



**Planning and Development Services**  
 2001 S. State Street N3-600 • Salt Lake City, UT 84190-4050  
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## Geological Hazards Disclosure and Acknowledgement

### Disclosure and Acknowledgement

Regarding Development of Property Located  
 Within A Geological Hazards Special Study Area

The undersigned (print), Stephen Layton, hereby  
 certify(ies) to be the owner(s) of the hereinafter described real property which is located  
 within Sale Lake County, State of Utah.

**File/Permit Number:** 31200

**Street Address:** 8000 W and Highway 201, Magna, Utah

**Parcel Number (required):** 14-21-300-(006,007,019,020,021,022,023)  
 14-21-376-003, 14-21-426-010, and 14-21-402-006

**Legal Description (Must Be Attached)**  
 (For PUD's or Subdivision Only: PUD or Subdivision Name and Lot # are Sufficient)

**Subdivision Name:** 201 Logistics Center - Plat 1

**Lot #:** 1-4

### Acknowledges:

1. The property described above is either partially or wholly located within a Geological Hazards Special Study Area as defined in the Chapter 19.75, Geological Hazards Ordinance, in the Salt Lake County Code of Ordinances.

- |   |   |
|---|---|
| <input type="checkbox"/> Surface Fault Rupture                  | <input type="checkbox"/> Debris Flow    |
| <input checked="" type="checkbox"/> High Liquefaction Potential | <input type="checkbox"/> Rock-Fall Path |
| <input type="checkbox"/> Moderate Liquefaction Potential        | <input type="checkbox"/> Avalanche Path |
| <input type="checkbox"/> Landslide                              |   |

2. This file in accordance with the Geological Hazards Ordinance (Chapter 19.75) **requires:** , **does not require:** , site specific natural hazards study and report. If required by ordinance, a site specific geological hazards study and report has been prepared for the above described property which addresses the nature of the hazards and their potential effect on the proposed development of the property and the occupants thereof in terms of risk and potential damage. The report and conditions and requirements for development of the property are on file with the Salt Lake County Office of Township Services which is available for public inspection.

**File #** 31200

13671798  
 05/24/2021 12:31 PM \$40.00  
 Book - 11179 Pg - 2522-2525  
 RASHELLE HOBS  
 RECORDER, SALT LAKE COUNTY, UTAH  
 BY: ARA, DEPUTY - W14 P.  
 STEVE LAYTON  
 9090 S SANDY PKWY  
 SANDY UT 84070



### 201 Logistics Center - Plat 1

An entire tract of land being part or all of nine (9) parcels of land described in the following six (6) documents: 1) Special Warranty Deed recorded October 2, 2018 as Entry No. 12860369 in Book 10718, at Page 2896; 2) Quit Claim Deed recorded October 2, 2018 as Entry No. 12860367 in Book 10718, at Page 2888; 3) Special Warranty Deed recorded October 2, 2018 as Entry No. 12860370 in Book 10718, at Page 2899; 4) Special Warranty Deed recorded February 13, 2019 as Entry No. 12933990 in Book 10752 at Page 7696; 5) Warranty Deed recorded November 21, 1989 as Entry No. 4850413 in Book 6177, at Page 1715; 6) Notice of Approval & Owners Affidavit Property Line Adjustment recorded May 12, 2020 as Entry No. 13268282 in Book 10942, at Page 5675 in the Office of the Salt Lake County Recorder. Said parcel of land is located in the South Half of Section 21, Township 1 South, Range 2 West, Salt Lake Base and Meridian, Magna Metro Township, Salt Lake County, Utah, and described as follows:

BEGINNING at a point on the southerly right of way line of the SR-201 Frontage Road as depicted on those plans for Utah Department of Transportation (UDOT) Right-of-Way plans as Project No. F-201(38)7 and the northwesterly corner of a parcel of land described in that certain Warranty Deed recorded April 20, 2016 as Entry No. 12263498 in Book 10422 at Page 9676 in the Office of said Recorder, said point being South 89°58'32" West 1,650.00 feet along the north line of the South Half of Section 21, Township 1 South, Range 2 West, Salt Lake Base and Meridian and South 00°09'13" East 167.92 feet from the East Quarter Corner of said Section 21, and thence South 00°09'13" East 1,564.64 feet to the southerly right of way line of the proposed Beagley Road described as Salt Lake County Project No. EFCMC 19 0016 (FBO Magna Metro Township); thence westerly along said proposed southerly right-of-way line the following fifteen (15) courses: 1) South 87°43'03" West 41.33 feet to a point of tangency of a 4,043.00 foot radius curve to the right, 2) Westerly 460.15 feet along the arc of said curve through a central angle of 06°31'16" and a long chord of North 89°01'19" West 459.90 feet, 3) North 85°45'42" West 714.19 feet to a point of tangency of a 643.00 foot radius curve to the right, 4) Westerly 344.11 feet along the arc of said curve through a central angle of 30°39'45" and a long chord of North 70°25'49" West 340.02 feet, 5) North 55°05'56" West 357.67 feet to a point of tangency of a 557.00 foot radius curve to the left, 6) Westerly 343.75 feet along the arc of said curve through a central angle of 35°21'35" and a long chord of North 72°46'44" West 338.32 feet, 7) South 89°32'29" West 465.25 feet to a point of tangency of a 643.00 foot radius curve to the right, 8) Westerly 282.40 feet along the arc of said curve through a central angle of 25°09'50" and a long chord of North 77°52'36" West 280.14 feet, 9) North 65°17'41" West 155.49 feet to a point of tangency of a 557.00 foot radius curve to the left, 10) Westerly 92.72 feet along the arc of said curve through a central angle of 09°32'14" and a long chord of North 70°03'48" West 92.61 feet, 11) South 24°15'04" West 55.48 feet, 12) North 65°44'48" West 176.01 feet, 13) South 88°06'08" West 222.74 feet, 14) South 89°32'29" West 50.82 feet and 15) South 37°09'52" West 72.59 feet to a point 36.00 feet perpendicularly distant easterly of the west line of said Section 21; thence parallel to said line South 00°08'32" West 181.39 feet to the south line of said Northwest Quarter of the Southwest Quarter of Section 21; thence along said line South 89°56'17" West 36.00 feet to the west line of said Section 21; thence along said line North 00°08'32" East 693.73 feet; thence North 89°56'17" East 42.00 feet to said southerly right-of-way line of the SR-201 Frontage Road; thence along said southerly right of way line the following eight (8) courses: 1) North 44°35'22" East 59.65 feet, 2) North 78°43'32" East 48.93 feet, 3) North 89°55'15" East 65.21 feet to a point of tangency of a 715.00 foot radius curve to

the left, 4) Easterly 418.91 feet along the arc of said curve through a central angle of 33°34'09" and along chord of North 73°08'10" East 412.95 feet, 5) North 56°21'06" East 249.25 feet to a point of tangency of a 985.00 foot radius curve to the right, 6) Easterly 577.24 feet along the arc of said curve through a central angle of 33°34'37" and a long chord of North 73°08'25" East 569.01 feet, 7) North 89°55'43" East 1,949.15 feet to a point of tangency of a 5,699.60 foot radius curve to the right and 8) Easterly 355.52 feet along the arc of said curve through a central angle of 03°34'26" and a long chord of South 88°17'05" East 355.46 feet to the POINT OF BEGINNING.

LESS AND EXCEPTING THE FOLLOWING DESCRIBED PARCEL:

A parcel of land located in the Southwest Quarter of Section 21, Township 1 South, Range 2 West, Salt Lake Base and Meridian, Magna Metro Township, Salt Lake County, Utah, described as follows:

BEGINNING at a point North 00°08'32" East 1,884.65 feet along the west line of the Southwest Quarter of Section 21, Township 1 South, Range 2 West, Salt Lake Base and Meridian and South 89°51'28" East 42.00 feet from the Southwest Corner of said Section 21, and thence along the boundary of parcel of land described in that certain Special Warranty Deed recorded September 18, 1987 as Entry No. 4524364 In Book 5962 at Page 1136 of said records the following five courses: 1) South 00°08'32" West (Record = South 00°22'23" West) 119.67 feet parallel to said west line, 2) South 65°30'05" East (Record = South 65°16'14" East) 53.91 feet, 3) North 54°29'55" East (Record = North 54°43'46" East) 60.77 feet, 4) North 35°30'05" West (Record = North 35°16'14" West) 42.12 feet and 5) North 45°31'05" West (Record = North 45°17'14" West) 103.39 feet to the POINT OF BEGINNING. Said parcel contains 7690 square feet or 0.176 acres, more or less.

201 Commerce Center - Plat 1 contains 4,321,601 square feet or 99.210 acres, more or less. 4 Lots.