

# MID-VALLEY MEDICAL CONDOMINIUM PLAT - SECOND AMENDED

LOCATED IN THE SOUTHWEST QUARTER AND SOUTHEAST QUARTER OF SECTION 18,  
TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN  
5801 SOUTH FASHION BOULEVARD  
MURRAY CITY, UTAH 84107



GRAPHIC SCALE

( IN FEET )

1 inch = 40 ft.

## SURVEYOR'S CERTIFICATE

I, DALE K. BENNETT, A PROFESSIONAL LAND SURVEYOR HOLDING CERTIFICATE NO. 103381, AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH, DO HEREBY CERTIFY THAT BY AUTHORITY OF THE OWNER, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED HEREWIT, AND THAT THE DESCRIPTION CORRECTLY DESCRIBES THE LAND SURFACE UPON WHICH IS CONSTRUCTED THE MID-VALLEY MEDICAL CONDOMINIUM, SECOND AMENDED PROJECT. I FURTHER CERTIFY THAT THIS RECORD OF SURVEY IS ACCURATE AND HAS BEEN PREPARED IN COMPLIANCE WITH THE PROVISIONS OF SECTION 57-8-13 (1) OF THE UTAH CONDOMINIUM OWNERSHIP ACT, UTAH CODE ANN. 57-8-1 THROUGH 57-8-31 AND THAT THE SAME HAS CORRECTLY BEEN SURVEYED AND STAKED ON THE GROUND AS SHOWN.



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### BENCHMARK

P.I. MONUMENT AT THE INTERSECTION OF 6100 SOUTH AND 300 EAST (FASHION BLVD.) ELEVATION = 1,326.694 METERS (4,352.017') (TOP OF BRASS MONUMENT - NODS RIK VALLEY)

### LEGEND

- SECTION CORNER (FOUND)
- BOUNDARY CORNER (SET 1/2 REBAR AND CAP)
- DISTANCE PER DEED
- S.L.D. BRASS CAP MONUMENT (RING & LID)
- SECTION LINE
- BOUNDARY LINE
- ADJACENT PROPERTY
- STREET CENTERLINE EXISTING
- PUE&D PUBLIC UTILITY EASMENT AND DRAINAGE EASMENT

APPROVED: FIRE DEPARTMENT WATER DEPARTMENT SEWER DEPARTMENT P.U.E. APPROVAL: POWER DEPARTMENT	BOARD OF HEALTH APPROVED THIS 25 <sup>TH</sup> DAY OF <u>January</u> , 20 <u>11</u> A.D.	PLANNING COMMISSION APPROVED THIS 26 <sup>TH</sup> DAY OF <u>January</u> , 20 <u>11</u> A.D. BY <u>[Signature]</u>	MURRAY CITY ENGINEERING I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE. <u>[Signature]</u> DATE <u>1/26/11</u> MURRAY CITY ENGINEER	APPROVAL AS TO FORM APPROVED AS TO FORM THIS <u>26</u> DAY OF <u>January</u> , 20 <u>11</u> A.D.	MURRAY CITY APPROVAL APPROVED THIS <u>26</u> DAY OF <u>January</u> , 20 <u>11</u> A.D. ATTEST: MURRAY CITY CLERK <u>[Signature]</u> MURRAY CITY MAYOR
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LEGAL DESCRIPTION OF LOT B (CONVERTIBLE LAND)

BEGINNING AT A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF FASHION BOULEVARD SOUTH 89°55'00" EAST, 156.52 FEET AND SOUTH 00°00'10" WEST, 32.51 FEET FROM THE CENTER OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE SOUTH 51°46'01" WEST ALONG SAID RIGHT-OF-WAY LINE 256.53 FEET; THENCE SOUTH 38°43'34" EAST, 85.26 FEET; THENCE EAST 148.16 FEET; THENCE NORTH 00°00'10" WEST 225.27 FEET TO THE POINT OF BEGINNING.

CONTAINS 0.634 ACRES, MORE OR LESS.

