## LEGAL DESCRIPTION:

BEGINNING AT A POINT BEING NORTH 87°55'14" WEST 399.01 FEET ALONG THE SECTION LINE AND SOUTH 252.74 FEET FROM THE NORTH 1/4 CORNER OF SECTION 10, TOWNSHIP 41 SOUTH, RANGE 13 WEST, SALT LAKE BASE & MERIDIAN, AND RUNNING;

THENCE SOUTH 36°33'54" EAST 50.00 FEET;
THENCE SOUTH 39.27 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 37°02'14" EAST, LONG CHORD BEARS SOUTH 07°57'46" WEST 35.36 FEET WITH A CENTRAL ANGLE OF 90°00'00");
THENCE SOUTH 37°02'14" EAST 696.87 FEET;
THENCE SOUTH 493.22 FEET ALONG AN ARC OF A 763.00 FOOT RADIUS CURVE TO THE RIGHT (CENTER BEARS SOUTH 52°57'46" WEST, LONG CHORD BEARS SOUTH 18°31'07" EAST 484.68 FEET WITH A CENTRAL ANGLE OF 37°02'14");
THENCE SOUTH 33.00 FEET;
THENCE SOUTHEAST 40.76 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS EAST, LONG CHORD BEARS SOUTH 46°42'27" EAST 36.39 FEET WITH A CENTRAL ANGLE OF 93°24'53");
THENCE EAST 569.39 FEET ALONG AN ARC OF A 1,467.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 03°24'53" WEST, LONG CHORD BEARS NORTH 75°27'57" EAST 565.83 FEET WITH A CENTRAL ANGLE OF 22°14'19");
THENCE NORTH 38.26 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 25°39'12" WEST, LONG CHORD BEARS NORTH 20°30'11" EAST 34.63 FEET WITH A CENTRAL ANGLE OF 87°41'13") TO THE WESTERLY LINE OF TOQUERVILLE PARKWAY;
THENCE SOUTH 23°20'25" EAST 116.09 FEET ALONG SAID WESTERLY LINE OF TOQUERVILLE PARKWAY;
THENCE WEST 40.20 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 66°39'35" WEST, LONG CHORD BEARS NORTH 69°24'38" WEST 36.01 FEET WITH A CENTRAL ANGLE OF 92°08'26");
THENCE WEST 597.21 FEET ALONG AN ARC OF A 1,533.00 FOOT RADIUS CURVE TO THE RIGHT (CENTER BEARS NORTH 25°28'52" WEST, LONG CHORD BEARS SOUTH 75°40'46" WEST 593.44 FEET WITH A CENTRAL ANGLE OF 22°19'15");
THENCE SOUTHWEST 37.89 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 03°09'37" EAST, LONG CHORD BEARS SOUTH 43°25'12" WEST 34.37 FEET WITH A CENTRAL ANGLE OF 86°50'23");
THENCE SOUTH 88°11'47" WEST 66.03 FEET;
THENCE NORTHWEST 38.79 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS WEST, LONG CHORD BEARS NORTH 44°26'47" WEST 35.01 FEET WITH A CENTRAL ANGLE OF 88°53'34");
THENCE NORTH 00°52'19" WEST 66.04 FEET;
THENCE NORTHEAST 39.79 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 01°11'47" EAST, LONG CHORD BEARS NORTH 45°35'54" EAST 35.72 FEET WITH A CENTRAL ANGLE OF 91°11'47");
THENCE NORTH 35.25 FEET;
THENCE NORTH 450.55 FEET ALONG AN ARC OF A 697.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS WEST, LONG CHORD BEARS NORTH 18°31'07" WEST 442.75 FEET WITH A CENTRAL ANGLE OF 37°02'14");
THENCE NORTH 37°02'14" WEST 694.37 FEET;
THENCE WEST 39.27 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 52°57'43" WEST, LONG CHORD BEARS NORTH 82°02'17" WEST 35.35 FEET WITH A CENTRAL ANGLE OF 90°00'00");
THENCE SOUTH 52°57'46" WEST 84.00 FEET;
THENCE SOUTH 31.42 FEET ALONG AN ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 37°02'14" EAST, LONG CHORD BEARS SOUTH 07°57'46" WEST 28.28 FEET WITH A CENTRAL ANGLE OF 90°00'00");
THENCE SOUTH 70°32'03" WEST 31.47 FEET;
THENCE WEST 31.42 FEET ALONG AN ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 52°57'46" WEST, LONG CHORD BEARS NORTH 82°02'14" WEST 28.28 FEET WITH A CENTRAL ANGLE OF 90°00'00");
THENCE SOUTH 52°57'46" WEST 184.00 FEET;
THENCE SOUTH 31.42 FEET ALONG AN ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 37°02'14" EAST, LONG CHORD BEARS SOUTH 07°57'46" WEST 28.28 FEET WITH A CENTRAL ANGLE OF 90°00'00");
THENCE SOUTH 52°57'46" WEST 30.00 FEET;
THENCE WEST 31.42 FEET ALONG AN ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 52°57'46" WEST, LONG CHORD BEARS NORTH 82°02'14" WEST 28.28 FEET WITH A CENTRAL ANGLE OF 90°00'00");
THENCE SOUTH 52°57'46" WEST 53.87 FEET;
THENCE WEST 190.88 FEET ALONG AN ARC OF A 318.00 FOOT RADIUS CURVE TO THE RIGHT (CENTER BEARS NORTH 37°02'14" WEST, LONG CHORD BEARS SOUTH 70°09'31" WEST 188.03 FEET WITH A CENTRAL ANGLE OF 34°23'30");
THENCE SOUTHWEST 29.67 FEET ALONG AN ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 02°38'44" EAST, LONG CHORD BEARS SOUTH 44°51'37" WEST 27.02 FEET WITH A CENTRAL ANGLE OF 84°59'18");
THENCE SOUTH 86°54'30" WEST 30.14 FEET;
THENCE NORTHWEST 32.12 FEET ALONG AN ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 87°31'06" WEST, LONG CHORD BEARS NORTH 43°31'45" WEST 28.78 FEET WITH A CENTRAL ANGLE OF 92°01'18");
THENCE NORTH 89°32'24" WEST 184.13 FEET;
THENCE SOUTHWEST 30.60 FEET ALONG AN ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 00°27'36" WEST, LONG CHORD BEARS SOUTH 46°37'24" WEST 27.70 FEET WITH A CENTRAL ANGLE OF 87°40'23");
THENCE SOUTH 70°05'56" WEST 32.59 FEET;
THENCE NORTHWEST 32.44 FEET ALONG AN ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 86°35'49" WEST, LONG CHORD BEARS NORTH 43°04'07" WEST 29.00 FEET WITH A CENTRAL ANGLE OF 92°56'35");
THENCE NORTH 89°32'24" WEST 94.43 FEET;
THENCE SOUTHWEST 37.75 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 00°27'37" WEST, LONG CHORD BEARS SOUTH 47°11'57" WEST 34.27 FEET WITH A CENTRAL ANGLE OF 86°31'21");
THENCE NORTH 86°03'45" WEST 60.00 FEET;
THENCE NORTH 58.88 FEET ALONG AN ARC OF A 970.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 86°03'45" WEST, LONG CHORD BEARS NORTH 02°11'55" EAST 58.87 FEET WITH A CENTRAL ANGLE OF 03°28'40");
THENCE NORTH 00°27'36" EAST 225.78 FEET;
THENCE NORTH 117.60 FEET ALONG AN ARC OF A 958.00 FOOT RADIUS CURVE TO THE RIGHT (CENTER BEARS SOUTH 89°32'24" EAST, LONG CHORD BEARS NORTH 03°58'36" EAST 117.53 FEET WITH A CENTRAL ANGLE OF 07°02'01");
THENCE NORTH 07°29'37" EAST 403.46 FEET;
THENCE NORTH 310.95 FEET ALONG AN ARC OF A 898.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 82°30'23" WEST, LONG CHORD BEARS NORTH 02°25'35" WEST 309.40 FEET WITH A CENTRAL ANGLE OF 19°50'22");
THENCE NORTH 12°20'46" WEST 51.45 FEET;
THENCE NORTHWEST 39.33 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 77°39'14" WEST, LONG CHORD BEARS NORTH 57°25'07" WEST 35.40 FEET WITH A CENTRAL ANGLE OF 90°08'42");
THENCE NORTH 12°13'31" WEST 60.00 FEET;
THENCE NORTHEAST 39.21 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 12°29'27" WEST, LONG CHORD BEARS NORTH 32°34'53" EAST 35.31 FEET WITH A CENTRAL ANGLE OF 89°51'18");
THENCE NORTH 77°23'18" EAST 60.00 FEET;
THENCE SOUTHEAST 39.33 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 77°39'14" EAST, LONG CHORD BEARS SOUTH 57°25'07" EAST 35.40 FEET WITH A CENTRAL ANGLE OF 90°08'42");
THENCE NORTH 77°30'33" EAST 330.66 FEET;
THENCE EAST 141.52 FEET ALONG AN ARC OF A 658.00 FOOT RADIUS CURVE TO THE RIGHT (CENTER BEARS SOUTH 12°29'27" EAST, LONG CHORD BEARS NORTH 83°40'14" EAST 141.25 FEET WITH A CENTRAL ANGLE OF 12°19'23");
THENCE NORTH 89°49'55" EAST 148.35 FEET;
THENCE NORTHEAST 39.27 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 00°10'05" WEST, LONG CHORD BEARS NORTH 44°49'55" EAST 35.36 FEET WITH A CENTRAL ANGLE OF 90°00'00");
THENCE NORTH 00°10'05" WEST 540.00 FEET;
THENCE NORTHWEST 39.27 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 89°49'55" WEST, LONG CHORD BEARS NORTH 45°10'05" WEST 35.36 FEET WITH A CENTRAL ANGLE OF 90°00'00");
THENCE NORTH 00°10'05" WEST 60.00 FEET;
THENCE NORTHEAST 39.27 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 00°10'05" WEST, LONG CHORD BEARS NORTH 44°49'55" EAST 35.36 FEET WITH A CENTRAL ANGLE OF 90°00'00");
THENCE NORTH 00°10'05" WEST 322.33 FEET;
THENCE NORTH 404.99 FEET ALONG AN ARC OF A 763.00 FOOT RADIUS CURVE TO THE RIGHT (CENTER BEARS NORTH 89°49'55" EAST, LONG CHORD BEARS NORTH 15°02'16" EAST 400.25 FEET WITH A CENTRAL ANGLE OF 30°24'41");
THENCE NORTH 30°14'37" EAST 94.54 FEET;
THENCE NORTHEAST 218.23 FEET ALONG AN ARC OF A 763.00 FOOT RADIUS CURVE TO THE RIGHT (CENTER BEARS SOUTH 59°45'23" EAST, LONG CHORD BEARS NORTH 38°26'14" EAST 217.49 FEET WITH A CENTRAL ANGLE OF 16°23'15");

