

PROPERTY SURVEY FOR
CHARLES AND AMY LINDSAY

SECTION 2, TOWNSHIP 2 SOUTH, RANGE 5 WEST
UINTAH SPECIAL BASE AND MERIDIAN

COMBINED PARCEL (6.76 ACRES)

Commencing at the Northeast Corner (closing corner) of Section 2, Township 2 south, Range 5 West of the Uintah Special Base and Meridian, as monumented and referenced by the Duchesne County Surveyor's office:
Thence South 0°17'00" West 1087.71 feet along the East line of the NE1/4 of said Section 2;
Thence South 89°43'55" West 34.52 feet to the TRUE POINT OF BEGINNING, said point being on the West right-of-way line of State Highway 87, said point also being the Southeast corner of that parcel described on page 537, Book A-146 of deeds in the Duchesne County Recorder's office;
Thence South 0°17'54" West 33.46 feet along said West right-of-way line;
Thence South 89°43'52" West 1097.50 feet;
Thence North 1°06'17" West 387.99 feet to an existing fence;
Thence North 81°28'15" East 642.08 feet along said fence to an existing fence marking the West line of that parcel described on page 294, Book A-175 of deeds in said Recorder's office;
Thence South 2°41'39" East 447.14 feet along said fence on the west lines of said parcels to the Southwest Corner of said parcel decided on said page 537;
Thence North 89°43'52" East 449.16 feet along an existing fence on the South line of said parcel to the TRUE POINT OF BEGINNING, containing 6.76 acres.

1.00 ACRE PARCEL DESCRIPTION

Commencing at the Northeast Corner (closing corner) of Section 2, Township 2 south, Range 5 West of the Uintah Special Base and Meridian, as monumented and referenced by the Duchesne County Surveyor's office:
Thence South 0°17'00" West 1087.71 feet along the East line of the NE1/4 of said Section 2;
Thence South 89°43'55" West 34.52 feet to a point on the West right-of-way line of State Highway 87, said point also being the Southeast corner of that parcel described on page 537, Book A-146 of deeds in the Duchesne County Recorder's office;
Thence South 0°17'54" East 33.46 feet along said West right-of-way line;
Thence South 89°43'52" West 447.41 feet to the TRUE POINT OF BEGINNING;
Thence South 89°43'52" West 213.01 feet;
Thence North 209.81 feet;
Thence East 203.18 feet to an existing fence marking the West line of that parcel described on page 294, Book A-175 of deeds in said Recorder's office;
Thence South 2°41'39" East 175.54 feet along said fence on the west lines of said parcels to the Southwest Corner of said parcel decided on said page 537;
Thence South 2°41'39" East 33.50 feet to the TRUE POINT OF BEGINNING, containing 1.00 acres.

TOGETHER WITH THE FOLLOWING DESCRIBED RIGHT-OF-WAY:
Commencing at the Northeast Corner (closing corner) of Section 2, Township 2 south, Range 5 West of the Uintah Special Base and Meridian, as monumented and referenced by the Duchesne County Surveyor's office:
Thence South 0°17'00" West 1087.71 feet along the East line of the NE1/4 of said Section 2;
Thence South 89°43'55" West 34.52 feet to the TRUE POINT OF BEGINNING, said point being on the West right-of-way line of State Highway 87, said point also being the Southeast corner of that parcel described on page 537, Book A-146 of deeds in the Duchesne County Recorder's office;
Thence South 0°17'54" East 33.46 feet along said West right-of-way line;
Thence South 89°43'52" West 447.41 feet;
Thence North 2°41'39" West 33.50 feet to the Southwest Corner of said parcel described on said page 537;
Thence North 89°43'52" East 449.16 feet along an existing fence on the South line of said parcel to the TRUE POINT OF BEGINNING, containing 0.34 acres.

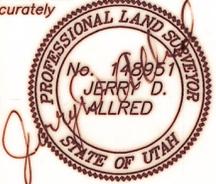
NARRATIVE

This survey was requested by Charles and Amy Lindsay for the purpose of establishing the boundary lines of the parcels shown. Two descriptions were requested: one for the entire parcel and the other for 1.00 acre and a right-of-way to the State Highway. The Northeast Corner (closing corner) of Section 2 was found using a metal detector and the county monument tie sheet, and was re-monumented with a spindle set in the asphalt of the State Highway. The East Quarter Corner was also found using a metal detector and the county monument tie sheets. The asphalt was dug up to expose the monument. The Utah Department of Transportation right-of-way plats were used to determine the position of the highway right-of-way. Several right-of-way monuments were found and used. These monuments were not found to be entirely consistent with the positions indicated on the plats, being as much as one or two feet out of position. Also, they were not set at a constant offset from the highway centerline. In addition, the plats indicate that the right-of-way was determined by the position of the existing right-of-way fence at the time they were prepared. The Watkins property was conveyed by two separate instruments: a warranty deed dated 18 July 1986, recorded on page 537, Book A-146 and a quit-claim deed, dated 5 October 1988, recorded on page 294, Book A-175 in the Duchesne County Recorder's office. There exists some minor discrepancies between the two deeds due to different bearing bases and methods of description preparation. The combined boundary of these two parcels is fenced on the ground and this fence is called for in the warranty deed. This combined boundary fence has been used and accepted by both Watkins and Lindsay as their common boundary and the intended conveyance line when the Watkins parcels were first conveyed. Therefore, this boundary fence was used by this survey to determine the property lines. Corners were then set as indicated.

