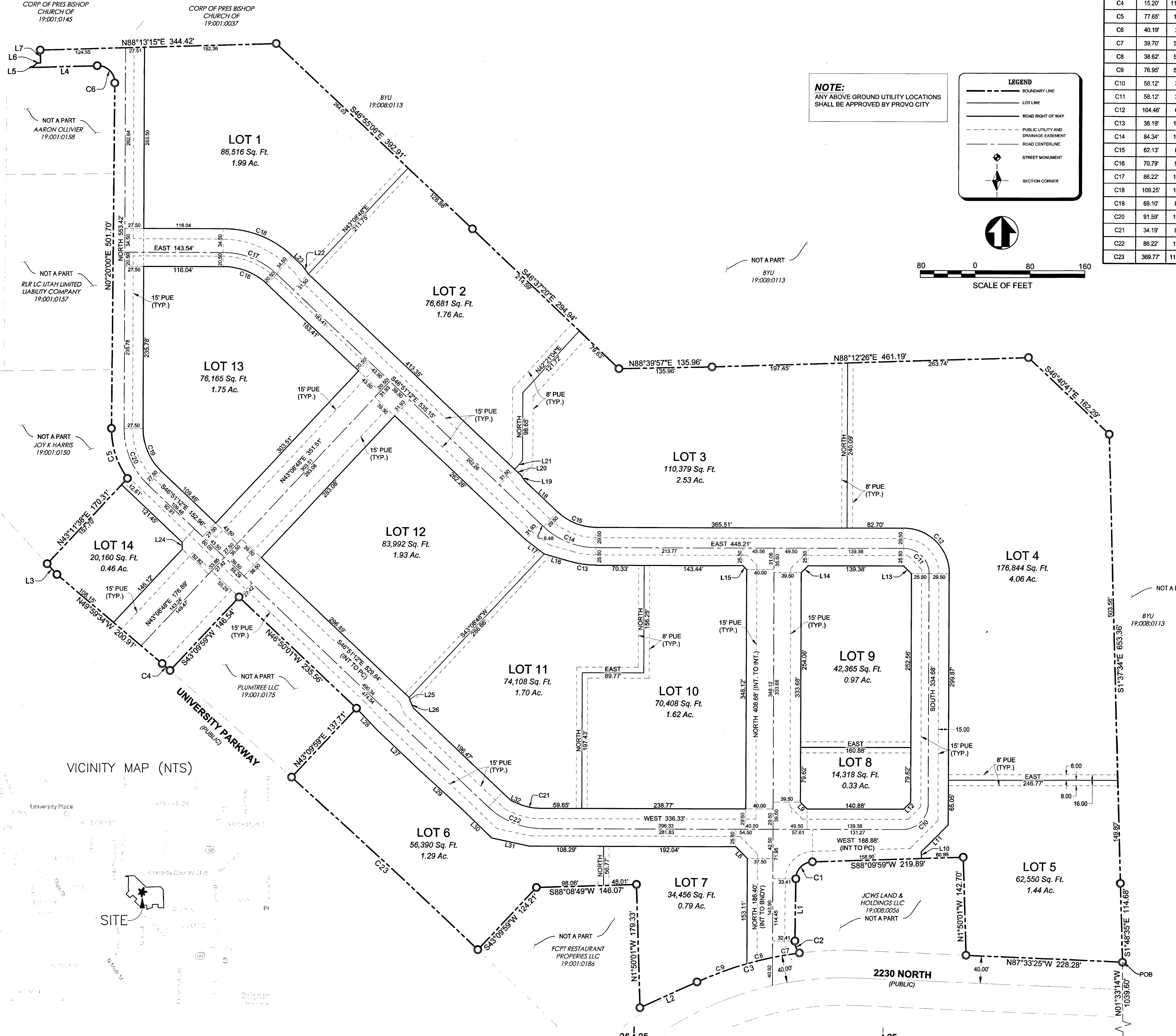
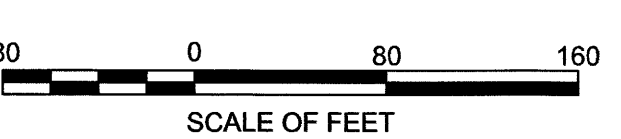
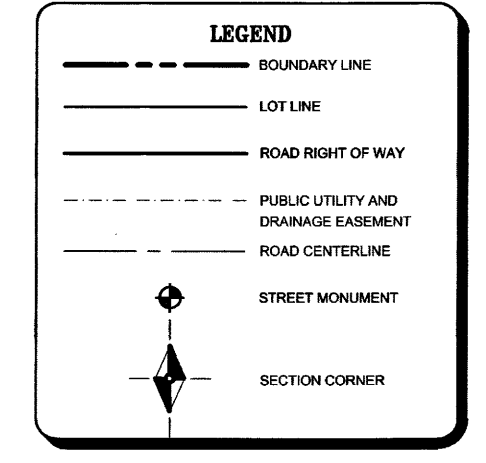


