

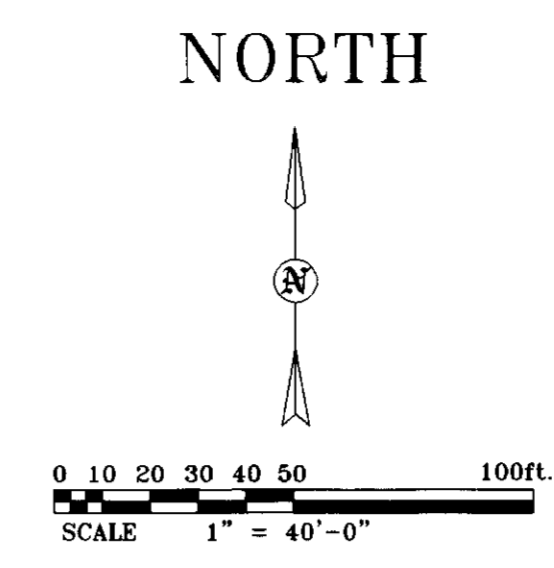
This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.

VALLEY VIEW BUSINESS PARK, PHASE 1

PART OF LOT 2 AND 3, BLOCK 34,
PLAT "E" LOGAN FARM SURVEY
LOCATED IN
PART OF THE NW1/4 OF SECTION 32,
TOWNSHIP 12 NORTH, RANGE 1 EAST
SALT LAKE BASELINE AND MERIDIAN

FINAL PLAT
October 18, 2000

UTAH DEPARTMENT OF
FISH AND GAME
BK 33 / PG 6
05-061-0012



LEGEND

- SURVEY BOUNDARY LINE
- SET BACK LINE
- HIGHWAY RIGHT-OF-WAY MONUMENT
- FOUND UNMARKED IRON ROD
- SET IRON ROD
- MARKED PE/LS 159799
- FOUND IRON ROD
- MARKED RLS 1118
- CURVE NUMBER
- PRIVATE
- COMMON SPACE
- UTILITY/DRAINAGE EASEMENT

	WEST	SOUTH	NORTH
BLDG 1	522.45	247.46	-
BLDG 2	398.38	246.88	-
BLDG 3	398.29	151.45	-
BLDG 4&5	265.29	161.45	-
BLDG 6&7	265.29	-	82.55
BLDG 8&9	398.29	-	82.55

UTAH DEPARTMENT OF
FISH AND GAME
BK 33 / PG 6
05-061-0012

MAYOR APPROVAL

APPROVED THIS 25th DAY OF OCTOBER, 2000 BY
THE LOGAN CITY MAYOR

[Signature]
LOGAN CITY MAYOR

PLANNING COMMISSION APPROVAL

THIS SUBDIVISION, ENTERED INTO CITY RECORDS AS PLANNING COMMISSION DOCKET #97-069 WAS HEARD BEFORE THE COMMISSION IN A PUBLIC HEARING ON THE 8TH DAY OF JANUARY, 1998, AND WAS APPROVED IN SUBSTANTIAL CONFORMANCE WITH THE REQUIREMENTS AND DESIGN SHOWN UPON THIS PLAT MAP.

