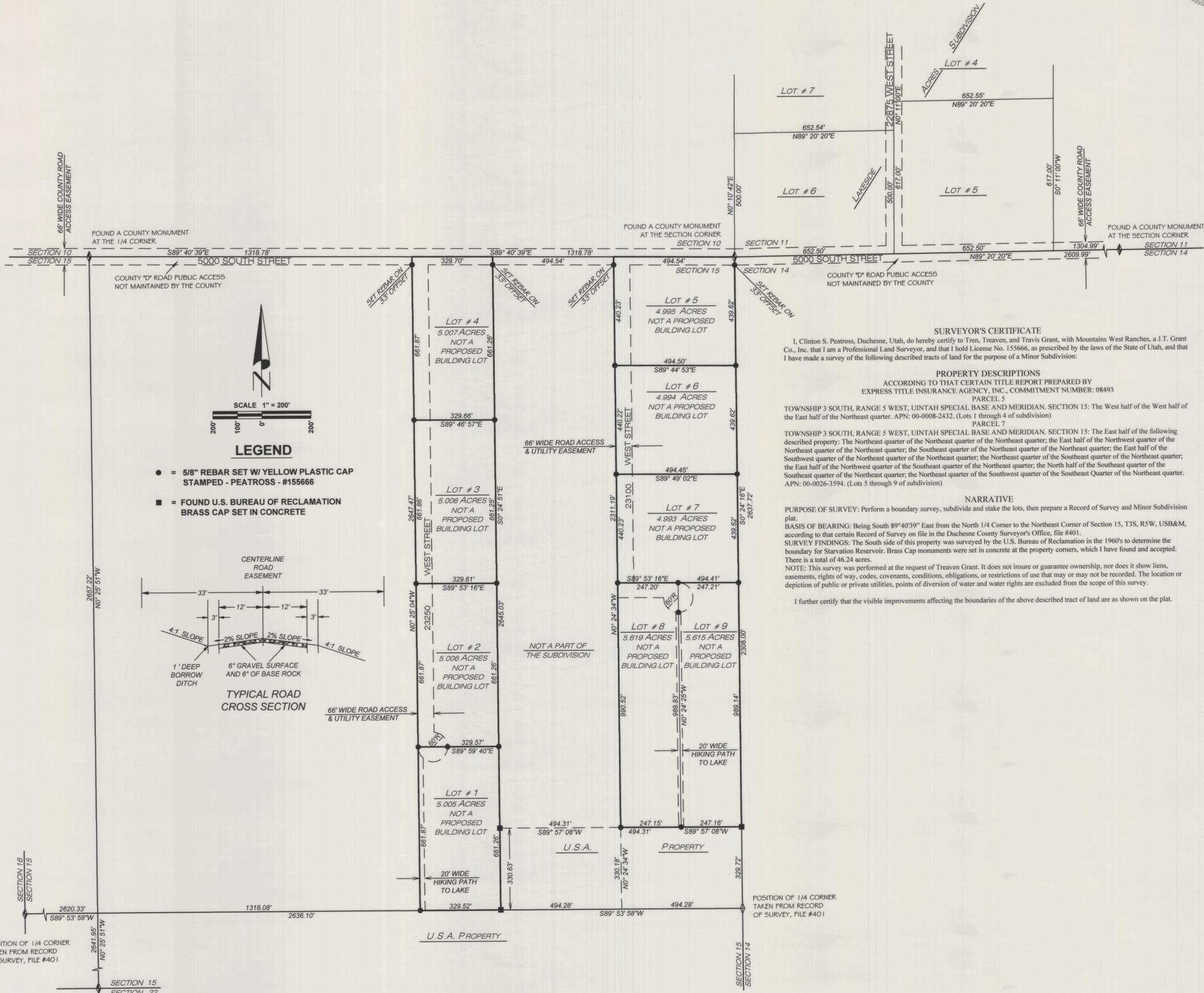


RECORD OF SURVEY
AND
MINOR SUBDIVISION
OF
**LAKESIDE ACRES
SUBDIVISION, PHASE II**

**MOUNTAINS WEST
RANCHES SUBDIVISION**
P.O. BOX 981990
PARK CITY, UT 84098

LOCATED IN THE NE 1/4 OF SECTION 15
TOWNSHIP 3 SOUTH, RANGE 5 WEST
UINTAH SPECIAL BASE AND MERIDIAN
DUCHEсне COUNTY, UTAH



