l. In conjunction with the recordation of this plat for DAYBREAK VILLAGE IIA PLAT 3 SUBDIVISION, there shall also be recorded, with respect to the "tract" described hereon, a document entitled "Supplement to Covenant for Community for Daybreak Submitting Additional Property", and, with respect to the residential lots and certain other lots within this Plat, a document entitled "Supplement to Community Charter for Daybreak Submitting Additional Property" (each, a "Supplement"). The Supplements subject the "tract" described hereon to a document entitled "Covenant for Community for Daybreak" (the "Covenant"), and the residential lots and certain other lots within this Plat to a second document entitled "Community Charter for Daybreak" (the "Charter"). In addition, any non-residential lot(s) may also have recorded against them a "Supplement to Amended and Restated Declaration of Covenants, Conditions and Restrictions for Daybreak Village Submitting Additional Property", which subjects such non-residential lots within this Plat to the "Amended and Restated Declaration of Covenants, Conditions and Restrictions for Daybreak Village" (the "Village Declaration"). This Plat is part of a master-planned community commonly known as "Daybreak" and is subject to the Master Development Agreement recorded on March 26, 2003 as Entry No. 8581557, in Book 8762 beginning on Page 7103 of the Official Records of Salt Lake County (which Master Development Agreement may be amended from time to time) (the "Master Development Agreement")

?. The "tract" subdivided by this Plat is hereby specifically subjected to a reservation by the Owner of (i) all oil, gas, geothermal and mineral rights and interests under or appurtenant to the "tract" subdivided by this Plat, and (ii) all water flowing or located under, within, over, or through the "tract" subdivided by this Plat, including, without limitation, all storm water and reclaimed water. The "tract" subdivided by this Plat is further subject to all easements, restrictions, reservations, rights-of-way, shortages in area, encroachments, or other encumbrances, whether such matters are of record or otherwise enforceable at law or in equity.

3. All areas identified on this Plat as public rights-of-way are intended for public use and are hereby dedicated for the perpetual use of the public pursuant to the Owner's dedication shown hereon. All other areas are not dedicated for public use by this Plat. Lots designated as "O" and "P" are to be dedicated or donated to either: (i) the city or other governmental entity, or (ii) an owners' association for common area use, in a subsequently recorded instrument or an amendment to this Plat. Any easement shown on this Plat that is not specifically referred to as is reserved to Owner or to Owner's designee.

4. The Owner reserves, in favor of Daybreak Water Company, a Utah non-profit corporation, easements over, across and under all streets, public rights-of-way, alleys, "P" lots and "O" lots, and other public use areas, and all public utility and drainage easement areas to install, maintain, repair, and otherwise operate and accomplish all things associated with, a secondary water system providing secondary water to portions of Daybreak

5. On any lot in this Plat encumbered by a blanket PU\$DE easement, Owner reserves the right to relocate and/or more particularly define the location of such easement by Owner recording a notice of such location concerning such lot in the Official Records of Salt Lake County. Owner's relocation or definition of the easement is subject to

6. From and after recordation of this plat, any amendment thereto or further subdivision thereof or within therewith shall not be deemed to be an amendment to the Kennecott Master Subdivision #1 referred to hereon. Further subdivision of the Kennecott Master Subdivision #1 is consented to by any owner at any time hereafter purchasing or having an interest in any lots shown on this plat.

7. Certain lots on this Plat may be served by sewer laterals that are less than II feet below ground level. In such event the residences on such lots with basements may not have sewer service available to the basements. The owner of any lot in this Plat shall be responsible for verifying the sewer lateral depth serving said lot and shall be responsible for setting the foundation elevation of the residence constructed thereon to a depth sufficient for adequate fall into the respective sewer lateral.

8. The total development known as Daybreak, of which this plat is a part, is a large, master planned community. Phases of Daybreak may contain or be adjacent to a significant mix of land uses including parks, recreational facilities, churches, schools, retail, office and commercial, and industrial uses, which will be intermingled with residential properties. Different uses may be constructed at different times. Certain uses may be located near other uses when Daybreak is fully developed, such as commercial, retail, civic, educational, religious and office property and apartments, townhouses and condominiums, which may or may not be built concurrently with Throughout the course of development, the plans for Daybreak may change depending on a variety of factors, including market factors, requested approvals and the results of ongoing studies and planning. Certain traits of each residential property may change over time depending on adjacent uses, such as the view, shade, perceived privacy, adjacency to parks, trails or open and amount/timing of traffic. No commitments are made regarding the future development of Daybreak or the uses that will be made of land within or around Daybreak.

Also, in connection with the development of Daybreak there will be ongoing construction activities related to

9. For any "P" lots or "O" lots with paved sidewalks and/or walkways constructed thereon, the Owner hereby grants a public access easement thereon for public use by pedestrians and non-motorized vehicles for the purpose of reasonable access, ingress and egress over and across such paved sidewalks and/or walkways. Such public access easement areas and improvements shall be maintained by the Daybreak community association or applicable

10. Approval of this plat by South Jordan City does not mean that individual lot drainage to a road or retention facility is assured. Development and grading may necessitate swales and other drainage facilities to protect individual properties. Approval of this plat also does not constitute representation by the City that swales or other drainage facilities are appropriate and maintained nor that drainage from adjacent properties is prevented.

Owner certifies that the easements, claims of easements, or encumbrances on the platted property which are shown by public records are shown on this plat based on the title report issued by Old Republic Title Cororder Number 2050014 JM , Amendment No. ____ with an effective date of January 7 , 20

Many areas in South Jordan City have ground water problems due to high (fluctuating) water table. Approval of this plat does not constitute representation by the City that building at any specified elevation will solve groundwater problems, if any.

SEWER LATERAL NOTE:

All lots contained within this Plat are served by private sewer laterals. The owner(s) of a lot in this Plat or any portion of an Alpha Parcel which is served by a sewer lateral which traverses a lot labeled "P" or a public right-of-way, or a PU\$DE easement is hereby granted an easement over and through such "P" and/or "O" lots, public rights-of-way and/or PU\$DE easements for the purpose of allowing such owner(s) the right to operate, maintain and repair such sewer lateral. Promptly following any construction, repairs or maintenance requiring disturbance of the surface or subsurface of a burdened property, the benefited party shall cause the surface and subsurface of the burdened property to be restored to a condition substantially similar to the condition prior to such disturbance.

Potential purchasers of property described on this plat are advised by South Jordan City to familiarize themselves any Covenants, Conditions and Restrictions ("CC#Rs") recorded against such property, including those described in note I of this plat. Such property may also be subject to the restrictions of the Kennecott Development Standards Matrix ("Matrix") attached to the Kennecott Master Subdivision #1 Plat recorded in Book 2002P commencing at Page 273, in the Salt Lake County Recorder's Office, as it may be amended from time to time. These documents may limit the use of the property and failure to comply with such documents may result in financial losses to the property owner. Purchasers and property owners are responsible to review and to be in compliance with this plat, the CC\$Rs, the Matrix and other recorded documents related to this plat, as currently existing or as may from time to time be changed and/or amended.

