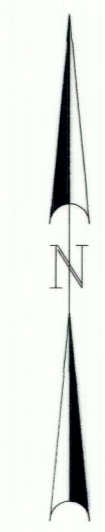
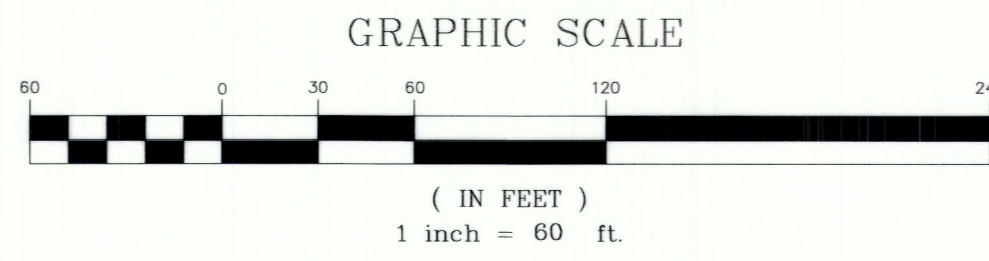


# Jared W. West - Lot Line Adjustment Survey

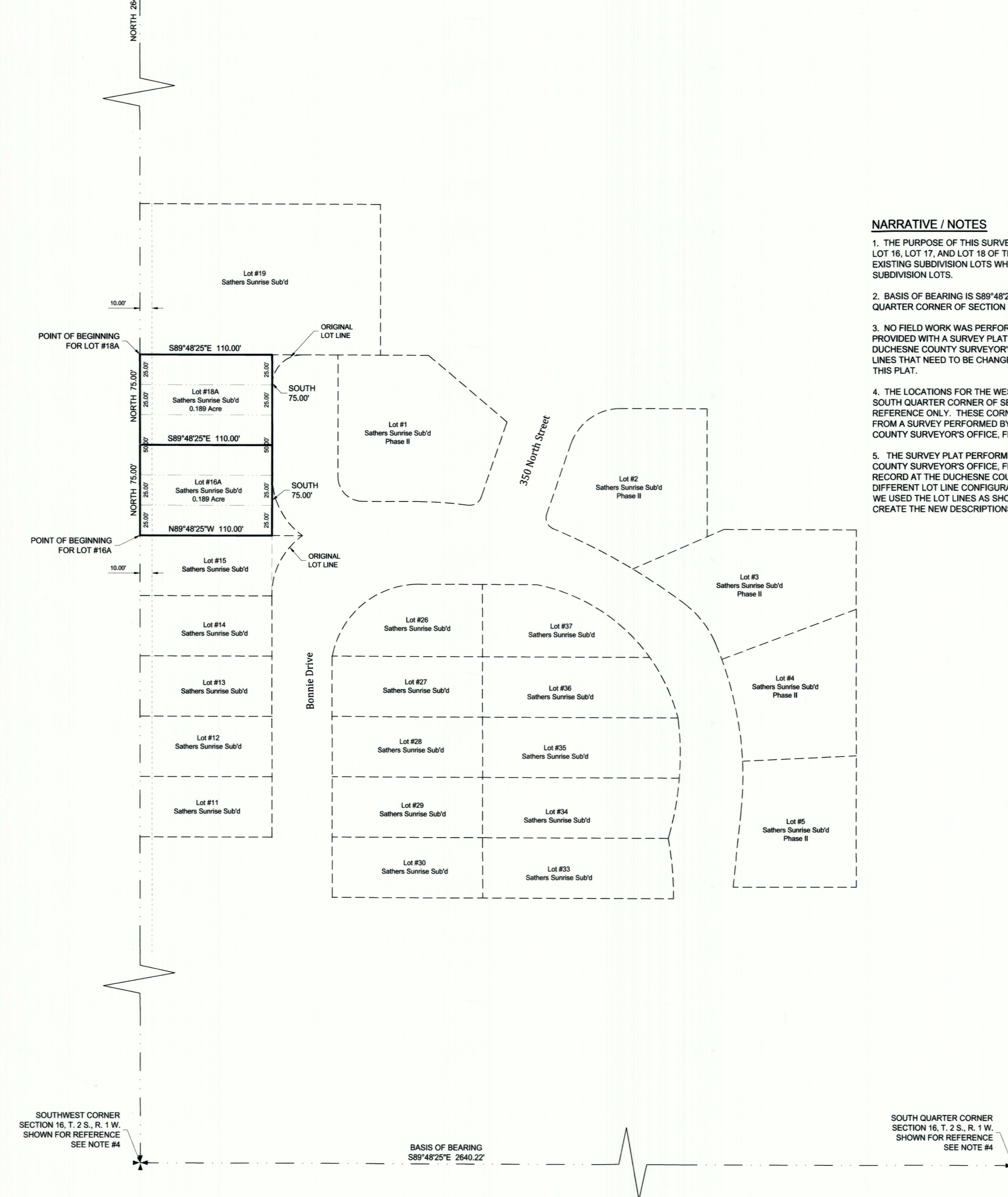
Being Lots 16, 17, and 18 of the Sathers Sunrise Subdivision  
 Located in Section 16, T. 2 S., R. 1 W., U.S.B. & M.  
 Roosevelt City, Duchesne County, Utah  
 2019



