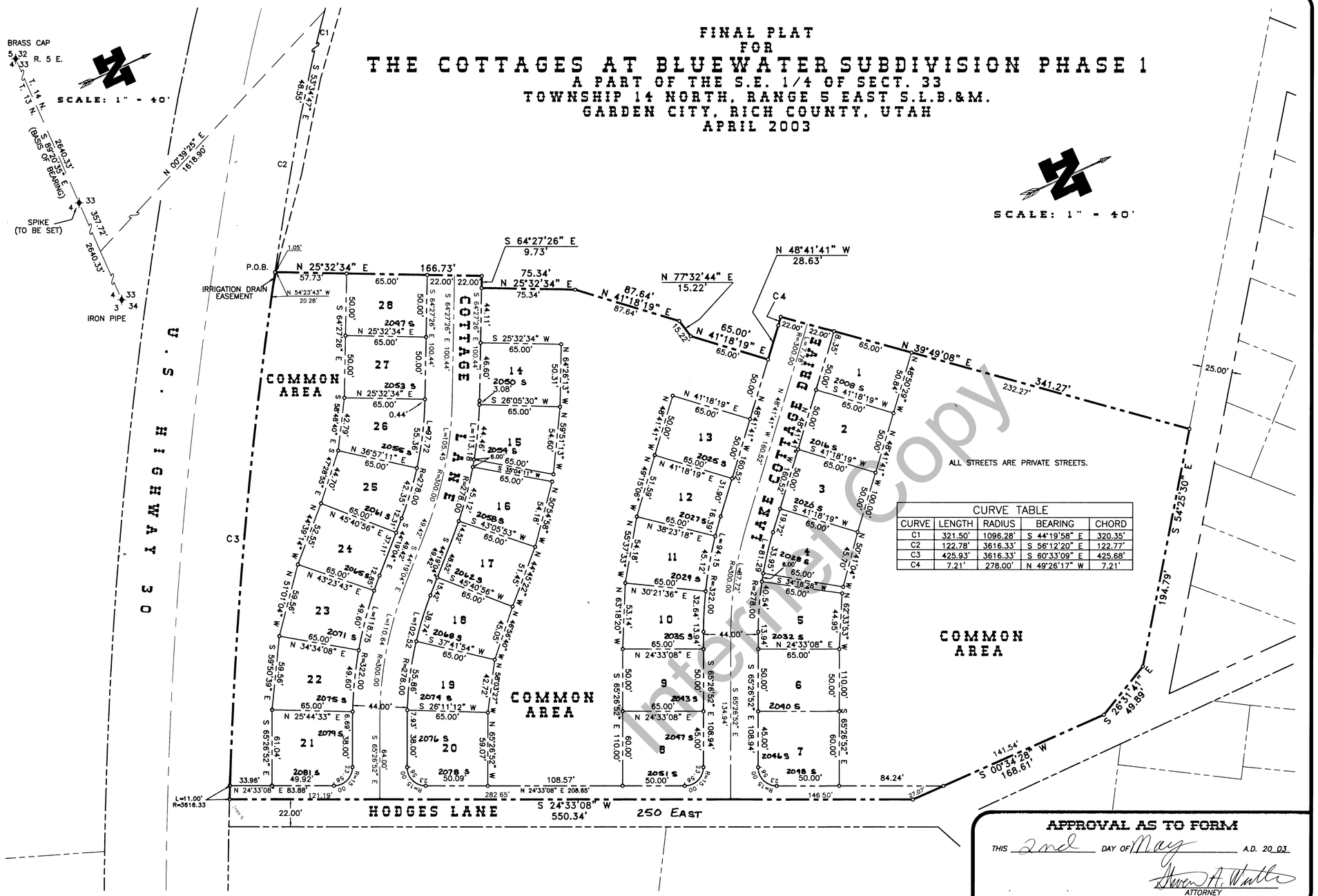
FINAL PLAT
FOR
THE COTTAGES AT BLUEWATER SUBDIVISION PHASE 1
A PART OF THE S.E. 1/4 OF SECT. 33
TOWNSHIP 14 NORTH, RANGE 5 EAST S.L.B.&M.
GARDEN CITY, RICH COUNTY, UTAH
APRIL 2003



