

SURVEYOR'S CERTIFICATE
 I, DAVID F. HUNT DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 5243543 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF SAID TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS, STREETS, AND EASEMENTS AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT AND THAT THIS IS TRUE AND CORRECT.

David F. Hunt
 SURVEYOR
 06-03-24
 DATE

BOUNDARY DESCRIPTION
 BEGINNING AT A POINT WHICH LIES S01°27'10"E 1252.52 FEET ALONG THE SECTION LINE AND WEST 207.99 FEET FROM THE NORTH 1/4 CORNER OF SECTION 35, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE ALONG THE EXISTING BOUNDARY OF THE ROOFTOPS PHASE 1 THE FOLLOWING FOUR (4) COURSES TO WIT: (1) SOUTH 77.23 FEET, (2) SOUTHWESTERLY 12.57 FEET ALONG THE ARC OF AN 8.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH THE CENTRAL ANGLE OF 90°00'00", THE CHORD BEARS S45°00'00"W 11.31 FEET, (3) WEST 29.24 FEET, (4) SOUTH 129.67 FEET; THENCE WEST 476.87 FEET; THENCE NORTH 347.45 FEET; THENCE N01°14'08"W 407.14 FEET; THENCE N89°40'35"E 253.12 FEET; THENCE N88°48'03"E 100.36 FEET; THENCE N89°33'01"E 201.44 FEET; THENCE SOUTH 90.01 FEET; THENCE WEST 42.00 FEET; THENCE SOUTH 44.00 FEET; THENCE SOUTHEASTERLY 15.71 FEET ALONG THE ARC OF A 10.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH TO CENTRAL ANGLE 90°00'00" THE CHORD BEARS S45°00'00"E 14.14 FEET; THENCE SOUTH 75.23 FEET; THENCE WEST 176.49 FEET; THENCE SOUTH 325.46 FEET ALONG THE PARTIAL BOUNDARY OF THE ROOFTOPS PHASE 1; THENCE EAST 176.49 FEET ALONG THE EXISTING BOUNDARY OF THE ROOFTOPS PHASE 1 TO THE POINT OF BEGINNING.
 CONTAINING 7.60 ACRES.

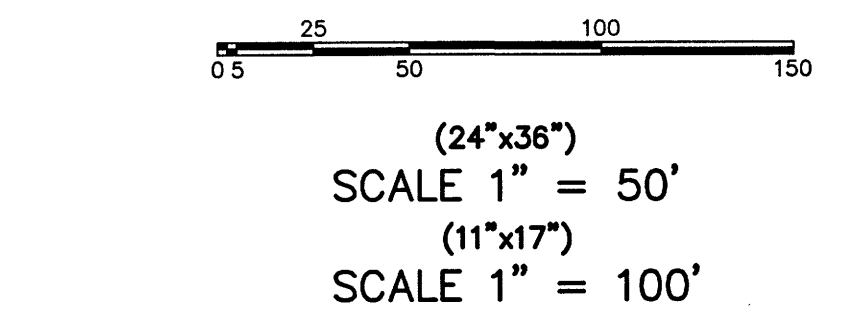
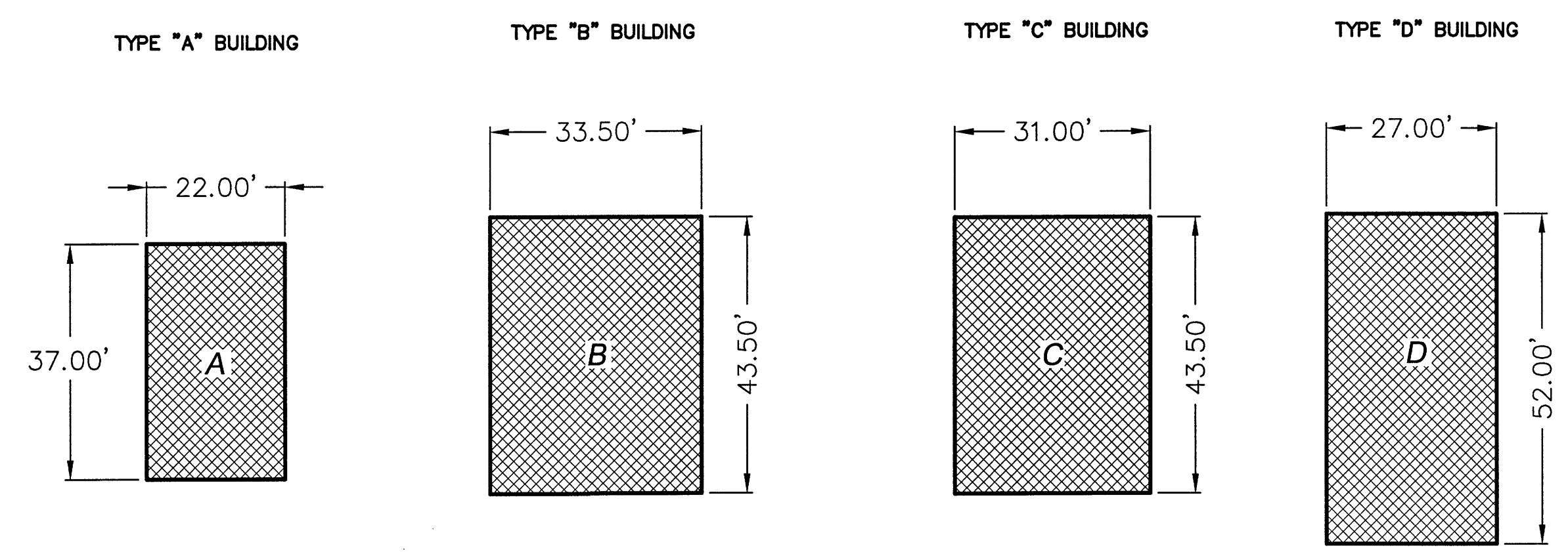
OWNER'S DEDICATION
 KNOW ALL MEN BY THESE PRESENTS THAT WE, ALL OF THE UNDERSIGNED OWNERS OF ALL THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE HEREOF AND SHOWN ON THIS MAP, HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, STREETS, EASEMENTS, AND OTHER PUBLIC AREAS AS INDICATED HEREON TO SALEM CITY FOR PERPETUAL USE OF THE PUBLIC. PURSUANT TO THE UTAH CODE 10-9A-604(1)(D), THE OWNER HEREBY CONVEYS THE COMMON AREAS, AS INDICATED HEREON, TO THE ROOFTOPS SALEM HOME OWNER'S ASSOCIATION, A UTAH NON-PROFIT CORPORATION, WITH A REGISTERED ADDRESS OF 1987 NORTH 1120 WEST, PROVO, UT 84604.
 IN WITNESS WHEREOF WE HAVE HERETO SET OUR HANDS THIS 4th DAY OF June, A.D. 2024.