	RECORD OF SURVEY REC. NO.	PERIGEE CONSULTING CIVIL - STRUCTURAL - SURVEY
	Stace V. Truse DATE 1/7/2021	9089 SOUTH 1300 WEST, SUITE 160 WEST JORDAN, UT 84088 801.628.6004 TEL 801.590.6611 FAX WWW.PERIGEECIVIL.COM
ļ	FASEMENT APPROVAL	SALT LAKE VALLEY HEALTH DEPARTMENT SOUTH VALLEY SEWER DISTRICT

CENTURY LINK: BL ML DATE: 12-16-2020 ACIFICORP: Cheanchaine DATE: 13.14.2000 OF January DOMINION ENERGY: DATE: 12-11-20 __ DATE:12-14-20

SALT LAKE VALLEY HEALTH DEPARTMENT APPROVED AS TO FORM THIS 29 DAY A.D., 20<u>21</u>

SALT LAKE VALLEY HEALTH DEPARTMENT

APPROVED AS TO FORM THIS _21_ DAY

PLANNING DEPARTMENT APPROVED AS TO FORM THIS $\frac{3^{10}}{100}$ OF February, A.D., 2021. BY THE SOUTH JORDAN PLANNING DEPARTMENT. Gregor R. Schidler

AMENDING LOT ZIOI OF THE VP DAYBREAK OPFRATIONS-INVESTMENTS PLAT Located in the South Half of Section 22, T35, R2W,

DAYBREAK VILLAGE 11A PLAT 3 SUBDIVISION

Salt Lake Base and Meridian December, 2020

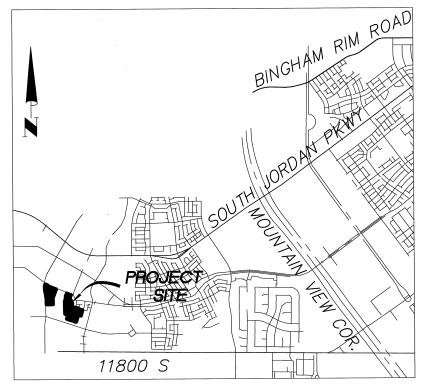
> 7.128 acres Containing 75 Lots 67,491 S.F. - 1.549 acres Containina 5 P-Lots Containing 6 Public Lanes 0.744 acres Street Right-of-Way 0.423 acres (Street Rights-of-Way includes 0.482 acres of park strips which shall be counted as open space towards the calculation of the open space requirement set forth in the Master Development Agreement) Total boundary acreage

OWNER:

DEVELOPED BY:

VP DAYBREAK DEVCO LLC 11248 Kestrel Rise Road, Suite 201 South Jordan, Utah 84009

Daybreak Communities 11248 Kestrel Rise Road, Suite 201 South Jordan, Utah 84009



VICINITY MAP

OWNER'S DEDICATION

Know all men by these presents that the undersigned owner of the above described tract of land, having caused the same to be subdivided into lots and streets to be

DAYBREAK VILLAGE IIA PLAT 3 SUBDIVISION AMENDING LOT ZIOI OF THE VP DAYBREAK OPERATIONS-INVESTMENTS PLAT I

do hereby dedicate for perpetual use of the public all parcels of land and easements as shown on this plat as intended for public use.

In witness whereof I have here unto set my hand this JANUARY A.D., 20 21

VP Daybreak Devco LLC, a Delaware limited liability company By; Daybreak Communities LLC, a Delaware limited liability company Its: Project Manager

2, K. 2000 Ty K. McCutcheon President & CEO

CORPORATE ACKNOWLEDGMENT

"The Owner's Dedication was acknowledged before me this_ of Samuay, 20 >1, by Ty K. McCutcheon as President & CEO for Daybreak Communities LLC, a Delaware limited liability company, the project manager of VP Daybreak Devco LLC, a Delaware limited liability company."

Notary Public

FILE IN THIS OFFICE,

SOUTH JORDAN CITY ENGINEER



OFFICE OF THE CITY ATTORNE APPROVED AS TO FORM THIS 24 DAY HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT OF february, A.D., 20 21 IN ACCORDANCE WITH INFORMATION ON 2/12/2021 Rud Klaway
DATE SOUTH JORDAN CITY ENGINEER ATTORNEY FOR SOUTH JORDAN CITY

SOUTH JORDAN CITY MAYOR APPROVED AS TO FORM THIS _ OF Eebnung a.d., 20<u>21</u>

RECORDED # 13679576 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF: VP Daybreak Operations LLC DATE: 6/2/2021 TIME: 9:31 am BOOK: 2021P PAGE: 144

26-22-328-003 26-22-404-009 26-22-333-001 26-22-32)41 \$460.00

SURVEYOR'S CERTIFICATE

I, Eric D. Robins do hereby certify that I am a Professional Land Surveyor, and that I hold certificate No. 5152671 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 DAYBREAK VILLAGE IIA PLAT 3 SUBDIVISION and the same has been correctly surveyed and staked on the the ground as shown on this

12/8/2020

BOUNDARY DESCRIPTION:

Eric D. Robins

Professional Land Surveyor

Utah Certificate No. 5152671

Being a portion of Lot Z101 of the VP Daybreak Operations-Investments Plat 1 Subdivision as described in Entry No. 12571292 in Book 2017P at Page 176 as recorded in the Office of the Salt Lake County Recorder:

Beginning at a point on the Westerly Line of Less & Except Parcel OO as shown on the Daybreak West Villages Roadway Dedication Plat in Lieu of Condemnation subdivision recorded as Entry No. 13061700 in Book 2019P at Page 239 in the Office of the Salt Lake County Recorder, said point lies South 89°56'37" East 1859.572 feet along the Daybreak Baseline Southwest (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T35, R2W and the Southeast Corner of Section 23, T35, R2W) and North 1675.739 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running along said Less & Except Parcel OO the following (5) courses: 1) North 00°57'15" West 264.232 feet; 2) South 89°02'45" West 11.500 feet to a point on a 318.500 foot radius non tangent curve to the left, (radius bears South 89°02'45" West, Chord: North 05°25'28" West 49.649 feet); 3) along the arc of said curve non tangent curve to the left, (radius bears 300th of 124) Nest, Child North 10953 41 West 113.062 feet to a point on a 981.500 foot radius tangent curve to the right, (radius bears North 80°06'19" East, Chord: North 07°01'59" West 98.002 feet); 5) along the arc of said curve 98.043 feet through a central angle of 05*43'24" to a point of compound curvature with a 4.500 foot radius non tangent curve to the right, (radius bears South 50°37'15" East, Chord: North 42°52'13" East 0.548 feet), said point being a South Corner of the proposed Daybreak Village 12A Plat I subdivision; thence along said Daybreak Village 12A Plat I the following (10) courses: I) along the arc of said curve 0.548 feet through a central angle of 06°58'55"; 2) North 46°21'40" East 4.502 feet to a point on a 5.500 foot radius tangent curve to the left, (radius bears North 43"38'20" West, Chord: North 24'28'33" East 4.100 feet); 3) along the arc of said curve 4.202 feet through a central angle of 43°46'14" to a point of reverse curvature with a 481.500 foot radius tangent curve to the right, (radius bears South 87°24'34" East, Chord: North 06°17'18" East 62.109 feet); 4) along the arc of said curve 62.152 feet through a central angle of 07°23'45" to a point of reverse curvature with a 518.500 foot radius tangent curve to the left, (radius bears North 80°00'49" West, Chord: North 09°02'49" East 17.002 feet); 5) along the arc of said curve 17.003 feet through a central angle of 01°52'44" to a point of compound curvature with a 5.500 foot radius tangent curve to the left, (radius bears North 81°53'33" West, Chord: North 14°58'32" West 4.313 feet); 6) along the arc of said curve 4.432 feet through a central anale of 46°09'58"; 7) North 36°03'31" West 4.193 feet to a point on a 4.500 foot radius tangent curve to the right, (radius bears North 51°56'29" East, Chord: North 15°32'11" West 3.447 feet); 8) along the arc of said curve 3.538 feet through a central angle of 45°02'41" to a point of reverse curvature with a 512.500 foot radius tangent curve to the left, (radius bears North 83°00'50" West, Chord: North 05°18'25" East 30.033 feet); 9) along the arc of said curve 30.037 feet through a central angle of 03'21'29" to a point of reverse curvature with a 30.500 foot radius tangent curve to the right, (radius bears South 86'22'19" East, Chord: North 63'07'19" East 52.556 feet); 10) along the arc of said curve 63.340 feet through a central angle of 118'59'16" to a point of reverse curvature with a 509.500 foot radius tangent curve to the left, (radius bears North 32°36'56" East, Chord: South 58°59'58" East 28.722 feet) to a point on the Northerly Line of said Less \$ Except Parcel OO; thence along said Less \$ Except Parcel OO the following (4) courses: 1) along the arc of said curve 28.726 feet through a central angle of 03°13'49"; 2) South 29°23'07" West 17.500 feet to a point on a 527.000 foot radius non tangent curve to the left, (radius bears North 29°23'07" East, Chord: South 64°43'08" East 75.432 feet); 3) along the arc of said curve 75.497 feet through a central angle of 08°12'29"; 4) South 68°49'29" Fast, 256.558 feet to a Northerly Corner of the proposed Daybreak Village IIA Plat 2 Subdivision; thence along said Daybreak Village IIA Plat 2 the following (6) courses: 1) South 21'10'38" West 293.323 feet to a point on a 127.000 foot radius tangent curve to the left, (radius bears South 68°49'22" East, Chord: South 10°06'41" West 48.751 feet); 2) along the arc of said curve 49.056 feet through a central angle of 22°07'53"; 3) South 00°57'15" East 87.210 feet; 4) South 06°39'53" East 20.100 feet; 5) South 00°57'15" East 85.000 feet; 6) South 89°02'45" West 222,000 feet to the point of beginning.

