

When Recorded Mail To:  
Logan City Engineer  
290 North 100 West  
Logan Utah, 84321

Ent 1370286 Blk 2469 Pg 7  
Date: 17-Jan-2025 08:59 AM Fee \$40.00  
Cache County, UT  
Tennille Johnson, Rec. - Filed By KM  
For RAY ELLIOT

Space above this line is for County Recorder information.

## NOTICE OF APPROVAL

PROPERTY BOUNDARY ADJUSTMENT  
LOGAN CITY - LAND USE AUTHORITY  
PARCELS (05-126-0002, 05-126-0003, 05-126-0004  
07-198-0003, 07-198-0004, 07-198-0005)

**Pursuant to STATE CODE TITLE 10, CHAPTER 9a, PART 6, SECTION 608(5); A Recorded  
Notice of Approval does not convey, or act as a conveyance of title to real property.  
(See also STATE CODE TITLE 10, CHAPTER 9A, PART 5, SECTION 523)**

**HOWEVER, NO PERMITS WILL BE ISSUED UNTIL THE LAND USE AUTHORITY HAS REVIEWED / APPROVED AND  
RECORDED THE NOTICE OF APPROVAL WITH THE CACHE COUNTY RECORDER.**

### GENERAL NOTE FOR EASEMENTS AND ENCUMBRANCES:

- For the Parcels on this Notice of Approval, it will be the owner(s) responsibility to comply with Utah State Code for any existing recorded or unrecorded easements or encumbrances that may be affected by completing a boundary adjustment.
- See Utah Code 10-9a-524(3)(a) and 57-13c
- Land Use Authority may require new easements that should be recorded concurrently with a separate easement creation document.

### EXISTING PARCEL DESCRIPTIONS (Prior to proposed Property Boundary Adjustment)

#### Parcel 1 - (Tax ID #05-126-0002):

Lot 2, Mountainside Estates according to the Official Plat recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022.

#### Parcel 2 - (Tax ID #05-126-0003):

Lot 3, Mountainside Estates according to the Official Plat recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022.

#### Parcel 3 - (Tax ID #05-126-0004):

Lot 4, Mountainside Estates according to the Official Plat recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022.

Parcel 4 - (Tax ID #07-198-0003):

Lot 3, Hillcrest Heights North, Unit No. 1 according to the Official Plat recorded in the Cache County Recorder's Office under Entry 560316 on June 25, 1992.

Parcel 5 - (Tax ID #07-198-0004):

Lot 4, Hillcrest Heights North, Unit No. 1 according to the Official Plat recorded in the Cache County Recorder's Office under Entry 560316 on June 25, 1992.

Parcel 6 - (Tax ID #07-198-0005):

Lot 5, Hillcrest Heights North, Unit No. 1 according to the Official Plat recorded in the Cache County Recorder's Office under Entry 560316 on June 25, 1992.

**NEW PARCEL DESCRIPTIONS**Parcel 1 - (Tax ID #05-126-0002):

Lot 2, Mountainside Estates according to the Official Plat recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022.

Less: Beginning at the Southeast Corner of Lot 2, Mountainside Estates recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022 and running thence N 89°54'58" W 20.20 feet along the south line of said Lot 2; thence N 06°31'24" E 13.24 feet; thence East 20.00 feet to the Northwest Corner of Lot 3, Hillcrest Heights North, Unit No. 1 recorded in the Cache County Recorder's Office under Entry No. 560316 on June 23, 1992; thence S 05°39'05" W 13.25 feet to the point of beginning.

Parcel 2 - (Tax ID #05-126-0003):

Lot 3, Mountainside Estates according to the Official Plat recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022.

Less: Beginning at the Northeast Corner of Lot 3, Mountainside Estates recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022 and running thence S 05°39'05" W 77.26 feet along the east line of said Lot 3 to the Southwest Corner of Lot 3; Hillcrest Heights North, Unit No. 1 recorded in the Cache County Recorder's Office under Entry No. 560316 on June 23, 1992 thence West 21.39 feet; thence N 06°31'24" E 77.41 feet to the north line of Lot 3, Mountainside Estates; thence S 89°54'58" E 20.20 feet along said north line to the point of beginning.

