## NARRATIVE

*The purpose of this survey is to recover or reestablish the Section and Quarter Section corner monuments of Sections 14, 23 and 24 in order to properly subdivide these sections to determine the dimensions of the aliquot (fractional) tracts owned by the Wright Ranch Company. The basis of bearing of this survey is geodetic north as determined by use of a Trimble 4700 Global Positioning System with the initial point being a no. 4 rebar found at the West Quarter Corner of Section 24. A copy of the latest revision of this map will be filed in the Duchesne County Surveyor's Office.*

*It should be understood that the process of reestablishment of monuments of the Public Land Survey System may result in new monuments being constructed in locations that are different than the location established by the original Federal Government survey. Some old fences on or near this property may have been built according to the original Federal monuments before the Duchesne County Surveyor and other private surveyors constructed the monuments for the section corners shown on this map. It is recommended that boundary line agreement parcels be created and exchanged between adjoiners in those areas where aliquot lines from recently placed section corners create gaps and overlaps between fences of adjoining owners.*

## SURVEYOR'S CERTIFICATE

*I, Joseph Don Richardson, Registered Land Surveyor No. 4265, State of Utah, certify to WRIGHT RANCH COMPANY, a Utah partnership, that I have surveyed the following described property and find it as shown hereon.*

*QUIT CLAIM DEED: Entry No. 216684, Book A–83, Page 559–570, recorded 7–6–81 at the Duchesne County Recorder's Office.*

*Prior deed reference: WARRANTY DEED Entry Number 250857, Book A–138, Page 536–538, recorded December 31, 1985, signed: 31 August, 1965.*
*GRANTOR: Myrthen N. Moon and Irene M. Moon*
*GRANTEE: WRIGHT RANCH CORPORATION, a Utah corporation*

*"TOWNSHIP 1 SOUTH, RANGE 8 WEST, OF THE UINTAH SPECIAL MERIDIAN*

*Section 14: Beginning at the Northwest corner of the Southeast Quarter of said Section 14; and running thence South 45° East to the Southeast corner of the Northwest Quarter of the Southeast Quarter of said Section 14; thence South 80 rods; thence West 80 rods; thence North 160 rods to the place of beginning*

*Section 23: Northeast Quarter; East Half of the Southeast Quarter.*

*Section 24: Southwest Quarter; South Half of the Northwest Quarter; Northwest Quarter of the Northwest Quarter. Also, the tract beginning at a point 759 feet West of the Northeast corner of the Southwest Quarter of the Northeast Quarter of said Section 24; and running thence South 2640 feet; thence West 561 feet; thence North 2640 feet; thence East 561 feet to the place of beginning.*

*All easements and rights–of–way appurtenant to and used in connection with the above–described real properties.*

*Subject to easements and rights–of–way of record."*

*"Subject to encumbrances, easements, restrictions and rights of way appearing of record or enforceable in law and equity."*

REGISTERED LAND SURVEYOR
2-23-04
No. 4265
JOSEPH DON RICHARDSON
STATE OF UTAH

## NOTES AND LEGEND

1. The information hereon is based on the details of Basin Land Title & Abstract, Inc., Commitment File Number R–11977, dated August 13, 2003, and is hereby made a part of this survey.

2. The information hereon is subject to and conditional upon easements, rights–of–way, codes, covenants, conditions, agreements, obligations and restrictions of record and use and according to the exceptions as detailed by the owners' records and title insurance policies which are hereby made a part of this survey. This survey is subject to any facts, conflicts or discrepancies which would be disclosed by the details of a correct title insurance policy.

3. The location and depiction of utility company pipes, wires, points of diversion of water and water rights issues are excluded from the scope of this survey. Contractors, builders and excavators shall, at a minimum, contact blue stakes, refer to utility company maps and city and county records in order to verify the size, location and elevation of all existing utilities and structures prior to any excavation or construction.

4. This survey does not include location nor evaluation of hazardous, deleterious nor environmental conditions which may exist due to the prior uses of this property, or due to the forces of nature or by reason of the location of this property in or near such hazardous, deleterious or environmental conditions.

5. Gaps and overlaps of deed lines may have to be resolved with boundary line agreements or equivalent instruments prior to property development. This survey does not purport to establish the boundaries of adjoiner properties.

