

RECORD OF SURVEY  
AND  
MINOR SUBDIVISION  
FOR  
**ARNOLD JENSON**  
HC 65 BOX 141  
TALMAGE, UT 84073  
TO BE KNOWN AS THE  
**ARNOLD JENSON  
MINOR SUBDIVISION**  
LOCATED IN THE NE1/4 OF SECTION 34  
TOWNSHIP 1 SOUTH, RANGE 5 WEST  
UINTAH SPECIAL BASE AND MERIDIAN  
DUCESNE COUNTY, UTAH

SURVEYOR'S CERTIFICATE

I, Clinton S. Peatross, Duchesne, Utah, do hereby certify to Arnold and Loretta Jenson 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 that I have made a survey of the following described tract of land for a Minor Subdivision:

PARENT PARCEL  
ACCORDING TO THAT CERTAIN WARRANTY DEED, DATED 27 APRIL 1966  
AS FOUND BY ENTRY #139151, BOOK 39, PAGE 453, TAX I.D. #00-0005-0280, SERIAL #1163

TOWNSHIP 1 SOUTH, RANGE 5 WEST, UINTAH SPECIAL MERIDIAN.  
SECTION 34: West Half of the Northeast Quarter

NARRATIVE

PURPOSE OF SURVEY: Perform a boundary survey of the above described tracts of land, and then prepare a Record of Survey and Minor Subdivision plat.  
BASIS OF BEARING: Being North 0°00'15" East from the Southwest Corner to the West Quarter Corner of Section 34, according to that certain Record of Survey on file in the Duchesne County Surveyor's Office, file #2226.  
SURVEY FINDINGS: Township 1 South, Range 5 West, Uintah Special Base and Meridian, was surveyed by the General Land Office in 1883. They used the "three mile method" survey procedure, settings stones at the section corners, 1/4 corners, and 1/16 corners (40 acre corners) for Indian Allotments. Most of these corners have been "obliterated" due to the construction of roads, canals, fence lines, and the cultivation of the land. Their positions should be determined by the "best evidence" available, such as fence lines. The position of many corners have been perpetuated by other surveyors, or determined by the County Surveyor. Single or double proportionate measurements should only be applied to determine the position of "lost" corners.  
NOTE: This survey was performed at the request of Arnold and Loretta Jenson. It does not insure or guarantee ownership, nor does it show liens, easements, rights of way, 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.

OWNER'S CERTIFICATE

Know all men by these presents: that we the undersigned owner's of the above described tracts of land, have caused the same to be surveyed for a Minor Subdivision, and a plat to be prepared, to be in compliance with the Duchesne County Subdivision Ordinances, to legally convey and transfer land ownership.