## LEGAL DESCRIPTION CONTINUED:

THENCE NORTH 37.52 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 43°22'08" WEST, LONG CHORD BEARS NORTH 03°37'56" EAST 34.10 FEET WITH A CENTRAL ANGLE OF 85°59'52");
THENCE NORTH 50°38'00" EAST 60.00 FEET;
THENCE EAST 37.52 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 50°38'00" EAST, LONG CHORD BEARS SOUTH 82°21'56" EAST 34.10 FEET WITH A CENTRAL ANGLE OF 85°59'52");
THENCE EAST 500.69 FEET ALONG AN ARC OF A 763.00 FOOT RADIUS CURVE TO THE RIGHT (CENTER BEARS SOUTH 39°21'52" EAST, LONG CHORD BEARS NORTH 73°26'05" EAST 491.75 FEET WITH A CENTRAL ANGLE OF 37°35'52");
THENCE SOUTH 87°45'59" EAST 291.29 FEET;
THENCE NORTHEAST 38.16 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 02°14'01" EAST, LONG CHORD BEARS NORTH 48°30'25" EAST 34.56 FEET WITH A CENTRAL ANGLE OF 87°27'12") TO THE WESTERLY LINE OF TOQUERVILLE PARKWAY;
THENCE SOUTH 113.52 FEET ALONG AN ARC OF A 1,260.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 85°31'35" EAST, LONG CHORD BEARS SOUTH 01°53'33" WEST 113.48 FEET WITH A CENTRAL ANGLE OF 05°09'44") ALONG SAID WESTERLY LINE OF TOQUERVILLE PARKWAY;
THENCE NORTHWEST 37.86 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 89°00'17" WEST, LONG CHORD BEARS NORTH 44°22'51" WEST 34.35 FEET WITH A CENTRAL ANGLE OF 86°46'16");
THENCE NORTH 87°45'59" WEST 291.98 FEET;
THENCE WEST 454.16 FEET ALONG AN ARC OF A 697.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 02°14'01" WEST, LONG CHORD BEARS SOUTH 73°34'01" WEST 446.16 FEET WITH A CENTRAL ANGLE OF 37°19'59");
THENCE SOUTH 41.13 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 35°05'59" EAST, LONG CHORD BEARS SOUTH 07°46'01" WEST 36.65 FEET WITH A CENTRAL ANGLE OF 94°16'01");
THENCE SOUTH 50°38'00" WEST 50.00 FEET;
THENCE WEST 41.13 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 50°38'00" WEST, LONG CHORD BEARS NORTH 86°30'01" WEST 36.65 FEET WITH A CENTRAL ANGLE OF 94°16'01");
THENCE SOUTHWEST 196.13 FEET ALONG AN ARC OF A 697.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 43°38'01" EAST, LONG CHORD BEARS SOUTH 38°18'18" WEST 195.49 FEET WITH A CENTRAL ANGLE OF 16°07'22");
THENCE SOUTH 30°14'37" WEST 94.54 FEET;
THENCE SOUTH 369.95 FEET ALONG AN ARC OF A 697.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 59°45'23" EAST, LONG CHORD BEARS SOUTH 15°02'16" WEST 365.63 FEET WITH A CENTRAL ANGLE OF 30°24'41");
THENCE SOUTH 00°10'05" EAST 972.33 FEET;
THENCE SOUTHEAST 39.27 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 89°49'55" EAST, LONG CHORD BEARS SOUTH 45°10'05" EAST 35.36 FEET WITH A CENTRAL ANGLE OF 90°00'00");
THENCE SOUTH 00°10'05" EAST 60.00 FEET;
THENCE SOUTHWEST 39.27 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 00°10'05" EAST, LONG CHORD BEARS SOUTH 44°49'55" WEST 35.36 FEET WITH A CENTRAL ANGLE OF 90°00'00");
THENCE SOUTH 00°10'05" EAST 134.70 FEET;
THENCE SOUTH 278.13 FEET ALONG AN ARC OF A 697.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 89°49'55" EAST, LONG CHORD BEARS SOUTH 11°35'59" EAST 276.29 FEET WITH A CENTRAL ANGLE OF 22°51'49");
THENCE SOUTHEAST 440.31 FEET ALONG AN ARC OF A 1,967.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 66°58'07" EAST, LONG CHORD BEARS SOUTH 29°26'39" EAST 439.39 FEET WITH A CENTRAL ANGLE OF 12°49'32");
THENCE EAST 39.78 FEET ALONG AN ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 54°08'35" EAST, LONG CHORD BEARS SOUTH 81°26'49" EAST 35.72 FEET WITH A CENTRAL ANGLE OF 91°10'49") TO THE POINT OF BEGINNING.

