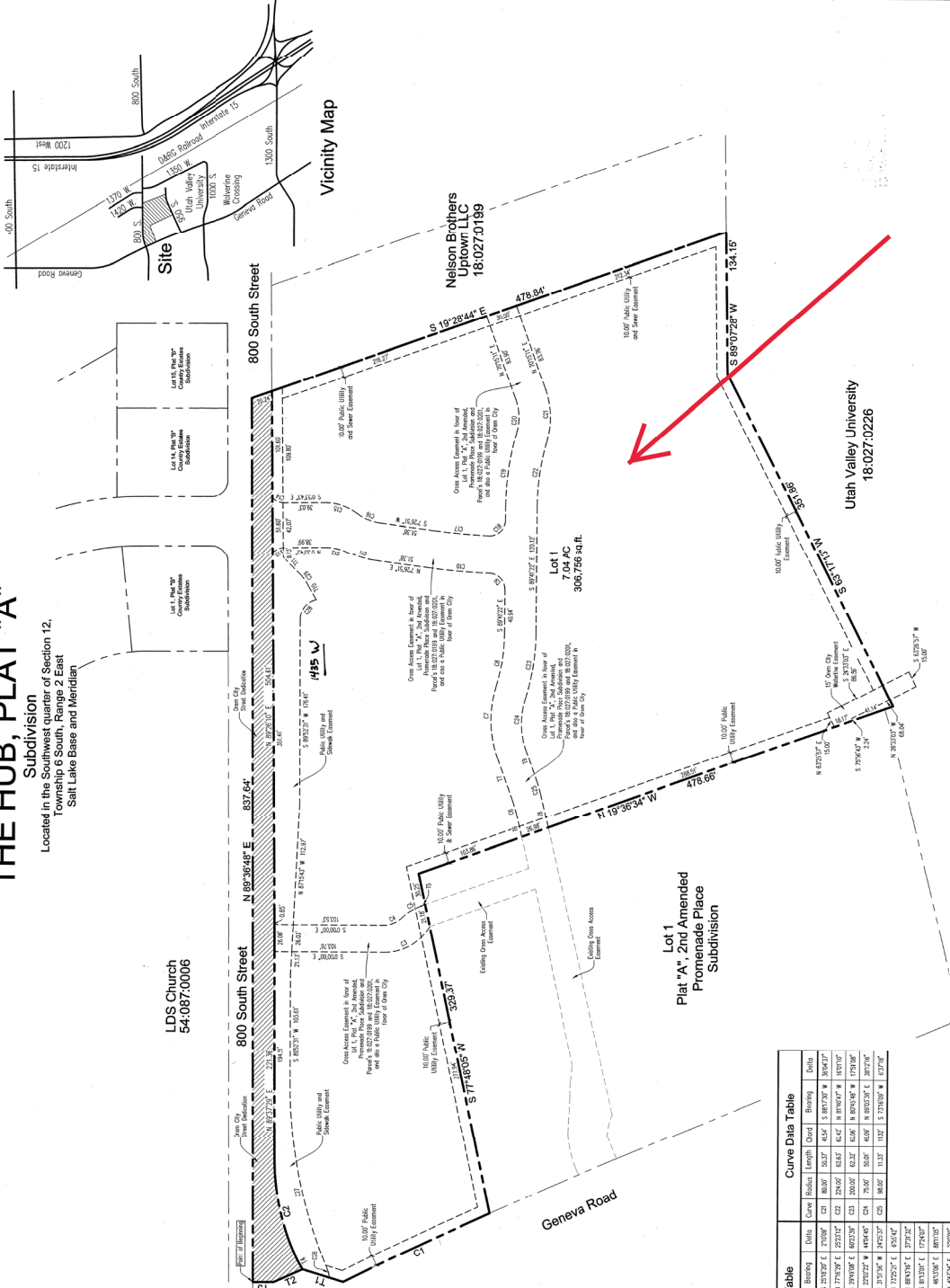


# THE HUB, PLAT "A"

Subdivision  
 Located in the Southwest quarter of Section 12,  
 Township 6 South, Range 2 East,  
 Salt Lake Base and Meridian



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.

**Surveyor's Certificate**  
 I, Roger A. Dudley, do hereby certify that I am a Registered Land Surveyor and that I hold Certificate No. 10228, as provided for in the laws of the State of Utah. I further certify by authority of the laws of the State of Utah that the above described plat is a true and correct copy of the original plat as filed in the office of the County Clerk of Salt Lake County, Utah, and that the same has been correctly surveyed and staked on the ground in accordance with the laws of the State of Utah.

**Boundary Description**  
 OVERALL SURVEY DESCRIPTION  
 A general of land situated in the Southwest Quarter of Section 12, Township 6 South, Range 2 East, Salt Lake Base and Meridian, said parcel being more particularly described as follows:  
 Commencing at a point located South 07°29'39" East along the Section line 15.00 feet and East 531.92 feet from the West quarter corner of Section 12, Township 6 South, Range 2 East, Salt Lake Base and Meridian; thence North 89°36'48" East parallel to the Section line 837.64 feet; thence South 89°36'48" West parallel to the Section line 837.64 feet; thence North 19°38'34" West along the Section line 478.66 feet; thence North 19°38'34" West along the Section line 478.66 feet; thence South 77°48'07" West along said Promenade Place Subdivision 320.37 feet more or less to the West quarter corner of Section 12, Township 6 South, Range 2 East, Salt Lake Base and Meridian; thence North 21°01'11" West 29.81 feet; thence North 07°27'37" West 18.83 feet to the point of beginning.

