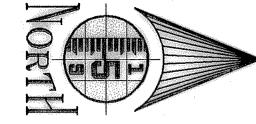


# RIVERTON CARE CENTER SUBDIVISION

A SUBDIVISION LOCATED IN THE NORTH QUARTER OF SECTION 32,  
TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN



0' 10' 20' 40'  
SCALE: 1" = 40'

FOUND SALT LAKE COUNTY BRASS  
CAP MONUMENT NORTH QUARTER CORNER  
SECTION 32, TOWNSHIP 3 SOUTH,  
RANGE 1 WEST, SALT LAKE BASE & MERIDIAN

## SURVEYOR'S CERTIFICATE

I RANDY D. SMITH, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND  
SURVEYOR, AND THAT I HOLD CERTIFICATE No. 5152708, AS PRESCRIBED UNDER  
THE LAWS OF THE STATE OF UTAH, I FURTHER CERTIFY THAT BY 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, HEREAFTER TO BE KNOWN AS THE

## RIVERTON CARE CENTER SUBDIVISION

AND THAT SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND  
AS SHOWN ON THIS PLAT.

### LEGAL DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTH QUARTER OF SECTION 32,  
TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN,  
BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT NORTH 89°53'40" EAST 1057.17 FEET AND  
SOUTH 00°06'20" EAST 69.22 FEET FROM THE NORTH QUARTER CORNER  
OF SECTION 32, TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE  
& MERIDIAN, AND RUNNING THENCE SOUTH 89°59'56" EAST 254.72 FEET  
TO A POINT ON A 8263.00 FOOT RADIUS CURVE RIGHT; THENCE  
SOUTHWESTERLY 8.97 FEET ALONG SAID CURVE TO THE RIGHT (CHORD  
BEARS SOUTH 89°58'12" WEST 8.97 FEET); THENCE SOUTH 00°11'20"  
WEST 755.32 FEET; THENCE NORTH 89°55'47" EAST 259.81 FEET;  
THENCE SOUTH 00°06'20" EAST 755.63 FEET TO THE POINT OF  
BEGINNING.

PROPERTY CONTAINS: 197,744.10 SQ. FT.  
OR 4.54 ACRES  
AND THREE (3) LOTS

*Randy D. Smith* 5/1/07  
RANDY D. SMITH  
LICENSE No. 5152708



## OWNER'S DEDICATION

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

## RIVERTON CARE CENTER SUBDIVISION

AND HEREBY GRANT, DEDICATE AND CONVEY TO RIVERTON CITY, SALT LAKE COUNTY,  
UTAH, FOR THE PERPETUAL USE OF THE PUBLIC ALL STREETS AND EASEMENTS  
SHOWN ON THIS PLAT.

IN WITNESS I HAVE HEREUNTO SET MY SIGNATURE THIS  
12<sup>th</sup> DAY OF MAY, A.D., 2007

*Sharon Blecker* 5/7/07  
OWNER, TITLE DATE

## ACKNOWLEDGMENTS

STATE OF UTAH } S.S.  
County of Salt Lake }

ON THIS 12<sup>th</sup> DAY OF May, A.D., 2007 PERSONALLY  
APPEARED BEFORE ME, BARRETT SPEK, AND ACKNOWLEDGED TO ME THAT THEY  
ARE DULY AUTHORIZED TO EXECUTE THE FOREGOING OWNER'S CERTIFICATE.

