

ROCK LOFT RIDGE ESTATES PHASE 2A

PART OF THE NORTHWEST, SOUTHWEST AND SOUTHEAST QUARTERS OF SECTION 36, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY
FRUIT HEIGHTS CITY, DAVIS COUNTY, UTAH
JULY, 2023

NOTES

- THE DEVELOPMENT AND CONSTRUCTION ON EACH LOT MUST ADDRESS THE STRUCTURAL REINFORCEMENT REQUIREMENTS CONTAINED WITHIN THE PROJECT GEOTECHNICAL AND GEOLOGICAL REPORTS. THE STRUCTURAL DESIGN FOR EACH STRUCTURE THAT IS BUILT ON A DESIGNATED LOT WILL BE COMPLETED BY THE PROPERTY OWNER PRIOR TO THE ISSUANCE OF A BUILDING PERMIT.
- HOMES LOCATED WITHIN DEBRIS FLOW AREAS SHALL NOT HAVE BELOW GRADE OPENINGS SUCH AS WINDOWS AND DOORS ON THE UPSLOPE SIDE OF THE HOME.
- SETBACKS ARE AS FOLLOWS UNLESS OTHERWISE NOTED
FRONT: 20'
REAR: 30'
SIDE: 10'
- HOA AND CITY MAY ENTER ANY LOT IN THE DEVELOPMENT TO ADDRESS ISSUES RELATED TO COMPLIANCE WITH ANY AND ALL GEOTECHNICAL AND GEOLOGICAL REQUIREMENTS INCLUDING THE MAINTENANCE OF DEBRIS FLOW STRUCTURES AND STORAGE.
- "R" LOTS ARE RESTRICTED PER GEO TECHNICAL REPORT AND WEBER BASIN WATER REQUIREMENTS. NOTICE IS HEREBY PROVIDED THAT THE LOTS IDENTIFIED HEREIN WILL BE SUBJECT TO ONE OR MORE GEOLOGICAL HAZARDS, INCLUDING, WITHOUT LIMITATION, A SURFACE FAULT RUPTURE, LIQUEFACTION, SEISMIC STABILITY, SLOPE STABILITY, LANDSLIDE, DEBRIS FLOW, OR ROCKFALL THAT MAY PRESENT A RISK TO LIFE OR PROPERTY. FRUIT HEIGHTS CITY HAS REQUIRED A SUBDIVISION LEVEL STUDY AND REPORT RELATED TO GEOLOGICAL HAZARDS ON THE PROPERTY. A SUBDIVISION LEVEL STUDY AND REPORT [CMT ENGINEERING (2021): GEOTECHNICAL AND GEOLOGICAL STUDY, ROCK LOFT ESTATES SUBDIVISION, DATED FEBRUARY 3, 2021, AND CMT HAZARDOUS PLAN, INCLUDING ANY UPDATES OR AMENDMENTS TO THIS REPORT (COLLECTIVELY, THE "REPORT")] HAS BEEN PREPARED FOR THE PROPERTY WHICH ADDRESSES THE NATURE OF THE HAZARDS AND THE POTENTIAL EFFECTS ON THE DEVELOPMENT OF THE PROPERTY AND THE OCCUPANTS THEREOF IN TERMS OF RISK AND POTENTIAL DAMAGE. THE REPORT AND CONDITIONS FOR DEVELOPMENT OF THE PROPERTY ARE ON FILE WITH FRUIT HEIGHTS CITY AND AVAILABLE FOR PUBLIC INSPECTION. THE REPORT OR ANY GEOLOGIC HAZARDS STUDY AREA MAPS REPRESENT ONLY THOSE POTENTIALLY HAZARDOUS AREAS KNOWN TO THE DEVELOPER OR FRUIT HEIGHTS CITY AND SHOULD NOT BE CONSTRUED TO INCLUDE ALL POSSIBLE POTENTIAL HAZARD AREAS. THE DEVELOPMENT, OR APPROVAL OF THE DEVELOPMENT, SHALL NOT CREATE ANY LIABILITY ON THE PART OF FRUIT HEIGHTS CITY, ANY FRUIT HEIGHTS CITY OFFICER, FRUIT HEIGHTS CITY REVIEWER, OR FRUIT HEIGHTS CITY EMPLOYEE THEREOF, FOR ANY DAMAGES FROM GEOLOGICAL HAZARDS ON THE PROPERTY. LOT OWNERS ACKNOWLEDGE THAT EACH HAS RECEIVED, READ, AND UNDERSTANDS, OR HAS HAD THE OPPORTUNITY TO RECEIVE, READ, AND UNDERSTAND, THE REPORT. LOT OWNERS FURTHER ACKNOWLEDGE THAT HE/SHE HAS BEEN NOTIFIED OF ALL POTENTIAL GEOLOGICAL HAZARDS KNOWN TO FRUIT HEIGHTS