Also and together with the following described tract of land:

Beginning at an Easterly Corner of the proposed Daybreak Village IIA Plat 2 Subdivision, said point lies South 89°56'37" East 2720.337 feet along the Daybreak Baseline Southwest (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T35, R2W and the Southeast Corner of Section 23, T35, R2W) and North 1131.362 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along said Daybreak Village 11A Plat 2 the following (16) courses: 1) North 71°45'46" West 144.558 feet; 2) North 74°51'14" West 45.655 feet; 3) North 15'08'46" East 98.717 feet to a point on a 227.000 foot radius tangent curve to the left, (radius bears North 74°51'14" West, Chord: North 11°46'18" East 26.722 feet); 4) along the arc of said curve 26.737 feet through a central angle of 06°44'55"; 5) North 08°23'51" East 55.330 feet; 6) North 81°36'09" West 37.500 feet to a point on a 25.000 foot radius non tangent curve to the right, (radius bears North 81°36'09" West, Chord: South 58°19'02" West 38.257 feet); 7) along the arc of said curve 43.563 feet through a central angle of 99°50'23"; 8) North 71°45'46" West 9.806 feet to a point on a 25.000 foot radius tangent curve to the right, (radius bears North 18°14'14" East, Chord: North 36°21'31" West 28.967 feet); 9) along the arc of said curve 30.896 feet through a central angle of 70°48'31"; 10) North 00°57'15" West 394.135 feet to a point on a 25.000 foot radius tangent curve to the right, (radius bears North 89°02'45" East, Chord: North 55°06'41" East 41.484 feet); 11) along the arc of said curve 48.927 feet through a central angle of 112°07'53"; 12) North 21°10'38" East 37.500 feet; 13) North 68°49'22" West 27.675 feet; 14) North 05°54'35" East 119.055 feet to a point on a 73.000 foot radius tangent curve to the right, (radius bears South 84°05'25" East, Chord: North 13°32'36" East 19.395 feet); 15) along the arc of said curve 19.452 feet through a central angle of 15°16'03"; 16) North 21°10'38" East 85.924 feet to a point on the Northerly Line of Less \$ Except Parcel OO as shown on the Daybreak West Villages Roadway Dedication Plat in Lieu of Condemnation subdivision recorded as Entry No. 13061700 in Book 2019P at Page 239 in the Office of the Salt Lake County Recorder; thence along said Less \$ Except Parcel OO the following (2) courses: 1) South 68°49'22" East 142.548 feet to a point on a 230.000 foot radius tangent curve to the left, (radius bears North 21°10'38" East, Chord: South 70°29'58" East 13.458 feet); 2) along the arc of said curve 13.460 feet through a central angle of 03°21'11" to a Northwesterly Corner of the Daybreak Village IIA Plat I Subdivision recorded as Entry No. 13434473 in Book 2020P at 5) South 81°36'09" East 120.000 feet to a point on the Easterly Line of said Less \$ Except Parcel 00; thence along said Less \$ Except Parcel 00 the following (2) courses: 1) South 08°23'51" West 75.912 feet; 2) South 15°08'46" West 386.361 feet to the point of beginning.

Property contains 4.655 acres. Also and together with the following described tract of land:

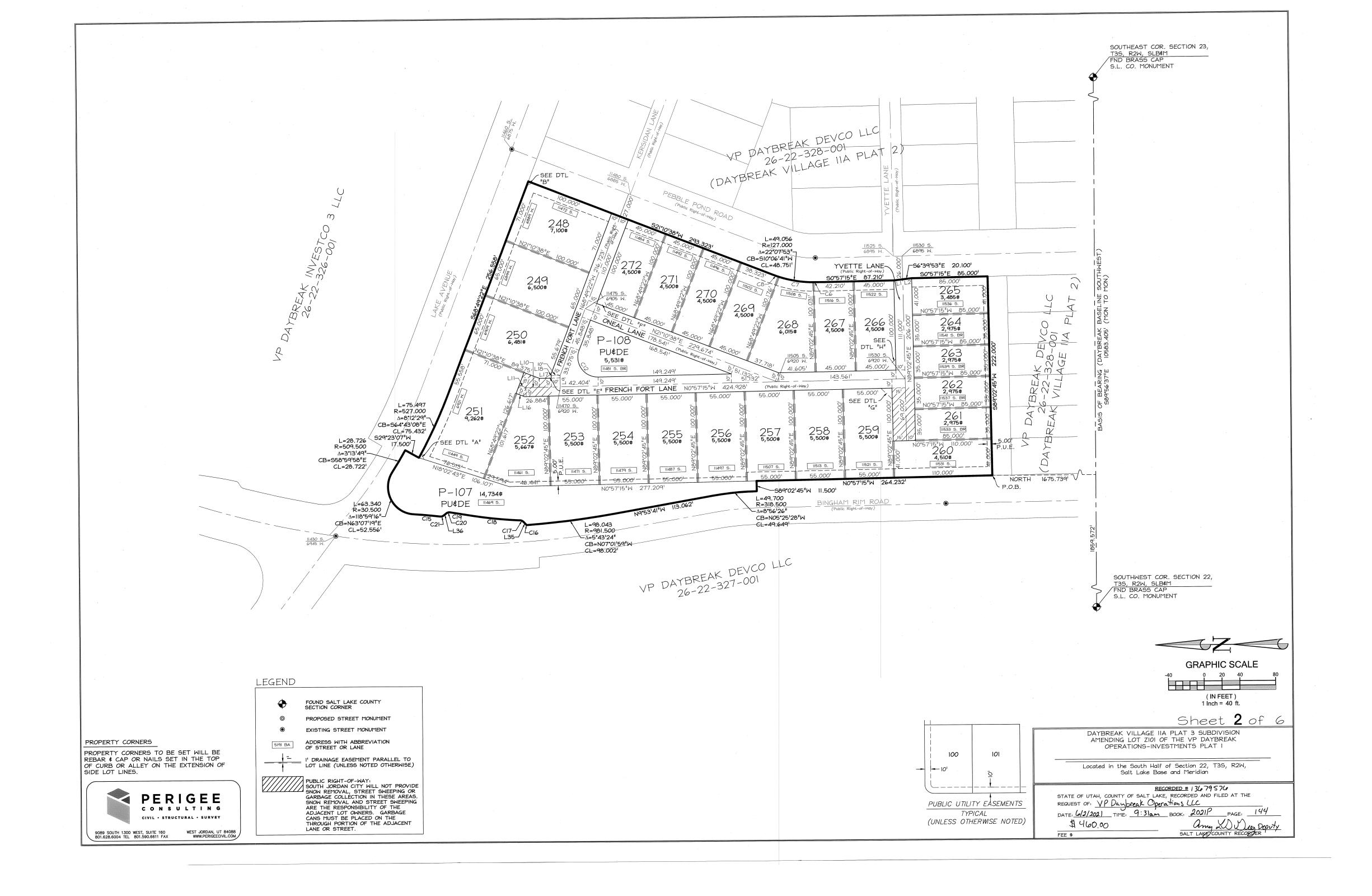
Beginning at a point on the Westerly Line of Less & Except Parcel II as shown on the Daybreak West Villages Roadway Dedication Plat in Lieu of Condemnation subdivision recorded as Entry No. 13061700 in Book 2019P at Page 239 in the Office of the Salt Lake County Recorder, said point lies South 89°56'37" East 2776.771 feet along the Daybreak Baseline Southwest (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T35, R2W and the Southeast Corner of Section 23, T35, R2W) and North III0.267 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along said Less & Except Parcel II the following (4) courses: 1) North 15°08'46" East 240.474 feet; 2) North 09°26'08" East 20.100 feet; 3) North 15°08'46" East 151.996 feet; 4) North 08°23'51" East 55.661 feet to a Southerly Corner of the Daybreak Village IIA Plat I Subdivision recorded as Entry No. 13434473 in Book 2020P at Page 256 in the Office of the Salt Lake County Recorder; thence along said Daybreak Village IIA Plat I the following (4) courses: 1) South 74°51'14" East 42.541 feet; 2) South 15°08'46" West 20.000 feet; 3) South 74°51'14" East 156.000 feet; 4) South 15°08'46" West 187.272 feet along said Daybreak Village IIA Plat 1 and extended along a Westerly Line of the proposed Daybreak Village IIA Plat 2 Subdivision; thence along said Daybreak Village IIA Plat 2 the following (4) courses: 1) North 74'51'14" West 105.000 feet; 2) South 15'08'46" West 262.633 feet; 3) North 71'45'46" West 40.056 feet; 4) North 74'51'14" West 45.003 feet to the point of beginning.

