

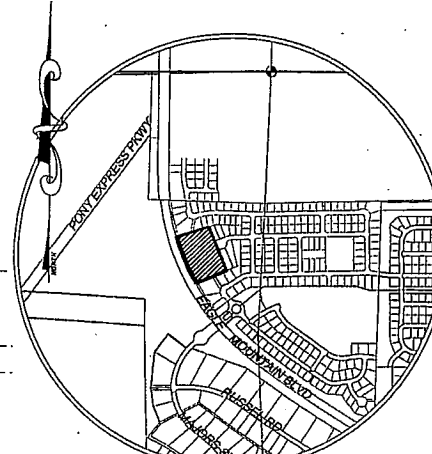
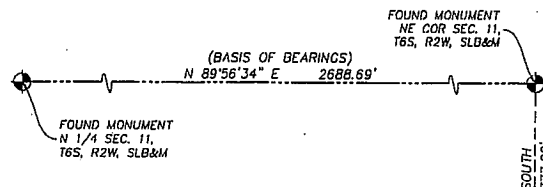
ANTELOPE MEADOWS

PLAT 1

EAGLE MOUNTAIN CITY, UTAH COUNTY, UTAH

NE 1/4 SEC. 11, T6S, R2W, SLB&M

JULY, 2008



VICINITY MAP
NOT TO SCALE

- LEGEND**
- PROPERTY BOUNDARY
 - - - RIGHT-OF-WAY LINE
 - - - SECTION LINE
 - SURVEY MONUMENT
 - SET PROPERTY CORNER

NOTE:
1) 5/8" REBAR WITH PLASTIC CAPS STAMPED "H&H ENGINEERING & SURVEYING" ARE TO BE SET AT EACH PROPERTY CORNER.

Lot Address:
4588 N Eagle Mountain Blvd.

LOT 1
205,609 SF
4.72 AC±

R=2630.00'
L=578.47'
Δ=12°36'08"
Chord Dir=S22°33'07"E
Chord Dist=577.31'

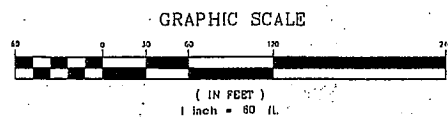
R=2653.50'
L=580.63'
Δ=12°32'14"
Chord Dir=S22°31'58"E
Chord Dist=579.47'

23.5' ADDITIONAL
RIGHT OF WAY
13,619.5-SF
DEDICATED TO
EAGLE MOUNTAIN CITY

40' WIDE P.U.E.
DEDICATED TO
EAGLE MOUNTAIN CITY

EASEMENT TO BE
PROLONGED AND OR
SHORTENED TO CONNECT
TO THE R/W OF AUTUMN
RIDGE PH 1 SUBDIVISION
AS RECORDED.

EXISTING 93' R/W
EAGLE MOUNTAIN BLVD
PLAT ENT #83435-1997



SURVEYOR'S CERTIFICATE

I, VICTOR E. HANSEN, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR AND THAT I HOLD CERTIFICATE NO. 176695 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 TO THE BEST OF MY KNOWLEDGE.

Victor E. Hansen
VICTOR E. HANSEN RLS 176695

8-12-08
DATE

BOUNDARY DESCRIPTION

A PARCEL OF LAND IN THE NORTHEAST 1/4 OF SECTION 11, TOWNSHIP 6 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, LOCATED IN THE CITY OF EAGLE MOUNTAIN, UTAH COUNTY, STATE OF UTAH. THE BASIS OF BEARINGS FOR SAID PARCEL BEING N89°56'34"E BETWEEN THE NORTH 1/4 CORNER AND THE NORTHEAST CORNER OF SAID SECTION 11, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT SOUTH 1777.20 FEET AND WEST 691.12 FEET FROM THE NORTHEAST CORNER OF SECTION 11, TOWNSHIP 6 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; THENCE S22°27'32"E 544.47 FEET; THENCE S66°58'43"W 378.84 FEET TO THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 2653.50 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE 580.63 FEET THROUGH A CENTRAL ANGLE OF 12°32'14"; CHORD OF SAID CURVE BEARS N22°31'58"W 579.47 FEET; THENCE N72°15'08"E 380.86 FEET TO THE POINT OF BEGINNING.

CONTAINING 5.033 ACRES, MORE OR LESS.