LEGEND	
	SURVEYED BOUNDARY LINE
	SUBDIVISION LOT LINE - AS NOTED
	ORIGINAL LOT LINES - CHANGING WITH THIS SURVEY
	SUBDIVISION EASEMENT LINE
	SECTION LINE
	FOUND SECTION CORNER AS NOTED
	FOUND QUARTER SECTION CORNER AS NOTED



WEST QUARTER CORNER SECTION 16, T. 2 S., R. 1 W. SHOWN FOR REFERENCE SEE NOTE #4



**DEED DESCRIPTION FOR PARCEL 00-0028-5431 (R-0651-0018-0001)**

AS FOUND ON A WARRANTY DEED ENTRY NUMBER 504591 IN THE OFFICE OF THE DUCHESNE COUNTY RECORDER'S OFFICE  
 THE NORTH 25 FEET OF LOT 18, SATHERS SUNRISE SUBDIVISION, ROOSEVELT CITY SURVEY, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE RECORDER, DUCHESNE COUNTY, UTAH.

**DEED DESCRIPTION FOR PARCEL 00-0028-5423 (R-0651-0018)**

AS FOUND ON A WARRANTY DEED ENTRY NUMBER 504591 IN THE OFFICE OF THE DUCHESNE COUNTY RECORDER'S OFFICE  
 THE SOUTH 25 FEET OF LOT 18, SATHERS SUNRISE SUBDIVISION, ROOSEVELT CITY SURVEY, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE RECORDER, DUCHESNE COUNTY, UTAH.

**DEED DESCRIPTION FOR PARCEL 00-0002-1364 (R-0651-0017)**

AS FOUND ON A WARRANTY DEED ENTRY NUMBER 506879 IN THE OFFICE OF THE DUCHESNE COUNTY RECORDER'S OFFICE  
 LOT 17, SATHERS SUNRISE SUBDIVISION, ROOSEVELT CITY SURVEY, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE RECORDER, DUCHESNE COUNTY, UTAH.

**DEED DESCRIPTION FOR PARCEL 00-0028-5407 (R-0651-0016-0001)**

AS FOUND ON A WARRANTY DEED ENTRY NUMBER 506883 IN THE OFFICE OF THE DUCHESNE COUNTY RECORDER'S OFFICE  
 THE NORTH 25 FEET OF LOT 16, SATHERS SUNRISE SUBDIVISION, ROOSEVELT CITY SURVEY, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE RECORDER, DUCHESNE COUNTY, UTAH.

**DEED DESCRIPTION FOR PARCEL 00-0028-5415 (R-0651-0016)**

AS FOUND ON A WARRANTY DEED ENTRY NUMBER 506883 IN THE OFFICE OF THE DUCHESNE COUNTY RECORDER'S OFFICE  
 THE SOUTH 25 FEET OF LOT 16, SATHERS SUNRISE SUBDIVISION, ROOSEVELT CITY SURVEY, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE RECORDER, DUCHESNE COUNTY, UTAH.

