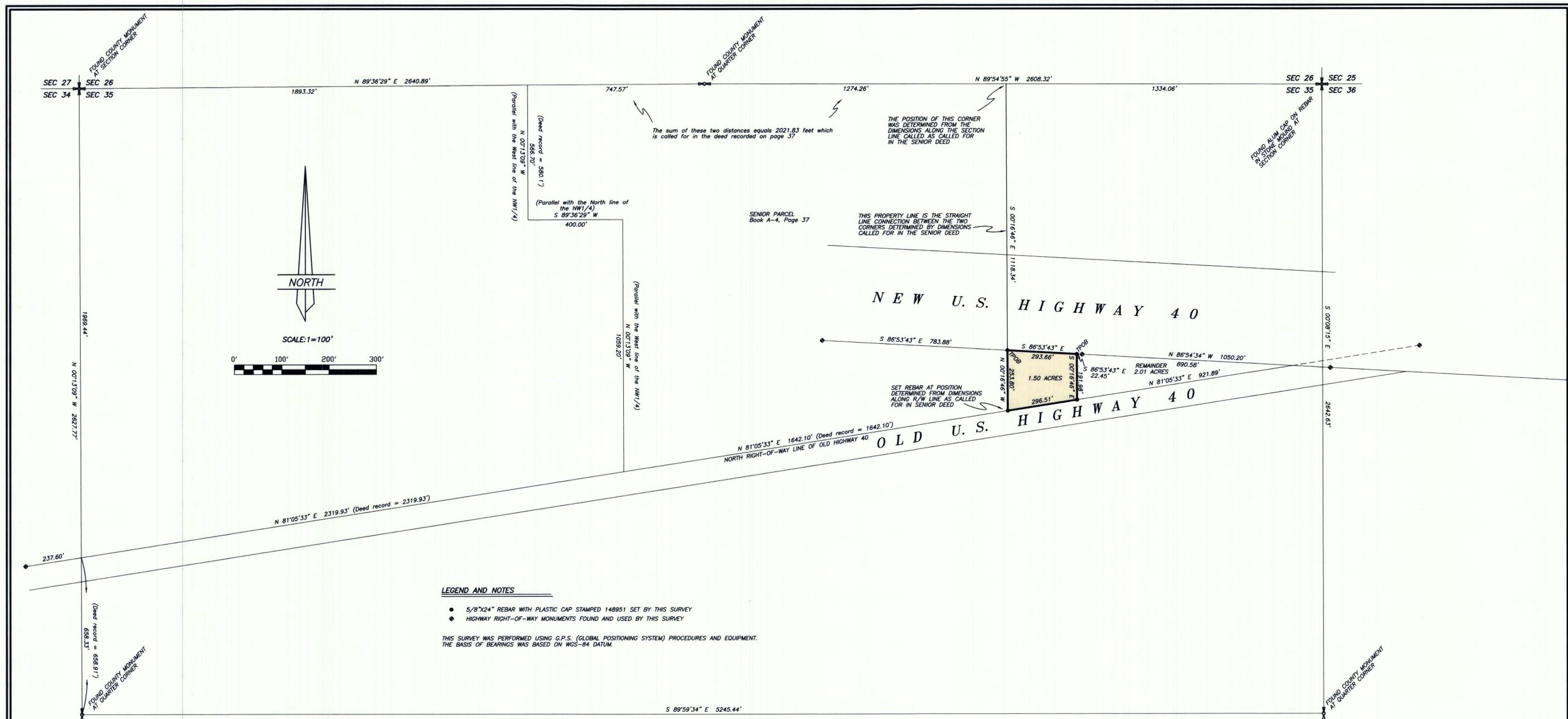


1813

SAFECO PRODUCTS • NEW HOPE, MINNESOTA
RECORD BY PART NUMBER (051)
UNITS: FEET AND DECIMALS THEREOF



- LEGEND AND NOTES**
- 5/8"x24" REBAR WITH PLASTIC CAP STAMPED 148951 SET BY THIS SURVEY
 - ◆ HIGHWAY RIGHT-OF-WAY MONUMENTS FOUND AND USED BY THIS SURVEY

