

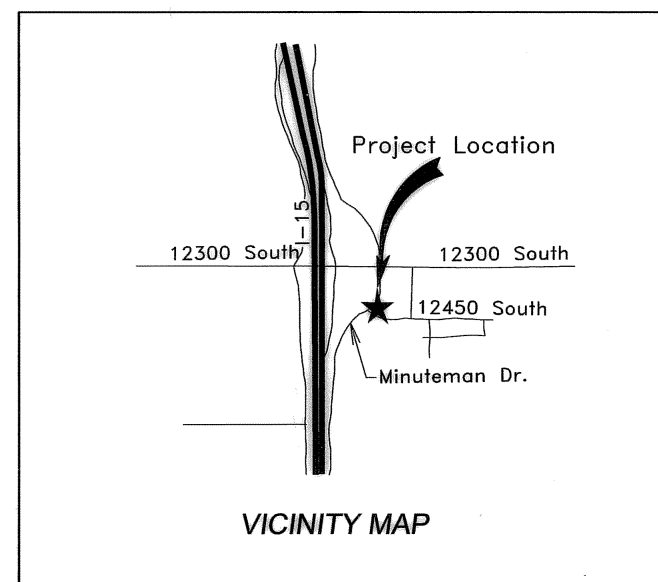
# AMENDED LOT 2 OF THE DRAPER CROSSING SUBDIVISION AMENDED

A SUBDIVISION OF LOT 2 OF THE DRAPER CROSSING SUBDIVISION - AMENDED

## ACKNOWLEDGMENT

State of Utah )  
 ) ss.  
 County of Salt Lake )  
 The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2006, by Alan Summerhays and Kristine Summerhays, individuals.

MY COMMISSION EXPIRES: \_\_\_\_\_ NOTARY PUBLIC  
 RESIDING AT: \_\_\_\_\_



- NOTES:
- ALL LOTS CREATED BY THIS PLAT ARE SUBJECT TO THE SAME COVENANTS, RESTRICTIONS, AND AGREEMENTS FORMERLY APPLIED TO LOT 2, ENTRY # 611002, BK 7635, PG. 2355
  - ALL TOPSOIL TO BE REMOVED FROM FOOTING, CONCRETE, FLATWORK, AND PAVEMENT AREAS
  - FOOTINGS TO BE SUPPORTED ON 2 FEET OF STRUCTURAL FILL EXTENDING 2 FEET BEYOND EDGE OF FOOTINGS.
  - FOOTINGS FOR STRUCTURES BE DESIGN FOR ALL ALLOWABLE BEARING CAPACITY OF 2,500 PSF
  - ALL MAINTENANCE AND PLANTING OF THE PARK STRIP TO BE COMPLETED BY BUSINESS OWNER OR LOT OWNER.
  - EACH LOT OWNER TO PROVIDE IRRIGATION AND LANDSCAPING OF PARK STRIP
  - STORM DRAIN TO BE MAINTAINED BY EACH LOT OWNER. STORM DRAINS IN COMMON DRIVES TO BE MAINTAINED BY LOT OWNER.
  - A GEOTECHNICAL REPORT HAS BEEN COMPLETED FOR THIS SUBDIVISION AND IS AVAILABLE AT DRAPER CITY. A GEOTECHNICAL REPORT WILL BE REQUIRED FOR EACH NEW BUILDING IN THIS SUBDIVISION.
  - EACH TENANT / PROPERTY OWNER IS REQUIRED TO MAINTAIN THE ADJACENT PUBLIC PARK STRIP.
  - ALL COMMON LOT LINES MUST HAVE EXPECTABLE CROSS ACCESS EASEMENT.

CALCULATED LOCATION - ARP SOUTHWEST CORNER SECTION 30, T3S, R1E, SLB&M  
 FOUND BRASS CAP WITNESS MONUMENT (RING & LID)  
 PROJECT B.M. = TOP BRASS = 4424.21 MSL

### LEGEND

- ⊕ DENOTES EXISTING STREET LIGHTS
- ⊙ DENOTES EXISTING FIRE HYDRANTS
- ⊛ DENOTES EXISTING SUBDIVISION MONUMENTS
- BOUNDARY CORNER TO BE SET INSTALLED
- ⊕ DENOTES EXISTING STREET LIGHTS
- ◆ DENOTES SECTION CORNERS

ALL EASEMENTS ARE 10' PUBLIC UTILITY AND DRAINAGE EASEMENTS UNLESS OTHERWISE NOTED

SOUTH VALLEY SEWER DISTRICT DISTRICT NO. 1  
 APPROVED THIS 22<sup>nd</sup> DAY OF September A.D., 2006  
 DIRECTOR, SALT LAKE COUNTY SEWER IMP. DIST.

