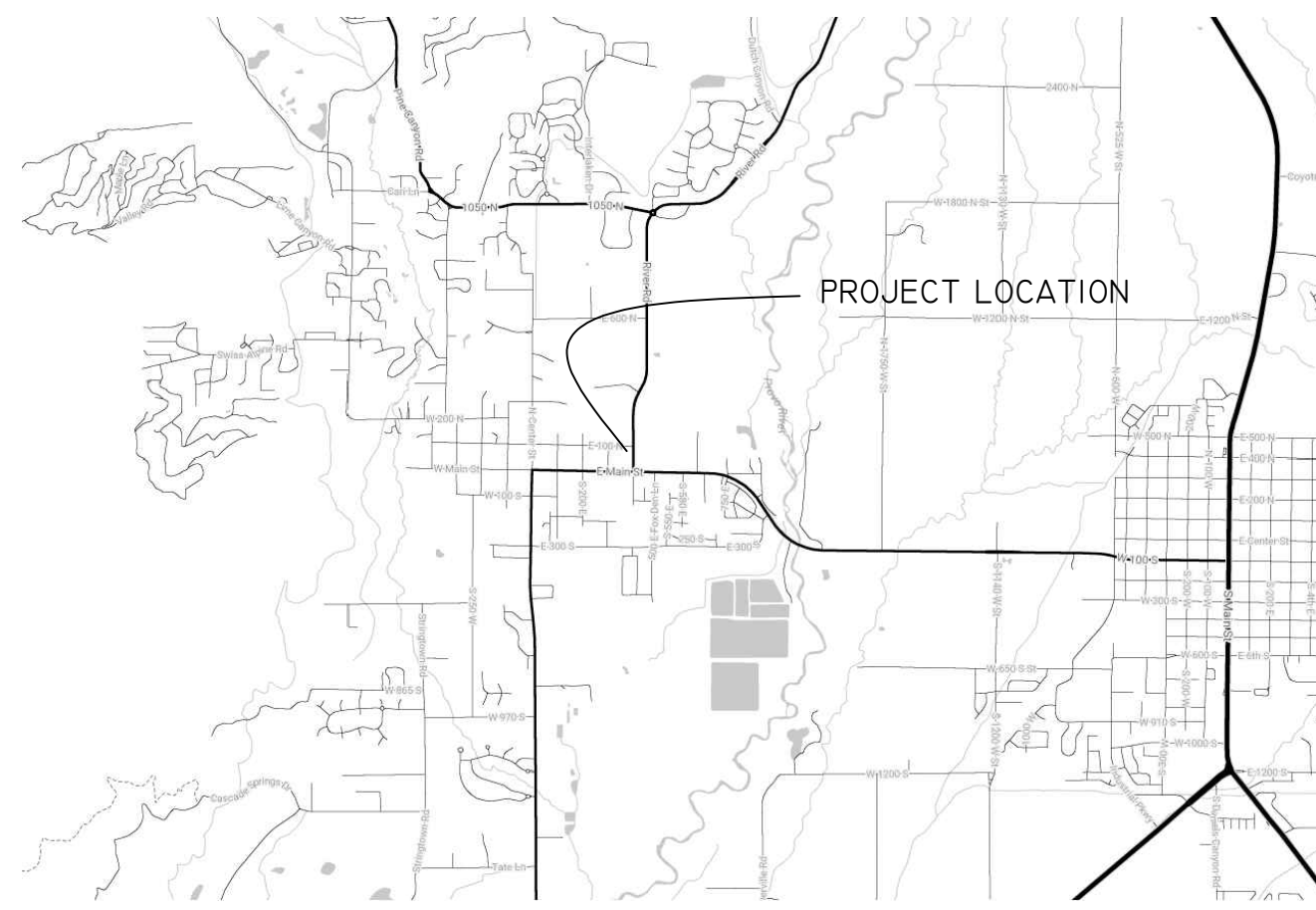
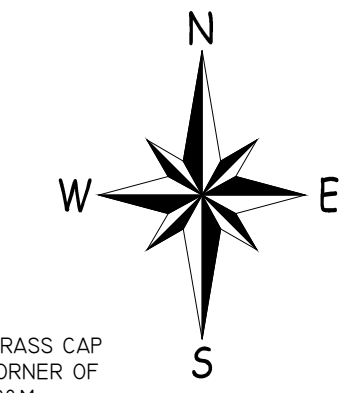