CITY OR THE DEVELOPER, AND THAT DETAILED DESCRIPTIONS OF THE POTENTIAL GEOLOGICAL HAZARDS ON THE PROPERTY, INCLUDING BUT NOT LIMITED TO THE REPORT AND ALL SOILS, GROUND AND SURFACE WATER STUDIES, ANALYSES AND REPORTS KNOWN TO FRUIT HEIGHTS CITY AND DEVELOPER, HAVE BEEN MADE AVAILABLE TO THE LOT OWNERS AT THE LOT OWNER'S REQUEST. ON THESE BASES, EACH LOT OWNER, BY ACCEPTANCE OF TITLE TO A LOT, HEREBY WAIVES, RELEASES, AND AGREES TO INDEMNIFY FRUIT HEIGHTS CITY AGAINST ALL CLAIMS OF ANY NATURE, INCLUDING BUT NOT LIMITED TO COSTS AND ATTORNEYS' FEES, ARISING OUT OF, RELATED TO, OR RESULTING FROM ANY OF THE FOREGOING CONDITIONS OR THE GEOLOGICAL HAZARDS ON THE PROPERTY. ADDITIONALLY, EACH LOT OWNER AGREES AND UNDERSTANDS THAT THEY WILL BE REQUIRED TO SUBMIT A REPORT PREPARED BY A FRUIT HEIGHTS CITY APPROVED GEOTECHNICAL COMPANY THAT THEIR HOME AND BUILDING PLANS COMPLY WITH THE CMT REPORT DATED FEBRUARY 3, 2021, PRIOR TO THE ISSUANCE OF ANY BUILDING PERMITS WITHIN THE PROJECT. THESE REPORTS WILL BE REVIEWED BY THE CITY'S DESIGNATED THIRD PARTY REVIEWER AND THE COST OF THE CITY REVIEW SHALL BE PAID BY EACH LOT OWNER. ALSO, THE LOT OWNER WILL BE RESPONSIBLE TO COMPLY WITH ANY SITE VISITS AND INSPECTIONS AS CALLED OUT BY THE REQUIRED REPORT. THESE SITE VISITS AND INSPECTIONS BY THE GEOTECHNICAL COMPANY WILL BE REQUIRED TO BE DOCUMENTED AND SUBMITTED TO THE CITY PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY ON ANY HOME OR STRUCTURE IN THE PROJECT.
- GRANT OF EASEMENT. DEVELOPER AND DECLARANT HEREBY CONVEYS, DECLARES, AND GRANTS FOR THE BENEFIT OF THE HOA AND THE CITY, AND THEIR RESPECTIVE AGENTS AND EMPLOYEES A PERPETUAL, EXCLUSIVE, AND CONTINUOUS EASEMENT OVER, UPON, AND ACROSS THE RESTRICTED AREA, FOR THE INGRESS AND EGRESS TO INSPECT THE RESTRICTED AREA FOR COMPLIANCE WITH THE GEOTECHNICAL AND GEOLOGICAL STUDY, ROCK LOFT ESTATES SUBDIVISION, DATED FEBRUARY 3, 2021 (THE "ACCESS EASEMENT"). THE ACCESS EASEMENT INCLUDES THE RIGHT TO INGRESS AND EGRESS OVER THE LOT, AS NECESSARY, TO ACCESS THE RESTRICTED AREA. DEVELOPER AND DECLARANT EITHER HAS OR WILL PLACE SIX FOOT (6") TALL MARKERS ON THE LOT TO IDENTIFY THE RESTRICTED AREA. THE RESTRICTED AREA IS CLEARLY INDICATED ON THIS PLAT. THE RESTRICTIVE LANGUAGE IS INDICATED IN THE NOTES ON THIS PLAT.
- THE CITY OR ITS THIRD-PARTY GEOTECHNICAL ADVISOR SHALL HAVE THE RIGHT TO GO ONTO ANY LOT FOR PURPOSES OF INSPECTING THE LOT TO MAKE SURE IT IS IN COMPLIANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL AND GEOLOGICAL STUDY, ROCK LOFT ESTATES SUBDIVISION, DATED FEBRUARY 3, 2021. THIS RIGHT WILL CONTINUE IN PERPETUITY. THIS ACCESS RIGHT SHALL NOT CREATE A RESPONSIBILITY FOR THE CITY OR ITS REPRESENTATIVES TO ENSURE COMPLIANCE WITH THE REPORT SINCE THIS RESPONSIBILITY IS SOLELY PLACED ON THE LOT AND/OR HOMESITE OWNER.

