

ENSIGN
THE STANDARD IN ENGINEERING

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TOOELE
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CEDAR CITY
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FOR:
MOMENTUM DEVELOPMENT GROUP, LLC
10421 S. JORDAN GATEWAY, STE 200
SOUTH JORDAN, UTAH 84095

CONTACT:
PHONE: 801.316.3251

JORDANELLE RIDGE
PUBLIC INFRASTRUCTURE DISTRICT NO. 2 - NORTH
700 COYOTE LANE
HEBER CITY, UTAH



Village 2 PID North Boundary
A description of a tract of land completely contained within Township 3 South, Range 5 East, Salt Lake and Base and Meridian. All sections called to and along within this description are within said Township and Range.

Beginning at a point being South 00°18'29\"/>

- (1) North 44°14'29\"/>
- (2) North 88°47'39\"/>
- (3) Northwesterly 80.59 feet along the arc of a 86.61 foot radius curve to the right (center bears North 01°12'21\"/>
- (4) Northwesterly 106.17 feet along the arc of a 447.63 foot radius curve to the left (center bears South 56°04'26\"/>
- (5) North 48°06'38\"/>
- (6) Northwesterly 119.16 feet along the arc of a 1,064.17 foot radius curve to the left (center bears South 41°53'22\"/>
- (7) Northwesterly 201.48 feet along the arc of a 1,331.77 foot radius curve to the right (center bears North 35°28'20\"/>
- (8) Northwesterly 357.92 feet along the arc of a 660.73 foot radius curve to the right (center bears North 44°08'31\"/>
- (9) North 14°49'13\"/>
- (10) Northwesterly 80.21 feet along the arc of a 134.67 foot radius curve to the left (center bears South 75°10'47\"/>
- (11) North 48°56'41\"/>
- (12) Northwesterly 206.88 feet along the arc of a 351.28 foot radius curve to the right (center bears North 41°03'19\"/>
- (13) North 15°12'04\"/>
- (14) Northwesterly 71.72 feet along the arc of a 216.78 foot radius curve to the left (center bears South 74°47'56\"/>
- (15) North 34°09'24\"/>
- (16) Northwesterly 67.17 feet along the arc of a 44.16 foot radius curve to the left (center bears South 55°50'36\"/>
- (17) South 58°40'45\"/>
- (18) Southwesterly 37.75 feet along the arc of a 90.97 foot radius curve to the left (center bears South 31°19'15\"/>
- (19) Southwesterly 37.88 feet along the arc of a 104.39 foot radius curve to the right (center bears North 55°05'41\"/>
- (20) South 55°41'46\"/>
- (21) Southwesterly 219.84 feet along the arc of a 245.08 foot radius curve to the right (center bears North 34°18'14\"/>
- (22) North 72°54'31\"/>

then South 44°14'29\"/>

then along the center line of the Timpanogos Canal;

then along the center line of the Timpanogos Canal the following twenty-two (22) calls:

- (1) Northwesterly 38.51 feet along the arc of a 102.07 foot radius curve to the left (center bears South 22°49'32\"/>
- (2) North 88°47'39\"/>
- (3) Northwesterly 80.59 feet along the arc of a 86.61 foot radius curve to the right (center bears North 01°12'21\"/>
- (4) Northwesterly 106.17 feet along the arc of a 447.63 foot radius curve to the left (center bears South 56°04'26\"/>
- (5) North 48°06'38\"/>
- (6) Northwesterly 119.16 feet along the arc of a 1,064.17 foot radius curve to the left (center bears South 41°53'22\"/>
- (7) Northwesterly 201.48 feet along the arc of a 1,331.77 foot radius curve to the right (center bears North 35°28'20\"/>
- (8) Northwesterly 357.92 feet along the arc of a 660.73 foot radius curve to the right (center bears North 44°08'31\"/>
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- (17) South 58°40'45\"/>
- (18) Southwesterly 37.75 feet along the arc of a 90.97 foot radius curve to the left (center bears South 31°19'15\"/>
- (19) Southwesterly 37.88 feet along the arc of a 104.39 foot radius curve to the right (center bears North 55°05'41\"/>
- (20) South 55°41'46\"/>
- (21) Southwesterly 219.84 feet along the arc of a 245.08 foot radius curve to the right (center bears North 34°18'14\"/>
- (22) North 72°54'31\"/>

then South 44°14'29\"/>

then along the center line of the Timpanogos Canal;

then along the center line of the Timpanogos Canal the following thirteen (13) calls:

- (1) North 04°04'00\"/>
- (2) North 89°52'28\"/>
- (3) North 40°52'28\"/>
- (4) North 26°22'28\"/>
- (5) North 10°22'28\"/>
- (6) thence North 12°22'22\"/>
- (7) North 40°52'27\"/>
- (8) North 42°08'03\"/>
- (9) North 10°38'05\"/>
- (10) North 18°51'55\"/>
- (11) North 46°38'05\"/>
- (12) North 11°08'05\"/>
- (13) North 88°40'17\"/>

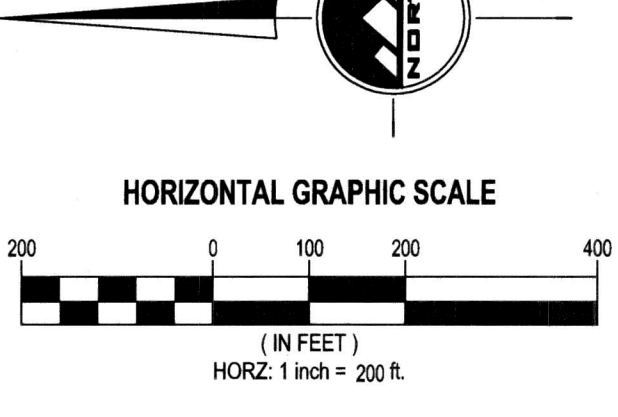
thence North 15°25'24\"/>

thence North 20°10'19\"/>

thence South 74°40'22\"/>

thence North 61°17'28\"/>

Contains 8,858.414 Square Feet or 203.361 Acres



WASATCH COUNTY SURVEYOR'S CERTIFICATE

THIS OFFICE HAS REVIEWED THIS PLAT AND ACCEPTS THIS PLAT AS MEETING THE REQUIREMENTS OF TITLE 16 OF THE WASATCH COUNTY CODE.

ACCEPTED THIS 14th DAY OF May A.D. 2022

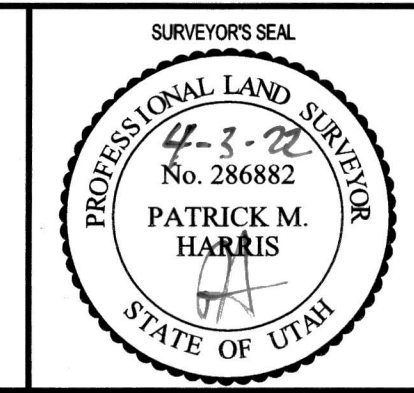
James C. Keiser
WASATCH COUNTY SURVEYOR

ACCEPTANCE BY LEGISLATIVE BODY

THE CITY COUNCIL OF THE HEBER CITY, WASATCH COUNTY, UTAH, APPROVES THIS SUBDIVISION SUBJECT TO THE CONDITIONS AND RESTRICTIONS STATED HEREON, AND HEREBY ACCEPTS THE DEDICATION OF ALL STREETS, EASEMENTS AND OTHER PARCELS OF LAND INTENDED FOR PUBLIC PURPOSE FOR THE PERPETUAL USE OF THE PUBLIC.