**SURVEYED DESCRIPTION FOR LOT 16-A**

BEGINNING AT THE NORTHWEST CORNER OF LOT 15, SATHERS SUNRISE SUBDIVISION, ROOSEVELT CITY SURVEY, SAID POINT OF BEGINNING ALSO BEING LOCATED NORTH 715.00 FEET FROM THE SOUTHWEST CORNER OF SECTION 16, T. 2 S., R. 1 W., U.S.B. & M.; THENCE NORTH 75.00 FEET; THENCE S89°48'25"E 110.00 FEET; THENCE SOUTH 75.00 FEET; THENCE N89°48'25"W 110.00 FEET TO THE POINT OF BEGINNING. CONTAINING 0.189 ACRE.

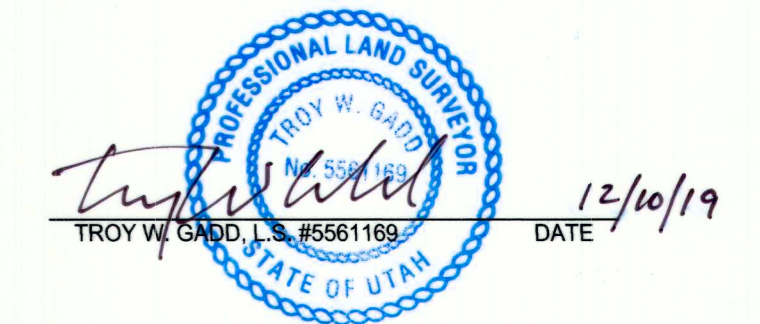
**SURVEYED DESCRIPTION FOR LOT 18-A**

BEGINNING AT THE SOUTHWEST CORNER OF LOT 19, SATHERS SUNRISE SUBDIVISION, ROOSEVELT CITY SURVEY, SAID POINT OF BEGINNING ALSO BEING LOCATED NORTH 865.00 FEET FROM THE SOUTHWEST CORNER OF SECTION 16, T. 2 S., R. 1 W., U.S.B. & M.; THENCE S89°48'25"E 110.00 FEET; THENCE SOUTH 75.00 FEET; THENCE N89°48'25"W 110.00 FEET; THENCE NORTH 75.00 FEET TO THE POINT OF BEGINNING. CONTAINING 0.189 ACRE.

**NARRATIVE / NOTES**

- THE PURPOSE OF THIS SURVEY WAS TO PERFORM A LOT LINE ADJUSTMENT SURVEY ON LOT 16, LOT 17, AND LOT 18 OF THE SATHERS SUNRISE SUBDIVISION AND COMBINE THE 3 EXISTING SUBDIVISION LOTS WHICH HAVE 5 DIFFERENT TAX PARCEL NUMBERS INTO 2 NEW SUBDIVISION LOTS.
- BASIS OF BEARING IS S89°48'25"E BETWEEN THE SOUTHWEST CORNER AND THE SOUTH QUARTER CORNER OF SECTION 16, T. 2 S., R. 1 W., U.S.B. & M.
- NO FIELD WORK WAS PERFORMED WITH THIS LOT LINE ADJUSTMENT SURVEY. WE WERE PROVIDED WITH A SURVEY PLAT PERFORMED BY CLINTON S. PEATROSS, ON FILE AT THE DUCHESNE COUNTY SURVEYOR'S OFFICE, FILE NO. 3461. SAID PLAT SHOWED THE LOT LINES THAT NEED TO BE CHANGED AND USED THAT SURVEY PLAT AS A BASIS TO CREATE THIS PLAT.
- THE LOCATIONS FOR THE WEST QUARTER CORNER, THE SOUTHWEST CORNER, AND THE SOUTH QUARTER CORNER OF SECTION 16, T. 2 S., R. 1 W., U.S.B. & M. ARE SHOWN FOR REFERENCE ONLY. THESE CORNERS WERE RE-ESTABLISHED BASED ON INFORMATION FROM A SURVEY PERFORMED BY CLINTON S. PEATROSS, ON FILE AT THE DUCHESNE COUNTY SURVEYOR'S OFFICE, FILE NO. 3461.
- THE SURVEY PLAT PERFORMED BY CLINTON S. PEATROSS, ON FILE AT THE DUCHESNE COUNTY SURVEYOR'S OFFICE, FILE NO. 3461 AND THE ORIGINAL SUBDIVISION PLAT, ON RECORD AT THE DUCHESNE COUNTY RECORDER'S OFFICE AS ENTRY NO. 119701, HAVE DIFFERENT LOT LINE CONFIGURATIONS FOR THE LOTS THAT ARE PART OF THIS SURVEY. WE USED THE LOT LINES AS SHOWN ON THE CLINTON S. PEATROSS SURVEY PLAT TO CREATE THE NEW DESCRIPTIONS.

