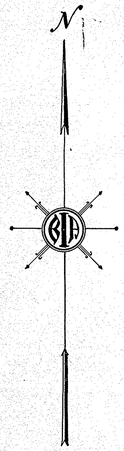
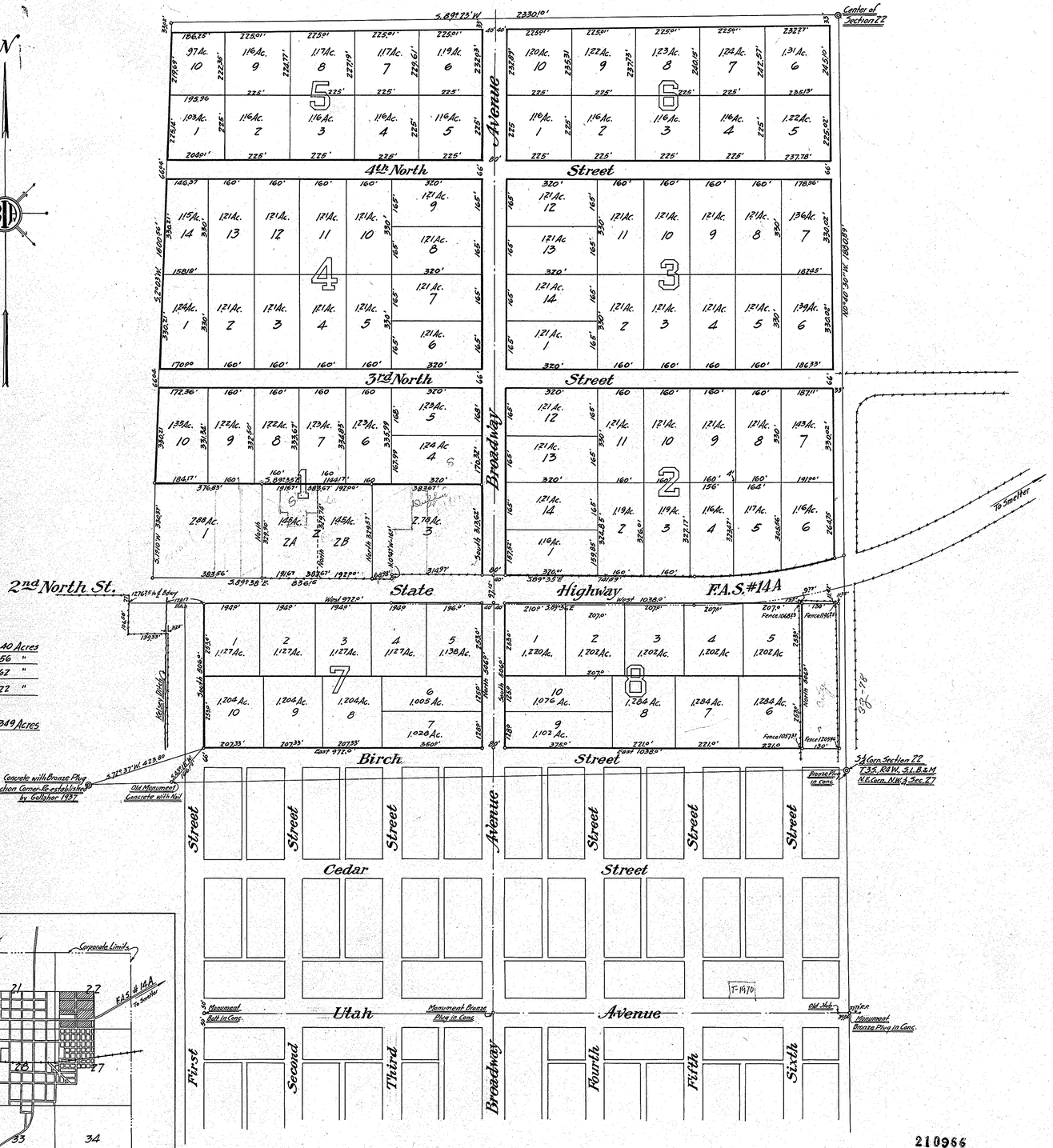
AMERICAN MUTUAL BUILDING and LOAN COMPANY

INTERNATIONAL BUILDING ASSOCIATION

International Building Association Subdivision, Tooele City, Utah.





Acreage Table

Vowels Tract

Gross Area	105.40 Acres
Not Included	8.56 "
Streets	13.62 "
Net in Lots	83.22 "

Irvine Tracts

Gross & Net in Lots	23.349 Acres

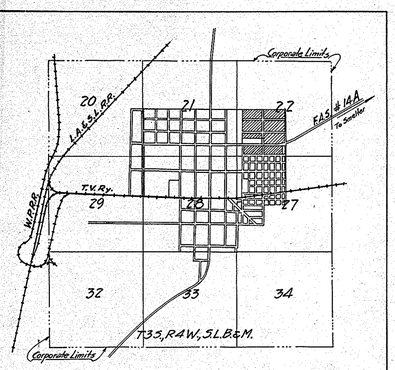


DIAGRAM SHOWING LOCATION of SUBDIVISION in TOOELE CITY 1" = 4000'

SURVEYOR'S CERTIFICATE

R.S. MAYER, Surveyor, certifies as follows: That the Tracts of land shown on this Map and owned by the INTERNATIONAL BUILDING ASSOCIATION and the AMERICAN MUTUAL BUILDING and LOAN COMPANY, both of which are UTAH Corporations, are bounded and described as follows:

Beginning at a point 1947.37 feet South and 1244.86 feet West from the Northeast Corner of the Southwest Quarter of Section 22, Township 3 South, Range 4 West, Salt Lake Base and Meridian, which said point is also 679.26 feet North and 1275.81 feet West of the Quarter Corner common to Sections 22 and 27, said Township and Range; said point being also the point of intersection of the projected West Line of Broadway Avenue, with the North Line of the State Highway officially designated F.A.S. #14A, as constructed along Second North Street in Tooele City, running thence, along the North line of said State Highway, South 89° 35' East 741.89 feet, thence along a curve to the left having a radius of 1860.18 feet, a distance of 329.99 feet to the East line of the Southwest quarter of Section 22, thence along the said quarter section line, North 0° 40' 30" West 1880.89 feet, thence South 89° 23' West 2330.10 feet, thence South 2° 03' West 1600.56 feet, thence South 89° 35' East 1144.17 feet to the West line of Broadway Avenue projected, thence South 313.62 feet to the point of beginning.

Beginning at a point 75.3 feet North and 157.4 feet West from the South quarter corner of Section 22, Township 3 South, Range 4 West, Salt Lake Base and Meridian, running thence North 506 feet, thence West 1038 feet, to the East line of Broadway Avenue, thence South 506 feet to the North line of Birch Street, thence East along the North Line of said Birch Street, 1038 feet to the point of beginning.

Beginning at a point 75.3 feet North and 1275.4 feet West from the South quarter corner of Section 22, Township 3 South, Range 4 West, Salt Lake Base and Meridian, said point being the intersection of the North line of Birch Street with the West line of Broadway Avenue, running thence North along the West line of Broadway 506 feet, thence West 972 feet, thence South 506 feet to the North line of Birch Street, thence East along the said North line of Birch Street, 972 feet to the point of beginning, and that by authority of said owners there of I have subdivided the same into lots and blocks (with Streets) to be hereafter known as INTERNATIONAL BUILDING ASSOCIATION SUBDIVISION, and that the same has been accurately staked out on the ground as represented hereon.

R.S. Mayer
Registered Professional Engineer and Land Surveyor
State of Utah No 627

OWNERS' DEDICATION

Know all Men by these presents, that INTERNATIONAL BUILDING ASSOCIATION, a Utah Corporation, and AMERICAN MUTUAL BUILDING and LOAN COMPANY, a Utah Corporation, owners of the Tracts of land described in the above surveyor's certificate, having caused the same to be subdivided into lots, streets, etc., do hereby dedicate for the perpetual use of the public all parcels of land shown on the map as streets, highways and avenues. In witness where of, the aforesaid parties have caused their signatures to be affixed hereto by their proper officers, thereunto duly authorized, and their corporate seals to be hereunto affixed.

It is understood and agreed, however, that the restrictions, covenants, reservations, easements and conditions as set forth in the attached dedication on file with the County Recorder of Tooele County, Utah, and recorded at page 384-7, Book 3-Y of Deeds in this office, shall apply and be controlling regarding the use, restrictions and conditions applying to the land covered by this dedication

AMERICAN MUTUAL BUILDING and LOAN COMPANY
by Estel L. Wright its Vice President
and by F.J. Bradshaw its Secretary

INTERNATIONAL BUILDING ASSOCIATION
by Charles R. McBride its President
and by _____ its Secretary

ACKNOWLEDGEMENTS

STATE of UTAH, County of Salt Lake } ss

On this 21st day of Aug., A.D. 1939, personally appeared before me, Estel L. Wright and F.J. Bradshaw, who being by me duly sworn, did say that they are the Vice President and Secretary respectively of American Mutual Building and Loan Company, a corporation, and that said instrument was signed in behalf of said corporation by authority of a resolution of it's Board of Directors, and the said Estel L. Wright and F.J. Bradshaw acknowledged to me that said corporation executed the same.

Della Redman
NOTARY PUBLIC
Residing at Salt Lake City, Utah

My Commission Expires 9/13-42

STATE of UTAH, County of Tooele } ss

On this 21 day of Aug., A.D. 1939 personally appeared before me, Charles R. McBride and W.H. Floyd, who being by me duly sworn, did say that they are the President and Secretary, respectively of International Building Association, a corporation, and that said instrument was signed in behalf of said corporation by authority of a resolution of it's Board of Directors, and the said, Charles R. McBride and W.H. Floyd acknowledged to me that said corporation executed the same.

C.A. Keeler
NOTARY PUBLIC
Residing at Tooele City, Utah

My Commission Expires 11/4-42

APPROVAL

Approved this 21st day of August, A.D. 1939

Nelse Blomstrom	Mayor
F.C. Nelson Halladay	Councilman
Daniel N. Gillespie	Councilman
D. Wm. Evans	Councilman
G. D. Tanner	Councilman
Geo. Kastelo Jr.	Councilman

Members of City Council of TOOELE CITY, UTAH

John J. Adams
City Recorder

FILED on the 22 day of Aug. A.D. 1939 at 11:45 A.M.
Mabel Longe
Tooele County Recorder

210966

REVISIONS	No.	DATE	MADE BY	DESCRIPTION

DRAWN BY	M.&K.	8-17-39
TRACED BY	M.	8-18-39
CHECKED BY		
APPROVED	R.S. Mayer	8-19-39

INTERNATIONAL BUILDING ASSOCIATION
International Building Association Subdivision
Official Plat, Dedication and Acceptance

INTERNATIONAL SMELTING & REFINING CO. TOOELE, UTAH

SCALE 1" = 200' & 4000'

3611

INTERNATIONAL BUILDING ASSOCIATION