 12" CPP FLARED END SOUTHEAST COR., SECTION 2, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN =============== DOWER DOLE 3" BRASS CAP SET IN CONCRETE GOOD CONDITION STAMPED WRONG 24" CPP FLARED END NARRATIVE THE PURPOSE OF THIS PLAT IS DIVIDE THE PARCEL INTO 4 LOTS. THE PLAT WAS ORDERED BY HUNT ENGINEERING. THE BASIS OF BEARING IS THE BAST LINE OF THE SOUTHEAST CUARTER OF SECTION 2, TOWNSHIP IS NOTHER PARKING 2 WEST, SALT LAKE BASS AND MERBIOLAN WHICH BASHS SOUTH OF 3740" WEST. THE BOUNDARY WAS DETERMINED BY LOCATING THE RIGHT OF WAY OF 2009 BASED ON PREVIOUS SUPROUNDING PLATS, TOGETHER WITH THIS WEST FOR 1070" OF WAY OF PREVIOUS THAT IS AND THE PROPERTY OF WAY OF THE PREVIATE AND THE WAS THE PLATE OF WAY OF THE PREVIATE AND THE WAS THE PLATE OF WAY OF THE PREVIATE AND THE WAS THE PLATE OF WAY OF THE PREVIATE AND THE WAS THE PLATE OF WAY OF THE PREVIATE AND THE WAS THE PLATE OF WAS THE PLATE WAS THE PLATE OF TH FARR WEST CITY PLANNING COMMISSION FARR WEST CITY ENGINEER FARR WEST CITY ATTORNEY FARR WEST CITY COUNCIL WITH BY THE EARD WEST CITY DI ANNING COMMISSION NOTES CERTIFY THAT THE REQUIREMENTS OF ALL SIGNED THIS A DAY OF April 2024. SIGNED THIS /7DAY OF April 2024. ė HUNT · DAY HONED THIS 22 DAY OF April 2024 Math 2 Hole Sndsayiyu vai SIGNED THIS / SDAY OF APEL 2024 ALL AREAS NOT DESIGNATED AS UNITS (PRIVATE SPACE), LIMITED COMMON AREA, OR RIGHT-OF-WAY, TO BE CONSIDERED COMMON SPACE / OPEN SPACE, AND IS TO BE CONSIDERED A CROSS ACCESS EASEMENT BETWEEN THE LOTS SHOWN HERE ON. Andsay HUVII

FARR WEST BUSINESS PARK

#### SURVEYOR'S CERTIFICATE

LWIS D, ONE DI HERBY CERTEY PAY I AM A LICENSE DI REFESCALL LAS EMPLION THE BET DE DI CHEMPER AND THE PROFESSIONAL ROMERES AND LAND SUMMOTION AND THE REPORT OF THE PROFESSIONAL ROMERES AND LAND SUMMOTION AND THE REPORT CERTEY THE PAYORD THE PROFESSIONAL ROMERES AND LAND SUMMOTION AND THE PROFESSIONAL ROMERES AND LAND SUMMOTION AND THE PAYORD THE PAY

SIGNED THIS 17TH DAY OF APRIL, 2024.



BEGINNING AT A POINT WHICH IS \$00°37'40'W 1524.78 FEET AND WEST 316.28 FEET FROM BEGINNING AT A POINT WHICH IS 5007/37/3W 153.78 FEET AND WEST 316.28 FEET FROM THE EAST QUARTER CONTRICT OR SECTION 2. TOWNSHIP BOMCHT, ARMS 2. WEST SALT LAKE MASK AND MERICIDAN, THAT SAME POINT BENNO A POINT ON THE WEST 30E OF THE ROST OF WAY FOR THE POINT BENNO A POINT ON THE WEST 30E OF THE ROST OF WAY FOR THE POINT BENNO A POINT ON THE STATE OF THE POINT BENNO AND THE POINT BE RESIDENCE AND THE POINT BENNO AND THE POINT BE RESIDENCE. THE POINT OF BEGINNING.

CONTAINS 274,262 SQFT OR 6.296 ACR

### OWNER'S DEDICATION

WE THE UNDERSIGNED OWNERS OF THE HEREON DESCRIBED TRACT OF LAND, HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS, PARCELS AND STREETS AS SHOWN ON THIS PLAT AND NAME SAID TRACT:

### FARR WEST BUSINESS PARK, A 4 LOT COMMERCIAL SUBDIVISION

AND HEREEV DEBICATE, GRANT MAD CONVEY TO FARR WEST CITY, WEBER COUNTY, UTAH ALL THOSE PARTS OR PORTIONS OF SAD TRACT OF LAND DESIGNATED AS STREETS. THE SAME TO BE USED AS PUBLIC THOROUGHARDS FOREYER, AND ALSO GRANT AND DEDICKITE A PERVETULE LASSISSENT OVER 100 PM CONTROL AND ALSO GRANT AND DEDICKITE A PERVETULE LASSISSENT OVER 100 PM CONTROL AND ALSO GRANT AND DEDICKITE A PERVETULE AS THE INSTALL ATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES, STORM DRAINING FAQUITIES OR FOR THE PERPETULA PRESERVATION OF WATER DRAINING CHAMBLES IN THEM RATURAL STATE UNICHOPERS IS A PRINCIPAL OF A STRUCTURES BEING FROM THE PROPRIED AND ALL AND A STRUCTURES BEING FROM THE PROPRIED AND A STRUCTURES BEING FROM THE STRUCTURES BEING FROM THE STRUCTURES BEING FROM THE STRUCTURES BEING FRECTION THIN SOUTH ACRES.



## ACKNOWLEDGEMENT

STATE OF UTAH COUNTY OF WEBER





COUNTY OF WEBER )

2014, personally appeared before me
2014 to be provided by the provided by





# FARR WEST BUSINESS PARK

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 2, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN

S<sub>1</sub>

RIAD LAND DEVELOPMENT



COUNTY RECORDER ITRY NO. 332268 FEE PAID #58.0 ILED FOR AND RECORDED 22-AP2-249 T 4: 27 IN BOOK 97 OF OFFICIA RECORDS PAGE 50 RECORDED FOR JAKED HADLEY LEANN H. KILTS

Like

LAYTON SURVEYS LLC