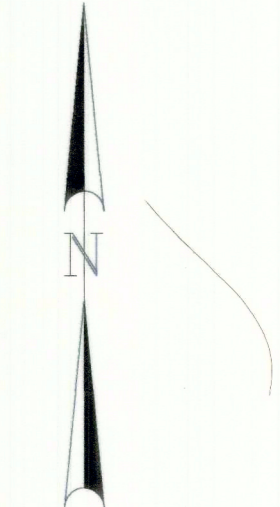


# Record of Survey for Wendy Arnold

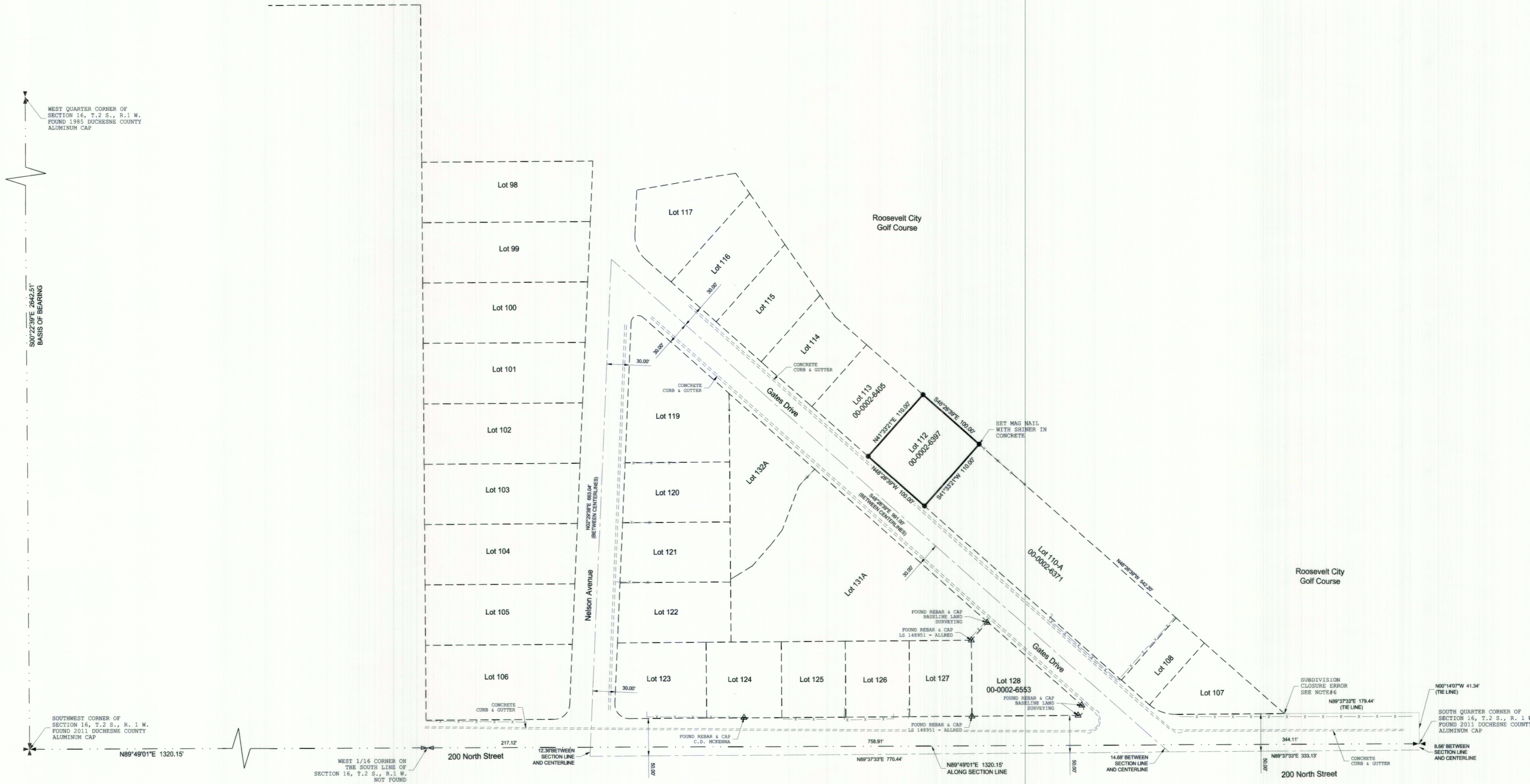
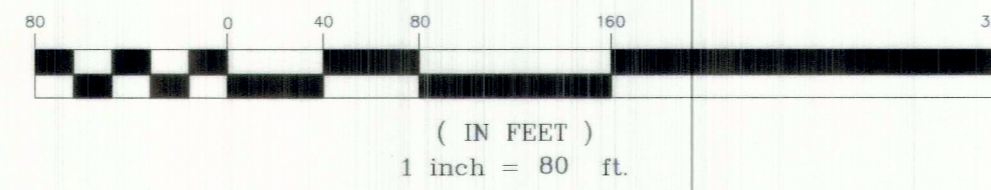
Being Lot 112 of the Golf Course Subdivision  
 Located in Section 16, T.2 S., R.1 W., U.S.B. & M.  
 Roosevelt City, Duchesne County, Utah