THIS 14th DAY OF May A.D. 2022

Stevan Praves MAYOR
Shirley W. Cooke CLERK-RECORDER (SEE SEAL BELOW)



SURVEYOR'S SEAL

NOTARY PUBLIC SEAL



RECORDED # 521439

STATE OF UTAH, COUNTY OF WASATCH, RECORDED AND FILED AT THE REQUEST OF: COHNE KINGHORN PC

DATE: 6-28-22 TIME: 11:36 AM BOOK: 1414 PAGE: 675-676

FEES: \$100.00 *MARGY M MURRAY* WASATCH COUNTY RECORDER

VILLAGE 2 NORTH PID PARCEL

PROJECT NUMBER: 10228M
PRINT DATE: 5/2/22
DRAWN BY: [blank]
CHECKED BY: [blank]
PROJECT MANAGER: [blank]

1 OF 2

Village 2 PID South Boundary
 A description of a tract of land completely contained within Township 3 South, Range 5 East, Salt Lake and Base and Meridian. All sections called to and along within this description are within said Township and Range.

Beginning at the South Quarter Corner of Section 20, and running

thence North 00°00'09" East 3,971.09 feet along the North-South Quarter section line to the Southeast Corner of the North Half of the Northwest Quarter of Section 20;
 thence North 45°45'31" East 1,236.56 feet;
 thence South 44°14'29" East 3,338.85 feet;
 thence South 00°09'12" East 575.28 feet;
 thence North 89°14'34" East 701.03 feet;
 thence South 00°09'12" East 1,185.14 feet to the Northwest Corner of Wasatch County Parcel Number 00-0021-5051 found at Entry Number 325599;
 thence South 00°46'51" West 697.33 feet along said Parcel Number 00-0021-5051;
 thence North 89°38'20" West 82.51 feet;
 thence South 00°56'33" East 1,322.25 feet;
 thence South 88°58'53" West 1,148.61 feet;
 thence West 42.95 feet;
 thence North 00°47'55" West 20.57 feet;
 thence South 89°49'39" West 210.60 feet;
 thence South 00°10'21" East 19.93 feet to the Northeast Corner of Cove Estates Phase 2 as recorded in the Wasatch County Recorder's Office as Entry Number 294670 in Book 820 at Pages 176-185;
 thence West 1,112.50 feet along the North line of said Cove Estates Phase 2, to and along the Northerly line of Cove Estates Phase 1 as recorded in the Wasatch County Recorder's Office as Entry Number 294869 in Book 820 at Pages 166-175;
 thence South 00°10'21" East 26.96 feet;
 thence South 49°19'39" West 1,056.00 feet;
 thence South 89°49'39" West 512.35 feet to the North-South Quarter section line of Section 23;
 thence North 00°41'38" West 2,067.73 feet along the North-South Quarter section line to the point of beginning.

