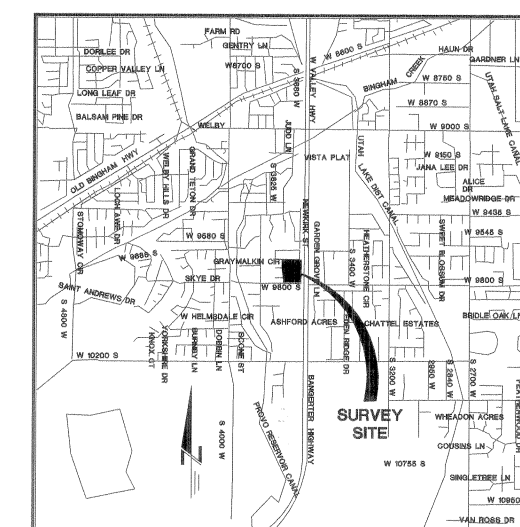


NARRATIVE

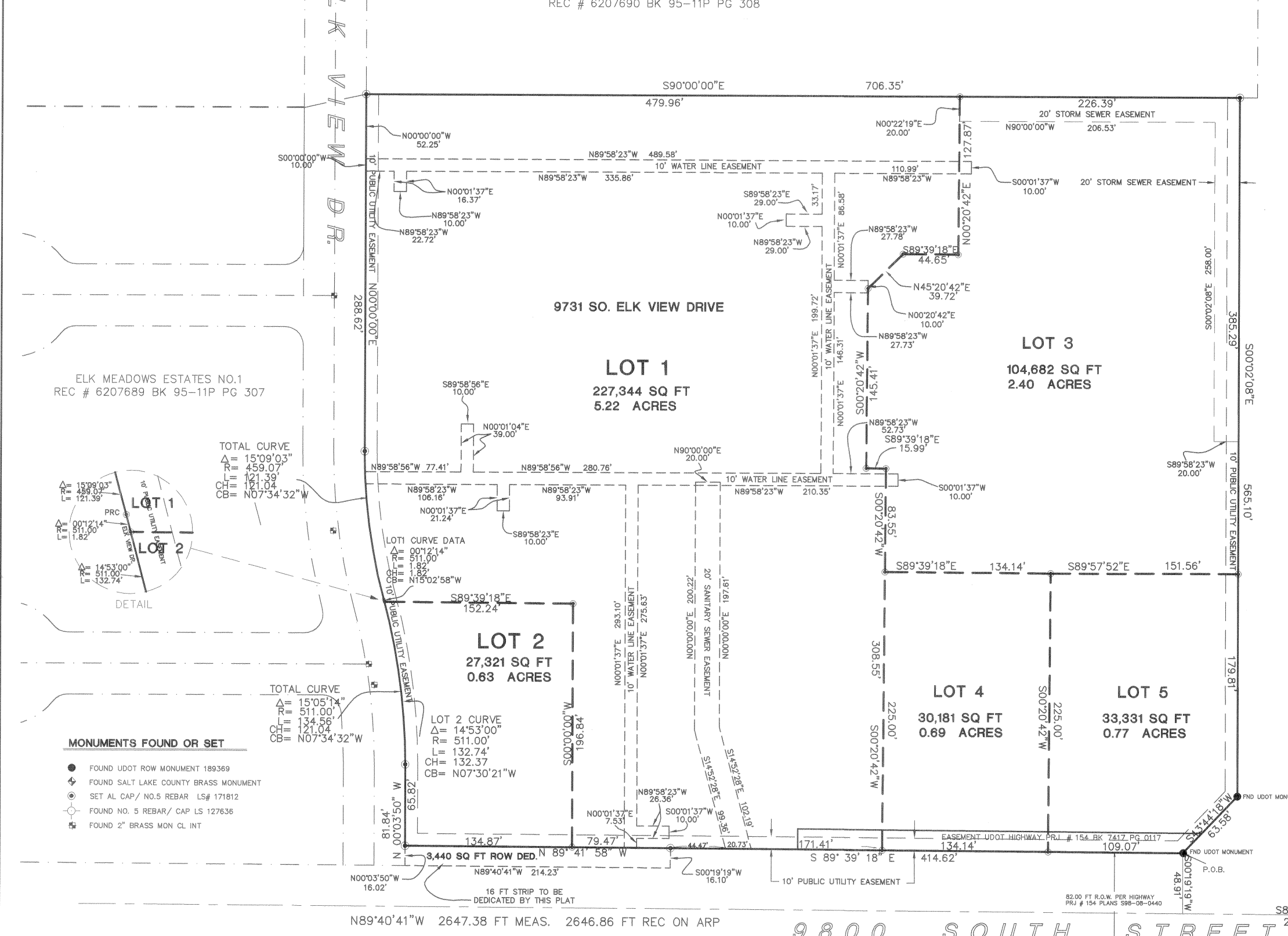
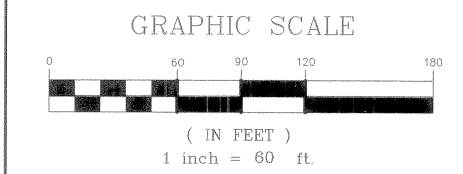
1. THIS SURVEY IS MADE AT THE INSTANCE OF THE OWNER'S FOR THE PURPOSE OF DIVIDING THE SUBJECT PROPERTY INTO COMMERCIAL DEVELOPMENT PARCELS.