NOTES:

- THIS CONDOMINIUM PLAT IS BEING RECORDED CONCURRENTLY WITH AN INSTRUMENT STYLED "DECLARATION OF CONDOMINIUM FOR MID-VALLEY MEDICAL" (HEREINAFTER REFERRED TO AS THE "CONDOMINIUM DECLARATION"). TERMS USED ON THIS CONDOMINIUM PLAT WHICH ARE DEFINED IN THE CONDOMINIUM DECLARATION SHALL, TO THE EXTENT PERMITTED BY THEIR CONTEXT, HAVE THE MEANINGS ASCRIBED TO THEM IN THE CONDOMINIUM DECLARATION. THE RIGHTS AND OBLIGATIONS OF ALL PERSONS HAVING OR ACQUIRING ANY INTEREST IN THE DEVELOPMENT SHOWN HEREON ARE GOVERNED BY THE CONDOMINIUM DECLARATION AND SUCH PERSONS ARE REFERRED TO THE CONDOMINIUM DECLARATION FOR A DESCRIPTION THEREOF, WITHOUT LIMITING THE GENERALITY OF THE FOREGOING, THE CONDOMINIUM DECLARATION DESCRIBES THE STATUS OF TITLE AND CERTAIN RESERVATIONS AND RIGHTS IN FAVOR OF THE DECLARANT (THE OWNER SHOWN ON THE CONDOMINIUM PLAT) AND THIS CONDOMINIUM PLAT IS MADE SUBJECT TO SUCH STATUS, RESERVATIONS AND RIGHTS, AND ALL OTHER TERMS AND PROVISIONS OF THE CONDOMINIUM DECLARATION, AS MORE FULLY DESCRIBED IN THE CONDOMINIUM DECLARATION. THE COMMON AREAS AND LIMITED COMMON AREAS ARE TO BE MAINTAINED BY THE ASSOCIATION OF UNIT OWNERS.
- DIMENSIONS SHOWN FROM EACH BUILDING TO THE PROPERTY LINES ARE PERPENDICULAR TO THE RESPECTIVE PROPERTY LINE.
- NO LIMITED COMMON AREA
- WALL THICKNESS DIMENSIONS, AS SHOWN, ARE APPROXIMATE.
- ALL UNITS LOCATED ON THE SAME BUILDING LEVEL IN A BUILDING HAVE THE SAME FLOOR AND CEILING ELEVATIONS AS DEPICTED ON SHEETS 4 OF THIS CONDOMINIUM MAP.

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SANDY, UTAH 84070 (801) 562-7192  
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### BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF FASHION BOULEVARD, SAID POINT BEING SOUTH 89°55'00" EAST, 156.52 FEET AND SOUTH 00°00'10" WEST, 32.51 FEET FROM THE CENTER OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE SOUTH 00°00'10" WEST, 485.28 FEET; THENCE NORTH 77°57'00" WEST, 419.507 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF FASHION BOULEVARD; THENCE NORTHEASTERLY ALONG SAID RIGHT-OF-WAY 219.026 FEET ALONG THE ARC OF A 400.00 FOOT RADIUS CURVE TO THE RIGHT, (CHORD BEARS NORTH 36°04'48" EAST, 216.30 FEET); THENCE CONTINUING ALONG SAID RIGHT-OF-WAY NORTH 51°46'01" EAST, 360.16 FEET TO THE POINT OF BEGINNING.

CONTAINS 2.576 ACRES, MORE OR LESS.

### OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT I, THE UNDERSIGNED OWNER OF THE TRACT OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED A SURVEY TO BE MADE AND THIS RECORD OF SURVEY MAP TO BE PREPARED, AND DO HEREBY CONSENT TO THE RECORDED OF THE PLAT IN ACCORDANCE WITH THE UTAH CONDOMINIUM OWNERSHIP ACT.

IN WITNESS WHEREBY I HAVE HERUNTO SET MY HAND THIS 26 DAY OF January A.D., 2011

MID-VALLEY HOLDINGS, LLC, A UTAH LIMITED LIABILITY COMPANY,  
SUCCESSOR IN INTEREST TO MID-VALLEY MEDICAL DEVELOPMENT, LLC, A UTAH LIMITED LIABILITY COMPANY

BY: GORDON JACOBSON, MANAGER OF MID-VALLEY HOLDINGS, LLC

### ACKNOWLEDGMENT

STATE OF UTAH }  
COUNTY OF SALT LAKE } S.S.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 26 DAY OF January, 2011 BY GORDON R. JACOBSON, AS MANAGER OF SUNQUEST, L.L.C., ON BEHALF OF SUCH COMPANY AND MID-VALLEY MEDICAL DEVELOPMENT, L.L.C.

