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BASIS OF BEARING:  
FROM THE SOUTHWEST CORNER  
OF SECTION 7 TO THE CENTER  
OF THE NORTH DOME (FRANCIS PEAK)  
N8°47'32"E, DAVIS COUNTY  
COORDINATE SYSTEM.

# FRONTAGE ROAD SUBDIVISION

(A NON - RESIDENTIAL SUBDIVISION)

A PART OF THE SOUTHWEST QUARTER OF SECTION 7  
TOWNSHIP 2 NORTH, RANGE 1 EAST  
SALT LAKE BASE & MERIDIAN  
CENTERVILLE CITY, DAVIS COUNTY, UTAH



**SURVEYOR'S CERTIFICATE**  
I, ROLAND PALMER, A REGISTERED LAND SURVEYOR, HOLD  
CERTIFICATE NO. 4499, AS PRESCRIBED BY THE STATE OF UTAH, AND  
DO HEREBY CERTIFY THAT BY AUTHORITY OF THE OWNERS, I HAVE MADE A  
SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED  
HEREWITH, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS AND  
STREETS TO BE HEREAFTER KNOWN AS Frontage Road Subdivision, AND  
THAT THE SAME HAS BEEN SURVEYED AND STAKED ON THE GROUND AS SHOWN  
ON THIS PLAT.  
SIGNED ON THE 6<sup>TH</sup> DAY OF JUNE, 1989.  
*Roland Palmer*  
REGISTERED LAND SURVEYOR  
No. 4499  
ROLAND PALMER  
STATE OF UTAH

**BOUNDARY DESCRIPTION**  
BEGINNING ON THE WEST RIGHT-OF-WAY LINE OF AN 80 FOOT FRONTAGE  
ROAD, SAID POINT BEING NORTH, 2,417.59 FEET AND EAST, 739.70 FEET  
FROM THE SOUTHWEST CORNER OF SECTION 7, TOWNSHIP 2 NORTH, RANGE 1  
EAST, SALT LAKE BASE & MERIDIAN; AND RUNNING THENCE ALONG SAID  
RIGHT-OF-WAY LINE S0°03'13"E, 53.49 FEET TO THE POINT OF CURVATURE  
WITH A 778.51 FOOT RADIUS CURVE TO THE RIGHT (RADIUS POINT BEARS  
S89°56'47"W); THENCE ALONG THE ARC OF SAID CURVE 539.21 FEET  
THROUGH A CENTRAL ANGLE OF 39°41'03"; THENCE S39°37'50"W, 90.73  
FEET TO THE POINT OF CURVATURE OF AN 858.51 FOOT RADIUS CURVE TO  
THE LEFT (RADIUS POINT BEARS S50°22'10"E); THENCE ALONG THE ARC OF  
SAID CURVE 98.69 FEET THROUGH A CENTRAL ANGLE OF 6°35'11"; THENCE  
LEAVING SAID WEST RIGHT-OF-WAY AND RUNNING WEST, 58.07 FEET TO A  
POINT ON A 5,679.58 FOOT RADIUS CURVE TO THE RIGHT (RADIUS POINT  
BEARS S79°52'27"E); THENCE ALONG THE ARC OF SAID CURVE 175.01 FEET  
THROUGH A CENTRAL ANGLE OF 1°45'56" TO A RIGHT-OF-WAY MONUMENT;  
THENCE N5°48'35"E, 176.49 FEET TO A RIGHT-OF-WAY MONUMENT; THENCE  
N5°55'01"E, 254.16 FEET; THENCE N80°13'38"E, 232.95 FEET TO THE  
POINT OF BEGINNING. CONTAINS 2.9408 ACRES.

**OWNER'S DEDICATION**  
KNOW ALL BY THESE PRESENTS THAT WE THE UNDERSIGNED OWNERS OF THE  
DESCRIBED TRACT OF LAND BELOW, HAVING CAUSED THE SAME TO BE  
SUBDIVIDED INTO LOTS AND STREETS TO HEREAFTER BE KNOWN AS Frontage  
Road Subdivision DO HEREBY DEDICATE FOR PERPETUAL USE OF THE  
PUBLIC ALL PARCELS OF LAND SHOWN ON THIS PLAT AS INTENDED FOR  
PUBLIC USE, AND DO WARRANT, DEFEND, AND SAVE THE CITY HARMLESS  
AGAINST ANY EASEMENTS OR OTHER ENCUMBRANCES ON THE DEDICATED  
STREETS WHICH WILL INTERFERE WITH THE CITY'S USE, OPERATION, AND  
MAINTENANCE OF THE STREETS AND DO FURTHER DEDICATE THE EASEMENTS  
AS SHOWN FOR THE USE BY ALL SUPPLIERS OF UTILITY OR OTHER NECESSARY  
SERVICES.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS THIS 6 DAY  
OF June, 1989.  
Zion's First National Bank  
SIGNED William Hall

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS THIS 7<sup>TH</sup> DAY  
OF June, 1989.  
FFCA/IIP 1986 Property Company  
A Delaware General Partnership  
BY: Franchise Finance Corporation of America,  
Managing General Partner

