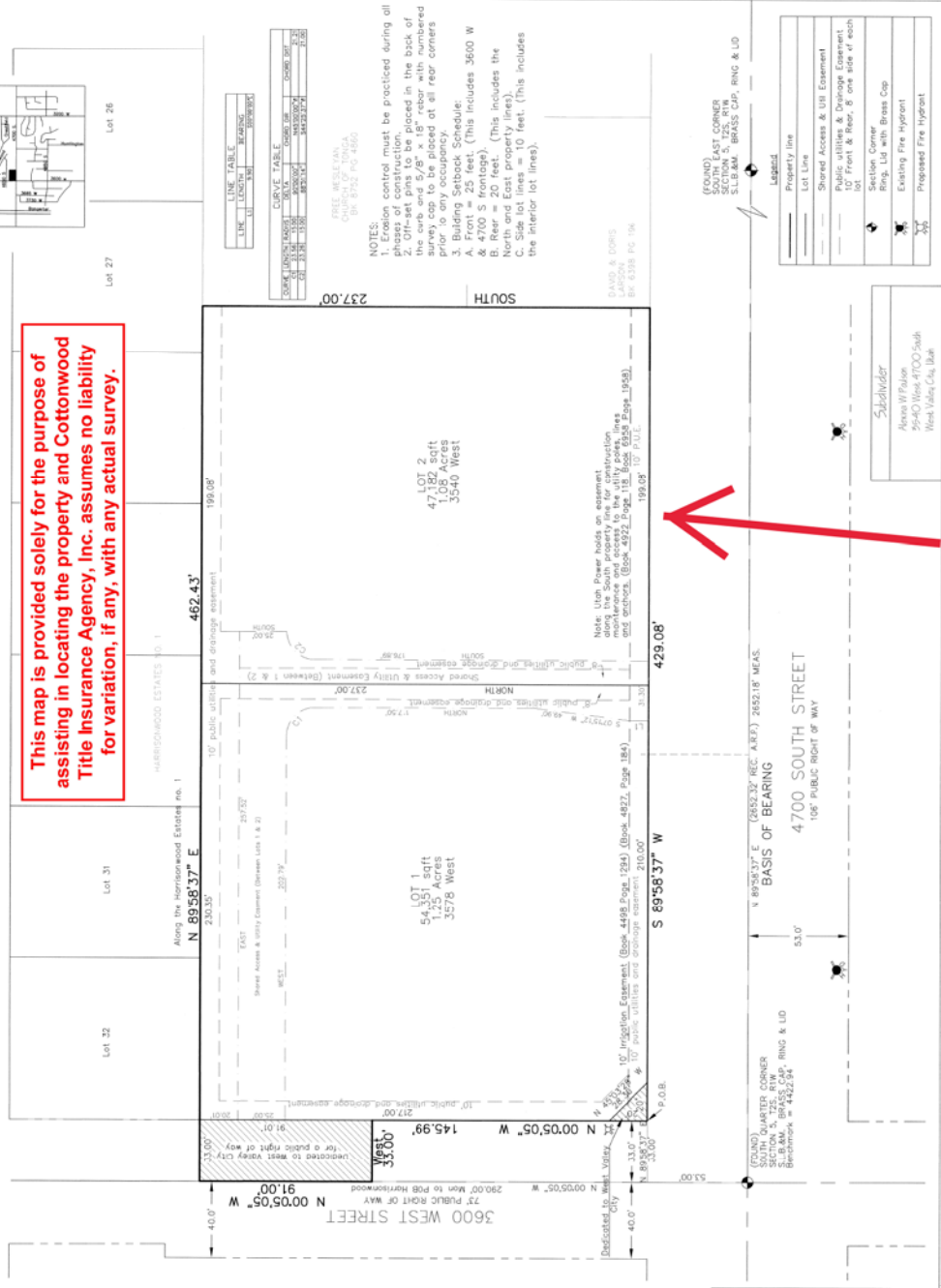
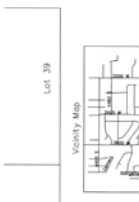
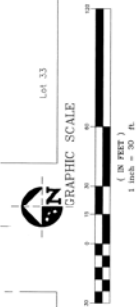


Cyprus - Woodbury Subdivision

Located in the Southwest Quarter of the Southeast Quarter of Section 05, Township 2 South, Range 1 West, Salt Lake Base and Meridian, West Valley City, Salt Lake County, State of Utah.



This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.

LINE	LENGTH	BEARING	AREA
1	33.00	N 00°05'05" W	11.02
2	47.18	S 54°58'37" E	1.08
3	35.40	S 89°58'37" W	1.08
4	33.00	N 00°05'05" W	11.02
5	47.18	S 54°58'37" E	1.08
6	35.40	S 89°58'37" W	1.08
7	33.00	N 00°05'05" W	11.02
8	47.18	S 54°58'37" E	1.08
9	35.40	S 89°58'37" W	1.08
10	33.00	N 00°05'05" W	11.02
11	47.18	S 54°58'37" E	1.08
12	35.40	S 89°58'37" W	1.08

- NOTES:
- Erosion control must be practiced during all phases of construction.
 - Off-set pipe (s) to be placed in the back of the lot.
 - Survey cap to be placed at all rear corners prior to any occupancy.
 - Building Setback Schedule:
 - A. Front = 25 feet. (This includes 3600 W North and East property lines).
 - B. Rear = 20 feet. (This includes the North and East property lines).
 - C. Side lot lines = 10 feet. (This includes the interior lot lines).

