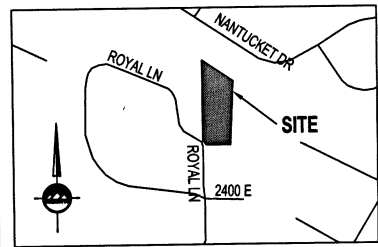


BENCHMARK
BENCHMARK IS CENTER OF SECTION 34, T2S, R1E SLB&M
ELEVATION = 4656.78

SCHULTS SUBDIVISION

LOCATED IN THE NORTHEAST QUARTER SECTION 34
TOWNSHIP 2 SOUTH, RANGE 1 EAST
SALT LAKE BASE AND MERIDIAN
COTTONWOOD HEIGHTS, SALT LAKE COUNTY, UTAH



VICINITY MAP
NOT TO SCALE

EAST QUARTER
CORNER
SECTION 34
T2S, R1E
SLB&M (NOT FOUND)

SURVEYOR'S CERTIFICATE
I, **PATRICK M. HARRIS**, do hereby certify that I am a Licensed Land Surveyor, and that I hold Certificate No. **286882**, as prescribed under 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 and streets, hereinafter to be known as **SCHULTS SUBDIVISION**, 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 frontage width and area requirements of the applicable zoning ordinances.

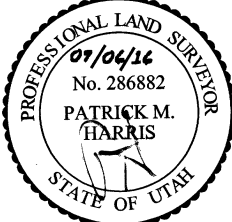
BOUNDARY DESCRIPTION

Beginning at a point being South 89°41'22" East 845.14 feet along the quarter section line North 0°32'53" West 1359.61 feet from the Center of Section 34, Township 2 South, Range 1 East, Salt Lake Base & Meridian, and running:
thence North 0°32'53" West 404.47 feet to the south line of Southland Terrace No. 8 Subdivision as found and on file at the Salt Lake County Records Office, Book MM, Page 89;
thence South 58°00'00" East 194.17 feet along the south line of said Southland Terrace No. 8 Subdivision to a Northwest Corner of Royal Lane Subdivision No. 2 as found and on file at the Salt Lake County Records Office, Book 91-12, page 197;
thence South 4°37'06" West 172.01 feet along the west line of said Royal Lane Subdivision No. 2;
thence South 150.34 feet along the west line to an interior corner of said Royal Lane Subdivision No. 2;
thence West 122.11 feet along the north line to a Northwest Corner of said Royal Lane Subdivision No. 2 and being on the east line of Royal Lane;
thence Northwest 24.14 feet along the arc of a 83.52 foot radius curve to the left (center bears South 65°58'17" West and the long chord bears North 32°18'34" West 24.06 feet with a central angle of 16°33'43") along the east line of said Royal Lane to the point of beginning.

Contains 52,720 square feet. 1.21 acres. 2 Lots

SAT 6, 2016
Date

PATRICK M. HARRIS
P.L.S. 286882



OWNER'S DEDICATION

Known all men by these presents that I/we, the undersigned owner(s) of the above described tract of land, having caused same to be subdivided, hereinafter known as the

SCHULTS SUBDIVISION

do hereby dedicate for perpetual use of the public all parcels of land shown on this plat as intended for Public use. Owner(s) hereby agree to warrant and defend and save the City harmless against any easements or other encumbrance on a dedicated street which will interfere with the City's use, maintenance, and operation of the street.

In witness whereof I/we have hereunto set our hand(s) this **4th** day of **NOVEMBER**, A.D. 20 **16**

By: **Gregory D. Schultz Trustee**

By: **Judith C. Schultz Trustee**

INDIVIDUAL ACKNOWLEDGMENT

STATE OF UTAH
County of Davis

On the **4** day of **November**, A.D. 20 **16**

Gregory D. Schultz personally appeared before me, the undersigned Notary public, in and for said County of **Salt Lake**, in said State of Utah, who after being duly sworn, acknowledged to me that He/She/They signed the Owner's Dedication, in number, freely and voluntarily for the purposes therein mentioned.

MY COMMISSION EXPIRES: **2-19-2018**

Salt Lake RESIDING IN
COUNTY, NOTARY PUBLIC **Gregory D. Schultz**

INDIVIDUAL ACKNOWLEDGMENT

STATE OF UTAH
County of Davis

On the **6** day of **December**, A.D. 20 **16**

Gregory D. and Judith C. Schultz Family Trust personally appeared before me, the undersigned Notary public, in and for said County of **Salt Lake**, in said State of Utah, who after being duly sworn, acknowledged to me that He/She/They signed the Owner's Dedication, in number, freely and voluntarily for the purposes therein mentioned.