SIGNED Margaret Craft  
Margaret J. Craft  
V.P. Real Estate Administration

**CORPORATE ACKNOWLEDGEMENT**  
STATE OF ARIZONA } ss.  
COUNTY OF MARICOPA }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON  
1989, BY Margaret J. Craft, V.P. Real Estate Administration,  
A GENERAL PARTNERSHIP OF FFCA/IIP 1986 PROPERTY COMPANY, A DELAWARE  
GENERAL PARTNERSHIP, ON BEHALF OF THE CORPORATION AS GENERAL  
PARTNER OF THE PARTNERSHIP.  
Becky S. Kelso  
NOTARY PUBLIC

MY COMMISSION EXPIRES: 8-9-92 RESIDING AT:  
Phoenix  
OFFICIAL SEAL  
**BECKY S. KELSO**  
Notary Public - State of Arizona  
MARICOPA COUNTY  
My Comm. Expires Aug. 9, 1992

**CORPORATE ACKNOWLEDGEMENT**  
STATE OF UTAH } ss.  
COUNTY OF DAVIS }

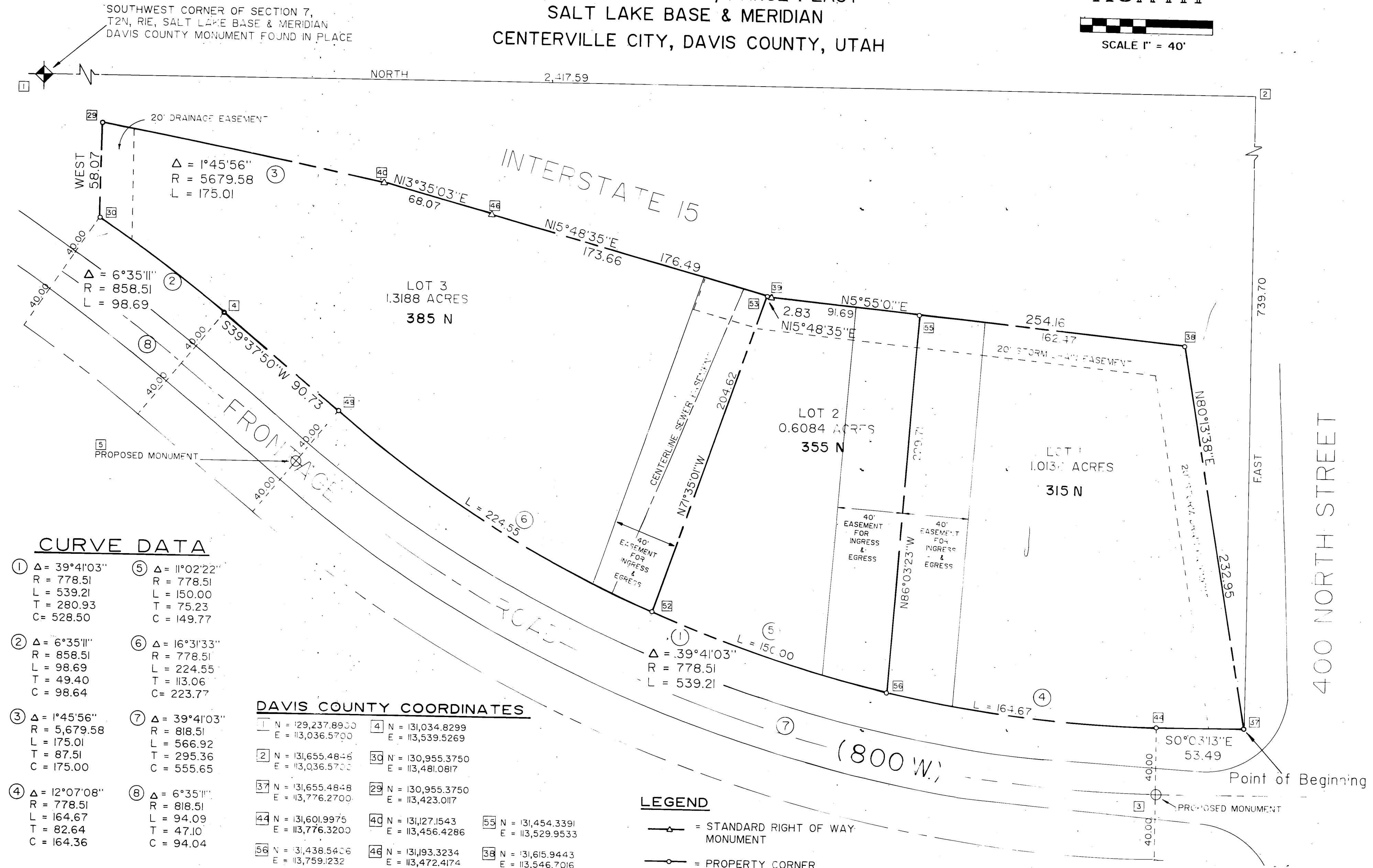
ON THIS THE 6 DAY OF June, A.D., 1989,  
PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN  
AND FOR THE COUNTY OF DAVIS, IN THE STATE OF UTAH, WHO AFTER BEING  
DULY SWORN, ACKNOWLEDGED TO ME THAT Zion's First National Bank, A  
UTAH CORPORATION, THAT William Hall SIGNED THE OWNER'S  
DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF THE  
CORPORATION FOR THE PURPOSES THEREIN MENTIONED AND THAT THE  
CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES: 6-1-92 RESIDING AT:  
Centerville  
NOTARY PUBLIC  
My Commission Expires June 1, 1992  
**ALISON G. PERKINS**  
Notary Public - State of Utah  
Bountiful, UT 84010

