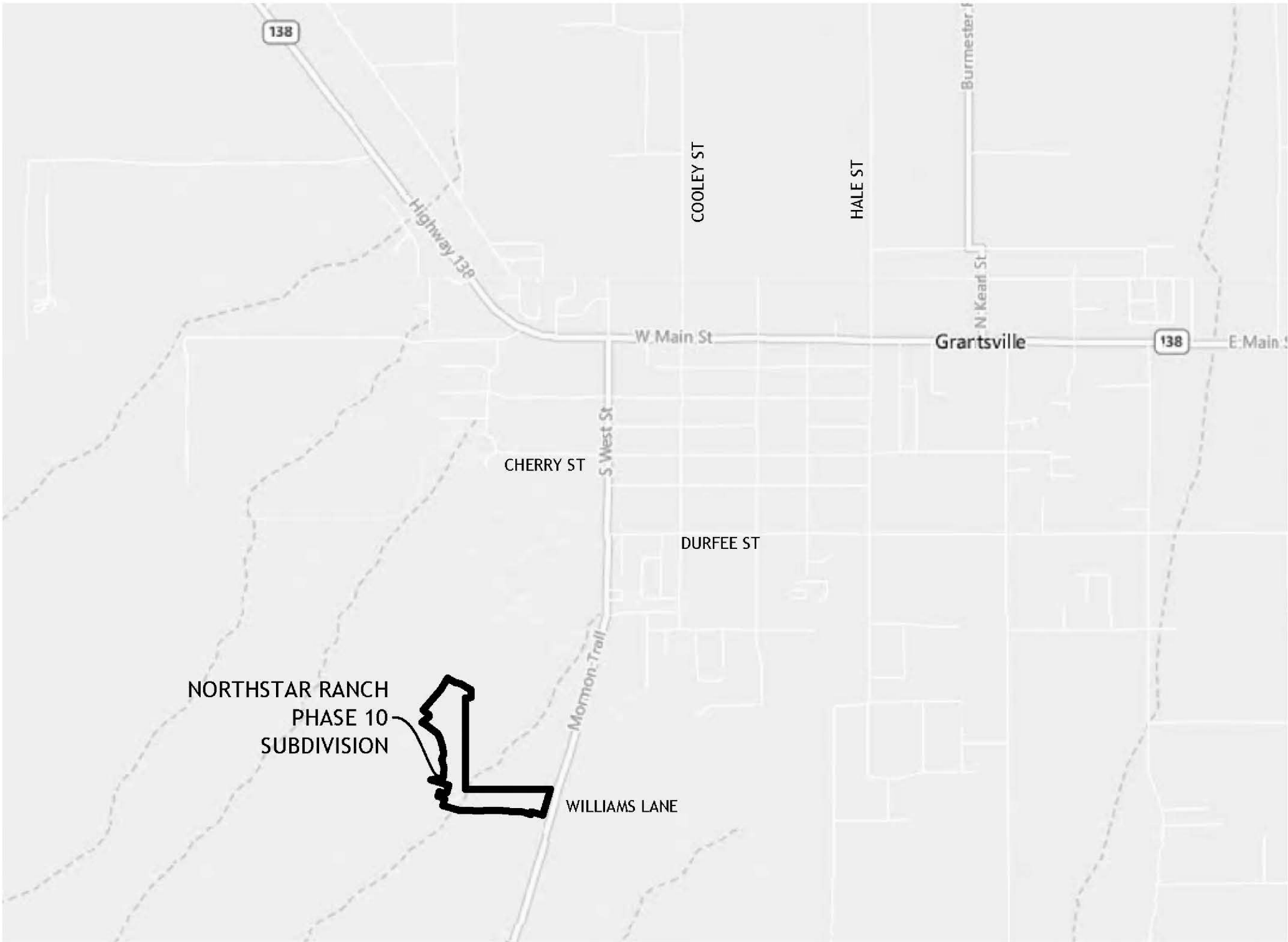


NORTHSTAR RANCH PHASE 10 SUBDIVISION

FINAL PLAT A RESIDENTIAL SUBDIVISION LOCATED IN THE WEST HALF OF SECTION 1, AND THE EAST HALF OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SALT LAKE BASE AND MERIDIAN, CITY OF GRANTSVILLE, TOOELE COUNTY, UTAH