LESS & EXCEPTING THE FOLLOWING DESCRIPTION:

BEGINNING AT A POINT BEING NORTH 87°55'14" WEST 722.97 FEET ALONG THE SECTION LINE AND NORTH 69.19 FEET FROM THE NORTH 1/4 CORNER OF SECTION 10, TOWNSHIP 41 SOUTH, RANGE 13 WEST, SALT LAKE BASE & MERIDIAN, AND RUNNING:

THENCE SOUTH 66°21'59" WEST 107.00 FEET;
THENCE NORTHWEST 22.72 FEET ALONG AN ARC OF A 2,162.00 FOOT RADIUS CURVE TO THE RIGHT (CENTER BEARS NORTH 66°21'59" EAST, LONG CHORD BEARS NORTH 23°19'57" WEST 22.72 FEET WITH A CENTRAL ANGLE OF 00°36'08");
THENCE NORTHWEST 7.93 FEET ALONG AN ARC OF A 892.00 FOOT RADIUS CURVE TO THE RIGHT (CENTER BEARS NORTH 66°58'07" EAST, LONG CHORD BEARS NORTH 22°46'37" WEST 7.93 FEET WITH A CENTRAL ANGLE OF 00°30'34");
THENCE SOUTH 67°28'40" WEST 30.00 FEET;
THENCE SOUTH 79°06'51" WEST 226.09 FEET;
THENCE SOUTH 82°25'14" WEST 69.72 FEET;
THENCE SOUTH 88°03'47" WEST 77.32 FEET;
THENCE NORTH 82°30'23" WEST 30.00 FEET;
THENCE SOUTH 07°29'37" WEST 11.32 FEET;
THENCE NORTH 82°30'23" WEST 107.00 FEET;
THENCE NORTH 07°29'37" EAST 58.52 FEET;
THENCE NORTH 342.81 FEET ALONG AN ARC OF A 988.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 82°29'10" WEST, LONG CHORD BEARS NORTH 02°25'35" WEST 341.09 FEET WITH A CENTRAL ANGLE OF 19°52'48");
THENCE NORTH 12°20'46" WEST 40.75 FEET;
THENCE NORTH 32°34'53" EAST 28.32 FEET;
THENCE NORTH 77°30'33" EAST 177.26 FEET;
THENCE NORTH 84°46'33" EAST 59.55 FEET;
THENCE NORTH 65°52'09" EAST 22.46 FEET;
THENCE NORTH 78°00'43" EAST 41.00 FEET;
THENCE NORTH 88°14'49" EAST 22.39 FEET;
THENCE NORTH 75°07'11" EAST 59.24 FEET;
THENCE EAST 48.36 FEET ALONG AN ARC OF A 582.00 FOOT RADIUS CURVE TO THE RIGHT (CENTER BEARS SOUTH 04°55'42" EAST, LONG CHORD BEARS NORTH 87°27'07" EAST 48.34 FEET WITH A CENTRAL ANGLE OF 04°45'38");
THENCE NORTH 89°49'55" EAST 131.35 FEET;
THENCE SOUTH 45°10'05" EAST 28.28 FEET;
THENCE SOUTH 00°10'05" EAST 123.70 FEET;
THENCE SOUTH 313.25 FEET ALONG AN ARC OF A 785.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 89°49'55" EAST, LONG CHORD BEARS SOUTH 11°35'59" EAST 311.18 FEET WITH A CENTRAL ANGLE OF 22°51'49");
THENCE SOUTHEAST 21.60 FEET ALONG AN ARC OF A 2,055.00 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS NORTH 66°58'07" EAST, LONG CHORD BEARS SOUTH 23°19'57" EAST 21.60 FEET WITH A CENTRAL ANGLE OF 00°36'08") TO THE POINT OF BEGINNING.

CONTAINING 1,129,588 SQUARE FEET OR 25.93 ACRES.

