



RECORD OF SURVEY
AND BOUNDARY LINE ADJUSTMENT
FOR
MARGIE LEE PEATROSS
AND
MATTHEW ALLEN CARTER

LOCATED IN BLOCK 54 IN THE DUCHESSNE CITY TOWNSITE
IN THE NW 1/4 SW 1/4 SECTION 1
TOWNSHIP 4 SOUTH, RANGE 5 WEST
UINTAH SPECIAL BASE AND MERIDIAN
DUCHESSNE COUNTY, UTAH

SURVEYOR'S CERTIFICATE

I, Chilton S. Peatross, do hereby certify to Margie Lee Peatross and Matthew Allen Carter, that I am a Professional Land Surveyor, and that I hold License No. 155666, as prescribed by the laws of the State of Utah, and in accordance with Section 17-23-17, I have made a survey of the following described tracts of land, and that I have verified all measurements and placed monuments as represented on the plat, for the purpose of creating a Boundary Line Adjustment and Record of Survey, Plat:

ORIGINAL PROPERTY DESCRIPTIONS

ACCORDING TO THAT PERSONAL REPRESENTATIVE'S DEED RECORDED,
11 FEBRUARY 2019, AS FOUND BY ENTRY #523246, AT PAGES 1 - 3

Lots 6, 7 & 8, Block 54, Duchesne City Survey, according to the official plat thereof as found in the office of the Duchesne County Records Office:

ALSO: Beginning at the Northeast corner of Lot 6, Block 54, Duchesne City Survey; thence North 10 feet; thence West 150 feet; thence South 10 feet; thence East 150 feet.

ALSO: Beginning at the Southeast corner of Lot 6, Block 54, Duchesne City Survey; thence South 20 feet; thence West 150 feet; thence North 20 feet; thence East 150 feet.

TAX ID: AND APN: D-0292/00-0000-4824

NEW PROPERTY DESCRIPTIONS

Part of Lots 6 and 7, Block 54, Duchesne City Survey, being further described as follows: Beginning at the North East Corner of Lot 6; thence South 150.00 feet to the Southeast corner of Lot 6; thence continuing South 20.00 feet to the South line of a vacated 20 foot wide alley; thence West 88.00 feet; thence North 0°20'14" West 20.00 feet to the North line of said vacation; thence continuing North 0°20'14" West 150.00 feet to the North line of Block 54; thence continuing North 0°20'14" West 10.00 feet to a point on the North line of a 10 foot wide Street vacation; thence East 89.00 feet; thence South 10.00 feet to the Point Of Beginning. Containing 15,840 sq. feet or, 0.363 acres.

