

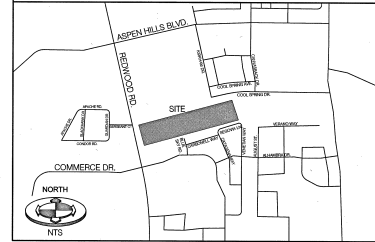
This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.

SOA INVESTMENT PLAT 1

LOCATED IN THE SOUTHWEST QUARTER OF SECTION 11,
TOWNSHIP 5 SOUTH, RANGE 1 WEST,
SALT LAKE BASE AND MERIDIAN
LEHI CITY, UTAH COUNTY, UTAH



VICINITY MAP



SURVEYOR'S CERTIFICATE

I, BRIAN A. LINAM DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 7245531, IN ACCORDANCE WITH TITLE 58, CHAPTER 26, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS SUBDIVISION PLAT IN ACCORDANCE WITH SECTION 17-23-17, HAVE VERIFIED ALL MEASUREMENTS, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS, AND A STREET, TOGETHER WITH EASEMENTS, HEREAFTER TO BE KNOWN AS:

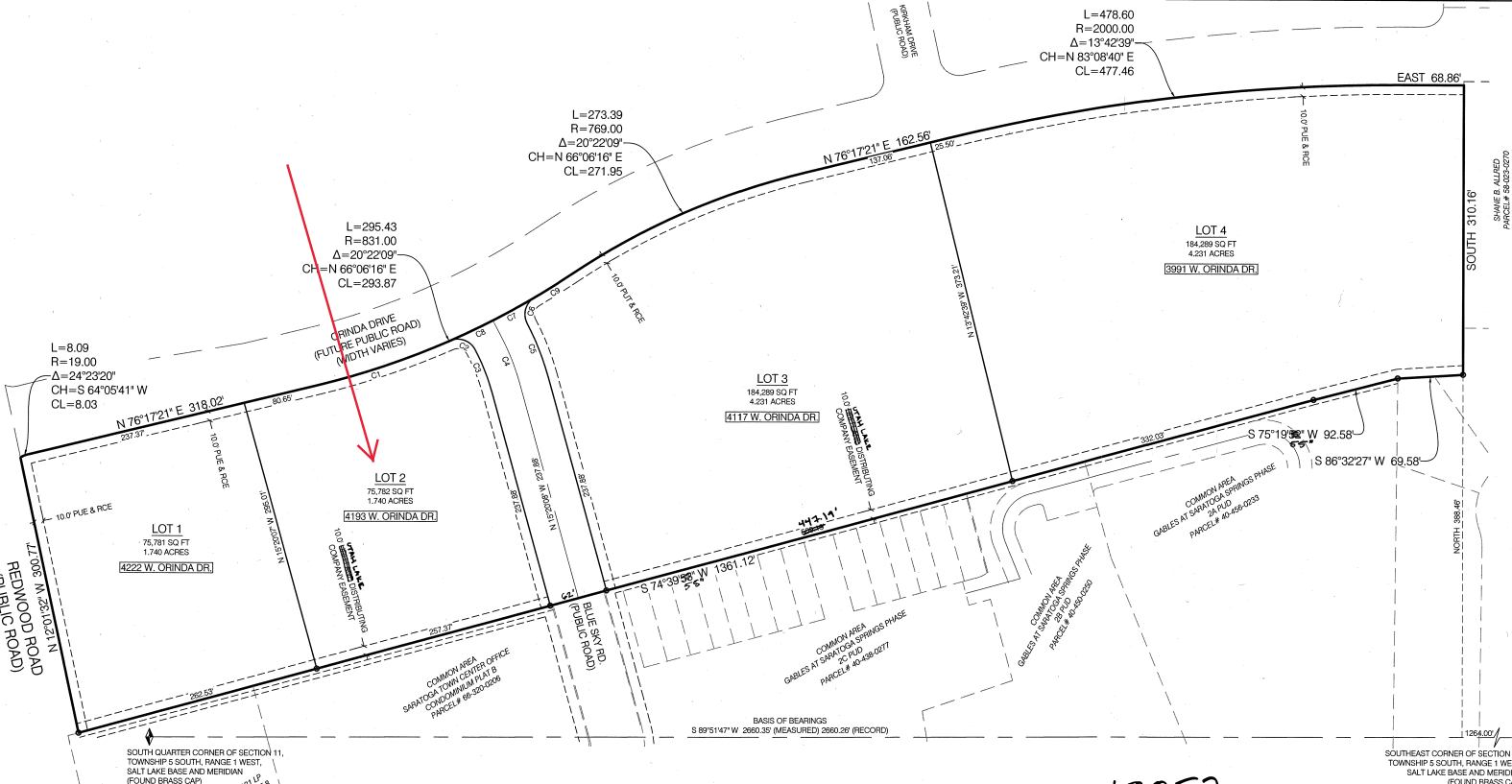
SOA INVESTMENT PLAT 1

AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT. I FURTHER CERTIFY THAT ALL LOTS MEET MINIMUM AREA, WIDTH AND FRONTAGE REQUIREMENTS OF THE APPLICABLE ZONING ORDINANCE.

BOUNDARY DESCRIPTION

A PORTION OF THE SOUTHEAST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 11, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, LOCATED IN LEHI, UTAH, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH LINE OF RIVER HEIGHTS SUBDIVISION, SAID POINT BEING LOCATED 8.895147' W ALONG THE SECTION LINE 1284.00 FEET AND NORTH 388.46 FEET FROM THE SOUTHEAST CORNER OF SECTION 11, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN; THENCE ALONG SAID SUBDIVISION LINE AND THE NORTH LINE OF THE CABLES AT SARATOGA SPRINGS SUBDIVISION AND THE SARATOGA TOWN CENTER SUBDIVISION THE FOLLOWING THREE (3) COURSES: S86°32'27" W 69.58 FEET; THENCE S75°19'52" W 92.58 FEET; THENCE S74°39'58" W 1361.12 FEET TO THE EAST LINE OF REDWOOD