PLANNING COMMISSION  
 APPROVED THIS 27<sup>th</sup> DAY OF September A.D., 2006 BY THE DRAPER CITY PLANNING COMMISSION.  
 CHAIRMAN, DRAPER CITY PLANNING COMMISSION

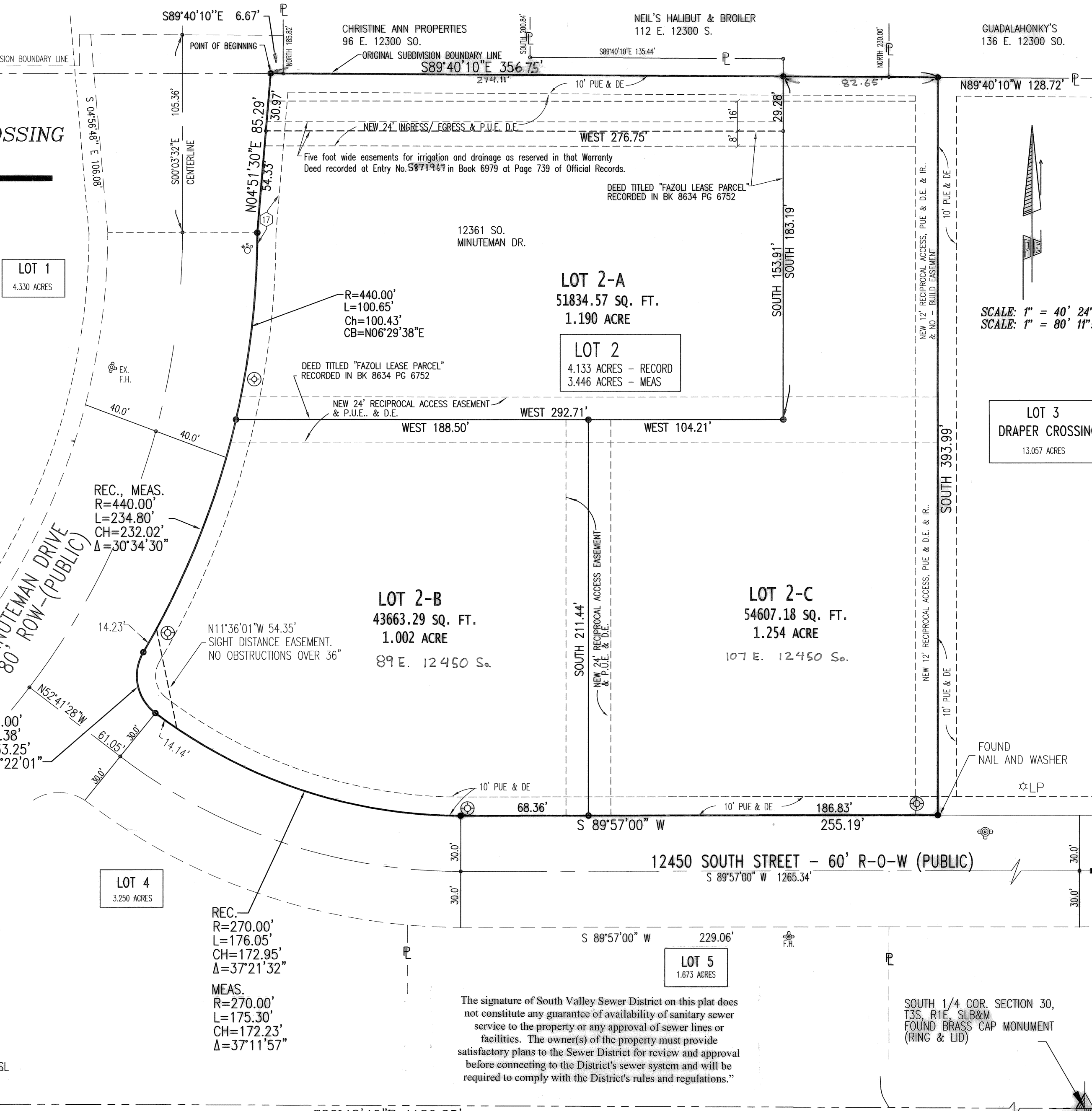
DRAPER CITY ENGINEER  
 I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT IN ACCORDANCE WITH INFORMATION OF FILE IN THIS OFFICE.  
 DATE CITY ENGINEER

APPROVAL AS TO FORM  
 APPROVED AS TO FORM THIS 27<sup>th</sup> DAY OF September A.D., 2006  
 DRAPER CITY ATTORNEY

BOARD OF HEALTH  
 APPROVED THIS 21<sup>st</sup> DAY OF September A.D., 2006  
 DIRECTOR, SALT LAKE CO. BOARD OF HEALTH

