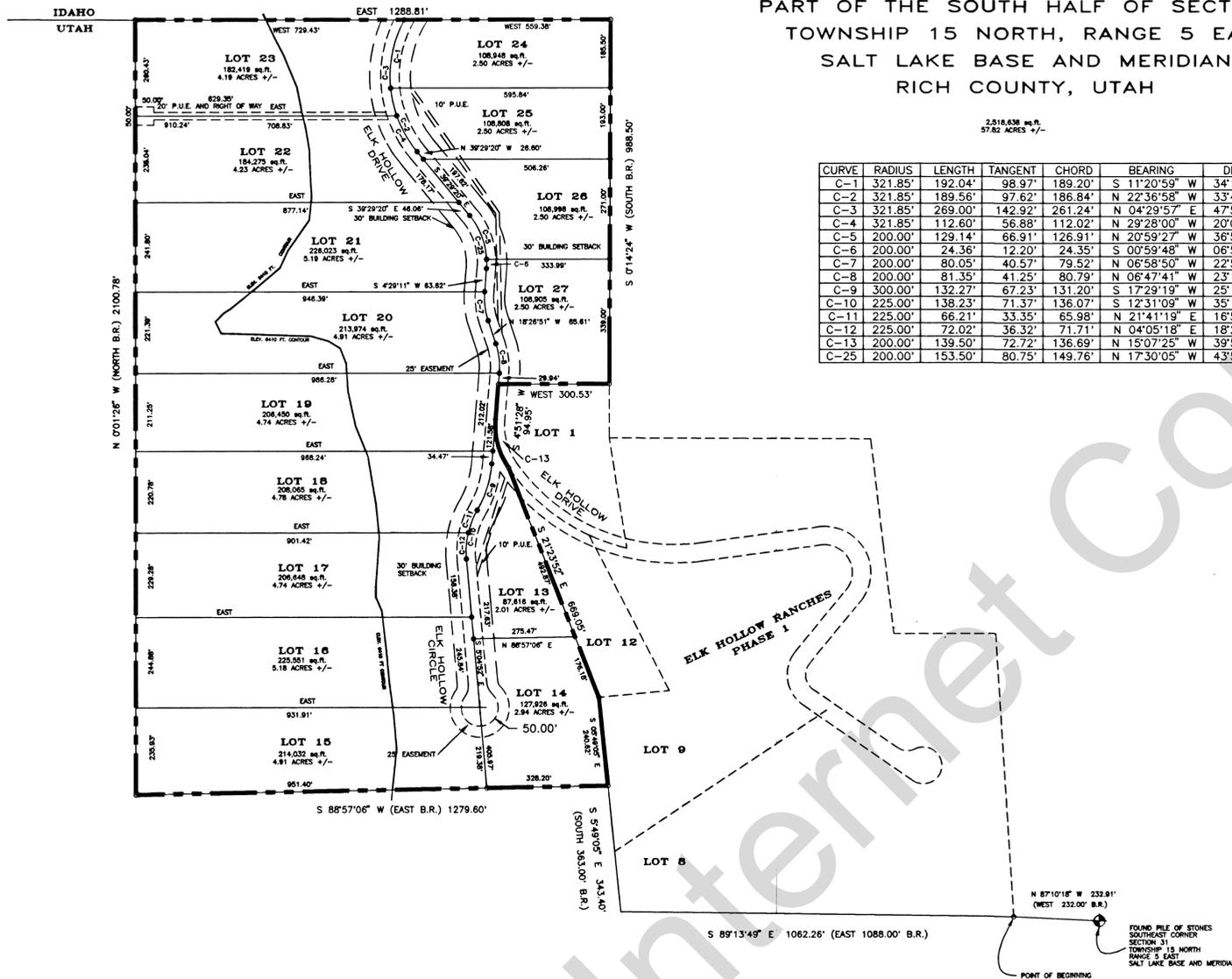




SCALE: 1 INCH = 200 FEET

FINAL PLAT ELK HOLLOW RANCHES PHASE 2

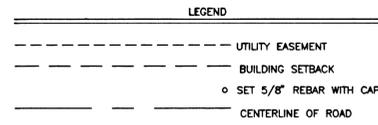
PART OF THE SOUTH HALF OF SECTION 31
TOWNSHIP 15 NORTH, RANGE 5 EAST
SALT LAKE BASE AND MERIDIAN
RICH COUNTY, UTAH



CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C-1	321.85'	192.04'	98.97'	189.20'	S 11°20'59" W	34°11'09"
C-2	321.85'	189.56'	97.62'	186.84'	N 22°36'58" W	33°44'45"
C-3	321.85'	289.00'	142.92'	261.24'	N 04°29'57" E	47°53'14"
C-4	321.85'	112.60'	56.88'	112.02'	N 29°28'00" W	20°02'40"
C-5	200.00'	129.14'	66.91'	126.91'	N 20°59'27" W	36°59'46"
C-6	200.00'	24.36'	12.20'	24.35'	S 00°59'48" W	06°58'45"
C-7	200.00'	80.05'	40.57'	79.52'	N 06°58'50" W	22°56'01"
C-8	200.00'	81.35'	41.25'	80.79'	N 06°47'41" W	23°18'18"
C-9	300.00'	132.27'	67.23'	131.20'	S 17°29'19" W	25°15'41"
C-10	225.00'	138.23'	71.37'	136.07'	S 12°31'09" W	35°12'01"
C-11	225.00'	66.21'	33.35'	65.98'	N 21°41'19" E	16°51'41"
C-12	225.00'	72.02'	36.32'	71.71'	N 04°05'18" E	18°20'20"
C-13	200.00'	139.50'	72.72'	136.69'	N 15°07'25" W	39°57'46"
C-25	200.00'	153.50'	80.75'	149.76'	N 17°30'05" W	43°58'31"

DEVELOPMENT DATA

- 1. SUBDIVISION AREA 57.82 ACRES +/-
- 2. TOTAL LOTS 15
- 3. DENSITY 3.85 ACRES/LOT
- 4. MIN. LOT SIZE 2.01 ACRES
- 5. BUILDING SETBACK 30 FEET
- 6. STREETS ARE ALREADY ROUGH GRADED
- 7. ZONE "R"



SURVEYOR'S CERTIFICATE

I, WAYNE L. CROW, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 6162, AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT BY THE 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 INTO LOTS AND STREETS, HERINAFTER TO BE KNOWN AS: ELK HOLLOW RANCHES PHASE 2 AND THE SAME HAS BEEN CORRECTLY SURVEYED AND ALL STREETS ARE THE DIMENSIONS SHOWN.

ELK HOLLOW RANCHES PHASE 2
RICH COUNTY, UTAH
PROJECT #95-157

LEGAL DESCRIPTION

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 31, TOWNSHIP 15 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN AND THENCE NORTH 87°10'18" WEST, 232.91 FEET TO THE SOUTHEAST CORNER OF PHASE 1, ELK HOLLOW RANCHES; THENCE NORTH 89°13'49" WEST ALONG THE SOUTH LINE OF SAID PHASE 1, ELK HOLLOW RANCHES AND AN EXISTING FENCE, 1062.26 FEET TO A FENCE CORNER; THENCE NORTH 05°49'05" WEST ALONG THE WEST LINE OF LOTS 8 AND 9, PHASE 1, ELK HOLLOW RANCHES, AND AN EXISTING FENCE, 343.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 88°57'06" WEST ALONG AN EXISTING FENCE LINE, 1279.60 FEET TO A FENCE CORNER; THENCE NORTH 00°01'26" WEST ALONG AN EXISTING FENCE LINE, 2100.78 FEET; THENCE EAST, 1288.81 FEET; THENCE SOUTH 00°14'24" WEST ALONG AN EXISTING FENCE LINE, 988.50 FEET TO THE NORTHEAST CORNER OF LOT 1, PHASE 1, ELK HOLLOW RANCHES; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 1, 300.53 FEET TO THE NORTHWEST CORNER OF SAID LOT 1 AND THE CENTER OF AN EXISTING RIGHT OF WAY; THENCE SOUTHERLY ALONG THE CENTER OF SAID RIGHT OF WAY AND THE WEST LINE OF SAID LOT 1 IN THE FOLLOWING TWO COURSES:
1. SOUTH 04°51'28" WEST, 94.95 FEET;
2. 139.50 FEET ALONG A CURVE TO THE LEFT, WITH A RADIUS OF 200.00 FEET, INCLUDED ANGLE OF 39°57'47" AND A LONG CHORD THAT BEARS SOUTH 15°07'25" EAST, 136.69 FEET;
THENCE SOUTH 21°23'52" EAST ALONG THE WESTERLY LINE OF LOT 12, PHASE 1, ELK HOLLOW RANCHES, 669.05 FEET TO THE SOUTHERLY CORNER OF SAID LOT 12;
THENCE SOUTH 05°49'05" EAST ALONG THE WEST LINE OF SAID LOT 9, 240.62 FEET TO THE BEGINNING.
CONTAINING 57.82 ACRES +/-.

BASIS OF BEARING FOR THE SURVEY IS THE FENCELINE THAT BOUNDS THE PROPERTY ON THE NORTH, BEING THE NORTH LINE OF LOT 2 OF SECTION 31, BEARING ACCEPTED TO BE EAST-WEST.