VICINITY MAP



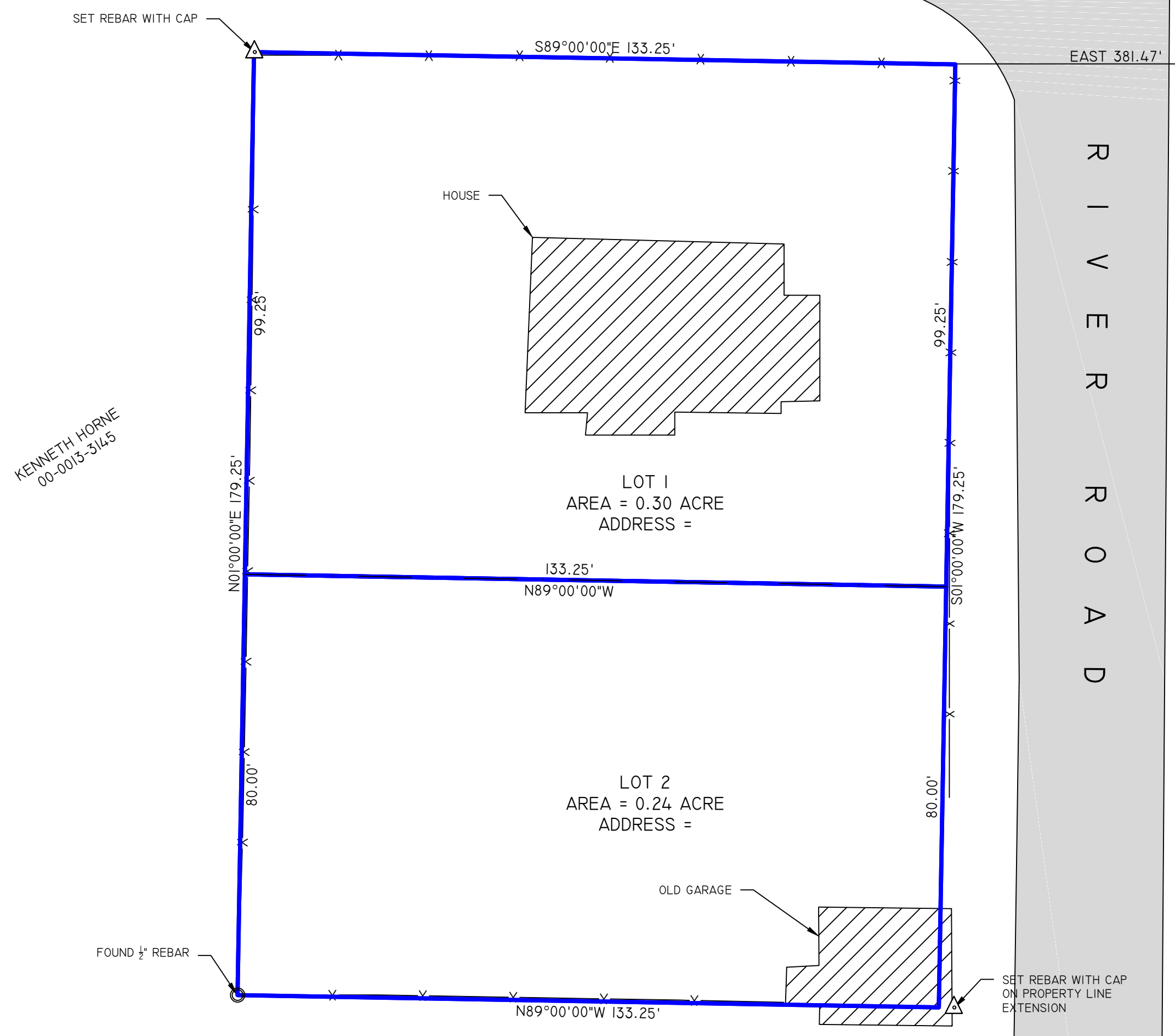
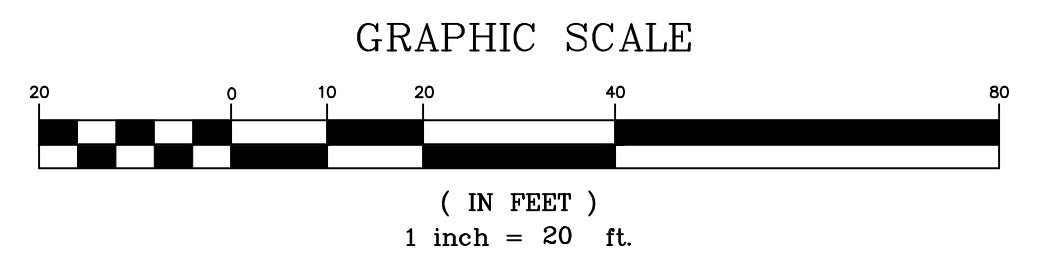
SAGE HILL ESTATES

LOCATED IN THE SOUTHEAST 1/4 OF SECTION 35,
TOWNSHIP 3S, RANGE 4E, SLB&M



SYMBOL LEGEND

	DEED LINE
	SURVEY BOUNDARY
	PUBLIC UTILITY EASEMENT
	SET REBAR WITH CAP (7736336)
	FOUND REBAR



KENNETH HORNE
00-0015-3145

PAUL G & KAREN M CHRISTENSEN
00-0012-0456

FOUND WASATCH COUNTY MONUMENT AT THE SOUTH QUARTER CORNER OF SECTION 35, T3S, R4E, SLB&M

BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF RIVER ROAD, SAID POINT BEING 2282.87 FEET N00°37'40"W ALONG THE QUARTER SECTION LINE AND 318.47 FEET WEST FROM THE SOUTH QUARTER CORNER OF SECTION 35, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE S01°00'00"W 179.25 FEET; THENCE N89°00'00"W 133.25 FEET TO A POINT ON A FENCE LINE; THENCE ALONG SAID FENCE LINE N01°00'00"E 179.25 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF 100 NORTH; THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE S89°00'00"E 133.25 FEET TO THE POINT OF BEGINNING CONTAINING 0.55 ACRE.