LOT NO.	AREA (sf)	AREA (AC)	Water Allocation (AF)
1001	13382	0.307	0.81
1002	8387	0.193	0.59
1003	7849	0.180	0.57
1004	7855	0.180	0.57
1005	7860	0.180	0.57
1006	7866	0.181	0.57
1007	7872	0.181	0.57
1008	7878	0.181	0.57
1009	7884	0.181	0.57
1010	7890	0.181	0.57
1011	7895	0.181	0.57
1012	7901	0.181	0.57
1013	7907	0.182	0.57
1014	8158	0.187	0.58
1015	8079	0.185	0.58
1016	8346	0.192	0.59
1017	16080	0.369	0.93
1018	14654	0.336	0.87
1019	13068	0.300	0.80
1020	11696	0.268	0.74
1021	10358	0.238	0.68
1022	10391	0.239	0.68
1023	10797	0.248	0.70
1024	12468	0.286	0.77
1025	16221	0.372	0.94
1026	29343	0.674	1.53
1027	14006	0.322	0.84
1028	12731	0.292	0.79
1029	13913	0.319	0.84
1030	22268	0.511	1.21
1031	21983	0.505	1.20
1032	23465	0.539	1.26
1033	14430	0.331	0.86
1034	10920	0.251	0.70
1035	11835	0.272	0.75
1036	17479	0.401	1.00
1037	19172	0.440	1.07
1038	15534	0.357	0.91
1039	11553	0.265	0.73
1040	12739	0.292	0.79
1041	13442	0.309	0.82
1042	13231	0.304	0.81
1043	13938	0.320	0.84
1044	18832	0.432	1.06
1045	16324	0.375	0.95
1046	10006	0.230	0.66
1047	7872	0.181	0.57
1048	8011	0.184	0.58
1049	7601	0.174	0.56
1050	7388	0.170	0.55
1051	7148	0.164	0.54
1052	10077	0.231	0.67
1053	10022	0.230	0.66
1054	7054	0.162	0.53
1055	7008	0.161	0.53
1056	7446	0.171	0.55
1057	7885	0.181	0.57
1058	10726	0.246	0.70
1059	17437	0.400	1.00
1060	10046	0.231	0.67
Parcel A	50974	1.170	3.12
Parcel B	4320	0.099	0.26
Parcel C	18453	0.424	NATIVE
Parcel D	20739	0.476	NATIVE
Parcel E	29469	0.677	1.80



EASEMENT APPROVAL

DOMINION ENERGY	DATE
COMCAST	DATE
CENTURY LINK	DATE

VICINITY MAP
N.T.S.

QUESTAR GAS COMPANY
dba ENBRIDGE GAS UTAH

APPROVED THIS _____ DAY OF _____, 20____
BY: Candis Miller
TITLE: _____
Aug 22, 2025

LAND USE AUTHORITY

APPROVED THIS _____ DAY
OF _____, 20____.

Aug 25, 2025
GRANTSVILLE CITY PLANNING COMMISSION

GRANTSVILLE CITY FIRE DEPARTMENT

APPROVED THIS _____ DAY
OF _____, 20____.

Aug 22, 2025
GRANTSVILLE CITY FIRE DEPARTMENT CHIEF

ROCKY MOUNTAIN POWER

APPROVED THIS _____ DAY
OF _____, 20____.

Aug 26, 2025
ROCKY MOUNTAIN POWER REPRESENTATIVE

TOOELE COUNTY SURVEY DEPARTMENT

APPROVED THIS _____ DAY
OF _____, 20____.

Aug 26, 2025
TOOELE COUNTY SURVEY DIRECTOR

APPROVED BY CITY ENGINEER GRANTSVILLE CITY, UT

FOR PUBLIC IMPROVEMENTS ONLY (SHEETS _____)
BY _____ DATE _____
CITY ENGINEER

Sep 6, 2025
APPROVAL OF THESE PLANS DOES NOT RELEASE
THE DEVELOPER FROM RESPONSIBILITY FOR
CORRECTION OF MISTAKES, ERRORS OR
OMISSIONS CONTAINED THEREIN. IF DURING THE
COURSE OF CONSTRUCTION THE PUBLIC INTEREST
REQUIRES A MODIFICATION OR A DEPARTURE
FROM THE CITY SPECIFICATIONS, OR THE
APPROVED PLANS, THE CITY SHALL HAVE THE
AUTHORITY TO REQUIRE SUCH MODIFICATION OF
A DEPARTURE AND TO SPECIFY THE MANNER
WHICH THE SAME IS MADE.

GRANTSVILLE CITY MAYOR

PRESENTED TO GRANTSVILLE CITY THIS _____ DAY
OF _____, 20____ AT WHICH TIME THIS
SUBDIVISION WAS APPROVED AND ACCEPTED.

Aug 30, 2025
MAYOR

CITY ATTORNEY

APPROVED AS TO FORM THIS _____ DAY
OF _____, 20____.

Sep 5, 2025
GRANTSVILLE CITY ATTORNEY

TOOELE COUNTY TREASURER

APPROVED THIS _____ DAY
OF _____, 20____.