CURVE TABLE				
CURVE	LENGTH	RADIUS	BEARING	CHORD
C1	321.50'	1096.28'	S 44°19'58" E	320.35'
C2	122.78'	3616.33'	S 56°12'20" E	122.77'
C3	425.93'	3616.33'	S 60°33'09" E	425.68'
C4	7.21'	278.00'	N 49°26'17" W	7.21'

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: "THE COTTAGES AT BLUE WATER SUBDIVISION PHASE I." AND THE SAME HAS BEEN CORRECTLY SURVEYED AND ALL STREETS ARE THE DIMENSIONS SHOWN.

Jeff S. Hansen — REGISTERED LAND SURVEYOR — 4-29-03 — NO. 325023 — STATE OF UTAH — JEFF S. HANSEN — R.L.S. No. 325023 — 4-29-03 Date

BOUNDARY DESCRIPTION

A PARCEL OF GROUND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 33, 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 SOUTHWEST CORNER OF SECTION 33, TOWNSHIP 14 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 89°20'35" EAST ALONG THE SOUTH LINE OF SAID SECTION AS CURRENTLY MONUMENTED 2640.33 FEET TO THE SOUTH QUARTER CORNER OF SAID SECTION; THENCE CONTINUING SOUTH 89°20'35" ALONG SAID SOUTH SECTION LINE 357.72 FEET; THENCE LEAVING SAID SECTION LINE NORTH 00°39'25" EAST 1,618.90 FEET TO A POINT ON THE NORTHEASTERLY RIGHT OF WAY LINE OF STATE HIGHWAY 30, A POINT OF A NON TANGENT CURVE, THE RADIUS POINT OF WHICH BEARS NORTH 54°04'07" EAST 1,096.28 FEET; THENCE ALONG SAID RIGHT OF WAY LINE THE FOLLOWING THREE COURSES, 1) SOUTHEASTERLY 321.50 FEET ALONG THE ARC OF A 1,096.28 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 16°48'10" AND A LONG CHORD THAT BEARS SOUTH 44°19'58" EAST 320.35 FEET; 2) THENCE SOUTH 53°34'43" EAST 48.55 FEET TO THE POINT OF NON TANGENT CURVE THE RADIUS POINT OF WHICH BEARS NORTH 34°46'01" EAST 3,616.33 FEET; 3) THENCE SOUTHEASTERLY 122.78 FEET ALONG THE ARC OF A 3,616.33 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 01°56'43" AND A LONG CHORD THAT BEARS SOUTH 56°12'21" EAST 122.77 FEET TO THE END OF THE CURVE, SAID POINT BEING THE TRUE POINT OF BEGINNING; AND RUNNING THENCE NORTH 25°32'34" EAST 166.73 FEET; THENCE SOUTH 64°27'26" EAST 9.73 FEET; THENCE NORTH 25°32'34" EAST 75.34 FEET; THENCE NORTH 41°18'19" EAST 87.64 FEET; THENCE NORTH 77°32'44" EAST 15.22 FEET; THENCE NORTH 41°18'19" EAST 65.00 FEET; THENCE NORTH 48°41'41" WEST 28.63 FEET TO A POINT OF CURVE; THENCE NORTHWESTERLY 7.21 FEET ALONG THE ARC OF A 278.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 01°29'11" AND A LONG CHORD THAT BEARS NORTH 49°26'17" WEST 7.21 FEET; THENCE NORTH 39°49'08" EAST 341.27 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF HODGES LANE; THENCE FOLLOWING SAID SOUTHERLY AND WESTERLY RIGHT OF WAY LINE THE FOLLOWING FOUR COURSES, 1) SOUTH 54°25'30" EAST 194.79 FEET; 2) THENCE SOUTH 26°31'41" EAST 49.89 FEET; 3) THENCE SOUTH 00°34'28" WEST 168.61 FEET; 4) THENCE SOUTH 24°33'08" WEST 550.34 FEET TO A POINT ON THE AFOREMENTIONED NORTHEASTERLY RIGHT OF WAY LINE OF STATE HIGHWAY 30 AND THE POINT OF A NON TANGENT CURVE, THE RADIUS POINT OF WHICH BEARS NORTH 26°04'25" EAST 3,616.33 FEET; THENCE NORTHWESTERLY 425.93 FEET ALONG THE ARC OF A 3,616.33 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 06°44'54" AND A LONG CHORD THAT BEARS NORTH 60°33'09" WEST 425.68 FEET TO THE POINT OF BEGINNING. CONTAINING 6.23 ACRES, MORE OR LESS.

