

# CARLISLE PLACE PUD

TAX ID NO. 15-35-200-027 AND A PORTION OF TAX ID NO. 15-35-400-098

LYING WITHIN THE SOUTHEAST QUARTER (SE 1/4) AND THE NORTHEAST QUARTER (NE 1/4) OF SECTION 35, TOWNSHIP 1 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN

## OWNER'S DEDICATION

KNOW THAT ALL PEOPLE BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS TO BE HEREAFTER KNOWN AS: **CARLISLE PLACE PUD**

DO HEREBY GRANT UNTO EACH PRIVATE UTILITY COMPANY AND PUBLIC UTILITY AGENCY PROVIDING UTILITY SERVICES TO THIS PROJECT, A PERPETUAL NON-EXCLUSIVE EASEMENT IN ALL AREAS SHOWN HEREON AS COMMON AREA TO INSTALL, USE, KEEP, MAINTAIN, REPAIR AND REPLACE, AS REQUIRED, UNDERGROUND UTILITY LINES, PIPES AND CONDUITS OF ALL TYPES AND APPURTENANCES THERETO SERVING THIS PROJECT.

OWNER'S:

CARLISLE PLACE, LLC

BY: [Signature]  
 NAME: MICHAEL BRODSKY  
 TITLE: CHAIRMAN OF HAMLET HOMES, A MANAGING MEMBER OF CARLISLE PLACE LLC.  
 FOR: CARLISLE PLACE, LLC

AMERICAN PENSION SERVICES, INC. ADMINISTRATOR FOR STANLEY F. JENKINS, IRA #5745

BY: [Signature]  
 NAME: DEAN H. BECKER  
 TITLE: CORPORATE SECRETARY  
 FOR: AMERICAN PENSION SERVICES, INC.

PINNACLE FUNDING, LLC, A UTAH LIMITED LIABILITY COMPANY

BY: [Signature]  
 NAME: STANLEY F. JENKINS  
 TITLE: MANAGING MEMBER OF PINNACLE FUNDING, LLC  
 FOR: PINNACLE FUNDING, LLC

US TITLE COMPANY OF UTAH

BY: [Signature]  
 NAME: LARRY S. BURTON  
 TITLE: PRESIDENT  
 FOR: US TITLE COMPANY OF UTAH

## LIMITED LIABILITY COMPANY ACKNOWLEDGEMENT

ON THE 10 DAY OF AUGUST A.D., 2013, MICHAEL BRODSKY PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF SALT LAKE IN THE STATE OF UTAH, WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE IS THE CHAIRMAN OF HAMLET HOMES, A MANAGER OF CARLISLE PLACE LLC, A UTAH LIMITED LIABILITY COMPANY AND THAT HE SIGNED THE OWNER'S DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID LIMITED LIABILITY COMPANY FOR THE PURPOSES THEREIN MENTIONED.

February 7, 2016 [Signature]  
 MY COMMISSION EXPIRES NOTARY PUBLIC  
 RESIDING IN SALT LAKE COUNTY Catherine N. Mellen  
 #682689

## LIMITED LIABILITY COMPANY ACKNOWLEDGEMENT

ON THE 19 DAY OF AUGUST A.D., 2013, STANLEY F. JENKINS PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF SALT LAKE IN THE STATE OF UTAH, WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE IS THE MANAGING MEMBER OF PINNACLE FUNDING, LLC, A UTAH LIMITED LIABILITY COMPANY AND THAT HE SIGNED THE OWNER'S DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID LIMITED LIABILITY COMPANY FOR THE PURPOSES THEREIN MENTIONED.

February 7, 2016 [Signature]  
 MY COMMISSION EXPIRES NOTARY PUBLIC  
 RESIDING IN SALT LAKE COUNTY Catherine N. Mellen  
 #682689 "A Notary Public Commissioned in Utah."

