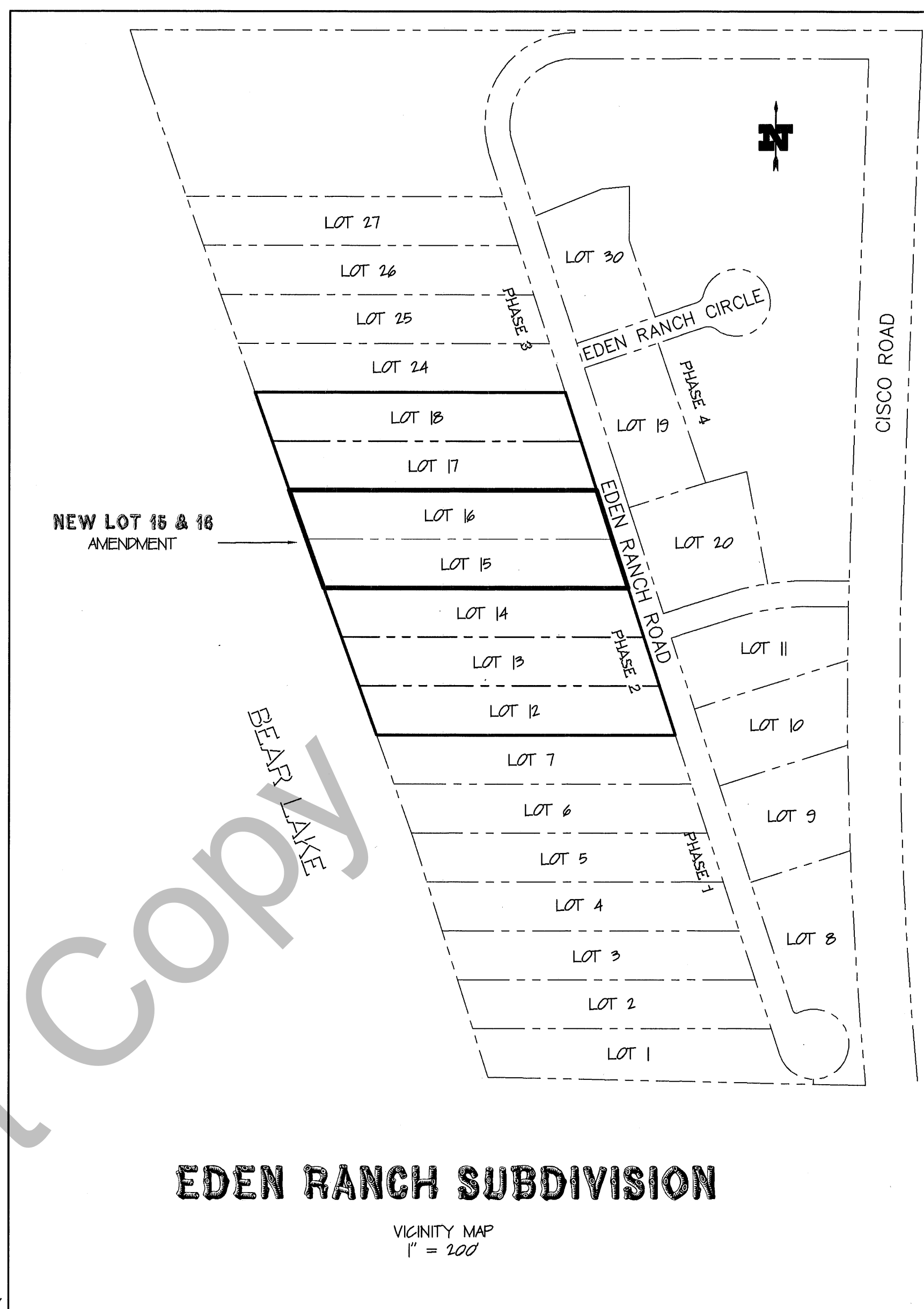
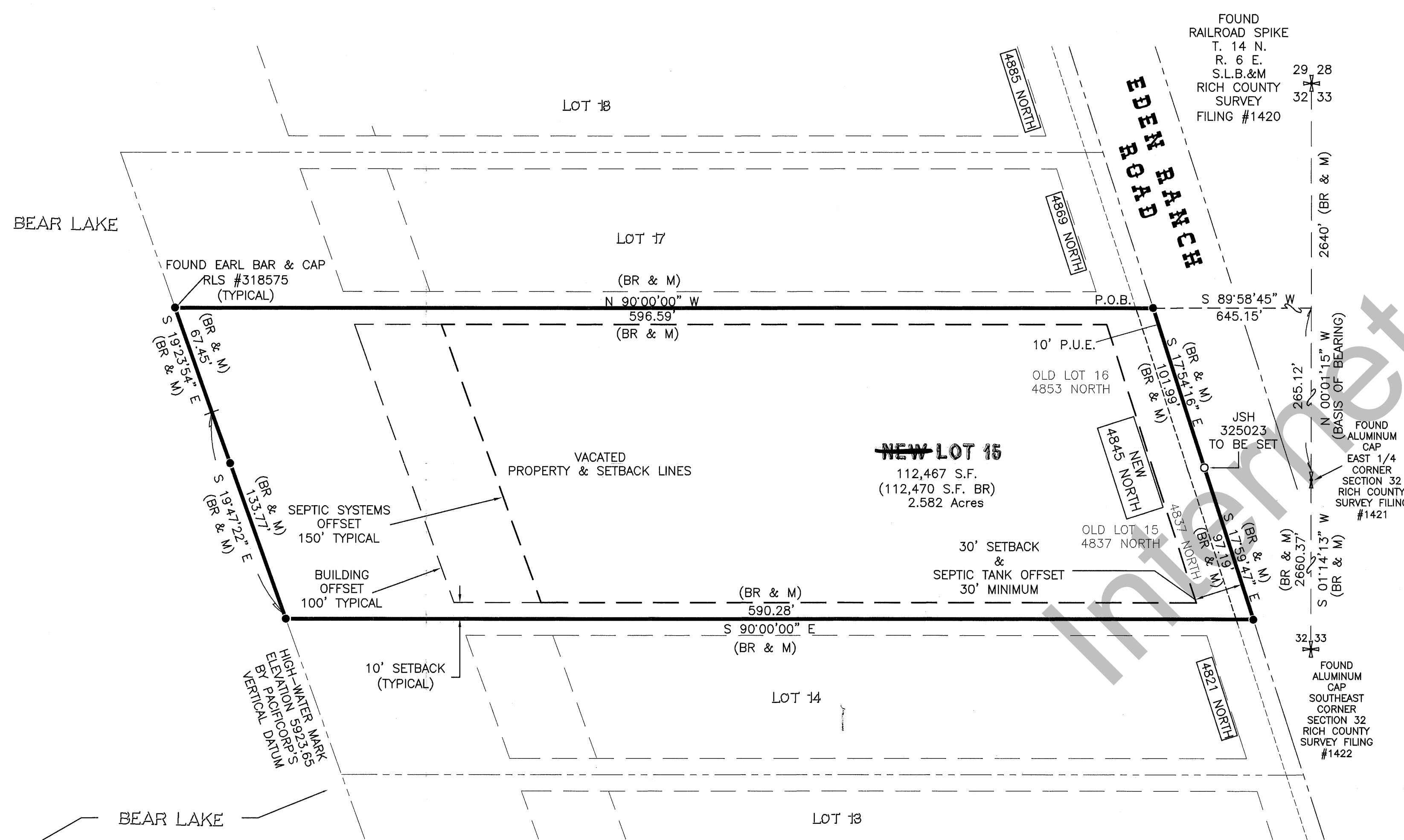
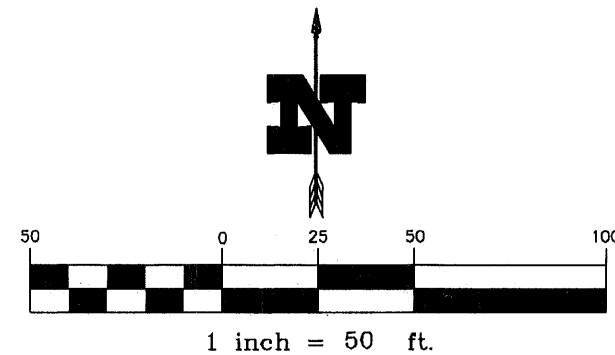