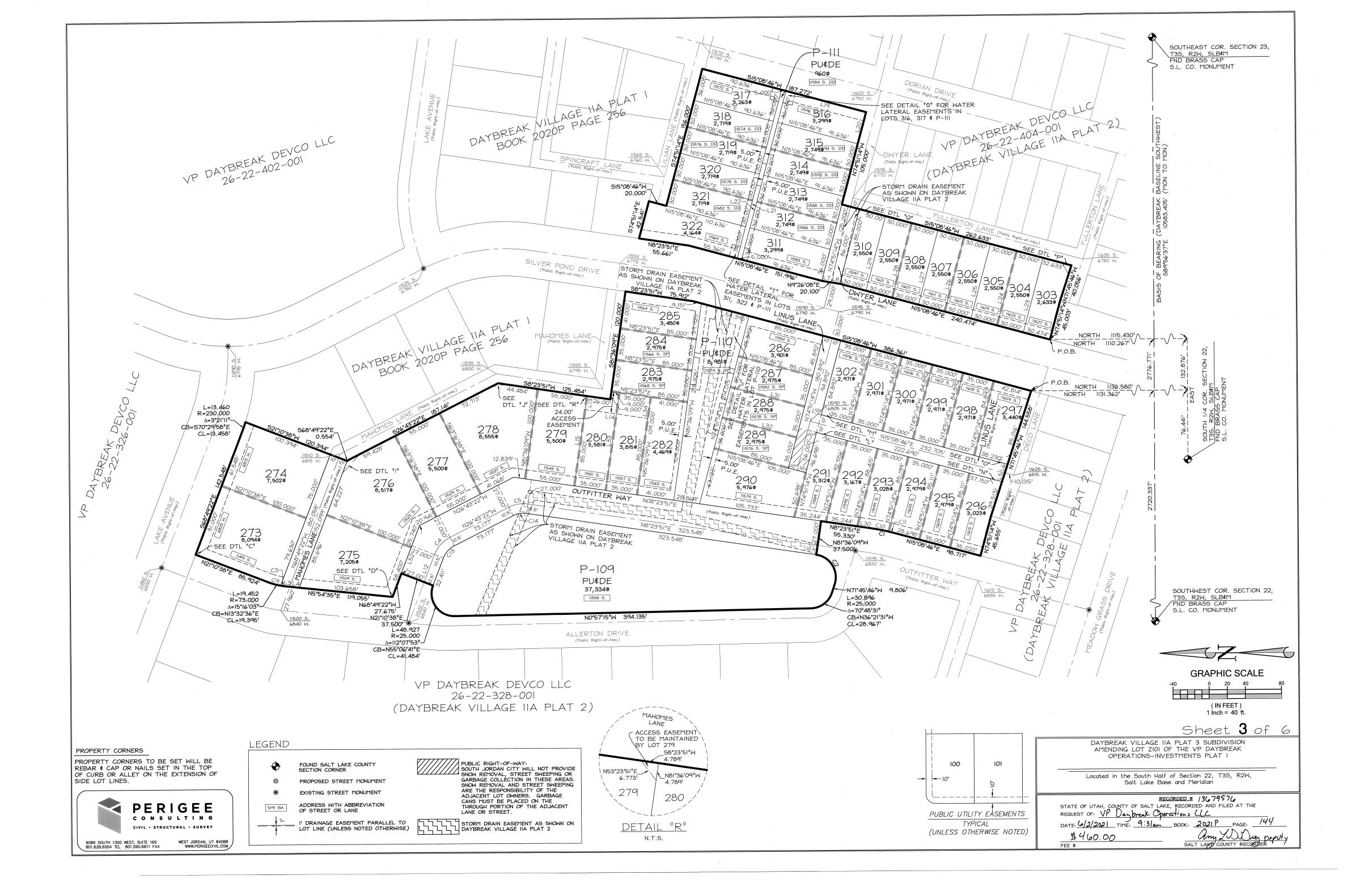
Property contains 1.355 acres

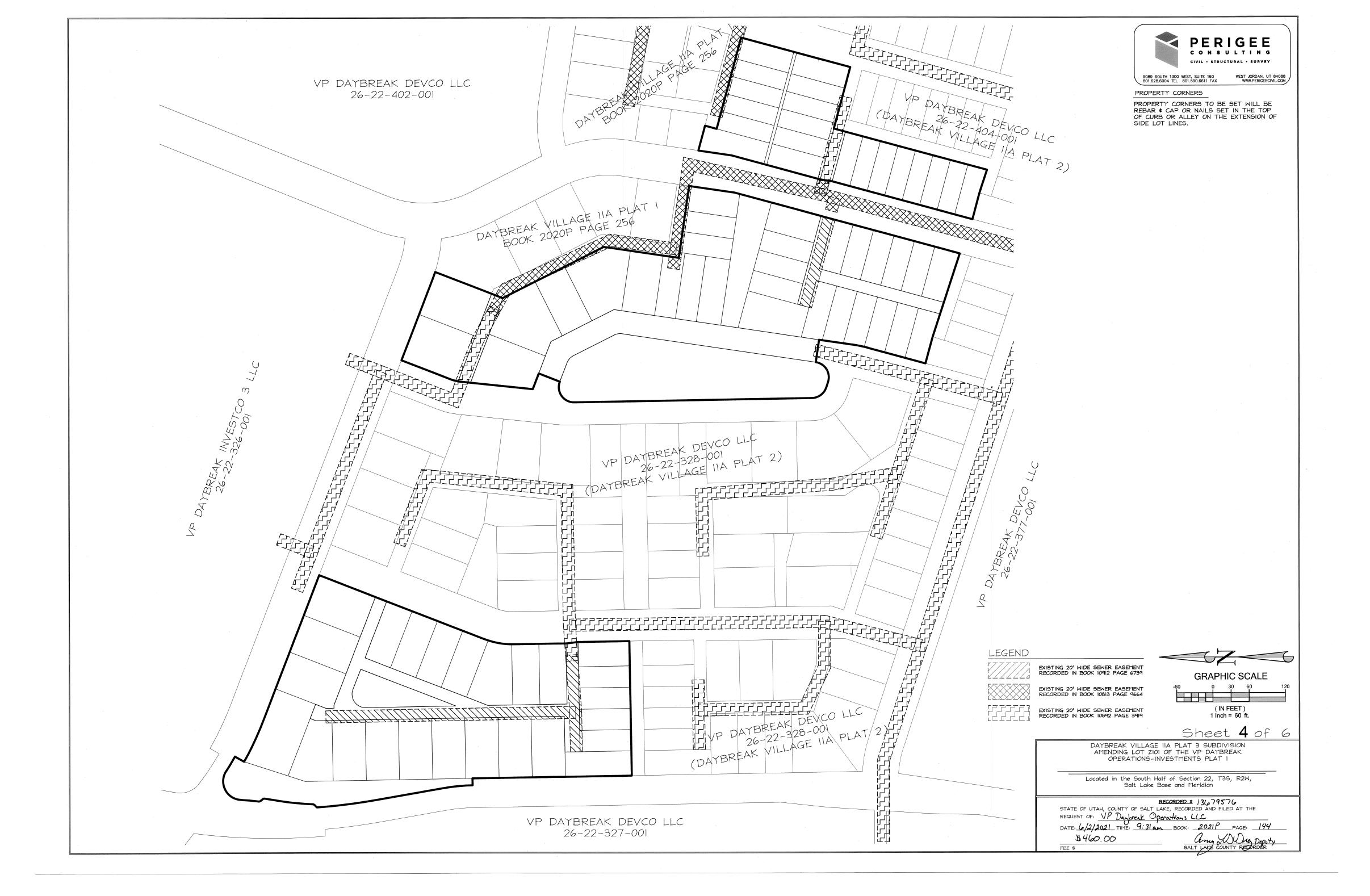
Sheet 1 of 6

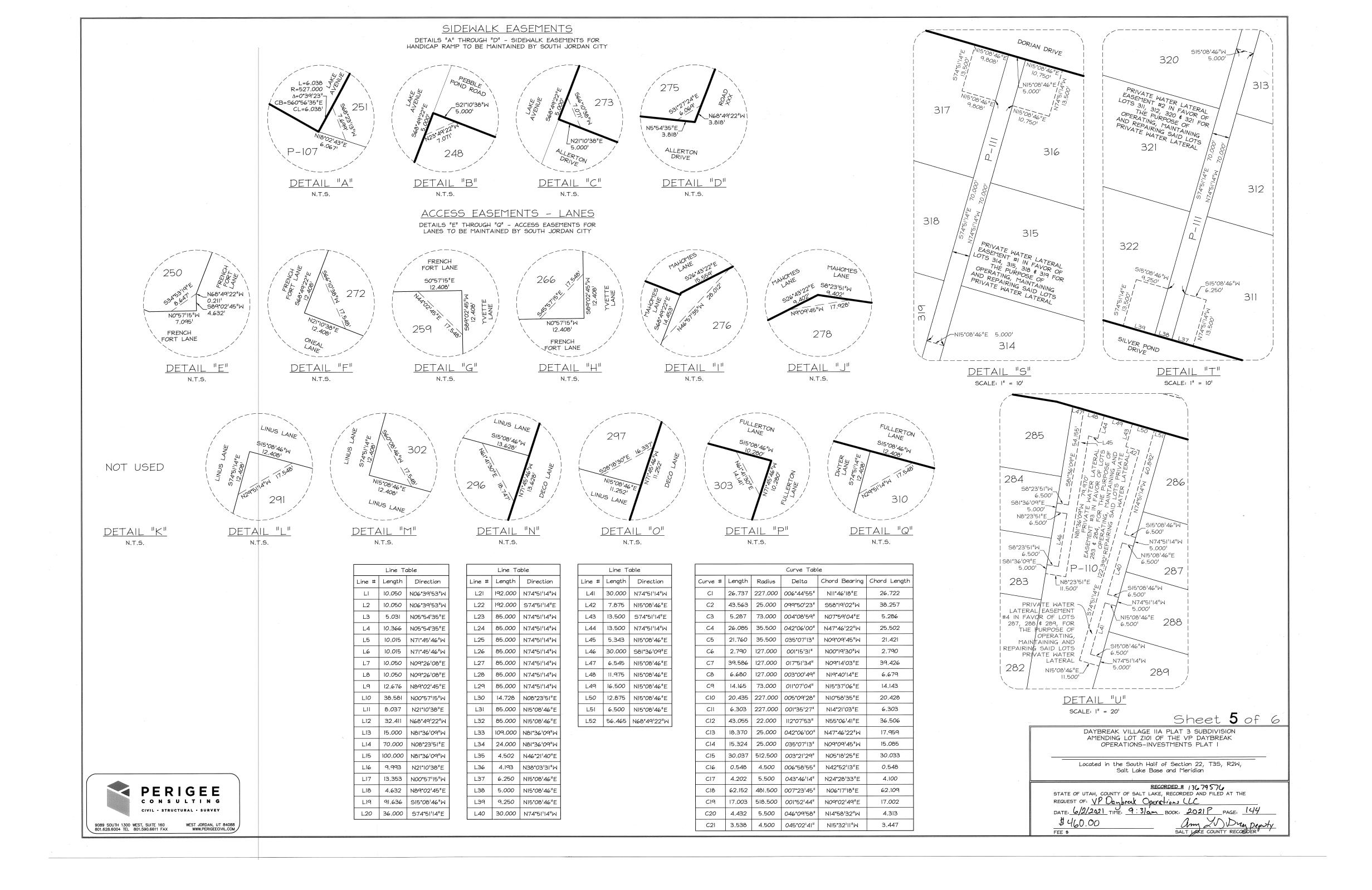
SALT PAKE COUNTY RECORDER

\$460.00









PLAT NUMBER	DAYBREAK PARK LOT AREA	DAYBREAK OPEN SPACE LOT AREA	STRIP AREA	NON-COLLECTOR STREET PARK STRIP AREA	TO CITY	DEDICATED TO CITY	TOTAL	NUMBER OF LANES FOOTAGE	PLAT NUMBER PLAT 10G
A A PLAT 1 A PLAT 1 AMENDED	2.5723 12.61	22.23	2.28	5,23 5,23	26.0377 26.0377	0	58.350 68.328	SEE AMENDED PLAT 1 13 4,887.83	S. JORDAN PKWY. ROW DED. PLAT
LOT M-104 AMENDED	0	0	0	0	0	0	0.000	0 0	FROM 5360 WEST TO MT. VIEW COR
PLAT 2 PLAT 2 AMENDED	8.6753 8.6093	1.0496 1.0496	1.32 1.32	4.74 4.74	0	0	15.785 15.719	SEE AMENDED PLAT 2 21 6340.29	VILLAGE 5 PLAT 5 PLAT 10I
TANK 5A & 5B TOWNEHOME I SUB.	4.37 0	0	0	0	0	0	4.370 0.000	0 0	VILLAGE 10 NORTH PLAT 1
PHASE 2 PLAT 3	2.6437	11.6106	0.32	5.89	0	0	20.464 3.285	9 2,105.88 SEE AMENDED PLAT 4	VILLAGE 5 PLAT 6 VILLAGE 5 PLAT 7
A PLAT 4 PLAT 4AMENDED	0.7252 0.7593	0.3496 0.3363	0.24 0.24	1.97 1.97	0	0	3.306	9 4589.98	UNIVERSITY MEDICAL#2 VILLAGE 10 NORTH PLAT 2
CARRIAGE CONDOS A PLAT 5	0 2.9994	0 2.7368	0 1.18	5.39	0	0 0	0.000 12.306	0 0 SEE AMENDED PLAT 5	VILLAGE 7
PLAT 5 AMENDED	13.809	0	1.18	5.39 3.89	0	0	20.379 50.287	36 10,719.18 13 3532.29	LAKE AVENUE FROM MOUNTAIN VIE CORRIDOR TO 6000 WEST
PLAT 6 A PLAT 7	14.581721 16.3272	31.8148 7.6526	6.27	5.11	0	0	35.360	SEE AMENDED PLAT 7C	VILLAGE 7 PLAT 1 VILLAGE 8 PLAT 1
PLAT 3A PLATS 3B-1 THRU 3B-10	1.736 0	0	0.1	0.39	0	0	2.226 0.000	5 1,690.56 0 0	VILLAGE 8 PLAT 2 VILLAGE 5 PLAT 8
CORPORATE CENTER #1	0 * 15.7922	0 * 0.0431	0.07 0.38	0.1 3.77	0	0	0.170 * 19.985	0 0 13 4,227.78	LAKE AVENUE EAST
PLAT 8 A PLAT 7A AMENDED	16.3272	7.6526	6.27	5.11	0	0	35.360	SEE AMENDED PALT 7C	VILLAGE 4 EAST CONDMINUMS NO. COMMERCE PARK PLAT 4
A EASTLAKE VILLAGE CONDOS A PLAT 9	17.8005	0	5.04	5.92	0	0	0.000 28.761	0 0 SEE AMENDED PLAT 9A	AMENDED
⚠ PLAT 7B AMENDED	14.7624	7.6526	7.83	5.11	0	0	35.355	SEE AMENDED PLAT 7C	VILLAGE 4 EAST MULTI FAMILY #1. VILLAGE 4 EAST CONDMINUMS NO.
VILLAGE CENTER 1A MENDED EASTLAKE VILLAGE CONDOS	0	0	0	0 0	0	0	0.000	0 0	VILLAGE 4 EAST CONDMINUMS NO.
PLAT 9A AMENDED A AMENDED PLAT 1A	17.8005 12.61	0 22.17	5.04 2.28	5.92 5.23	0 26.0377	0	28.761 68.328	38 11,087.08 SEE AMENDED PALT 1	VILLAGE 4 EAST CONDMINUMS NO. SOUTH STATION PLAT 1
DAYBREAK VIEW PARKWAY									VILLAGE 5 PLAT 9 VILLAGE 4A PLAT 9
SUBDIVISION FROM PLAT A1 TO THE EAST FRONTAGE ROAD	0	0	1.36	0	0	0	* 1.360	0 0	OPERATIONS-INVESTMENTS PLAT
APARTMENT VENTURE #1 PLAT 3C	0 6.3832	0	1.3 0.84	1.14	0	0	* 2.440 7.223	0 0	