ROCKY MTN. POWER  
 APPROVED THIS 19<sup>th</sup> DAY OF September A.D., 2006  
 REPRESENTATIVE, ROCKY MTN. POWER

MAYOR'S APPROVAL  
 APPROVED THIS 2nd DAY OF January A.D., 2007  
 DRAPER CITY MAYOR  
 ATTEST CITY RECORDER



### SURVEYOR'S CERTIFICATE

I, DAVID D. PETERSON, DO HEREBY CERTIFY THAT I AM A REGISTERED CIVIL ENGINEER AND LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 295720-2201, AS PRESCRIBED UNDER THE 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 STREET, THEREAFTER TO BE KNOWN AS AMENDED LOT 2 OF THE DRAPER CROSSING SUBDIVISION AMENDED AND THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT.

### BOUNDARY DESCRIPTION

ALL OF LOT 2 OF THE DRAPER CROSSING SUBDIVISION AMENDED AS RECORDED ON FILE IN THE OFFICIAL RECORDERS AT THE SALT LAKE COUNTY RECORDERS OFFICE, UTAH MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 Beginning at a point on the East right-of-way line of Minuteman Drive, as platted on the Draper Crossing Subdivision amended plat on file in the Salt Lake County Recorder's office, Utah, said point being East 799.57 feet and North 1301.70 feet from the Southwest corner of Section 30, Township 3 South, Range 1 East, Salt Lake Base and Meridian (basis of bearings is South 89°48'40" East between the Southwest corner and the South 1/4 corner of said Section 30); and running thence along the said subdivision boundary of said Draper Crossing Subdivision amended South 89°40'10" East 356.75 feet; thence South 393.99 feet along the East line of Lot 2 of said subdivision for following metes and bounds, to a point on the northerly right of way line of 12450 South Street; thence along said northerly right of way line South 89°57'00" West 255.19 feet to a point of a 270 foot radius curve to the right, center bears North 0°03'00" West with interior angle of 37°11'57"; thence along said curve 175.30 feet by measurement to a point on a 25.00 foot radius compound curve to the right (center bears North 37°07'14" East with interior angle of 83°22'01"); thence along said curve 36.38 feet by measurement to a point on a 440.00 foot radius reverse curve to the left (center bears North 59°29'02" West with interior angle of 30°34'30"); said point being on said Easterly right-of-way line of Minuteman Drive; thence along said curve and said right-of-way line 234.80 feet; thence north 04°51'30" East along said right of way 85.29 feet to the point of beginning.

Contains 3.446 Acres or 3 Lots

DATE \_\_\_\_\_

### OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE THE UNDERSIGNED OWNERS OF THE ABOVE DESCRIBED TRACT HAVING CAUSED SAME TO BE SUBDIVIDED INTO LOTS AND STREETS TO BE HEREAFTER KNOWN AS THE

## AMENDED LOT 2 OF THE DRAPER CROSSING SUBDIVISION AMENDED

do hereby dedicate for perpetual use of the public all parcels of land shown on this plat as intended for public use.  
 In witness whereof I have hereunto set my hand this 28<sup>th</sup> day of Dec A.D., 2006

*Alan Summerhays, Co manager of Kristine Ann Properties LLC.*

### ACKNOWLEDGMENTS

STATE OF ARIZONA ) ss.  
 COUNTY OF MARICOPA )  
 On this \_\_\_\_ day of \_\_\_\_\_, 2006, before me, the undersigned Notary Public, personally appeared James Sihasek, who acknowledged himself to be the Agent of HALLE PROPERTIES, L.L.C., an Arizona limited liability company, on behalf of the company, for the purposes therein contained.

**This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.**

Notary Public  
 STATE OF UTAH ) ss.  
 COUNTY OF SALT LAKE )  
 On the 28<sup>th</sup> day of December, 2006, personally appeared before me *Alan Summerhays* who being duly sworn did say that he is a *Co manager* of KRISTINE ANN PROPERTIES, L.L.C., a *limited partnership*, and that the within Owner's Dedication was signed in behalf of, and with Authority of, Said KRISTINE ANN PROPERTIES, L.L.C., and that he executed the same.

My Commission Expires \_\_\_\_\_  
 Notary Public  
 Residing in *Salt Lake County*

## AMENDED LOT 2 OF THE DRAPER CROSSING SUBDIVISION AMENDED

LOCATED IN THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN

RECORDED # 9975404  
 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF  
 DATE 1-18-07 TIME 8:25 AM BOOK 26012 PAGE 24  
 \$33.00  
 FEB 8  
 Jami Johanson Deputy  
 SALT LAKE COUNTY RECORDER