Aug 26, 2025
TOOELE COUNTY TREASURER



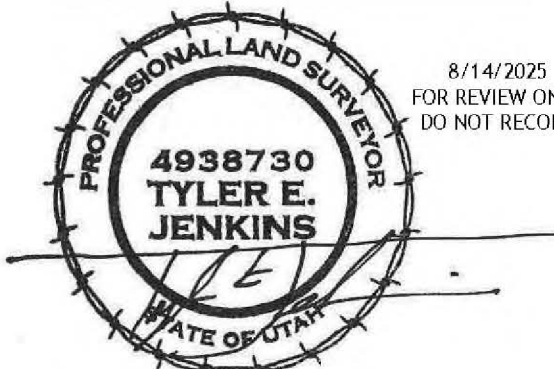
2815 East 3300 South, Salt Lake City, UT 84109
(801) 305-4670
www.edmpartners.com

SURVEYOR'S CERTIFICATE

I, TYLER E. JENKINS DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH AND THAT I HOLD LICENSE NO. 4938730 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT; I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS I HAVE COMPLETED A SURVEY OF THE TRACT OF LAND DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17; HAVE VERIFIED ALL MEASUREMENTS AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS, PARCELS AND STREETS TOGETHER WITH EASEMENTS, HEREAFTER TO BE KNOWN AS:

NORTHSTAR RANCH PHASE 10 SUBDIVISION

AND THAT THE REFERENCE MONUMENTS SHOWN ON THIS PLAT ARE LOCATED AS INDICATED AND ARE SUFFICIENT TO RETRACE OR REESTABLISH THIS PLAT.



BOUNDARY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE EAST HALF OF SECTION 2, AND THE WEST HALF OF SECTION 1, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE EAST QUARTER CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE ALONG THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 2 500°05'59"W 1325.73 FEET; THENCE N89°55'40"E 1229.24 FEET; THENCE S16°27'26"W 392.36 FEET; THENCE N73°32'34"W 171.00 FEET; THENCE S16°27'26"W 39.00 FEET; THENCE N73°32'34"W 66.00 FEET; THENCE N73°32'34"W 68.29 FEET; THENCE N88°42'44"W 133.27 FEET; THENCE N84°03'28"W 193.10 FEET; THENCE S89°50'05"W 161.50 FEET; THENCE S85°34'06"W 66.18 FEET; THENCE S89°50'05"W 155.68 FEET; THENCE N88°46'16"W 201.35 FEET; THENCE N73°32'34"W 243.19 FEET; THENCE N16°27'26"E 95.00 FEET; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 16.00 FEET, A DISTANCE OF 25.13 FEET, A CHORD DIRECTION OF N28°32'34"W, AND A CHORD DISTANCE OF 22.63 FEET; THENCE N73°32'34"W 88.00 FEET; THENCE N16°27'26"E 66.00 FEET; THENCE S73°32'34"E 88.00 FEET; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 16.00 FEET, A DISTANCE OF 25.13 FEET, A CHORD DIRECTION OF N61°27'26"E, AND A CHORD DISTANCE OF 22.63 FEET; THENCE N16°27'26"E 114.00 FEET; THENCE N73°32'34"W 272.00 FEET; THENCE N78°54'16"E 181.60 FEET; THENCE N05°35'04"E 138.49 FEET; THENCE N15°32'09"W 130.00 FEET; THENCE N22°29'33"E 80.83 FEET; THENCE N10°10'31"W 110.31 FEET; THENCE N16°19'49"W 131.74 FEET; THENCE N27°38'36"W 67.99 FEET; THENCE N51°39'34"W 211.36 FEET; THENCE N62°22'17"W 72.53 FEET; THENCE N52°15'03"E 135.93 FEET; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 16.00 FEET, A DISTANCE OF 28.89 FEET, A CHORD DIRECTION OF N00°30'58"E, AND A CHORD DISTANCE OF 25.12 FEET; THENCE N51°13'07"W 116.22 FEET; THENCE N44°34'50"E 66.34 FEET; THENCE N40°40'29"E 324.09 FEET; THENCE N30°40'31"E 195.00 FEET; THENCE S59°19'29"E 130.00 FEET; THENCE S80°19'31"E 70.70 FEET; THENCE S59°19'29"E 180.00 FEET; THENCE S00°00'45"E 114.81 FEET; THENCE S89°59'15"W 75.46 FEET TO SAID EAST QUARTER CORNER AND THE POINT OF BEGINNING. CONTAINS 25.66 ACRES IN AREA, 5 PARCELS AND 60 LOTS

OWNER'S DEDICATION

KNOW THAT ALL PEOPLE BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS TOGETHER WITH EASEMENTS TO BE HEREAFTER KNOWN AS:

NORTHSTAR RANCH PHASE 10 SUBDIVISION

THE UNDERSIGNED OWNERS HEREBY DEDICATE TO GRANTSVILLE CITY ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND ON SAID PLAT DESIGNATED HEREON AS STREETS, THE SAME TO BE USED AS PUBLIC THOROUGHFARES FOREVER. THE UNDERSIGNED OWNERS ALSO HEREBY CONVEY TO ANY AND ALL PUBLIC UTILITY COMPANIES PROVIDING SERVICE TO THE HEREON DESCRIBED TRACT A PERPETUAL, NON-EXCLUSIVE EASEMENT OVER THE PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT, THE SAME TO BE USED FOR DRAINAGE AND THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES AND FACILITIES. THE UNDERSIGNED OWNERS ALSO HEREBY DEDICATE ANY OTHER EASEMENTS AS SHOWN AND/OR NOTED ON THIS PLAT TO THE PARTIES INDICATED AND FOR THE PURPOSES SHOWN AND/OR NOTED HEREON.

