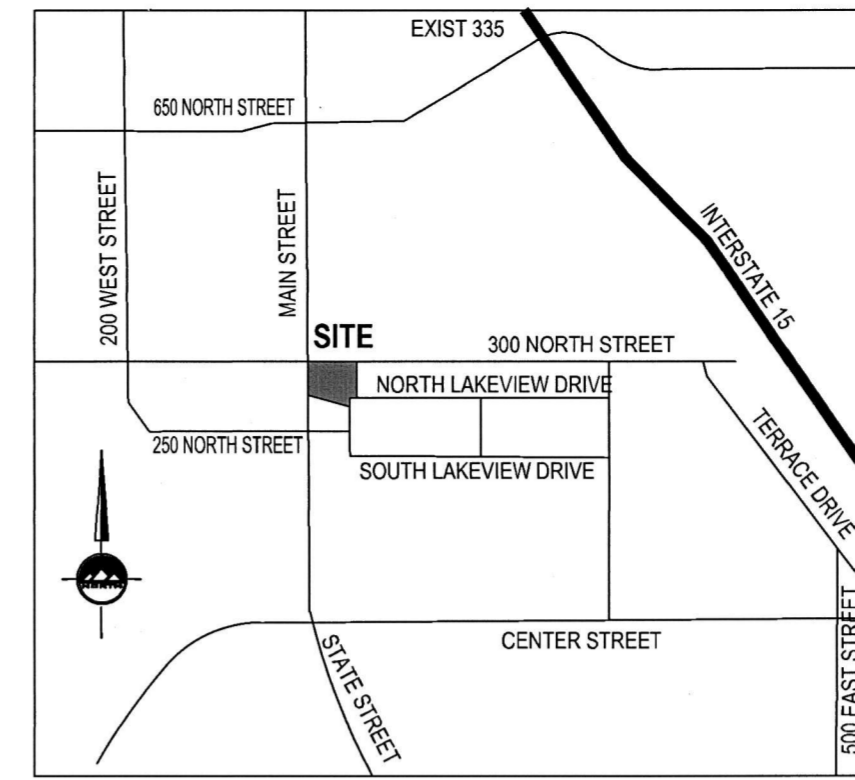


LAKEVIEW SUBDIVISION AMENDED

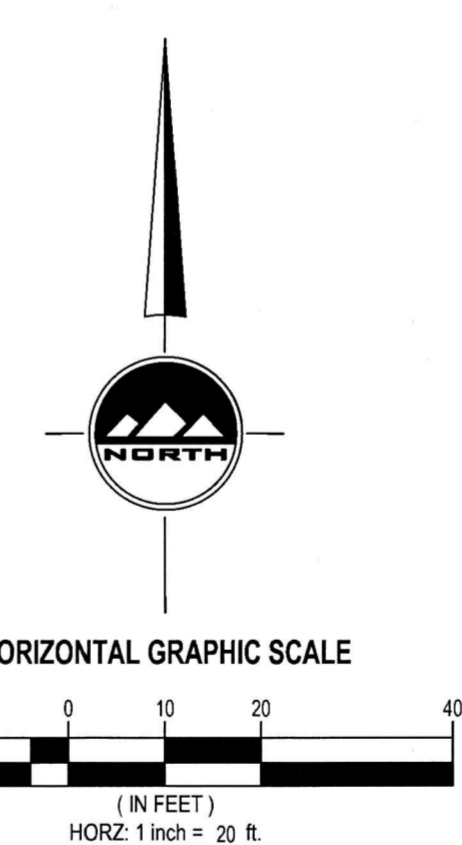
AMENDING LOTS 3 & 4 LAKEVIEW SUBDIVISION SECOND
 LOCATED IN THE NORTHWEST QUARTER
 OF SECTION 1
 TOWNSHIP 4 NORTH, RANGE 2 WEST
 SALT LAKE BASE AND MERIDIAN
 CLEARFIELD, DAVIS COUNTY, UTAH.
 AUGUST 2023



VICINITY MAP
 NO SCALE
 CLEARFIELD, DAVIS COUNTY, UTAH

LEGEND

- SECTION CORNER
- EXISTING STREET MONUMENT
- PROPOSED STREET MONUMENT
- SET 5/8" REBAR WITH YELLOW PLASTIC CAP, OR NAIL STAMPED 'ENSIGN ENG. & LAND SURV.'
- PU&DE = PUBLIC UTILITY & DRAINAGE EASEMENT
- EASEMENTS