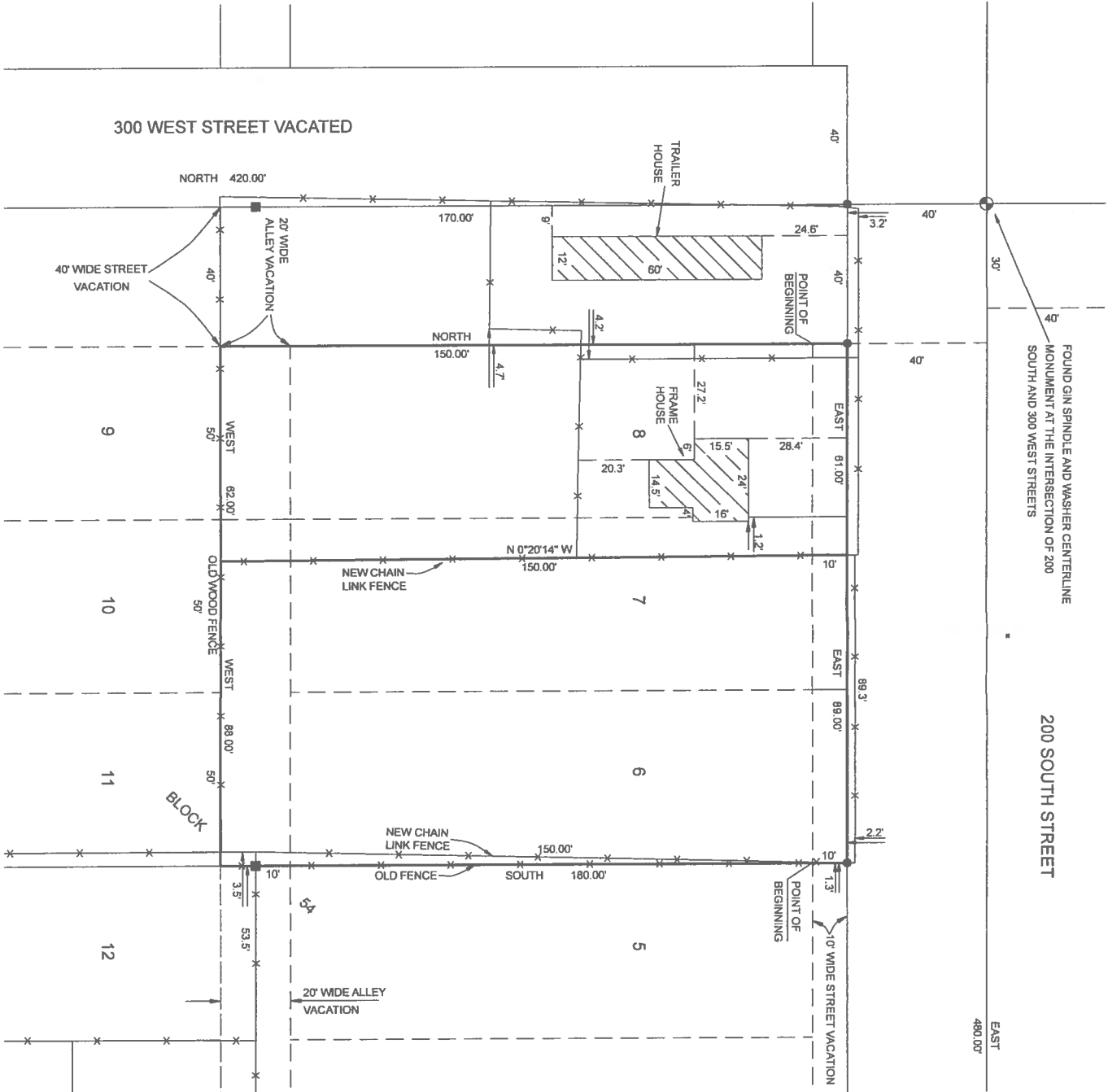
Part of Lots 7 and 8, Block 54, Duchesne City Survey, being further described as follows: Beginning at the Northwest corner of Lot 8, Block 54; thence North 10.00 feet to the North line of a 10 foot wide street vacation; thence East 61.00 feet; thence South 0°20'14" East 10.00 feet to the North line of said Block 54; thence continuing South 0°20'14" East 150.00 feet; thence continuing South 0°20'14" East 20.00 feet to the South line of vacated 20 foot wide alley; thence West 62.00 feet to the Southwest corner of Lot 8, Block 54; thence continuing North 150 feet to the Point Of Beginning. Containing 11,160 sq. feet or, 0.256 acres.

NARRATIVE

PURPOSE OF SURVEY: To perform a Boundary Survey then prepare a Boundary Line Adjustment and Record of Survey Plat.
BASIS OF BEARING: Monument at 200 West and 300 South to a spindlet at 200 South and 300 West = North 48°48'31" West.

SURVEY FINDINGS: As shown on plat.

NOTE: This survey was performed at the request of Chris Peatross. It does not insure or guarantee ownership, nor does it show liens, all easements and rights of way (except as shown), codes, covenants, conditions, obligations, or restrictions of use that may or may not be recorded. The location or depiction of public or private utilities, points of diversion of water and water rights are excluded from the scope of this survey.



DUCHESSNE CITY PLANNING AND ZONING

Approved as a Boundary Line Adjustment this _____ day of _____, 20__.

Planning and Zoning Chairperson _____

DUCHESSNE CITY COUNCIL

Approved as a Boundary Line Adjustment this _____ day of _____, 20__.

Mayor _____ Attest: _____ City Clerk

DUCHESSNE COUNTY RECORDER

State of Utah }
County of Duchesne } s.s. _____

Entry Number: _____

Filed for recording at the request of _____ on this _____ day of _____, 20__.

Time _____ FEB _____

Shelley Brennan Duchesne County Recorder

OWNERS CERTIFICATE
Know all men by these presents: that we the undersigned owners of the above described tract of land, have caused the same to be surveyed for a Boundary Line Adjustment, and a plat to be prepared to be in compliance with the Duchesne County Subdivision Ordinances, to legally convey and transfer land ownership.
Margie Lee Peatross
MARGIE LEE PEATROSS, JOINT TENANT
Matthew Allen Carter
MATTHEW ALLEN CARTER, JOINT TENANT
NOTARY ACKNOWLEDGEMENT
County of _____ }
State of _____ } s.s. _____

On this _____ day of _____, 20__, personally appeared before me, MARGIE LEE PEATROSS, and MATTHEW ALLEN CARTER, AS JOINT TENANTS, the signers of the above OWNER'S CERTIFICATE, and who acknowledged to me that they signed it freely and voluntarily for the uses and purposes therein mentioned.

My commission expires: _____

Notary Public _____