[Signature]
JAY NELSON,
DIRECTOR OF COMMUNITY DEVELOPMENT

CITY ATTORNEY APPROVAL

APPROVED THIS 25 DAY OF October, 2000 BY
THE LOGAN CITY ATTORNEY

[Signature]
LOGAN CITY ATTORNEY

CITY ENGINEER APPROVAL

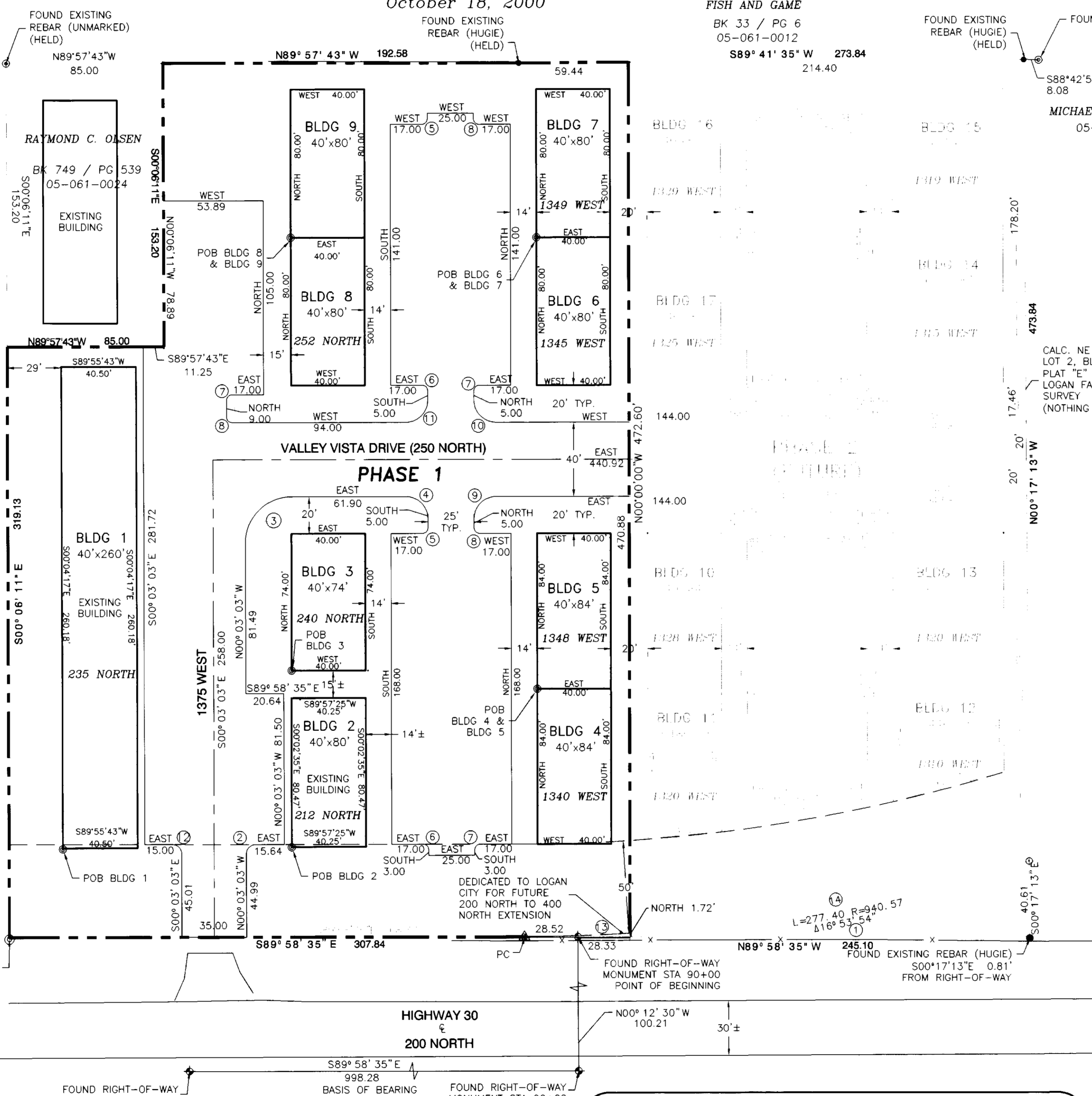
APPROVED THIS 20th DAY OF October, 2000 BY
THE LOGAN CITY ENGINEER

[Signature]
LOGAN CITY ENGINEER

LOGAN CITY UTILITES

APPROVED THIS 20th DAY OF October, 2000
BY THE LOGAN CITY UTILITES

[Signature]
LOGAN CITY UTILITES REPRESENTATIVE



NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO CREATE A COMMERCIAL PLANNED UNIT DEVELOPMENT FROM THREE EXISTING PARCELS OF LAND.

THREE STATE HIGHWAY RIGHT-OF-WAY MONUMENTS WERE FOUND ALONG STATE HIGHWAY 30. THESE WERE USED TO REESTABLISH THE SOUTHERLY LINE OF THE PROPERTY ALSO BEING THE NORTHERLY RIGHT-OF-WAY LINE OF SAID HIGHWAY. THREE EXISTING IRON RODS WERE FOUND IN AN EXISTING FENCE LINE AND ACCEPTED AS THE NORTH PROPERTY LINE. FOUR IRON RODS WERE FOUND ALONG THE SOUTHERLY LINE OF SAID BOUNDARY. THE WEST BOUNDARY OF THE PARCEL WAS ESTABLISHED USING FOUND IRON RODS ALONG AN EXISTING FENCE LINE, ALTHOUGH THE SW CORNER WAS FORESHORTENED TO MATCH THE EXISTING RIGHT-OF-WAY. THE EAST BOUNDARY WAS ALSO ESTABLISHED USING FOUND IRON RODS AND THE SOUTHEAST CORNER WAS FORESHORTENED TO MATCH EXISTING RIGHT-OF-WAY MONUMENTS.

LEGAL DESCRIPTION

Part of Lots 2 & 3, Block 34, Plat "E" Logan Farm Survey also located in the NW1/4 of Section 32, Township 12 North, Range 1 East of the Salt Lake Baseline and Meridian more particularly described as:

Beginning at a right-of-way monument on the northerly side of State Highway 30 at station 90+00 said point being S 00°17'13" E 295.64 feet to the Northerly right-of-way line of Highway 30 and N 89°58'35" W 245.10 feet along said right-of-way from the Northeast Corner of Lot 2, Block 34, Plat "E" Logan Farm Survey and running thence S 89°58'35" E 28.33 feet; thence North 472.60 feet; thence S 89°41'35" W 59.44 feet to a found rebar; thence N 89°57'43" W 192.58 feet; thence S 00°06'11" E 153.20 feet; thence N 89°57'43" W 85.00 feet; thence S 00°06'11" E 319.13 feet to the northerly right-of-way line of Highway 30; thence along said right-of-way S 89°58'35" E 307.84 feet to the point of beginning, containing 3.35 acres.