THE MIX AT RIVERS EDGE
 (AMENDING PARCEL A AND LOTS 1 AND 2 OF THE NEW PLUM TREE PLAT "A")
 LOCATED IN THE SOUTHWEST AND SOUTHEAST QUARTER OF SECTION 25
 TOWNSHIP 6 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN
 PROVO, UTAH COUNTY, UTAH



NOTE:
 ANY ABOVE GROUND UTILITY LOCATIONS
 SHALL BE APPROVED BY PROVO CITY



CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CH. BRG.	CH. DIST.
C1	38.20	25.00	87°32'44"	S44°23'58"W	34.59
C2	19.07	25.00	43°42'10"	S21°14'00"E	18.61
C3	155.27	517.47	17°11'32"	S74°08'36"W	154.69
C4	15.20	11539.16	0°04'32"	N49°36'06"W	15.20
C5	77.65	121.50	36°37'03"	N17°58'29"W	78.34
C6	40.19	25.00	92°05'34"	N45°43'23"W	36.00
C7	39.70	517.47	4°23'43"	S80°32'30"W	39.69
C8	38.62	517.47	4°16'35"	S78°12'21"W	38.61
C9	76.85	517.47	8°31'11"	N69°48'28"E	76.88
C10	58.12	37.00	90°00'00"	N45°00'00"E	52.33
C11	58.12	37.00	90°00'00"	N45°00'00"W	52.33
C12	104.46	68.50	90°00'00"	S45°00'00"E	94.05
C13	38.19	137.50	15°54'56"	N82°02'32"W	38.07
C14	84.34	112.00	43°08'48"	N68°25'36"W	82.36
C15	62.13	82.50	43°08'48"	S68°25'36"E	60.67
C16	70.79	94.00	43°08'48"	N68°25'36"W	69.13
C17	86.22	114.50	43°08'48"	N68°25'36"W	84.20
C18	109.25	145.44	43°02'18"	S68°57'56"E	106.70
C19	69.10	84.50	46°51'12"	S23°25'36"E	67.19
C20	91.59	112.00	46°51'12"	S23°25'36"E	89.08
C21	34.19	85.00	23°02'46"	S78°28'37"E	33.96
C22	86.22	114.50	43°08'48"	S68°25'36"E	84.20
C23	389.77	11539.16	1°50'10"	N47°28'32"W	389.75

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S00°37'56"W	90.59
L2	S65°32'52"W	91.35
L3	N42°41'02"W	21.14
L4	S88°13'15"W	94.28
L5	N42°58'56"E	8.79
L6	N87°43'45"E	5.63
L7	N01°46'45"W	18.71
L8	N45°00'00"W	24.04
L9	N45°00'00"W	14.14
L10	S01°51'12"E	9.65
L11	S45°00'00"W	55.53
L12	S45°00'00"W	14.14
L13	S45°00'00"E	16.26
L14	N45°00'00"E	14.14
L15	S45°00'00"W	7.87
L16	N47°05'04"W	39.55
L17	N52°49'01"W	34.42
L18	S46°51'12"E	65.83
L19	S35°32'36"E	10.20
L20	S46°51'12"E	12.50
L21	S43°08'48"W	17.34
L22	S35°09'50"E	14.81
L23	S47°10'48"E	22.01
L24	N01°57'34"W	10.19
L25	S16°40'30"E	5.98
L26	S28°21'12"E	10.44
L27	N46°51'12"W	75.00
L28	N43°49'45"W	47.27
L29	N47°46'48"W	94.17
L30	N45°54'36"W	56.39
L31	N77°50'14"W	56.56
L32	S66°57'14"E	10.91