BASIS OF BEARINGS: S00°37'40"E MEASURED BETWEEN FOUND WASATCH COUNTY MONUMENTS AT THE NORTH ONE QUARTER CORNER AND THE SOUTH ONE QUARTER CORNER OF SECTION 35, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN.

SURVEYOR'S CERTIFICATE

IN ACCORDANCE WITH SECTION 10-9A-603 OF THE UTAH CODE, I, CHAD A ANDERSON, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR HOLDING LICENSE NUMBER 7736336 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS LICENSING ACT.

I FURTHER CERTIFY THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THE PLAT IN ACCORDANCE WITH SECTION 17-25-17 OF THE UTAH CODE, AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THE PLAT.

CHAD ANDERSON
PROFESSIONAL LAND SURVEYOR

DATE _____

7736336
CHAD A. ANDERSON
05/05/21
REGISTERED LAND SURVEYOR
STATE OF UTAH

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT (I/WE) THE UNDERSIGNED OWNER(S) OF THE TRACT(S) OF LAND SHOWN AND DESCRIBED ON THIS SUBDIVISION PLAT, HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, STREETS AND EASEMENTS TO BE HEREAFTER KNOWN AS SAGE HILL ESTATES, DO HEREBY DEDICATE FOR THE PERPETUAL USE OF THE PUBLIC ALL PARCELS OF LAND SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE.

IN WITNESS THEREOF, I HAVE HEREUNTO SET MY HAND THIS _____ DAY OF _____, 20__.

JESSE R. DIYANNI _____ PRINTED NAME _____ DATE _____

DAVID C. KNIGHT _____ PRINTED NAME _____ DATE _____

ACKNOWLEDGEMENT

STATE OF _____ } S.S.
COUNTY OF _____ }

ON THIS _____ DAY OF _____, 20__, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF _____, IN SAID STATE OF _____, THE SIGNER OF THE ABOVE OWNER'S DEDICATION, WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE SIGNED THE OWNER'S DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID CORPORATION FOR THE PURPOSES MENTIONED AND THAT SAID CORPORATION EXECUTED THE SAME.

NOTARY PUBLIC _____

ACCEPTANCE BY MIDWAY CITY

THE CITY COUNCIL OF MIDWAY CITY, WASATCH COUNTY, STATE OF UTAH, HEREBY APPROVES THIS SUBDIVISION AND ACCEPTS THE DEDICATION OF LOTS, EASEMENTS, STREETS AND PUBLIC RIGHTS-OF-WAY HEREON SHOWN.

THIS _____ DAY OF _____, A.D. 20____

APPROVED _____ MAYOR ATTEST _____ CLERK-RECORDER (SEE SEAL BELOW)

APPROVED _____ CITY ENGINEER (SEE SEAL BELOW) APPROVED _____ CITY ATTORNEY

MIDWAY IRRIGATION COMPANY

SIGNATURE _____ DATE _____

MIDWAY SANITATION DISTRICT

SIGNATURE _____ DATE _____

PLANNING COMMISSION APPROVAL

APPROVED THIS _____ DAY OF _____, A.D. 20____ BY THE MIDWAY CITY PLANNING COMMISSION

APPROVED _____ PLANNING DIRECTOR APPROVED _____ CHAIRMAN, PLANNING COMMISSION

COUNTY SURVEYOR

APPROVED AS TO FORM THIS _____ DAY OF _____, A.D. 20____ BY THE MIDWAY CITY PLANNING COMMISSION

ROS # _____ COUNTY SURVEYOR _____

SURVEYOR'S SEAL NOTARY PUBLIC SEAL CITY ENGINEER SEAL CLERK-RECORDER SEAL

COUNTY RECORDER

ELEMENT
LAND SURVEYING
WWW.ELEMENTSURVEYING.COM 296 SOUTH 270 EAST, HEBER CITY, UT 84032
801-592-5975 & 801-657-8748

MIDWAY CITY
WASATCH COUNTY
LOCATED IN THE SOUTHEAST 1/4 OF SECTION 35, TOWNSHIP 3S, RANGE 4E, SLB&M

SAGE HILL ESTATES
2 LOT SUBDIVISION IN MIDWAY UTAH

PROJECT NO. 21-04-130
SHEET 1 OF 1