NOTES:

- 1. BASIS OF BEARING FOR THE SURVEY IS THE NORTH LINE OF LOTS 2 AND 7. ACCEPTED TO BE EAST-WEST.
- 2. 5/8" REBAR WITH PLASTIC CAPS SET AT ALL LOT CORNERS.
- 3. LOT LINES ARE TO THE CENTERLINE OF THE ROAD WITH A 25' EASEMENT FOR INGRESS, EGRESS AND ALL UTILITIES.
- 4. BUILDING SETBACK IS 30' FROM EASEMENT.
- 5. NO DWELLING SHALL BE LOCATED ABOVE THE 6410' ELEVATION LINE AS SHOWN.



DATE: 10/29/96 SIGNATURE: [Signature]

Knighton and Crow P.C.
CIVIL AND STRUCTURAL ENGINEERING - LAND SURVEYING AND TESTING
85 West Golf Course Road, Suite 101, Logan, Utah 84321 Ph. (801)752-8501 Fax. (801)752-8597

COMPUTER CARTOGRAPHY: D. TURNER PROJECT # 95-157

HEALTH DEPARTMENT APPROVAL

THE CULINARY WATER SYSTEM AND WASTE DISPOSAL SYSTEM SHOWN ON THIS PLAT ARE APPROVED.

DATE: 7-31-96 David E. Stingham
DISTRICT HEALTH DEPT.

PLANNING COMMISSION APPROVAL

APPROVED THIS 31 DAY OF October, A.D., 1996
BY THE Spokane Rich County PLANNING COMMISSION.

Heidi Nelson
CHAIRPERSON

CERTIFICATE OF APPROVAL

I CERTIFY THAT I HAVE EXAMINED THIS PLAT AND FIND IT TO BE CORRECT AND IN ACCORDANCE WITH THE INFORMATION ON FILE IN THIS OFFICE.

DATE: 7-31-96 [Signature]
ENGINEER

CERTIFICATE OF APPROVAL

PRESENTED TO THE Rich County Comm. COUNCIL THIS 6 DAY OF Sept., A.D., 1996 AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.

Dee Johnson Jami Lovchuk
COUNCIL CHAIRPERSON ATTEST:

APPROVAL AS TO FORM

APPROVED AS TO FORM THIS 7 DAY OF August, A.D., 1996.

George W. Foster
ATTORNEY

CORPORATE ACKNOWLEDGEMENT

STATE OF _____
COUNTY OF _____

ON THE 6 DAY OF August, 1996 PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY OF SALT LAKE IN SAID STATE OF UTAH, AND AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT DEE L. JOHNSON OF SAID CORPORATION AND THAT HE SIGNED THE OWNER'S DEDICATION FREELY, VOLUNTARILY AND IN BEHALF OF SAID CORPORATION AND FOR THE PURPOSES THEREIN MENTIONED.

MY COMMISSION EXPIRES 12/12/98 Tom Remington
NOTARY PUBLIC

ON THE 6TH DAY OF AUGUST, 1996 BRAND CLIFT, KARON CLIFT, AND JEAN POPOVIC PERSONALLY APPEARED BEFORE ME, AND ACKNOWLEDGED TO ME THAT THEY SIGNED THE OWNER'S DEDICATION FREELY, VOLUNTARILY, AND FOR THE PURPOSES THEREIN MENTIONED.

COMMISSION EXPIRES: 12/12/98
NOTARY PUBLIC: Tom Remington

CERTIFICATE OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS TO BE HEREAFTER KNOWN AS ELK HOLLOW RANCHES PHASE 2, DO HEREBY WARRANT AND SAVE THE MUNICIPALITY HARMLESS FROM ANY EASEMENTS AND INCUMBRANCES AND DO HEREBY DEDICATE TO THE HOME OWNERS ASSOCIATION FOR THE PERPETUAL USE OF THE HOME OWNERS ASSOCIATION ALL PARCELS OF LAND SHOWN ON THIS PLAT AS INTENDED FOR PRIVATE USE INCLUDING ROADS.
IN WITNESS WHEREOF WE HAVE HERETO SET OUR SIGNATURES THIS 6 DAY OF August, A.D., 1996.

B.W.B. INC.
P.O. BOX 510411
SALT LAKE CITY, UT

Brand Clift
Karon Clift
Jean Popovic
Tom Remington
Sean Popovic
Mychal Wilber

COUNTY RECORDER'S No. 49210

STATE OF UTAH, COUNTY OF Rich, RECORDED AND FILED AT THE REQUEST OF B.W.B. Inc.
DATE: 09/09/96 TIME: 1:55 P.M. FEE: 45.00
ABSTRACTED

INDEX FILED IN: FILE OF PLATS
Jamie Lovchuk, Deputy
COUNTY RECORDER