BOUNDARY DESCRIPTION

PART OF THE NORTHWEST AND SOUTHWEST QUARTERS OF SECTION 36, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER QUARTER OF SAID SECTION 36 (SAID CENTER QUARTER CORNER BEING NORTH 00°07'46" WEST 2624.93 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 36, SOUTH QUARTER CORNER OF SECTION 36 BEING NORTH 89°59'50" EAST 2639.86 FEET FROM THE SOUTHWEST CORNER OF SAID SECTION 36 WHICH IS THE BASIS OF BEARINGS); THENCE SOUTH 00°07'46" EAST 54.19 FEET ALONG THE SECTION LINE; THENCE SOUTH 64°28'00" WEST 140.68 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF ROCK LOFT RIDGE DRIVE; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE THE FOLLOWING FIVE (5) COURSES: (1) ALONG A NON-TANGENT CURVE TURNING TO THE LEFT WITH A RADIUS OF 530.00 FEET, AN ARC LENGTH OF 14.24 FEET, A DELTA ANGLE OF 01°32'22", A CHORD BEARING OF NORTH 24°45'49" WEST, AND A CHORD LENGTH OF 14.24 FEET; (2) NORTH 25°32'00" WEST 416.19 FEET; (3) ALONG A TANGENT CURVE TURNING TO THE RIGHT WITH A RADIUS OF 370.00 FEET, AN ARC LENGTH OF 99.55 FEET, A DELTA ANGLE OF 15°24'58", A CHORD BEARING OF NORTH 17°49'31" WEST, AND A CHORD LENGTH OF 99.25 FEET; (4) ALONG A REVERSE CURVE TURNING TO THE LEFT WITH A RADIUS OF 430.00 FEET, AN ARC LENGTH OF 97.72 FEET, A DELTA ANGLE OF 13°01'16", A CHORD BEARING OF NORTH 16°37'41" WEST, AND A CHORD LENGTH OF 97.51 FEET; AND (5) NORTH 23°08'19" WEST 193.34 FEET; THENCE NORTH 64°28'00" EAST 178.12 FEET; THENCE SOUTH 23°27'08" EAST 717.56 FEET; THENCE SOUTH 00°08'00" EAST 57.85 FEET TO THE POINT OF BEGINNING.

CONTAINING 152,307 SQUARE FEET OR 3.496 ACRES.

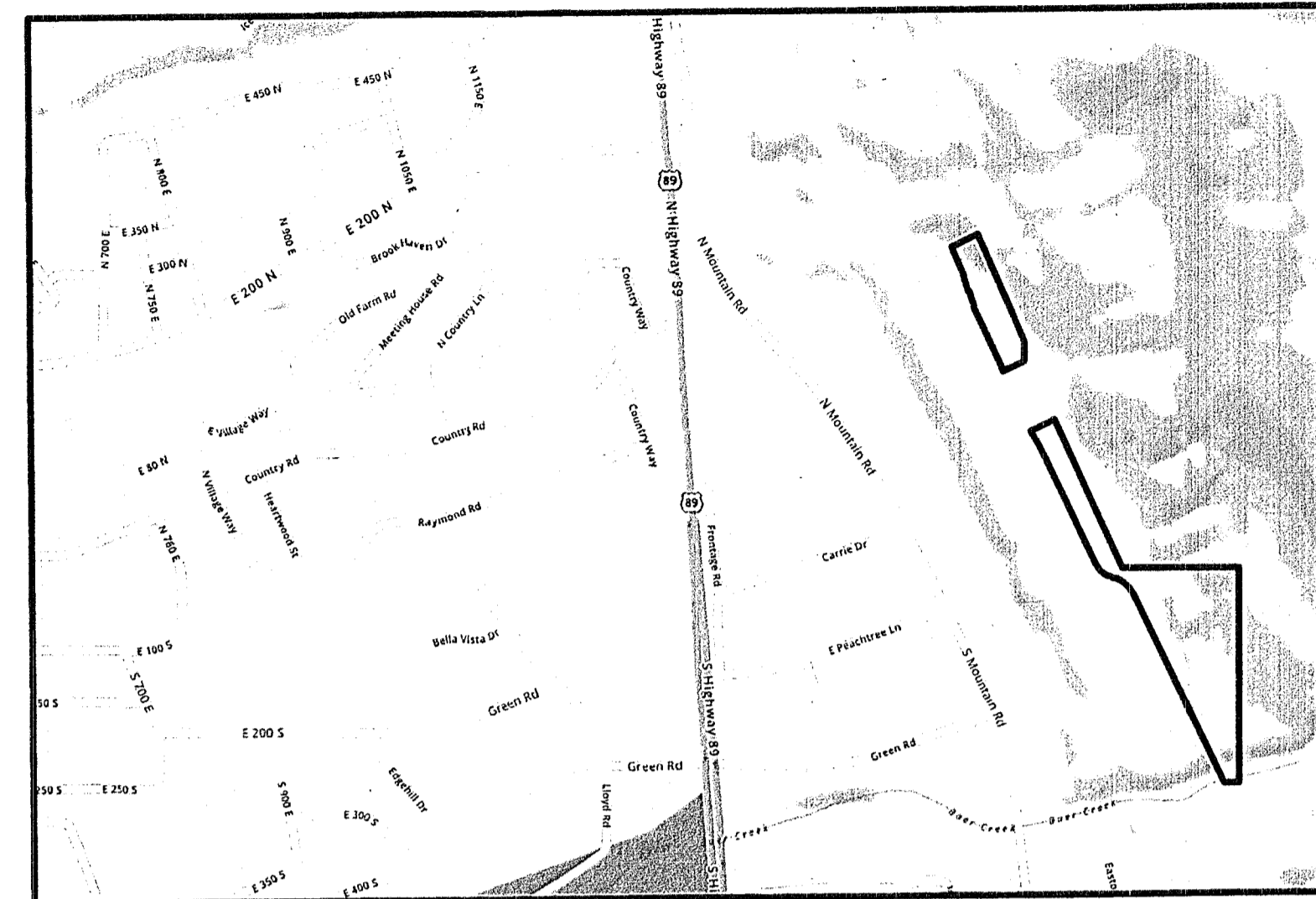
TOGETHER WITH:

PART OF THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF ROCK LOFT RIDGE DRIVE, SAID POINT BEING NORTH 00°07'46" WEST 2144.67 FEET AND NORTH 89°52'14" EAST 35.28 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 36 (SOUTH QUARTER CORNER OF SECTION 36 BEING NORTH 89°59'50" EAST 2639.86 FEET FROM THE SOUTHWEST CORNER OF SAID SECTION 36 WHICH IS THE BASIS OF BEARINGS); THENCE NORTH 64°28'00" EAST 164.21 FEET; THENCE SOUTH 24°09'58" EAST 518.68 FEET; THENCE SOUTH 24°56'28" EAST 476.67 FEET; THENCE SOUTH 89°54'57" EAST 708.83 FEET; THENCE SOUTH 00°00'02" EAST 1308.61 FEET TO THE SECTION LINE; THENCE SOUTH 89°58'50" WEST 90.83 FEET ALONG SAID SECTION LINE TO THE EASTERLY RIGHT-OF-WAY LINE OF ROCK LOFT RIDGE DRIVE; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE THE FOLLOWING FIVE (5) COURSES: (1) NORTH 25°33'17" WEST 1281.15 FEET; (2) ALONG A TANGENT CURVE TURNING TO THE LEFT WITH A RADIUS OF 180.00 FEET, AN ARC LENGTH OF 173.61 FEET, A DELTA ANGLE OF 55°15'38", A CHORD BEARING OF NORTH 53°11'06" WEST, AND A CHORD LENGTH OF 186.96 FEET; (3) ALONG A REVERSE CURVE TURNING TO THE RIGHT WITH A RADIUS OF 120.00 FEET, AN ARC LENGTH OF 115.78 FEET, A DELTA ANGLE OF 55°16'59", A CHORD BEARING OF NORTH 53°10'28" WEST, AND A CHORD LENGTH OF 111.34 FEET; (4) NORTH 25°32'00" WEST 816.15 FEET; AND (5) ALONG A TANGENT CURVE TURNING TO THE LEFT WITH A RADIUS OF 480.00 FEET, AN ARC LENGTH OF 100.23 FEET, A DELTA ANGLE OF 11°57'51", A CHORD BEARING OF NORTH 31°30'56" WEST, AND A CHORD LENGTH OF 100.05 FEET TO THE POINT OF BEGINNING.

CONTAINING 676,109 SQUARE FEET OR 15.521 ACRES.

(TOTAL AREA OF ROCK LOFT RIDGE ESTATES PHASE 2A IS 828,416 S.F. OR 19.018 ACRES.)



VICINITY MAP

NOT TO SCALE

BASIS OF BEARINGS

BASIS OF BEARING IS NORTH 89°59'50" EAST BETWEEN EXISTING BRASS CAP MONUMENTS MARKING THE SOUTHWEST CORNER AND SOUTH QUARTER CORNER OF SAID SECTION 36, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY, SHOWN HEREON AS: NORTH 89°59'50" EAST 2639.73' (NADB3 NORTH 89°39'55" WEST)

NARRATIVE

THE PURPOSE OF THIS PLAT IS TO DIVIDE THIS PROPERTY INTO LOTS. THE BOUNDARY LINES WERE DETERMINED BY DEEDS USING THE MONUMENTS SHOWN HEREON. ALL BOUNDARY CORNERS AND REAR LOT CORNERS WERE SET WITH A 5/8" REBAR AND PLASTIC CAP STAMPED "REEVE & ASSOCIATES". ALL FRONT LOT CORNERS WERE SET WITH A LEAD PLUG IN THE TOP BACK OF CURB AT THE EXTENSION OF THE SIDE LOT LINES.