ROAD; THENCE N12°01'32" W ALONG SAID LINE 300.77 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF A 19.00 FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT (RADIUS BEARS: S38°05'59" E 8.09 FEET THROUGH A CENTRAL ANGLE OF 24°23'20" (CHORD: N40°58'16" E 3.03 FEET); THENCE N76°17'21" E 318.02 FEET; THENCE ALONG THE ARC OF A 631.00 FOOT RADIUS CURVE TO THE LEFT (RADIUS BEARS: S74°39'58" W 1361.12 FEET THROUGH A CENTRAL ANGLE OF 20°22'09" (CHORD: N69°09'16" E 293.87 FEET); THENCE ALONG THE ARC OF A 789.00 FOOT RADIUS CURVE TO THE RIGHT (RADIUS BEARS: N10°58'16" E 3.03 FEET THROUGH A CENTRAL ANGLE OF 20°22'09" (CHORD: N69°09'16" E 271.95 FEET); THENCE N76°17'21" E 162.56 FEET; THENCE ALONG THE ARC OF A 2000.00 FOOT RADIUS CURVE TO THE RIGHT (RADIUS BEARS: S74°39'58" W 1361.12 FEET THROUGH A CENTRAL ANGLE OF 13°42'39" (CHORD: N87°05'47" E 477.46 FEET); THENCE EAST 68.86 FEET TO THE WEST LINE OF THAT REAL PROPERTY DESCRIBED AT ENTRY NO. 1087072016 IN THE OFFICIAL RECORDS OF UTAH COUNTY; THENCE SOUTH ALONG SAID LINE 310.16 FEET TO THE POINT OF BEGINNING.



CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD DISTANCE
C1	148.32	831.00	10°13'38"	N 71°10'31" E	148.13
C2	31.53	21.00	86°01'54"	N 70°58'21" W	28.65
C3	49.65	219.00	12°34'16"	N 21°3'16" W	47.95
C4	52.81	250.00	12°00'09"	N 21°23'12" W	52.71
C5	60.86	281.00	12°24'35"	N 21°32'25" W	60.74
C6	31.82	21.00	86°48'30"	S 15°39'33" W	28.86
C7	50.78	831.00	3°29'56"	N 60°48'49" E	50.74
C8	50.78	831.00	3°29'56"	N 64°18'43" E	50.75
C9	45.59	831.00	3°08'39"	N 57°22'50" E	45.58

NOTES:
1. PLUGS AND WASHERS WILL BE SET IN THE TOP BACK OF THE CURBS AND GUTTER, ON PROPERTY LINE EXTENDED ALONG ORINDA DRIVE.