ACKNOWLEDGMENT
 STATE OF UTAH
 COUNTY OF UTAH S.S.
 ON the 4th DAY OF June, A.D. 2024 PERSONALLY APPEARED BEFORE ME Tyler Horan THE SIGNER(S) OF THE FOREGOING DEDICATION WHOSE IDENTITY IS KNOWN OR PROVEN TO ME AND WHO BY ME DULY SWORN/AFFIRED, DID SAY THAT THEY ARE THE manager OF RFTP, LLC AND THAT SAID DOCUMENT WAS SIGNED BY THEM ON BEHALF OF SAID RFTP, LLC BY AUTHORITY OF ITS BYLAWS OR RESOLUTION OF ITS BOARD OF DIRECTORS, AND SAID manager ACKNOWLEDGED TO ME THAT SAID RFTP, LLC EXECUTED THE SAME.
 Tiffanie S. Mace
 A NOTARY PUBLIC COMMISSIONED IN THE STATE OF UTAH
 728987 / January 23, 2027
 COMMISSION NUMBER / EXPIRES NOTARY PUBLIC (PRINTED NAME)

ACCEPTANCE BY LEGISLATIVE BODY
 THE CITY OF SALEM, COUNTY OF UTAH, APPROVES THIS SUBDIVISION AND HEREBY ACCEPTS THE DEDICATION OF ALL STREETS, EASEMENTS, AND OTHER PARCELS OF LAND INTENDED FOR PUBLIC PURPOSES FOR THE PERPETUAL USE OF THE PUBLIC, THIS 6 DAY OF June, A.D. 2024.
 Brad Stoddard
 ENGINEER
 APPROVED Mayor ATTEST Clerk-Recorder
 Tiffanie S. Mace
 CLERK-RECORDER

THE ROOFTOPS PHASE 2
 SALEM CITY, UTAH COUNTY, UTAH
 CONTAINING 75 TOWNHOME UNITS AND 7.60 ACRES.
 LOCATED IN THE NORTH QUARTER OF SECTION 35, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, UTAH COUNTY, UTAH.

CLERK-RECORDER SEAL
 SURVEYOR'S SEAL
 NOTARY PUBLIC SEAL
 RECORDER SEAL
 ENT 40277-2024 MAP# 19255
 ANDREA ALLEN
 UTAH COUNTY RECORDER
 2024 Jun 18 04:29 PM FEE 200.00 BY RC
 RECORDED FOR SALEM CITY
 TIFFANIE S. MACE
 NOTARY PUBLIC-STATE OF UTAH
 My Commission Expires January 23, 2027
 COMMISSION NUMBER 728987



ENGINEER/SURVEYOR CONTACT INFO:
 ATLAS ENGINEERING
 PHONE: 801-655-0566
 FAX: 801-655-0109
 946 EAST 800 NORTH SUITE A
 SPANISH FORK, UT 84660