Less: Beginning at the Southeast Corner of Lot 3, Mountainside Estates recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022 and running

thence N 71°31'08" W 25.18 feet along the south line of said Lot 3;  
thence N 06°31'24" E 48.06 feet;  
thence East 21.39 feet to the east line of said Lot 3;  
thence S 03°02'41" W 55.81 along said east line feet to the point of beginning.

Parcel 3 - (Tax ID #05-126-0004):

Lot 4, Mountainside Estates according to the Official Plat recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022.

Less: Beginnning at the Northeast Corner of Lot 4, Mountainside Estates recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022 and running  
thence S 03°02'41" W 34.36 feet along the east line of said Lot 4;  
thence West 26.89 feet;  
thence N 06°31'24" E 42.57 feet to the north line of said Lot 4;  
thence S 71°31'08" E 25.18 feet along said north line to the point of beginning.

Less: Beginnning at the Southeast Corner of Lot 4, Mountainside Estates recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022 and running  
thence S 60°52'30" W 34.34 feet along the south line of said Lot 4;  
thence N 06°31'24" E 36.49 feet;  
thence East 26.89 feet to the east line of said Lot 4;  
thence S 03°02'41" W 19.57 feet along said east line to the point of beginning.

Parcel 4 - (Tax ID #07-198-0003):

Lot 3, Hillcrest Heights North, Unit No. 1 according to the Official Plat recorded in the Cache County Recorder's Office under Entry 560316 on June 25, 1992.

Together with: Beginnning at the Southeast Corner of Lot 2, Mountainside Estates recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022 and running  
thence N 89°54'58" W 20.20 feet along the south line of said Lot 2;  
thence N 06°31'24" E 13.24 feet;  
thence East 20.00 feet to the Northwest Corner of Lot 3, Hillcrest Heights North, Unit No. 1 recorded in the Cache County Recorder's Office under Entry No. 560316 on June 23, 1992;  
thence S 05°39'05" W 13.25 feet to the point of beginning.

Together with: Beginnning at the Northeast Corner of Lot 3, Mountainside Estates recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022 and running  
thence S 05°39'05" W 77.26 feet along the east line of said said Lot 3 to the Southwest Corner of Lot 3; Hillcrest Heights North, Unit No. 1 recorded in the Cache County Recorder's Office under Entry No. 560316 on June 23, 1992  
thence West 21.39 feet;  
thence N 06°31'24" E 77.41 feet to the north line of Lot 3, Mountainside Estates;  
thence S 89°54'58" E 20.20 feet along said north line to the point of beginning.

Parcel 5 - (Tax ID #07-198-0004):

Lot 4, Hillcrest Heights North, Unit No. 1 according to the Official Plat recorded in the Cache County Recorder's Office under Entry 560316 on June 25, 1992.

Together with: Beginnning at the Southeast Corner of Lot 3, Mountainside Estates recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022 and running thence N 71°31'08" W 25.18 feet along the south line of said Lot 3; thence N 06°31'24" E 48.06 feet; thence East 21.39 feet to the east line of said Lot 3; thence S 03°02'41" W 55.81 along said east line feet to the point of beginning.

Together with: Beginnning at the Northeast Corner of Lot 4, Mountainside Estates recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022 and running thence S 03°02'41" W 34.36 feet along the east line of said Lot 4; thence West 26.89 feet; thence N 06°31'24" E 42.57 feet to the north line of said Lot 4; thence S 71°31'08" E 25.18 feet along said north line to the point of beginning.

Parcel 6 - (Tax ID #07-198-0005):

Lot 5, Hillcrest Heights North, Unit No. 1 according to the Official Plat recorded in the Cache County Recorder's Office under Entry 560316 on June 25, 1992.

Together with: Beginnning at the Southeast Corner of Lot 4, Mountainside Estates recorded in the Cache County Recorder's Office under Entry 1320325 on May 20, 2022 and running thence S 60°52'30" W 34.34 feet along the south line of said Lot 4; thence N 06°31'24" E 36.49 feet; thence East 26.89 feet to the east line of said Lot 4; thence S 03°02'41" W 19.57 feet along said east line to the point of beginning.