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

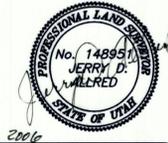
DESCRIPTION OF PARCEL
Commencing at the Northeast Corner of Section 35, Township 3 South, Range 7 West of the Uintah Special Base and Meridian;
Thence North 89°54'55" West 1334.06 feet along the North line of the NE1/4 of said Section to the Northeast Corner of that parcel described on page 37, Book A-4 of Deeds on file in the Duchesne County Recorder's office;
Thence South 00°16'46" East 1118.34 feet along the East line of said parcel to the South right-of-way line of New U.S. Highway 40 and the TRUE POINT OF BEGINNING;
Thence South 00°16'46" East 253.80 feet along said East line to the North right-of-way line of Old U.S. Highway 40;
Thence North 81°05'33" East 296.51 feet along said North right-of-way line;
Thence North 00°16'46" West 191.98 feet to said South right-of-way line;
Thence North 86°53'43" West 293.66 feet along said South right-of-way line to the TRUE POINT OF BEGINNING, containing 1.50 acres.

DESCRIPTION OF REMAINDER
Commencing at the Northeast Corner of Section 35, Township 3 South, Range 7 West of the Uintah Special Base and Meridian;
Thence North 89°54'55" West 1334.06 feet along the North line of the NE1/4 of said Section to the Northeast Corner of that parcel described on page 37, Book A-4 of Deeds on file in the Duchesne County Recorder's office;
Thence South 00°16'46" East 1118.34 feet along the East line of said parcel to the South right-of-way line of New U.S. Highway 40;
Thence South 86°53'43" East 293.66 feet along said South right-of-way line to the TRUE POINT OF BEGINNING;
Thence South 86°53'43" East 22.45 feet along said South right-of-way line to a Highway right-of-way marker;
Thence South 86°54'34" East 890.58 feet to the intersection of said South right-of-way line with the North right-of-way line of Old U.S. Highway 40;
Thence South 81°05'33" West 921.89 feet along said North right-of-way line;
Thence North 00°16'46" West 191.98 feet to the TRUE POINT OF BEGINNING, containing 2.01 acres.

NARRATIVE
This survey was performed at the request of Rod Ewell for the purpose of dividing off and describing the 1.5 acre parcel shown on this plat.
The monuments marking the Public Lands Survey System corners were found as noted on the plat.
Highway right-of-way monuments were found defining both the Old and New U.S. Highway 40 right-of-way lines.
A search of recorded deeds in the Duchesne County Recorder's office revealed the following:
Book 34, page 589: Stanley Title acquired all of Section 35 North of Old U.S. Highway 40.
The parcel shown on this plat and labeled as the Senior parcel was conveyed by Stanley Title to Sampson;
Sampson conveyed to United Stereo;
United Stereo conveyed to Hardman in Book A-4, page 37 in 1967.
All other conveyances in this part of Section 35 were executed after the creation of this parcel and are therefore junior to it.
The East line of this parcel defines the West line of the subject of this survey.
It seems that those parcels North of Old Highway 40 and East of the senior parcel were described assuming that the North line of the NE1/4 of Section 35 was the nominal distance of one half mile or 2640 feet. Measurement between the found monuments shows the actual distance to be 2608.32 feet. Because of the seniority of the conveyances this shortage of 31.68 feet falls east of the line called for in the deed in said Book A-4.
Using these findings this survey established the lines of the surveyed parcel so as to encompass 1.5 acres.

ORIGINAL DESCRIPTION
Book A439, page 576
Beg on the N line of old Hwy 40 at a Pt 1364 ft W and 1386.22 ft. S of NE Sec Cor, Sec 35, T3S, R7W, USM, Th E 81°5' N 1305.05 ft along N line of old Hwy 40 to the S line of New Hwy 40, Th N 87°07'30" N 1291.3 ft along S line of New Hwy 40 S 267.22 ft to Beg. 3.95 ac.

SURVEYOR'S CERTIFICATE
This is to certify that I have surveyed the parcels 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.



21 Sep 2006
Jerry D. Allred, Licensed Land Surveyor,
Certificate 148951 (Utah)

**PROPERTY SURVEY FOR
ROD EWELL
SECTION 35, TOWNSHIP 3 SOUTH, RANGE 7 WEST
UINTAH SPECIAL BASE AND MERIDIAN**

COUNTY SURVEYOR'S FILE NO. 1813
JERRY D. ALLRED & ASSOCIATES
 SURVEYING CONSULTANTS
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 DUCHESNE, UTAH 84021
 (435) 738-5352