ADDRESS TABLE		
LOT NO	ADDRESS	BUILDING
1	2300 N. UNIVERSITY PARKWAY	A
2	2300 N. UNIVERSITY PARKWAY	B
3	2300 N. UNIVERSITY PARKWAY	C
4	2300 N. UNIVERSITY PARKWAY	D
5	2300 N. UNIVERSITY PARKWAY	E
6	2300 N. UNIVERSITY PARKWAY	F
7	2300 N. UNIVERSITY PARKWAY	G
8	2300 N. UNIVERSITY PARKWAY	H
9	2300 N. UNIVERSITY PARKWAY	I
10	2300 N. UNIVERSITY PARKWAY	J
11	2300 N. UNIVERSITY PARKWAY	K
12	2300 N. UNIVERSITY PARKWAY	L
13	2300 N. UNIVERSITY PARKWAY	M
14	2300 N. UNIVERSITY PARKWAY	N

SURVEYOR'S CERTIFICATE

I, SHAWN R. VERNON, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 87408 AS PRESCRIBED BY 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, STREETS, AND EASEMENTS TO BE HEREAFTER KNOWN AS:

THE MIX AT RIVERS EDGE

AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT, AND THAT THE SAME IS TRUE AND CORRECT.

BOUNDARY DESCRIPTION

A PARCEL OF LAND LYING AND SITUATED IN THE SOUTHWEST QUARTER AND THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 6 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT A POINT LOCATED AT THE INTERSECTION OF AN EXISTING FENCE RUNNING NORTH AND THE NORTH RIGHT-OF-WAY LINE OF 2300 NORTH STREET, ALSO BEING NORTH 88°26'46" EAST, ALONG THE SECTION LINE, 571.36 FEET AND NORTH 01°33'14" WEST 1039.69 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 25, TOWNSHIP 6 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE, ALONG SAID NORTH RIGHT-OF-WAY LINE, NORTH 87°33'25" WEST 228.28 FEET, THENCE NORTH 01°50'01" WEST 142.70 FEET, THENCE SOUTH 88°09'59" WEST 219.89 FEET, THENCE SOUTHWESTERLY 38.20 FEET ALONG A 25.00 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 87°32'44" (CHORD BEARS SOUTH 42°23'58" WEST 34.59 FEET), THENCE SOUTH 00°37'56" WEST 90.59 FEET, THENCE SOUTHEASTERLY 19.07 FEET ALONG A 25.00 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 43°42'10" (CHORD BEARS SOUTH 21°14'00" EAST 18.61 FEET) TO THE AFORESAID NORTH RIGHT-OF-WAY LINE, THENCE SOUTHWESTERLY 155.27 FEET ALONG A 517.47 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 17°11'32" (CHORD BEARS SOUTH 74°08'36" WEST 154.69 FEET), THENCE SOUTH 88°09'59" WEST 146.07 FEET, THENCE SOUTH 43°09'59" WEST 124.21 FEET TO THE EAST RIGHT-OF-WAY LINE OF UNIVERSITY PARKWAY, THENCE ALONG SAID EAST RIGHT-OF-WAY LINE, NORTHWESTERLY 389.77 FEET ALONG A 11539.16 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 1°50'10" (CHORD BEARS NORTH 47°28'32" WEST 389.75 FEET), THENCE NORTH 43°09'59" EAST 137.71 FEET, THENCE NORTH 46°50'01" WEST 235.56 FEET, THENCE SOUTH 43°09'59" WEST 146.54 FEET TO THE AFORESAID EAST RIGHT-OF-WAY LINE, THENCE NORTHWESTERLY 15.20 FEET ALONG A 11539.16 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 0°04'32" (CHORD BEARS NORTH 49°36'06" WEST 15.20 FEET), THENCE CONTINUING ALONG SAID RIGHT-OF-WAY ALONG THE ARC OF A SPIRAL CURVE 200.81 FEET (CHORD BEARS NORTH 49°59'54" WEST 200.91 FEET), THENCE NORTH 42°41'02" WEST 21.14 FEET, THENCE NORTH 43°13'51" EAST 170.31, TO A POINT ON THE WEST LINE OF PARCEL A OF THE NEW PLUM TREE PLAT, A, RECORDED JANUARY 28, 1995 AS ENTRY NO. 8509, MAP NO. 7407 IN THE OFFICE OF THE UTAH COUNTY RECORDER, THENCE ALONG SAID PARCEL A THE FOLLOWING EIGHT (8) COURSES: (1) NORTHWESTERLY 77.65 FEET ALONG THE ARC OF A 121.50 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 36°37'03" (CHORD BEARS NORTH 17°58'29" WEST 78.34 FEET), (2) NORTH 00°20'00" EAST 50.17 FEET, (3) NORTHWESTERLY 40.19 FEET ALONG A 25.00 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 92°05'34" (CHORD BEARS NORTH 45°43'23" WEST 36.00 FEET), (4) SOUTH 88°13'15" WEST 94.28 FEET, (5) NORTH 42°58'56" EAST 8.79 FEET, (6) NORTH 87°43'45" EAST 5.63 FEET, (7) NORTH 01°46'45" WEST 18.71 FEET, (8) NORTH 88°13'15" EAST 344.42 FEET TO A FENCE LINE EXTENSION, THENCE ALONG SAID FENCE LINE EXTENSION AND AN EXISTING FENCE THE FOLLOWING SEVEN (7) COURSES: (1) SOUTH 46°50'01" EAST 302.81 FEET, (2) SOUTH 46°37'20" EAST 294.94 FEET, (3) NORTH 88°39'57" EAST 135.96 FEET, (4) NORTH 88°12'28" EAST 461.19 FEET, (5) SOUTH 46°40'41" EAST 162.29 FEET, (6) SOUTH 01°37'34" EAST 653.36 FEET, (7) SOUTH 01°48'35" EAST 114.68 FEET TO THE POINT OF BEGINNING.
 CONTAINS 1,273,850 SQ. FT. OR 29.24 AC.

