

HERON'S LANDING PLAT 'A'

LOCATED IN THE NORTHWEST AND SOUTHWEST QUARTERS OF SECTION 13
AND THE NORTHEAST QUARTER OF SECTION 14
TOWNSHIP 7 SOUTH, RANGE 2 EAST
SALT LAKE BASE AND MERIDIAN
PROVO, UTAH COUNTY, UTAH

NORTHWEST CORNER SECTION 13
TOWNSHIP 7 SOUTH, RANGE 2 EAST
SALT LAKE BASE AND MERIDIAN

NORTH QUARTER CORNER SECTION 13
TOWNSHIP 7 SOUTH, RANGE 2 EAST
SALT LAKE BASE AND MERIDIAN

VICINITY MAP
NOT TO SCALE

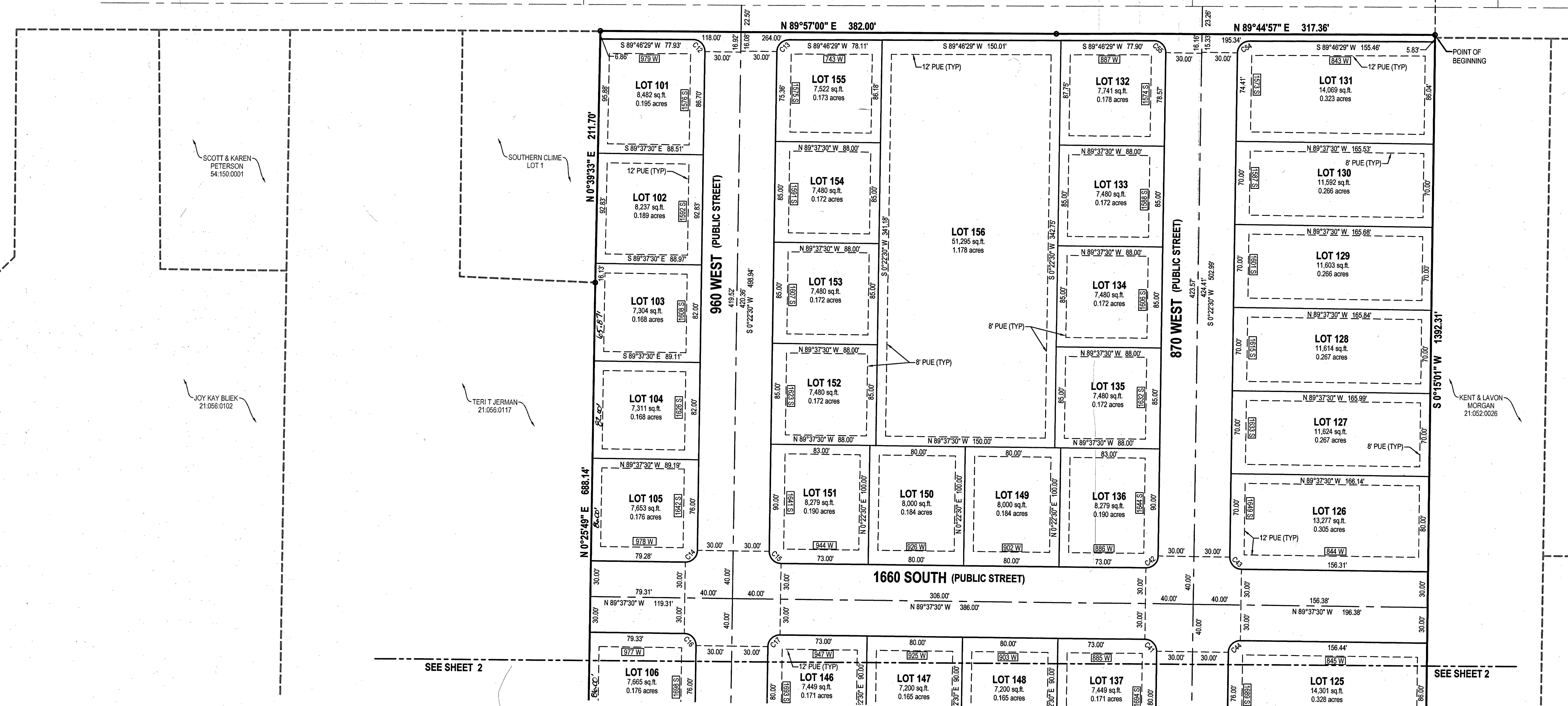
CORP OF PRESIDING BISHOPRIC
OF THE CHURCH OF JESUS
CHRIST OF LATTER DAY SAINTS
21056-0009