ARNOLD C. JENSON

LORETTA P. JENSON

ACKNOWLEDGEMENT

County of \_\_\_\_\_

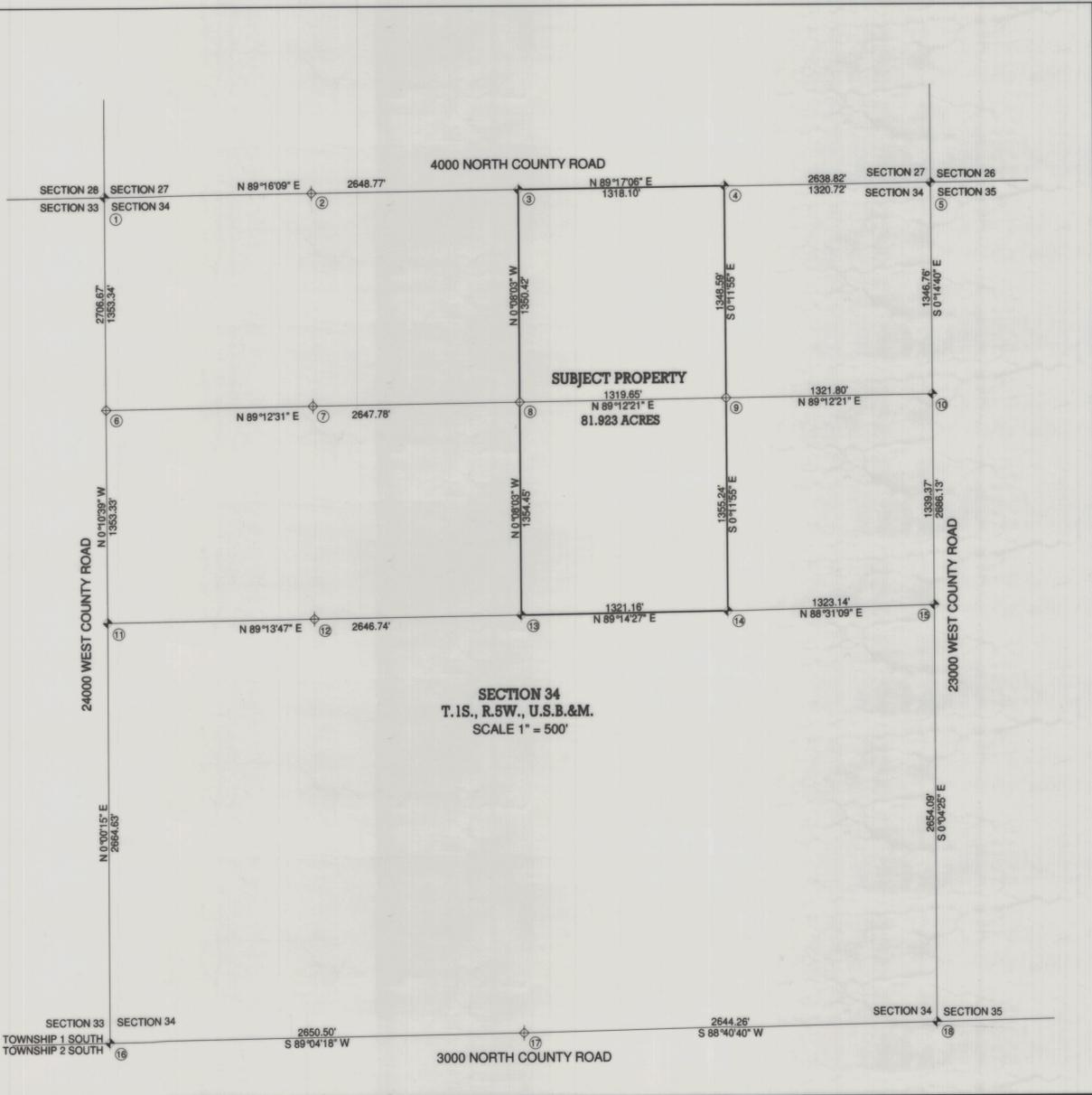
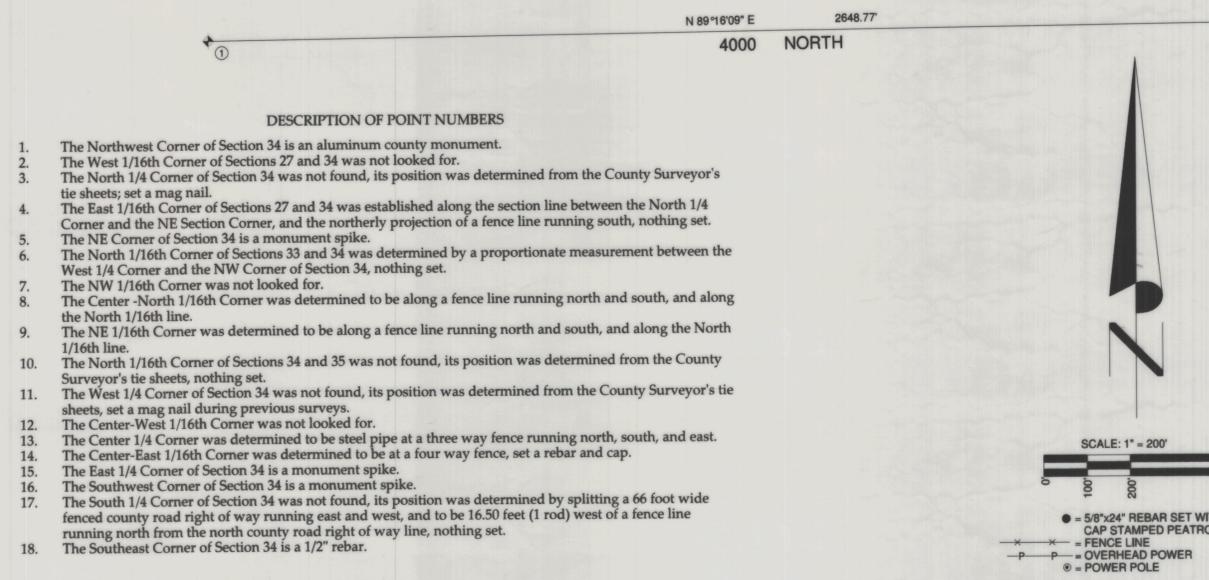
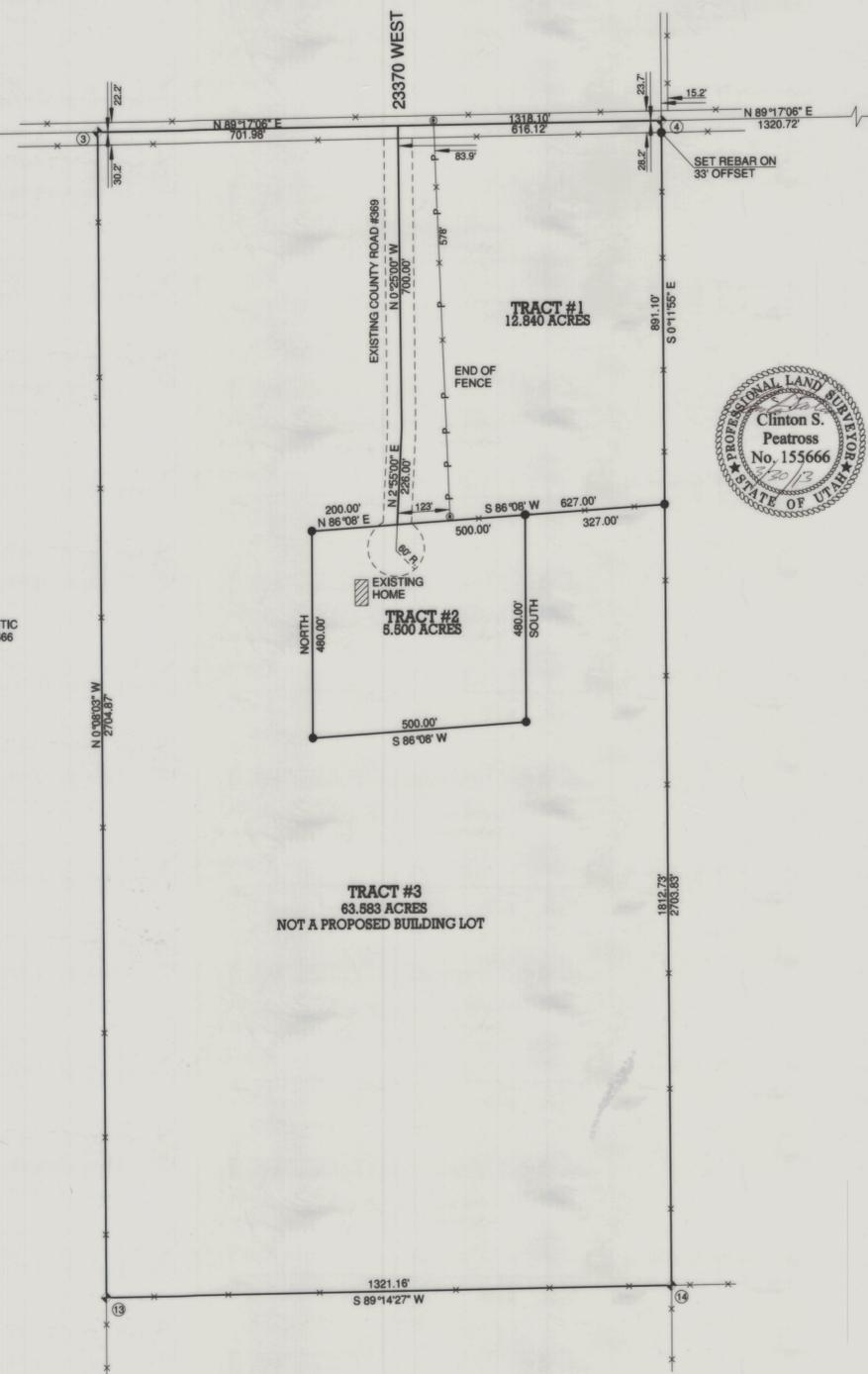
s.s.