DAYBREAK VIEW PARKWAY	·		1 11	0.04	0	0	1.150	0 0	VILLAGE 4 WEST PLAT 3 LAKE ISLAND PLAT 1
SUBDIVISION FROM EAST FRONTAGE ROAD TO 11800 SOUTH	0	0	1.11	0.04	0		1.150		VILLAGE 7A PLAT 2
A COMMERCE PARK PLAT 1 COMMERCE PARK PLAT 2	0 2.1941919	0	0.19 0.47	0.22	0	0	0.410 * 2.664	0 0	VILLAGE 5 PLAT 10 NMU QUESTAR REGULATOR STATIO
PLAT 8A-1	0 0	0	0	0	0	0	0.000	2 740	VILLAGE 7 AMENDED VC1 MULTI FAMILY #9A
PLAT 8A-2 VILLAGE 4A PLAT 1	2.149	0	1.49	0	0	0	3.639	7 1,028.00	SOUTH STATION MULTI FAMILY #2 BLACK TWIG DRIVE
À VILLAGE 4A PLAT 2 PLAT 8A-3	0.8623	0	0.61	0	0	0	1.472 0.000	SEE AMENDED VILLAGE 4A PLAT 2 0 0	VILLAGE 8 PLAT 4A
PLAT 8A-4 PLATS 8A-5THRU 8A-9	0	0	0	0	0	0	0.000 0.000	0 0	DAYBREAK PARKWAY 6000 TO 6400 WEST
PLAT 7C AMENDED	14.7624	7.732	7.83	5.11	0	0	35.435	35 10,037.21	DAYBREAK VILLAGE 8, VILLAGE 9 8 VILLAGE 13 SCHOOL SITES
AMENDED VILLAGE 4A PLAT 2 EASTLAKE ELEMENTARY SCHOOL	0.8623	0	0.61	0 0	0	0	1.472 0.000	3 709.76 0 0	GARDEN PARK LAKESIDE PHASE 1
COUPLET LINER PRODUCT #1. PLAT 3D	0.0138	0	0 0.12	0	0	0	0.000 0.134	0 0 2 449.14	DAYBREAK VILLAGE 5 PLAT 11 VILLAGE 8 PLAT 3 AMENDED
AMENDED PLAT 3B-10	0	0	. 0	0	0	0	0.000 0.420	1 33.72 0 0	VILLAGE 7 PLAT 2 VILLAGE 5 PLAT 5 AMENDED
VC1 DAYCARE VC1 CONDO SUBDIVISION	0	0	0.38 0	0	0	0	0.000	0 0	VILLAGE 8 PLAT 4B
VILLAGE 4A PLAT 3 BINGHAM CREEK PLAT	2.972 142.713	0	1.56	0.37	0	0	4.902 142.713	3 1,283.96 0 0	VILLAGE 5 PLAT 12 SOUTH STATION MULTI FAMILY #3
11400/MVC SE COMMERCIAL #1 QUESTAR/JVWCD PLAT	0	0	0.211	0	0	0	0.211 0.000	0 0	VILLAGE 4 WEST PLAT 4 VILLAGE 5 PLAT 13
VILLAGE 4A MULTI FAMILY#1	1.05	0	0	0	0	0	1.050	0 0	GARDEN PARK LAKESIDE PHASE 2 NORTH STATION CAMPUS
⚠ UNIVERSITY MEDICAL#1 ⚠ PLAT 10A	0.766	0	0.41 0.64	0 0	0 0	0	0.410 1.406	SEE AMENDED UNIV MEDICAL#1 SEE AMENDED PLAT 10A	DUCKHORN EXTENSION
AMENDED PLAT 10A	0.0903 0.766	0	0 0.64	0	0	0	0.090 1.406	SEE AMENDED VC1 MULTI FAMILY#1 2 1,291.32	LAKE RUN ROAD R.O.W. (LA-SPJ) A VC1 MULTI FAMILY #8
△ GARDEN PARK CONDOMINIUMS,	0.766	0	0.64	0	0	0	0.000	0 0	SOUTH STATION LIBRARY COMMERCE PARK PLAT 5
PHASE 1 A GARDEN PARK CONDOMINIUMS,				-	-				VILLAGE 8 PLAT 5B
PHASE 3	0	0	0	0	0	0	0.000	0 0	
⚠ PLAT 9B ⚠ PLAT 9C	0.196 -0.479	0	0	0	0	0	-0.479	0 0	LAKE ISLAND PLAT 2 A VILLAGE 4 HARBOR PLAT 1
PLAT 3E AMENDED UNIVERSITY MEDICAL #1	0.0251	0	0.36	0 0.22	0	0	0.385 0.480	1 389 0 0	⚠ VILLAGE 4 HARBOR PLAT 2
SOUTH JORDAN PARKWAY ROW PLAT	0	0	1.21	0	0	0	1.210	0 0	VILLAGE 5 PLAT 14 VILLAGE 5 MULTI FAMILY #3
ROM SPLIT ROCK DRIVE TO 5360 WEST PLAT 8C	0.0998	0	0	0	0	0	0.100	0 0	VILLAGE 5 MULTI FAMILY #4 VILLAGE 5 MULTI FAMILY #5