**AMENDMENT OF LOTS 15 & 16
EDEN RANCH SUBDIVISION PHASE 2
LOCATED IN THE EAST HALF OF SECTION 32
T. 14 N. R. 6 E. S.L.B.&M.
RICH COUNTY, UTAH**



EDEN RANCH SUBDIVISION

VICINITY MAP
1" = 200'

LEGEND

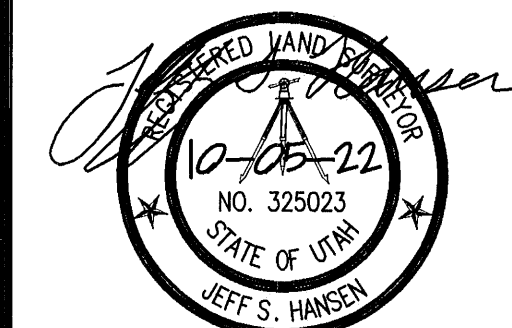
- EXISTING PROPERTY CORNER
- TO BE SET: 5/8" REBAR WITH RLS 325023 CAP
- ⊕ SECTION CORNER
- ⊖ NORTH OR SOUTH 1/4 SECTION CORNER
- ⊙ EAST OR WEST 1/4 SECTION CORNER
- BR BY RECORD
- M MEASURED
- B&C BAR & CAP

Narrative

The purpose of this survey was to perform a Lot Combination on Lots 15 & 16 of the Eden Ranch Subdivision Phase 2. The survey was ordered by Mike Knapp for Smart Construction. The control used to establish the property lines was the original property corner monuments found within the Eden Ranch Subdivision. All measured distances found to date within this subdivision have been found to match the distances found within the original subdivision plat/s.

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 AMENDED THE LOTS TO BE HEREINAFTER KNOWN AS THE "AMENDMENT OF LOTS 15 & 16 OF THE EDEN RANCH SUBDIVISION PHASE 2" INITIAL FIELD WORK FOR THIS SURVEY WAS COMPLETED 3-15-21.



New Lot 15 Legal Description

A parcel of Ground located in the East Half of Section 32 Township 14 North, Range 6 East of the Salt Lake Base & Meridian. Described as follows:

Commencing the Aluminum Cap found at the East Quarter Corner of Section 32, Township 14 North, Range 6 East of the Salt Lake Base and Meridian, from which the Aluminum Cap found at the Southeast Corner of said Section 32 bears South 01°14'13" West 2,660.37 feet, and running Thence North 00°01'15" West 265.12 feet; Thence South 89°53'45" West 645.15 feet to the common East Corner of Lots 15 and 16 of the Eden Ranch Subdivision, Phase 2 and is the point of beginning of New Amended Lot 15, being Lots 15 & 16 combined; and Running Thence North 90°00'00" West 596.59 feet; Thence South 19°23'54" East 67.45 feet; Thence South 19°47'22" East 133.77 feet; Thence South 90°00'00" East 590.28 feet; Thence North 17°59'47" West 97.19 feet; Thence North 17°54'16" West 101.99 feet to the point of beginning. Containing 112,467 (112,470 BR) Square Feet or 2.582 Acres More or Less.

OWNER'S CERTIFICATE OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT I, THE UNDERSIGNED, AM THE OWNER OF THE ABOVE DESCRIBED PARCEL OF GROUND, AND HEREBY HAVE CAUSED THE SAME TO BE COMBINED INTO ONE LOT TOGETHER WITH EASEMENTS TO HEREINAFTER BE KNOWN AS THE:

AMENDMENT OF LOTS 15 & 16 OF THE EDEN RANCH SUBDIVISION PHASE 2

AND DO HEREBY DEDICATE TO THE UTILITY COMPANIES THE PUBLIC UTILITY EASEMENTS AS SHOWN HEREON. FURTHERMORE, WE INCORPORATED THE NOTES AND RESTRICTIONS AS LISTED HEREON.