## CORPORATE ACKNOWLEDGEMENT

ON THE 10 DAY OF AUGUST A.D., 2013, DEAN BECKER PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF SALT LAKE IN THE STATE OF UTAH, WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE IS THE CORPORATE SECRETARY OF AMERICAN PENSION SERVICES, INC., A CORPORATION IN THE STATE OF UTAH, AND THAT HE SIGNED THE OWNER'S DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED.

9/28/2016 [Signature]  
 MY COMMISSION EXPIRES NOTARY PUBLIC  
 RESIDING IN MURRAY COUNTY

## CORPORATE ACKNOWLEDGEMENT

ON THE 10th DAY OF AUGUST A.D., 2013, Larry S. Burton PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF SALT LAKE IN THE STATE OF UTAH, WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE/SHE IS THE President OF US TITLE COMPANY OF UTAH, A CORPORATION IN THE STATE OF UTAH, AND THAT HE/SHE SIGNED THE OWNER'S DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED.

11-1-13 [Signature]  
 MY COMMISSION EXPIRES NOTARY PUBLIC  
 RESIDING IN SALT LAKE COUNTY

## SURVEYOR'S CERTIFICATE

I TYLER E. JENKINS DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 4938730 AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT BY THE DIRECTION OF HAMLET DEVELOPMENT, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED HEREWITH AND THAT A RECORD OF SURVEY (S2013-08-0289) HAS BEEN FILED IN THE OFFICE OF THE SALT LAKE COUNTY, UTAH SURVEYOR'S OFFICE, AND THE MONUMENTS DEPICTED ON THE PLAT ARE OF THE CHARACTER SHOWN, OCCUPY THE POSITIONS INDICATED, AND ARE OF SUFFICIENT NUMBER AND DURABILITY:



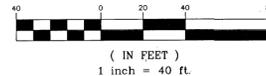
Aug. 15, 2013  
 DATE

TYLER E. JENKINS  
 P.L.S. NO. 4938730

UTAH TRANSIT AUTHORITY  
 A PORTION OF  
 15-35-200-36  
 LOT 16,  
 BLOCK 4  
 10 ACRE PLAT 'B'  
 BIG FIELD SURVEY  
 NOT A PART

## LEGEND

- MAP BOUNDARY LINE
- - - LOT LINE
- - - TIE LINE
- - - EASEMENT LINE
- - - ADJOINING PROPERTY LINE
- - - EXISTING RIGHT-OF-WAY LINE
- - - CURB
- ⊕ FOUND MONUMENTATION AS SHOWN AND DESCRIBED
- PROPERTY CORNER SET WITH 5/8" BAR AND CAP STAMPED "REDCON"
- ⊙ FOUND STREET MONUMENT AS SHOWN AND DESCRIBED
- RECORD CALL



## BASIS OF BEARING

NORTH 00°02'50" WEST, BEING THE BEARING OF THE MONUMENT LINE ALONG 700 WEST STREET BETWEEN 3900 SOUTH STREET AND FINE DRIVE (3720 SOUTH).

## LOT TOTAL

THE TOTAL NUMBER OF LOTS SUBDIVIDED PER THIS PLAT MAP IS 57.

## RECORD LEGAL DESCRIPTION

BEGINNING AT THE SOUTHEAST CORNER OF LOT 16, BLOCK 4, TEN ACRE PLAT "B", BIG FIELD SURVEY, AND RUNNING THENCE WEST 435.60 FEET; THENCE NORTH 0°02'50" WEST 330.00 FEET; THENCE EAST 435.60 FEET TO THE WEST RIGHT-OF-WAY LINE OF 700 WEST STREET; THENCE ALONG THE SAID RIGHT-OF-WAY LINE SOUTH 0°02'50" EAST 330.00 FEET TO THE POINT OF BEGINNING.