- SECTION CORNER AND LINE (FOUND)
- PROPERTY CORNER AND LINE (SET BY 2" x 4" REBAR AND CAP, UNG)
- LOT LINE
- EASEMENT LINE
- ADJOINING DEED LINE
- SETBACK LINE
- NEW STREET MONUMENT TO BE SET

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

SOA INVESTMENT PLAT 1

DO HEREBY DEDICATE FOR PERPETUAL USE OF THE PUBLIC ALL EASEMENTS AND PARCELS OF LAND SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE, IN WHATEVER WHEREBY I HAVE HERETO SET MY HAND THIS 27th DAY OF MAY, A.D. 2021.

By: **Robert Allred**
Manager, SOA Investments, LLC
LLC ACKNOWLEDGMENT

ON THE 27th DAY OF September, A.D. 2021, **Robert Allred** PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND SAID COUNTY OF SANDHILL IN SAID STATE OF UTAH, WHOSE IDENTITY IS PERSONALLY KNOWN TO ME (OR PROVEN ON THE BASIS OF SATISFACTORY EVIDENCE) AND IS THE **Manager** OF SOA INVESTMENTS, LLC, A UTAH LIMITED LIABILITY COMPANY, AND WHO DULY ACKNOWLEDGED TO ME THAT HE/SHE SIGNED THE ABOVE OWNERS DEDICATION FREELY AND VOLUNTARILY AND FOR THE USES AND PURPOSES THEREIN MENTIONED FOR AND BEHALF OF SOA INVESTMENTS, LLC, A UTAH LIMITED LIABILITY COMPANY.

MY COMMISSION EXPIRES: **08-28-2024** (DATE)
COMMISSION NUMBER: **713736**
Chantelle Martin Taylor
A NOTARY PUBLIC
COMMISSIONED IN UTAH

APPROVAL BY LEGISLATIVE BODY

THE CITY COUNCIL OF THE CITY OF LEHI, COUNTY OF UTAH, APPROVES THIS SUBDIVISION SUBJECT TO THE CONDITIONS AND RESTRICTIONS STATED HEREON, AND HEREBY ACCEPTS THE DEDICATION OF ALL STREETS, EASEMENTS AND OTHER PARCELS OF LAND INTENDED FOR THE PUBLIC PURPOSE OF THE PERPETUAL USE OF SAID PUBLIC.

THIS 12th DAY OF SEP, A.D. 2021
CITY MAYOR: **Michael Johnson**
CITY ENGINEER (SEE SEAL BELOW): **Mike Allen**
CLERK-RECORDER (SEE SEAL BELOW)

PLANNING COMMISSION APPROVAL

APPROVED THIS 27th DAY OF MAY, A.D. 2021 BY THE LEHI CITY COUNCIL
DIRECTOR - SECRETARY: **Michael Johnson**
CHAIR, PLANNING COMMISSION: **Mike Allen**

CITY COUNCIL APPROVAL

APPROVED THIS 27th DAY OF MAY, A.D. 2021 BY THE LEHI CITY COUNCIL
DIRECTOR - SECRETARY: **Michael Johnson**
CHAIR, CITY COUNCIL: **Mike Allen**

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LOCATED IN THE SOUTHWEST QUARTER OF SECTION 11,
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SALT LAKE BASE AND MERIDIAN
LEHI CITY, UTAH COUNTY, UTAH

RECORDED

STATE OF UTAH, COUNTY OF UTAH, RECORDED AND FILED AT THE REQUEST OF DATE: 7/13/21 TIME: BOOK: PAGE: UTAH COUNTY RECORDER

18052

BENCHMARK CIVIL
BENCHMARK ENGINEERING & LAND SURVEYING
5130 SOUTH STATE STREET SUITE # 100
SANDY, UTAH 84070 (801) 542-7102
www.benchmarkcivil.com

LEHI CITY RECORDER SEAL
LEHI CITY ENGINEER SEAL

SURVEYOR'S SEAL
NOTARY PUBLIC SEAL

362.11 T5 R.1.W. T.0.01 FT