BY: Kevin Anglesey Aug 26, 2025
NAME: KEVIN ANGLESEY
TITLE: MANAGER
FOR: IMG GRANTSVILLE DEVELOPMENT, INC.

LIMITED LIABILITY COMPANY ACKNOWLEDGEMENT

ON THE _____ DAY OF _____, 20____, Aug 26, 2025, _____ APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF TOOELE IN THE STATE OF UTAH, WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE IS _____ OF IMG DEVELOPMENT LLC AND THAT HE SIGNED THE OWNER'S DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID LIMITED LIABILITY COMPANY FOR THE PURPOSES THEREIN MENTIONED.

722444 _____
NOTARY PUBLIC COMMISSION NUMBER SIGNATURE
Peter Gammondale

A NOTARY PUBLIC COMMISSIONED IN THE STATE OF UTAH. COMMISSION EXPIRES 04-14-2026

NORTHSTAR RANCH PHASE 10 SUBDIVISION A RESIDENTIAL SUBDIVISION LOCATED IN THE WEST HALF OF SECTION 1, AND THE EAST HALF OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SALT LAKE BASE AND MERIDIAN, CITY OF GRANTSVILLE, TOOELE COUNTY, UTAH

DEVELOPER

IMG DEVELOPMENT LLC
978 EAST WOODOAK LANE
SALT LAKE CITY, UT 84117
801-747-7000

SHEET 1 OF 3

RECORDED # 623802

STATE OF UTAH, COUNTY OF TOOELE, RECORDED AND FILED AT THE REQUEST
OF: Ross Dinsdale
DATE: 9/15/2025 TIME: 3:40 pm BOOK: 25 PAGE: 26

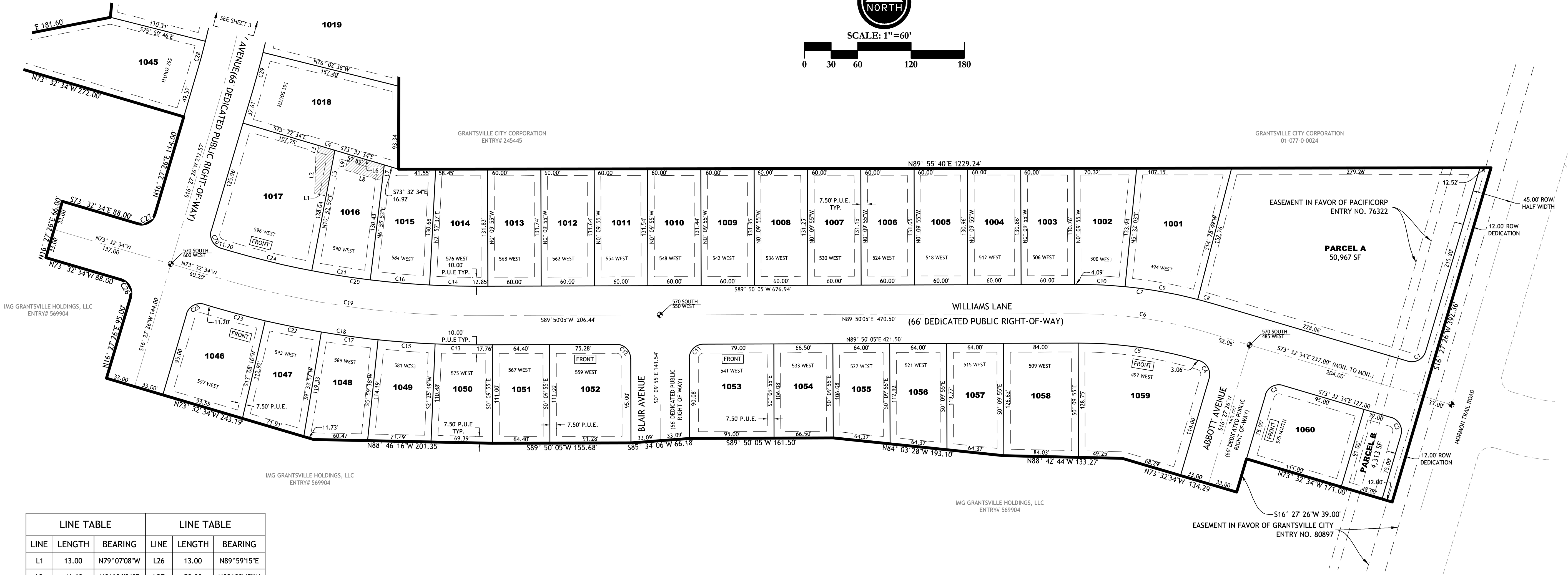
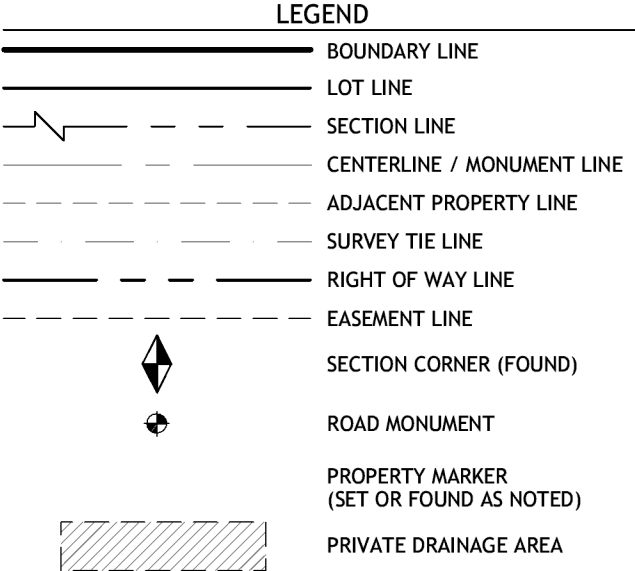
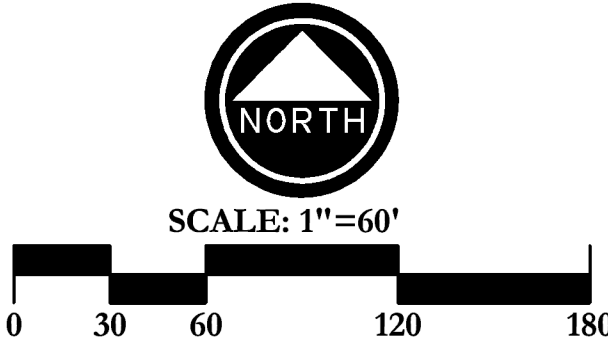
292.00 Rylsha Ulin Deputy
FEE TOOELE COUNTY RECORDER