JOY KAY BLYEK
21056-0102

TERI T. JERMAN
21056-0117

SCOTT & KAREN
PETERSON
54150-0001

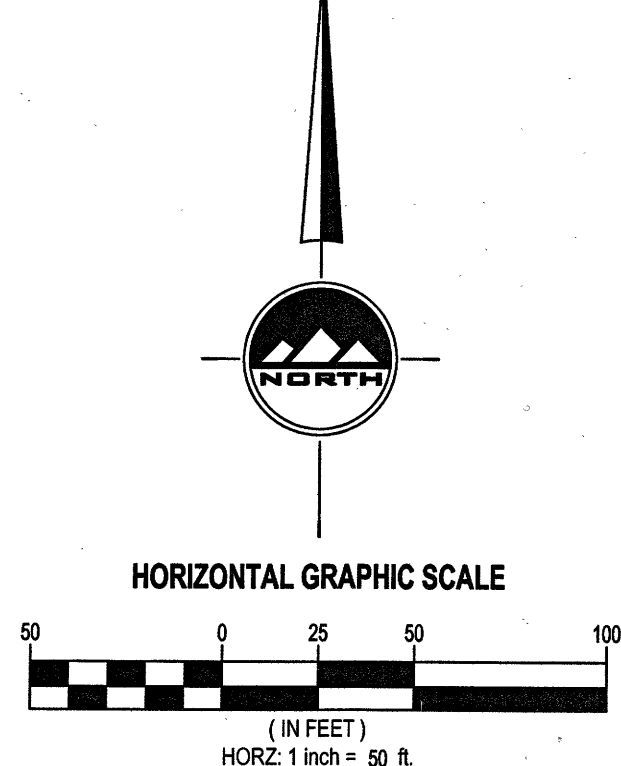
SOUTHERN CLIME
LOT 1



SEE SHEET 2

SEE SHEET 2

- LEGEND**
- ◆ SECTION CORNER
 - ⊕ EXISTING MONUMENT
 - PROPOSED STREET MONUMENT
 - SET ENSIGN REBAR AND CAP
 - SECTION LINE
 - CENTERLINE
 - PROPERTY LINE
 - EASEMENT LINE



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DEVELOPER
SOLISTICE HOMES
11075 SOUTH STATE STREET
SANDY, UTAH 84070
801-432-7649

SHEET 1 OF 2
PROJECT NUMBER: 7012A
MANAGER: JKF
DRAWN BY: JNW
CHECKED BY: KFW
DATE: 3/22

SURVEYOR'S CERTIFICATE
I, PATRICK M. HARRIS, do hereby certify that I am a Licensed Land Surveyor, and that I hold certificate No. 286882, as prescribed under laws of the State of Utah. I further certify that by authority of the Owners, I have made a survey of the tract of land shown on this plat and described below, and have subdivided said tract of land into lots and streets, hereafter to be known as HERON'S LANDING PLAT 'A', and that the same has been correctly surveyed and staked on the ground as shown on this plat. I further certify that all lots meet frontage width and area requirements of the applicable zoning ordinances.

BOUNDARY DESCRIPTION
Beginning at a point on an existing fence line and on the Southern Right-of-Way Line of 1560 South Street, said point being North 89°46'32" East 523.45 feet and South 1,571.60 feet from the Northwest Corner of Section 13, Township 7 South, Range 2 East, Salt Lake Base and Meridian; and running
thence South 00°15'01" West 1,392.31 feet along said existing fence line to the Northern Right-of-Way Line of Lakeview Parkway;
thence along said Northern Right-of-Way Line the following three (3) courses:
(1) North 46°16'32" West 227.82 feet;
(2) Northwestly 200.53 feet along the arc of a 1,115.00 foot radius curve to the left (center bears South 43°54'37" West and the chord bears North 51°14'31" West 200.26 feet with a central angle of 10°18'15");
(3) Northwestly 280.20 feet along the arc of a 1,115.00 foot radius curve to the left (center bears South 33°26'03" West and the chord bears North 62°27'48" West 280.20 feet with a central angle of 11°42'32") to an existing fence line;
thence along said existing fence line the following three (3) courses:
(1) North 29°52'55" West 53.45 feet;
(2) North 00°25'45" East 688.14 feet;
(3) North 00°39'33" East 211.70 feet to said Southern Right-of-Way Line of 1560 South Street;
thence along said Southern Right-of-Way Line the following two (2) courses:
(1) North 89°57'00" East 382.00 feet;
(2) North 89°44'57" East 317.36 feet to the point of beginning.

