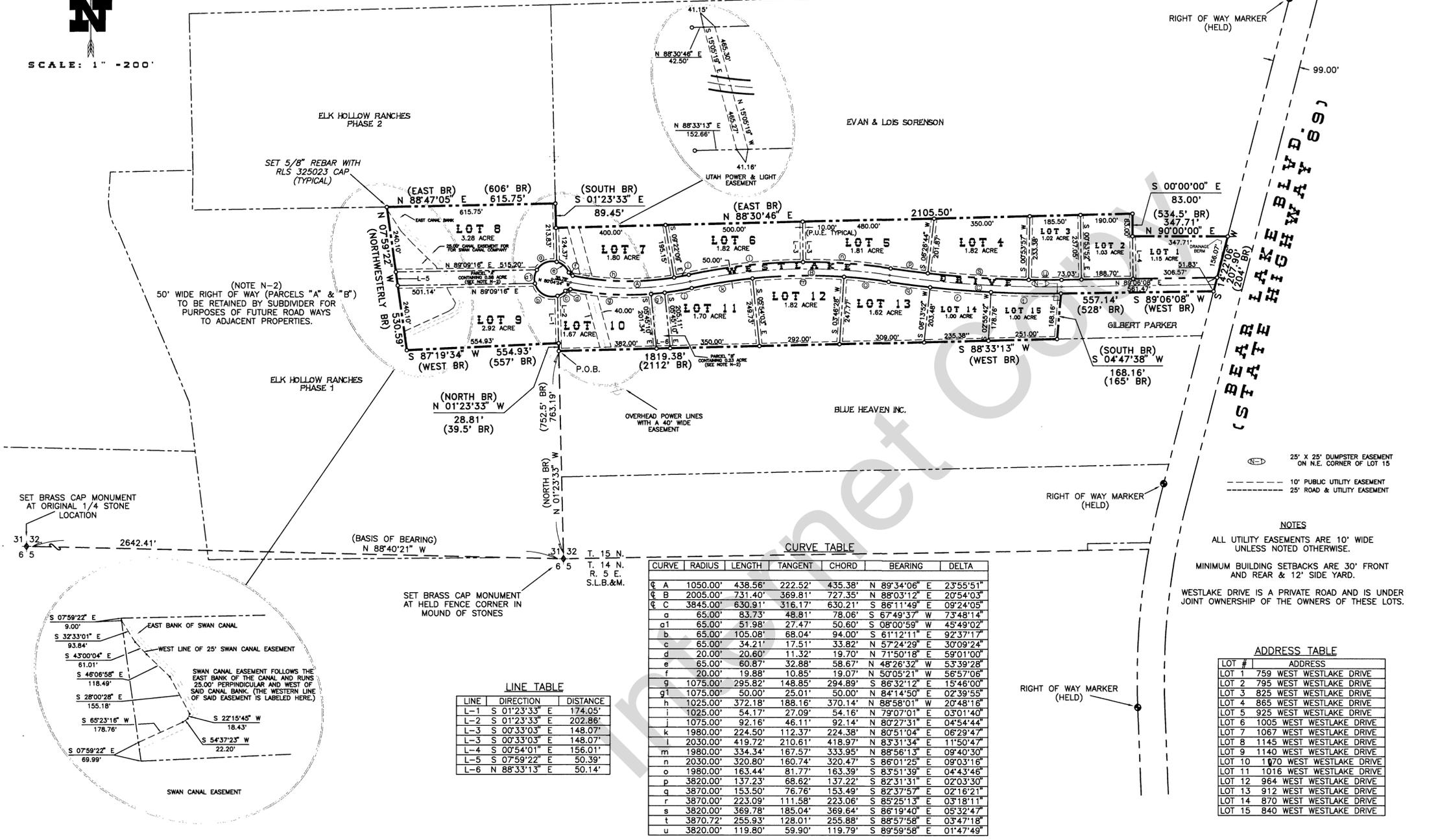


**FINAL PLAT  
FOR THE  
WESTLAKE SUBDIVISION**  
A PART OF SECTIONS 31 & 32  
TOWNSHIP 15 NORTH, RANGE 5 EAST S.L.B.&M.  
RICH COUNTY, UTAH  
MAY 2000