NORTHSTAR RANCH PHASE 10 SUBDIVISION

FINAL PLAT

A RESIDENTIAL SUBDIVISION LOCATED IN THE WEST HALF OF SECTION 1, AND THE EAST HALF OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SALT LAKE BASE AND MERIDIAN, CITY OF GRANTSVILLE, TOOELE COUNTY, UTAH

BASIS OF BEARING
SOUTH 00°05'59" WEST, BEING THE BEARING BETWEEN THE WEST QUARTER OF SECTION 1, AND THE SOUTHWEST CORNER OF SECTION 1, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SLB&M.



CURVE TABLE				
CURVE	ARC LENGTH	RADIUS	CHORD DIRECTION	CHORD LENGTH
C1	25.13	16.00	S61°27'26"W	22.63
C2	25.13	16.00	S28°32'34"E	22.63
C3	25.13	16.00	N61°27'26"E	22.63
C4	25.13	16.00	S28°32'34"E	22.63
C5	135.48	467.00	S81°51'15"E	135.01
C6	145.06	500.00	N81°51'15"W	144.55
C7	154.63	533.00	N81°51'15"W	154.09
C8	18.39	533.00	N74°31'53"W	18.39
C9	83.22	533.00	N79°59'34"W	83.14
C10	53.02	533.00	N87°18'56"W	53.00
C11	25.13	16.00	N44°50'05"E	22.63
C12	25.13	16.00	S45°09'55"E	22.63
C13	46.64	1033.00	S88°52'18"E	46.64
C14	52.75	967.00	N88°36'09"W	52.74
C15	64.40	1033.00	S85°47'32"E	64.39
C16	67.02	967.00	N85°03'15"W	67.01
C17	64.40	1033.00	S82°13'13"E	64.39
C18	299.69	1033.00	S81°51'15"E	298.64
C19	290.12	1000.00	N81°51'15"W	289.10
C20	280.54	967.00	N81°51'15"W	279.56
C21	66.66	967.00	N81°05'37"W	66.64
C22	64.40	1033.00	S78°38'53"E	64.39
C23	59.85	1033.00	S75°12'09"E	59.84
C24	94.11	967.00	N76°19'51"W	94.07
C25	25.13	16.00	N61°27'26"E	22.63
C26	25.13	16.00	N28°32'34"W	22.63
C27	25.13	16.00	N61°27'26"E	22.63
C28	38.87	967.00	S15°18'20"W	38.87
C29	45.10	1033.00	S15°12'24"W	45.09
C30	82.97	1033.00	S11°39'18"W	82.95
C31	290.12	1000.00	S8°08'45"W	289.10
C32	177.08	967.00	N8°54'29"E	176.83
C33	299.69	1033.00	N8°08'45"E	298.64
C34	152.18	1033.00	S5°08'01"W	152.04
C35	19.45	1033.00	S0°22'26"W	19.45