Signature:

Brian D. Lipp

Title:

Professional Land Surveyor

Business / Organization:

Alliance Consulting Engineers

Date:

12/12/24

**City Approval**

Logan City Engineer Approval

Darren Farar

Approved By: Darren Farar

12/16/2025

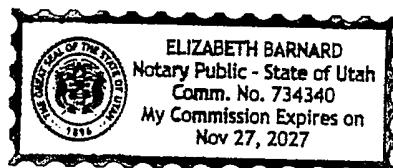
Date

## LOGAN CITY ACKNOWLEDGEMENT

State of Utah )  
County of Cache )

On this 16<sup>th</sup> day of January A.D. 2025 before me, a notary public, personally appeared, Darren Farar, the signer of this document, who duly acknowledged to me that (s)he is the City Engineer of Logan City, a Utah corporation, and is authorized to execute the foregoing instrument in its behalf and that he or she executed it in such capacity.

  
Notary Public



Commission Expires: 11.21.2021

OWNERS ACKNOWLEDGEMENT

A Ray Elliott  
Signature

Owner  
Title

12/17/2024  
Date

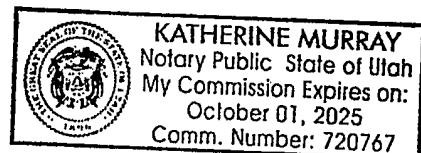
State of Utah )  
                  SS

County of Cache )

On this 17<sup>th</sup> day of December A.D. 2024 before me, a notary public, personally appeared, Aitander Ray Elliott, proved on the basis of satisfactory evidence to be the person(s) whose name is subscribed to in this document, and acknowledged that he or she executed the same.

Katherine Murray  
Notary Public

Commission Expires: October 1, 2025

OWNERS ACKNOWLEDGEMENT

Ricky Humphreys  
Signature

Owner  
Title

12/17/2024  
Date

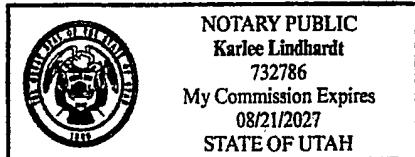
State of Utah )  
                  SS

County of Cache )

On this 17 day of December A.D. 2024 before me, a notary public, personally appeared, Ricky Humphreys, proved on the basis of satisfactory evidence to be the person(s) whose name is subscribed to in this document, and acknowledged that he or she executed the same.

Kaela Lindhardt  
Notary Public

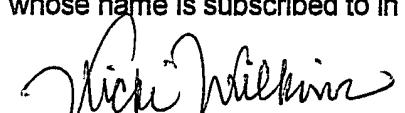
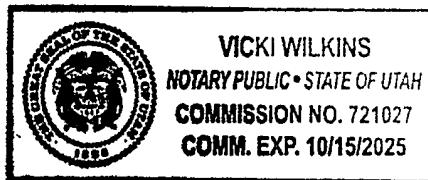
Commission Expires: 08/21/2027



OWNERS ACKNOWLEDGEMENT  
SignatureOwner  
Title01/15/25  
DateState of Utah )  
                  SS

County of Cache )

On this 15 day of January A.D. 2025 before me, a notary public, personally appeared, Kristopher Egbert, proved on the basis of satisfactory evidence to be the person(s) whose name is subscribed to in this document, and acknowledged that he or she executed the same.

  
\_\_\_\_\_  
Notary PublicCommission Expires: 10/15/2025

OWNERS ACKNOWLEDGEMENT

Brent J Lawyer  
Signature

Managing Member  
Title  
Capstone Consulting, LLC

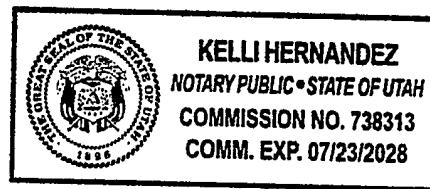
12/23/24  
Date

State of Utah )  
SS  
County of Cache )

On this 23 day of December A.D. 2024 before me, a notary public, personally appeared, Brent Lawyer, proved on the basis of satisfactory evidence to be the person(s) whose name is subscribed to in this document, and acknowledged that he or she executed the same.