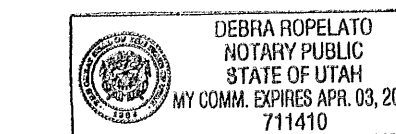
Mary Ann Summers 10-14-2022
MARY ANN SUMMERS DATE

OWNER'S ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF Cache
ON THIS 14th DAY OF Oct., IN THE YEAR 2022, BEFORE ME
Mary Ann Summers
NOTARY PUBLIC

PROVED ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO IN THIS DOCUMENT, AND HAS ACKNOWLEDGED HERSELF TO BE THE OWNER OF THE PARCEL OF GROUND DESCRIBED HEREON AND HAVE EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED BY SIGNING THIS DOCUMENT.

Debra Roper
NOTARY PUBLIC
MY COMMISSION EXPIRES Apr 03, 2024



COUNTY RECORDER'S NO. 104486

STATE OF UTAH, COUNTY OF RICH, RECORDED AND FILED AT THE REQUEST OF Smart Construction, Inc.
DATE 11/16/2022 TIME 9:42 am FEE \$54.00
ABSTRACTED Book 212 Page 380

INDEX FILED IN: FILE OF PLATS
Dana Bauder
COUNTY RECORDER

PLANNING COMMISSION CERTIFICATE OF APPROVAL

PRESENTED TO THE RICH COUNTY PLANNING COMMISSION THIS 18th DAY OF October, A.D. 2022, AT WHICH TIME THIS SUBDIVISION AMENDMENT WAS APPROVED AND ACCEPTED.

Richard Worley CHAIRPERSON
Rebecca Peart ATTEST

COUNTY ENGINEER CERTIFICATE APPROVAL & ACCEPTANCE

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 AND THE COUNTY ORDINANCE, THIS 14th DAY OF October, 2022.

Brian Samd
COUNTY ENGINEER

NOTES & RESTRICTIONS

1. ZONE: BEACH DEVELOPMENT ZONE.
2. EDEN RANCH ROAD IS A PRIVATE STREET DEDICATED TO THE UTILITY COMPANIES AS A PUBLIC UTILITY EASEMENT. RICH COUNTY SHALL NOT BE RESPONSIBLE FOR ANY MAINTENANCE RELATED TO THE SUBDIVISION.
3. RICH COUNTY SHALL NOT BE RESPONSIBLE FOR SNOW REMOVAL RELATED TO THIS SUBDIVISION.
4. PARENT PARCEL WAS: DAVNEB, LLC; PARCEL 42-32-000-0009; BOOK B12, PAGE: 39.
5. SEPTIC SYSTEMS ARE REQUIRED TO HAVE 30' SETBACK FROM EDEN RANCH ROAD AND MEET HEALTH DEPARTMENT REQUIREMENTS.
6. SEE COVENANTS, CONDITIONS AND RESTRICTIONS AS RECORDED IN BOOK D12 PAGE 1900.
7. DRIVEWAY APPROACHES CROSSING THE DRAINAGE DITCH ARE TO BE CONSTRUCTED PER SECTION 6.3.8.1 OF THE CC&R'S AS RECORDED IN BOOK; D12 PAGE: 1900

COUNTY ATTORNEY

APPROVED AS TO FORM THIS 14th DAY OF October, A.D. 2022.
BY THE RICH COUNTY CITY ATTORNEY.

Ben S. Will
COUNTY ATTORNEY

UTAH STATE BOARD OF HEALTH CERTIFICATE OF APPROVAL
Bear River

APPROVED THIS 14th DAY OF October, A.D. 2022

Ben Shanker for Richard Worley
UTAH STATE BOARD OF HEALTH
Bear River

COUNTY COMMISSION CERTIFICATE OF APPROVAL

PRESENTED TO THE RICH COUNTY COMMISSION THIS 18th DAY OF October, 2022, AT WHICH TIME THIS PLAT WAS APPROVED AND ACCEPTED.

William G. Cox CHAIRPERSON
Rebecca Peart ATTEST

JSH
SURVEYING & DRAFTING INC.
P.O. BOX 300 • WELLSVILLE, UTAH 84339
(435) 245-9090 * TOLL FREE 1-888-420-0268