Contains 783.811 Square Feet or 17.994 Acres and 55 Lots and 1 Parcel

DATE MARCH 3, 2022
PATRICK M. HARRIS
P.L.S. 286882

OWNER'S DEDICATION
Known all men by these presents that I, the under-signed owner (s) of the above described tract of land, having caused same to be subdivided, hereafter known as the
HERON'S LANDING PLAT 'A'
do hereby dedicate the streets, easements and other public areas as indicated for perpetual use of the public.
In witness whereof I / we have hereunto set our hand (s) this 7 day of MARCH, A.D. 2022.

By: Don A Mathews
As: HERON'S LANDINGS, LLC, MANAGER
ENT 43702/2022 Map # 18271
ANDREA ALLEN
UTAH COUNTY RECORDER
2022 Mar 07 4:44 PM FEE \$12.00 BY LT
RECORDED FOR PROVO CITY CORPORATION

By: Jolene H. Kogianes
As: TRUSTEE OF THE JOLENE KOGIANES FAMILY TRUST DATED MARCH 5, 2015

TRUST ACKNOWLEDGMENT
STATE OF UTAH, J.S.S.
County of Utah
On the 07 day of March, A.D. 2022, personally appeared before me JOLENE H. KOGIANES AKA JOLENE KOGIANES, the signor of the foregoing instrument, who duly acknowledged to me that he/she/they executed the same as trustee(s) on behalf of the JOLENE KOGIANES FAMILY TRUST DATED MARCH 5, 2015, and executed it with lawful and proper authority, and the execution was a valid act binding on said Trust.

MY COMMISSION EXPIRES: MAY 10, 2025

Melissa Reinoso
NOTARY PUBLIC
RESIDING IN Utah COUNTY.

MELISSA REINOSO
Notary Public - State of Utah
Comm. No. 718145
My Commission Expires on
May 10, 2025

LIMITED LIABILITY ACKNOWLEDGMENT
STATE OF UTAH, J.S.S.
County of Utah
On the 7th day of March, A.D. 2022, DON A MATHIEWS, personally appeared before me, the undersigned Notary Public, a notary public commissioned in Utah, in and for said County of Utah, in the State of Utah, who after being duly sworn, acknowledged to me that he/she is the MANAGER of HERON'S LANDINGS, LLC, a Limited Liability Company, and is authorized to execute the foregoing Agreement in its behalf and that he/she executed it in such capacity.

MY COMMISSION NO. 710145
MY COMMISSION EXPIRES: MAY 10, 2025

Melissa Reinoso
SIGNED (A NOTARY COMMISSIONED IN UTAH)
PRINT NAME OF NOTARY

DEVELOPMENT SERVICES DIRECTOR APPROVAL
APPROVED THIS 16th DAY OF March, A.D. 2022 BY THE COMMUNITY DEVELOPMENT DIRECTOR

Bill Perperone
BILL PERPERONE - DIRECTOR

ACCEPTANCE BY MAYOR
THE MAYOR OF THE CITY OF PROVO, COUNTY OF UTAH, APPROVES THE 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 17 DAY OF MARCH, A.D. 2022.

