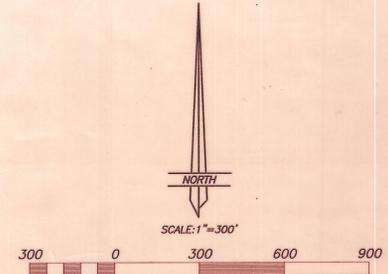


PROPERTY SURVEY FOR
LYNN AND THERENA MORRILL
 SECTION 24, TOWNSHIP 1 NORTH, RANGE 2 WEST
 UTAH SPECIAL BASE AND MERIDIAN



NOTE:
 THIS SURVEY WAS PERFORMED USING GLOBAL POSITIONING SYSTEM (G.P.S.) PROCEDURES AND EQUIPMENT. THE BEARINGS ARE BASED ON WGS 84 DATUM.

DESCRIPTION OF PARCEL TO BRAD MECHAM
 Commencing at the Southeast Corner of Section 24, Township 1 North, Range 2 West of the Utah Special Base and Meridian;
 Thence South 89°56'12" West 310.05 feet along the South line of the SE 1/4 of said Section to the TRUE POINT OF BEGINNING;
 Thence South 89°56'12" West 1018.97 feet to an existing fence;
 Thence North 12°39'49" West 1279.57 feet along said fence;
 Thence North 89°19'38" East 1213.05 feet along an existing fence and extension thereof to a rebar at a fence corner;
 Thence South 03°55'23" East 1264.52 feet along an existing fence and extension thereof to the TRUE POINT OF BEGINNING, containing 32.18 acres. Said parcel being subject to the existing county road right-of-way along the south line.

DESCRIPTION OF REMAINING PARCEL
 Beginning at the Southeast Corner of Section 24, Township 1 North, Range 2 West of the Utah Special Base and Meridian;
 Thence South 89°56'12" West 310.05 feet along the South line of the SE 1/4 of said Section;
 Thence North 03°55'23" West 1264.52 feet along an existing fence and extension thereof to a rebar at a fence corner;
 Thence South 89°19'38" West 1213.05 feet along an existing fence and extension thereof to an old existing fence;
 Thence North 12°39'49" West 1447.64 feet along said fence and extension thereof to the North line of said SE 1/4;
 Thence South 89°42'12" East 1925.73 feet along said North line to the Northeast Corner of said SE 1/4;
 Thence South 00°12'57" West 74.37 feet to an angle point on the East line of said SE 1/4 caused by the closure of said Section 24 on the township line;
 Thence South 00°01'58" East 2575.06 feet to the Point of Beginning, containing 66.97 acres. Said parcel being subject to the existing county road right-of-way along the south line.

NARRATIVE
 This survey was performed at the request of Lynn and Therena Morrill for the purpose of establishing the boundaries of their property in Section 24 and to prepare a description for the parcel being conveyed to Brad Mecham. The exterior section corner monuments were found as shown on the plat.
 An unrecorded subdivision was surveyed in the south half of this section by Martin G. Roark in 1974 for Sharon W. Hackford. This unrecorded subdivision is known as "THE HACKFORD SUBDIVISION". We acquired a paper copy of this plat several years ago from the Duchesne County Recorder. All of the lots shown on this plat have been described and conveyed by "metes and bounds" descriptions. The boundaries of most of these lots and the right-of-ways called for in the descriptions have been fenced. Several of these existing property line fences were tied in as part of this survey to help determine the cause of the apparent discrepancies in the deeds of these parcels and the Morrill property to the east.
 The south quarter corner of this section is at the single proportionate distance along the south line of the section as referenced on the Duchesne County Monument tie sheet. Section 24 is a closing section with lots along the east side. The record length of the south line of the SW 1/4 is 2640 feet with the single proportionate measured distance being 2652.32 feet. The record length of the south line of the SE 1/4 is 2719.86 feet (41.21 chains) with the single proportionate measured length being 2732.55 feet. Each of these lines share proportionately in the excess length between the section corners as measured on the ground.
 The plat prepared by Roark shows the south quarter corner being 21.09 feet WEST of the line between parcels 2 and 3 of the subdivision or 48.09 feet west of the proportionate distance. This position shown by Roark is determined by this survey to be in error. It would yield a measured distance along the south line of the SW 1/4 of be 2604.23 feet, or 35.77 feet SHORT of the record distance. It would yield a measured distance along the south line of the SE 1/4 of 2780.64 feet, or 60.78 feet LONG of the record distance. These dimensions are inconsistent with the other evidence found on the ground. Using the existing fence line evidence on the ground for the original location of the parcels in the HACKFORD SUBDIVISION places the quarter corner to the EAST of the lot line between parcels 2 and 3. This error in drafting the position of the south quarter corner on the subdivision plat causes an error in each of the parcel description used to convey the parcels in the unrecorded subdivision. It is our opinion that this is the origin of the discrepancies in the deeds mentioned earlier. With this adjustment made the Hackford Subdivision descriptions agree very closely with the lot lines as marked on the ground by the evidence shown on the plat.
 An old existing fence was found along the east diagonal line of the unrecorded subdivision. This is the same line called for in the Morrill description. The Subdivision parcels along this east diagonal line therefore have excess land in their east-west lengths because of their closure to this old boundary line fence.
 A 1/2" diameter rebar with a smashed plastic cap (unreadable) was found at the SE corner of the SW 1/4 of the SE 1/4 of the section very close to the single proportionate distance. The SE 1/4 of the section was then subdivided using the standard method.

SURVEYOR'S CERTIFICATE
 THIS IS TO CERTIFY THAT I HAVE SURVEYED THE PARCEL SHOWN ON THIS PLAT, AND THAT THE MONUMENTS INDICATED WERE FOUND OR SET DURING SAID SURVEY, AND THAT THIS PLAT ACCURATELY REPRESENTS SAID SURVEY TO THE BEST OF MY KNOWLEDGE.



JERRY D. ALLRED, REGISTERED PROFESSIONAL LAND SURVEYOR, CERTIFICATE NO. 14895

JERRY D. ALLRED & ASSOCIATES
 SURVEYING CONSULTANTS
 121 NORTH CENTER ST., P.O. BOX 975
 DUCHESNE, UTAH 84021
 (435) 736-5357

12 AUG 2002 02-100-056

County Surveyor's File # 122A