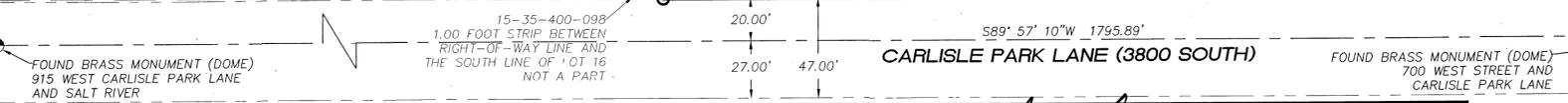
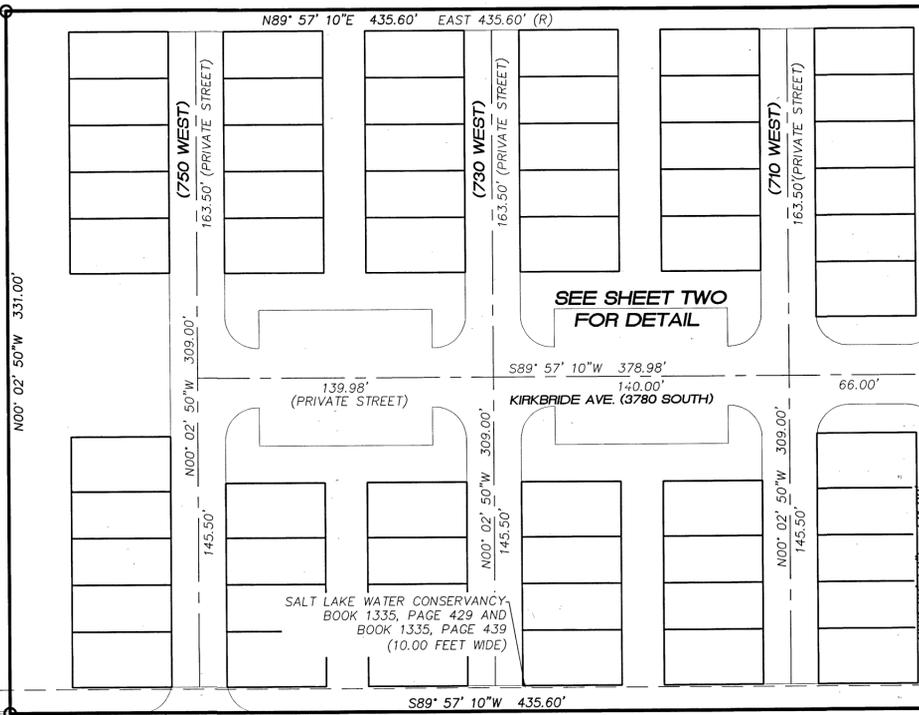
TOGETHER WITH A PORTION OF TAX ID. NO. 15-35-400-098 AND DESCRIBED AS FOLLOWS:  
 BEGINNING AT THE ABOVE MENTIONED POINT OF BEGINNING, THENCE SOUTH 0°02'50" EAST, 1.00 FOOT PARALLEL WITH AND 33.00 FEET WESTERLY MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF SAID 700 WEST STREET; THENCE SOUTH 89°57'10" WEST, 435.60 FEET PARALLEL WITH AND 20.00 FEET NORTHERLY MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF CARLISLE PARK LANE; THENCE NORTH 0°02'50" WEST, 1.00 FOOT TO THE SOUTH LINE OF SAID LOT 16; THENCE NORTH 89°57'10" EAST, 435.60 FEET PARALLEL WITH AND 21.00 FEET NORTHERLY MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF CARLISLE PARK LANE TO THE POINT OF BEGINNING.

## AS SURVEYED LEGAL DESCRIPTION

COMMENCING AT A MONUMENT LOCATED AT 3900 SOUTH STREET AND 700 WEST STREET; THENCE ALONG THE CENTERLINE OF SAID 700 WEST STREET, NORTH 0°02'50" WEST, 606.87 FEET; THENCE DEPARTING SAID CENTERLINE WEST 33.00 FEET TO THE SOUTHEAST CORNER OF LOT 16, BLOCK 4, 10 ACRE PLAT "B", BIG FIELD SURVEY AS DEFINED IN THAT CERTAIN BOUNDARY LINE ADJUSTMENT RECORDED AS ENTRY NO. 4532208, BOOK 5967 AT PAGE 2488, ON FILE AT THE SALT LAKE COUNTY, UTAH RECORDER'S OFFICE, POINT ALSO BEING ON THE WEST RIGHT-OF-WAY LINE OF 700 WEST STREET AND THE POINT OF BEGINNING:

THENCE ALONG THE WEST RIGHT-OF-WAY LINE OF SAID 700 WEST STREET SOUTH 0°02'50" EAST, 1.00 FOOT PARALLEL WITH AND 33.00 FEET WESTERLY MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF SAID 700 WEST STREET TO THE NORTH RIGHT-OF-WAY LINE OF SAID CARLISLE PARK LANE; THENCE ALONG THE NORTH RIGHT-OF-WAY LINE OF SAID CARLISLE PARK LANE SOUTH 89°57'10" WEST, 435.60 FEET PARALLEL WITH AND 20.00 FEET NORTHERLY MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF SAID CARLISLE PARK LANE; THENCE DEPARTING THE NORTH RIGHT-OF-WAY LINE OF SAID CARLISLE PARK LANE NORTH 0°02'50" WEST, 331.00 FEET; THENCE NORTH 89°57'10" EAST, 435.60 FEET TO THE WEST RIGHT-OF-WAY LINE OF SAID 700 WEST STREET; THENCE SOUTH 0°02'50" EAST, 330.00 FEET PARALLEL WITH AND 33.00 FEET WESTERLY MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF SAID 700 WEST STREET TO THE POINT OF BEGINNING.

SUBJECT PROPERTY CONTAINS 3.31 ACRES.



JORDAN VALLEY WATER CONSERVANCY DISTRICT APPROVED THIS 19 DAY OF August 2013, BY JORDAN VALLEY WATER CONSERVANCY DISTRICT. SIGNED: [Signature]

**FIRE MARSHAL**  
 APPROVED THIS 27 DAY OF August 2013, BY THE SALT LAKE CITY FIRE MARSHAL.  
 SIGNED: [Signature]

**COMCAST**  
 APPROVED THIS 20 DAY OF August 2013, BY COMCAST.  
 SIGNED: [Signature]

**QUESTAR**  
 APPROVED THIS 21st DAY OF August 2013, BY QUESTAR.  
 SIGNED: [Signature]

**ROCKY MOUNTAIN POWER**  
 APPROVED THIS 21 DAY OF August 2013, BY ROCKY MOUNTAIN POWER.  
 SIGNED: [Signature]

**COMMUNITY DEVELOPMENT DEPARTMENT**  
 APPROVED THIS 22nd DAY OF August 2013, BY THE SOUTH SALT LAKE CITY COMMUNITY DEVELOPMENT DEPARTMENT.  
 SIGNED: [Signature]  
 COMMUNITY DEVELOPMENT DIRECTOR

**HEALTH DEPARTMENT**  
 APPROVED THIS 21st DAY OF August 2013, BY THE SALT LAKE VALLEY HEALTH DEPARTMENT.  
 SIGNED: [Signature]

**MOUNT OLYMPUS IMPROVEMENT DISTRICT**  
 APPROVED THIS 20th DAY OF August 2013, BY MOUNT OLYMPUS IMPROVEMENT DISTRICT.  
 SIGNED: [Signature]

**APPROVAL AS TO FORM**  
 APPROVED THIS 22 DAY OF August 2013.  
 SIGNED: [Signature]  
 SOUTH SALT LAKE CITY ATTORNEY

**CITY ENGINEER**  
 I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT AND IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE AND IS HEREBY APPROVED.  
 SIGNED: [Signature] 8/22/2013  
 SOUTH SALT LAKE CITY ENGINEER DATE

**CITY COUNCIL**  
 PRESENTED TO SOUTH SALT LAKE CITY THIS 15 DAY OF August 2013, AT WHICH TIME THIS SUBDIVISION PLAT WAS APPROVED AND ACCEPTED.  
 ATTEST: [Signature] MAYOR OR DESIGNEE



