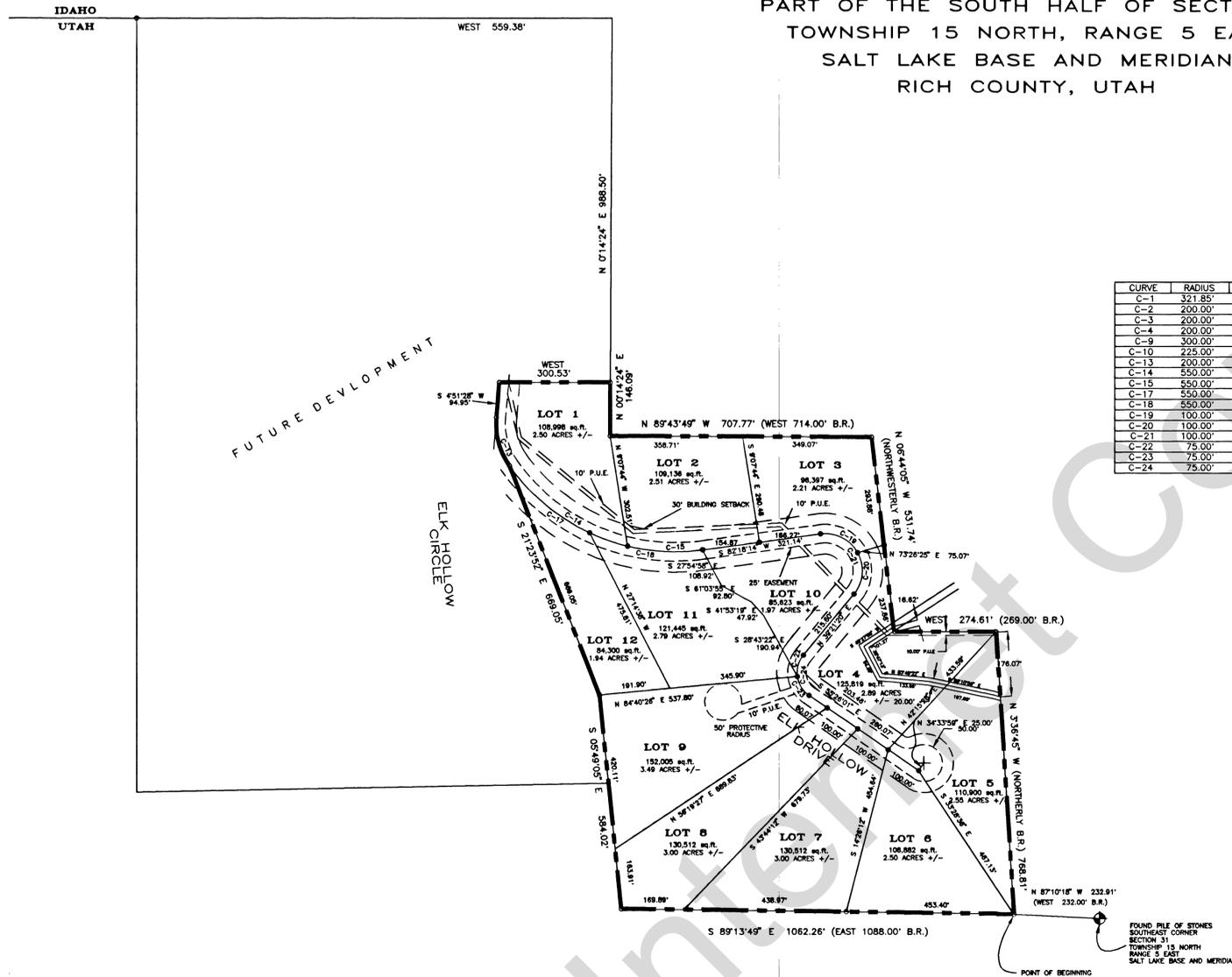




SCALE: 1 INCH = 200 FEET

# FINAL PLAT ELK HOLLOW RANCHES PHASE I

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'	381.60'	216.81'	359.64'	S 05°31'23" E	67°55'54"
C-2	200.00'	153.50'	80.75'	149.76'	S 17°30'05" E	43°58'31"
C-3	200.00'	80.05'	40.57'	78.52'	N 06°58'50" W	22°56'01"
C-4	200.00'	81.35'	41.25'	80.79'	S 06°47'41" E	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-13	200.00'	139.50'	72.72'	136.69'	N 15°07'25" W	39°57'46"
C-14	550.00'	396.06'	207.05'	387.55'	N 55°44'04" W	41°15'31"
C-15	550.00'	204.78'	103.59'	203.59'	N 87°01'48" W	21°19'56"
C-17	550.00'	286.79'	146.74'	283.55'	N 50°02'36" W	25°52'35"
C-18	550.00'	314.05'	161.43'	309.79'	N 81°20'20" W	32°42'53"
C-19	100.00'	119.60'	68.12'	112.60'	N 63°26'00" W	68°31'33"
C-20	100.00'	119.60'	68.12'	112.60'	N 05°05'33" E	68°31'33"
C-21	100.00'	239.20'	254.20'	186.12'	N 29°10'13" W	137°03'06"
C-22	75.00'	62.04'	32.92'	60.29'	N 15°59'30" E	47°23'40"
C-23	75.00'	62.04'	32.92'	60.29'	S 31°44'11" E	47°23'40"
C-24	75.00'	124.08'	81.55'	110.40'	S 08°02'21" E	94°47'21"

