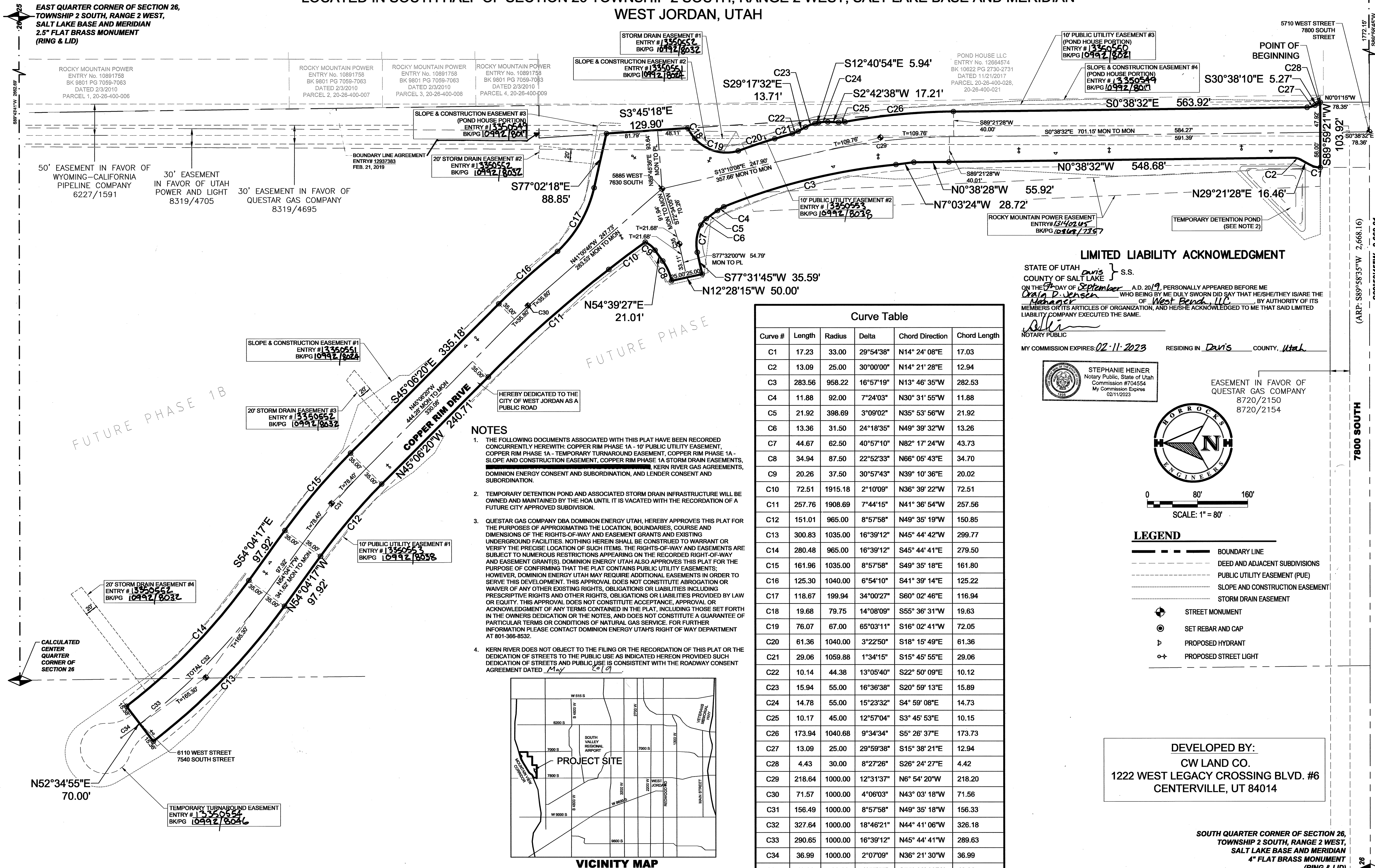


FINAL PLAT

(STREET DEDICATION OF COPPER RIM DRIVE)