FOUND BRASS MONUMENT- 700 WEST STREET AND 3900 SOUTH STREET

RECORDED NO: 11713447  
 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT REQUEST OF: CARLISLE PLACE LLC  
 DATE: 8-21-2013 TIME: 2:08 PM BOOK: 2013 P PAGE: 170  
 FEES: 118.00  
 SIGNED: [Signature] SALT LAKE COUNTY RECORDER, DEPUTY

SCALE (H)	T - 40'
DRAWN BY	B. YATES
CHECKED BY	T. JENKINS
TAX ID NO.	15-35-200-027 AND 15-35-400-098
NO. DESCRIPTION	
DRAWN BY APPROVAL	

CARLISLE PLACE PUD  
 HAMLET DEVELOPMENT CORPORATION  
 E 1/2 SEC. 35, T. 1 S., R. 1 W., S.L.B.M.

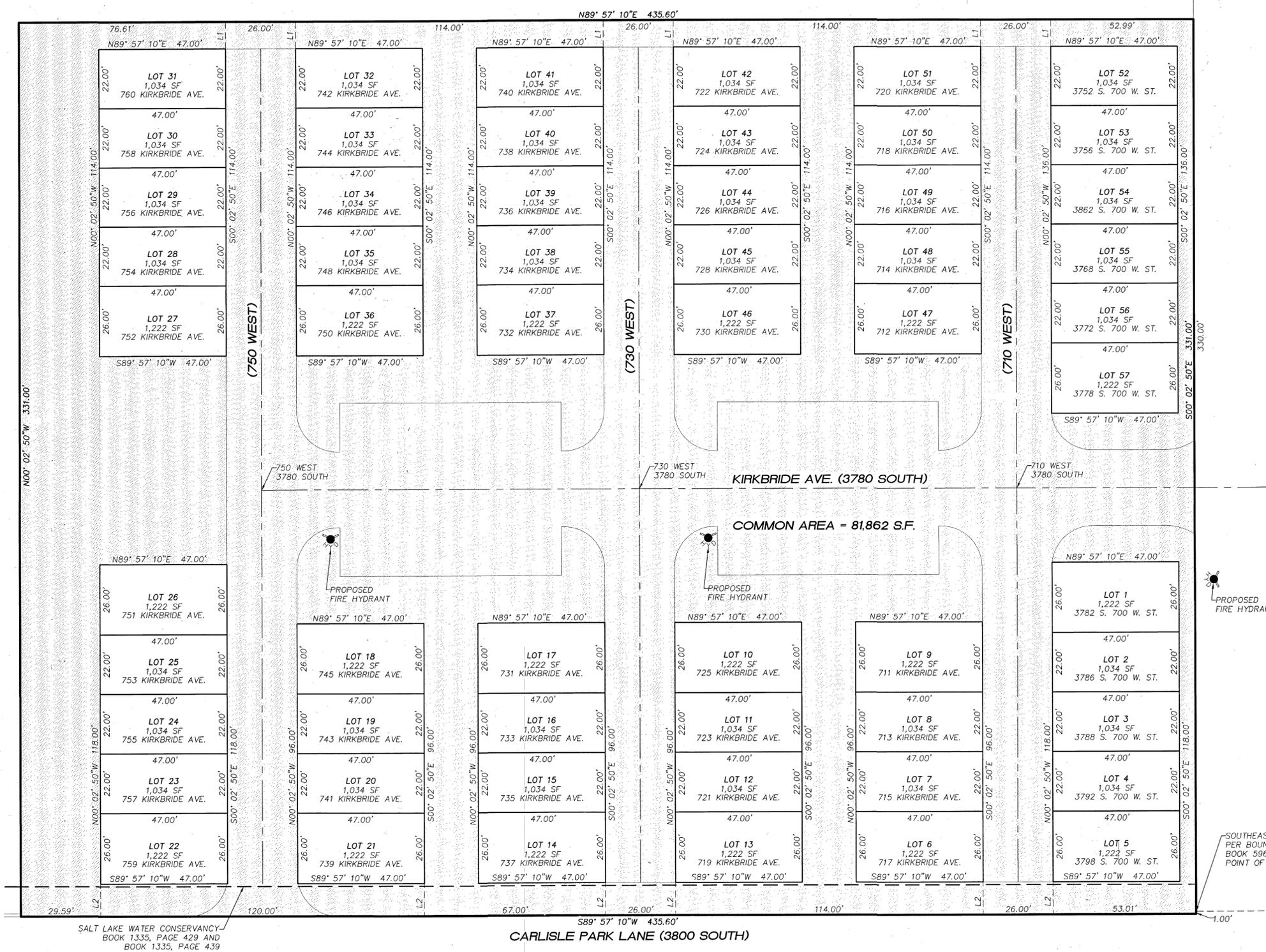
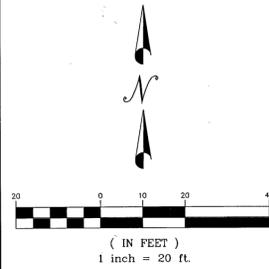
REDCON, INC.  
 LAND SURVEYORS  
 90 NORTH MAIN STREET  
 BOONVILLE, UTAH 84001  
 (801) 298-2401 FAX (801) 298-2024  
 REDCON.COM

