

MINOR SUBDIVISION
PROPERTY SURVEY FOR

DENNIS AND VANESSA DUNCAN

SECTION 33, TOWNSHIP 2 SOUTH, RANGE 1 WEST
UINTAH SPECIAL BASE AND MERIDIAN

DESCRIPTION OF PARCEL A

Commencing at the East Quarter Corner of Section 33, Township 2 South, Range 1 West of the Uintah Special Base and Meridian:
Thence North 00°09'18" West 33.00 feet along the East line of the SE1/4 of the NE1/4 of said Section to the extension of the North line of a road right-of-way described on page 382, Book A-102 of Deeds on file in the Duchesne County Recorder's office;
Thence South 89°53'17" West 295.18 feet parallel with the South line of said quarter-quarter to the TRUE POINT OF BEGINNING;
Thence North 00°09'18" West 625.26 feet parallel with said East line;
Thence South 89°53'17" West 209.00 feet parallel with said South line;
Thence South 00°09'18" East 625.26 feet parallel with said East line;
Thence North 89°53'17" East 209.00 feet parallel with said South line to the TRUE POINT OF BEGINNING, containing 3.00 acres.
SUBJECT to all existing easements and rights-of-way.
TOGETHER with a 33 feet wide right-of-way for a road along the South line of said NE1/4 as conveyed by that Correction Warranty Deed dated October 20, 1982, as Entry No. 227071 in Book A-95, Page 251, records of Duchesne County, Utah.

DESCRIPTION OF PARCEL B

Commencing at the East Quarter Corner of Section 33, Township 2 South, Range 1 West of the Uintah Special Base and Meridian:
Thence North 00°09'18" West 33.00 feet along the East line of the SE1/4 of the NE1/4 of said Section to the extension of the North line of a road right-of-way described on page 382, Book A-102 of Deeds on file in the Duchesne County Recorder's office;
Thence South 89°53'17" West 666.98 feet parallel with the South line of said quarter-quarter to the TRUE POINT OF BEGINNING;
Thence South 89°53'17" West 208.71 feet parallel with said South line;
Thence North 00°11'37" West 417.42 feet;
Thence South 00°11'37" East 208.71 feet parallel with said South line;
Thence South 00°11'37" East 417.42 feet to the TRUE POINT OF BEGINNING, containing 2.00 acres.
TOGETHER with a 33 feet wide right-of-way for a road along the South line of said NE1/4 as conveyed by that Correction Warranty Deed dated October 20, 1982, as Entry No. 227071 in Book A-95, Page 251, records of Duchesne County, Utah.
SUBJECT TO a 20.00 feet wide irrigation pipeline right-of-way easement being further described as follows:
Beginning at the Northwest Corner of the above described parcel;
Thence North 89°53'17" East 164.69 feet;
Thence South 00°06'43" East 20.00 feet;
Thence South 89°53'17" West 164.66 feet to the West line of said described parcel;
Thence North 00°11'37" West 20.00 feet along said West line to the Point of Beginning.
ALSO SUBJECT to all existing easements and rights-of-way.

NARRATIVE

This survey was performed at the request of Dennis and Vanessa Duncan for the purpose of establishing the boundary lines of the parcel of land shown on this plat. The controlling corners around the section were found as indicated and used to control the survey.

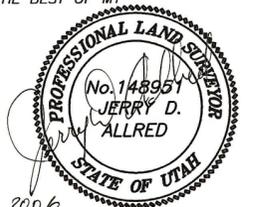
DUCHESNE COUNTY PLANNING DEPARTMENT APPROVAL

APPROVED AS A MINOR SUBDIVISION ON
THIS _____ DAY OF _____ OF 20____

MICHAEL HYDE
DUCHESNE COUNTY COMMUNITY DEVELOPMENT DIRECTOR

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.