### LEGEND

- SURVEYED BOUNDARY LINE
- - - SECTION LINE
- - - SUBDIVISION LOT LINE
- - - ROOSEVELT ROAD CENTERLINE
- - - EDGE OF CONCRETE
- - - EXISTING FENCE
- SET REBAR WITH PLASTIC CAP  
STAMPED BASELINE LAND SURVEYING  
UNLESS OTHERWISE NOTED
- △ FOUND SURVEY  
MONUMENT AS NOTED
- ⊕ FOUND SECTION  
CORNER AS NOTED
- ⊞ FOUND QUARTER SECTION  
CORNER AS NOTED

### GRAPHIC SCALE



### SURVEY NOTES / NARRATIVE

1. THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH THE CORNERS OF PARCEL 00-0002-6397 (LOT 112 OF THE GOLF COURSE SUBDIVISION), AND TO SET THE CORNERS OF THE PARCEL AS SHOWN HEREON.
- WE WERE CONTACTED BY LYNN LABRUM / WENDY ARNOLD WHO WANTED THIS SURVEY COMPLETED TO RESOLVE AN ISSUE OF A FENCE LINE THAT IS NOT LOCATED IN THE CORRECT LOCATION ALONG THE EASTERN SIDE OF SAID LOT 112.
2. BASIS OF BEARING IS  $800^{\circ}22'39''E$  BETWEEN THE WEST QUARTER CORNER AND THE SOUTHWEST CORNER OF SECTION 16, T.2 S., R.1 W., U.S.B. & M.
3. THE SUBDIVISION LOT LINES SHOWN HEREON WERE TAKEN FROM THE ORIGINAL SUBDIVISION PLAT AS FOUND IN THE OFFICE OF THE DUCHESNE COUNTY RECORDER AS ENTRY NUMBER 167043 IN BOOK A-24 ON PAGES 601 - 604. SUBDIVISION WAS FILED ON NOVEMBER 9, 1972.
4. THE FOUND REBAR AND CAPS NOTED AS "ALLRED SURVEYING" WERE SET BY JERRY D. ALLRED AND ASSOCIATES AS PART OF THE LENNY MARETT SURVEY FROM 2022. SAID SURVEY PLAT CAN BE FOUND IN THE OFFICE OF THE COUNTY SURVEYOR AS FILE # 5047.
5. THE OFFICIAL SUBDIVISION PLAT HAS DIFFERENT DISTANCES TO CREATE THIS CORNER OF THE SUBDIVISION. THE DISTANCES SHOWN MATCH THE SURVEY DESCRIBED IN NOTE #4 ABOVE.
6. THE FOUND REBAR AND CAPS NOTED AS "BASELINE LAND SURVEYING" WERE SET AS PART OF THE LYNN LABRUM SURVEY FROM 2023. SAID SURVEY PLAT CAN BE FOUND IN THE OFFICE OF THE COUNTY SURVEYOR AS FILE # 5487.

### DEED DESCRIPTION

PARCEL 00-0002-6397 AS FOUND ON A WARRANTY DEED IN THE OFFICE OF THE DUCHESNE COUNTY RECORDER AS ENTRY NUMBER 574014 PAGE 1 OF 1.  
 LOT 112, GOLF COURSE SUBDIVISION, ROOSEVELT CITY SURVEY, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE RECORDER, DUCHESNE COUNTY, UTAH. INCLUDING ALL IMPROVEMENTS AND APPURTENANCES THERETO BELONGING.  
 SUBJECT TO RIGHTS-OF-WAY AND EASEMENTS OF RECORD AND/OR ENFORCEABLE IN LAW AND EQUITY.  
 EXCEPTING AND RESERVING ALL GAS, OIL AND OTHER MINERALS.

### SURVEYOR'S CERTIFICATE

I, TROY W. GADD, A PROFESSIONAL LAND SURVEYOR AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, HOLDING CERTIFICATE #5561169, CERTIFY THAT BY AUTHORITY OF THE PROPERTY OWNERS, THE PLAT SHOWN HEREON WAS MADE UNDER MY DIRECTION.  
 I FURTHER CERTIFY THAT THIS PLAT CORRECTLY SHOWS THE DIMENSIONS OF THE PARCEL.



*Troy W. Gadd* 8/6/24  
 TROY W. GADD, P.L.S. #5561169 DATE

## Record of Survey for Wendy Arnold

	PROJECT NUMBER: 24-07-08 BLS
	FILE NAME: Wendy Arnold Survey.dwg
	SURVEYED BY: T.W.G. FIELD WORK: 07/17/2024
	DRAWN BY: T.W.G.
Baseline Land Surveying Roosevelt, Utah 84066 Baselineandsurveying@gmail.com 435-979-3446	

COUNTY SURVEYOR'S FILE # 6746