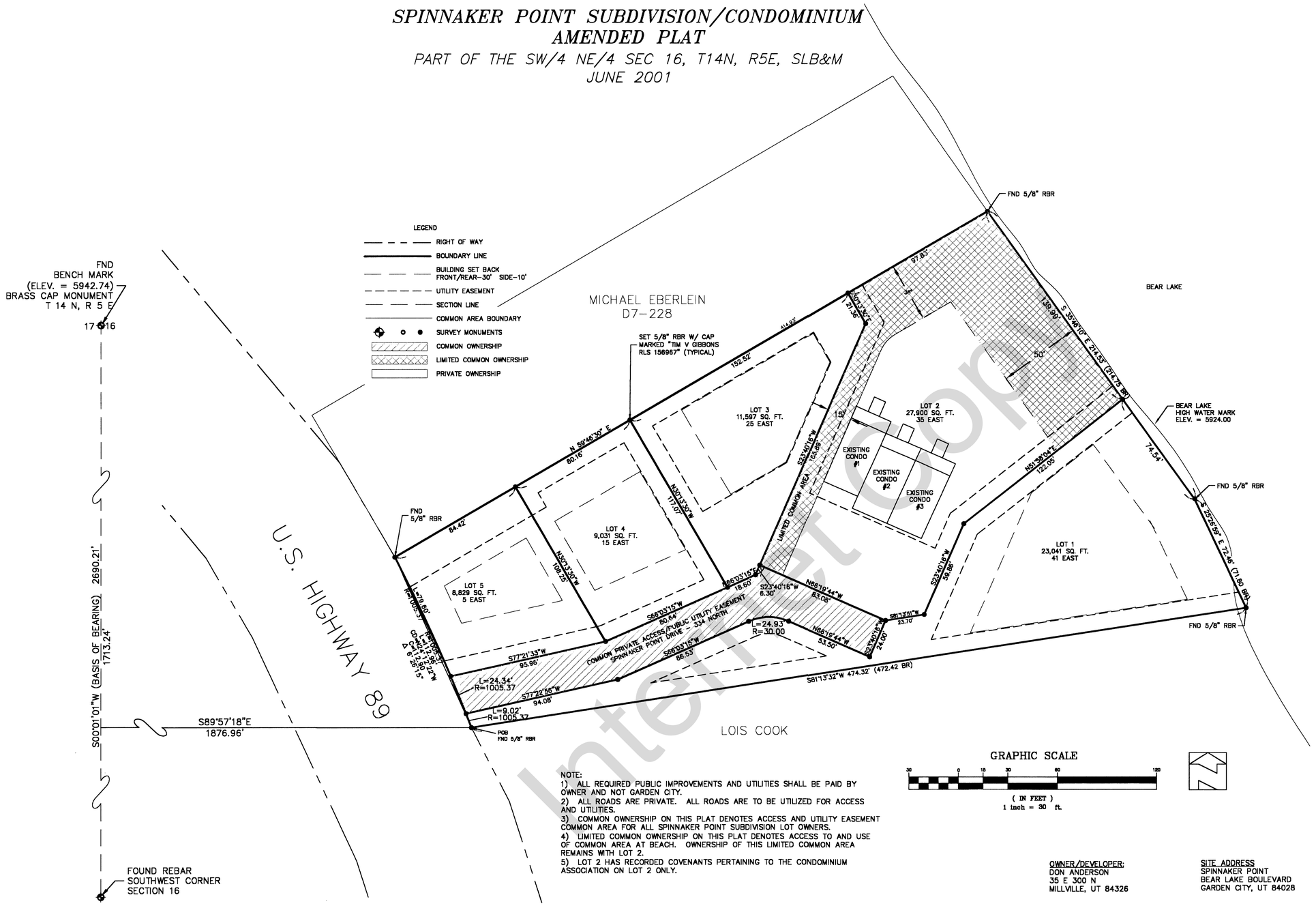
SPINNAKER POINT SUBDIVISION/CONDOMINIUM
AMENDED PLAT

PART OF THE SW/4 NE/4 SEC 16, T14N, R5E, SLB&M
JUNE 2001



NOTE:
1) ALL REQUIRED PUBLIC IMPROVEMENTS AND UTILITIES SHALL BE PAID BY OWNER AND NOT GARDEN CITY.
2) ALL ROADS ARE PRIVATE. ALL ROADS ARE TO BE UTILIZED FOR ACCESS AND UTILITIES.
3) COMMON OWNERSHIP ON THIS PLAT DENOTES ACCESS AND UTILITY EASEMENT COMMON AREA FOR ALL SPINNAKER POINT SUBDIVISION LOT OWNERS.
4) LIMITED COMMON OWNERSHIP ON THIS PLAT DENOTES ACCESS TO AND USE OF COMMON AREA AT BEACH. OWNERSHIP OF THIS LIMITED COMMON AREA REMAINS WITH LOT 2.
5) LOT 2 HAS RECORDED COVENANTS PERTAINING TO THE CONDOMINIUM ASSOCIATION ON LOT 2 ONLY.