**N**  
SCALE: 1" = 200'



**CURVE TABLE**

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
⊕ A	1050.00'	438.56'	222.52'	435.38'	N 89°34'06" E	2°35'51"
⊕ B	2005.00'	731.40'	368.81'	727.35'	N 88°03'12" E	2°05'40"
⊕ C	3845.00'	630.91'	316.17'	630.21'	S 86°11'49" E	0°24'05"
a	65.00'	83.73'	48.81'	78.06'	S 67°49'37" W	7°34'14"
o1	65.00'	51.98'	27.47'	50.60'	S 08°00'59" W	45°49'02"
b	65.00'	105.08'	68.04'	94.00'	S 61°12'11" E	92°37'17"
c	65.00'	34.21'	17.51'	33.82'	N 57°24'29" E	30°09'24"
d	20.00'	20.60'	11.32'	19.70'	N 71°50'18" E	59°01'00"
e	65.00'	60.87'	32.88'	58.67'	N 48°26'32" W	5°39'28"
f	20.00'	19.88'	10.85'	19.07'	N 50°05'21" W	56°57'06"
g	1075.00'	295.82'	148.85'	294.89'	S 86°32'12" E	15°46'00"
g1	1075.00'	50.00'	25.01'	50.00'	N 84°14'50" E	02°39'55"
h	1025.00'	372.18'	188.16'	370.14'	N 88°58'01" W	20°48'16"
i	1025.00'	54.17'	27.09'	54.16'	N 79°07'01" E	03°01'40"
j	1075.00'	92.16'	46.11'	92.14'	N 80°27'31" E	04°54'44"
k	1980.00'	224.50'	112.37'	224.38'	N 80°51'04" E	06°29'47"
l	2030.00'	419.72'	210.61'	418.97'	N 83°31'34" E	11°50'47"
m	1980.00'	334.34'	167.57'	333.95'	N 88°56'13" E	09°40'30"
n	2030.00'	320.80'	160.74'	320.47'	S 86°01'25" E	09°03'18"
o	1980.00'	163.44'	81.77'	163.39'	S 83°51'39" E	04°43'48"
p	3820.00'	137.23'	68.62'	137.22'	S 82°31'31" E	02°03'30"
q	3870.00'	153.50'	76.76'	153.49'	S 82°37'57" E	02°16'21"
r	3870.00'	223.09'	111.58'	223.06'	S 85°25'13" E	03°18'11"
s	3820.00'	369.78'	185.04'	369.64'	S 86°19'40" E	05°32'47"
t	3870.72'	255.93'	128.01'	255.88'	S 88°57'58" E	03°47'18"
u	3820.00'	119.80'	59.90'	119.79'	S 89°59'58" E	01°47'49"

**LINE TABLE**

LINE	DIRECTION	DISTANCE
L-1	S 01°23'33" E	174.05'
L-2	S 01°23'33" E	202.86'
L-3	S 00°33'03" E	148.07'
L-4	S 00°33'03" E	148.07'
L-4	S 00°54'01" E	156.01'
L-5	S 07°59'22" E	50.39'
L-6	N 88°33'13" E	50.14'

**NOTES**  
ALL UTILITY EASEMENTS ARE 10' WIDE UNLESS NOTED OTHERWISE.  
MINIMUM BUILDING SETBACKS ARE 30' FRONT AND REAR & 12' SIDE YARD.  
WESTLAKE DRIVE IS A PRIVATE ROAD AND IS UNDER JOINT OWNERSHIP OF THE OWNERS OF THESE LOTS.

**ADDRESS TABLE**

LOT #	ADDRESS
LOT 1	759 WEST WESTLAKE DRIVE
LOT 2	795 WEST WESTLAKE DRIVE
LOT 3	825 WEST WESTLAKE DRIVE
LOT 4	865 WEST WESTLAKE DRIVE
LOT 5	925 WEST WESTLAKE DRIVE
LOT 6	1005 WEST WESTLAKE DRIVE
LOT 7	1067 WEST WESTLAKE DRIVE
LOT 8	1145 WEST WESTLAKE DRIVE
LOT 9	1140 WEST WESTLAKE DRIVE
LOT 10	1170 WEST WESTLAKE DRIVE
LOT 11	1018 WEST WESTLAKE DRIVE
LOT 12	964 WEST WESTLAKE DRIVE
LOT 13	912 WEST WESTLAKE DRIVE
LOT 14	870 WEST WESTLAKE DRIVE
LOT 15	840 WEST WESTLAKE DRIVE

**SURVEY 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: "WESTLAKE SUBDIVISION". AND THE SAME HAS BEEN CORRECTLY SURVEYED AND ALL STREETS ARE THE DIMENSIONS SHOWN.