6. This map reflects information located in the field as of December 2003.

7. This map must bear an original stamp and signature to be valid.

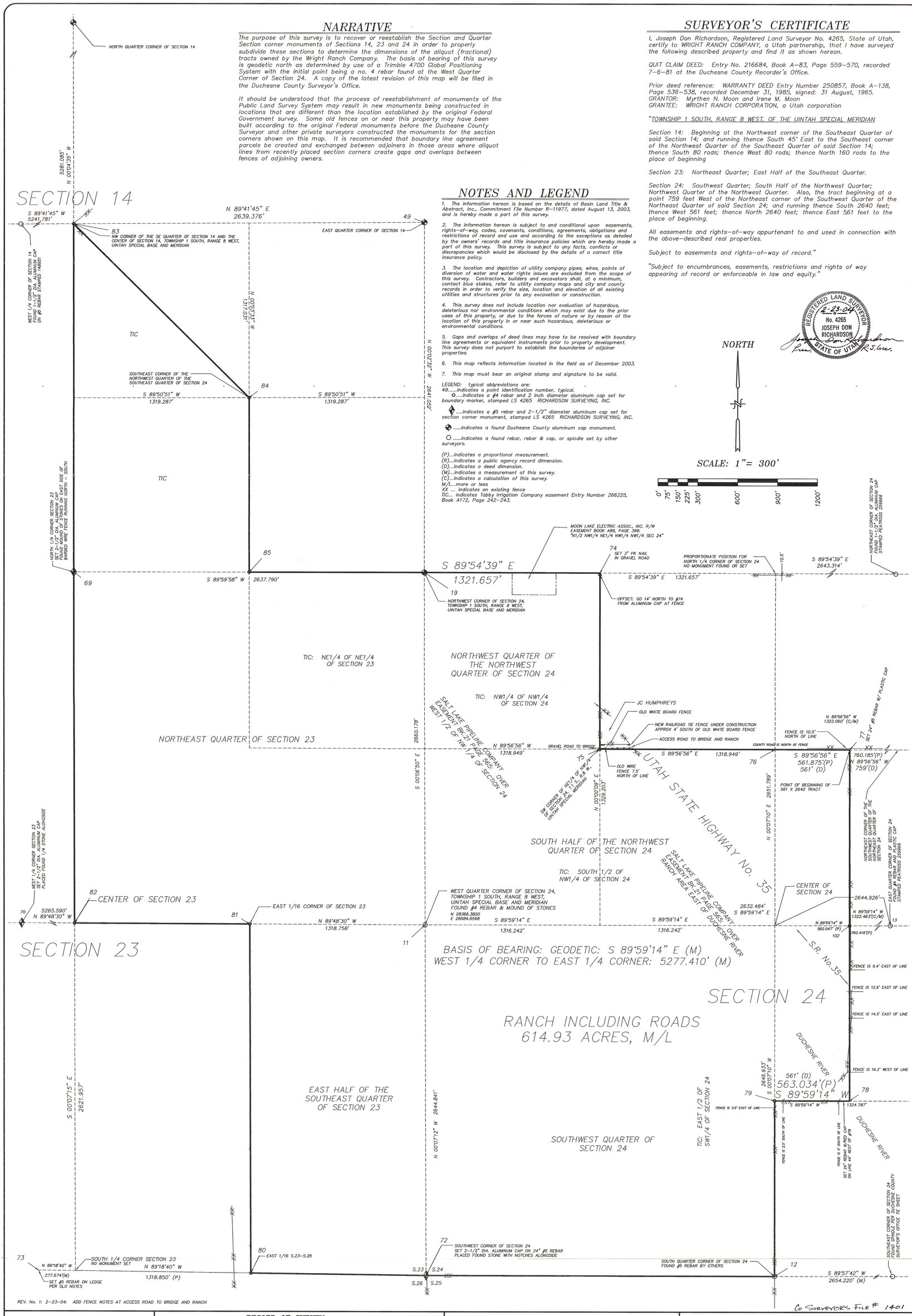
LEGEND: typical abbreviations are:
49.....indicates a point identification number, typical.
O.....indicates a #4 rebar and 2 inch diameter aluminum cap set for boundary marker, stamped LS 4265 RICHARDSON SURVEYING, INC.

.....indicates a #5 rebar and 2–1/2" diameter aluminum cap set for section corner monument, stamped LS 4265 RICHARDSON SURVEYING, INC.

.....indicates a found Duchesne County aluminum cap monument.

O .....indicates a found rebar, rebar & cap, or spindle set by other surveyors.

(P)...indicates a proportional measurement.
(R)...indicates a public agency record dimension.
(D)....indicates a deed dimension.
(M)...indicates a measurement of this survey.
(C)...indicates a calculation of this survey.
M/L...more or less
XX ... indicates an existing fence
TIC... indicates Tabby Irrigation Company easement Entry Number 266225, Book A172, Page 242–243.




REV. No. 1: 2–23–04: ADD FENCE NOTES AT ACCESS ROAD TO BRIDGE AND RANCH

Co Surveyor's File # 1401

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|---|---|---|---|
| DRAWING No. 637F–TABI–RANCH.dwg<br>DATE: DECEMBER 17, 2003 | RECORD OF SURVEY<br>WRIGHT RANCH TABIONA<br>THIS PROPERTY IS A PART OF SECTIONS 14, 23, AND 24 OF TOWNSHIP 1 SOUTH, RANGE 8 WEST, UINTAH SPECIAL MERIDIAN | FOR: WRIGHT RANCH COMPANY<br>451 EAST 300 SOUTH<br>SALT LAKE CITY, UTAH 84111 | RICHARDSON SURVEYING, INC.<br>3448 SOUTH 100 WEST<br>BOUNTIFUL, UTAH 84010<br>(801) 298–1615 |