FOUND LOT CORNERS S.L.B.M., BRASS CAP, RING & LID SECTION 5, T2S, R1W, S89°58'37" W, DIST. 107.19' TO P.O.B. BY 6338 PG 19K

Note: Utah Power holds an easement, maintenance and access to the utility poles, lines and gutters. (Eggs 4592 Page 1958).

FOUND LOT CORNERS	Property line
S.L.B.M., BRASS CAP, RING & LID SECTION 5, T2S, R1W, S89°58'37" W, DIST. 107.19' TO P.O.B. BY 6338 PG 19K	Property line
	Shared Access & UTE Easement
	Public Utilities & Post-Settlement
	10' Front & Rear, 8' one side of each lot
	Section Corner
	Existing Fire Hydrant
	Proposed Fire Hydrant

Subdivider
Alanna W. Polson
West Valley City, Utah

Approved as to Form
19 Day of October 2004
West Valley City, Utah

W.V.C. Engineer's Certificate
I have certified that this office has examined this plat and it conforms in accordance with information on file in this office.
10/19/04
West Valley City, Utah

Greater-Hunter Improvement District
Approved by IAS on 10/19/04
West Valley City, Utah

West Valley Health Department
Approved by IAS on 10/19/04
West Valley City, Utah

W.V.C. Planning Commission
Approved by IAS on 10/19/04
West Valley City, Utah

FLINT AND SURVEYING & CONSULTING
P.O. BOX 5029
SOUTH JORDAN, UT 84095-5029
PHONE: 468-1680
FAX: 583-1666

SURVEYOR'S CERTIFICATE

I, Russell D. Flint, do hereby certify that I am a Registered Land Surveyor, and that I hold certificate no. 4998722 as prescribed under the laws of the State of Utah. I further certify that by the authority of the Owners, I have made a survey of the tract of land shown on this plat and described below, and have subdivided said tract of land into lots and streets, hereafter to be known as

Cyprus - Woodbury Subdivision

and that same has been correctly surveyed and staked on the ground as shown on the plat. I further certify that the lot described meets the frontage width and area requirements of the applicable zoning ordinance.

BOUNDARY DESCRIPTION

A Parcel of land located in the Southwest Quarter of the Southeast Quarter of Section 5, Township 2 South, Range 1 West, Salt Lake Base and Meridian, West Valley City, Salt Lake County, State of Utah. Basis of bearing being between the South Quarter corner and the Southeast Corner of said Section, bearing being North 89°58'37" East, said parcel being more particularly described as follows:

Beginning at a point which is North 00°05'05" West 53.00 feet & North 89°58'37" East 33.00 feet from the said South Quarter corner, and running thence North 00°05'05" West 145.99 feet along the said east right of way line of 3600 West Street; thence South 33.00 feet along the said east right of way line of 3600 West Street; thence North 00°05'05" West 91.00 feet; thence along said south boundary of the Harrisonwood Estates Subdivision North 89°58'37" East 462.43 feet; thence South 237.00 feet to the north right of way line of 4700 South Street; thence along said north line South 89°58'37" West 429.08 feet to the point of beginning. Contains 104,737 sqft and 2.40 Acres. Containing 2 lots.



OWNER'S DECLARATION

Know all men by these presents that Alanna W. Polson, the Alanna W. Polson Revocable Trust undersigned owner(s) of the above described tract of land, having caused same to be subdivided into lots and streets to be hereafter known as the

Cyprus - Woodbury Subdivision

do hereby dedicate for perpetual use of the public all parcels of land shown on this plat as intended for public use. In witness whereof Alanna W. Polson hereunto set at her hand this 19th day of October AD, 2004

TRUSTEE ACKNOWLEDGMENT

STATE OF UTAH }
County of Salt Lake } 55 }
On this 19th day of October 2004, personally appeared before me, Alanna W. Polson who being duly sworn did say that she is the trustee of the Alanna W. Polson Revocable Trust dated October 18, 2000 and that the foregoing instruments were signed by her as trustee on behalf of said Alanna W. Polson Revocable Trust, and acknowledged to me that she executed the same for the purposes therein stated.
Alanna W. Polson

My Commission expires Mar. 0, 2008, residing in Salt Lake County, Utah
Cyprus - Woodbury Subdivision
Located in the Southwest Quarter of the Southeast Quarter of Section 05, Township 2 South, Range 1 West, Salt Lake Base and Meridian, West Valley City, Salt Lake County, State of Utah

RECORDED # 9212923
State of Utah, County of Salt Lake
In presence of West Valley City
Date: 11-11-2004 Time: 2:58pm
Page: 318
By: Russell D. Flint Surveyor

#320

21-5-41