OWNER/DEVELOPER:
 RFTP, LLC
 TYLER HORAN
 801-330-2140
 tyler@rftplc.com

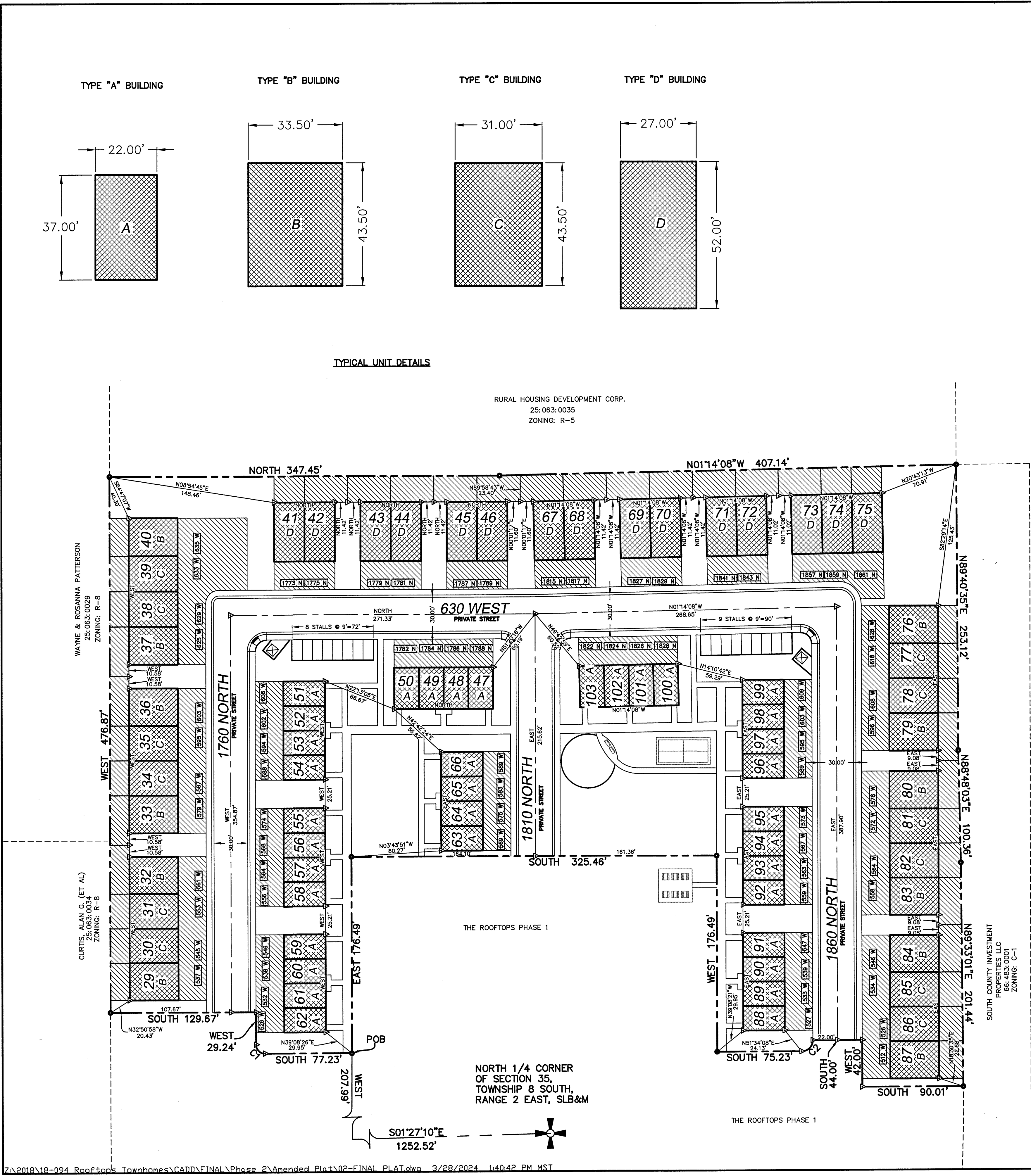
DATA TABLE
 ZONING= R-5
 TOTAL # OF UNITS= 75
 ACREAGE IN ROADS= 0
 UNITS/ACRE= 9.87
 TOTAL ACREAGE OF OPEN SPACE/PONDS= 1.63
 % OF OPEN SPACE= 21.45

- LEGEND**
- FOUND BRASS CAP
 - SET 5/8" IRON PIN
 - CALCULATED POINT, NOT SET
 - SUBDIVISION BOUNDARY
 - RIGHT-OF-WAY LINE
 - LOT LINE
 - SECTION LINE
 - EXISTING PARCELS
 - CENTERLINE
 - LOT NUMBERS
 - TYPE OF BUILDING OR GARAGE
 - PRIVATE AREA
 - LIMITED COMMON AREA
 - COMMON AREA

NOTES:
 1. ALL COMMON AREA IS A MUE.
 2. ALL MUE (MUNICIPAL UTILITY EASEMENTS) DEDICATED TO SALEM CITY.

CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD DIST.	CHORD BRG.	DELTA
C1	8.00	12.57	11.31	S 45°00'00" W	90°00'00"
C2	10.00	15.71	14.14	S 45°00'00" E	90°00'00"

19255



Sec. 35, T8S, R2E, SLB&M T180 P6