State of \_\_\_\_\_

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, personally appeared before me, ARNOLD C. JENSON and LORETTA P. JENSON, signers of the above OWNER'S CERTIFICATE, and have acknowledged to me that they signed it freely and voluntarily for the uses and purposes therein mentioned.

My commission expires: \_\_\_\_\_

Notary Public



DUCHESE COUNTY TREASURER  
I certify that the property taxes are paid and current as of this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Colene Nelson Duchesne County Treasurer

DUCHESE COUNTY PLANNING DEPARTMENT  
Approved as a Minor Subdivision this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by the  
Duchesne County Planning Director.

Michael A. Hyde Duchesne County Planning Director

DUCHESE COUNTY RECORDER  
State of Utah s.s. Entry Number \_\_\_\_\_  
County of Duchesne  
Filed for recording at the request of \_\_\_\_\_ on this \_\_\_\_\_  
day of \_\_\_\_\_, 20\_\_\_\_. Time \_\_\_\_\_ Book \_\_\_\_\_ Page(s) \_\_\_\_\_  
Fee: \_\_\_\_\_  
Carolyne Madsen Duchesne County Recorder

County Surveyor File # 2791  
PREPARED BY  
**PEATROSS LAND SURVEYS**  
PROFESSIONAL LAND SURVEYOR  
P.O. BOX 34  
DUCHESE UTAH, 84021  
PHONE: (435) 738-5753 CELL: (435) 724-4386  
email: cspeatross@ubtanet.com

DRAFTED BY: ASHLEY PEATROSS	DATE DRAFTED: 3/30/13	DATE PLOTTED:
SHEET: 1 OF 1	FILE NAME: ARNOLD JENSON JOB# 1176	