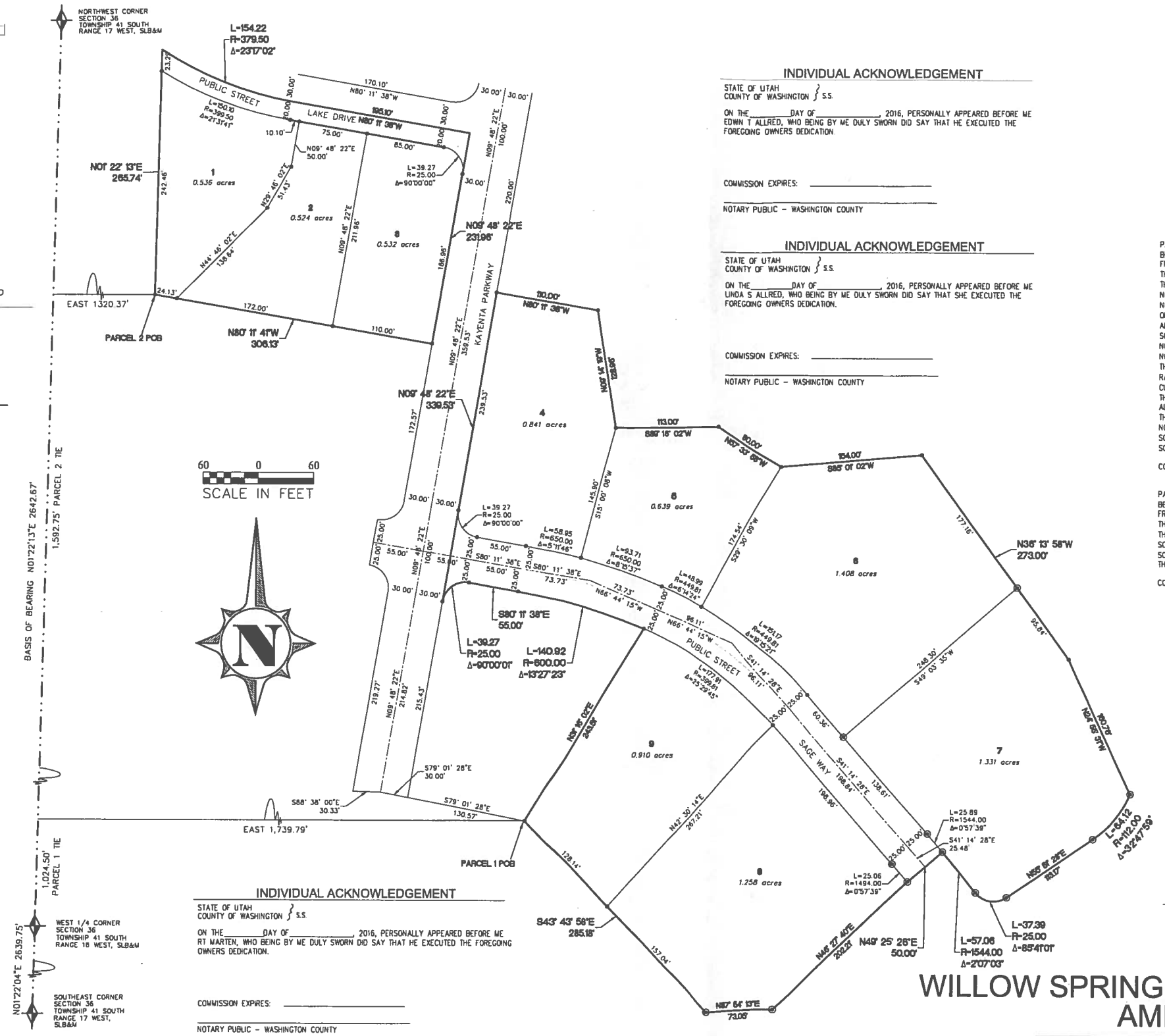
KAYENTA – VICINITY MAP

NO SCALE

LEGEND

- SECTION CORNER (AS NOTED)
- REBAR & CAP (EXISTING)
- REBAR & CAP (TO BE SET)
- CLASS I MONUMENT (EXISTING)
- CLASS I MONUMENT (TO BE SET)
- CLASS II MONUMENT (TO BE SET)



INDIVIDUAL ACKNOWLEDGEMENT

STATE OF UTAH
COUNTY OF WASHINGTON } S.S.

ON THE_____DAY OF_____, 2016, PERSONALLY APPEARED BEFORE ME EDWIN T ALLRED, WHO BEING BY ME DULY SWORN DID SAY THAT HE EXECUTED THE FOREGOING OWNERS DEDICATION.

COMMISSION EXPIRES: _____

NOTARY PUBLIC – WASHINGTON COUNTY

INDIVIDUAL ACKNOWLEDGEMENT

STATE OF UTAH
COUNTY OF WASHINGTON } S.S.

ON THE_____DAY OF_____, 2016, PERSONALLY APPEARED BEFORE ME LINDA S ALLRED, WHO BEING BY ME DULY SWORN DID SAY THAT SHE EXECUTED THE FOREGOING OWNERS DEDICATION.