Area = 121,795 sqft or 7.456 Acres  
 Bases of Bearing & South 07°29'39" East along the Section line from the West quarter corner to the Southwest corner of Section 12.  
 4/15/2018  
 Roger A. Dudley  
 Surveyor  
 (See back here)

**Owner's Dedication**  
 I, David Hunter, do hereby dedicate to the public use of the State of Utah, the streets, sidewalks, and easements shown on this plat, and do hereby dedicate the streets and other public areas as indicated herein for the use of the public. The dedication of the streets and other public areas is subject to the approval of the City of Orem, Utah, and the City of Orem is hereby authorized to accept the same on behalf of the City of Orem, Utah, and to take any action necessary to carry out the same.

By: David Hunter, Owner  
 Date: 4/15/2018

**Acknowledgement**  
 STATE OF UTAH } S.S.  
 COUNTY OF UTAH }  
 I, David Hunter, who represented but not in the name of the above-described property and who is the owner of the above-described property, do hereby acknowledge that I am the owner of the above-described property and that I have executed this instrument.  
 My Commission Number is 687419.  
 My Commission Expires 3-31-24.  
 Roger Dudley  
 City Recorder

**Acceptance by the City of Orem**  
 Approved this 19th day of June, 2018, by the City of Orem, Utah, to accept the dedication and hereby accept the dedication of all streets, sidewalks, and other public areas as indicated herein for the use of the public. The City of Orem is hereby authorized to accept the same on behalf of the City of Orem, Utah, and to take any action necessary to carry out the same.  
 Approved: City Engineer  
 Approved: City Recorder

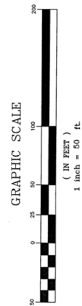
**Occupancy Restriction Notice**  
 The City of Orem has an Ordinance which restricts the occupancy of buildings within this subdivision. Any building located within this subdivision without first having obtained a certificate of occupancy issued by the City of Orem is in violation of the Ordinance.

**Conditions of Approval**  
 1. The City of Orem is hereby approving this subdivision and plat for the purpose of recording the same in the Office of the County Clerk of Salt Lake County, Utah, and for the purpose of recording the same in the Office of the County Clerk of Salt Lake County, Utah, and for the purpose of recording the same in the Office of the County Clerk of Salt Lake County, Utah.

**Plat "A"**  
 THE HUB  
 Subdivision  
 OREM CITY, UTAH COUNTY, UTAH  
 SCALE: 1" = 50 FEET  
 Surveyor's Seal: Roger A. Dudley, Surveyor No. 10228  
 City Recorder Seal: Roger Dudley, City Recorder No. 10228  
 Date: 4/15/2018

**Approved as to Form**  
 Steve Carl  
 City Attorney  
 Date: 6/6/18

16114



**Line Table**

Line	Length	Direction
T1	40.43	S 163°27' W
T2	29.81	N 28°17' W
T3	18.85	N 02°21' E
T4	10.98	N 60°20' E
T5	4.87	S 19°02' E
T6	22.37	N 75°17' E
T7	43.48	N 69°57' E
T8	33.62	N 76°34' E
T9	34.46	N 69°57' E
T10	15.58	N 59°52' E
T11	24.37	N 49°52' E

**Curve Data Table**

Curve	Radius	Length	Chord	Bearing	Delta
C1	650.00	153.44	153.44	S 25°20' E	72.80
C2	225.00	19.82	19.82	N 77°29' E	22.57
C3	50.00	12.97	12.97	S 29°00' E	46.25
C4	25.00	18.27	18.27	N 22°22' E	48.45
C5	50.00	21.32	21.32	N 37°36' E	72.57
C6	100.00	42.64	42.64	N 68°40' E	145.14
C7	150.00	63.96	63.96	N 81°30' E	217.81
C8	200.00	85.28	85.28	N 89°30' E	290.48
C9	250.00	106.60	106.60	N 93°30' E	363.14
C10	300.00	127.92	127.92	N 97°30' E	435.80
C11	350.00	149.24	149.24	N 101°30' E	508.46
C12	400.00	170.56	170.56	N 105°30' E	581.12
C13	450.00	191.88	191.88	N 109°30' E	653.78
C14	500.00	213.20	213.20	N 113°30' E	726.44
C15	550.00	234.52	234.52	N 117°30' E	799.10
C16	600.00	255.84	255.84	N 121°30' E	871.76
C17	650.00	277.16	277.16	N 125°30' E	944.42
C18	700.00	298.48	298.48	N 129°30' E	1017.08
C19	750.00	319.80	319.80	N 133°30' E	1089.74
C20	800.00	341.12	341.12	N 137°30' E	1162.40