Jeff S. Hansen R.L.S. No. 325023 Date 5-01-00

**BOUNDARY DESCRIPTION**

A PART OF SECTIONS 31 AND 32, TOWNSHIP 15 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT LOCATED NORTH 01°23'33" WEST 783.19 FEET (NORTH 45 RODS 10 FEET BY RECORD) FROM THE BRASS CAP MONUMENT LOCATED AT THE SOUTHWEST CORNER OF SECTION 32, TOWNSHIP 15 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE NORTH 01°23'33" WEST 28.81 FEET (NORTH 39.5 FEET BY RECORD) TO A POINT 48 RODS NORTH OF SAID SECTION CORNER; THENCE SOUTH 87°19'34" WEST 554.93 FEET (WEST 557 FEET BY RECORD) TO AN EXISTING #5 REBAR; THENCE NORTH 07°59'22" WEST (NORTH WESTERLY BY RECORD) 530.59 FEET TO AN EXISTING #5 REBAR FOUND AT A POINT DESCRIBED OF RECORD AS BEING 806 FEET OF THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 31, TOWNSHIP 15 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN; THENCE NORTH 88°47'05" EAST 615.75 FEET (EAST 606 FEET BY RECORD); THENCE SOUTH 01°23'33" EAST (SOUTH BY RECORD) 89.45 FEET; THENCE NORTH 88°30'46" EAST (EAST BY RECORD) 2105.50 FEET; THENCE SOUTH 00°00'00" EAST 83.00 FEET; THENCE NORTH 90°00'00" EAST 347.71 FEET (534.5 FEET BY RECORD) TO THE WEST RIGHT OF WAY LINE OF STATE HIGHWAY 89; THENCE SOUTH 1°22'06" WEST ALONG SAID RIGHT OF WAY LINE 207.90 FEET (204 FEET BY RECORD); THENCE SOUTH 89°06'08" WEST 557.14 FEET (WEST 528.00 FEET BY RECORD); THENCE SOUTH 04°47'38" WEST 168.16 FEET (SOUTH 165 FEET BY RECORD); THENCE SOUTH 88°33'13" WEST 1819.38 FEET (WEST 2112 FEET BY RECORD) TO THE POINT OF BEGINNING, CONTAINING 29.30 ACRES.

**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 AND STREETS TO BE HEREINAFTER KNOWN AS: "WESTLAKE SUBDIVISION" DO HEREBY FILE SAID SUBDIVISION WITHOUT DEDICATION OF STREETS, ALLEYS, COMMON AREAS OR OTHER PUBLIC PLACES. IN WITNESS WHEREOF WE HAVE SET OUR HANDS AND SEAL THIS 3<sup>rd</sup> DAY OF May A.D., 2000.

THIS PLAT IS FILED UNDER CHAPTER 15 OF THE RICH COUNTY SUBDIVISION ORDINANCE. THE WESTLAKE SUBDIVISION HOMEOWNERS ASSOCIATION, INC. OR THE DEVELOPERS ARE SOLELY RESPONSIBLE FOR PERMANENT MAINTENANCE OF STREET AND PROVIDING WATER SUPPLY AND SANITARY SEWER, AS OUTLINED IN THE RECORDED COVENANTS AND RESTRICTIONS FOR THIS SUBDIVISION. RICH COUNTY IS NOT RESPONSIBLE FOR ANY OF THESE SERVICES.

**L.L.C. ACKNOWLEDGEMENT**

STATE OF UTAH  
COUNTY OF RICH  
ON THIS 3<sup>rd</sup> DAY OF May, 2000  
Michael J. Madsen, Carmin B. Madsen  
NAME

PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY OF RICH IN SAID STATE OF UTAH,  
NAME  
WHO BEING DULY SWORN, DID SAY THAT HE/SHE IS THE managing members TITLE  
OF THE WESTLAKE SUBDIVISION L.L.C., AND THAT HE/SHE SIGNED THE OWNER'S DEDICATION IN BEHALF OF SAID LIMITED LIABILITY COMPANY BY AUTHORITY OF ITS ARTICLES OF ORGANIZATION AND OPERATING AGREEMENT, AND THE AFORESAID INDIVIDUAL ACKNOWLEDGED TO ME THAT SAID COMPANY EXECUTED THE SAME.  
NOTARY PUBLIC  
MY COMMISSION EXPIRES 5-5-00



**COUNTY RECORDER'S NO. 58995**  
STATE OF UTAH, COUNTY OF RICH, RECORDED  
AND FILED AT THE REQUEST OF Carmin Madsen for Westlake Subdivision, L.L.C.  
DATE 04/19/02 TIME 2:20 FEE #95.00  
ABSTRACTED \_\_\_\_\_  
Book 69 PAGE 09B  
INDEX \_\_\_\_\_  
FILED IN: FILE OF PLATS  
Hebra Lee Ames  
COUNTY RECORDER

**PLANNING COMMISSION APPROVAL**  
APPROVED THIS 2<sup>nd</sup> DAY OF May A.D. 2000  
BY THE RICH COUNTY PLANNING AND ZONING COMMISSION.  
Walter Nelson  
CHAIRPERSON

**COMMISSION APPROVAL AND ACCEPTANCE**  
PRESENTED TO THE RICH COUNTY COMMISSION THIS 18<sup>th</sup> DAY OF April A.D. 2000 AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.  
Walter Nelson  
COMMISSION CHAIRPERSON  
Pamela Sheard  
ATTYST

**DEVELOPER INFORMATION**  
WESTLAKE SUBDIVISION L.L.C.  
GARDEN CITY, UTAH 84028  
852 WEST 2150 NORTH

**APPROVAL AS TO FORM**  
APPROVED AS TO FORM THIS 2<sup>nd</sup> DAY OF May A.D. 2000  
Hebra Lee Ames  
ATTORNEY

**COUNTY 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.  
7-5-00  
DATE  
Jeff Hansen  
ENGINEER

**SUBDIVISIONS  
PROPERTY SURVEYS  
TOPOGRAPHIC SURVEYS  
CONSTRUCTION STAKING**

**JSH**  
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