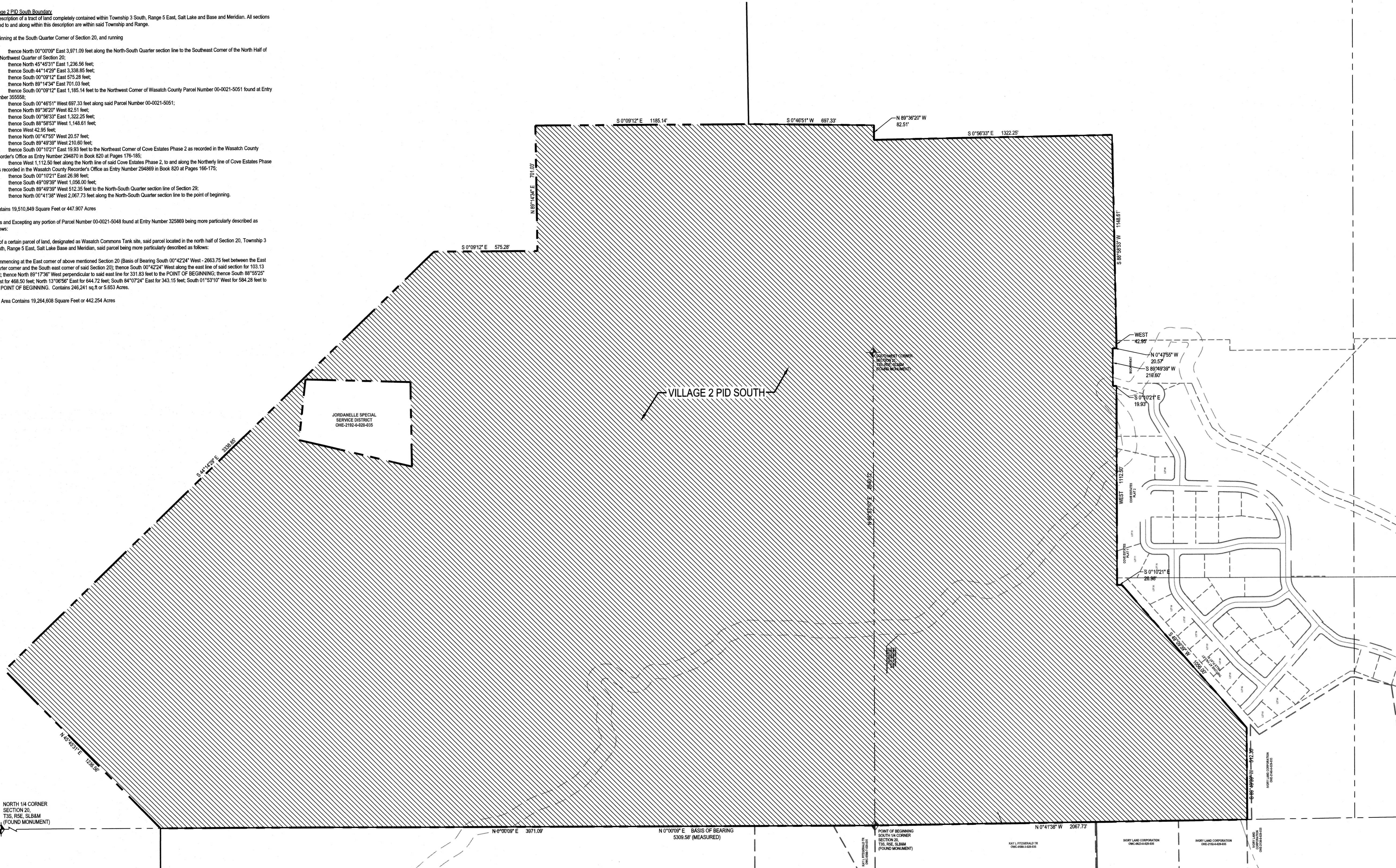
Contains 19,510,849 Square Feet or 447.907 Acres

Less and Excepting any portion of Parcel Number 00-0021-5048 found at Entry Number 325869 being more particularly described as follows:

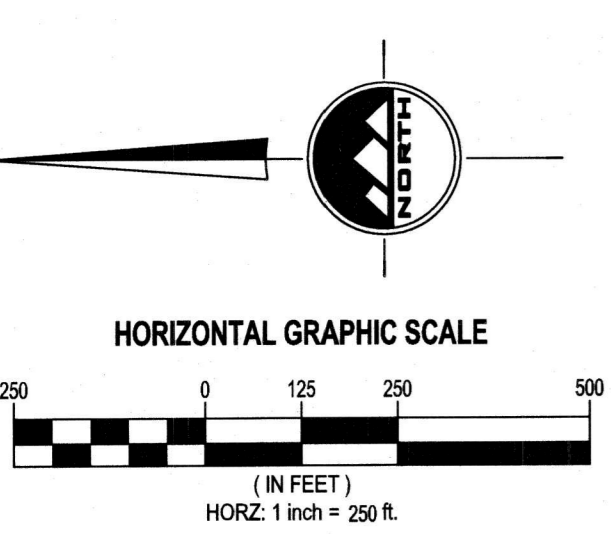
All of a certain parcel of land, designated as Wasatch Commons Tank site, said parcel located in the north half of Section 20, Township 3 South, Range 5 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Commencing at the East corner of above mentioned Section 20 (Basis of Bearing South 00°42'24" West - 2863.75 feet between the East quarter corner and the South east corner of said Section 20); thence South 00°42'24" West along the east line of said section for 1133.13 feet; thence North 89°17'36" West perpendicular to said east line for 331.83 feet to the POINT OF BEGINNING; thence South 88°55'25" West for 468.50 feet; North 13°06'56" East for 644.72 feet; South 84°07'24" East for 343.15 feet; South 01°53'10" West for 584.28 feet to the POINT OF BEGINNING. Contains 246,241 sq.ft or 5.653 Acres.

