

HIGHLANDS AT THUNDER RIDGE PROPERTY

LOCATED IN SECTIONS 34 & 35, T2S, R9W, USB&M
DUCHESNE COUNTY, UT

SECTION 27

SECTION 34

PARCEL 7
2540-0001
5027223 Sq. Feet
115.41 Acres

N 00°10'10" W 2650.96'
SECTION LINE

N 00°54'01" W
2651.28'

N 00°23'43" W
2656.56'

N 89°57'00" E
55.81'

P.O.B.

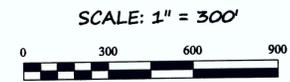
SECTION LINE N 00°28'42" W 2644.45'
1.17622 W 1.85160 S

S 36°50'39" W
51.26'

N 51°22'03" W 2787.96'

S 88°20'23" W 2669.28' SECTION LINE
N 88°20'23" E 1331.67'
S 88°33'40" E 2667.30'

N 52°29'23" W 753.35'
N 67°45'16" W 1451.03'



SURVEYOR'S CERTIFICATE

I, KEVIN S BISHOP, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 6508652 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH.

LEGAL DESCRIPTION

BEGINNING AT THE NORTHEAST CORNER OF SECTION 34, TOWNSHIP 2 SOUTH, RANGE 9 WEST, USB&M; THENCE ALONG THE SECTION LINE N 89°57'00" E 55.81 FEET, THENCE S 00°03'58" W 2424.17 FEET, THENCE S 36°50'39" W 51.26 FEET TO THE SECTION LINE, THENCE N 51°22'03" W 2787.96 FEET, THENCE N 67°45'16" W 1451.03 FEET, THENCE N 52°29'23" W 753.35 FEET TO THE SECTION LINE, THENCE ALONG THE SECTION LINE N 88°20'23" E 1331.67 FEET TO THE NORTH QUARTER OF SECTION 34, THENCE S 88°33'40" E 2667.30 FEET ALONG THE SECTION LINE TO THE POINT OF BEGINNING.

AREA CONTAINING 115.41 ACRES.

SURVEYOR'S NOTES

THE PURPOSE OF THIS SURVEY PLAT IS TO SHOW A PORTION OF A 1000 ACRE TRACT OF GROUND OWNED BY THE HIGHLANDS AT THUNDER RIDGE, LOCATED IN DUCHESNE COUNTY, UT. THIS PLAT WAS PREPARED TO AID IN TAXING PURPOSES AND TO FACILITATE A FUTURE REAL ESTATE TRANSACTION.

NO FIELD WORK WAS PERFORMED DURING THE COURSE OF THIS WORK. IN 2003 AND 2004, OAK HILLS SURVEYING DID SURVEY WORK IN ALL THE SURROUNDING AREAS FOR THIS PROPERTY, AND PARTS OF BANDANNA RANCH SUBDIVISION. CONTROL WAS ESTABLISHED DURING THE COURSE OF THAT SURVEY. SURVEY DATA SHOWN HEREON, IE SECTION LINES, AND LOCATIONS OF BANDANNA RANCH SUBDIVISION IS BASED UPON THAT SURVEY.

LEGEND

- ⊕ SECTION CORNER
- ⊙ 3" REBAR, 2' LONG, WITH 2" DIAMETER ALUMINUM OR PLASTIC CAP MARKED OAK HILLS SURVEYING
- FOUND MONUMENT AS NOTED ON PLAT
- X - FENCE

County Surveyors File # 2441

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RECORD OF SURVEY FOR: TRACY LIVINGSTON	PROJECT ADDRESS:
SECTION: 34 & 35	
TOWNSHIP: 2S	
RANGE: 9W	
BASE MERIDIAN: USB&M	

PROJECT NO: 11-157	DRAWN BY: KSB
REVIEWED BY: KSB	APPROVAL DATE: 8/9/2011
MAP SCALE: 1"=300'	

SHEET NO:	1
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