SURVEYOR'S CERTIFICATE

I, TREVOR J. HATCH, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT; AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THIS PLAT, AND THAT THIS PLAT OF ROCK LOFT RIDGE ESTATES PHASE 2A IN FRUIT HEIGHTS CITY, DAVIS COUNTY, UTAH, HAS BEEN DRAWN CORRECTLY TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE HEREIN DESCRIBED LANDS INCLUDED IN SAID SUBDIVISION, BASED UPON DATA COMPILED FROM RECORDS IN THE DAVIS COUNTY RECORDER'S OFFICE AND FROM SAID SURVEY MADE BY ME ON THE GROUND, I FURTHER CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES OF FRUIT HEIGHTS CITY, DAVIS COUNTY CONCERNING ZONING REQUIREMENTS REGARDING LOT MEASUREMENTS HAVE BEEN COMPLIED WITH.

SIGNED THIS 10th DAY OF July, 2023.

9031945
UTAH LICENSE NUMBER



OWNERS DEDICATION AND CERTIFICATION

WE THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND PARCELS AS SHOWN ON THE PLAT AND NAME SAID TRACT ROCK LOFT RIDGE ESTATES PHASE 2A, AND DO HEREBY DEDICATE TO FRUIT HEIGHTS CITY THOSE CERTAIN STRIPS AS EASEMENTS FOR GENERAL UTILITY AND DRAINAGE PURPOSES AS SHOWN HEREON, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF GENERAL UTILITY SERVICE LINES AND DRAINAGE AS MAY BE AUTHORIZED BY FRUIT HEIGHTS CITY, WITH NO BUILDINGS OR STRUCTURES BEING ERRECTED WITHIN SUCH EASEMENTS; AND ALSO DO DEDICATE TO FRUIT HEIGHTS CITY PARCELS A AND B FOR OPEN SPACE AND TRAIL PURPOSES TO BE OWNED AND MAINTAINED BY THE SAME.

SIGNED THIS 12th DAY OF July, 2023.

BEAR CREEK DEVELOPMENT, INC.

Matt Lowe
NAME/TITLE: *Manager*

LIMITED LIABILITY ACKNOWLEDGMENT

STATE OF UTAH)
COUNTY OF *Weber*) ss.
ON THE 12th DAY OF *July*, 2023 PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR THE COUNTY OF *Weber*, IN SAID STATE OF UTAH, *Matt Lowe*, who after being duly SWORN, ACKNOWLEDGED TO ME THAT HE/SHE IS THE *Manager* OF *BEAR CREEK DEVELOPMENT, INC.*, AND THAT HE/SHE SIGNED THE OWNER'S DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID LIMITED LIABILITY COMPANY FOR THE PURPOSES THEREIN MENTIONED.
MY COMMISSION EXPIRES: *8/18/2024* *Lisa Woolsey*
A NOTARY PUBLIC COMMISSIONED IN UTAH RESIDING IN *Madison* COUNTY
MY COMMISSION NO. *72402* *Lisa Woolsey*
PRINTED FULL NAME OF NOTARY

This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.

WEBER BASIN WATER CONSERVANCY DISTRICT

APPROVED THIS 11th DAY OF *July*, 2023 BY THE WEBER BASIN WATER CONSERVANCY DISTRICT (AUTHORIZED REPRESENTATIVE FOR THE BUREAU OF RECLAMATION).

Bruce Nelson

PLANNING COMMISSION APPROVAL

APPROVED THIS 15 DAY OF *August*, 2023 BY THE PLANNING COMMISSION OF FRUIT HEIGHTS CITY.

Cammie Carroll
CHAIRMAN

CITY COUNCIL APPROVAL

PRESENTED TO THE CITY COUNCIL OF FRUIT HEIGHTS CITY, UTAH THIS 21 DAY OF *August*, 2023. AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.

John Paul MAYOR ATTEST: *[Signature]* CITY RECORDER

CITY ATTORNEY'S APPROVAL

APPROVED THIS 22 DAY OF *August*, 2023 BY THE FRUIT HEIGHTS CITY ATTORNEY.

Bruce Nelson
FRUIT HEIGHTS CITY ATTORNEY

ROCKY MOUNTAIN POWER

APPROVED THIS 12th DAY OF *July*, 2023 BY ROCKY MOUNTAIN POWER.