COPPER RIM - PHASE 1A

LOCATED IN SOUTH HALF OF SECTION 26 TOWNSHIP 2 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN WEST JORDAN, UTAH



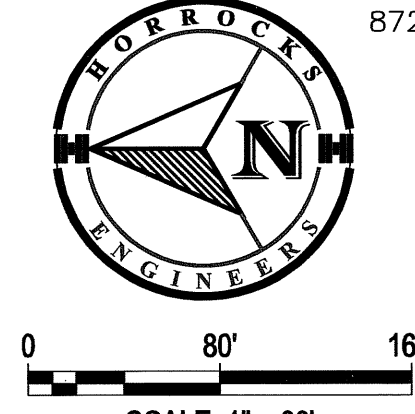
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	17.23	33.00	29°54'38"	N14° 24' 08"E	17.03
C2	13.09	25.00	30°00'00"	N14° 21' 28"E	12.94
C3	283.56	958.22	16°57'19"	N13° 46' 35"W	282.53
C4	11.88	92.00	7°24'03"	N30° 31' 55"W	11.88
C5	21.92	398.69	3°09'02"	N35° 53' 56"W	21.92
C6	13.36	31.50	24°18'35"	N49° 39' 32"W	13.26
C7	44.67	62.50	40°57'10"	N82° 17' 24"W	43.73
C8	34.94	87.50	22°52'33"	N68° 05' 43"E	34.70
C9	20.26	37.50	30°57'43"	N39° 10' 36"E	20.02
C10	72.51	1915.18	2°10'09"	N36° 39' 22"W	72.51
C11	257.76	1908.69	7°44'15"	N41° 36' 54"W	257.56
C12	151.01	965.00	8°57'58"	N49° 35' 19"W	150.85
C13	300.83	1035.00	16°39'12"	N45° 44' 42"W	299.77
C14	280.48	965.00	16°39'12"	S45° 44' 41"E	279.50
C15	161.96	1035.00	8°57'58"	S49° 35' 18"E	161.80
C16	125.30	1040.00	6°54'10"	S41° 39' 14"E	125.22
C17	118.67	199.94	34°00'27"	S60° 02' 46"E	116.94
C18	19.68	79.75	14°08'09"	S55° 36' 31"W	19.63
C19	76.07	67.00	65°03'11"	S18° 02' 41"W	72.05
C20	61.36	1040.00	3°22'50"	S18° 15' 49"E	61.36
C21	29.06	1059.88	1°34'15"	S15° 45' 55"E	29.06
C22	10.14	44.38	13°05'40"	S22° 50' 09"E	10.12
C23	15.94	55.00	16°36'38"	S20° 59' 13"E	15.89
C24	14.78	55.00	15°23'32"	S4° 59' 08"E	14.73
C25	10.17	45.00	12°57'04"	S3° 45' 53"E	10.15
C26	173.94	1040.68	9°34'34"	S5° 26' 37"E	173.73
C27	13.09	25.00	29°59'38"	S15° 38' 21"E	12.94
C28	4.43	30.00	8°27'26"	S26° 24' 27"E	4.42
C29	218.64	1000.00	12°31'37"	N6° 54' 20"W	218.20
C30	71.57	1000.00	4°06'03"	N43° 03' 18"W	71.56
C31	156.49	1000.00	8°57'58"	N49° 35' 18"W	156.33
C32	327.64	1000.00	18°46'21"	N44° 41' 06"W	326.18
C33	290.65	1000.00	16°39'12"	N45° 44' 41"W	289.63
C34	36.99	1000.00	2°07'09"	N36° 21' 30"W	36.99
C35	43.33	500.00	4°57'55"	S75° 03' 03"W	43.32

LIMITED LIABILITY ACKNOWLEDGMENT

STATE OF UTAH } S.S.
 COUNTY OF SALT LAKE }
 ON the 10th day of September, A.D. 2019, I, Stephanie Heiner, Notary Public, State of Utah, Commission #174554, My Commission Expires 02/11/2023, who being by me duly sworn did say that HESHE/HEY IS/ARE THE MEMBER/S OR ITS ARTICLES OF ORGANIZATION, AND HESHE/HE acknowledged to me that SAID LIMITED LIABILITY COMPANY EXECUTED THE SAME.

MY COMMISSION EXPIRES: 02-11-2023 RESIDING IN Davis COUNTY, Utah

STEPHANIE HEINER
 Notary Public, State of Utah
 Commission #174554
 My Commission Expires 02/11/2023



LEGEND

- BOUNDARY LINE
- - - DEED AND ADJACENT SUBDIVISIONS
- PUBLIC UTILITY EASEMENT (PUE)
- SLOPE AND CONSTRUCTION EASEMENT
- STORM DRAIN EASEMENT
- ⊙ STREET MONUMENT
- ⊙ SET REBAR AND CAP
- ⊙ PROPOSED HYDRANT
- ⊙ PROPOSED STREET LIGHT

DEVELOPED BY:
 CW LAND CO.
 1222 WEST LEGACY CROSSING BLVD. #8
 CENTERVILLE, UT 84014

SOUTH QUARTER CORNER OF SECTION 26, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN 4" FLAT BRASS MONUMENT (RING & LID)

SURVEYOR'S CERTIFICATE

I, C. DAVID MCKINNEY DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 5251295 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF SAID TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS AND STREETS TO BE KNOWN AS COPPER RIM - PHASE 1A AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT AND THAT THIS IS TRUE AND CORRECT.