JOB NUMBER  
 413000-11  
 DWG: 413000-11 PLAT  
 DATE: 8/13/2013  
 SHEET 1 OF 2

# CARLISLE PLACE PUD

TAX ID NO. 15-35-200-027 AND A PORTION OF TAX ID NO. 15-35-400-098

LYING WITHIN THE SOUTHEAST QUARTER (SE 1/4) AND THE NORTHEAST QUARTER (NE 1/4) OF SECTION 35, TOWNSHIP 1 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN



LINE TABLE		
LINE #	LENGTH	DIRECTION
L1	10.00'	S00°00'00"E
L2	12.00'	N00°00'00"E

**NOTES**

- THIS SUBDIVISION WILL BE MANAGED BY THE HOME OWNERS ASSOCIATION CARLISLE PLACE HOA.
- THE COMMON AREA CALCULATION OF 81,862 SQUARE FEET INCLUDES ALL AREAS NOT COVERED BY A BUILDING.
- THE STREETS SHOWN HEREON ARE PRIVATE AND ARE TO BE MAINTAINED BY THE CARLISLE PLACE HOA.
- A PERPETUAL NON-EXCLUSIVE EASEMENT IN ALL AREAS SHOWN HEREON AS COMMON AREA (81,862 S.F.) IS HEREBY GRANTED UNTO EACH PRIVATE UTILITY COMPANY AND PUBLIC UTILITY AGENCY PROVIDING UTILITY SERVICES TO THIS PROJECT.

**LEGEND**  
COMMON AREA = 81,862

SCALE (H):	1" = 20'
DRAWN BY:	B. YATES
CHECKED BY:	T. JENKINS
TAX ID NO.	15-35-200-027 AND 15-35-400-098
CARLISLE PLACE PUD HAMLET DEVELOPMENT CORPORATION E 1/2, SEC. 35, T. 2 S., R. 1 W., S.L.B.M.	
REDCON, INC. LAND SURVEYORS 90 NORTH MAIN STREET BOUNTIFUL, UTAH 84010 (801) 298-2401 FAX (801) 298-2024 REDCON.COM	
SOUTH SALT LAKE CITY SALT LAKE COUNTY UTAH	
JOB NUMBER	413000-11
DWG	413000-11 PLAT
DATE	8/13/2013
SHEET 2 OF 2	

RECORDED NO: 11713447

STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT REQUEST OF: CARLISLE PLACE LLC

DATE: 8-27-2013 TIME: 2:08 PM BOOK: 2013 P. PAGE: 170

\$ 118.00

FEES

SALT LAKE COUNTY RECORDER, DEPUTY