STATE OF UTAH }  
COUNTY OF SALT LAKE } S.S.

MY COMMISSION EXPIRES: 02-02-2019

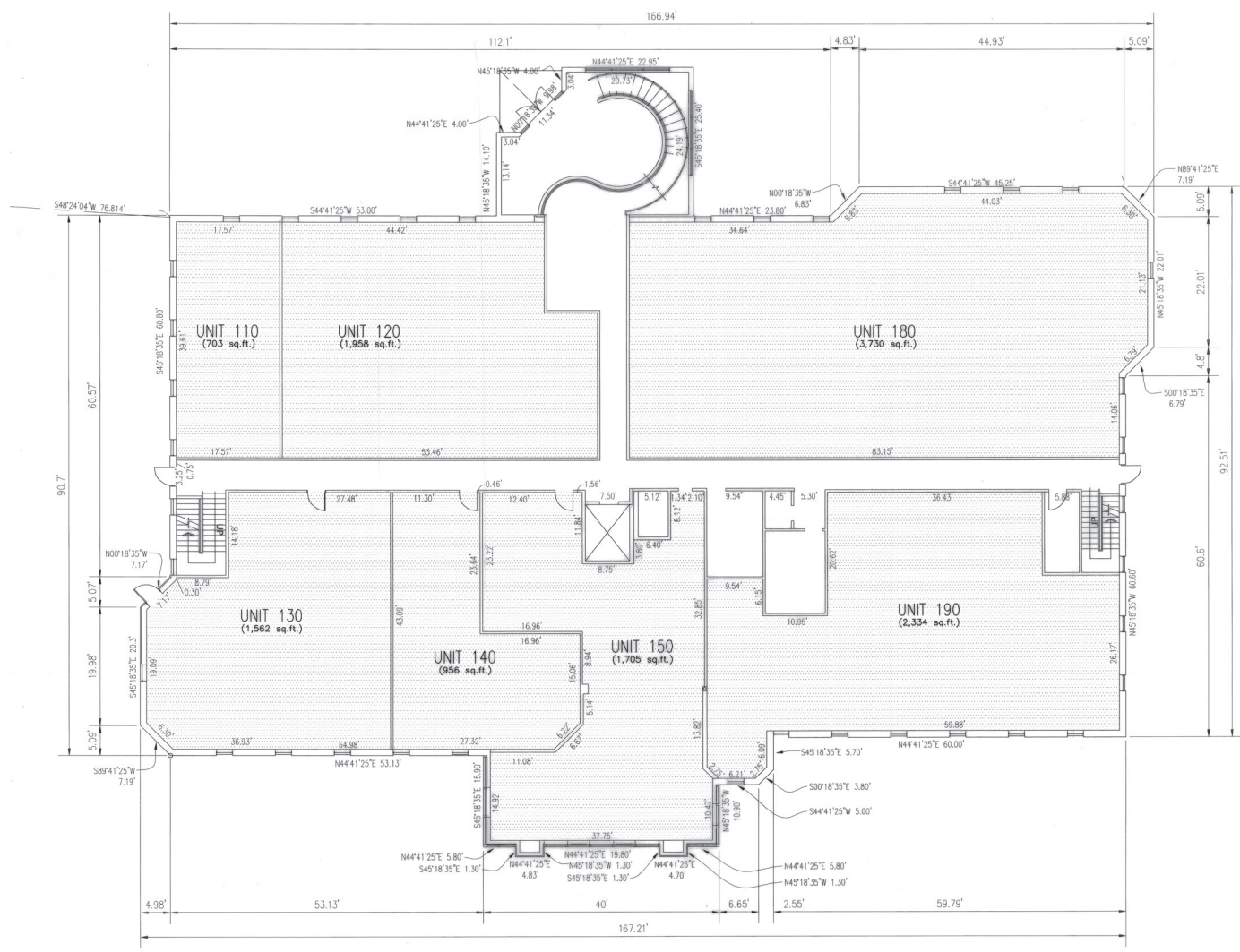
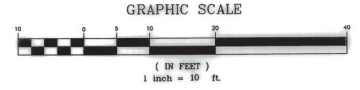
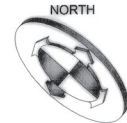
[Signature]  
NOTARY PUBLIC  
RESIDING IN SALT LAKE COUNTY