SOUTH JORDAN NEIGHBORHOOD MARKET SUBDIVISION

A PART OF THE NORTHWEST QUARTER SECTION 8, TOWNSHIP 3 SOUTH, RANGE 1 WEST SALT LAKE BASE AND MERIDIAN, CITY OF SOUTH JORDAN, COUNTY OF SALT LAKE, STATE OF UTAH



CLC ASSOCIATES
390 SOUTH 400 EAST
SALT LAKE CITY
UTAH 84111
P: 801 363 5605
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CLC@SLC.COM



BASIS OF BEARINGS = S00°03'50"E
EAST LINE OF THE NORTHWEST QUARTER OF SECTION 8
2654.66' (MEAS) 2654.25' (REC ON ARP) 2654.68' (REC ON ADJ PLAT)

OVERALL LEGAL DESCRIPTION

A PARCEL OF LAND IN THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, IN SALT LAKE COUNTY, STATE OF UTAH, DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 8; THENCE ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER, NORTH 89°40'41" WEST, A DISTANCE OF 268.66 FEET; THENCE AT A RIGHT ANGLE TO THE PREVIOUS COURSE, NORTH 00°18'18" EAST, A DISTANCE OF 48.91 FEET TO THE NORTH RIGHT OF WAY LINE OF 9800 SOUTH STREET, AS ESTABLISHED BY A UDOT MONUMENT STAMPED WITH L#913939, SAID MONUMENT BEING THE POINT OF BEGINNING.

THENCE ALONG SAID NORTH RIGHT OF WAY LINE THE FOLLOWING (3) COURSES:
(1) THENCE NORTH 89°39'18" WEST, A DISTANCE OF 414.62 FEET;
(2) THENCE SOUTH 00°19'19" WEST, A DISTANCE OF 16.10 FEET;
(3) THENCE NORTH 89°40'41" WEST, A DISTANCE OF 214.23 FEET TO THE EAST RIGHT OF WAY LINE OF ELK VIEW DRIVE, AS SHOWN ON THE PLAT OF ELK MEADOWS ESTATE, FILING NO.1; THENCE ALONG SAID EAST RIGHT OF WAY LINE THE FOLLOWING (4) COURSES:
(1) THENCE NORTH 00°03'50" WEST, A DISTANCE OF 81.84 FEET TO A POINT OF CURVE;
(2) THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 511.00 FEET, A CENTRAL ANGLE OF 15°03'14" AND A CHORD BEARING NORTH 07°36'28" WEST, A DISTANCE OF 134.17 FEET, TO A POINT OF REVERSE CURVE;
(3) THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 459.07 FEET, A CENTRAL ANGLE OF 15°09'03" AND A CHORD BEARING NORTH 07°34'32" WEST, A DISTANCE OF 121.04 FEET;
(4) THENCE NORTH 00°00'00" EAST, A DISTANCE OF 288.62 FEET, TO THE SOUTH LINE OF ELK MEADOWS ESTATE, FILING NO. 2;
THENCE ALONG SAID SOUTH LINE, SOUTH 90°00'00" EAST, A DISTANCE OF 706.35 FEET TO THE WEST RIGHT OF WAY LINE OF BANGERTER HIGHWAY, THENCE ALONG SAID WEST RIGHT OF WAY LINE, SOUTH 00°02'08" EAST, A DISTANCE OF 565.10 FEET;
THENCE SOUTH 43°44'18" WEST, A DISTANCE OF 63.58 FEET TO THE POINT OF BEGINNING; CONTAINING 426,299 SQUARE FEET OR 9.786 ACRES, MORE OR LESS.

OWNER'S DEDICATION
WE THE UNDERSIGNED OWNERS OF THE HEREON DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS, STREETS, AND PUBLIC RIGHT-OF-WAYS AS SHOWN ON THIS PLAT, AND NAME SAID TRACT 'SOUTH JORDAN NEIGHBORHOOD MARKET SUBDIVISION AND HEREBY DEDICATE, GRANT AND CONVEY TO SOUTH JORDAN CITY, SALT LAKE COUNTY, UTAH ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS STREETS, THE SAME TO BE USED AS PUBLIC THOROUGHFARES FOREVER, AND THOSE CERTAIN STRIPS AS EASEMENTS FOR PUBLIC UTILITY AND DRAINAGE EASEMENTS AS SHOWN HEREON, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES AND DRAINAGE, AS MAY BE AUTHORIZED BY SOUTH JORDAN CITY.