**SURVEYOR'S CERTIFICATE**  
 I, TROY W. GADD, A REGISTERED LAND SURVEYOR AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, HOLDING CERTIFICATE #5561169, CERTIFY THAT THE SURVEY SHOWN HEREON WAS MADE UNDER MY DIRECTION.  
 I FURTHER CERTIFY THAT THIS PLAT CORRECTLY SHOWS THE DIMENSIONS OF THE PROPERTY SURVEYED.



**OWNER'S CERTIFICATE AND DEDICATION**  
 KNOW ALL MEN BY THESE PRESENTS: THAT I, THE UNDERSIGNED, WARRANT OWNERSHIP OF THE LOTS 16 THROUGH 18 OF THE SATHERS SUNRISE SUBDIVISION - PHASE I AS DESCRIBED HEREON, AND HAVE CAUSED THE SAME LOTS TO BE ADJUSTED AS SHOWN HEREON.

JARED W. WEST  
 OF J.W. HOMES

**ACKNOWLEDGMENT**

STATE OF UTAH }  
 COUNTY OF } S.S.  
 ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 2019, PERSONALLY APPEARED BEFORE ME, JARED W. WEST, AS OWNER OF THE LAND DESCRIBED HEREON IN THE FOREGOING OWNER'S CERTIFICATE WHO DULY ACKNOWLEDGED TO ME THAT HE DID EXECUTE THE SAME.  
 MY COMMISSION EXPIRES \_\_\_\_\_ NOTARY PUBLIC \_\_\_\_\_

**ROOSEVELT CITY COUNCIL APPROVAL**

APPROVED AS A LOT LINE ADJUSTMENT SURVEY ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 2019.  
 ROOSEVELT CITY MAYOR \_\_\_\_\_ ROOSEVELT CITY RECORDER \_\_\_\_\_

**ROOSEVELT CITY PLANNING DEPARTMENT APPROVAL**

APPROVED AS A LOT LINE ADJUSTMENT SURVEY ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 2019.  
 ROOSEVELT CITY PLANNING CHAIRMAN \_\_\_\_\_

**COUNTY RECORDER'S CERTIFICATE**

STATE OF UTAH }  
 COUNTY OF DUCHESNE } S.S.  
 THIS IS TO CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN THE COUNTY RECORDER'S OFFICE ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 2019, AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M., AND IS DULY RECORDED.  
 COUNTY RECORDER \_\_\_\_\_ ENTRY NUMBER / BOOK / PAGE \_\_\_\_\_

PREPARED BY:  
**Jones & DeMille Engineering, Inc.**  
 CIVIL ENGINEERING - SURVEYING - TESTING - GIS - ENVIRONMENTAL  
 - infrastructure professionals -  
 1.800.748.5275 www.jonesanddemille.com

PROJECT NUMBER: 1901-MSC	FILE NAME: \\2020\jared west\dwg\1804-287 survey.dwg
SURVEYED BY: N/A - used data	DRAWN BY: T.W.G. UPDATED: 12/10/2019 PLOTTED: 12/10/2019

**Jared W. West**  
**Lot Line Adjustment Survey**  
 Roosevelt City, Duchesne County, Utah  
 Scale: 1" = 60'

4373

SURVEYOR'S CERTIFICATE - NEW UTAH - 12/10/2019  
 PROFESSIONAL LAND SURVEYOR  
 TROY W. GADD, No. 5561169, STATE OF UTAH