C. DAVID MCKINNEY
 No. 5251295
 STATE OF UTAH

BOUNDARY DESCRIPTION

BEGINNING AT A POINT SOUTH 89°58'45" WEST 1772.15 FEET AND NORTH 0°01'15" WEST 78.35 FEET FROM THE SOUTHWEST CORNER OF SECTION 26, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SALT LAKE BASE & MERIDIAN RUNNING THENCE SOUTH 89°52'11" WEST ALONG THE NORTHERLY RIGHT OF WAY OF 7800 SOUTH 103.92 FEET TO A POINT ON A CURVE, CENTER BEARS NORTH 89°26'49" EAST; THENCE NORTHEASTERLY ALONG A 33.00 FOOT RADIUS CURVE TO THE RIGHT 17.23 FEET, HAVING A CENTRAL ANGLE OF 29°54'38" (CHORD N4° 24' 08"E, 17.03) TO A POINT OF TANGENCY; THENCE NORTH 29°21'28" EAST 16.46 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG A 25.00 FOOT RADIUS CURVE TO THE LEFT 13.09 FEET, HAVING A CENTRAL ANGLE OF 30°00'00" (CHORD N14°21'28"E, 12.94) TO A POINT OF TANGENCY; THENCE NORTH 0°38'32" WEST 548.68 FEET; THENCE NORTH 0°38'28" WEST 55.92 FEET; THENCE NORTH 7°03'24" WEST 28.72 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG A 358.22 FOOT RADIUS CURVE TO THE LEFT 283.56 FEET, HAVING A CENTRAL ANGLE OF 16°57'19" (CHORD N13°46'35"W, 282.53) TO A POINT ON A CURVE, CENTER BEARS SOUTH 83°10'07" WEST; THENCE NORTHWESTERLY ALONG A 92.00 FOOT RADIUS CURVE TO THE LEFT 11.88 FEET, HAVING A CENTRAL ANGLE OF 7°24'03" (CHORD N30°31'55"W, 11.88) TO A POINT ON A CURVE, CENTER BEARS SOUTH 52°16'15" WEST; THENCE NORTHWESTERLY ALONG A 398.69 FOOT RADIUS CURVE TO THE LEFT 21.92 FEET, HAVING A CENTRAL ANGLE OF 3°09'02" (CHORD N35°53'56"W, 21.92) TO A POINT ON A CURVE, CENTER BEARS SOUTH 52°28'30" WEST; THENCE NORTHWESTERLY ALONG A 31.50 FOOT RADIUS CURVE TO THE LEFT 13.36 FEET, HAVING A CENTRAL ANGLE OF 24°18'35" (CHORD N49°39'32"W, 13.26) TO A POINT OF TANGENCY; THENCE NORTHWESTERLY ALONG A 62.50 FOOT RADIUS CURVE TO THE LEFT 44.67 FEET, HAVING A CENTRAL ANGLE OF 40°57'10" (CHORD N82°17'24"W, 43.73) TO A POINT OF TANGENCY; THENCE NORTH 77°31'45" WEST 35.59 FEET; THENCE NORTHWESTERLY ALONG A 31.50 FOOT RADIUS CURVE TO THE LEFT 11.88 FEET, HAVING A CENTRAL ANGLE OF 7°24'03" (CHORD N30°31'55"W, 11.88) TO A POINT ON A CURVE, CENTER BEARS NORTH 12°28'15" WEST; THENCE NORTHWESTERLY ALONG A 50.00 FOOT RADIUS CURVE TO THE LEFT 50.00 FEET, HAVING A CENTRAL ANGLE OF 18°00'00" (CHORD N68°05'43"E, 34.70) TO A POINT OF TANGENCY; THENCE NORTHWESTERLY ALONG A 37.50 FOOT RADIUS CURVE TO THE LEFT 20.02 FEET, HAVING A CENTRAL ANGLE OF 30°57'43" (CHORD N39°10'36"E, 20.02) TO A POINT ON A CURVE, CENTER BEARS SOUTH 54°25'43" WEST; THENCE NORTHWESTERLY ALONG A 1915.18 FOOT RADIUS CURVE TO THE LEFT 72.51 FEET, HAVING A CENTRAL ANGLE OF 2°10'09" (CHORD N36°39'22"W, 72.51) TO A POINT ON A CURVE, CENTER BEARS SOUTH 52°16'15" WEST; THENCE NORTHWESTERLY ALONG A 1908.69 FOOT RADIUS CURVE TO THE LEFT 257.76 FEET, HAVING A CENTRAL ANGLE OF 7°44'15" (CHORD N41°36'54"W, 257.56) TO A POINT OF TANGENCY; THENCE