## OWNER'S DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED OWNER(S) OF ALL THE SAID DESCRIBED TRACT OF LAND HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, COMMON AREAS PRIVATE STREETS & PUBLIC STREETS, TO BE HEREINAFTER KNOWN AS:

SUN RIVER FIRELIGHT - PHASE 1

DO HEREBY DEDICATE TO THE COMMON USE OF THE PROPERTY OWNERS, BUT NOT TO THE USE OF THE GENERAL PUBLIC, ALL COMMON (INCLUDING PRIVATE STREETS) SHOWN ON THIS PLAT, IN ACCORDANCE WITH THE TERMS AND CONDITIONS OF DEDICATION OF SAID COMMON AREAS AS MORE FULLY PROVIDED IN THE "DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS" RECORDED CONCURRENTLY WITH THIS PLAT AND AS SUPPLEMENTED BY SUPPLEMENTAL CC & RS RECORDED CONCURRENTLY WITH THIS PLAT, INCORPORATED AND MADE PART OF THIS PLAT. REFERENCE IS MADE TO SAID DECLARATION FOR DETAILS CONCERNING THE RIGHT AND OBLIGATIONS OF PARTIES HAVING OR ACQUIRING AN INTEREST IN THIS DEVELOPMENT. FOR GOOD AND VALUABLE CONSIDERATION RECEIVED, THE UNDERSIGNED OWNER(S) HEREBY DEDICATE AND CONVEY TO TOQUERVILLE CITY, PUBLIC UTILITY EASEMENTS OVER, ON UNDER AND ACROSS ALL COMMON AND LIMITED COMMON AREAS FOR THE INSTALLATION AND MAINTENANCE OF MUNICIPAL UTILITIES. THE UNDERSIGNED OWNERS DO HEREBY WARRANT TO TOQUERVILLE CITY AND ITS SUCCESSORS AND ASSIGNS, THE RIGHT TO USE ALL DEDICATIONS AND CONVEYANCES GRANTED HEREIN AGAINST THE CLAIMS OF ALL PERSONS.

FIRELIGHT DEVELOPMENT, INC.

_____
DARCY A. STEWART, PRESIDENT

## ACKNOWLEDGMENT:

STATE OF _____ } S.S.
COUNTY OF _____

ON THIS _____ DAY OF _____ IN THE YEAR_____ , BEFORE ME _____, A NOTARY PUBLIC, PERSONALLY APPEARED _____ PROVED ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO IN THIS DOCUMENT, AND ACKNOWLEDGED SHE EXECUTED THE SAME.

FULL NAME SIGNATURE: _____
FULL NAME PRINT: _____
COMMISSION NO.: _____
EXPIRATION DATE: _____
A NOTARY PUBLIC COMMISSIONED IN THE STATE OF _____

(STAMP NOT REQUIRED PER UTAH CODE 46-1-16 (6) IF ABOVE INFORMATION IS FILLED IN)

## LEGEND:

- NOTHING SET OR FOUND
- FOUND SECTION MONUMENTATION AS SHOWN AND DESCRIBED
- SET CORNER - 5/8" X 20" REBAR & PLASTIC CAP - ROSENBERG ASSOCIATES
- SET STANDARD CITY SURVEY MONUMENT - CLASS I
- SET STANDARD CITY SURVEY MONUMENT - CLASS II
- SET NAIL & WASHER AT THE EXTENSION OF THE LOT LINE IN CURB
- LIMITED COMMON AREA
- COMMON AREA
- PRIVATE AREA
- AREA OF PUBLIC ROADWAY DEDICATED WITH THIS PLAT

## GENERAL NOTES AND RESTRICTIONS:

1. THIS SUBDIVISION CONTAINS PRIVATE STREETS AS LABELED. PRIVATE STREETS ARE NOT OWNED, MAINTAINED, OR REPAIRED BY THE TOQUERVILLE CITY. THE ASSOCIATION SHALL BE RESPONSIBLE FOR THE MAINTENANCE AND REPAIR OF ALL PRIVATE STREETS WITHIN THIS SUBDIVISION.

2. BY RECORDING THIS SUBDIVISION PLAT, EASEMENTS ARE HEREBY GRANTED WITHIN ALL COMMON AND LIMITED COMMON AREAS WITHIN THIS SUBDIVISION FOR INSTALLATION, ACCESS, MAINTENANCE, AND REPAIR OF ALL UTILITIES INCLUDING NATURAL GAS, CABLE TV, TELEPHONE, WATER, POWER, SEWER AND DRAINAGE IMPROVEMENTS.

## SURVEYOR'S CERTIFICATE:

I, BRANDON E. ANDERSON, PROFESSIONAL LAND SURVEYOR NUMBER 4938716, HOLD A LICENSE IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT AND HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED HEREON IN ACCORDANCE WITH SECTION 17-23-17 AND HEREBY CERTIFY ALL MEASUREMENTS AND DESCRIPTIONS ARE CORRECT. MONUMENTS WILL BE SET AS REPRESENTED ON THIS PLAT I FURTHER CERTIFY THAT BY AUTHORITY OF THE HEREON OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND HAVE SUBDIVIDED THE SAME TRACT INTO LOTS, COMMON AREA & PUBLIC STREETS TO BE HEREINAFTER KNOWN AS:

SUN RIVER FIRELIGHT - PHASE 1

THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND POINTS ESTABLISHED ON THE GROUND IN ACCORDANCE WITH THE HEREON LEGAL DESCRIPTION.

PROFESSIONAL LAND SURVEYOR
CERTIFICATE NO.
4938716
BRANDON E. ANDERSON
STATE OF UTAH

DATE:

_____
BRANDON E. ANDERSON — CERTIFICATE NO. 4938716

## MORTGAGEE CONSENT TO RECORD:

J. SCOTT LEWIS & ASSOCIATES, INC., A MORTGAGEE OF THE ABOVE TRACT OF LAND DOES HEREBY GIVE CONSENT OF SAID TRACT OF LAND TO BE USED FOR THE USES AND PURPOSES DESCRIBED IN THE PLAT, TO RECORDING AND RECORDING OF COVENANTS, CONDITIONS AND RESTRICTIONS AND JOINS IN ALL DEDICATIONS AND CONVEYANCES.

_____
J. SCOTT LEWIS - PRESIDENT

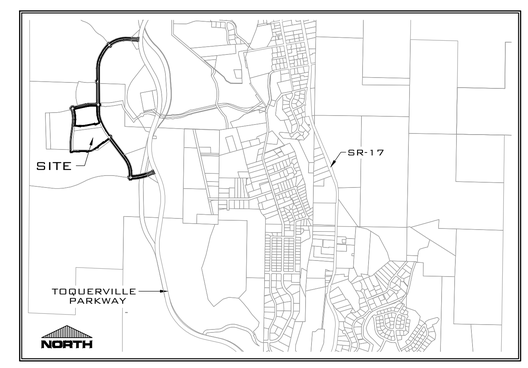
## CORPORATION ACKNOWLEDGMENT:

STATE OF UTAH
COUNTY OF WASHINGTON } S.S.

ON THE _____ DAY OF _____, 20__, PERSONALLY APPEARED BEFORE ME J. SCOTT LEWIS, WHO BEING BY ME DULY SWORN, DID SAY THA HE IS PRESIDENT OF J. SCOTT LEWIS & ASSOCIATES, INC, A UTAH CORPORATION, AND THAT HE EXECUTED THE FOREGOING MORTGAGEE CONSENT ON BEHALF OF SAID CORPORATION BY AUTHORITY OF A RESOLUTION OF ITS BOARD OF DIRECTORS AND HE DID ACKNOWLEDGE TO ME THAT THE CORPORATION EXECUTED THE SAME FOR THE PURPOSES STATED THEREIN.

