

SWAN LAKE BUSINESS PARK

A SUBDIVISION LOCATED IN THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN

LAYTON CITY, DAVIS CO., UTAH

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.

SURVEYORS CERTIFICATE

I, RALPH E. GOFF, A REGISTERED LAND SURVEYOR, HOLD CERTIFICATE NO. 144147 AS PRESCRIBED BY THE STATE OF UTAH, AND DO HEREBY CERTIFY THAT BY AUTHORITY OF THE OWNERS, I HAVE MADE AN ACCURATE SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED HEREWITH, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS AND STREETS TO BE HEREAFTER KNOWN AS SWAN LAKE BUSINESS PARK, AND THE SAME HAVE BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT.

LEGAL DESCRIPTION

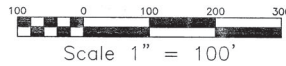
BEGINNING AT THE SOUTH QUARTER CORNER OF SECTION 18, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE N0°03'50"W, 1098.161 FEET (MORE OR LESS); TO THE SOUTH WESTERLY RIGHT OF WAY LINE OF THE U.P. RAILROAD; THENCE S49°33'06"E, 1272.872 FEET; THENCE S0°32'50"E, 269.747 FEET TO THE SECTION LINE; THENCE S89°50'40"W, 970.000 FEET ALONG THE SECTION LINE TO THE POINT OF BEGINNING.