LINE TABLE			LINE TABLE		
LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
L1	13.00	N79°07'08"W	L26	13.00	N89°59'15"E
L2	41.69	N01°36'31"E	L27	59.99	N00°00'45"W
L3	13.00	N16°27'26"E	L28	35.81	N59°19'29"W
L4	18.54	S73°32'34"E	L29	13.00	S30°40'31"W
L5	52.29	S10°52'52"W			
L6	41.00	S73°32'34"E			
L7	18.18	S06°55'53"W			
L8	44.01	N73°38'39"W			
L9	18.01	N16°27'26"E			
L10	13.00	N41°08'30"W			
L11	78.18	N45°21'13"W			
L12	13.00	N32°42'46"E			
L13	98.47	S57°17'14"E			
L14	34.13	S48°51'30"W			
L15	13.00	S45°06'28"E			
L16	49.36	N44°53'32"E			
L17	32.85	N57°17'14"W			
L18	13.00	S32°42'46"W			
L19	33.93	S16°03'11"W			
L20	34.31	N15°57'04"E			
L21	13.00	N37°14'43"E			
L22	31.61	S52°45'17"E			
L23	47.11	S44°53'32"W			
L24	13.00	N45°06'28"W			
L25	71.40	S20°01'27"E			

- NOTE:
- 3/4" x 24" REBAR WITH BLUE SURVEY CAP MARKED EDM TO BE PLACED AT ALL LOT CORNERS.
 - OFFSET PINS TO BE PLACED IN THE BACK OF THE CURB.
 - MONUMENTS TO BE PLACED AS INDICATED ON THIS PLAT PER APWA STANDARD DETAILS 272, 273, AND 274.
 - OPEN SPACE PARCELS A, B, C, D, & E SHALL BE DEEDED TO THE NORTHSTAR RANCH HOA. THE NORTHSTAR RANCH HOA SHALL MAINTAIN PARCELS A, B, C, D, & E.
 - PARCELS A, B, C, D, & E HAVE DRAINAGE EASEMENTS IN FAVOR OF GRANTSVILLE CITY. SAID EASEMENT IS FOR THE ENTIRETY OF THE PARCEL.
 - EASEMENTS ON PARCELS A, B, C, D, & E FURTHER GRANT TO GRANTSVILLE CITY THE RIGHT TO ACCESS, MAINTAIN, REPAIR, OR REPLACE THE DRAINAGE FACILITIES DURING EMERGENCY SITUATIONS.
 - LOTS 1016, 1017, 1026, 1028, 1029, and 1032 PROPERTY OWNERS AGREE TO MAINTAIN THE PRIVATE RETENTION AREAS ON THEIR LOTS. THEY FURTHER AGREE NOT TO ALTER THE GRADING, NOR ALLOW ANY DRAINAGE TO DISCHARGE ONTO NEIGHBORING PROPERTIES, OR PUT ANY IMPERVIOUS SURFACES IN THE AREA SHOWN ON THE PLAT. THIS REQUIREMENT WILL RUN WITH THE PROPERTY AND APPLY TO ALL FUTURE PROPERTY OWNERS. IF AT ANY TIME THE PROPERTY OWNER FAILS TO PROPERLY MAINTAIN THE BASIN TO THE REASONABLE SATISFACTION OF THE CITY, GRANTSVILLE CITY MAY MAKE ALL NECESSARY IMPROVEMENTS, CORRECTIONS, REPAIRS, OR REPLACEMENTS AND COLLECT FROM THE PROPERTY OWNER ALL INCURRED COSTS, FEES, AND INTEREST.
 - LOTS 1016, 1017, 1026, 1028, 1029, and 1032 PROPERTY OWNERS, SUCCESSORS, AND ASSIGNS HEREBY GRANT A PERPETUAL PRIVILEGE AND EASEMENT TO GRANTSVILLE CITY TO ACCESS THE STORM DRAIN RETENTION AREA AT ANY TIME FOR THE PURPOSE MAINTENANCE, INSPECTION, REPAIR, OR REPLACEMENT OF ANY STORM WATER OR OTHER UTILITY ABOVE OR BELOW GROUND BUT NOT LIMITED TO THE STORM DRAIN RETENTION AREA.
 - BASEMENT FINISH FLOOR ELEVATIONS TO BE THREE FEET ABOVE HIGHEST GROUNDWATER LEVEL IN A WET YEAR.
 - THE CAPACITY OF THE PARCEL A STORM WATER POND IS 135,534 CUBIC FEET. THE CAPACITY OF THE PARCEL E STORM WATER POND IS 20,724 CUBIC FEET.
 - PURSUANT TO UTAH CODE 10-9a604(1)(d), THE OWNERS HEREBY CONVEY ALL COMMON AREAS SHOWN ON THIS PLAT AS INDICATED HEREON TO THE NORTHSTAR RANCH HOA (MAILING ADDRESS). THE HOA SHALL RECEIVE APPROVAL FROM THE HOA OR PROPERTY THAT IMPACTS THE CITY, AS NOTED IN THE DEVELOPMENT AGREEMENT.