[Signature]

CITY ENGINEER'S APPROVAL

APPROVED THIS 14 DAY OF *August*, 2023 BY THE FRUIT HEIGHTS CITY ENGINEER.

John Paul
FRUIT HEIGHTS CITY ENGINEER

PROJECT INFORMATION	
Surveyor:	T. HATCH
Designer:	N. ANDERSON
Begin Date:	12-7-2022
Project Name:	ROCK LOFT RIDGE ESTATES PH. 2A
Number:	4825-12
Scale:	
Revision:	
Checked:	

Reeve & Associates, Inc.
5162 S 1500 W, BERRIGALE, UTAH 84605
TEL: (801) 821-3100 FAX: (801) 821-8556 www.reeve-associates.com
LAND PLANNERS • CIVIL ENGINEERS • LAND SURVEYORS
TRAFFIC ENGINEERS • STRUCTURAL ENGINEERS • LANDSCAPE ARCHITECTS

SHEET 1 OF 3

DAVIS COUNTY RECORDER

ENTRY NO. *3547619* FEE PAID *824.00*
FILED FOR RECORD AND RECORDED, *10/16/2023* AT *3:43* IN BOOK *2269* OF THE OFFICIAL RECORDS, PAGE *1086*

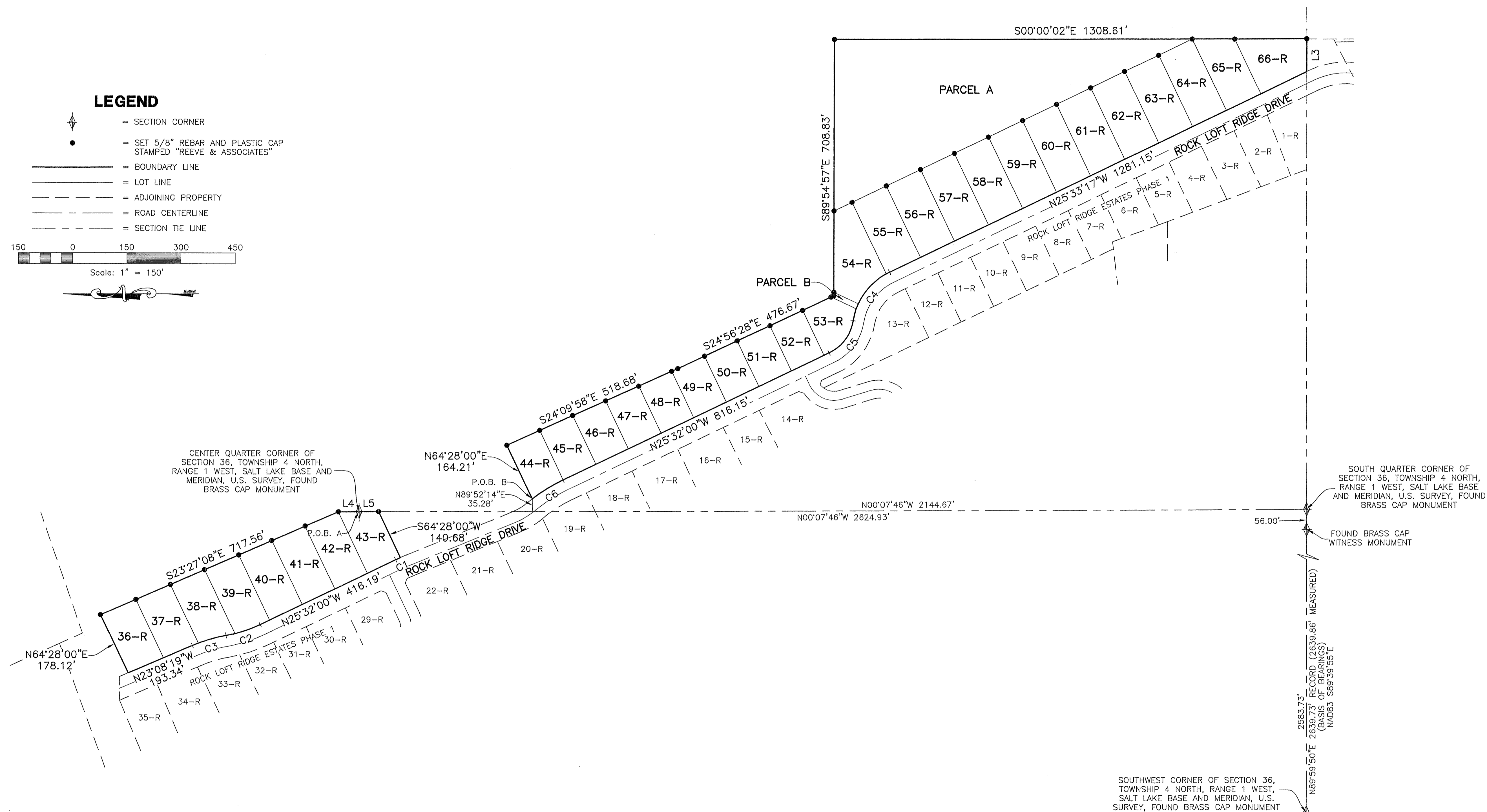
RECORDED FOR: *Airmond T. Mangham*
DAVIS COUNTY RECORDER DEPUTY