CONTAINS: 15.2016 ACRES
7 LOTS

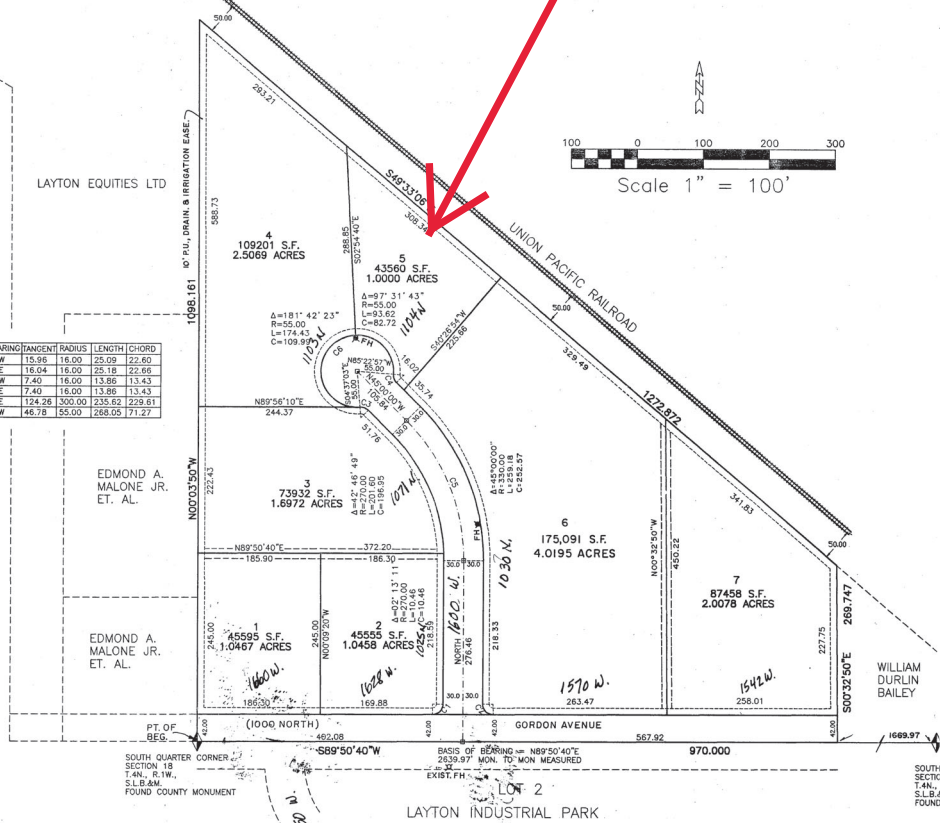


LEGEND

- MONUMENTS TO BE SET
- P.U. AND DRAINAGE EASEMENTS
- FRONT LOT LINE EASEMENT IS 10.00 FEET
- BOUNDARY EASEMENTS ARE 10.00 FEET
- INTERIOR LOT LINE EASEMENT IS 7.5 FEET
- FIRE HYDRANT TO BE INSTALLED
- 1/2"x24" RE-BAR OR PLUG
- IN CURB TO BE SET ON ALL
- INTERIOR LOT CORNERS
- 5/8"x24" RE-BAR W/CAP TO BE SET ON OUTSIDE BOUNDARY CORNERS



NUMBER	DELTA	CHORD BEARING	TANGENT	RADIUS	LENGTH CHORD
C1	89°50'40"	S44°25'20"W	15.96	16.00	25.09
C2	89°50'20"	S45°04'40"E	16.04	16.00	25.18
C3	49°37'03"	N89°48'31"W	7.40	16.00	13.86
C4	49°37'03"	S20°11'25"E	7.40	16.00	13.86
C5	49°00'00"	S22°30'00"E	124.26	1500.00	235.62
C6	279°14'06"	S45°00'00"W	46.78	55.00	268.05



OWNERS DEDICATION

KNOW ALL BY THESE PRESENTS THAT WE THE UNDERSIGNED OWNERS OF THE SAME DESCRIBED TRACT OF LAND, HAVING CAUSED THE SAME TO BE DIVIDED INTO LOTS AND STREETS TO HEREAFTER BE KNOWN AS SWAN LAKE BUSINESS PARK, DO HEREBY DEDICATE FOR PERPETUAL USE OF THE PUBLIC ALL PARCELS OF LAND SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE, 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 FURTHER DEDICATE THE EASEMENTS AS SHOWN FOR THE USE BY ALL SUPPLIERS OF UTILITY OR OTHER NECESSARY SERVICES IN WITNESS WHEREOF, WE HAVE HERETO SET OUR HANDS THIS 19th DAY OF August, 1997.

Bank Development Co. BANK ONE, A2.
By: Dale R. ...
Pres. *Vice President*

CORPORATE ACKNOWLEDGMENT

STATE OF UTAH

COUNTY OF DAVIS

ON THE 19th DAY OF August, A.D., 1997, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF DAVIS, IN THE STATE OF UTAH, WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT *Bank Development Co.*

CORPORATION, THAT *Bank Development Co.* SIGNED THE OWNER'S DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED AND THAT THE CORPORATION EXECUTED THE SAME

MY COMMISSION EXPIRES

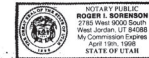
AP. 19, 1998

RESIDING AT

1785 W. 9000 SO.

STATE OF UTAH
COUNTY OF SALT LAKE
ON THE 19th DAY OF August, A.D., 1997, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR THE COUNTY OF SALT LAKE IN SAID STATE OF UTAH, *Bank One, A2.* A CORPORATION IN THE STATE OF UTAH, AND THAT HE SIGNED THE OWNERS DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED AND THAT SAID CORPORATION EXECUTED THE SAME

MY COMMISSION EXPIRES: 9/10/2000



RECOMMENDED FOR APPROVAL

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CITY COUNCIL'S APPROVAL

ON THIS 17th DAY OF September, 1997
City Engineer: *Bill Hank*

ON THIS 26th DAY OF August, 1997
City Attorney: *Jeffrey M. ...*

ON THIS 26th DAY OF August, 1997
Chairman Planning Commission: *...*

PRESENTED TO THE CITY COUNCIL OF LAYTON, UTAH
THIS 26th DAY OF August, 1997
CITY RECORDER ATTEST: *James ...*

DAVIS COUNTY RECORDER

ENTRY NO. 1351649
FILED FOR RECORD AND RECORDED THIS 3rd DAY OF OCTOBER, 1997 AT 1:24 P.M. IN BOOK 2184 OF 457

James ...
COUNTY RECORDER



APPC