FULL NAME SIGNATURE: _____
FULL NAME PRINT: _____
COMMISSION NO.: _____
EXPIRATION DATE: _____
A NOTARY PUBLIC COMMISSIONED IN THE STATE OF _____

(STAMP NOT REQUIRED PER UTAH CODE 46-1-16 (6) IF ABOVE INFORMATION IS FILLED IN)




VICINITY MAP - TOQUERVILLE
WASHINGTON COUNTY, UTAH:
SCALE: NTS

THE FINAL PLAT FOR

# SUN RIVER FIRELIGHT

- PHASE 1 -

LOCATED IN SECTION 3, & SECTION 10,
TOWNSHIP 41 SOUTH, RANGE 13 WEST,
SALT LAKE BASE AND MERIDIAN
TOQUERVILLE | WASHINGTON COUNTY | UTAH



ROSENBERG ASSOCIATES
CIVIL ENGINEERS • LAND SURVEYORS
352 EAST RIVERSIDE DRIVE, SUITE A-2,ST. GEORGE, UTAH 84790
PH (435) 673-8586 FX (435) 673-8397 - WWW.RACIVIL.COM

| | | |
|---|---|---|
| SURVEY-FPLAT-PH-1 FILE NUMBER: | 6/23/2022 DATE: | B.E.A. DRAWN: |
| 11573-22-010 JOB NUMBER: | SCALE: | B.E.A. CHECKED: |

**APPROVAL ASH CREEK SPECIAL SERVICE DISTRICT**
I HEREBY VERIFY THAT THIS OFFICE EXAMINED THIS FINAL PLAT AND HEREBY RECOMMENDS APPROVAL ON THIS _____ DAY OF _____, 20 ____.
SUPERINTENDENT

**APPROVAL OF THE PLANNING COMMISSION**
THE COMMISSION, HAVING REVIEWED THIS FINAL PLAT, HEREBY RECOMMENDS APPROVAL ON THIS _____ DAY OF _____, 20 ____.
PLANNING COMMISSION CHAIRMAN
TOQUERVILLE CITY

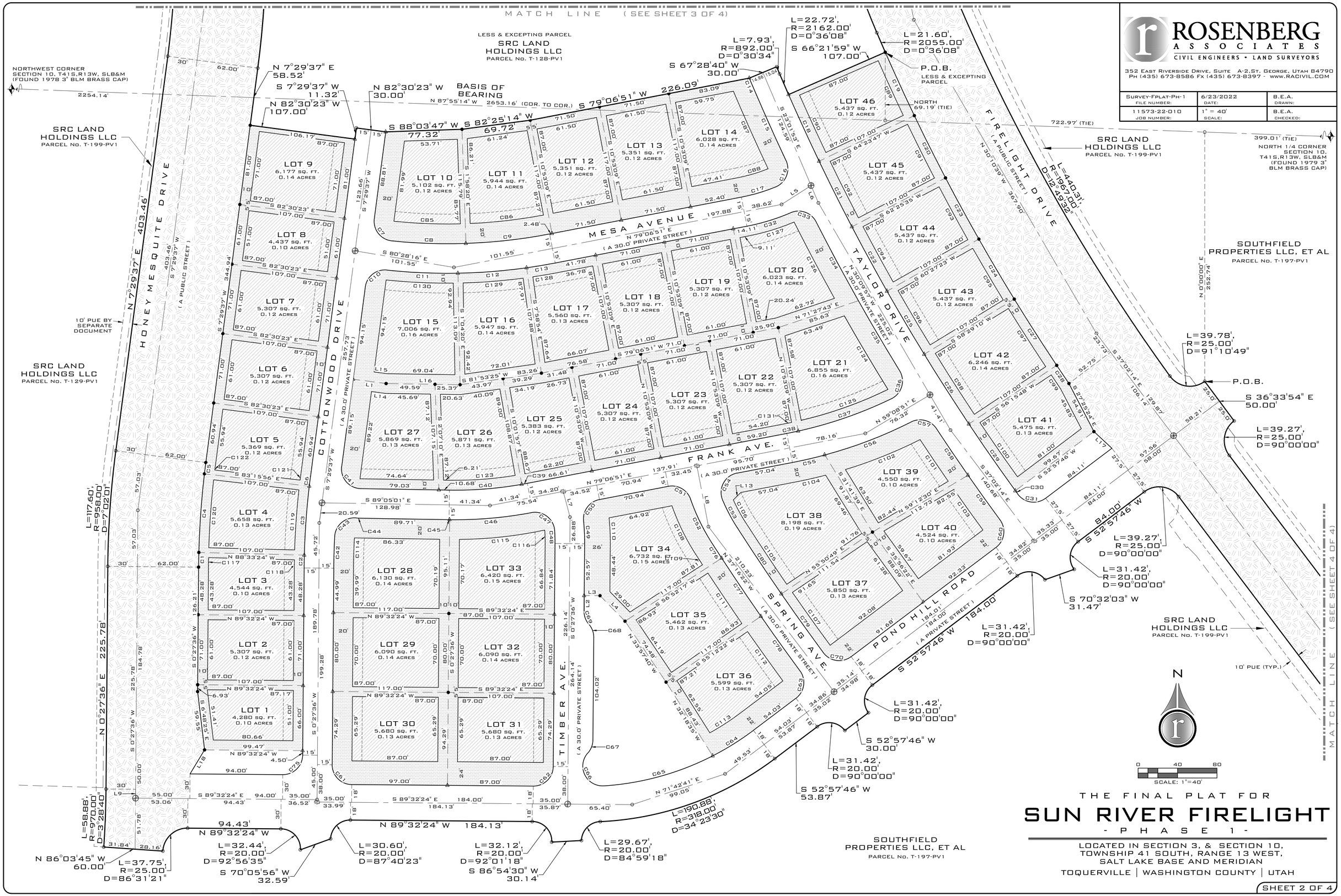
**CITY ENGINEER APPROVAL**
I HEREBY VERIFY THAT THIS OFFICE EXAMINED THIS FINAL PLAT AND HEREBY RECOMMENDS APPROVAL ON THIS _____ DAY OF _____, 20 ____.
CITY ENGINEER
TOQUERVILLE CITY

**CITY ATTORNEY APPROVAL**
APPROVED AS TO FORM, THIS THE ____ DAY OF _____, 20___
CITY ATTORNEY
TOQUERVILLE CITY

**APPROVAL AND ACCEPTANCE BY TOQUERVILLE CITY, UTAH**
WE THE CITY OF TOQUERVILLE HAVE REVIEWED THIS FINAL PLAT AND APPROVED IT ON THIS THE ____ DAY OF _____, 20 ____ WITH ALL COMMITMENTS AND OBLIGATIONS PERTAINING THERETO.
ATTEST: CITY RECORDER — MAYOR
TOQUERVILLE, UTAH — TOQUERVILLE, 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