Signature: [Signature] DATE: 6/10/02
SHIPP FAMILY LIMITED PARTNERSHIP

ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF SALT LAKE
ON the 10th day of June, 2002, I, [Signature], 2002 PERSONALLY APPEARED BEFORE ME, [Signature], a Notary Public in and for the State of Utah, who being by me duly sworn or affirmed, did say that he is the [Signature] of SHIPP FAMILY LIMITED PARTNERSHIP, and that the WITHIN OWNERS DEDICATION WAS SIGNED ON BEHALF OF SAID [Signature].

ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF SALT LAKE
ON the 10th day of June, 2002, I, [Signature], 2002 PERSONALLY APPEARED BEFORE ME, [Signature], a Notary Public in and for the State of Utah, who being by me duly sworn or affirmed, did say that he is the [Signature] of SHIPP FAMILY LIMITED PARTNERSHIP, and that the WITHIN OWNERS DEDICATION WAS SIGNED ON BEHALF OF SAID [Signature].

SURVEYOR'S NOTES

- 1. THIS SURVEY IS MADE AT THE INSTANCE OF THE OWNER'S FOR THE PURPOSE OF DIVIDING THE SUBJECT PROPERTY INTO COMMERCIAL DEVELOPMENT PARCELS.
2. THE BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTHWEST QUARTER SECTION 8, T3S, R1W, SL B&M; AS BEARING N 00° 03' 50" E, AND IS MONUMENTED BY FOUND BRASS MONUMENTS AS SHOWN HEREON.
3. THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED, ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.
4. PROJECT IS LOCATED IN A 'ZONE X' OTHER AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN, DETERMINED ON COMMUNITY-PANEL NUMBER 49035 C 0427 E EFFECTIVE DATE SEPTEMBER 21, 2001, INFORMATION OBTAINED FROM SALT LAKE COUNTY FLOOD CONTROL.

SURVEYOR'S CERTIFICATE
I, NEIL C. SAMPSON, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH DO HEREBY CERTIFY FOR AND ON BEHALF OF CLC ASSOCIATES THAT THIS PLAT OF 'SOUTH JORDAN NEIGHBORHOOD MARKET SUBDIVISION' IN SOUTH JORDAN CITY, SALT LAKE COUNTY, UTAH HAS BEEN CORRECTLY DRAWN TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE HEREON DESCRIBED LANDS IN SAID SUBDIVISION. BASED ON DATA COMPILED FROM RECORDS IN THE SALT LAKE COUNTY RECORDER'S OFFICE AND FROM A SURVEY MADE ON THE GROUND.
DATE: 6/14/2002
SIGNATURE: [Signature] LICENSE NO. 171812

EASEMENT APPROVAL
JILL LOBLA FRANTZ - 6/18/02
OWNER COMMISSIONERS
[Signature] DATE: 4/18/02
UTAH POWER AND LIGHT
[Signature] DATE: 6/18/02
OUTSTAR GAS CO.
[Signature] DATE: 6/18/02
ATKINS/CABLE COMPANY

FLOOD CONTROL DEPT.
APPROVED THIS 2nd DAY OF July, 2002.
[Signature] FLOOD CONTROL COORDINATOR

SOUTH JORDAN CITY APPROVAL
THIS IS TO CERTIFY THAT THIS PLAT AND DEDICATION OF THIS PLAT WERE DULY APPROVED AND ACCEPTED BY THE CITY COMMISSIONERS OF SOUTH JORDAN UTAH THIS 16th DAY OF July, 2002.
[Signature] Mayor

SOUTH JORDAN CITY ENGINEER
I HEREBY CERTIFY THAT I HAVE CAREFULLY INVESTIGATED THE MAP OF SURVEY OF THE FOREGOING PLAT AND LEGAL DESCRIPTION OF THE LAND EMBRACED THEREIN AND FIND THEM TO BE CORRECT AND TO AGREE WITH THE LINES AND MONUMENTS ON RECORD IN THIS OFFICE.
SIGNED THIS 5th DAY OF July, 2002.
[Signature] City Engineer

SOUTH JORDAN CITY PLANNING COMMISSION
APPROVED BY THE SOUTH JORDAN CITY PLANNING COMMISSION ON THIS 11th DAY OF July, 2002.
[Signature] Chairperson