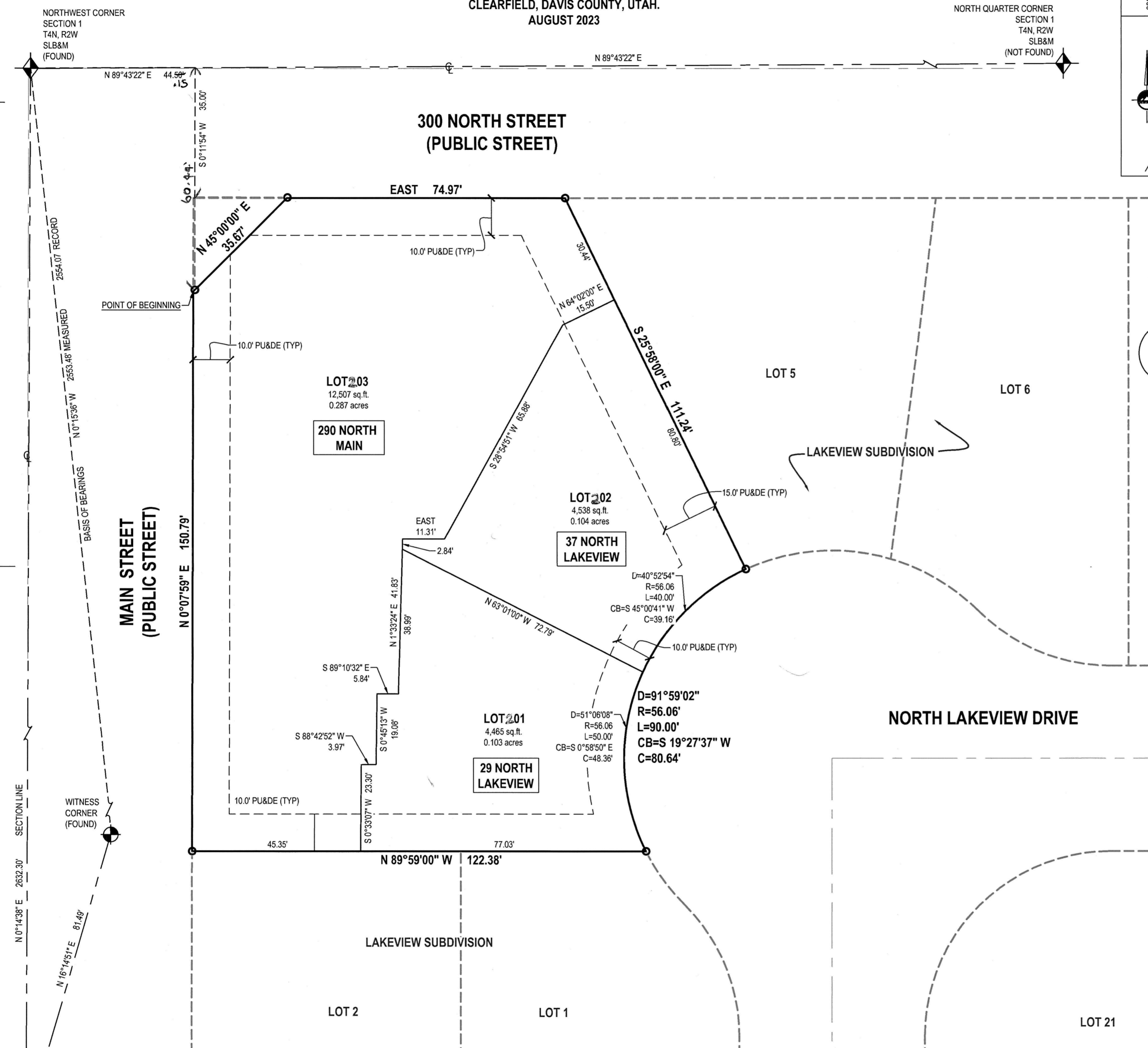


DEVELOPER
 DOUG PAINTER
 PO BOX 203
 ROY, UTAH 84067
 801-603-6388

- ### GENERAL NOTES:
- PROTECT ALL EXISTING SECTION CORNERS AND STREET MONUMENTS. COORDINATE ALL SURVEY STREET MONUMENT INSTALLATION, GRADE ADJUSTMENT AND ALL REQUIRED FEES AND PERMITS WITH THE COUNTY SURVEYOR PRIOR TO DISRUPTION OF ANY EXISTING MONUMENTS
 - 5/8" X 24" REBAR AND CAP WILL BE PLACED AT ALL REAR LOT CORNERS AND FRONT LOT CORNERS WILL BE MARKED WITH A NAIL OR RIVET AT THE EXTENSION IN THE CURB.
 - UTILITIES SHALL HAVE THE RIGHT TO INSTALL, MAINTAIN, AND OPERATE THEIR EQUIPMENT ABOVE AND BELOW GROUND AND ALL OTHER RELATED FACILITIES WITHIN THE PUBLIC UTILITY EASEMENTS IDENTIFIED ON THIS PLAT MAP AS MAY BE NECESSARY OR DESIRABLE IN PROVIDING UTILITY SERVICES WITHIN AND WITHOUT THE LOTS IDENTIFIED HEREIN, INCLUDING THE RIGHT OF ACCESS TO SUCH FACILITIES AND THE RIGHT TO REQUIRE REMOVAL OF ANY OBSTRUCTIONS INCLUDING STRUCTURES, TREES AND VEGETATION THAT MAY BE PLACED WITHIN THE PU&DE. THE UTILITY MAY REQUIRE THE LOT OWNER TO REMOVE ALL STRUCTURES WITHIN THE PU&DE AT THE LOT OWNER'S EXPENSE, OR THE UTILITY MAY REMOVE SUCH STRUCTURES AT THE LOT OWNER'S EXPENSE. AT NO TIME MAY ANY PERMANENT STRUCTURES BE PLACED WITHIN THE PU&DE OR ANY OTHER OBSTRUCTION WHICH INTERFERES WITH THE USE OF THE PU&DE WITHOUT THE PRIOR WRITTEN APPROVAL OF THE UTILITIES WITH FACILITIES IN THE PU&DE.

NARRATIVE

THE PURPOSE OF THIS PLAT IS TO DIVIDE LOTS 3 AND 4 OF LAKEVIEW SUBDIVISION INTO 3 LOTS THAT MATCH THE HISTORIC USE. LOTS 101 AND 102 FOR EXISTING RESIDENTIAL USE HOME AND LOT 103 FOR AN EXISTING COMMERCIAL BUILDING AND PARKING LOT.



SURVEYOR'S CERTIFICATE