12/12/2009 2471 IMPROV DIST. 11/11/10  
MY COMMISSION EXPIRES RESIDING AT NOTARY PUBLIC

## RIVERTON CARE CENTER SUBDIVISION

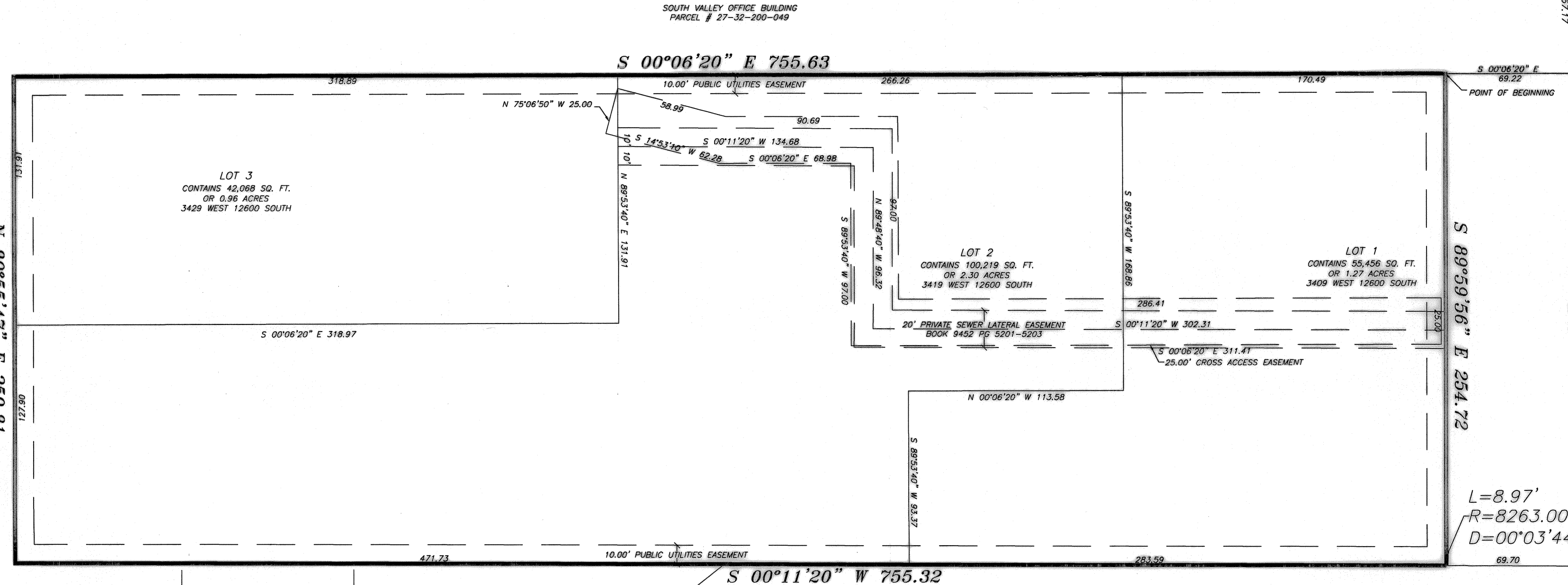
NORTH QUARTER, SECTION 32, TOWNSHIP 3 SOUTH, RANGE 1 WEST,  
SALT LAKE BASE AND MERIDIAN

## COUNTY RECORDER No. 10/11229

STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF

Riverton City  
DATE 5-24-07 TIME 4:06 PM FEE \$33.00  
BOOK 2007P  
PAGE 216

COUNTY RECORDER



L=8.97'  
R=8263.00  
D=00°03'44"

## QUESTAR GAS COMPANY

QUESTAR GAS COMPANY  
QUESTAR APPROVES THIS PLAT FOR THE PURPOSE OF  
CONFIRMING THAT THE PLAT CONTAINS PUBLIC UTILITY EASEMENTS.  
QUESTAR MAY REQUIRE OTHER EASEMENTS IN ORDER TO SERVE THIS  
DEVELOPMENT. THIS APPROVAL DOES NOT CONSTITUTE ABROGATION  
OR WAIVER OF ANY OTHER EXISTING RIGHTS, OBLIGATIONS OR  
LIABILITIES PROVIDED BY LAW OR EQUITY. THIS APPROVAL DOES NOT  
CONSTITUTE ACCEPTANCE, APPROVAL OR ACKNOWLEDGMENT OF  
ANY ERRORS CONTAINED IN THE PLAT, INCLUDING THOSE SET FORTH IN  
THE OWNER'S DEDICATION AND THE NOTES AND DOES NOT CONSTITUTE  
A GUARANTEE OF PARTICULAR TERMS OF NATURAL GAS SERVICE.  
FOR FURTHER INFORMATION PLEASE CONTACT QUESTAR'S RIGHT-OF-  
WAY DEPARTMENT AT 1-800-366-8592.

Approved this 4<sup>th</sup> day of MAY, 2007

QUESTAR GAS COMPANY  
*Tom Workman*  
VICE PRESIDENT, SPECIALIST

THE SUBJECT PROPERTY IS LOCATED WITHIN  
ZONE "X" AND IS DETERMINED TO BE  
OUTSIDE THE 500 YEAR FLOOD PLAIN

PER FLOOD INSURANCE RATE  
MAP # 49035 C 0440 F REVISED  
MAY 15, 2002

## SALT LAKE COUNTY FLOOD CONTROL

APPROVED AS TO FORM  
ON THIS 2<sup>nd</sup> DAY  
May, A.D., 2007

*Don Black*  
SL COUNTY, FLOOD CONTROL  
3401 W. 12600 S.

## STREET LIGHT DISTRICT

APPROVED AS TO FORM  
ON THIS 23<sup>rd</sup> DAY  
May, A.D., 2007

*Alan R. Reavitt*  
DISTRICT ENGINEER, STREET LIGHT DIST. #1  
MAYOR PRO TEM

## RIVERTON CITY COUNCIL

PRESENTED TO THE RIVERTON CITY COUNCIL

THIS 28<sup>th</sup> DAY OF May, A.D., 2007  
AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED

ATTEST: RECORDER *Jon Johnson*  
MAYOR *Alan R. Reavitt*

RIVERTON CITY ATTORNEY *R. G. Smith*

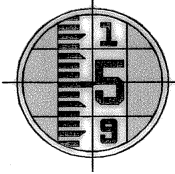
## LEGEND

Section Monument  
Property Line  
Section Line  
Easement Line

## CROSS ACCESS EASEMENT DESCRIPTION:

A 25.00' WIDE CROSS ACCESS EASEMENT, 12.50 FEET ON EACH SIDE  
OF THE FOLLOWING DESCRIBED CENTERLINE:

BEGINNING AT A POINT ON THE SOUTH LINE OF 12600 SOUTH STREET  
SAID POINT BEING NORTH 89°53'40" EAST 1189.03 AND SOUTH  
00°06'20" EAST 71.88 FEET FROM THE NORTH QUARTER CORNER OF  
SECTION 32, TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE &  
MERIDIAN, AND RUNNING THENCE SOUTH 00°06'20" EAST 298.91 FEET;  
THENCE SOUTH 89°53'40" EAST 97.00 FEET; THENCE SOUTH 00°06'20"  
EAST 79.83 FEET; THENCE SOUTH 14°53'10" WEST 57.29 FEET TO THE  
POINT OF TERMINATION.