NORTH 45°06'20" WEST 240.71 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG A 965.00 FOOT RADIUS CURVE TO THE LEFT 151.01 FEET, HAVING A CENTRAL ANGLE OF 8°57'58" (CHORD N49°35'19"W, 150.85) TO A POINT OF TANGENCY; THENCE NORTH 54°04'17" WEST 97.92 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG A 1035.00 FOOT RADIUS CURVE TO THE RIGHT 300.83 FEET, HAVING A CENTRAL ANGLE OF 16°39'12" (CHORD N45°44'42"W, 299.77) TO A POINT OF TANGENCY; THENCE NORTH 41°28'15" EAST 105.00 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ALONG A 965.00 FOOT RADIUS CURVE TO THE RIGHT 161.96 FEET, HAVING A CENTRAL ANGLE OF 8°57'58" (CHORD S49°35'18"E, 161.80) TO A POINT OF TANGENCY; THENCE SOUTH 45°06'20" WEST 240.71 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG A 1040.00 FOOT RADIUS CURVE TO THE RIGHT 125.30 FEET, HAVING A CENTRAL ANGLE OF 6°54'10" (CHORD S41°39'14"E, 125.22) TO A POINT OF TANGENCY; THENCE SOUTHEASTERLY ALONG A 1035.00 FOOT RADIUS CURVE TO THE LEFT 118.67 FEET, HAVING A CENTRAL ANGLE OF 34°00'27" (CHORD S60°02'46"E, 116.94) TO A POINT OF TANGENCY; THENCE SOUTH 77°02'18" EAST 88.85 FEET; THENCE SOUTH 72°51'15" WEST 125.30 FEET TO A POINT ON A CURVE, CENTER BEARS SOUTH 27°19'24" EAST; THENCE SOUTHEASTERLY ALONG A 79.75 FOOT RADIUS CURVE TO THE LEFT 19.68 FEET, HAVING A CENTRAL ANGLE OF 14°08'09" (CHORD S55°36'31"W, 19.63) TO A POINT ON A CURVE, CENTER BEARS SOUTH 70°26'49" WEST; THENCE SOUTHEASTERLY ALONG A 67.00 FOOT RADIUS CURVE TO THE LEFT 76.07 FEET, HAVING A CENTRAL ANGLE OF 65°03'11" (CHORD S18°02'41"W, 72.05) TO A POINT ON A CURVE, CENTER BEARS SOUTH 18°15'49" EAST; THENCE SOUTHEASTERLY ALONG A 1040.00 FOOT RADIUS CURVE TO THE RIGHT 61.36 FEET, HAVING A CENTRAL ANGLE OF 3°22'50" (CHORD S18°15'49"E, 61.36) TO A POINT ON A CURVE, CENTER BEARS SOUTH 15°45'55" EAST; THENCE SOUTHEASTERLY ALONG A 1059.88 FOOT RADIUS CURVE TO THE RIGHT 29.06 FEET, HAVING A CENTRAL ANGLE OF 1°34'15" (CHORD S15°45'55"E, 29.06) TO A POINT OF TANGENCY; THENCE SOUTH 13°05'40" EAST 10.12 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG A 55.00 FOOT RADIUS CURVE TO THE RIGHT 15.94 FEET, HAVING A CENTRAL ANGLE OF 16°36'38" (CHORD S20°59'13"E, 15.89) TO A POINT OF TANGENCY; THENCE SOUTH 12°28'15" EAST 16.46 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG A 25.00 FOOT RADIUS CURVE TO THE LEFT 13.09 FEET, HAVING A CENTRAL ANGLE OF 30°00'00" (CHORD N14°21'28"E, 12.94) TO A POINT OF TANGENCY; THENCE SOUTH 0°38'32" WEST 548.68 FEET; THENCE SOUTH 0°38'28" WEST 55.92 FEET TO A POINT OF TANGENCY; THENCE SOUTH 7°03'24" WEST 28.72 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ALONG A 358.22 FOOT RADIUS CURVE TO THE RIGHT 283.56 FEET, HAVING A CENTRAL ANGLE OF 16°57'19" (CHORD N13°46'35"W, 282.53) TO A POINT OF TANGENCY; THENCE SOUTH 89°58'45" WEST 1772.15 FEET TO A POINT OF BEGINNING.

CONTAINS 4.36 ACRES.