AMENDED VC1 MULTI FAMILY #1 VC1 MULTI FAMILY #2A	0.0903	0	0 0	0 0	0	0	0.090 0.110	3 412.58 1 502.5	LAKE ISLAND PLAT 3 VILLAGE 5 MULTI FAMILY #6
PLAT 9D AMENDED PLAT 3E	0	0	0	0	0	0	0.000	2 484	SOUTH STATION PLAT 2
PLAT 7D	0	0	0	0	0	0	0.000	0 0	
VC1 MULTI FAMILY #2B VILLAGE 4A PLAT 4	0.3087 0.8077	0	0 0.26	0 0.23	0	0	0.309 1.298	1 194.33 2 718.52	AMENDED SOUTH JORDAN CITY PUBLIC SAFET
VILLAGE 4A PLAT 5 PLAT 10B	1.5901 0	0	0.68	0.00	0	0	2.270 0.290	4 1125.22 0 0	CENTER
PLAT 7E	0	0	0	0	0	0	0.000	0 0	VILLAGE 8 PLAT 5A PROSPERITY ROAD
PLAT 9F PLAT 7F	0	0	0	0	0	0	0.000	0 0	VILLAGE 8 PLAT 6 EAST TOWN CENTER ROADWAY
VC1 MULTI FAMILY #3 VILLAGE 4A MULTI FAMILY #2	0.1297 0	0	0	0	0	0	0.130 0.000	0 0 0	WEST VILLAGES ROADWAY
À PLAT 9G PLAT 10C	-0.295 1.0818	0	0 0.14	0 0.65	0	0	-0.295 1.872	6 1,303.42 4 1,097.20	VILLAGE 14 PLAT 1 SOUTH MIXED USE MF#1 AMENDE
PLAT 8D	0	0	0	0	0	0	0.000	0 0	SOUTH MIXED USE MF#2 AMENDE VILLAGE 8 PLAT 4C
PLAT 8B PLAT 9H	0	0	0 0	0	0	0	0.000	0 0	SOUTH MIXED USE PLAT 1 VILLAGE 8 PLAT 4D
VILLAGE 4WEST PLAT 1 VC1 MULTI FAMILY #4	0.2552 0	0	2.02	0.48	0	0	2.755 0.000	2.00 1088 0 0	VILLAGE 7A PLAT 3
VILLAGE 4 EAST PLAT 1	1.499	0	0	0.86	0	0	2.359	6 1524.61	À VILLAGE 5 MULTI FAMILY #6 AMENDED
VC1 MULTI FAMILY #4A PLAT 10D	0.3296 0.3384	0	0 0.18	0 0.35	0	0	0.330 0.868	0 0 6 924.04	NORTH SHORE VILLAGE CENTER SOUTH STATION PLAT 3
VC1 MULTI FAMILY #5 VILLAGE 4A PLAT 6	0.2651 1.002	0	0	0 0.31	0	0	0.265 2.302	0 0 10 1,837.74	VILLAGE 8 PLAT 5A AMENDED
PLAT 10E PLAT 9I	0.9735	0	1.31	0.51	0	0	2.794	8 2,892.33 0 0	VILLAGE 8 PLAT 9 VILLAGE 8 PLAT 7
VILLAGE 4 WEST PLAT 2	0.293	0	0	0.27	0	0	0.563	2 891.76	VILLAGE 8 PLAT 8 VILLAGE 3 MULTI FAMILY #1
VILLAGE 5 PLAT 1 ⚠ PLAT 10F	32.0932 6.7848	0	0.58	0	0	0	32.673 6.785	0 0	VILLAGE 11A PLAT 1 SOUTH STATION MULTI FAMILY#
VILLAGE 5 PLAT 2 VILLAGE 5 PLAT 3	0.3984 1.2195	0	0.13 0.22	0.72 1.11	0	0	1.248 2.550	7 2,583.35 16 3,781.25	VILLAGE 11A PLAT 2
VILLAGE 4 EAST CONDOMINIUM NO. 1	0	0	0	0	0	0	0.000	0 0	VILLAGE 11A PLAT 3 TOTALS
AMENDED VILLAGE 4 EAST CONDOMINIUM NO. 2		0	0	0	0	0	0.000	0 0	
AMENDED VILLAGE 4 EAST PLAT 2	0.1964	0	0	0.66	0	0	0.856	6 1,524.61	
VILLAGE 4 EAST PLAT 3	0.405	0	0	0.21	0	0	0.615 0.660	6 1,524.61 1 150	
VILLAGE 4A PLAT 7 COMMERCE PARK PLAT 3	0	0	0.46	0.2	0	0	0.000	0 0	
VILLAGE 5 PLAT 4 VILLAHE 4A PLAT 8	3.5868 0.3688	0	0.1 0.52	0.96 0.02	0	0 0	4.647 0.909	19 3532.59 6 1687.31	
△ VILLAGE 4 WEST PLAT 1 AMENDED	0.1275	0	0	0 0.02	0	0	0.128 0.110	0 0 4 1161.21	
VILLACE FAMILITIES AND US	0.0903	_ U	U						1
VILLAGE 5 MULTI FAMILY #1 VCI MULTI FAMILY #7 SOUTH STATION MULTI FAMILY #1	0.1485 0.4972	0	0	0.04	0	0	0.189	0 0	/A INFORMATI