OWNER'S DEDICATION

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

THE MIX AT RIVERS EDGE

DO HEREBY DEDICATE FOR THE PERPETUAL USE OF THE PUBLIC ALL PARCELS OF LAND SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE, AND 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 BY ALL SUPPLIERS OF UTILITY OR OTHER NECESSARY SERVICES.

IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HANDS THIS 29th DAY OF August, 2017 A.D.

PLUM TREE PROPERTY, LLC,
 a Delaware limited liability company
 By: *Wm. J. Graves*
 Name: **William J. Graves**
 Its: **Vice President**

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

CORPORATE ACKNOWLEDGMENT

STATE OF CALIFORNIA } S.S.
 COUNTY OF LOS ANGELES }
 ON AUG. 29, 2017 BEFORE ME, TRISHA MURPHY, a Delaware limited liability company
 Personally appeared **William J. Graves** and **Shawn R. Vernon**, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.
 WITNESS MY HAND AND OFFICIAL SEAL
 A NOTARY PUBLIC COMMISSIONED IN CALIFORNIA (SEAL)
 COMMISSION NUMBER **2107268**
 MY COMMISSION EXPIRES **APRIL 17, 2019**

TRISHA MURPHY
 (PRINTED NAME)
 A NOTARY PUBLIC COMMISSIONED IN CALIFORNIA

ACCEPTANCE BY THE MAYOR

THE MAYOR OF THE CITY OF PROVO, COUNTY OF UTAH, APPROVES THIS SUBDIVISION AND HEREBY ACCEPTS THE DEDICATION OF ALL STREETS, EASEMENTS, AND OTHER PARCELS OF LAND INTENDED FOR PUBLIC PURPOSES FOR THE PERPETUAL USE OF THE PUBLIC THIS 11 DAY OF Sept., A.D. 2017.