## LARSEN & MALMQUIST, INC.

CONSULTING ENGINEERS AND LAND SURVEYORS  
1574 WEST 1700 SOUTH  
SALT LAKE CITY, UTAH 84104  
PHONE (801) 972-2634 FAX (801) 972-2698

JOB No. 05968-06S

1 MAY 2007

## COMCAST

APPROVED AS TO FORM  
ON THIS 2<sup>nd</sup> DAY  
May, A.D., 2007

*Sharon Blecker*  
REPRESENTATIVE

## QUESTAR GAS

APPROVED AS TO FORM  
ON THIS 4<sup>th</sup> DAY  
May, A.D., 2007

*Tom Workman*  
REPRESENTATIVE

## QWEST

APPROVED AS TO FORM  
ON THIS 3<sup>rd</sup> DAY  
May, A.D., 2007

*Val Spaul*  
REPRESENTATIVE

## GENERAL NOTES:

1. THE BASIS OF BEARING FOR THIS SURVEY WAS ESTABLISHED BETWEEN THE  
NORTH QUARTER CORNER AND THE NORTHEAST CORNER OF SECTION 32,  
TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN AS SHOWN  
ON THIS SURVEY PLAT.
2. ALL PROPERTY CORNERS ARE TO BE SET WITH A 5/8" REBAR WITH A YELLOW  
PLASTIC CAP STAMPED "LARSEN & MALMQUIST, INC."
3. THE CONTRACTOR IS TO ADHERE TO ALL REQUIRED RIVERTON CITY STANDARDS  
AND REQUIREMENTS FOR THE INSTALLATION OF ALL PROPOSED UTILITY  
CONNECTIONS AND SERVICES.
4. THE SIGNATURE OF SOUTH VALLEY SEWER DISTRICT ON THIS PLAT DOES NOT  
CONSTITUTE ANY GUARANTEE OF AVAILABILITY OF SANITARY SEWER SERVICE TO THE  
PROPERTY OR ANY APPROVAL OF SEWER LINES OR FACILITIES. THE  
OWNER(S) OF THE PROPERTY MUST PROVIDE SATISFACTORY PLANS TO THE SEWER  
DISTRICT FOR REVIEW AND APPROVAL BEFORE CONNECTING TO THE DISTRICT'S  
SEWER SYSTEM AND WILL BE REQUIRED TO COMPLY WITH THE DISTRICT'S RULES  
AND REGULATIONS.

## ROCKY MOUNTAIN POWER

APPROVED AS TO FORM  
ON THIS 2<sup>nd</sup> DAY  
May, A.D., 2007

*Chene Beauchaine*  
DISTRICT ENGINEER, R. M. P.

## IMPROVEMENT DISTRICT

APPROVED AS TO FORM  
ON THIS 3<sup>rd</sup> DAY  
May, A.D., 2007

*Sharon Blecker*  
SOUTH VALLEY SEWER DISTRICT

## BOARD OF HEALTH

APPROVED AS TO FORM  
ON THIS 4<sup>th</sup> DAY  
May, A.D., 2007

*Mary Pat Buchanan*  
S.L. VALLEY HEALTH DEPT.

## PLANNING DIRECTOR

APPROVED BY THE PLANNING AND ZONING COMMISSION OF RIVERTON CITY  
ON THIS 23<sup>rd</sup> DAY OF May, A.D., 2007

*Sharon Blecker*  
CHAIRMAN, RIVERTON CITY PLANNING AND ZONING COMMISSION

## CITY ENGINEER APPROVAL

I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS  
CORRECT AND IN ACCORDANCE WITH THE INFORMATION ON FILE IN  
THIS OFFICE.

*Timothy J. Smith* 5-23-07  
CITY ENGINEER DATE

## APPROVAL AS TO FORM

APPROVED AS TO FORM  
ON THIS 23<sup>rd</sup> DAY  
May, A.D., 2007

*R. G. Smith*  
RIVERTON CITY ATTORNEY

## RIVERTON CITY COUNCIL

PRESENTED TO THE RIVERTON CITY COUNCIL

THIS 28<sup>th</sup> DAY OF May, A.D., 2007  
AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED

ATTEST: RECORDER *Jon Johnson*  
MAYOR *Alan R. Reavitt*

RIVERTON CITY ATTORNEY *R. G. Smith*

27-32-200-004 27-32-21 \$33.00