I, TRENT R. WILLIAMS, do hereby certify that I am a Licensed Professional Land Surveyor in the State of Utah and that I hold License No. 8034679 in accordance with Title 58, Chapter 22 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 and have verified all measurements and that the monuments shown on this plat are located as indicated and are sufficient to accurately establish the boundaries of the herein described tract of real property and that it has been drawn correctly and is a true and correct representation of the herein described lands included in said subdivision based on data compiled from The County Recorder's office. I further certify that all lots meet frontage width and area requirements of applicable zoning ordinances.

BOUNDARY DESCRIPTION

A parcel of land, situate in the Northwest Quarter of Section 1, Township 4 North, Range 2 West, Salt Lake Base and Meridian, said parcel also located in Clearfield City, Davis County, Utah. Being more particularly described as follows:
 Beginning at a point on the East right of way line of Main Street said point being North 89°43'22" East 44.56 feet along the Section Line (NAD83 Bearing being South 89°42'50" East between the Northwest and the North Quarter Corner of said Section 1 per the Davis County Township Reference Plat) and South 0°11'54" West 60.44 feet to the point of beginning and running thence:
 FROM THE NORTHWEST CORNER OF SAID SECTION 1
 thence North 45° 00' 00" East 35.67' to a point on the south right of way line of 300 North street
 thence East 74.37 feet along said right away line
 thence South 25°58'00" East 111.24' to a point on the North right of way line of North Lakeview Drive
 thence southwesterly 90.00 feet along the arc of a 56.06 feet radius curve to the right (center bears South 24°32'52" East, and the long cord bears South 19°27'37" West 80.64 feet with a central angle of 91°59'02") to the north east corner of lot 1 Lakeview subdivision
 thence North 89° 59'00" West 122.38 feet to a point on the east right away line of Main Street
 thence north 0° 07'59" East. 150.79' along said right of way line to the point of beginning.

Contains: 3 Lots, 21,510 square feet or 0.494 acres.