### CONDOMINIUM PLAT MID-VALLEY MEDICAL - SECOND AMENDED

LOCATED IN THE SOUTHWEST QUARTER AND SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN  
5801 SOUTH FASHION BOULEVARD  
MURRAY CITY, UTAH 84107

SALT LAKE COUNTY RECORDER RECORDED # <u>111210316</u>	SHEET 1 OF 4
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STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF  
MID-VALLEY HOLDINGS, LLC  
DATE 2/1/2011 TIME 2:25 pm BOOK 2011-0116 PAGE 10  
Jami Jacobson Deady  
SALT LAKE COUNTY RECORDER



1ST FLOOR PLAN

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.

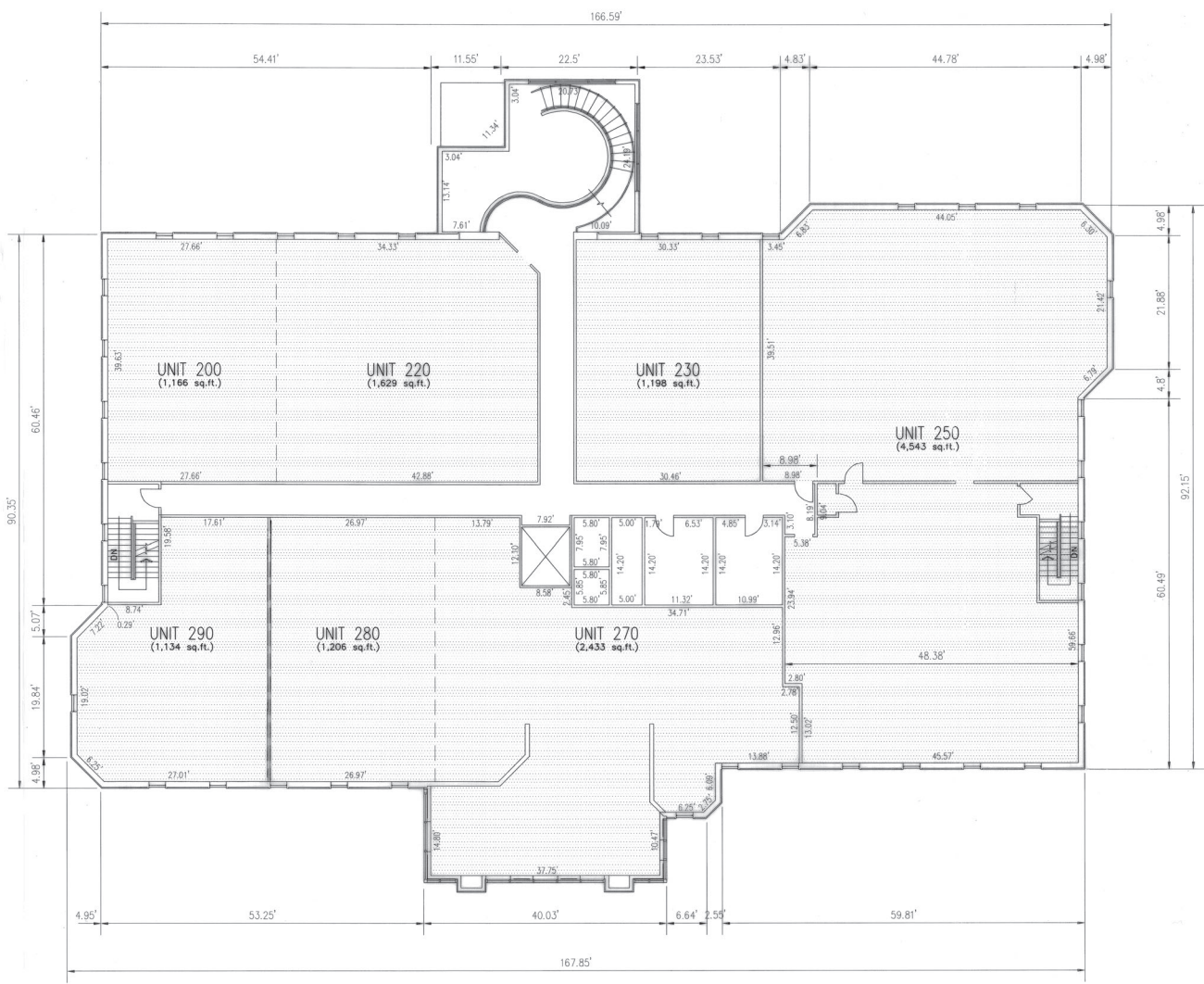
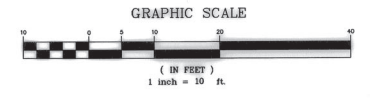
**LEGEND**