**RECORDED NUMBER**
WASHINGTON COUNTY RECORDER

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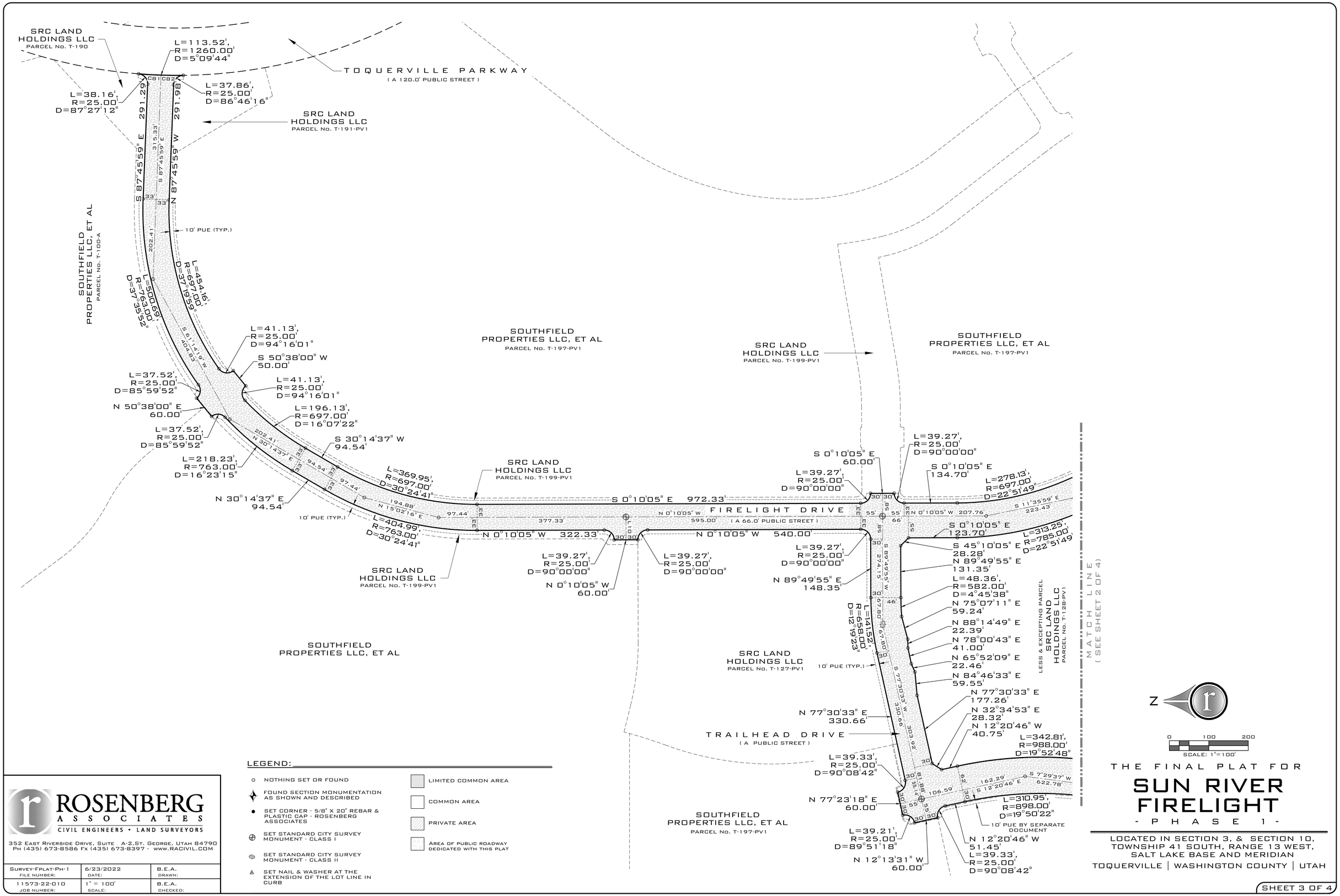
| | | |
|---|---|---|
| Survey-Fplat-Ph-1 | 6/23/2022 | B.E.A. |
| FILE NUMBER: | DATE: | DRAWN: |
| 11573-22-010 | 1" = 40' | B.E.A. |
| JOB NUMBER: | SCALE: | CHECKED: |

THE FINAL PLAT FOR

# SUN RIVER FIRELIGHT

## - PHASE 1 -

LOCATED IN SECTION 3, & SECTION 10,
TOWNSHIP 41 SOUTH, RANGE 13 WEST,
SALT LAKE BASE AND MERIDIAN
TOQUERVILLE | WASHINGTON COUNTY | UTAH

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| | | |
|---|---|---|
| Survey-Fplat-Ph-1 | 6/23/2022 | B.E.A. |
| FILE NUMBER: | DATE: | DRAWN: |
| 11573-22-010 | 1" = 100' | B.E.A. |
| JOB NUMBER: | SCALE: | CHECKED: |