APPROVED BY JOHN R. CURTIS (MAYOR)
 Approved by *David J. Graves* 7 Sept. 2017
 APPROVED BY DAVID J. GRAVES (ENGINEER)
 (SEE SEAL BELOW)
 Attest Clerk - *Amanda*
 ATTEST CLERK - RECORDER
 (SEE SEAL BELOW)

ENT. 910-6012017 No. 15708
 JEFFREY SITH
 UTAH COUNTY RECORDER
 2017 Sep 18 12:20 pm FEE 74.00 BY INS
 RECORDED FOR PROVO CITY CORPORATION

15708 SHEET 1 OF 2

PSOMAS
 4179 RIVERBOAT ROAD
 Salt Lake City, Utah 84123
 (801) 270-5777 (801) 270-5782 (FAX)

DATE: 8-24-17	DESIGNED SRV
SCALE: 1" = 80'	DRAFTED SRV
PROJECT NO. 8PTP010100	CHECKED JT
	SHEET 1 OF 2

SOUTHWEST CORNER SECTION 25 TOWNSHIP 6 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN (NOT FOUND)
 SOUTH QUARTER CORNER SECTION 25 TOWNSHIP 6 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN (FOUND)

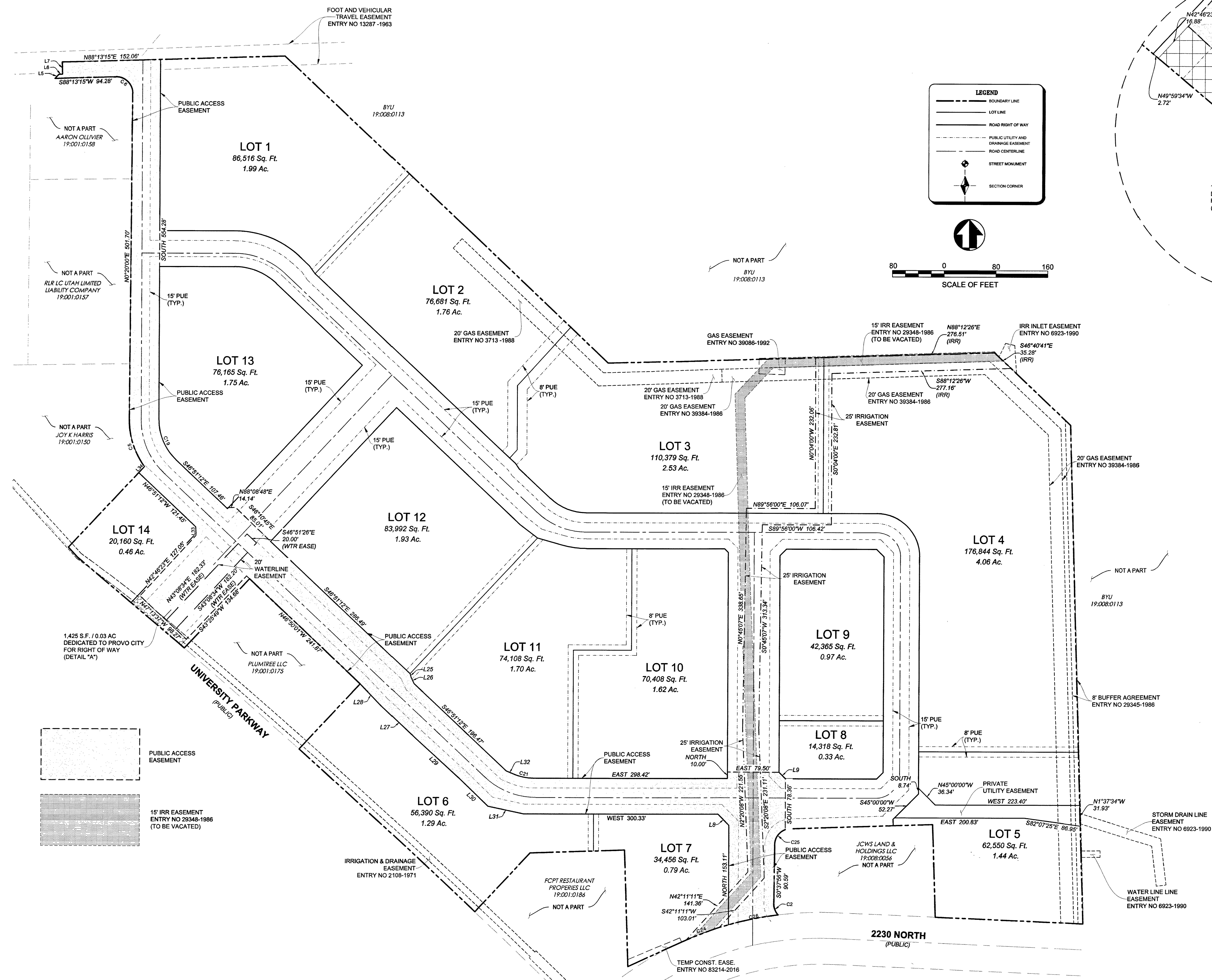
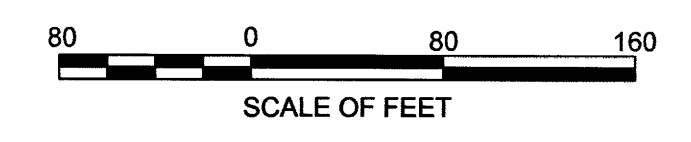
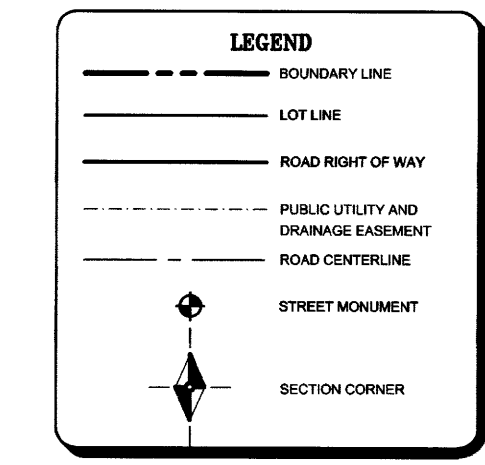
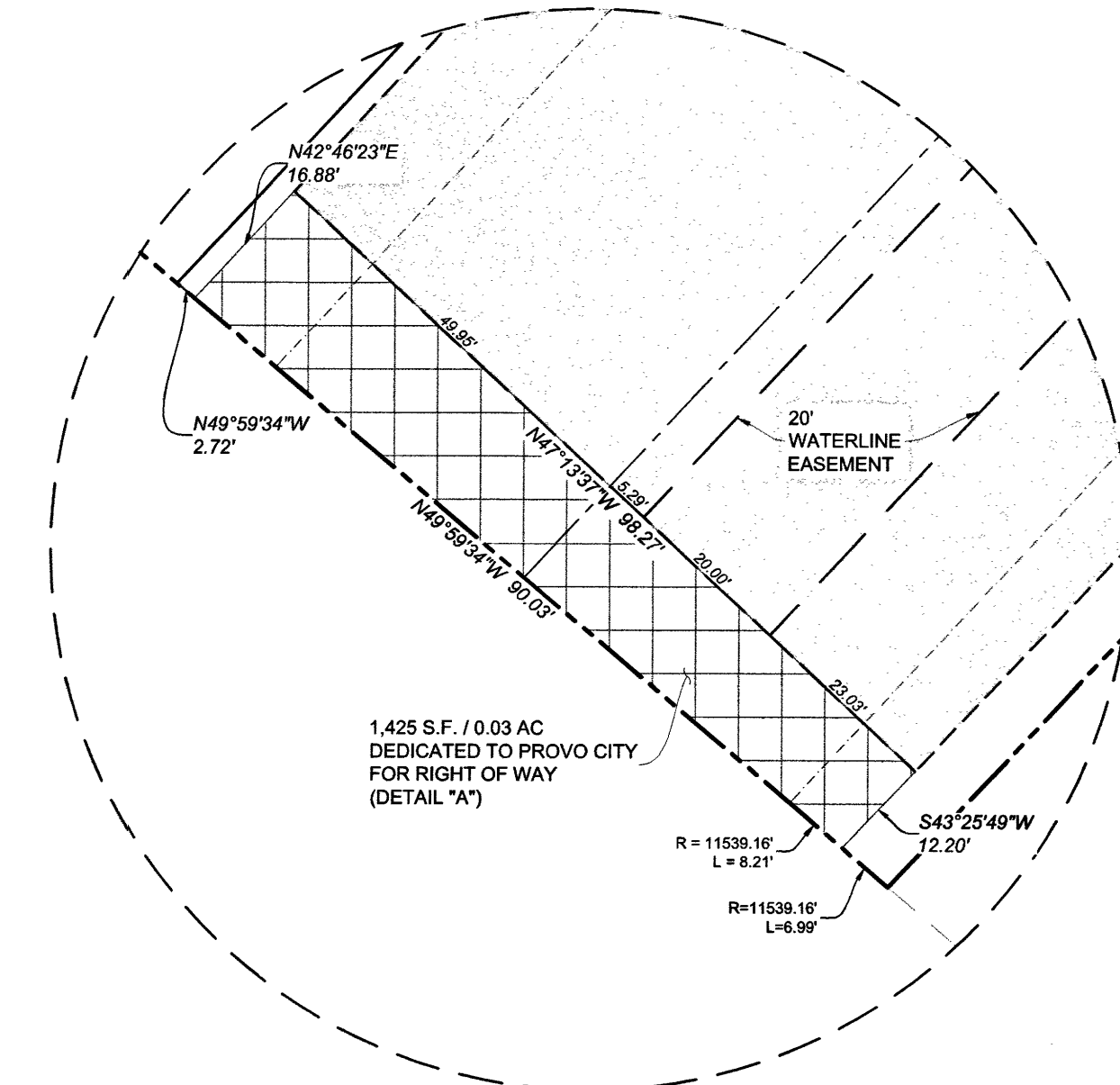
571.36'
N88°26'46"E 2608.88' (M) (S 1/4 TO WC)
 2658.88' (CALC S1/4 TO SE COR)