NORTHSTAR RANCH PHASE 10 SUBDIVISION

A RESIDENTIAL SUBDIVISION LOCATED IN THE WEST HALF OF SECTION 1, AND THE EAST HALF OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SALT LAKE BASE AND MERIDIAN, CITY OF GRANTSVILLE, TOOELE COUNTY, UTAH

DEVELOPER

IMG DEVELOPMENT LLC
978 EAST WOODOAK LANE
SALT LAKE CITY, UT 84117
801-747-7000

SHEET 2 OF 3

RECORDED # 623802

STATE OF UTAH, COUNTY OF TOOELE, RECORDED AND FILED AT THE REQUEST OF: **Ross Dinsdale**

DATE: **9/15/2025** TIME: **3:40 pm** BOOK: **25** PAGE: **26**

292.00
FEE

Rylisha Ulin Deputy
TOOELE COUNTY RECORDER



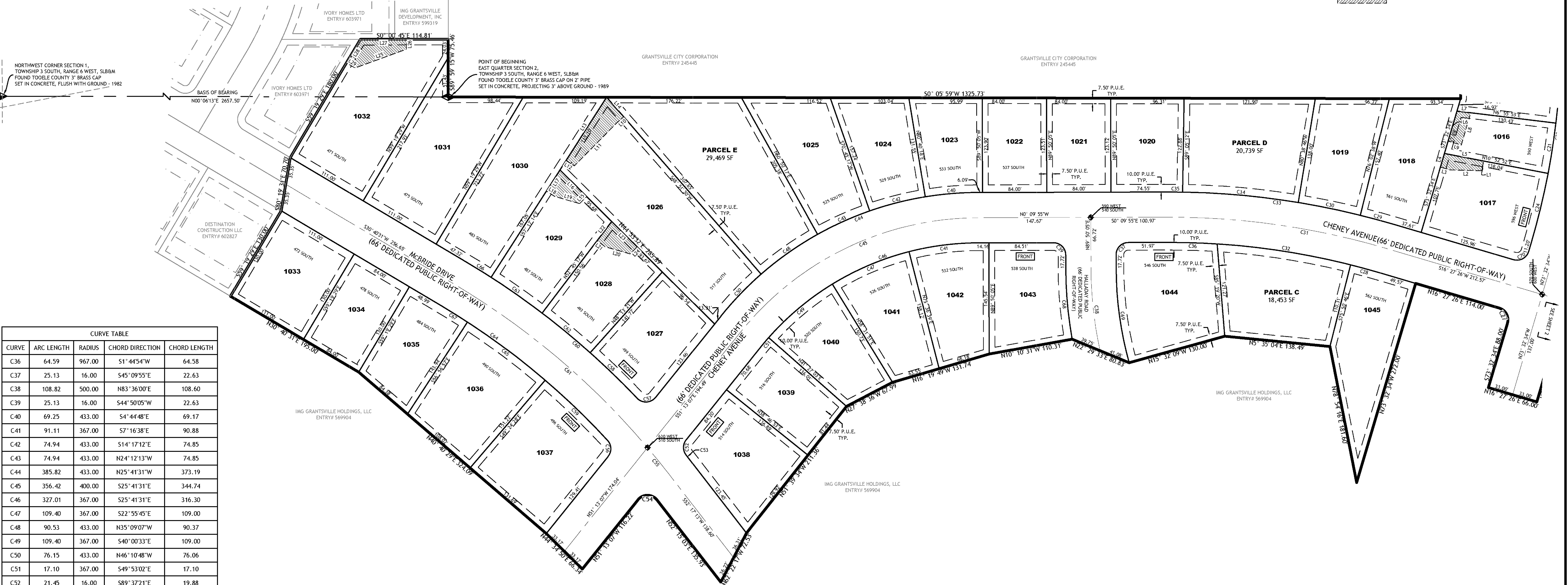
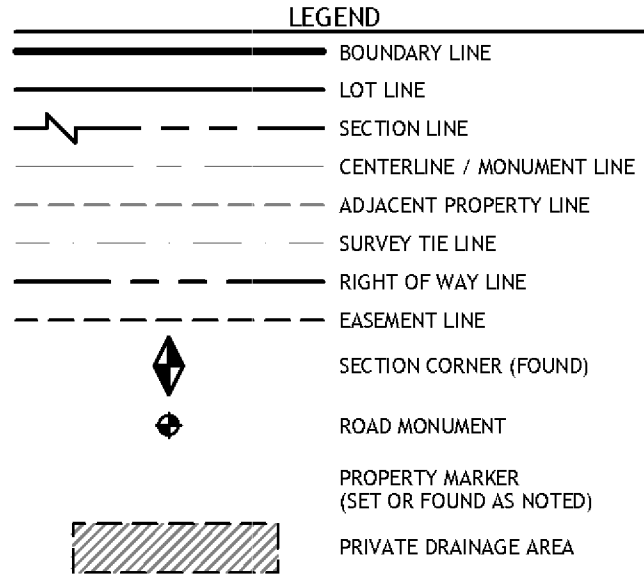
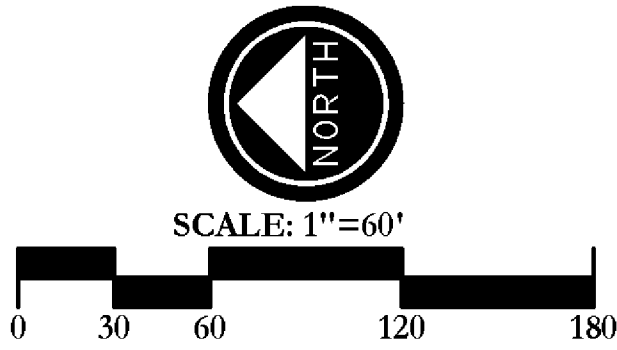
2815 East 3300 South, Salt Lake City, UT 84109
(801) 305-4670 www.edmpartners.com