Net Area Contains 19,264,608 Square Feet or 442.254 Acres



NORTH 1/4 CORNER SECTION 20, T3S, R5E, SLB6M (FOUND MONUMENT)



<p>WASATCH COUNTY SURVEYOR'S CERTIFICATE</p> <p>THIS OFFICE HAS REVIEWED THIS PLAT AND ACCEPTS THIS PLAT AS MEETING THE REQUIREMENTS OF TITLE 16 OF THE WASATCH COUNTY CODE.</p> <p>ACCEPTED THIS <u>4</u> DAY OF <u>May</u> A.D. 20 <u>22</u></p> <p><i>Tina C. Keisner</i> WASATCH COUNTY SURVEYOR</p>	<p>ACCEPTANCE BY LEGISLATIVE BODY</p> <p>THE CITY COUNCIL OF THE HEBER CITY, WASATCH COUNTY, UTAH, APPROVES THIS SUBDIVISION SUBJECT TO THE CONDITIONS AND RESTRICTIONS STATED HEREON, AND HEREBY ACCEPTS THE DEDICATION OF ALL STREETS, EASEMENTS AND OTHER PARCELS OF LAND INTENDED FOR PUBLIC PURPOSE FOR THE PERPETUAL USE OF THE PUBLIC.</p> <p>THIS <u>7</u> DAY OF <u>May</u> A.D. 20 <u>22</u></p> <p><i>Harri Francis</i> MAYOR</p> <p><i>Orina McLeod</i> CLERK-RECORDER (SEE SEAL BELOW)</p>	<p>SURVEYOR'S SEAL</p> <p>PROFESSIONAL LAND SURVEYOR</p> <p>No. 286882</p> <p>PATRICK M. HARRIS</p> <p>STATE OF UTAH</p>	<p>NOTARY PUBLIC SEAL</p>	<p>CLERK-RECORDER SEAL</p> <p>HEBER CITY CORPORATION</p> <p>Seal</p> <p>WASATCH COUNTY UTAH</p>	<p>RECORDED # <u>521439</u></p> <p>STATE OF UTAH, COUNTY OF WASATCH, RECORDED AND FILED AT THE REQUEST OF: _____</p> <p>DATE: _____ TIME: _____ BOOK: <u>1414</u> PAGE: <u>676</u></p> <p>FEE: _____</p> <p>WASATCH COUNTY RECORDER</p>
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ENSIGN
 THE STANDARD IN ENGINEERING

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 MOMENTUM DEVELOPMENT GROUP, LLC
 10421 S. JORDAN GATEWAY, STE 200
 SOUTH JORDAN, UTAH 84095

CONTACT:
 PHONE: 801.316.3251

JORDANELLE RIDGE
PUBLIC INFRASTRUCTURE DISTRICT NO. 2 - SOUTH
 700 COYOTE LANE
 HEBER CITY, UTAH

VILLAGE 2 SOUTH
PID PARCEL

PROJECT NUMBER: 10225M
 PRINT DATE: 5/2/22
 DRAWN BY: _____
 CHECKED BY: _____
 PROJECT MANAGER: _____

2 OF 2