	0.008	0	0	0.303	0	0	0.000	
VILLAGE 3 PLAT 8 VILLAGE 3 MULTI FAMILY #1 VILLAGE 11A PLAT 1	0.203 0.062 0.008	0	0	0 0.303	0	0 0	0.062 0.311	
VILLAGE 8 PLAT 7 VILLAGE 8 PLAT 8	2.72 0.203	0	0	0.705 0.915	0	0	3.425 1.118	
VILLAGE 8 PLAT 5A AMENDED VILLAGE 8 PLAT 9	0 0.167	0	0	0	0	0 0	0.000 0.167	
NORTH SHORE VILLAGE CENTER SOUTH STATION PLAT 3	-0.281 0	0	0	0.047	0	0	-0.234 0.000	1
AWENDED	-0.002	0	0	0	0	0	-0.002	(
VILLAGE 8 PLAT 4D VILLAGE 7A PLAT 3	0.072 2.244	0	0.535	0 0.784	0 0	0	0.607 3.028	!
VILLAGE 8 PLAT 4C SOUTH MIXED USE PLAT 1	0.446 2.139	0	0.131 0	0 0.861	0	0	0.577 3.000	1
SOUTH MIXED USE MF#2 AMENDED	0	0	0	0	0	0	0.000	. (
VILLAGE 14 PLAT 1 SOUTH MIXED USE MF#1 AMENDED	0	0	0	0	0	0	0.000	(
EAST TOWN CENTER ROADWAY WEST VILLAGES ROADWAY	0	0	0	0	0	0	0.000	(
PROSPERITY ROAD VILLAGE 8 PLAT 6	6.629 8.212	0	0.248 1.904	0	0	0	6.877 10.116	1
CENTER VILLAGE 8 PLAT 5A	3.992	0	1.497	0	0	0	5.489	9
AMENDED SOUTH JORDAN CITY PUBLIC SAFETY	2.965	0	0.093	0	0	0	3.058	(
À OQUIRRH LAKE PLAT/KENNECOTT DAYBREAK OQUIRRH LAKE PLAT		103.507	0	0	0	0	104.236	(
VILLAGE 5 MULTI FAMILY #6 SOUTH STATION PLAT 2	0.421 0	0	0	0.308	0	0	0.729 0.000	(
VILLAGE 5 MULTI FAMILY #5 LAKE ISLAND PLAT 3	0.18 2.652	0	0	0 0.555	0	0	0.180 3.207	1
VILLAGE 5 MULTI FAMILY #3 VILLAGE 5 MULTI FAMILY #4	0.128 0.085	0	0	0.512	0	0	0.597	
VILLAGE 5 PLAT 14	0.556	0	0	0.222 0.509	0	0 0	0.778 0.637	r c
À VILLAGE 4 HARBOR PLAT 1 À VILLAGE 4 HARBOR PLAT 2	0.232 0.837	-0.104 -0.687	0	0.016 0	0	0	0.144 0.150	1
SOUTH MIXED USE MULTI FAMILY #2 LAKE ISLAND PLAT 2	0.436 0.749	0	0 0	0 0.096	0	0	0.436 0.845	1
VILLAGE 8 PLAT 5B A SOUTH MIXED USE MULTI FAMILY #		0	0	0.905	0	0	0.929	1
COMMERCE PARK PLAT 5	1.222	0	0	0	0	0	1.222	(
⚠ VC1 MULTI FAMILY #8 SOUTH STATION LIBRARY	0.026 2.563	0	0	0 0.33	0	0	0.026 2.893	1
DUCKHORN EXTENSION LAKE RUN ROAD R.O.W. (LA-SPJ)	0	0	0 0.954	0.039 0	0	0	0.039 0.954	(
NORTH STATION CAMPUS	92.431	0	0	0	0	0	92.431	(
VILLAGE 5 PLAT 13 GARDEN PARK LAKESIDE PHASE 2	0 1.446	0	0	0.333	0	0	0.333 1.446	2
SOUTH STATION MULTI FAMILY #3 VILLAGE 4 WEST PLAT 4	0 0.457	0	0	0.117 0	0	0	0.117 0.457	3
VILLAGE 8 PLAT 4B VILLAGE 5 PLAT 12	0.784 2.855	0	0	1.407 1.579	0	0	4.434	1
VILLAGE 5 PLAT 5 AMENDED	3.056	0	0	0.293	0	0	3.349 2.191	(
VILLAGE 8 PLAT 3 AMENDED VILLAGE 7 PLAT 2	0 0.864	0	0	0 1.107	0	0	0.000 1.971	1
GARDEN PARK LAKESIDE PHASE 1 DAYBREAK VILLAGE 5 PLAT 11	0.473 0	0	0	0 0.245	0	0	0.473 0.245	3
DAYBREAK VILLAGE 8, VILLAGE 9 & VILLAGE 13 SCHOOL SITES	36.236	0	0	0	0	0	36.236	C
DAYBREAK PARKWAY 6000 TO 6400 WEST	0	0	0.22	0	0	0	0.220	
VILLAGE 8 PLAT 4A	2.175	0	0.726	0	0	0	2.901	3
SOUTH STATION MULTI FAMILY #2 BLACK TWIG DRIVE	0	0	0.214 0.237	0	0	0	0.214 0.237	5
VILLAGE 7 AMENDED VC1 MULTI FAMILY #9A	0 0.104	0	0 0.127	0	0	0	0.000 0.231	C
VILLAGE 5 PLAT 10 NMU QUESTAR REGULATOR STATION		0	1.004	0	0	0	2.113 0.000	0
VILLAGE 7A PLAT 2	0	0	0.031	0	0	0	0.031	0
VILLAGE 4 WEST PLAT 3 LAKE ISLAND PLAT 1	0.483	0	0.08 1.655	0	0	0	0.563 4.542	2 1
⚠ VILLAGE 5 MULTI FAMILY #2 VILLAGE 8 PLAT 3	0.188 4.166	0	0 2.149	0	0	0	0.188 6.315	2
VILLAGE 4A PLAT 9 OPERATIONS-INVESTMENTS PLAT 1	0.417 0	0	0.19 0	0	0	0	0.000	0
VILLAGE 5 PLAT 9	0.824	0	0.747	0	0	0	1.571 0.607	6
VILLAGE 4 EAST CONDIMINUMS NO. 7 VILLAGE 4 EAST CONDMINUMS NO. 7 SOUTH STATION PLAT 1		0	0 0.526	0	0	0	0.000 0.526	0
VILLAGE 4 EAST CONDMINUMS NO. 5 VILLAGE 4 EAST CONDMINUMS NO. 6	0	0	0	0	0	0	0.000	0
AMENDED VILLAGE 4 EAST MULTI FAMILY #1	0.043	0	0	0	0	0	0.043	3
COMMERCE PARK PLAT 4 A SOUTH STATION MULTI FAMILY #1	4.777	0	0	0	0	0	4.777	0
LAKE AVENUE EAST VILLAGE 4 EAST CONDMINUMS NO. 4	9.055 0	0	2.101	0	0	0	11.156 0.000	0
VILLAGE 8 PLAT 2 VILLAGE 5 PLAT 8	19.8151 0.041	0	0.57 0.941	1.16 0	0	0	21.545 0.982	1:
VILLAGE 7 PLAT 1 VILLAGE 8 PLAT 1	0.944	0	0.354	0	0	0	0.000	2
LAKE AVENUE FROM MOUNTAIN VIEW CORRIDOR TO 6000 WEST	15.1509	0	1.32	0.74	0	0	2.038	0
VILLAGE 7	6.0122	0	2.09	0	0	0	8.102	. 0
VILLAGE 10 NORTH PLAT 2	0	0	0	0	0	0	0.000	0