OWNERS' DEDICATION

WE, THE UNDERSIGNED OWNERS OF ALL THE REAL PROPERTY DEPICTED ON THIS PLAT AND DESCRIBED IN THE SURVEYOR'S CERTIFICATE ON THIS PLAT, HAVE CAUSED THE LAND DESCRIBED ON THIS PLAT TO BE DIVIDED INTO LOTS, STREETS, AND EASEMENTS AS DESIGNATED ON THE PLAT AND NOW DO HEREBY DEDICATE UNDER THE PROVISIONS OF 10-90-607 UTAH CODE, WITHOUT CONDITION, RESTRICTION OR RESERVATION TO EAGLE MOUNTAIN CITY, UTAH, ALL STREETS, WATER, SEWER AND OTHER UTILITY EASEMENTS AND IMPROVEMENTS AND ALL OTHER PLACES OF PUBLIC USE AND ENJOYMENT TO EAGLE MOUNTAIN CITY, UTAH, TOGETHER WITH ALL IMPROVEMENTS REQUIRED BY THE DEVELOPMENT AGREEMENT BETWEEN THE UNDERSIGNED AND EAGLE MOUNTAIN CITY FOR THE BENEFIT OF THE CITY AND THE INHABITANTS THEREOF.

BY: EM DEVELOPMENT, LLC

DAVID ADAMS, MANAGING MEMBER

ACKNOWLEDGMENT

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

ON THE 13th DAY OF August, A.D. 2008, PERSONALLY APPEARED BEFORE ME THE PERSONS SIGNING THE FOREGOING OWNERS DEDICATION KNOWN TO ME TO BE AUTHORIZED TO EXECUTE THE FOREGOING OWNERS DEDICATION FOR AND ON BEHALF OF THE OWNERS WHO DULY ACKNOWLEDGED TO ME THAT THE OWNERS DEDICATION WAS EXECUTED BY THEM ON BEHALF OF THE OWNERS.

Pamela Ingram PAMELA INGRAM
NOTARY PUBLIC - (SEE SEAL BELOW)

MY COMMISSION EXPIRES: 09-05-2010 Residing at: 3771 E. Barton Creek, Eagle Mountain City

ACCEPTANCE BY LEGISLATIVE BODY

THE City Council OF EAGLE MOUNTAIN CITY, 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 THIS 20th DAY OF January, A.D. 2009.

APPROVED: *John D. Dack* ATTEST: *John B. Dack*
MAYOR (SEE SEAL BELOW) CLERK/RECORDER (SEE SEAL BELOW)

CITY ENGINEER APPROVAL

I CERTIFY THAT THE PLAT AND IMPROVEMENT PLANS MEET THE MINIMUM CITY STANDARDS FOR SUBDIVISIONS WITHIN THE BOUNDARY OF THE CITY OF EAGLE MOUNTAIN, APPROVED THIS 20th DAY OF August, A.D. 2008.

Michael T. Curtis
CITY ENGINEER

CITY ATTORNEY APPROVAL

APPROVED THIS 12th DAY OF September, A.D. 2008, BY THE CITY ATTORNEY OF EAGLE MOUNTAIN CITY.

John D. Dack
CITY ATTORNEY

DEVELOPER / OWNER
EM DEVELOPMENT, LLC
1757 E AMERICAN WAY, #6
EAGLE MOUNTAIN, UTAH 84005

H&H
ENGINEERING AND
SURVEYING, INC.
796 E. PACIFIC DRIVE, STE A
AMERICAN FORK, UT 84003
TEL: (801) 754-2488 FAX: (801) 756-3488

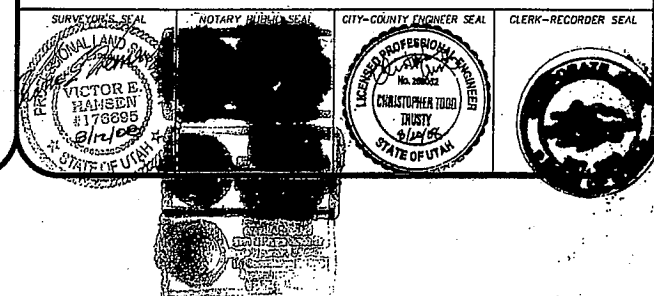
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NE 1/4 SEC. 11, T6S, R2W, SLB&M



585-116-2111 70-038