SURVEYOR'S CERTIFICATE

I, ROBERT B. BUTLER, A REGISTERED LAND SURVEYOR, HOLDING CERTIFICATE NO. 159799 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, DO HEREBY CERTIFY THAT I HAVE SUPERVISED A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT, WHICH IS ACCURATELY DESCRIBED HERewith.

[Signature]
ROBERT B. BUTLER

OWNERS DEDICATION

KNOW ALL BY THESE PRESENTS THAT WE THE UNDERSIGNED OWNERS OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED THE SAME TO BE SUBDIVIDED TO HEREAFTER BE KNOWN AS VALLEY VIEW BUSINESS PARK, PHASE 1, DO HEREBY DEDICATE FOR PERPETUAL USE OF THE PUBLIC ALL EASEMENTS AND IMPROVEMENTS SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE.

[Signature] ARLYN ROUNDS
[Signature] JOANNE L. WILLIAMS

DAY OF _____, 2000.

CURVE TABLE

NUMBER	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BRG
1	16° 53' 54"	940.57	277.40	139.72	276.40	N81° 34' 27" E
2	90° 03' 03"	5.00	7.86	5.00	7.07	N44° 58' 29" E
3	90° 03' 03"	25.00	39.29	25.02	35.37	N44° 58' 29" E
4	90° 00' 00"	12.00	18.85	12.00	16.97	S45° 00' 00" E
5	90° 00' 00"	3.00	4.71	3.00	4.24	S45° 00' 00" W
6	90° 00' 00"	3.00	4.71	3.00	4.24	S45° 00' 00" E
7	90° 00' 00"	3.00	4.71	3.00	4.24	N45° 00' 00" E
8	90° 00' 00"	3.00	4.71	3.00	4.24	N45° 00' 00" W
9	90° 00' 00"	12.00	18.85	12.00	16.97	N45° 00' 00" E
10	90° 00' 00"	12.00	18.85	12.00	16.97	N45° 00' 00" W
11	90° 00' 00"	12.00	18.85	12.00	16.97	S45° 00' 00" W
12	89° 56' 57"	5.00	7.85	5.00	7.07	S45° 01' 31" E
13	3° 27' 54"	940.57	56.88	28.45	56.87	N88° 17' 27" E
14	13° 26' 00"	940.57	220.52	110.77	220.02	N79° 50' 30" E

NOTES

- ALL BUILDING PADS ARE PARALLEL TO AND OFFSET AS SHOWN FROM THE PARKING LOTS AND STREETS.
- ALL AREA EXCLUDING BUILDING PADS ARE CONSIDERED COMMON AREA. COMMON AREA SHALL BE MAINTAINED BY THE OWNERS ASSOCIATION (SEE COVENANTS, CONDITION & RESTRICTIONS-CC&R'S). COMMON AREA SHALL SERVE AS A UTILITY EASEMENT FOR THE PURPOSE OF INSTALLING AND MAINTAINING NATURAL GAS, WATER, SEWER, ELECTRICITY, PHONE AND CABLE.

COUNTY RECORDER

STATE OF UTAH
COUNTY OF CACHE

THIS IS TO CERTIFY THAT THIS PLAT WAS FILED FOR RECORDING IN THE CACHE COUNTY RECORDERS OFFICE ON THE 12 DAY OF JAN, 2000 2001 AT 3:28 PM O'CLOCK AND IS DULY RECORDED.

FILING NO. 752642

[Signature]
COUNTY RECORDER

2001-1415

ACKNOWLEDGEMENT

STATE OF UTAH
COUNTY OF Cache

ON THE 20 DAY OF October, 2000, PERSONALLY APPEARED BEFORE ME THE SIGNERS OF THE OWNER'S DEDICATION WHO DULY ACKNOWLEDGED TO ME THAT THEY HAD EXECUTED THE SAME.

[Signature]
SHARRON B. LARSEN
Notary Public
My Commission Expires August 19, 2001
State of Utah

MY COMMISSION EXPIRES 8-19-01

[Signature]
NOTARY PUBLIC
RESIDING AT Highway 20

DATE: October 17, 2000

SCALE: 1" = 40'

JOB NO.: L039.04

DRAWING: VIEWENL1v3.DWG

SHEET: 1 of 1

PROJECT: VALLEY VIEW BUSINESS PARK
PART OF LOT 2 & 3, BLOCK 34,
PLAT "E" LOGAN FARM SURVEY

BUTLER and ASSOCIATES
Civil Engineers and Land Surveyors
224 South State
Shelley, Idaho 83274
(208) 357-3898