ROCK LOFT RIDGE ESTATES PHASE 2A

PART OF THE NORTHWEST, SOUTHWEST AND SOUTHEAST QUARTERS OF SECTION 36, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY
FRUIT HEIGHTS CITY, DAVIS COUNTY, UTAH
JULY, 2023

LEGEND

- = SECTION CORNER
- = SET 5/8" REBAR AND PLASTIC CAP STAMPED "REEVE & ASSOCIATES"
- = BOUNDARY LINE
- = LOT LINE
- = ADJOINING PROPERTY
- = ROAD CENTERLINE
- = SECTION TIE LINE



This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.

LINE TABLE

LINE BEARING	DISTANCE
L1 S24°47'18"W	76.90'
L2 S24°47'18"W	74.84'
L3 S89°58'50"W	90.83'
L4 S00°08'00"E	57.85'
L5 S00°07'46"E	54.19'

CURVE TABLE

#	RADIUS	ARC LENGTH	CHD LENGTH	TANGENT	CHD BEARING	DELTA
C1	530.00'	14.24'	14.24'	7.12'	N24°43'49"W	1°32'22"
C2	370.00'	99.55'	99.25'	50.08'	N17°49'31"W	15°24'58"
C3	430.00'	97.72'	97.51'	49.07'	N16°37'41"W	13°01'16"
C4	180.00'	173.61'	166.96'	94.22'	N5°31'10"W	55°15'38"
C5	120.00'	115.78'	111.34'	62.84'	N5°10'28"W	55°18'55"
C6	480.00'	100.23'	100.05'	50.30'	N31°30'56"W	11°57'51"
C7	430.00'	17.96'	17.96'	8.98'	S21°56'30"E	2°23'37"
C8	430.00'	79.76'	79.65'	39.89'	S15°25'52"E	10°37'40"
C9	370.00'	25.28'	25.28'	12.65'	S12°04'29"E	3°44'33"
C10	370.00'	74.27'	74.19'	37.26'	S19°45'58"E	11°30'04"
C11	180.00'	33.88'	33.63'	16.89'	S75°27'18"E	10°43'15"
C12	180.00'	15.02'	15.01'	7.51'	S67°42'16"E	4°46'50"
C13	180.00'	115.00'	113.06'	59.54'	S47°00'40"E	36°36'22"
C14	180.00'	9.51'	9.51'	4.75'	S27°07'53"E	3°09'12"

PROJECT INFORMATION

Surveyor: T. HAICH	Project Name: ROCK LOFT RIDGE ESTATES PH. 2A
Designer: N. ANDERSON	Number: 4825-12
Begin Date: 12-7-2022	Scale: 1"=150'
	Revision: _____
	Checked: _____

