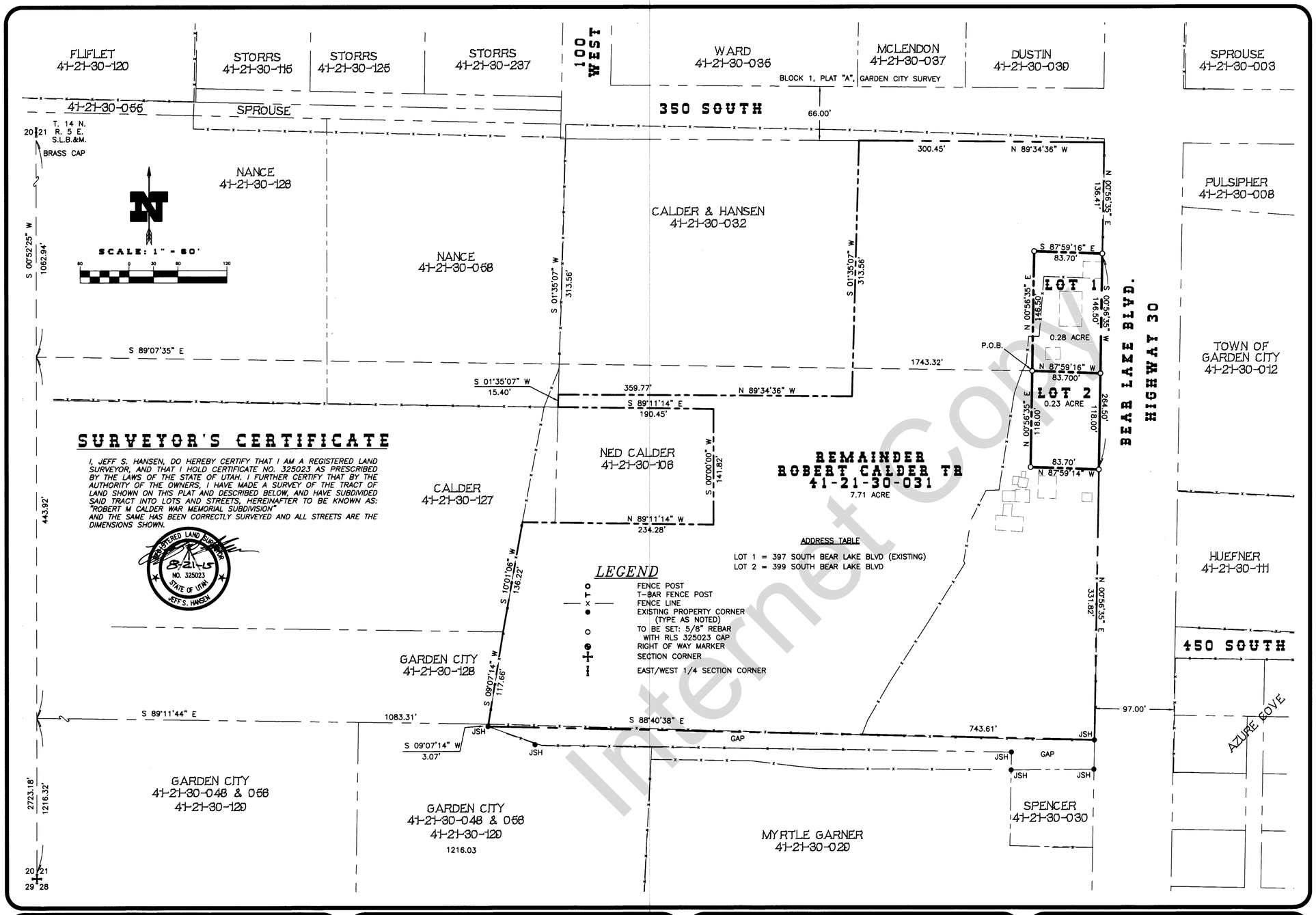

Internet Copy

ROBERT M CALDER WAR MEMORIAL SUBDIVISION

SW 1/4 OF SECTION 21
T 14 N, R 5 E, S.L.B.&M.
GARDEN CITY, RICH COUNTY, UTAH
AUGUST 2015

LEGAL DESCRIPTIONS

SUBDIVISION BOUNDARY LEGAL DESCRIPTION

A PARCEL OF GROUND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 14 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN. DESCRIBED AS FOLLOWS:

COMMENCING AT THE BRASS CAP MONUMENT FOUND AT THE WEST QUARTER CORNER OF SECTION 21, TOWNSHIP 14 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN, FROM WHICH THE BRASS CAP MONUMENT FOUND AT THE SOUTHWEST CORNER OF SAID SECTION 21 BEARS SOUTH 00°52'25" WEST 2723.18 FEET; AND RUNNING THENCE SOUTH 00°52'25" WEST 1,062.94 FEET; THENCE SOUTH 89°07'35" EAST 1,743.32 FEET TO THE TRUE POINT OF BEGINNING; AND RUNNING THENCE NORTH 00°56'35" EAST 146.50 FEET; THENCE SOUTH 87°59'16" EAST 83.70 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF BEAR LAKE BOULEVARD OR STATE HIGHWAY 30; THENCE SOUTH 00°56'35" WEST ALONG SAID RIGHT-OF-WAY LINE 264.50 FEET; THENCE NORTH 87°59'14" WEST 83.70 FEET; THENCE NORTH 00°56'35" EAST 118.00 FEET TO THE POINT OF BEGINNING. CONTAINING 0.51 ACRES, MORE OR LESS.

