

1" = 40'

Parkway Crossing Plat "C" Lot 1

30' Sewer Pipeline Easement
& Dedication Refer to
Entry # 133442: 2009

Parkway Crossing Plat "B" Lot 5

Parkway Crossing LLC

Site

Vicinity Map

Parkway Crossing Plat "C" Lot 4

Lot 3
2.02 AC
88074 sq.ft.

Parkway Chevron Plat "A"

Lot 2
0.43 AC
18931 sq.ft.

Lot 1
0.39 AC
17094 sq.ft.

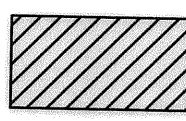
Parkway Properties Inc.

State Plane Coordinates

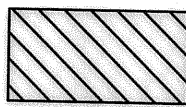
	Northing	Easting
A	707,416.1800	1,937,725.6900
B	707,456.2341	1,936,999.8582
C	707,680.6226	1,936,975.2650
D	707,680.6163	1,936,974.9829
E	707,850.3644	1,936,956.3974
F	707,851.7285	1,936,962.1434
G	707,851.7965	1,936,973.5598
H	707,851.9565	1,936,973.5596
I	707,854.0336	1,937,332.1298
J	707,644.1261	1,937,333.9209
K	707,604.1599	1,937,336.2614
L	707,472.2041	1,937,337.3874
M	707,471.5701	1,937,275.2366
N	707,460.6620	1,937,275.3478

Line Table

Line	Length	Direction
T1	0.28'	S 88°43'07" W
T2	5.89'	N 76°42'11" E
T3	11.42'	N 89°39'32" E
T4	0.16'	N 00°04'20" W
T5	62.17'	S 89°25'18" W
T6	10.91'	S 00°35'04" E



Reciprocal Cross Access Easement in favor
of Lots 1, 2 & 3 of Plat "B", Parkway
Center Subdivision, and Lot 1, Parkway
Chevron.

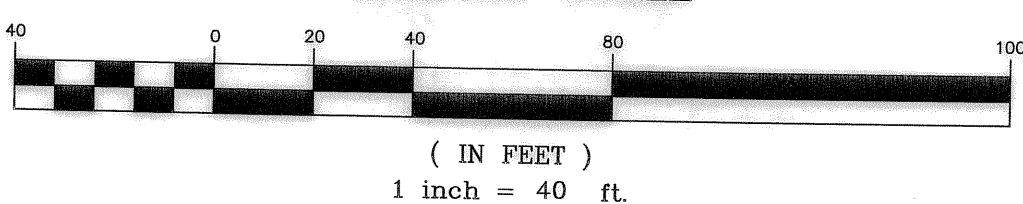


Reciprocal Parking Easement in favor of Lots
1, 2 & 3 of Plat "B", Parkway Center
Subdivision.

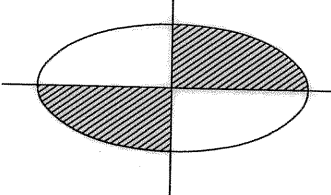


30' Water Main Easement in favor of Orem
City.

GRAPHIC SCALE



PREPARED BY



DUDLEY AND ASSOCIATES INC.

Surveyor's Certificate

I, Roger D. Dudley, do hereby certify that I am a Registered Land Surveyor, and that I hold Certificate No. 147809 as prescribed under the laws of the State of Utah. I further certify by authority of the owners, I have made a survey of the tract of land shown on this plat and described below, and have subdivided said tract of land into Lots, Blocks, Streets, and Easements and the same has been correctly surveyed and staked on the ground as shown on this plat and that this plat is true and correct.

Boundary Description

Commencing at a point located South 89°28'50" West along the Section line 726.08 feet and North 46.65 feet from the South quarter corner of Section 21, Township 6 South, Range 2 East, Salt Lake Base and Meridian; thence North 06°15'17" West 225.80 feet; thence South 88°43'07" West 0.28 feet; thence North 06°14'34" West 170.82 feet; thence North 76°42'11" East 5.89 feet; thence North 89°39'32" East 11.42 feet; thence North 00°04'20" West 0.16 feet; thence North 89°40'04" East 358.68 feet; thence South 00°29'20" East 209.98 feet; thence South 03°21'06" East 40.05 feet; thence South 00°29'20" East 132.00 feet; thence South 89°25'18" West 62.17 feet; thence South 00°35'04" East 10.91 feet; thence South 89°04'45" West 275.60 feet to the point of beginning.

AREA = 139,992 sq. ft. or 3.21 acres

Basis of Bearing South 89°28'50" West along the Section line

Date 9-16-2013

Surveyor
(See Seal Below)

ENT 91592-2013 Map # 14038
JEFFERY SMITH
UTAH COUNTY RECORDER
2013 Sep 25 4:37 pm FEE 33.00 BY CLS
RECORDED FOR OREM CITY CORPORATION

Owner's Dedication

Know all men by these presents that we, all of the undersigned owners of all the property described in the Surveyor's Certificate hereon and shown on this map, have caused the same to be subdivided into Lots, Blocks, Streets, and Easements and do hereby dedicate the streets and other public areas as indicated hereon for perpetual use of the public.

In witness hereof we have hereunto set our hands this 17th day of Sept., A.D. 2013.

By: Jeff A. Stockert,
Manager, Orem Lodging LLC

By: Merrill Gappmayer,
President, Parkway Properties, Inc.

Acknowledgement

STATE OF UTAH } S.S.
COUNTY OF UTAH }

On the 17th day of Sept., A.D. 2013, personally appeared before me the signers of the foregoing Owner's Dedication who duly acknowledged to me that they did execute the same.

My Commission Expires 2-1-16

NOTARY PUBLIC
(See Seal Below)

Acceptance by the City of Orem

The City of Orem, County of Utah, approves this subdivision and hereby accepts the dedication of all Streets, Easements, and other parcels of land intended for public purposes for the perpetual use of the public. Signed this 4th day of September, A.D. 2013.

Approved: City Engineer

Approved: City Recorder

Occupancy Restriction Notice

The City of Orem has an Ordinance which restricts the occupancy of buildings within this subdivision. Accordingly, it is unlawful to occupy any building located within this subdivision without first having obtained a Certificate of Occupancy issued by the City.

Planning Commission Approval

Approved this 4th day of September, 2013, by the Orem City Planning Commission.

Director-Secretary Chairman, Planning Commission Resolution No.

Plat " B "

Parkway Center

Including a Vacation of Lots 1 & 2, Plat "A"
Parkway Center Subdivision

Subdivision

Orem City, Utah County, Utah

Scale: 1" = 40 Feet

Plat Vacation Notice

The City of Orem is satisfied that neither the public nor any person will be materially injured by the Vacation of Lots 1 & 2, Plat "A", Parkway Center Subdivision. Lots 1 & 2, Plat "A", Parkway Center Subdivision is hereby Vacated.

Approved as to Form

City Attorney Date