Kelli Hernandez  
Notary Public

Commission Expires: 07/23/2028



order is for

TRUST ACKNOWLEDGEMENT

Brent J Lawyer  
Signature

Attorney in fact for  
Title  
Shree Gauraj Ji, Inc

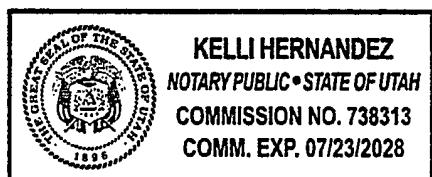
12/23/24  
Date

State of Utah )  
SS  
County of Cache )

On this 23 day of December A.D. 2024 before me, a notary public, personally appeared, Brent J Lawyer, who duly acknowledge to me that (s)he is a ~~representative~~ ~~trustee~~ of the Shree Gauraj Ji, Inc. and is authorized to execute the foregoing instrument in its behalf and that he or she executed it in such capacity.

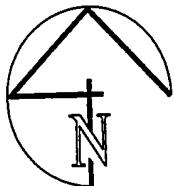
Kelli Hernandez  
Notary Public

Commission Expires: 07/23/2028



## SECTION VI: MAP/DRAWING

Ent 1370286 Blk 2469 Pg 16



23  
N89°39'23"E 2637.36'  
BASIS OF BEARING  
N1/4 COR. SEC 26  
FND RR SPIKE  
SOUTH 50.00'

1386.76  
NE COR. SEC 26  
FND RR SPIKE

23 24  
26 25

### LEGEND

● SET REBAR W/ PLASTIC CAP  
MARKED LS 275617

○ FOUND STEVE EARL REBAR  
— PUBLIC UTILITY EASEMENT

R1 REFERENCE—HILLCREST HEIGHTS  
NORTH UNIT 1

### PARCEL 1

#### LOT 2

05-126-0002  
CAPSTONE CONSULTING, LLC

#### LOT 2

07-198-0002  
JAMES CANTWELL, TR.

### PARCEL 2

#### LOT 3

05-126-0003  
CAPSTONE CONSULTING, LLC

MOUNTAINSIDE ESTATES  
ENTRY NO. 1320325  
MAY 20, 2022

### PARCEL 3

#### LOT 4

05-126-0004  
CAPSTONE CONSULTING, LLC

#### NOTES:

1. The portions of property being exchanged have slopes of 2 horizontal to 1 vertical (2:1 or 26% slope). All development in the geological unstable lands per Land Development Code shall comply with Section 17.24.70 of the Land Code.
2. Prior to building permit issuance for individual homes, each lot shall have a geotechnical review and approval based on the overall report, home layout, retention wall specifics, grading, cuts and fills, drainage and driveway layout.

23  
N89°39'23"E 2637.36'

BASIS OF BEARING

N1/4 COR.  
SEC 26  
FND RR SPIKE

SOUTH 50.00'

S00°33'21"W  
110.57'

N89°32'24"E  
26.23'

1386.76  
NE COR. SEC 26  
FND RR SPIKE

23 24  
26 25

### LEGEND

● SET REBAR W/ PLASTIC CAP  
MARKED LS 275617

○ FOUND STEVE EARL REBAR  
— PUBLIC UTILITY EASEMENT

R1 REFERENCE—HILLCREST HEIGHTS  
NORTH UNIT 1

#### LOT 2

07-198-0002  
JAMES CANTWELL, TR.

### PARCEL 4

#### LOT 3

07-198-0003  
ALEXANDER & CATHERINE  
ELLIOTT, TR.

HILLCREST HEIGHTS NORTH  
UNIT NO. 1  
ENTRY NO. 560316  
JUNE 23, 1992

### PARCEL 5

#### LOT 4

07-198-0004  
KRIS EGBERT

SE COR. LOT 3 &  
NE COR. LOT 4  
MOUNTAINSIDE ESTATES

ORIGINAL  
LOT LINE

### PARCEL 6

#### LOT 5

07-198-0005  
RICK & CINDY HUMPHREYS

SE COR. LOT 3 &  
NE COR. LOT 4  
MOUNTAINSIDE ESTATES

1400 EAST STREET