COMMISSION EXPIRES: _____

NOTARY PUBLIC – WASHINGTON COUNTY

INDIVIDUAL ACKNOWLEDGEMENT

STATE OF UTAH
COUNTY OF WASHINGTON } S.S.

ON THE_____DAY OF_____, 2016, PERSONALLY APPEARED BEFORE ME RT MARTEN, WHO BEING BY ME DULY SWORN DID SAY THAT HE EXECUTED THE FOREGOING OWNERS DEDICATION.

COMMISSION EXPIRES: _____

NOTARY PUBLIC – WASHINGTON COUNTY

SURVEYOR'S CERTIFICATE

I , MICHAEL W. PURDY , DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD LICENSE NUMBER 334571 IN ACCORDANCE WITH TITLE 58 CHAPTER 22 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH . I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED HEREON, HEREAFTER TO BE KNOWN AS;

"WILLOW SPRINGS SUBDIVISION UNIT 1 - PLAT C AMENDED AND EXTENDED"

AND THAT SAID TRACT OF LAND HAS BEEN SUBDIVIDED INTO LOTS AND COMMON AREAS (INCLUDING PRIVATE ROADS) AS SHOWN ON THIS PLAT. SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LICENSED PROFESSIONAL LAND SURVEYOR No. 334571 Michael W. Purdy 05-01-2016 MICHAEL W. PURDY STATE OF UTAH

MICHAEL W PURDY
PLS No. 334571

BOUNDARY DESCRIPTION

PARCEL 1
BEGINNING AT A POINT NORTH 01° 22' 13" EAST 1,024.50 FEET ALONG THE SECTION LINE AND NORTH 90° 00' 00" EAST 1,739.79 FEET FROM THE WEST QUARTER CORNER OF SECTION 36, TOWNSHIP 41 SOUTH, RANGE 17 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE NORTH 31° 16' 02" EAST 243.51 FEET TO THE BEGINNING OF A NON-TANGENTIAL CURVE, SAID CURVE TURNING TO THE LEFT THROUGH AN ANGLE OF 13° 27' 23", HAVING A RADIUS OF 600.00 FEET, AND WHOSE LONG CHORD BEARS
NORTH 73° 27' 56" WEST 140.59 FEET; THENCE ALONG THE ARC OF SAID CURVE 140.91 FEET; THENCE
NORTH 80° 11' 38" WEST 55.00 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE LEFT THROUGH AN ANGLE OF 90° 00' 00", HAVING A RADIUS OF 25.00 FEET, AND WHOSE LONG CHORD BEARS SOUTH 54° 48' 22" WEST 35.36 FEET; THENCE
ALONG THE ARC OF SAID CURVE 39.27 FEET; THENCE NORTH 09° 48' 22" EAST 339.53 FEET; THENCE
SOUTH 80° 11' 38" EAST 110.00 FEET; THENCE SOUTH 09° 14' 19" EAST 128.96 FEET; THENCE
NORTH 89° 16' 02" EAST 113.00 FEET; THENCE SOUTH 57° 33' 58" EAST 80.00 FEET, THENCE
NORTH 85° 01' 02" EAST 154.00 FEET; THENCE SOUTH 36° 13' 58" EAST 273.00 FEET; THENCE SOUTH 24° 55' 31" EAST 160.76 FEET TO THE BEGINNING OF A NON-TANGENTIAL CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH AN ANGLE OF 32° 47' 59", HAVING A RADIUS OF 112.00 FEET, AND WHOSE LONG CHORD BEARS SOUTH 39° 27' 28" WEST 63.24 FEET; THENCE ALONG THE ARC OF SAID CURVE 64.12 FEET; THENCE SOUTH 55° 51' 28" WEST 113.17 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH 85° 41' 01", HAVING A RADIUS OF 25.00 FEET, AND WHOSE LONG CHORD BEARS NORTH 81° 18' 01" WEST 34.00 FEET; THENCE ALONG THE ARC OF SAID CURVE 37.39 FEET TO THE BEGINNING OF A NON-TANGENTIAL CURVE, SAID CURVE TURNING TO THE LEFT THROUGH AN ANGLE OF 02° 07' 03.1", HAVING A RADIUS OF 1544.0000 FEET, AND WHOSE LONG CHORD BEARS
NORTH 39° 31' 02.3" WEST 57.0595 FEET; THENCE ALONG THE ARC OF SAID CURVE 57.06; THENCE
SOUTH 49° 25' 26" WEST 50.00 FEET; THENCE SOUTH 46° 27' 40" WEST 202.21 FEET; THENCE
SOUTH 87° 54' 13" WEST 73.05 FEET; THENCE NORTH 43° 43' 58" WEST 285.18 FEET TO THE POINT OF BEGINNING.