NORTHSTAR RANCH PHASE 10 SUBDIVISION

FINAL PLAT

A RESIDENTIAL SUBDIVISION LOCATED IN THE WEST HALF OF SECTION 1, AND THE EAST HALF OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SALT LAKE BASE AND MERIDIAN, CITY OF GRANTSVILLE, TOOELE COUNTY, UTAH

BASIS OF BEARING
NORTH 00°06'13" EAST, BEING THE BEARING BETWEEN THE EAST QUARTER OF SECTION 2, AND THE NORTHEAST CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SLB&M.



CURVE TABLE				
CURVE	ARC LENGTH	RADIUS	CHORD DIRECTION	CHORD LENGTH
C36	64.59	967.00	S1°44'54"W	64.58
C37	25.13	16.00	S45°09'55"E	22.63
C38	108.82	500.00	N83°36'00"E	108.60
C39	25.13	16.00	S44°50'05"W	22.63
C40	69.25	433.00	S4°44'48"E	69.17
C41	91.11	367.00	S7°16'38"E	90.88
C42	74.94	433.00	S14°17'12"E	74.85
C43	74.94	433.00	N24°12'13"W	74.85
C44	385.82	433.00	N25°41'31"W	373.19
C45	356.42	400.00	S25°41'31"E	344.74
C46	327.01	367.00	S25°41'31"E	316.30
C47	109.40	367.00	S22°55'45"E	109.00
C48	90.53	433.00	N35°09'07"W	90.37
C49	109.40	367.00	S40°00'33"E	109.00
C50	76.15	433.00	N46°10'48"W	76.06
C51	17.10	367.00	S49°53'02"E	17.10
C52	21.45	16.00	S89°37'21"E	19.88
C53	5.65	1033.00	N52°07'49"E	5.65
C54	28.89	16.00	N0°30'58"E	25.12
C55	44.15	1000.00	S51°01'20"W	44.15
C56	22.74	16.00	S88°03'24"W	20.88
C57	27.30	16.00	S2°20'43"E	24.10
C58	85.65	1033.00	S44°09'10"W	85.62
C59	113.75	967.00	S43°57'43"W	113.69
C60	285.81	1033.00	N38°36'06"E	284.90
C61	333.04	1000.00	S40°12'59"W	331.51
C62	81.71	1033.00	S39°30'41"W	81.69
C63	81.71	1033.00	S34°58'45"W	81.69
C64	281.12	967.00	S39°00'13"W	280.13
C65	127.28	967.00	S36°49'17"W	127.18
C66	36.73	1033.00	S31°41'39"W	36.73
C67	40.09	967.00	S31°51'47"W	40.09
C68	93.12	533.00	S84°49'47"W	93.00
C69	125.28	467.00	N82°08'58"E	124.91
C70	25.13	16.00	N28°32'34"W	22.63

CURVE TABLE				
CURVE	ARC LENGTH	RADIUS	CHORD DIRECTION	CHORD LENGTH
C29	45.10	1033.00	S15°12'24"W	45.09
C30	82.97	1033.00	S11°39'18"W	82.95
C31	290.12	1000.00	S8°08'45"W	289.10
C32	177.08	967.00	N8°54'29"E	176.83
C33	299.69	1033.00	N8°08'45"E	298.64
C34	152.18	1033.00	S5°08'01"W	152.04
C35	19.45	1033.00	S0°22'26"W	19.45

NORTHSTAR RANCH PHASE 10 SUBDIVISION
A RESIDENTIAL SUBDIVISION LOCATED IN THE WEST HALF OF SECTION 1, AND THE EAST HALF OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 6 WEST, SALT LAKE BASE AND MERIDIAN, CITY OF GRANTSVILLE, TOOELE COUNTY, UTAH

DEVELOPER
IMG DEVELOPMENT LLC
978 EAST WOODOAK LANE
SALT LAKE CITY, UT 84117
801-747-7000

SHEET 3 OF 3

RECORDED # 623802

STATE OF UTAH, COUNTY OF TOOELE, RECORDED AND FILED AT THE REQUEST OF: **Ross Dinsdale**
DATE: **9/15/2025** TIME: **3:40 pm** BOOK: **25** PAGE: **26**
292.00
FEE
Rylisha Ulin Deputy
TOOELE COUNTY RECORDER



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