	PRIVATE UNIT
	COMMON AREA



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SALT LAKE COUNTY RECORDER  
 RECORDER# 11126816  
 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF  
 Mid-Valley Holding  
 DATE 2/1/2011 TIME 2:29pm BOOK 2011 PAGE 10  
 SALT LAKE COUNTY RECORDER  
 SHEET 2 OF 4



2ND FLOOR PLAN

LEGEND

-  PRIVATE UNIT
-  COMMON AREA

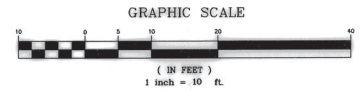
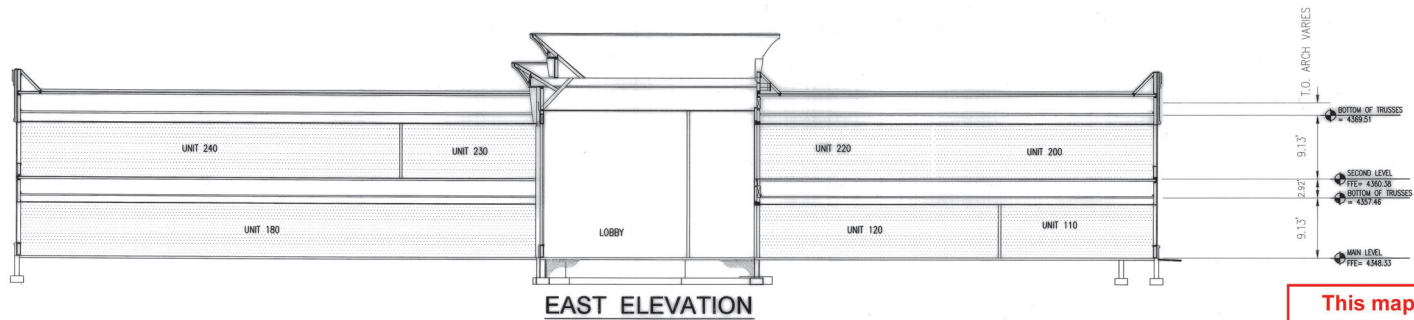