REMAINDER PARCEL LEGAL DESCRIPTION

A PARCEL OF GROUND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 14 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN. DESCRIBED AS FOLLOWS:

COMMENCING AT THE BRASS CAP MONUMENT FOUND AT THE WEST QUARTER CORNER OF SECTION 21, TOWNSHIP 14 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN, FROM WHICH THE BRASS CAP MONUMENT FOUND AT THE SOUTHWEST CORNER OF SAID SECTION 21 BEARS SOUTH 00°52'25" WEST 2723.18 FEET; AND RUNNING THENCE SOUTH 00°52'25" WEST 1,062.94 FEET; THENCE SOUTH 89°07'35" EAST 1,743.32 FEET TO THE TRUE POINT OF BEGINNING; AND RUNNING THENCE NORTH 00°56'35" EAST 146.50 FEET; THENCE SOUTH 87°59'16" EAST 83.70 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF BEAR LAKE BOULEVARD OR STATE HIGHWAY 30; THENCE NORTH 00°56'35" EAST ALONG SAID RIGHT-OF-WAY LINE 136.41 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF 350 SOUTH STREET; THENCE NORTH 89°34'36" WEST ALONG SAID SOUTH RIGHT-OF-WAY LINE 300.45 FEET; THENCE SOUTH 01°35'07" WEST 313.56 FEET; THENCE NORTH 89°34'36" WEST 359.77 FEET; THENCE SOUTH 01°35'07" WEST 15.40 FEET; THENCE SOUTH 89°11'14" EAST 190.45 FEET; THENCE SOUTH 141.82 FEET; THENCE NORTH 89°11'14" WEST 234.28 FEET; THENCE SOUTH 10°01'06" WEST 136.22 FEET; THENCE SOUTH 09°07'14" WEST 117.66 FEET; THENCE SOUTH 88°40'38" EAST 743.61 FEET TO THE WEST RIGHT-OF-WAY LINE OF BEAR LAKE BOULEVARD OR STATE HIGHWAY 30; THENCE NORTH 00°56'35" EAST ALONG SAID RIGHT-OF-WAY LINE 331.82 FEET; THENCE NORTH 87°59'14" WEST 83.70 FEET; THENCE NORTH 00°56'35" EAST 118.00 FEET TO THE POINT OF BEGINNING. CONTAINING 7.71 ACRES, MORE OR LESS.

SURVEYOR'S CERTIFICATE

I, JEFF S. HANSEN, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 325023 AS PRESCRIBED BY 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: "ROBERT M CALDER WAR MEMORIAL SUBDIVISION" AND THE SAME HAS BEEN CORRECTLY SURVEYED AND ALL STREETS ARE THE DIMENSIONS SHOWN.

REGISTERED LAND SURVEYOR
8-21-15
NO. 325023
STATE OF UTAH
JEFF S. HANSEN

OWNER'S 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 TO BE HEREINAFTER KNOWN AS THE: "ROBERT M CALDER WAR MEMORIAL SUBDIVISION" DO HEREBY DEDICATE, GRANT AND CONVEY TO GARDEN CITY, UTAH AND UTILITY COMPANIES ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS EASEMENTS TO BE USED FOR PUBLIC UTILITY AND DRAINAGE PURPOSES. THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES AND DRAINAGE AS INTENDED FOR PUBLIC USE.

IN WITNESS WE HAVE HEREUNTO SET OUR SIGNATURES THIS 20th *DAY OF* August *A.D. 20*15

Gaye E. Johnson

TRUSTEE ACKNOWLEDGEMENT

STATE OF Utah
COUNTY OF Rich
ON THIS 20 *DAY OF* August, 2015

PERSONALLY APPEARED BEFORE ME Gaye Johnson *AS A TRUSTEE OF THE* Robert M. Calder Family *TRUST, DATED* August 30th 2007

A SIGNER OF THE HEREON OWNERS DEDICATION, WHO DULY ACKNOWLEDGED TO ME THAT SHE SIGNED IT FREELY AND VOLUNTARYLY AND FOR THE PURPOSES THEREIN MENTIONED.

Kathy L. Hisler
NOTARY PUBLIC

[redacted]

COUNTY RECORDER'S NO. 88716

STATE OF UTAH, COUNTY OF Rich, *RECORDED*

AND FILED AT THE REQUEST OF Town of Garden City

DATE Oct. 14, 2015 *TIME* 3:32 pm *FEE* 32.00

ABSTRACTED Book P11 Page 154D

INDEX
FILED IN: FILE OF PLATS

Debra Lee Jones
COUNTY RECORDER

PLANNING COMMISSION APPROVAL

APPROVED THIS 28th *DAY OF* September *A.D. 20*15 *BY THE GARDEN CITY PLANNING AND ZONING COMMISSION.*

Inez Bowe
CHAIRPERSON

BEAR LAKE SPECIAL SERVICE DISTRICT APPROVAL

THE SUBDIVISION DESCRIBED HEREON HAS BEEN APPROVED BY THE BEAR LAKE SPECIAL SERVICE DISTRICT.
THIS 3rd *DAY OF* Sept. 2015.

Mark Hirschmann
HEALTH DIRECTOR

TOWN ATTORNEY'S CERTIFICATE OF APPROVAL

THIS 7th *DAY OF* October *A.D. 20*15

Anthony D. Mantes
ATTORNEY

COUNCIL APPROVAL AND ACCEPTANCE

PRESENTED TO THE GARDEN CITY COUNCIL THIS 28th *DAY OF* September *A.D. 20*15 *AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.*

John C. Spencer
MAYOR

Kathy L. Hisler
ATTEST

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.

Aug 21 2015
DATE

ENGINEER

JOB #: 07-251

JSH
SURVEYING & DRAFTING INC.
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