SURVEYOR'S CERTIFICATE

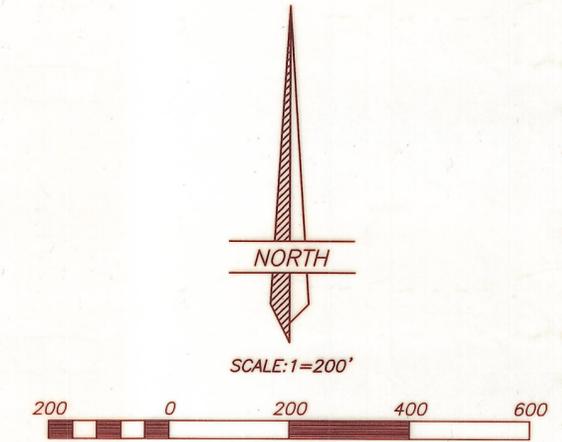
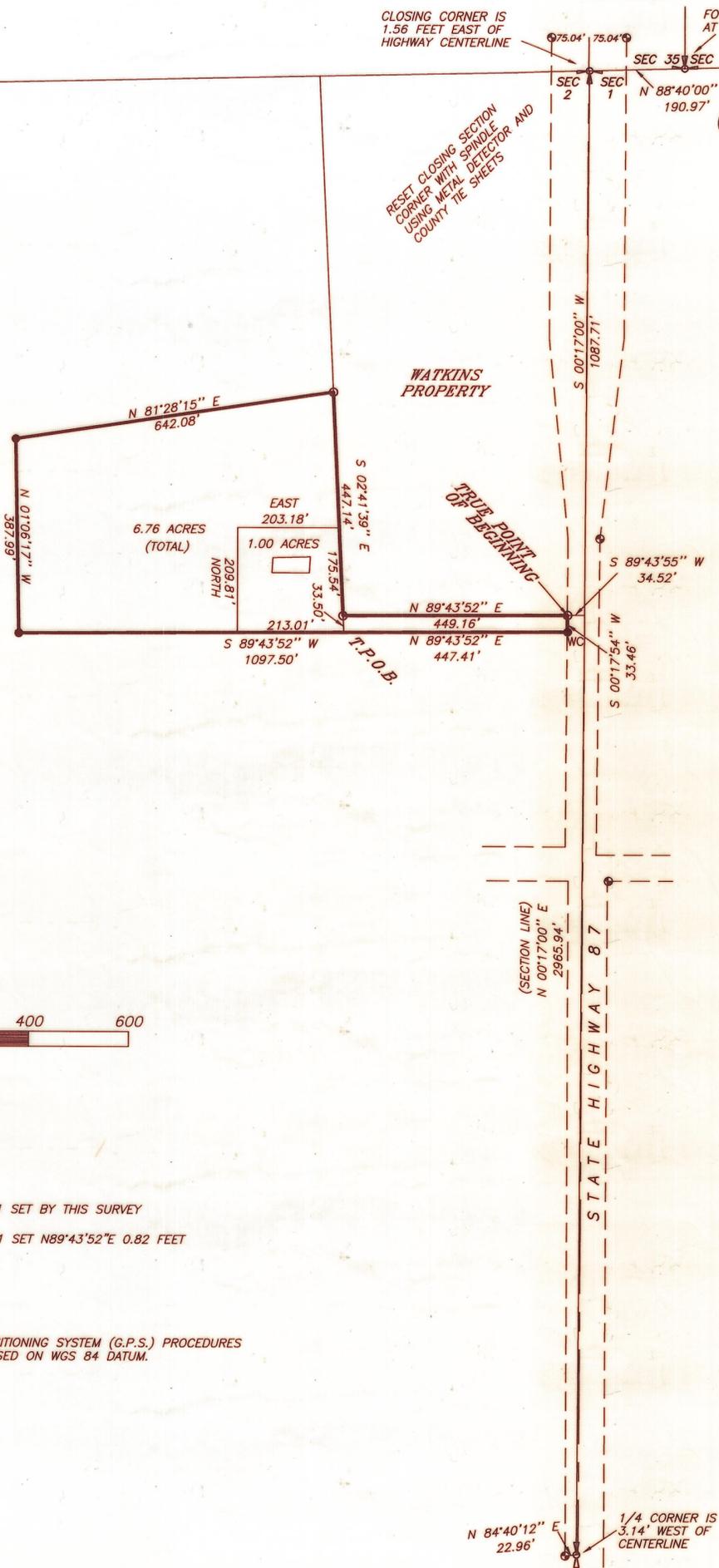
This is to certify that I have surveyed the parcel of land shown on this plat, and that the monuments indicated were found or set during said survey, and that this plat accurately represents said survey to the best of my knowledge.

Jerry D. Allred, Registered Land Surveyor,
Certificate No. 148951, (Utah)



County Surveyor's File # 1075

JERRY D. ALLRED AND ASSOCIATES
SURVEYING CONSULTANTS
121 NORTH CENTER ST. - P.O. BOX 975
DUCHESTER, UTAH 84021
(435) 738-5352



LEGEND AND NOTES

- 5/8"x24" REBAR WITH CAP STAMPED 148951 SET BY THIS SURVEY
- 5/8"x24" REBAR WITH CAP STAMPED 148951 SET N89°43'52"E 0.82 FEET FROM PROPERTY CORNER.
- PIPE FENCE CORNER
- HIGHWAY RIGHT-OF-WAY MARKER

THIS SURVEY WAS PERFORMED USING GLOBAL POSITIONING SYSTEM (G.P.S.) PROCEDURES AND EQUIPMENT THE BASIS OF BEARINGS ARE BASED ON WGS 84 DATUM.