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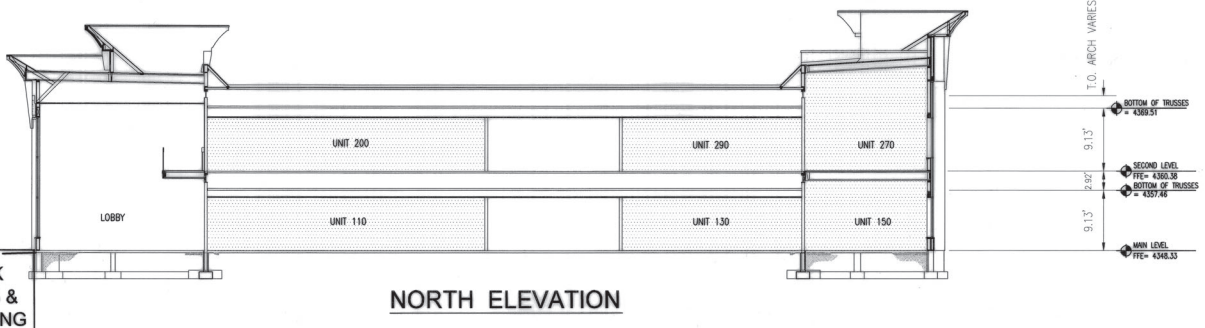
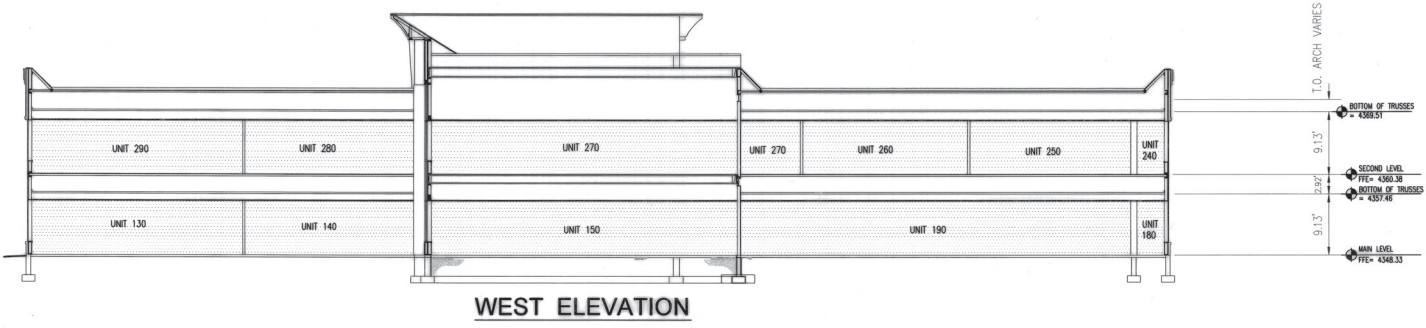
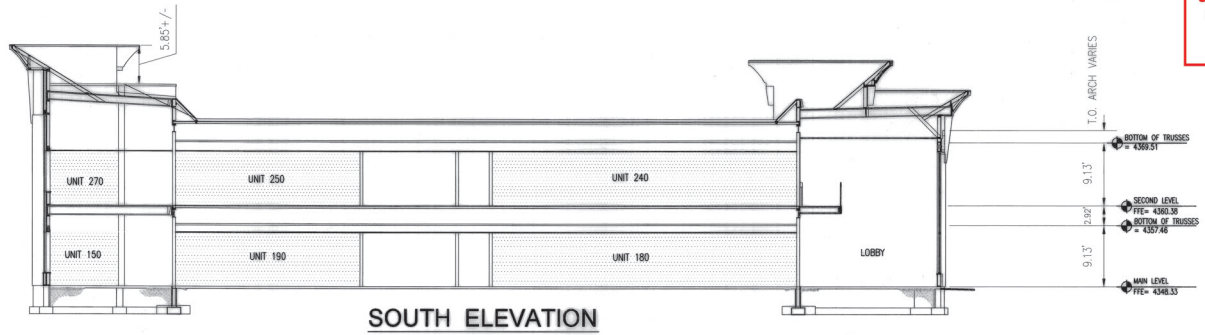
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SALT LAKE COUNTY RECORDER		SHEET
RECORDER# 11126816		
STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF		
MAY/VALLEY HOLDING		
DATE 2/11/2011	TIME 2:22 PM	BOOK 2011 PAGE 10
SALT LAKE COUNTY RECORDER		

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**LEGEND**

- PRIVATE UNIT
- COMMON AREA



SALT LAKE COUNTY RECORDER  
 RECORDER# 11126816  
 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF  
 Mid Valley Holdings  
 DATE 2/1/2011 TIME 2:26 PM BOOK 2011 PAGE 1.D  
 SALT LAKE COUNTY RECORDER

SHEET  
 4 OF 4

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