THE FINAL PLAT FOR

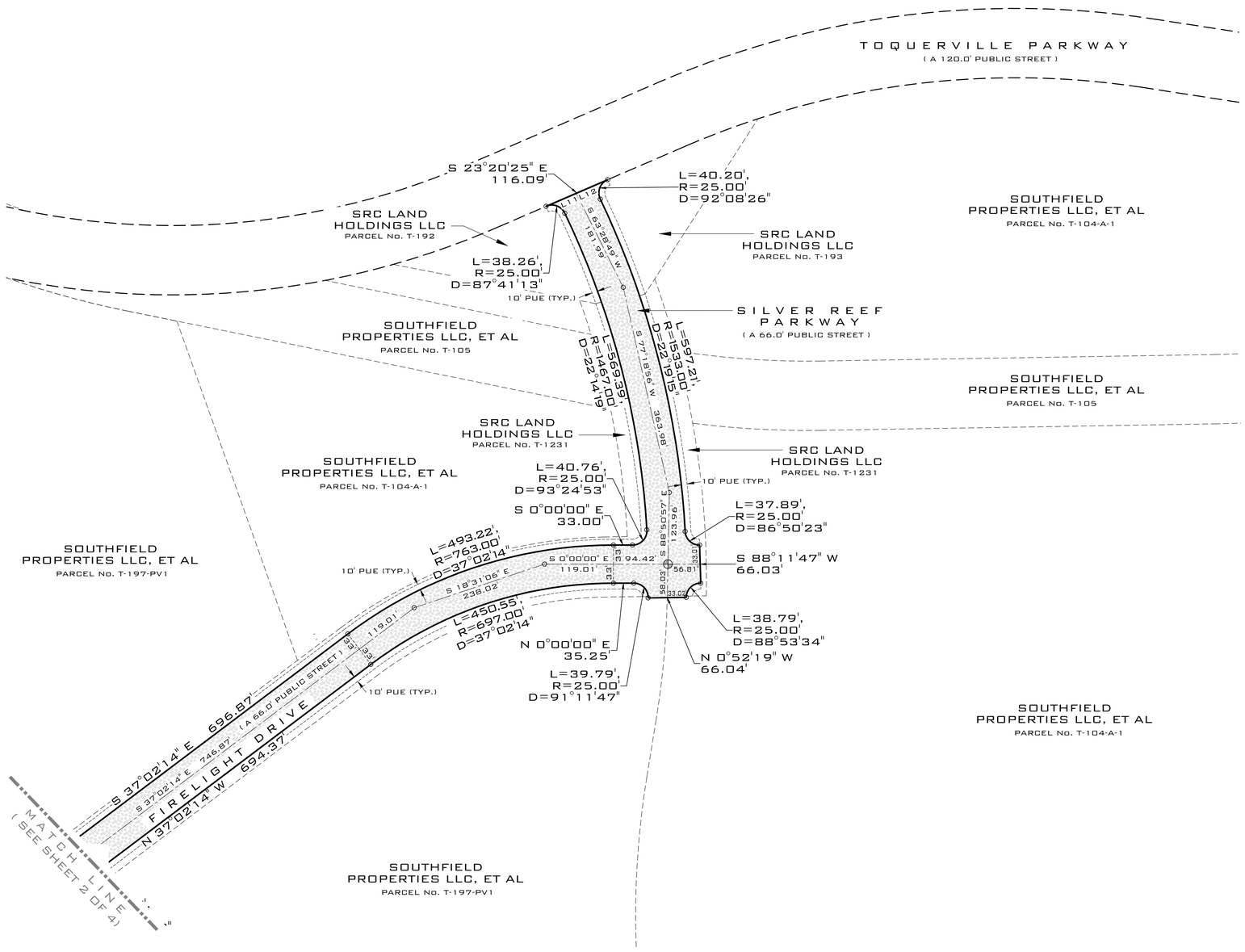
# SUN RIVER FIRELIGHT

- PHASE 1 -

LOCATED IN SECTION 3, & SECTION 10, TOWNSHIP 41 SOUTH, RANGE 13 WEST, SALT LAKE BASE AND MERIDIAN

TOQUERVILLE | WASHINGTON COUNTY | UTAH

SHEET 3 OF 4




| Curve Table | | | |
|---|---|---|---|
| Curve | Length | Radius | Delta |
| C1 | 14.86' | 866.00' | 0°59'00" |
| C2 | 13.03' | 759.00' | 0°59'00" |
| C3 | 70.09' | 759.00' | 5°17'27" |
| C4 | 80.07' | 866.00' | 5°17'51" |
| C5 | 11.47' | 866.00' | 0°45'33" |
| C6 | 10.06' | 759.00' | 0°45'33" |
| C7 | 31.98' | 20.00' | 91°37'18" |
| C8 | 75.16' | 549.00' | 7°50'39" |
| C9 | 85.41' | 549.00' | 8°54'50" |
| C10 | 30.92' | 20.00' | 88°34'05" |
| C11 | 72.09' | 579.00' | 7°08'01" |
| C12 | 69.82' | 579.00' | 6°54'33" |
| C13 | 29.35' | 579.00' | 2°54'16" |
| C14 | 8.20' | 922.00' | 0°30'34" |
| C15 | 83.11' | 2192.01' | 2°10'20" |
| C16 | 32.51' | 20.00' | 93°07'42" |
| C17 | 36.13' | 185.00' | 11°11'23" |
| C18 | 74.34' | 2162.00' | 1°58'12" |
| C19 | 70.66' | 2055.00' | 1°58'12" |
| C20 | 70.66' | 2055.00' | 1°58'12" |

| Curve Table | | | |
|---|---|---|---|
| Curve | Length | Radius | Delta |
| C21 | 74.34' | 2162.00' | 1°58'12" |
| C22 | 74.34' | 2162.00' | 1°58'12" |
| C23 | 70.66' | 2055.00' | 1°58'12" |
| C24 | 70.66' | 2055.00' | 1°58'12" |
| C25 | 74.34' | 2162.00' | 1°58'12" |
| C26 | 83.87' | 2162.00' | 2°13'22" |
| C27 | 79.72' | 2055.00' | 2°13'22" |
| C28 | 22.21' | 2055.00' | 0°37'09" |
| C29 | 82.54' | 2162.00' | 2°11'15" |
| C30 | 4.15' | 2162.00' | 0°06'36" |
| C31 | 31.77' | 20.00' | 91°00'11" |
| C32 | 46.50' | 215.00' | 12°23'35" |
| C33 | 30.11' | 20.00' | 86°15'32" |
| C34 | 90.75' | 2192.04' | 2°22'20" |
| C35 | 82.26' | 2192.04' | 2°09'01" |
| C36 | 33.41' | 20.00' | 95°42'21" |
| C37 | 100.14' | 429.00' | 13°22'29" |
| C38 | 11.80' | 429.00' | 1°34'32" |
| C39 | 5.74' | 385.00' | 0°51'13" |
| C40 | 73.57' | 385.00' | 10°56'55" |

| Curve Table | | | |
|---|---|---|---|
| Curve | Length | Radius | Delta |
| C41 | 33.71' | 20.00' | 96°34'38" |
| C42 | 32.02' | 729.00' | 2°31'01" |
| C43 | 32.36' | 20.00' | 92°42'51" |
| C44 | 4.17' | 50.00' | 4°46'29" |
| C45 | 0.62' | 415.00' | 0°05'10" |
| C46 | 83.25' | 415.00' | 11°29'37" |
| C47 | 33.91' | 20.00' | 97°09'01" |
| C48 | 12.83' | 185.00' | 3°58'24" |
| C49 | 23.17' | 215.00' | 6°10'33" |
| C50 | 29.61' | 20.00' | 84°49'48" |
| C51 | 28.46' | 20.00' | 81°32'45" |
| C52 | 50.19' | 215.00' | 13°22'35" |
| C53 | 31.46' | 185.00' | 9°44'38" |
| C54 | 35.63' | 20.00' | 102°05'11" |
| C55 | 33.61' | 459.00' | 4°11'42" |
| C56 | 93.86' | 459.00' | 11°42'59" |
| C57 | 29.13' | 20.00' | 83°26'28" |
| C58 | 56.92' | 2192.05' | 1°29'16" |
| C59 | 55.78' | 2192.05' | 1°27'28" |
| C60 | 31.16' | 20.00' | 89°16'29" |