SURVEYOR'S CERTIFICATE

I, Clinton S. Peatross, Duchesne, Utah, do hereby certify to Tren, Treaven, and Travis Grant, with Mountains West Ranches, a J.T. Grant Co., Inc. 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 that I have made a survey of the following described tracts of land for the purpose of a Minor Subdivision:

PROPERTY DESCRIPTIONS

ACCORDING TO THAT CERTAIN TITLE REPORT PREPARED BY EXPRESS TITLE INSURANCE AGENCY, INC., COMMITMENT NUMBER: 08493 PARCEL 5
TOWNSHIP 3 SOUTH, RANGE 5 WEST, UTAH SPECIAL BASE AND MERIDIAN, SECTION 15: The West half of the West half of the East half of the Northeast quarter.
PARCEL 7
TOWNSHIP 3 SOUTH, RANGE 5 WEST, UTAH SPECIAL BASE AND MERIDIAN, SECTION 15: The East half of the following described property: The Northeast quarter of the Northeast quarter of the Northeast quarter; the East half of the Northwest quarter of the Northeast quarter of the Northeast quarter; the Southeast quarter of the Northeast quarter of the Northeast quarter; the East half of the Southwest quarter of the Northeast quarter of the Northeast quarter; the Northeast quarter of the Southeast quarter of the Northeast quarter; the East half of the Northwest quarter of the Southeast quarter of the Northeast quarter; the North half of the Southeast quarter of the Southeast quarter of the Northeast quarter; the Northeast quarter of the Southwest quarter of the Southeast quarter of the Northeast quarter.
APN: 00-0026-3594. (Lots 5 through 9 of subdivision)

NARRATIVE

PURPOSE OF SURVEY: Perform a boundary survey, subdivide and stake the lots, then prepare a Record of Survey and Minor Subdivision plat.
BASIS OF BEARING: Being South 89°40'39" East from the North 1/4 Corner to the Northeast Corner of Section 15, T3S, R5W, USB&M, according to that certain Record of Survey on file in the Duchesne County Surveyor's Office, file #401.
SURVEY FINDINGS: The South side of this property was surveyed by the U.S. Bureau of Reclamation in the 1960's to determine the boundary for Starvation Reservoir. Brass Cap monuments were set in concrete at the property corners, which I have found and accepted. There is a total of 46.24 acres.
NOTE: This survey was performed at the request of Treaven Grant. 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.

I further certify that the visible improvements affecting the boundaries of the above described tract of land are as shown on the plat.

OWNER'S CERTIFICATE

Know all men by these presents: that TREN J. GRANT, the owner of the above described tract of land, has caused the same to be surveyed and subdivided, to be in compliance with the Duchesne County Subdivision Ordinances, to legally convey and transfer land ownership.

TREN J. GRANT, President of Mountains West Ranches, a J.T. Grant Co., Inc.

ACKNOWLEDGEMENT

State of _____ } s.s.
County of _____ }
On this _____ day of _____, 20____, personally appeared before me, TREN J. GRANT, the signer of the above OWNER'S CERTIFICATE, who acknowledged to me that he signed it freely and voluntarily for the uses and purposes therein mentioned.
My commission expires: _____
Notary Public

DUCHEсне COUNTY TREASURER

I certify that the property taxes are paid and current as of this _____ day of _____, 20____.
Colene Nelson Duchesne County Treasurer

DUCHEсне COUNTY PLANNING DEPARTMENT

Approved as a Minor Subdivision this _____ day of _____, 20____, by the Duchesne County Planning Director.
Michael A. Hyde Duchesne County Planning Director

DUCHEсне COUNTY RECORDER

State of Utah _____ } s.s.
County of Duchesne _____ }
Entry Number _____
Filed for recording at the request of _____ on this _____ day of _____, 20____. Time _____ Book _____ Page(s) _____
Fee: _____
Carolyne Madsen Duchesne County Recorder

PREPARED BY
PEATROSS LAND SURVEYS
PROFESSIONAL LAND SURVEYOR
P.O. BOX 34
Duchesne, Utah, 84021

Phone: (435)738-5753 Cell: (435)724-4386
email: cpeatross@ubtanet.com

DRAFTED BY: AARON FEDIN	DATE DRAFTED: 6/29/2013	DATE PLOTTED: 6/30/2013
SHEET: 1 OF 1	FILE NAME: J.T.GRANT	# 1184

County Surveyor File # 2303