### DEVELOPMENT DATA

- SUBDIVISION AREA: 31.33 ACRES +/-
- TOTAL LOTS: 12
- DENSITY: 2.61 ACRES/LOT
- MIN. LOT SIZE: 1.94 ACRES
- BUILDING SETBACK: 30 FEET
- STREETS ARE ALREADY ROUGH GRADED
- ZONE: "R"
- TOTAL ROADWAY LENGTH: 4093 FEET

### NOTES:

- 5/8" REBAR WITH PLASTIC CAPS SET AT ALL LOT CORNERS.
- LOT LINES ARE TO THE CENTERLINE OF THE ROAD WITH A 25' EASEMENT FOR INGRESS, EGRESS AND ALL UTILITIES.
- BUILDING SETBACK IS 30' FROM EASEMENT.

### LEGEND

- UTILITY EASEMENT
- BUILDING SETBACK
- 5/8" REBAR WITH CAP
- CENTERLINE OF ROAD

### 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, HEREINAFTER TO BE KNOWN AS: ELK HOLLOW RANCHES PHASE I AND THE SAME HAS BEEN CORRECTLY SURVEYED AND ALL STREETS ARE THE DIMENSIONS SHOWN.

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

### LEGAL DESCRIPTION

BEGINNING AT A POINT WHICH LIES NORTH 87°10'18" WEST (WEST BY RECORD), 232.91 FEET (232.00 FEET BY RECORD), OF THE SOUTHEAST CORNER OF SECTION 31, TOWNSHIP 15 NORTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN;  
THENCE NORTH 3°36'45" WEST (NORTHERLY BY RECORD) ALONG A FENCELINE AND THE EXTENSION OF THE FENCELINE 768.81 FEET (NORTH 48 RODS AND WEST 282.00 FEET FROM THE POINT OF BEGINNING BY RECORD);  
THENCE WEST 274.61 FEET (269.00 FEET BY RECORD),  
THENCE NORTH 6°44'05" WEST (NORTH-WESTERLY BY RECORD) 531.74 FEET TO A FENCE CORNER;  
THENCE NORTH 89°43'49" WEST (WEST BY RECORD), ALONG AN EXISTING FENCELINE 707.77 FEET (714.00 FEET BY RECORD), TO THE CORNER OF THE FENCE;  
THENCE NORTH 0°14'24" EAST (NORTH BY RECORD), ALONG THE FENCELINE 146.09 FEET;  
THENCE WEST, 300.53 FEET TO THE CENTERLINE OF A RIGHT OF WAY;  
THENCE SOUTH 4°51'28" WEST, 94.95 FEET;  
THENCE 139.50 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 200.00 FEET, AND A LONG CHORD OF 136.69 FEET BEARING SOUTH 15°07'25" EAST;  
THENCE SOUTH 21°23'52" EAST, 669.05 FEET;  
THENCE SOUTH 5°49'05" EAST (SOUTH BY RECORD) ALONG A FENCE EXTENSION 584.02 FEET (22 RODS BY RECORD) TO A FENCE CORNER, (BY RECORD THE SOUTHEAST CORNER OF LOT 7 OF SAID SECTION),  
THENCE SOUTH 89°13'49" EAST (EAST BY RECORD) ALONG THE FENCELINE 1062.26 FEET (1088.00 FEET BY RECORD) TO THE CORNER OF A FENCE AND THE POINT OF BEGINNING.

CONTAINING 31.33 ACRES +/-.



6/29/96 DATE  
SIGNATURE

**Knighon and Crow • P. C.**  
CIVIL AND STRUCTURAL ENGINEERING - LAND SURVEYING AND TESTING  
95 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.

7-31-96 DATE  
David E. Stincham DISTRICT HEALTH DEPT.

### PLANNING COMMISSION APPROVAL

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

Whit 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.

7-31-96 DATE  
[Signature] ENGINEER

### CERTIFICATE OF APPROVAL

PRESENTED TO THE Rich County COUNCIL THIS 7th DAY OF August A.D., 1996, AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.

Dee Johnson COUNCIL CHAIRPERSON  
[Signature] ATTEST:

### 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 I, 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 HEREUNTO SET OUR SIGNATURES THIS 6 DAY OF August A.D., 1996.

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

[Signatures of Roland Clift, Karen Clift, Jean Popovic, and Angela Willen]

### COUNTY RECORDER'S No. 49209

STATE OF UTAH, COUNTY OF Rich, RECORDED AND FILED AT THE REQUEST OF B.W.B. Inc.  
DATE 09/09/96 TIME 1:50 P.M. FEE 42.00  
ABSTRACTED

Book 17473  
INDEX FILED IN: FILE OF PLATS  
Janis Brachuk, Deputy COUNTY RECORDER

### APPROVAL AS TO FORM

APPROVED AS TO FORM THIS 7 DAY OF August A.D., 1996  
[Signature] 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 Douglas Williams 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



[Signature] NOTARY PUBLIC

ON THE 6th DAY OF August 1996, ROLAND CLIFT, KAREN 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: Tina L. Compton