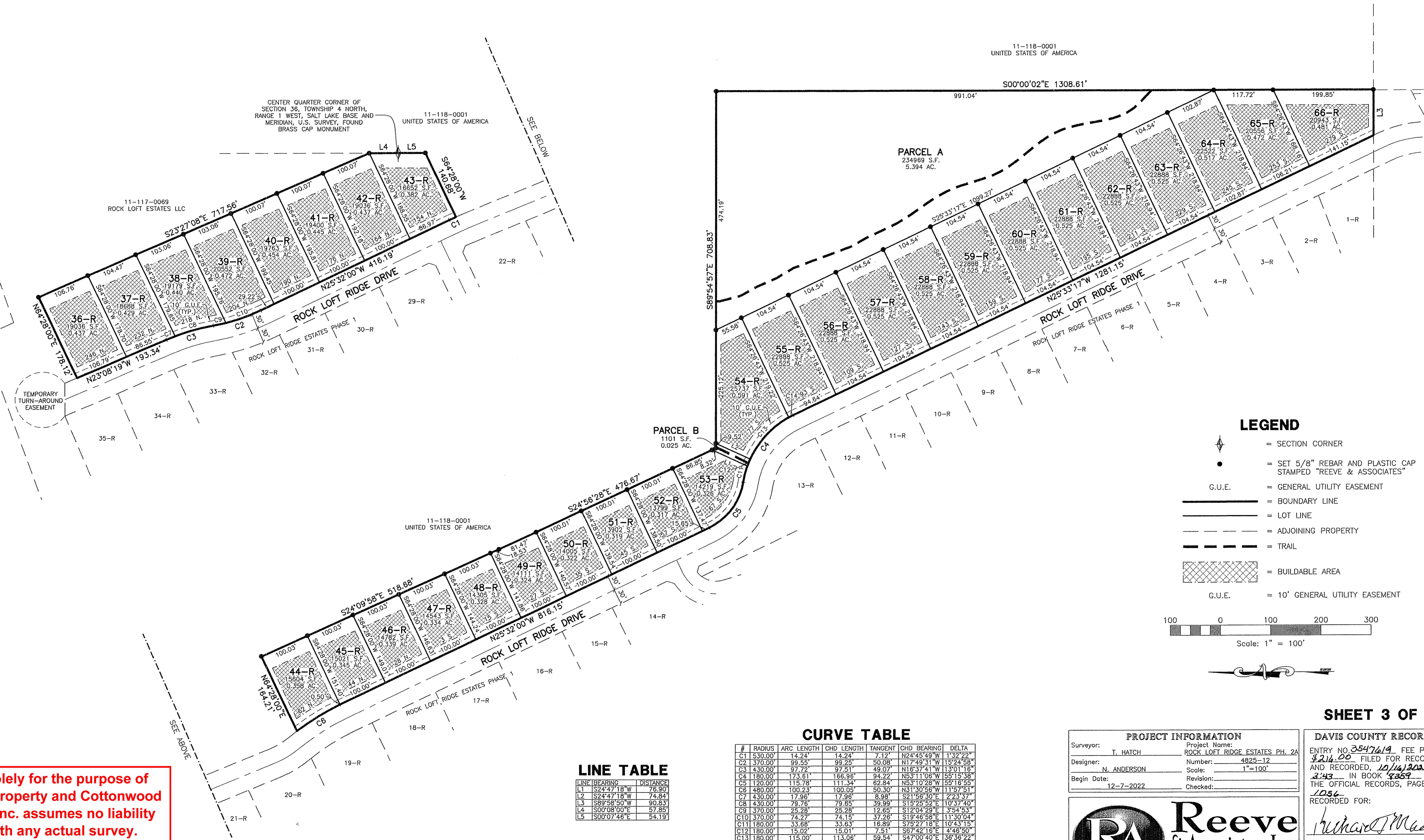
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SHEET 2 OF 3

DAVIS COUNTY RECORDER
ENTRY NO. 3547419 FEE PAID \$216.00 FILED FOR RECORD AND RECORDED, 10/16/2023 AT 3:43 IN BOOK 3359 OF THE OFFICIAL RECORDS, PAGE 1054
RECORDED FOR: *[Signature]*
DAVIS COUNTY RECORDER
DEPUTY.

ROCK LOFT RIDGE ESTATES PHASE 2A

PART OF THE NORTHWEST, SOUTHWEST AND SOUTHEAST QUARTERS OF SECTION 36, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY
FRUIT HEIGHTS CITY, DAVIS COUNTY, UTAH
AUGUST, 2023



LEGEND

- = SECTION CORNER
- = SET 5/8" REBAR AND PLASTIC CAP STAMPED "REEVE & ASSOCIATES"
- = GENERAL UTILITY EASEMENT
- = BOUNDARY LINE
- = LOT LINE
- = ADJOINING PROPERTY
- = TRAIL
- = BUILDABLE AREA
- = 10' GENERAL UTILITY EASEMENT

Scale: 1" = 100'

CURVE TABLE

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C12	180.00'	15.02'	15.01'	7.51'	S67°42'18"E	4°48'50"
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LINE TABLE

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L3	S89°50'50"W 90.83'
L4	S00°08'00"E 57.85'
L5	S00°07'48"E 54.19'

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SHEET 3 OF 3

PROJECT INFORMATION

Surveyor: T. HATCH
 Designer: N. ANDERSON
 Begin Date: 12-7-2022

Project Name: ROCK LOFT RIDGE ESTATES PH. 2A
 Number: 4825-12
 Scale: 1"=100'
 Revision:
 Checked:

DAVIS COUNTY RECORDER

ENTRY NO. 3547619 FEE PAID \$216.00 FILED FOR RECORD AND RECORDED, 12/14/2023 AT 2:43 IN BOOK 5852 OF THE OFFICIAL RECORDS, PAGE 1086
 RECORDED FOR:
 Richard J. Maclean
 DAVIS COUNTY RECORDER
 DEPUTY.

Reeve & Associates, Inc.
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