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF THE DESCRIBED TRACT OF LAND HEREON, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS TO HEREAFTER BE KNOWN AS

COPPER RIM - PHASE 1A

DO HEREBY DEDICATE FOR THE PERPETUAL USE OF THE PUBLIC ALL PARCELS OF LAND SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE, AND DO WARRANT, DEFEND, AND SAVE THE CITY HARMLESS AGAINST ANY EASEMENTS OR OTHER ENCUMBRANCES ON THE DEDICATED STREETS WHICH WILL INTERFERE WITH THE CITY'S USE, OPERATION, AND MAINTENANCE OF THE STREETS AND DO FURTHER DEDICATE THE EASEMENTS AS SHOWN FOR THE USE OF ALL SUPPLIERS OF UTILITY OR OTHER NECESSARY SERVICES.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS THIS 10th DAY OF September, A.D. 2019.

Craig D. Jensen CW COPPER RIM 1, LLC
Richard H. Jensen YELLOWSTONE LEGACY, LLC

LIMITED LIABILITY ACKNOWLEDGMENT

STATE OF UTAH } S.S.
 COUNTY OF SALT LAKE }
 ON the 10th day of September, A.D. 2019, I, Stephanie Heiner, Notary Public, State of Utah, Commission #174554, My Commission Expires 02/11/2023, who being by me duly sworn did say that HESHE/HEY IS/ARE THE MEMBER/S OR ITS ARTICLES OF ORGANIZATION, AND HESHE/HE acknowledged to me that SAID LIMITED LIABILITY COMPANY EXECUTED THE SAME.

MY COMMISSION EXPIRES: 02-11-2023 RESIDING IN Davis COUNTY, Utah

STEPHANIE HEINER
 Notary Public, State of Utah
 Commission #174554
 My Commission Expires 02/11/2023

LIMITED LIABILITY ACKNOWLEDGMENT

STATE OF UTAH } S.S.
 COUNTY OF SALT LAKE }
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MY COMMISSION EXPIRES: 02-11-2023 RESIDING IN Davis COUNTY, Utah

STEPHANIE HEINER
 Notary Public, State of Utah
 Commission #174554
 My Commission Expires 02/11/2023

COPPER RIM - PHASE 1A

(STREET DEDICATION OF COPPER RIM DRIVE)
 LOCATED IN THE SOUTH HALF OF SECTION 26 TOWNSHIP 2 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN

STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF CW LAND CO. TITLE 4-0338A BOOK 2020 PAGE 186
 DATE 8/14/2019 TIME 4:03PM

RECORDED # 13350558
 No FEE
 FEE \$

K.R. Roberts, DEPUTY
 SALT LAKE COUNTY RECORDER

HORROCKS ENGINEERS
 2162 West Grove Pkwy., Suite 400
 Pleasant Grove, UT 84062
 (801) 763-5100

CENTURYLINK
 APPROVED THIS 26 DAY OF Sept, A.D., 2019
al in
 REPRESENTATIVE CENTURYLINK

KERN RIVER
 APPROVED THIS 17 DAY OF Sept, A.D., 2019
[Signature]
 REPRESENTATIVE KERN RIVER

COMCAST
 APPROVED THIS 26 DAY OF September, 2019
Elvadu
 REPRESENTATIVE COMCAST

BOARD OF HEALTH
 APPROVED THIS 26 DAY OF Sept, A.D., 2019
 BY Rick Sedberry
 DIRECTOR, BOARD OF HEALTH

ROCKY MOUNTAIN POWER
 APPROVED THIS 24 DAY OF Sept, A.D., 2019
 BY THE ROCKY MOUNTAIN POWER.
Chene Beauchaine
 REPRESENTATIVE ROCKY MOUNTAIN POWER

WEST JORDAN CITY ENGINEER
 I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE.
[Signature] 21 Nov 19
 WEST JORDAN CITY ENGINEER

QUESTAR GAS COMPANY DBA DOMINION ENERGY UTAH
 APPROVED THIS 10 DAY OF September, A.D., 2019
[Signature]
 BY

PLANNING COMMISSION
 APPROVED THIS 20 DAY OF Nov, A.D., 2019
[Signature]
 BY THE WEST JORDAN CITY PLANNER
 CHAIRMAN, WEST JORDAN CITY

CITY ATTORNEY
 APPROVED AS TO FORM THIS 25th DAY OF Nov, A.D., 2019
[Signature]
 ASST. WEST JORDAN CITY ATTORNEY

CITY COUNCIL
 APPROVED AS TO FORM THIS 10th DAY OF Dec, A.D., 2019
[Signature]
 ATTEST: CITY RECORDER