MY COMMISSION EXPIRES: **8-19-2018**

Salt Lake RESIDING IN
COUNTY, NOTARY PUBLIC **Gregory D. Schultz Trustee**
Judith C. Schultz Trustee

SCHULTS SUBDIVISION

LOCATED IN THE NORTHEAST QUARTER SECTION 34
TOWNSHIP 2 SOUTH, RANGE 1 EAST
SALT LAKE BASE AND MERIDIAN
COTTONWOOD HEIGHTS, SALT LAKE COUNTY, UTAH

RECORDED # **1242789B**

STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE
REQUEST OF: **JUDITH SCHULTS**

DATE: **12-6-2016** TIME: **12:04 PM** BOOK: **2016P** PAGE: **313**
DEPUTY SALT LAKE COUNTY RECORDER

\$ **32.00** 2016P-313

ROCKY MOUNTAIN POWER NOTE:
UTILITIES SHALL HAVE THE RIGHT TO INSTALL, MAINTAIN, AND OPERATE THEIR EQUIPMENT ABOVE AND BELOW GROUND AND ALL OTHER RELATED FACILITIES WITHIN THE PUBLIC UTILITY EASEMENTS IDENTIFIED ON THIS PLAT MAP AS MAY BE NECESSARY OR DESIRABLE IN PROVIDING UTILITY SERVICES WITHIN AND WITHOUT THE LOTS IDENTIFIED HEREIN, INCLUDING THE RIGHT OF ACCESS TO SUCH FACILITIES AND THE RIGHT TO REQUIRE REMOVAL OF ANY OBSTRUCTIONS INCLUDING STRUCTURES, TREES AND VEGETATION THAT MAY BE PLACED WITHIN THE P.U.E. THE UTILITY MAY REQUIRE THE LOT OWNER TO REMOVE ALL STRUCTURES WITHIN THE P.U.E. AT THE LOT OWNER'S EXPENSE, OR THE UTILITY MAY REMOVE SUCH STRUCTURES AT THE LOT OWNER'S EXPENSE. AT NO TIME MAY ANY PERMANENT STRUCTURES BE PLACED WITHIN THE P.U.E. OR ANY OTHER OBSTRUCTION WHICH INTERFERES WITH THE USE OF THE P.U.E. WITHOUT THE PRIOR WRITTEN APPROVAL OF THE UTILITIES WITH FACILITIES IN THE P.U.E.

QUESTAR NOTE:
QUESTAR APPROVES THIS PLAT SOLELY 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 TERMS CONTAINED IN THE PLAT, INCLUDING THOSE SET IN THE OWNERS 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 1-800-368-8532.

COMMUNITY DEVELOPMENT
APPROVED THIS **14th** DAY OF **October**, A.D. 20 **16**
Dan Bernot
DIRECTOR, BRIAN BERNDT

CITY ENGINEER
APPROVED THIS **17th** DAY OF **October**, A.D. 20 **16**
Brad Gilson
CITY ENGINEER, BRAD GILSON, P.E.

BOARD OF HEALTH
APPROVED THIS **12** DAY OF **October**, A.D. 20 **16**
Rich Lindgren
DIRECTOR

PLANNING COMMISSION
APPROVED THIS **2nd** DAY OF **November**, A.D. 20 **16**, BY THE COTTONWOOD HEIGHTS CITY
Alan L. Orr
CHAIRMAN, PRO TEM

CITY ATTORNEY
APPROVAL AS TO FORM THIS **8th** DAY OF **November**, A.D. 20 **16**
Wm. Shane Topham
CITY ATTORNEY

CITY COUNCIL
PRESENTED TO THE COTTONWOOD HEIGHTS CITY COUNCIL
THIS **15th** DAY OF **November**, A.D. 20 **16**
Kyle H. Cullimore, Jr., MAYOR
Paula M. Edgar, CITY RECORDER

DEVELOPER
GREGORY SCHULTS
JUDY SCHULTS
7831 ROYAL LANE
COTTONWOOD HEIGHTS
UTAH 84093
801-942-2715

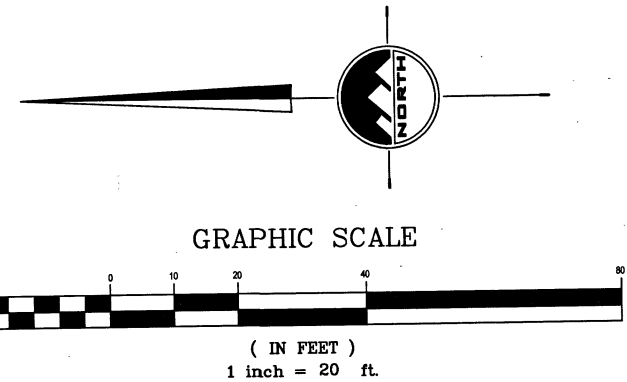
SHEET 1 OF 1
PROJECT NUMBER: 3467
MANAGER: P. HARRIS
DRAWN BY: B. HANEL
CHECKED BY:
DATE: 05/17/2016

ENSIGN

SALT LAKE CITY
45 W. 10000 S. Suite 500
Sandy, UT 84070
Phone: 801.255.0529
Fax: 801.255.4449
WWW.ENSIGNUTAH.COM

LAYTON
Phone: 801.547.1100
TOOELE
Phone: 435.843.3590
CEDAR CITY
Phone: 435.865.1453

- LEGEND**
- SET BAR AND CAP
 - SSMH = SANITARY SEWER MANHOLE
 - CATCH BASIN
 - FIRE HYDRANT
 - WATER METER
 - WATER VALVE
 - UTILITY POLE
 - CONCRETE
 - STREET MONUMENT
 - SECTION CORNER



WITNESS CORNER
STREET MONUMENT
8200 SOUTH
2075 EAST

WEST QUARTER
CORNER
SECTION 34
T2S, R1E
SLB&M (NOT FOUND)