Michelle Kaufusi
MICHILLE KAUFUSI, MAYOR
CITY ENGINEER

Patrick M. Harris
ATTEST: CITY RECORDER

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PROVO, UTAH COUNTY, UTAH

SURVEYOR'S SEAL: PATRICK M. HARRIS, No. 286882, STATE OF UTAH

NOTARY PUBLIC SEAL: MELISSA REINOSO, Notary Public - State of Utah, Comm. No. 718145

CITY ENGINEER'S SEAL: CITY OF PROVO, WELCOME HOME

CLERK'S SEAL: PROVO CITY CORPORATION

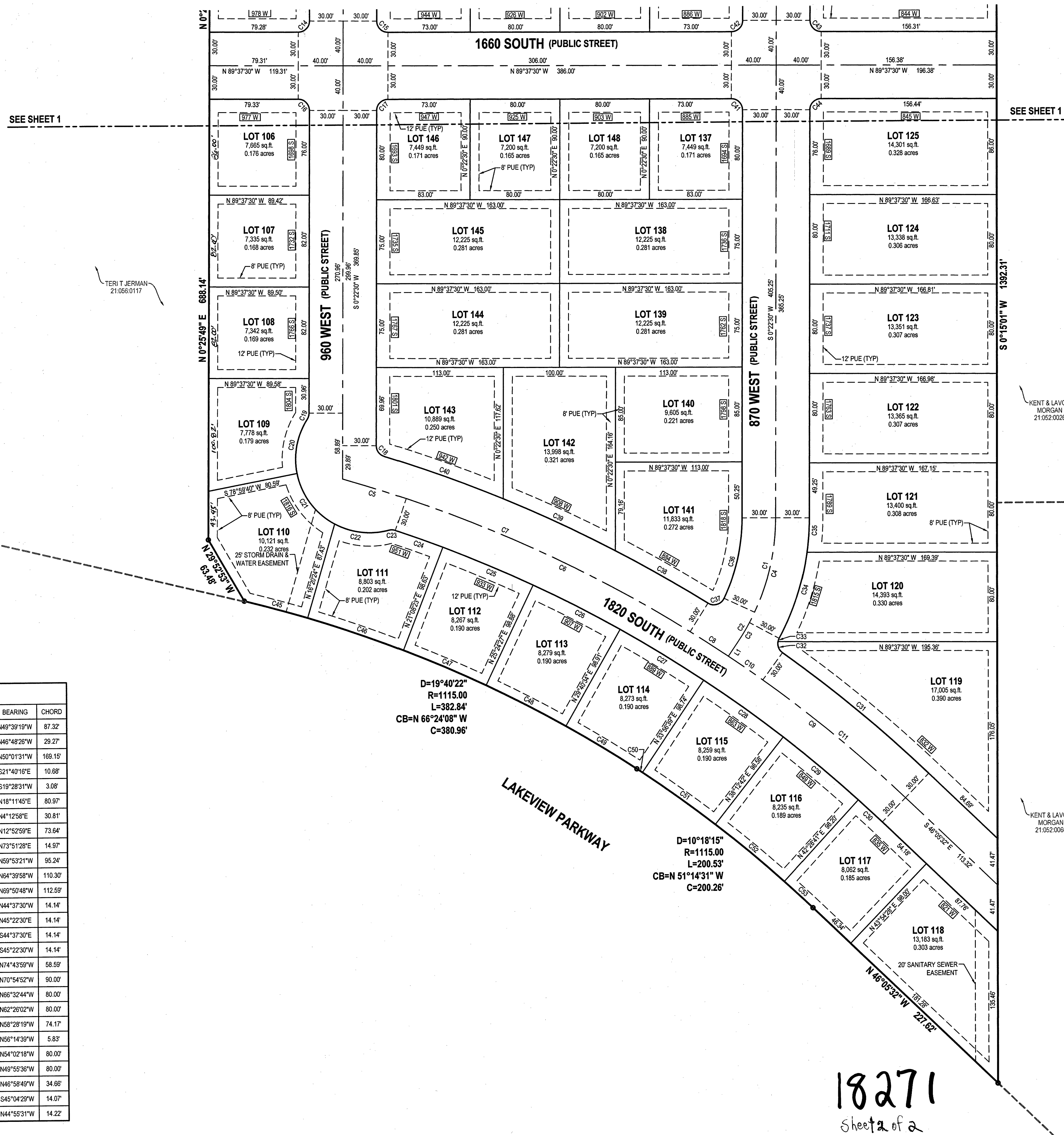
CH 3/15/2022

Sec. 13 & 14, T-7S, R-2E T4.10 A

18271
Sheet 1 of 2

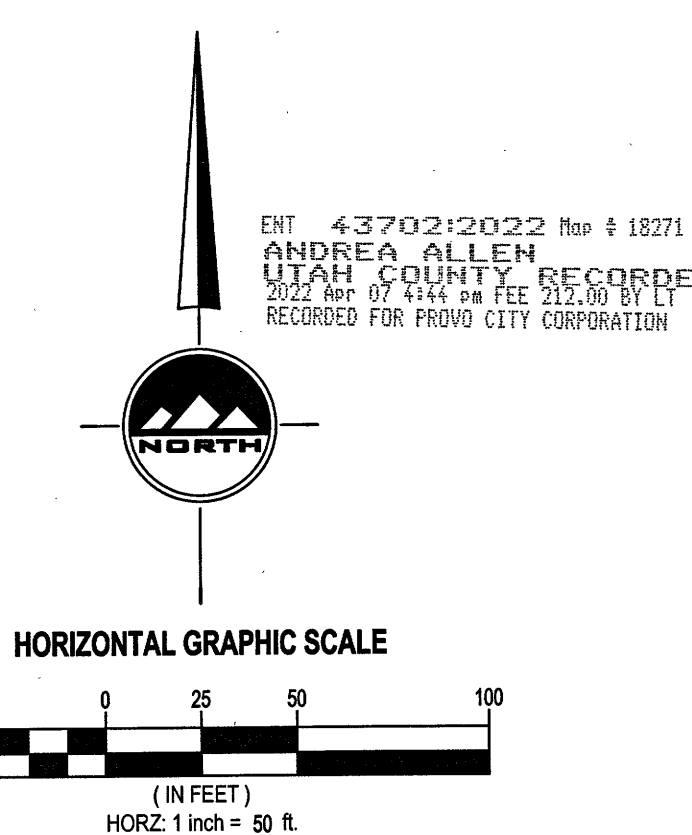
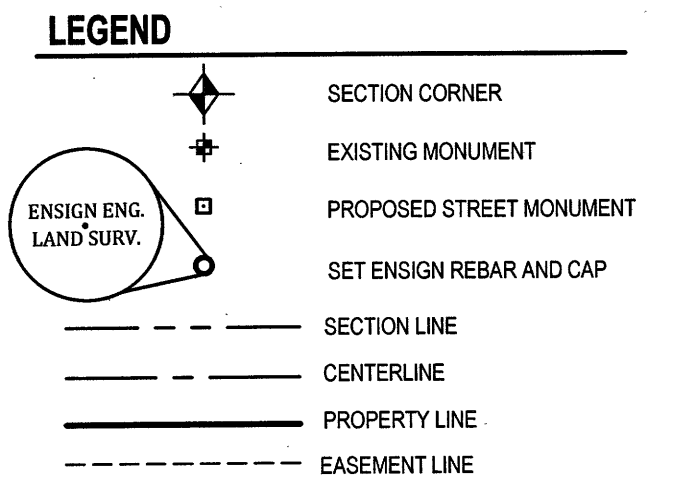
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PROVO, UTAH COUNTY, UTAH



SEE SHEET 1

SEE SHEET 1



LINE TABLE

LINE	BEARING	LENGTH
L1	S34°15'24\"	14.63'

CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C1	200.00'	87.32'	25°00'58\"	N12°52'59\"E	86.63'
C2	200.00'	30.95'	8°51'56\"	N29°49'28\"E	30.92'
C3	200.00'	20.67'	5°55'19\"	N31°17'44\"E	20.66'
C4	200.00'	97.60'	27°57'34\"	N14°21'17\"E	96.63'
C5	1203.00'	59.28'	2°49'21\"	N72°27'10\"W	59.26'
C6	1203.00'	321.20'	15°17'53\"	N63°23'33\"W	320.29'
C7	1203.00'	339.89'	16°11'18\"	N65°46'11\"W	338.76'
C8	1203.00'	40.57'	1°55'56\"	N56°42'35\"W	40.57'
C9	1203.00'	202.64'	9°39'04\"	N50°55'04\"W	202.40'
C10	1203.00'	37.48'	1°47'06\"	N54°51'03\"W	37.48'
C11	1203.00'	165.16'	7°51'58\"	N50°01'31\"W	165.03'
C12	10.00'	15.81'	90°36'01\"	N44°55'31\"W	14.22'
C13	10.00'	15.80'	89°23'59\"	S45°04'29\"W	14.07'
C14	10.00'	15.71'	90°00'00\"	N45°22'30\"E	14.14'
C15	10.00'	15.71'	90°00'00\"	S44°37'30\"E	14.14'
C16	10.00'	15.71'	90°00'00\"	N44°37'30\"W	14.14'
C17	10.00'	15.71'	90°00'00\"	S45°22'30\"W	14.14'
C18	10.00'	12.71'	72°50'19\"	S36°02'39\"E	11.87'
C19	10.00'	5.69'	32°35'29\"	N16°40'15\"E	5.61'
C20	66.00'	50.85'	43°58'20\"	S10°58'50\"W	49.42'
C21	66.00'	58.19'	50°30'43\"	S36°15'41\"E	56.32'
C22	66.00'	49.80'	43°14'09\"	S83°08'07\"E	48.63'
C23	10.00'	5.88'	33°42'42\"	N87°53'50\"W	5.80'
C24	1173.00'	44.66'	2°10'53\"	N69°57'03\"W	44.65'
C25	1173.00'	87.37'	4°16'04\"	N66°43'35\"W	87.35'
C26	1173.00'	87.39'	4°16'06\"	N62°27'29\"W	87.37'
C27	1173.00'	87.38'	4°16'05\"	N58°11'24\"W	87.36'
C28	1173.00'	87.37'	4°16'03\"	N53°59'19\"W	87.35'

CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C29	1173.00'	87.34'	4°15'59\"	N49°39'19\"W	87.32'
C30	1173.00'	29.27'	1°25'47\"	N46°48'26\"W	29.27'
C31	1233.00'	169.28'	7°51'58\"	N50°01'31\"W	169.15'
C32	10.00'	11.27'	64°34'28\"	S21°40'15\"E	10.88'
C33	10.00'	3.09'	17°43'07\"	S19°28'31\"W	3.08'
C34	230.00'	81.40'	20°16'39\"	N18°11'45\"E	80.97'
C35	230.00'	30.84'	7°40'55\"	N4°12'58\"E	30.81'
C36	170.00'	74.22'	25°00'58\"	N12°52'59\"E	73.64'
C37	10.00'	16.92'	96°56'00\"	N73°51'28\"E	14.97'
C38	1233.00'	95.26'	4°25'36\"	N59°53'21\"W	95.24'
C39	1233.00'	110.34'	5°07'38\"	N64°39'58\"W	110.30'
C40	1233.00'	112.63'	5°14'02\"	N68°50'48\"W	112.59'
C41	10.00'	15.71'	90°00'00\"	N44°37'30\"W	14.14'
C42	10.00'	15.71'	90°00'00\"	N45°22'30\"E	14.14'
C43	10.00'	15.71'	90°00'00\"	S44°37'30\"E	14.14'
C44	10.00'	15.71'	90°00'00\"	S45°22'30\"W	14.14'
C45	1115.00'	58.60'	3°00'40\"	N74°43'59\"W	58.59'
C46	1115.00'	90.02'	4°37'34\"	N70°54'52\"W	90.00'
C47	1115.00'	80.02'	4°06'42\"	N66°32'44\"W	80.00'
C48	1115.00'	80.02'	4°06'42\"	N62°28'02\"W	80.00'
C49	1115.00'	74.19'	3°48'44\"	N58°28'19\"W	74.17'
C50	1115.00'	5.83'	0°17'59\"	N56°14'39\"W	5.83'
C51	1115.00'	80.02'	4°06'42\"	N54°02'18\"W	80.00'
C52	1115.00'	80.02'	4°06'42\"	N49°55'36\"W	80.00'
C53	1115.00'	34.66'	1°46'52\"	N46°58'49\"W	34.66'
C54	10.00'	15.60'	89°23'59\"	S45°04'29\"W	14.07'
C55	10.00'	15.81'	90°36'01\"	N44°55'31\"W	14.22'

D=19°40'22\"
R=1115.00'
L=382.84'
CB=N 66°24'08\" W
C=380.96'

D=10°18'15\"
R=1115.00'
L=200.53'
CB=N 51°14'31\" W
C=200.26'

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PROJECT NUMBER: 7012A
MANAGER: JKF
DRAWN BY: JWJ
CHECKED BY: KFW
DATE: 3/3/22

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CH 3/15/2022