SOUTH JORDAN CITY ATTORNEY
APPROVED BY THE SOUTH JORDAN CITY ATTORNEY THIS 11th DAY OF July, 2002.
[Signature] Attorney

SOUTH VALLEY SEWER DISTRICT
APPROVED THIS 12th DAY OF July, 2002.
[Signature] Director, South Valley Sewer District

BOARD OF HEALTH
APPROVED THIS 2nd DAY OF July, 2002.
[Signature] SL County Board of Health

SALT LAKE COUNTY RECORDER
ENTRY NO. 270812 FEE \$165.00
PAID
FILED FOR RECORD AND RECORDED THIS 18th DAY OF July, 2002 AT 3:24 PM IN BOOK 2002
OF OFFICIAL RECORDS PAGE 188
RECORD OF METEOROLOGICAL TITLE
SALT LAKE COUNTY RECORDER
[Signature] Recorder

PROJECT #: 01-0383
DRAWN BY: NEIL S
DESIGNED BY:
CHECKED BY: GARY L

SOUTH JORDAN NEIGHBORHOOD MARKET SUBDIVISION PLAT
9800 SOUTH AND BANGERTER HIGHWAY
SOUTH JORDAN, UTAH

Table with columns: DATE, DESCRIPTION, ORIGINAL PREPARATION. Entry: 06/13/02, SUBDIVISION PLAT.

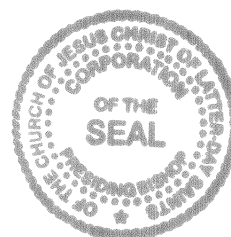
27-0812 27-08-178-013,014,05 \$165.00 2002P-188

# SOUTH JORDAN NEIGHBORHOOD MARKET SUBDIVISION

A PART OF THE NORTHWEST QUARTER SECTION 8, TOWNSHIP 3  
SOUTH, RANGE 1 WEST SALT LAKE BASE AND MERIDIAN, CITY  
OF SOUTH JORDAN, COUNTY OF SALT LAKE, STATE OF UTAH

CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole (CPB) participates in this plat to establish the boundaries of its undivided 12.07% interest in the parcels known as Lots One (1) and Two (2) of South Jordan Neighborhood Market Subdivision and to dedicate to the public the parcels in this plat to the extent that it creates parcels other than said Lots One (1) and Two (2), nor has it participated in planning or engineering these portions of the plat. CPB is also cooperating to comply with subdivision ordinances.

CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole  
By: Terry F. Ruhl  
Authorized Agent



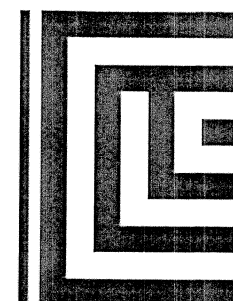
STATE OF UTAH )  
COUNTY OF SALT LAKE )

On this 16th day of July, 2002, personally appeared before me Terry F. Ruhl, personally known to me to be the Authorized Agent of CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole, who acknowledged before me that he signed the foregoing instrument as Authorized Agent for the CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole, and that the seal impressed on the within instrument is the seal of said Corporation; and that said instrument is the free and voluntary act of said Corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument on behalf of said Corporation and that said Corporation executed the same.

WITNESS my hand and official seal.



John R. Jensen  
Notary Public for the State of Utah



CLC ASSOCIATES

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SUITE 302  
SALT LAKE CITY  
UTAH 84111  
P 801 363 5405  
F 801 363 5684  
CLC@CLC.COM

ARCHITECTURE  
ENGINEERING PLANNING  
LANDSCAPE ARCHITECTURE  
LAND SURVEYING

SOUTH JORDAN  
NEIGHBORHOOD MARKET  
SUBDIVISION PLAT  
9800 SOUTH AND BANGERTER HIGHWAY  
SOUTH JORDAN, UTAH

PREPARED UNDER THE  
DIRECT SUPERVISION OF  
NEIL S. BARKER  
REGISTERED  
LAND SURVEYOR  
NO. 17151-2 FOR AND ON  
BEHALF OF CLC  
ASSOCIATES

DATE	DESCRIPTION
06/13/02	ORIGINAL PREPARATION

PROJECT #: 01-0383  
DRAWN BY: NEIL S.  
DESIGNED BY:  
CHECKED BY: GARY L.

2 OF 2

RECORDED # 8796896  
STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE  
REQUEST OF Metro National Title  
DATE 7-18-02 TIME 3:24 pm BOOK 2002P PAGE 188  
FEE \$ 6.50  
Sam W. Hansen, Deputy  
SALT LAKE COUNTY RECORDER

2002P-188

J:\SD01\01\01813\040\PHOTO\1813 SOUTH JORDAN FINAL PLAT 07162002.dwg 07/16/2002 04:32:29 PM RAYPK