**DAVIS COUNTY RECORDER**  
ENTRY NO. 861358 FEE PAID 21.50 FILED FOR RECORD AND  
RECORDED THIS 16<sup>TH</sup> DAY OF JUNE A.D. 1989, AT 11:09 AM  
IN BOOK 198 OF O.R. PAGE 573  
Carol Dean Page By Donna White, Deputy  
DAVIS COUNTY RECORDER

SEE AFFIDAVIT OF CORRECTION 2718-370

PREPARED BY PALMER/WILDING CONSULTING ENGINEERS, 405 S. 100 W. BOUNTIFUL, UTAH



**CURVE DATA**

① Δ = 39°41'03" R = 778.51 L = 539.21 T = 280.93 C = 528.50	⑤ Δ = 11°02'22" R = 778.51 L = 150.00 T = 75.23 C = 149.77
② Δ = 6°35'11" R = 858.51 L = 98.69 T = 49.40 C = 98.64	⑥ Δ = 16°31'33" R = 778.51 L = 224.55 T = 113.06 C = 223.77
③ Δ = 1°45'56" R = 5,679.58 L = 175.01 T = 87.51 C = 175.00	⑦ Δ = 39°41'03" R = 818.51 L = 566.92 T = 295.36 C = 555.65
④ Δ = 12°07'08" R = 778.51 L = 164.67 T = 82.64 C = 164.36	⑧ Δ = 6°35'11" R = 818.51 L = 94.09 T = 47.10 C = 94.04

**DAVIS COUNTY COORDINATES**

① N = 129,237.8950 E = 113,036.5700	④ N = 131,034.8299 E = 113,539.5269	⑦ N = 131,454.3391 E = 113,529.9533
② N = 131,655.4845 E = 113,036.5700	⑤ N = 130,955.3750 E = 113,481.0817	⑧ N = 131,615.9443 E = 113,546.7016
③ N = 131,655.4848 E = 113,776.2700	⑥ N = 130,955.3750 E = 113,423.017	⑨ N = 131,454.3391 E = 113,529.9533
④ N = 131,601.9975 E = 113,776.3200	⑦ N = 131,271.5443 E = 113,456.4286	⑩ N = 131,615.9443 E = 113,546.7016
⑤ N = 131,438.5406 E = 113,759.1232	⑧ N = 131,93.3234 E = 113,472.4174	⑪ N = 131,615.9443 E = 113,546.7016
⑥ N = 131,295.7772 E = 113,738.8753	⑨ N = 131,360.4162 E = 113,519.7305	⑫ N = 131,615.9443 E = 113,546.7016
⑦ N = 131,004.7077 E = 113,597.3972	⑩ N = 131,602.0349 E = 113,816.3200	⑬ N = 131,615.9443 E = 113,546.7016
⑧ N = 131,363.1391 E = 113,520.5016	⑪ N = 131,079.9443 E = 113,520.5016	⑭ N = 131,615.9443 E = 113,546.7016

**LEGEND**  
—○— = STANDARD RIGHT OF WAY MONUMENT  
—●— = PROPERTY CORNER

NOTE: 1) MINIMUM FINISH FLOOR ELEVATION 4240.00  
2) APPROVAL OF A SUBDIVISION OR DEVELOPMENT BY  
CENTERVILLE DOES NOT CONSTITUTE ANY REPRESENTATION  
AS TO SUBSOIL, OR SURFACE OR UNDER SURFACE GROUND WATER CONDITIONS.

**PLANNING COMMISSION**  
APPROVED THIS 14 DAY OF JUNE, A.D. 1989, BY THE CENTERVILLE CITY PLANNING COMMISSION:  
Donna White  
CHAIRMAN

**CITY COUNCIL**  
APPROVED AND ACCEPTED THIS 14 DAY OF JUNE, A.D. 1989, BY THE CENTERVILLE CITY COUNCIL:  
Donna White Mayor  
ATTEST: Carol Dean Page City Recorder

**CITY ENGINEER**  
APPROVED THIS 13 DAY OF June, A.D. 1989, BY THE CENTERVILLE CITY ENGINEER:  
Patricia Campbell  
CENTERVILLE CITY ENGINEER

**CITY ATTORNEY**  
APPROVED AND ACCEPTED THIS 9<sup>TH</sup> DAY OF JUNE, A.D. 1989, BY THE CENTERVILLE CITY ATTORNEY:  
Keith Stabile  
CENTERVILLE CITY ATTORNEY

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