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: "THE COTTAGES AT BLUE WATER SUBDIVISION PHASE I" 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 COMMON AREA 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 30 DAY OF April A.D. 20 03.

G. Ray Elliott

APPROVAL AS TO FORM

THIS 2nd DAY OF May A.D. 20 03

Steven A. Wuthrich
ATTORNEY

ACKNOWLEDGMENT

STATE OF Utah
COUNTY OF Rich

ON THIS 30 DAY OF April, 20 03 PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY OF Rich IN SAID STATE OF UTAH, THE SIGNERS OF THE ABOVE OWNERS DEDICATION, WHO DULY ACKNOWLEDGED TO ME THAT THEY SIGNED IT FREELY AND VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED.

Dixie L. Nelson
NOTARY PUBLIC

Notary Public DIXIE L. NELSON 501 North Main Street Logan, Utah 84321 My Commission Expires November 11, 2003 State of Utah

MY COMMISSION EXPIRES 11-11-2003

COUNTY RECORDER'S NO. 61236

STATE OF UTAH, COUNTY OF Rich, RECORDED AND FILED AT THE REQUEST OF Town of Garden City

DATE 05/16/03 TIME 9:25 am FEE 58.00

ABSTRACTED

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FILED IN: FILE OF PLATS

Debra Lee Ames
COUNTY RECORDER

PLANNING COMMISSION APPROVAL

APPROVED THIS 2nd DAY OF MAY A.D. 20 03 BY THE GARDEN CITY PLANNING AND ZONING COMMISSION.

CHAIRPERSON

BEAR LAKE SPECIAL SERVICE DISTRICT APPROVAL

WASTE DISPOSAL SYSTEM & CULINARY SYSTEM APPROVAL THIS 1st DAY OF May A.D. 20 03

David E. Stephens
REPRESENTATIVE

COUNCIL APPROVAL AND ACCEPTANCE

PRESENTED TO THE GARDEN CITY COUNCIL THIS 25th DAY OF April A.D. 20 03. AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.

Kenneth W. Johnson
MAYOR

Kathy L. Hislop
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.

4-30-03
DATE

ENGINEER

L.L.C. ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF Rich

ON THIS 30 DAY OF April, 2003

A. RAY ELLIOTT PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID COUNTY OF Rich IN THE STATE OF UTAH, A. RAY ELLIOTT WHO BEING DULY SWORN, DID SAY THAT HE IS THE MANAGER OF THE ODD PROPERTIES, L.L.C. AND THAT HE 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.

Dixie L. Nelson
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-11-2003
RESIDING IN: Lakeside

Notary Public DIXIE L. NELSON 501 North Main Street Logan, Utah 84321 My Commission Expires November 11, 2003 State of Utah

JSH
JOB #: 03-044
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2820 SOUTH 600 WEST o NIBLEY, UTAH 84321
(435) 753-0268 * TOLL FREE 1-888-420-0268

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