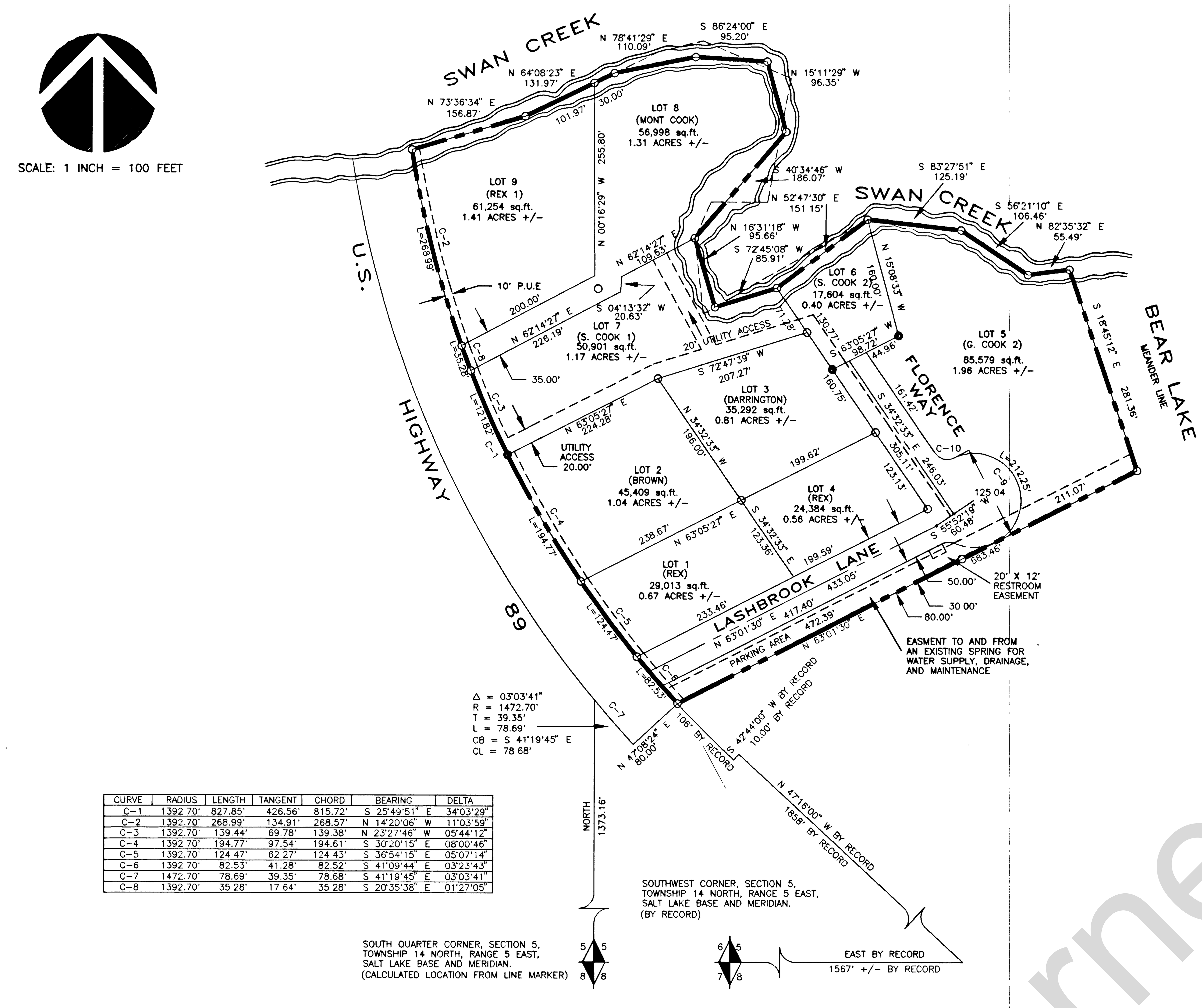
L.L. COOK, HATTIE Y. COOK SUBDIVISION (AMENDED)

PART OF LOT 4 AND LOT 5, SECTION 5, TOWNSHIP 14 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN



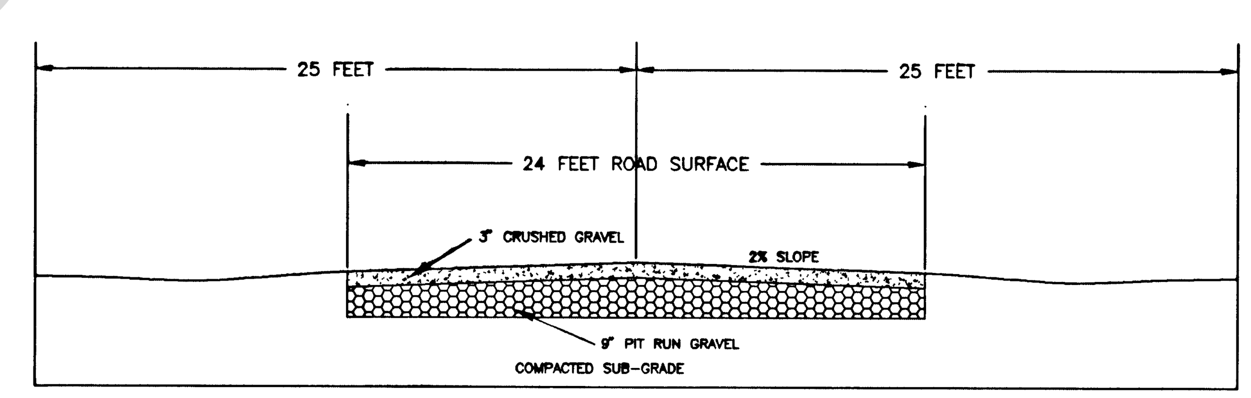
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C-1	1392 70'	827.85'	426.56'	815.72'	S 25°49'51" E	34°03'29"
C-2	1392.70'	268.99'	134.91'	268.57'	N 14°20'06" W	11°03'59"
C-3	1392.70'	139.44'	69.78'	139.38'	N 23°27'46" W	05°44'12"
C-4	1392 70'	194.77'	97.54'	194.61'	S 30°20'15" E	08°00'46"
C-5	1392.70'	124 47'	62 27'	124 43'	S 36°54'15" E	05°07'14"
C-6	1392 70'	82.53'	41.28'	82.52'	S 41°09'44" E	03°23'43"
C-7	1472.70'	78.69'	39.35'	78.68'	S 41°19'45" E	03°03'41"
C-8	1392.70'	35.28'	17.64'	35 28'	S 20°35'38" E	01°27'05"

SURVEY NOTES:

1. L.L. COOK, HATTIE Y. COOK SUBDIVISION LINES RE-ESTABLISHED USING FOUND MARKERS (STEERING KNUCKLES IN CONCRETE), SOUTH BOUNDARY FENCE, SWAN CREEK CURRENT LOCATION AND RECORD DIMENSIONS.

2. EAST RIGHT OF WAY LINE OF U.S. HIGHWAY 89 REESTABLISHED FROM RECORD AND LOCATION OF RIGHT OF WAY FENCE. NORTH PARCELS FROM RECORD AND SWAN CREEK LOCATION.

3. BASIS OF BEARING FOR THIS SURVEY IS SOUTH 89*13'10" EAST ALONG THE SOUTH LINE OF SECTION 5, TOWNSHIP 14 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN.



STREET CROSS SECTION

SURVEYOR'S CERTIFICATE

I, WAYNE 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: L.L. COOK, HATTIE Y. COOK SUBDIVISION (AMENDED) AND THE SAME HAS BEEN CORRECTLY SURVEYED AND ALL STREETS ARE THE DIMENSIONS SHOWN.

BOUNDARY DESCRIPTION

PART OF LOT 4, LOT 5, AND THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 14 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN DESCRIBED AS FOLLOWS;

COMMENCING AT THE SOUTH QUARTER CORNER OF SECTION 5, TOWNSHIP 14 NORTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN AND THENCE NORTH, 1373.16 FEET TO THE WEST RIGHT OF WAY LINE OF U.S. HIGHWAY 89; THENCE ALONG SAID WEST RIGHT OF WAY LINE 78.69 FEET ON A CURVE TO THE LEFT, WITH A RADIUS OF 1472.70 FEET, INCLUDED ANGLE OF 3*03'41" AND A LONG CHORD THAT BEARS SOUTH 41*19'45" EAST, 78.68 FEET; THENCE NORTH 47*08'24" EAST, 80.00 FEET TO THE EAST RIGHT OF WAY LINE OF SAID HIGHWAY AND A POINT OF RECORD THAT LIES EAST, 1567.00 +/- FEET, NORTH 47*16'00" WEST, 1858.00 FEET, SOUTH 42*44'00" WEST, 10.00 FEET, AND 106.00 FEET ALONG A CURVE ON THE EAST RIGHT OF WAY LINE OF U.S. HIGHWAY 89 FROM THE SOUTHWEST CORNER OF SAID SECTION 5 AND THE TRUE POINT OF BEGINNING:

AND THENCE NORTH 63*01'30" EAST ALONG AN EXISTING FENCE, 683.46 FEET TO THE MEANDER LINE OF BEAR LAKE;

THENCE NORTH 18*45'12" WEST ALONG THE MEANDER LINE OF BEAR LAKE, 281.36 FEET TO THE CENTER LINE OF SWAN CREEK;

THENCE WESTERLY ALONG THE CENTER OF SWAN CREEK IN THE FOLLOWING 12 COURSES:

1. SOUTH 82*35'32" WEST, 55.49 FEET;
2. NORTH 56*21'10" WEST, 106.46 FEET;
3. NORTH 83*27'51" WEST, 125.19 FEET;
4. SOUTH 52*47'30" WEST, 151.15 FEET;
5. SOUTH 72*45'08" WEST, 85.91 FEET;
6. NORTH 16*31'18" WEST, 95.66 FEET;
7. NORTH 40*34'46" EAST, 186.07 FEET;
8. NORTH 15*11'29" WEST, 96.35 FEET;
9. NORTH 86*24'00" WEST, 95.20 FEET;
10. SOUTH 78*41'29" WEST, 110.09 FEET;
11. SOUTH 64*08'23" WEST, 131.97 FEET;
12. SOUTH 73*36'34" WEST, 156.87 FEET TO THE EAST LINE OF U.S. HIGHWAY 89;

THENCE 827.86 FEET ALONG THE EAST LINE OF U.S. HIGHWAY 89 ON A CURVE TO THE LEFT WITH A RADIUS OF 1392.70 FEET, INCLUDED ANGLE OF 34*03'29", AND A LONG CHORD THAT BEARS SOUTH 25*49'51" EAST, 815.72 FEET TO THE POINT OF BEGINNING.

CONTAINING 10.63 ACRES +/-.

11/7/95 — DATE

[signature] — SIGNATURE

REGISTERED LAND SURVEYOR No. 6162 WAYNE L. CROW STATE OF UTAH

© K/C Knighton and Crow • P. C.
CIVIL AND STRUCTURAL ENGINEERING – LAND SURVEYING AND TESTING
1755 North 200 East, North Logan, Utah 84341-1915 Ph. (801)752-8501 Fax. (801)752-8597

COMPUTER CARTOGRAPHY: L. SMITH PROJECT #95-103

OWNER'S DEDICATION

THE UNDERSIGNED OWNERS HEREBY GRANT, CONVEY AND DEDICATE ALL EASEMENTS SHOWN AND DESIGNATED ON THIS PLAT FOR USE AS ROADWAYS (EXCEPTING ONLY THE STATE-OWNED RIGHT OF WAY FOR WHAT IS KNOWN AS U.S. HIGHWAY 89), PARKING, PATHS, RIGHTS OF WAY, OR OTHER MEANS OF ACCESS TO BEAR LAKE, TO THE ADJOINING FISH HATCHERY, OR TO THE LOTS OR ANY COMMON AREAS WHICH FORM PART OF THIS AMENDED AND SUBSTITUTED SUBDIVISION PLAT, FOR THE EXCLUSIVE AND PRIVATE USE OF ONLY (1) THE BENEFICIARIES OF THE WATERFRONT TRUST FORMED DECEMBER 29, 1958, BETWEEN HATTIE Y. COOK AND HATTIE Y. COOK AS ADMINISTRATRIX OF THE ESTATE OF LASHBROOK L. COOK, DECEASED, TRUSTORS, AND ALTON D. COOK, TRUSTEE, CONVEYING IN TRUST CERTAIN REAL PROPERTY IN RICH COUNTY, UTAH, ADJOINING BEAR LAKE TO SAID TRUSTEE FOR THE BENEFIT OF THE DESCENDANTS OF SAID LASHBROOK L. COOK, FOR THE USES SPECIFIED IN SAID TRUST; (2) THE PRESENT AND FUTURE OWNERS OF SUCH OF SAID LOTS SHOWN HEREON AS ARE OR MAY BE BENEFITTED THEREBY, FOR AS LONG AS SAID OWNERS OWN THESE LOTS, AND FOR THE LIMITED PRIVATE INCIDENTAL USE OF THEIR INVITED GUESTS; (3) ALSO TO THOSE CERTAIN DESCRIBED OWNERS OF NEARBY LAND PARCELS LOCATED (A) IN THE SWAN CREEK VILLAGE SUBDIVISION, AS REFLECTED IN THAT CERTAIN WARRANTY DEED RECORDED ON MAY 31, 1994, AS FILING NO. 45568, BOOK W6, PAGES 327-332, OF THE RECORDS OF THE RICH COUNTY RECORDER'S OFFICE, AND AS REFLECTED IN THE OTHER DOCUMENTS REFERRED TO THEREIN, AND LOCATED (B) IN OTHER PARTS OF WHAT WAS ONCE THE CODU RANCH OF LASHBROOK L. COOK, APPROXIMATELY 640 ACRES IN SIZE, BUT ONLY TO THE EXTENT THAT SUCH PERSONS ADDRESSED IN THIS SUBPARAGRAPH (3) HAVE PREVIOUSLY BEEN OR MAY HEREAFTER BE GIVEN EXPRESS WRITTEN AUTHORIZATION TO SHARE IN THE USE OF A PORTION OF SAID EASEMENTS TO GAIN ACCESS TO THE WATERS OF BEAR LAKE, FOR THE TIME PERIODS AND SUBJECT TO THE CONDITIONS SPECIFIED THEREIN; AND (4) FOR THE LIMITED USE REASONABLY NECESSARY TO ALLOW ANY GOVERNMENT OFFICIAL OR PUBLIC SAFETY EMPLOYEE TO ACCOMPLISH THE OFFICIAL PURPOSES OF THEIR PUBLIC EMPLOYMENT. NO OTHER GRANT OF ANY INTEREST IN SAID PRIVATE EASEMENTS AS ARE SHOWN HEREON IS HEREBY MADE OR INTENDED, IT BEING SPECIFICALLY UNDERSTOOD THAT THE INTENT OF THESE OWNERS AND GRANTORS IS TO AVOID THE CREATION OF OR THE CONFERRAL ON OR IN FAVOR OF ANY MEMBER OF THE GENERAL PUBLIC, ANY POWER, RIGHT, PRIVILEGE, LICENSE, OR OTHER INTEREST OF ANY KIND IN SAID PRIVATE EASEMENTS.