| Curve Table | | | |
|---|---|---|---|
| Curve | Length | Radius | Delta |
| C61 | 31.42' | 20.00' | 90°00'00" |
| C62 | 31.42' | 20.00' | 90°00'00" |
| C63 | 31.19' | 20.00' | 89°20'58" |
| C64 | 48.70' | 282.00' | 9°53'38" |
| C65 | 115.25' | 282.00' | 23°25'01" |
| C66 | 47.33' | 20.00' | 135°35'45" |
| C67 | 14.45' | 20.00' | 41°24'35" |
| C68 | 14.45' | 20.00' | 41°24'35" |
| C69 | 14.45' | 20.00' | 41°24'35" |
| C70 | 31.65' | 20.00' | 90°40'10" |
| C75 | 31.42' | 20.00' | 90°00'00" |
| C76 | 17.60' | 2446.00' | 0°24'45" |
| C77 | 71.09' | 2446.00' | 1°39'54" |
| C78 | 68.00' | 2446.00' | 1°35'34" |
| C79 | 73.17' | 2416.00' | 1°44'07" |
| C80 | 80.79' | 2416.00' | 1°54'57" |
| C81 | 56.90' | 1260.00' | 2°35'15" |
| C82 | 56.62' | 1260.00' | 2°34'29" |
| C85 | 67.42' | 529.00' | 7°18'09" |
| C86 | 74.78' | 529.00' | 8°05'56" |

| Curve Table | | | |
|---|---|---|---|
| Curve | Length | Radius | Delta |
| C87 | 86.15' | 2212.00' | 2°13'53" |
| C88 | 32.22' | 165.00' | 11°11'23" |
| C89 | 61.00' | 2065.00' | 1°41'33" |
| C90 | 63.99' | 2152.00' | 1°42'14" |
| C91 | 61.00' | 2065.00' | 1°41'33" |
| C92 | 63.99' | 2152.00' | 1°42'14" |
| C93 | 61.00' | 2065.00' | 1°41'33" |
| C94 | 63.99' | 2152.00' | 1°42'14" |
| C95 | 61.00' | 2065.00' | 1°41'33" |
| C96 | 63.99' | 2152.00' | 1°42'14" |
| C97 | 70.11' | 2065.00' | 1°56'43" |
| C98 | 73.49' | 2152.00' | 1°57'24" |
| C99 | 16.71' | 2065.00' | 0°27'49" |
| C100 | 66.96' | 2152.00' | 1°46'58" |
| C101 | 51.00' | 2212.00' | 1°19'16" |
| C102 | 81.63' | 479.00' | 9°45'52" |
| C103 | 50.69' | 2212.00' | 1°18'47" |
| C104 | 30.68' | 479.00' | 3°40'10" |
| C105 | 75.54' | 2406.00' | 1°47'56" |
| C106 | 25.79' | 175.00' | 8°26'43" |

| Curve Table | | | |
|---|---|---|---|
| Curve | Length | Radius | Delta |
| C107 | 65.90' | 2406.00' | 1°34'10" |
| C108 | 54.86' | 235.00' | 13°22'35" |
| C109 | 12.75' | 2466.00' | 0°17'46" |
| C110 | 26.52' | 241.00' | 6°18'17" |
| C111 | 61.67' | 2466.00' | 1°25'58" |
| C112 | 61.55' | 2466.00' | 1°25'48" |
| C113 | 36.86' | 260.00' | 8°07'19" |
| C114 | 30.90' | 709.00' | 2°29'50" |
| C115 | 87.22' | 435.00' | 11°29'18" |
| C116 | 13.51' | 175.00' | 4°25'20" |
| C117 | 9.69' | 856.00' | 0°38'56" |
| C118 | 8.20' | 769.00' | 0°36'39" |
| C119 | 61.01' | 769.00' | 4°32'45" |
| C120 | 69.05' | 856.00' | 4°37'18" |
| C121 | 5.19' | 769.00' | 0°23'12" |
| C122 | 6.34' | 856.00' | 0°25'28" |
| C123 | 66.66' | 375.00' | 10°11'05" |
| C124 | 86.72' | 2212.00' | 2°14'46" |
| C125 | 93.55' | 419.00' | 12°47'34" |
| C126 | 87.59' | 2212.00' | 2°16'08" |

| Curve Table | | | |
|---|---|---|---|
| Curve | Length | Radius | Delta |
| C127 | 48.04' | 225.00' | 12°13'57" |
| C128 | 24.86' | 589.00' | 2°25'05" |
| C129 | 61.03' | 589.00' | 5°56'11" |
| C130 | 68.08' | 589.00' | 6°37'23" |
| C131 | 6.80' | 419.00' | 0°55'48" |

| Line Table | | |
|---|---|---|
| Line | Length | Direction |
| L1 | 33.65' | N 82°30'23" W |
| L2 | 15.93' | S 0°27'36" W |
| L3 | 16.00' | N 89°32'24" W |
| L4 | 36.23' | N 44°25'59" W |
| L5 | 35.49' | N 57°15'12" E |
| L6 | 19.18' | S 23°01'53" E |
| L7 | 26.88' | S 14°50'57" E |
| L8 | 62.92' | S 10°45'25" E |
| L9 | 9.00' | N 0°27'36" E |
| L10 | 58.00' | N 89°49'55" E |
| L11 | 56.87' | S 23°20'25" E |
| L12 | 59.22' | S 23°20'25" E |
| L13 | 10.72' | S 45°18'24" W |
| L14 | 14.22' | N 82°30'23" W |
| L15 | 13.07' | N 82°30'23" W |
| L16 | 74.96' | N 89°05'01" W |
| L17 | 24.88' | N 47°07'30" W |
| L18 | 28.49' | S 31°08'02" W |

Z

0 100 200

SCALE: 1"=100'

LEGEND:

- NOTHING SET OR FOUND
- FOUND SECTION MONUMENTATION AS SHOWN AND DESCRIBED
- SET CORNER - 5/8" X 20" REBAR & PLASTIC CAP - ROSENBERG ASSOCIATES
- SET STANDARD CITY SURVEY MONUMENT - CLASS I
- SET STANDARD CITY SURVEY MONUMENT - CLASS II
- SET NAIL & WASHER AT THE EXTENSION OF THE LOT LINE IN CURB
- LIMITED COMMON AREA
- COMMON AREA
- PRIVATE AREA
- AREA OF PUBLIC ROADWAY DEDICATED WITH THIS PLAT

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| 11573-22-010 JOB NUMBER: | 1" = 100' SCALE: | B.E.A. CHECKED: |

THE FINAL PLAT FOR

# SUN RIVER FIRELIGHT

## - PHASE 1 -

LOCATED IN SECTION 3, & SECTION 10,
TOWNSHIP 41 SOUTH, RANGE 13 WEST,
SALT LAKE BASE AND MERIDIAN

TOQUERVILLE | WASHINGTON COUNTY | UTAH