DAYBREAK DAYBREAK OPEN | COLLECTOR STREET PARK | NON-COLLECTOR STREET | PARK AREA DEDICATED | OPEN SPACE AREA

STRIP AREA PARK STRIP AREA

PARK LOT AREA | SPACE LOT AREA |

0.221 0 2.067 0

4.459 0 0.581 0

1.6574

PERIGEE CONSULTING CIVIL • STRUCTURAL • SURVEY

9089 SOUTH 1300 WEST, SUITE 160 WEST JORDAN, UT 84088 801.628.6004 TEL 801.590.6611 FAX WWW.PERIGEECIVIL.COM

THESE PLATS WERE NOT ADDED IN THE TOTAL COLUMN AT THE BOTTOM OF THE TABLE.

THESE PLATS HAVE BEEN AMENDED AND THE AMENDED PLAT WAS ADDED TO THE TOTAL AT THE BOTTOM OF THE TABLE.

THESE PLATS WERE NOT ADDED IN THE TOTAL COLUMN AT THE BOTTOM OF THE TABLE.

THIS PLAT HAS BEEN AMENDED THREE TIMES AND ONLY THE LAST AMENDED PLAT (PLAT 7C) AS ADDED TO THE TOTAL AT THE BOTTOM OF THE TABLE.

* THESE PLATS WERE NOT ADDED IN THE TOTAL COLUMN AT THE BOTTOM OF THE TABLE.

* THESE NUMBERS ARE CORRECTED FROM THE ORIGINALLY RECORDED PLAT.

THESE PLATS WERE NOT ADDED IN THE TOTAL COLUMN AT THE BOTTOM OF THE TABLE.

* THESE NUMBERS ARE CORRECTED FROM THE ORIGINALLY RECORDED PLAT.

Sheet 6 of 6

A INFORMATION SHOWN ON A FINAL PLAT PREPARED BY DOMINION.

INFORMATION SHOWN ON A FINAL PLAT PREPARED BY FOCUS ENGINEERING AND SURVEYING. THIS PLAT VACATED (5) P-LOTS WHICH WERE SUBTRACT FROM THE TABLE.

THIS PLAT AMENDED P-LOTS FROM THE ORIGINAL PLAT AND THE ACREAGE SHOWN IS THE NET DIFFERENCE.

DAYBREAK VILLAGE 11A PLAT 3 SUBDIVISION AMENDING LOT ZIOI OF THE VP DAYBREAK OPERATIONS-INVESTMENTS PLAT I

NUMBER OF LANES LINEAR FOOTAGE

1125.38 3294.81

2183.79 363.33 3142.73

735.03

1307.00 7255.25 253.91

253.91 3086.91 0 2846.58 0.00 0.00 596.00 1638.60 0.00 1969.48

0.00

1084.01 1379.18

0.00 3722.41 1122.50 3947.61

4484.22 970.06 1243.94

1764.02 1117.01 0.00 0.00

0.00 197.13 0.00 0.00 3297.00

659.36 1175.70 478.09

907.22

1390.01 1002.11 0.00 3071.58

699.38 0.00

0.00

5199.27 0.00 6016.07

1066.94 4051.34 188.21 0.00

0.00

0.00 63.955 2299.49

810.435 330.00 1419.19

TOTAL

2.600

1.571 3.577

4.649 0.691 0.340 0.060 0.000 8.102

DEDICATED TO CITY

TO CITY

Located in the South Half of Section 22, T3S, R2W, Salt Lake Base and Meridian

RECORDED # 13679576

STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF: VP Daybreak Operations (LC

DATE: 6/2/2021 TIME: 9:3/am BOOK: 2021P PAGE: 144

SALT LAKE COUNTY RECORDER \$ 460.00 FEE \$