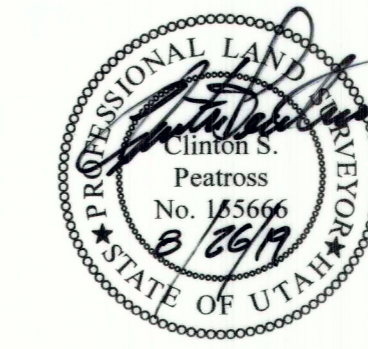


RECORD OF SURVEY  
FOR  
**DEAN FITZGERALD**  
IN  
**GOLF COURSE SUBDIVISION, LOT 3**  
**ROOSEVELT CITY**

LOCATED IN SECTION 16,  
TOWNSHIP 2 SOUTH, RANGE 2 WEST  
UINTAH SPECIAL BASE AND MERIDIAN  
DUCHESE COUNTY, UTAH



**SURVEYOR'S CERTIFICATE**

I, Clinton S. Peatross, do hereby certify to Dean Fitzgerald, 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 in accordance with Section 17-23-17, I have made a survey of the following described tract of land, and that I have verified all measurements and placed monuments as represented on the plat.

**PROPERTY DESCRIPTION**

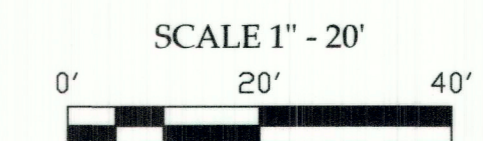
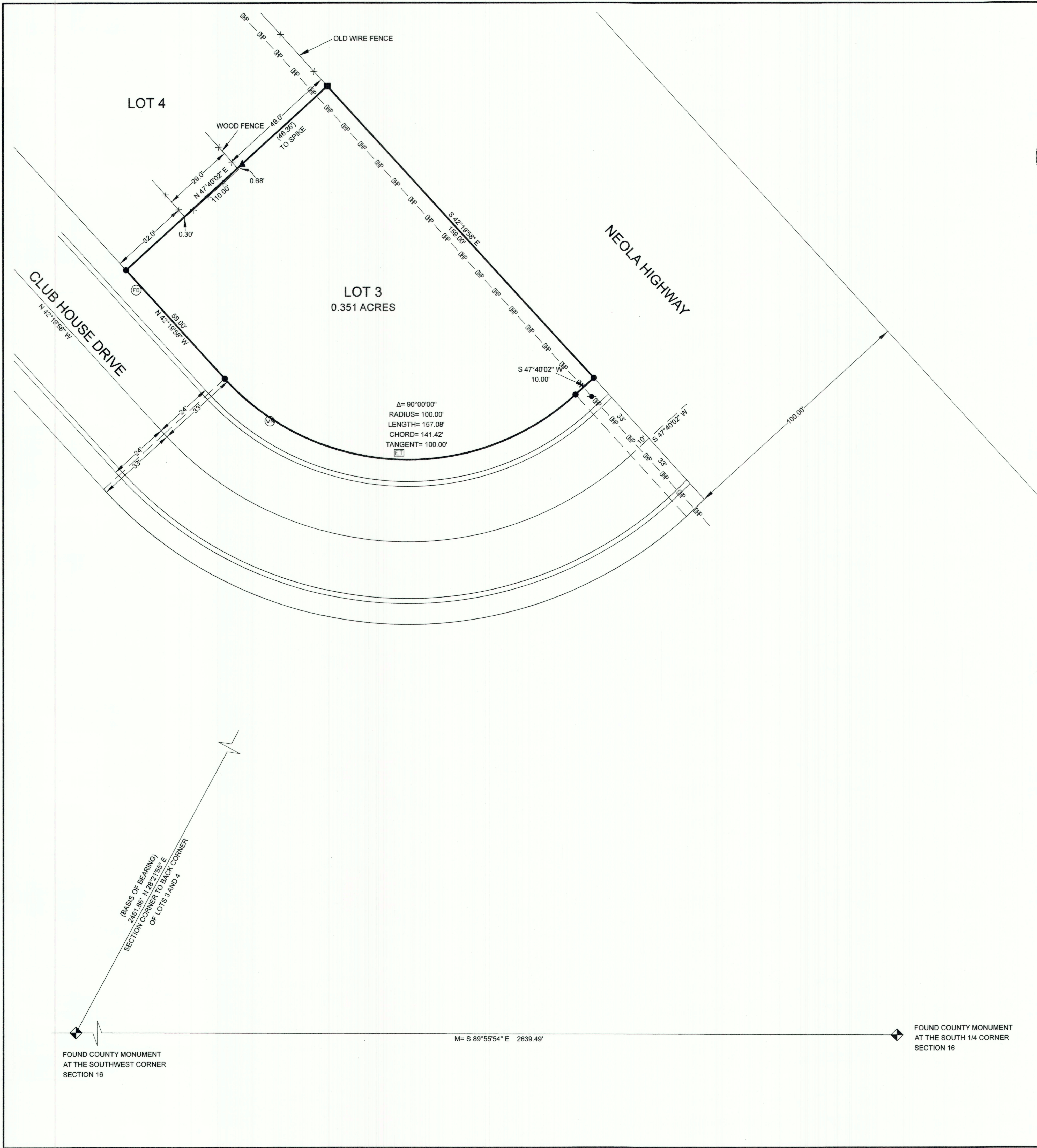
ACCORDING TO THAT CERTAIN WARRANTY DEED, RECORDED 30 MAY 2018  
AS FOUND BY ENTRY #515946, PAGE 1

Lot 3, GOLF COURSE SUBDIVISION, Roosevelt City Survey, according to the official plat thereof as found in the office of the Recorder, Duchesne County, Utah.

**NARRATIVE**

PURPOSE OF SURVEY: Perform a boundary survey, then prepare a record of survey plat.  
BASIS OF BEARING: North 39°07'25" East from the Southwest Section Corner of Section 16, T2S, R2W, and a rebar and cap set during a previous survey.  
SURVEY FINDINGS: As shown on the plat.

NOTE: This survey was performed at the request of Dean Fitzgerald. 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.



- = SET 5/8" X 24" REBAR W/ YELLOW PLASTIC CAP STAMPED PEATROSS #155666
- = FOUND 1/2" REBAR
- ▲ = SET SPIKE ON PROPERTY LINE
- M = MEASURED BEARING AND DISTANCE
- R = RECORD BEARING AND DISTANCE
- ⊙ = FIBER OPTIC MARKER
- ⊗ = WATER METER
- ⊞ = ELECTRIC BOX 3' X 3'
- OHP = OVERHEAD POWER LINE
- = POWER POLE

COUNTY SURVEYOR'S FILE # 4231

PREPARED BY  
**PEATROSS LAND SURVEYS**  
PROFESSIONAL LAND SURVEYOR  
829 EAST 380 NORTH  
HEBER CITY UTAH, 84032

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DRAFTED BY: ASHLEY PEATROSS	DATE DRAFTED: 8/20/2019
SHEET: 1 OF 1	JOB NAME: DEAN FITZGERALD JOB# 1328