14 JUN 2006
JERRY D. ALLRED, LICENSED LAND SURVEYOR, CERTIFICATE NO. 148951

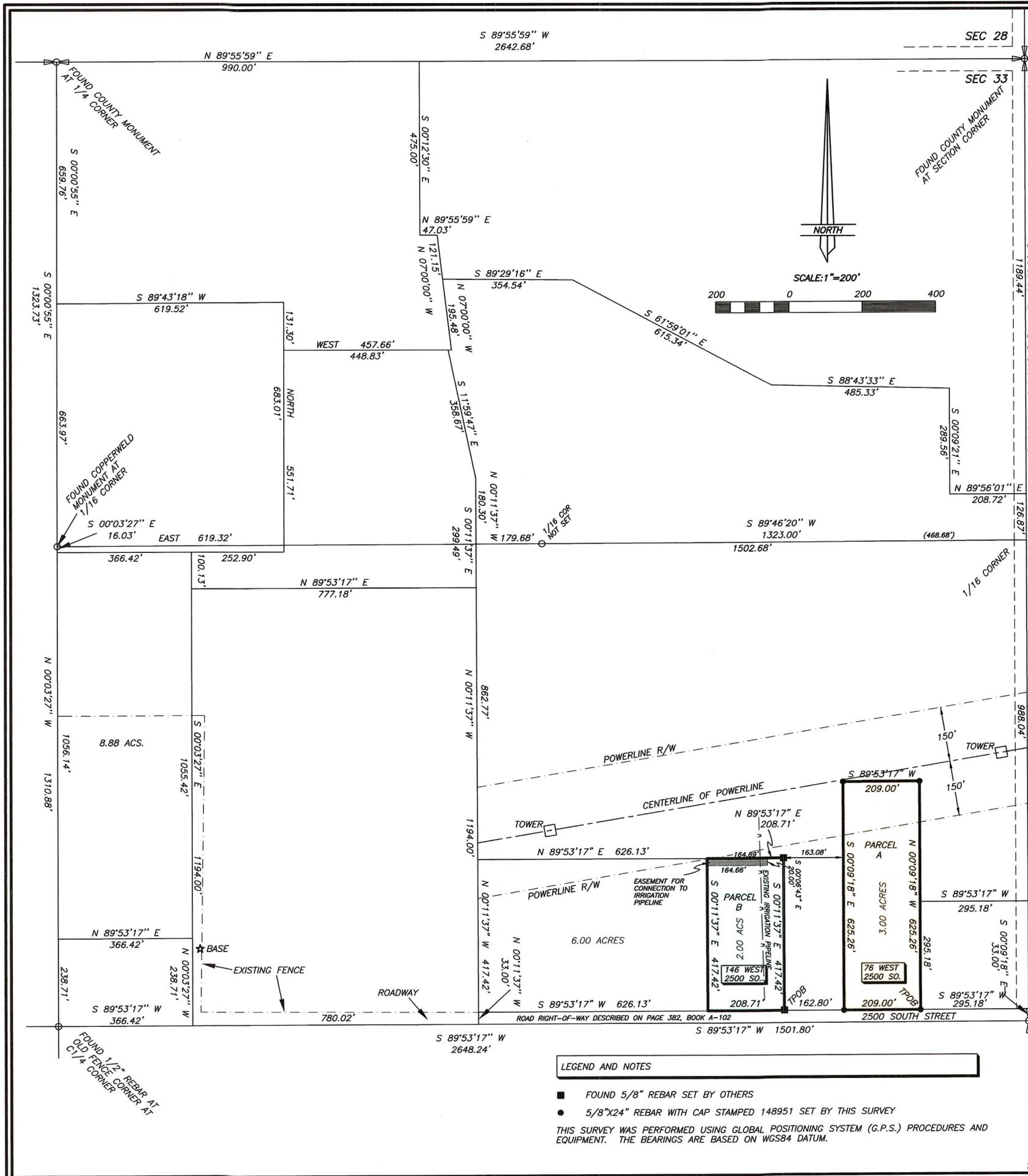
COUNTY SURVEYOR'S FILE NO. 1754



JERRY D. ALLRED & ASSOCIATES
SURVEYING CONSULTANTS

121 NORTH CENTER ST.--P.O. BOX 975
DUCHESNE, UTAH 84021
(435) 738-5352

12 MAR 2004 06-100-053



LEGEND AND NOTES

- FOUND 5/8" REBAR SET BY OTHERS
 - 5/8"x24" REBAR WITH CAP STAMPED 148951 SET BY THIS SURVEY
- THIS SURVEY WAS PERFORMED USING GLOBAL POSITIONING SYSTEM (G.P.S.) PROCEDURES AND EQUIPMENT. THE BEARINGS ARE BASED ON WGS84 DATUM.