9-18-2023
 Date
 Trent R. Williams License No. 8034679
 Owner's Dedication
 We(I) the undersigned owners of the above described tract of land, do hereby set apart and subdivide the same into lots and streets (private streets/private right-of-ways) as shown hereon and name said tract:



LAKEVIEW SUBDIVISION AMENDED

Grant and dedicate unto all owners of lots upon which private land drains are constructed or which are otherwise dependent upon such land drains, an easement over such land drains for the purpose of perpetual maintenance and operation.
 In witness whereof I / we have hereunto set our hand (s) this 20 day of Sept, A.D., 20 23

By: Doug Painter
 By: 9/18/23

TRUST ACKNOWLEDGMENT

STATE OF UTAH County of Davis J.S.S.
 On the 20 day of Sept, A.D., 20 23, Doug Painter personally appeared before me, the undersigned Notary Public, in and for said County of DAVIS in the State of Utah, who after being duly sworn, acknowledged to me that He/She is the Trustee of Clearfield Painter Trust a Trust and that He/She signed the Owner's Dedication freely and voluntarily for and in behalf of said Trust for the purposes therein mentioned and acknowledged to me that said Corporation executed the same.

MY COMMISSION EXPIRES: 01-31-2024
Alessa Shelby #173230 RESIDING IN DAVIS COUNTY.
 NOTARY PUBLIC

INDIVIDUAL ACKNOWLEDGMENT

STATE OF UTAH County of Davis J.S.S.
 On the _____ day of _____, A.D., 20____, personally appeared before me, the undersigned Notary public, in and for said County of _____ in said State of Utah, who after being duly sworn, acknowledged to me that He/She/They signed the Owner's Dedication, _____ in number, freely and voluntarily for the purposes therein mentioned.
 MY COMMISSION EXPIRES: _____
 _____ RESIDING IN _____ COUNTY.
 NOTARY PUBLIC

LAKEVIEW SUBDIVISION AMENDED

LOCATED IN THE NORTHWEST QUARTER OF SECTION 1 TOWNSHIP 4 NORTH, RANGE 2 WEST SALT LAKE BASE AND MERIDIAN CLEARFIELD, DAVIS COUNTY, UTAH.

DAVIS COUNTY RECORDER
 ENTRY NO. 354712 FEE PAID \$54.00 FILED FOR RECORD AND RECORDED THIS 20th DAY OF Sept, 20 23 AT 2:30 IN BOOK 1363 OF OFFICIAL RECORDS PAGE 784
 PROJECT NUMBER: 12381
 MANAGER: T.WILLIAMS
 DRAWN BY: A.SHELBY
 CHECKED BY: T.WILLIAMS
 DATE: 9/19/23
Richard T. Maughan
 DAVIS COUNTY RECORDER
 BY: Alessa Shelby
 DEPUTY RECORDER

ENSIGN
 LAYTON
 919 North 400 West
 Layton UT 84041
 Phone: 801.547.1100
 Fax: 801.593.6315
 www.ENSIGNENG.COM

SALT LAKE CITY
 Phone: 801.255.0529
 TOOLE
 Phone: 435.843.3590
 CEDAR CITY
 Phone: 435.863.7653
 RICHFIELD
 Phone: 435.896.2983

CITY ATTORNEY'S APPROVAL

APPROVED THIS 26th DAY OF September, 20 23.
 BY THE CLEARFIELD CITY ATTORNEY.
[Signature]
 CLEARFIELD CITY ATTORNEY

PLANNING COMMISSION APPROVAL

APPROVED THIS 26th DAY OF September, 20 23.
 BY THE CITY PLANNING COMMISSION APPROVAL.
[Signature]
 CHAIRMAN, CLEARFIELD CITY PLANNING COMMISSION

CITY ENGINEER'S APPROVAL

APPROVED THIS 26 DAY OF September, 20 23.
 BY THE CLEARFIELD CITY ENGINEER
[Signature]
 CLEARFIELD CITY ENGINEER

CITY COUNCIL APPROVAL

APPROVED THIS 2ND DAY OF AUGUST, 20 23.
 BY THE CLEARFIELD CITY COUNCIL.
[Signature]
 CITY RECORDER
[Signature]
 CITY MAYOR

SHEET 1 OF 1
 PROJECT NUMBER: 12381
 MANAGER: T.WILLIAMS
 DRAWN BY: A.SHELBY
 CHECKED BY: T.WILLIAMS
 DATE: 9/19/23