CONTAINS 7.125 ACRES

PARCEL 2
BEGINNING AT A POINT NORTH 01° 22' 13" EAST 1,592.75 FEET ALONG THE SECTION LINE AND NORTH 90° 00' 00" EAST 1,320.37 FEET FROM THE WEST QUARTER CORNER OF SECTION 36, TOWNSHIP 41 SOUTH, RANGE 17 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE NORTH 01° 22' 13" EAST 265.749 FEET TO THE BEGINNING OF A NON-TANGENTIAL CURVE, SAID CURVE TURNING TO THE LEFT THROUGH AN ANGLE OF 23° 17' 04", HAVING A RADIUS OF 379.50 FEET, AND WHOSE LONG CHORD BEARS
SOUTH 68° 33' 06" EAST 153.17 FEET; THENCE ALONG THE ARC OF SAID CURVE 154.23 FEET; THENCE
SOUTH 80° 11' 38" EAST 195.10 FEET; THENCE SOUTH 09° 48' 22" WEST 231.96 FEET, THENCE NORTH 80° 11' 41" WEST 306.13 FEET TO THE POINT OF BEGINNING.

CONTAINS 1.755 ACRES

OWNER'S DEDICATION

KNOWN ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED OWNERS OF ALL THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, COMMON AREAS, AND PRIVATE ROADWAYS TO BE HEREAFTER KNOWN AS:

"TAVIAWK SUBDIVISION ~~– PHASE IX-N~~"

AND DOES HEREBY DEDICATE TO THE COMMON USE AND ENJOYMENT OF THE LOT OWNERS IN SAID SUBDIVISION, BUT NOT THE GENERAL PUBLIC, ALL PRIVATE ROADWAYS SHOWN ON THIS PLAT, IN ACCORDANCE WITH TERMS AND CONDITIONS OF DEDICATIONS OF SAID COMMON AREAS AS MORE PARTICULARLY SET FORTH IN THE "DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF TAVIAWK SUBDIVISION", RECORDED IN THE OFFICE OF THE WASHINGTON COUNTY RECORDER ON THIS DAY OF_____, BOOK_____, PAGE_____, AS SUPPLEMENTED BY THE SUPPLEMENTAL DECLARATION OF TAVIAWK SUBDIVISION – PHASE IX-N, RECORDED CONCURRENTLY HEREWITH, SAID DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND SUPPLEMENTAL DECLARATION IS HEREBY INCORPORATED AND MADE PART OF THIS PLAT.

IN WITNESS WHEREOF I HAVE HEREUNTO SET THIS_____DAY_____A.D. 20__

RT MARTEN | EDWIN T ALLRED | LINDA S ALLRED

ENGINEER:
KUMA ENGINEERING COMPANY
435-229-0244

SURVEYOR:
CORNERPOINT PROFESSIONAL LAND SURVEYS
435-619-5528

WILLOW SPRINGS SUBDIVISION UNIT 1 - PLAT C AMENDED AND EXTENDED

A PLANNED RESIDENTIAL COMMUNITY

LOCATED IN SECTIONS 36, TOWNSHIP 41 SOUTH, RANGE 17 WEST, SALT LAKE BASE & MERIDIAN

CITY COUNCIL APPROVAL

THE IVINS CITY COUNCIL OF IVINS CITY, UTAH, GAVE PRELIMINARY PLAN APPROVAL FOR THE "TAVIAWK PHASE IX-N" ON THE____ DAY OF_____, A.D.____ .

ATTEST: _____ CITY RECORDER, IVINS, UTAH _____ MAYOR, IVINS, UTAH

CITY ENGINEER'S CERTIFICATE

I, CHARLES GILLETTE, PE, IVINS CITY ENGINEER DO HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS SUBDIVISION PLAT AND HAVE DETERMINED THAT IT IS CORRECT AND IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE.

DATE _____ CITY ENGINEER, IVINS, UTAH

APPROVAL AS TO FORM

I, THE IVINS CITY ATTORNEY, DO HEREBY APPROVE THIS SUBDIVISION PLAT AS TO FORM, THIS____ DAY OF_____, A.D._____

IVINS, UTAH, CITY ATTORNEY

APPROVAL AND ACCEPTANCE BY IVINS CITY

ON THIS THE ____DAY OF_____, A.D. ____ THE PLANNING COMMISSION OF IVINS CITY, UTAH, HAVING REVIEWED THE ABOVE "TAVIAWK PHASE IX-N" SUBDIVISION, AND HAVING FOUND THAT IT COMPLIES WITH THE REQUIREMENTS OF IVINS CITY, UTAH, PLANNING ORDINANCES, AND THE AUTHORIZATION GRANTED BY THE IVINS CITY CODE HEREBY APPROVES SAID AMENDED SUBDIVISION PLAT FOR RECORDING.

ATTEST: _____ CITY RECORDER, IVINS, UTAH _____ PLANNING COMMISSION CHAIRMAN, IVINS, UTAH

TREASURER APPROVAL

I, WASHINGTON COUNTY TREASURER, CERTIFY ON THIS ____ DAY OF _____ A.D. 20__ THAT ALL TAXES, SPECIAL ASSESSMENTS, AND FEES DUE AND OWING ON THIS SUBDIVISION FINAL PLAT HAVE BEEN PAID IN FULL.

WASHINGTON COUNTY TREASURER

RECORDER ACCEPTANCE

WASHINGTON COUNTY RECORDER