OWNER/DEVELOPER:
DON ANDERSON
35 E 300 N
MILLVILLE, UT 84326

SITE ADDRESS
SPINNAKER POINT
BEAR LAKE BOULEVARD
GARDEN CITY, UT 84028

SURVEY CERTIFICATE

I, TIM V. GIBBONS, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 156967 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT BY THE AUTHORITY OF THE OWNERS I HAVE MADE AND/OR SUPERVISED THIS SURVEY OF THE SPINNAKER SUBDIVISION AMENDMENT. I FURTHER CERTIFY THAT THE LAND DESCRIBED HEREIN HAS BEEN SUBDIVIDED INTO 5 LOTS, IDENTIFIED HEREIN AS LOT 1, 2, 3, 4, AND LOT 5.

TIM V. GIBBONS — R.L.S. NO. 156967 — 7/5/01 DATE

REGISTERED LAND SURVEYOR NO. 156967 STATE OF UTAH TIM V. GIBBONS

BOUNDARY DESCRIPTION

A PART OF THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN, LOCATED IN RICH COUNTY, UTAH.

COMMENCING AT THE BRASS CAP MONUMENT FOUND AT THE WEST QUARTER CORNER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 5 EAST, OF THE SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE S00°01'01"W 1713.24 FEET ALONG THE WEST LINE OF SAID SECTION LINE; THENCE S89°57'18"E 1876.96 FEET TO A POB. IN THE EAST RIGHT OF WAY LINE OF U.S. HIGHWAY 89; THENCE RUNNING NORTHWESTERLY ALONG SAID RIGHT OF WAY LINE 112.96 FEET ALONG THE ARC OF A 1005.37 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 06°26'15"; THENCE N59°46'30"E 414.93 FEET TO THE MEANDER LINE OF BEAR LAKE; THENCE S35°46'10"E ALONG MEANDER LINE 214.53 FEET; THENCE S25°26'59"E ALONG MEANDER LINE 72.46 FEET; THENCE S81°13'32"W 474.32 FEET TO THE POINT OF BEGINING; CONSISTING OF 5 LOTS CONTAING 1.98 TOTAL ACRES.

OWNER'S DEDICATION

THE UNDERSIGNED, DON ANDERSON, IS THE FEE SIMPLE OWNER OF THE HEREIN DESCRIBED TRACT OF LAND AND CONSENTS TO THE RECORDATION OF THIS SURVEY SUBDIVIDING THE LAND INTO 5 SEPARATE LOTS, CONSISTING OF LOTS 1, 2, 3, 4 AND 5 TO BE KNOWN AS SPINNAKER POINT, THE UNDERSIGNED OWNER ALSO DEDICATES TO GARDEN CITY, THE BEAR LAKE SPECIAL SERVICE DISTRICT AND ALL OTHER APPLICABLE MUNICIPAL AUTHORITIES NONEXCLUSIVE UTILITY EASEMENTS AS SHOWN ON THIS SUBDIVISION FOR THE PURPOSE OF Pproviding UTILITY SERVICES TO THE PROPERTY, TOGETHER WITH RIGHT TO INSTALL, USE, MAINTAIN AND REPLACE SUCH UTILITIES.

IN WITNESS HAVE HEREUNTO SET OUR SIGNATURE THIS _____ DAY OF _____ A.D. 2001.

DON ANDERSON

Cathy O. Anderson

CORPORATE ACKNOWLEDGEMENT

STATE OF UTAH
COUNTY OF RICH

ON THIS 10th DAY OF July 2001, PERSONALLY APPEARED BEFORE ME Don & Cathy Anderson, WHO BEING DULY SWORN DID SAY THAT HE/SHE IS THE OWNER AND THAT THE FOREGOING INSTRUMENT WAS SIGNED ON BEHALF OF SAID CORPORATION, AND HE/SHE ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE SAME.

NOTARY PUBLIC

MY COMMISSION EXPIRES 11-09-02

LORI H REEDER
NOTARY PUBLIC • STATE of UTAH
666 NORTH MAIN, SUITE 106
LOGAN, UTAH 84321
COMM. EXP. 11-09-02

PLANNING COMMISSION APPROVAL

APPROVED THIS 17TH DAY OF AUGUST A.D. 2001 BY THE GARDEN CITY PLANNING AND ZONING COMMISSION.

CHAIRPERSON

COUNCIL APPROVAL AND ACCEPTANCE

PRESENTED TO THE GARDEN CITY COUNCIL THIS 12th DAY OF July A.D. 2001. AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.

COUNCIL CHAIRPERSON — ATTEST

BEAR LAKE SPECIAL SERVICE DISTRICT

APPROVED THIS 23rd DAY OF July A.D. 2001 BY THE BEAR LAKE SPECIAL SERVICE DISTRICT.

DISTRICT SANITARIAN

COUNTY RECORDER'S NO. 58034

STATE OF UTAH, COUNTY OF RICH, RECORDED AND FILED AT THE REQUEST OF TOWN OF GARDEN CITY
DATE 09/17/01 TIME 4:40 PM FEE $35.00
ABSTRACTED
BOOK A9 PAGE 201
INDEX
FILED IN: FILE OF PLATS

COUNTY RECORDER

APPROVAL AS TO FORM

APPROVED AS TO FORM THIS 28 DAY OF August A.D. 2001.

ATTORNEY

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.

07/05/01 — DATE — ENGINEER

CACHE • LANDMARK ENGINEERING
666 NORTH MAIN SUITE 303 LOGAN, UTAH 84321
PHONE: (435) 755-7600 FAX: (435) 755-8216

DATE: 06/12/01
CALCULATIONS: LJA
DRAFTING: KJW
CHECKED BY:
APPROVED BY: RWB
JOB#: 00036DON
LOCATION: GARDEN CITY

Internet Copy