Gary A. Cook Trustee	G. Leslie Darrington Tr.
Donna Cook	Randy C. Rex, Trustee
Trudy C. Brown	Loila Hendrickson / Loila D. Hendrickson Trustee
Shirley G. Cook aka Shirley Cook	Lynn D. Brown
A. James Larson Trustee	Eleanor R. Cook
Anne S. Rex Trustee	Rex Warren Cook Trustee
Don Elroyd Rex Trustee	LaWana Osborne, trustee
LaNae Darrington aka LaNae Frodsham	LaWana Osborne

ACKNOWLEDGEMENT

STATE OF Ut
COUNTY OF Davis

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THE 16 DAY OF Nov, 1995, BY: Rex W. Cook, LaWana Osborne, LaWana Osborne Trustee

MY COMMISSION EXPIRES 11-26-95

Carol H. Olsen — NOTARY PUBLIC

ACKNOWLEDGEMENT

STATE OF Oregon
COUNTY OF Washington

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THE 21 DAY OF November, 1995, BY: LA NAE FRODSHAM

MY COMMISSION EXPIRES June 8 1999

[signature] — NOTARY PUBLIC

OFFICIAL SEAL TERESA J BRICKELL NOTARY PUBLIC-OREGON COMMISSION NO. 044461 MY COMMISSION EXPIRES JUNE 8, 1999

HEALTH DEPARTMENT APPROVAL

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

11-08-95 — DATE

Joel B. Hoyt — DISTRICT HEALTH DEPT.

PLANNING COMMISSION APPROVAL

APPROVED THIS 17 DAY OF November A.D., 1995 BY THE Rich County PLANNING COMMISSION.

[signature] — CHAIRPERSON

ENGINEER'S CERTIFICATE

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.

11/9/95 — DATE

[signature] — ENGINEER

~~COUNCIL~~ Commission APPROVAL AND ACCEPTANCE

PRESENTED TO THE Rich County ~~COUNCIL~~ Commission THIS 5th DAY OF Dec A.D., 1995, AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.

Blair R. Francis — ~~COUNCIL~~ Commission CHAIRPERSON

Pamela Shaul — ATTEST:

COUNTY RECORDER'S No. 47885

STATE OF UTAH, COUNTY OF RICH, RECORDED AND FILED AT THE REQUEST OF DON ELROYD REX
DATE 12/05/95 TIME 11:26am FEE 39.00
ABSTRACTED
BOOK G7 PAGE 083
INDEX
FILED IN: FILE OF PLATS

Debra Lee Ames — COUNTY RECORDER

APPROVAL AS TO FORM

APPROVED AS TO FORM THIS 17 DAY OF November A.D., 1995.

George W. Preston — ATTORNEY

ACKNOWLEDGEMENT

STATE OF Utah
COUNTY OF Box Elder

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THE 15th DAY OF November, 1995, BY: Gary A. Cook, Trustee; Donna Cook; Trudy C. Brown; Shirley G. Cook, aka Shirley Cook; A. James Larson, Trustee; Don Elroyd Rex, Trustee; G. Leslie Darrington, Trustee; Randy C. Rex, Trustee; Loila Hendrickson; Loila Hendrickson, Trustee; Lynn D. Brown; Anne S. Rex, Trustee; Eleanor R. Cook,

MY COMMISSION EXPIRES August 4, 1999

Marilyn Evans — NOTARY PUBLIC

NOTARY PUBLIC MARILYN EVANS 45 North 100 East Brigham City, UT 84302 My Commission Expires August 4th, 1999 STATE OF UTAH