COMMUNITY DEVELOPMENT DIRECTOR APPROVAL
 APPROVAL THIS 7 DAY OF September, A.D. 2017
 BY THE PROVO CITY COMMUNITY DEVELOPMENT DEPARTMENT.
Gary McGinn
 GARY MCGINN (DIRECTOR)

SURVEYOR'S SEAL 	NOTARY PUBLIC SEAL 	CITY ENGINEER SEAL 	CLERK - RECORDER SEAL
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THE MIX AT RIVERS EDGE
 (AMENDING PARCEL A AND LOTS 1 AND 2 OF THE NEW PLUM TREE PLAT "A")
 LOCATED IN THE SOUTHWEST AND SOUTHEAST QUARTER OF SECTION 25
 TOWNSHIP 6 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN

DETAIL "A"
 SCALE 1" = 20'



CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CH. BRG.	CH. DIST.
C2	19.07'	25.00'	43°42'10"	S21°14'00"E	18.61'
C5	77.65'	121.50'	36°37'03"	N17°58'29"W	76.34'
C6	40.19'	25.00'	92°05'34"	N45°43'23"W	36.00'
C19	69.10'	84.50'	46°51'12"	S23°23'36"E	67.19'
C21	34.19'	85.00'	23°02'40"	S78°28'37"E	33.96'
C24	54.67'	517.47'	6°03'11"	S69°24'46"W	54.64'
C25	29.89'	25.00'	68°29'40"	S34°52'46"W	28.14'
C26	78.32'	517.47'	8°40'18"	S78°24'13"W	78.24'

LINE TABLE		
LINE #	DIRECTION	LENGTH
L5	N42°58'56"E	8.79'
L6	N87°43'45"E	5.63'
L7	N01°46'45"W	18.71'
L8	N45°00'00"W	24.04'
L9	N45°00'00"W	14.14'
L25	S16°40'30"E	5.98'
L26	S24°21'12"E	10.44'
L27	N46°51'12"W	75.00'
L28	N43°49'45"W	47.27'
L29	N47°46'48"W	94.17'
L30	N45°54'38"W	56.39'
L31	N77°50'14"W	56.56'
L32	S66°57'14"E	10.91'
L33	N01°57'34"W	13.09'
L34	N43°11'38"E	12.61'

CH 9/7/17

PSOMAS

4179 RIVERBOAT ROAD
 Salt Lake City, Utah 84123
 (801) 270-5777 (801) 270-5782 (FAX)

DATE:	DESIGNED
8-24-17	SRV
SCALE:	DRAFTED
1" = 80'	SRV
PROJECT No.	CHECKED
8PTP010100	JT
	SHEET
	2 OF 2

ENT 91060:2017 Map # 15708
 JEFFERY SMITH
 UTAH COUNTY RECORDER
 2017 Sep 13 12:23 PM FEE 74.00 BY 76
 RECORDED FOR PROVO CITY CORPORATION

15708 SHEET 2 of 2

SEC 25 TUS R 2E M110