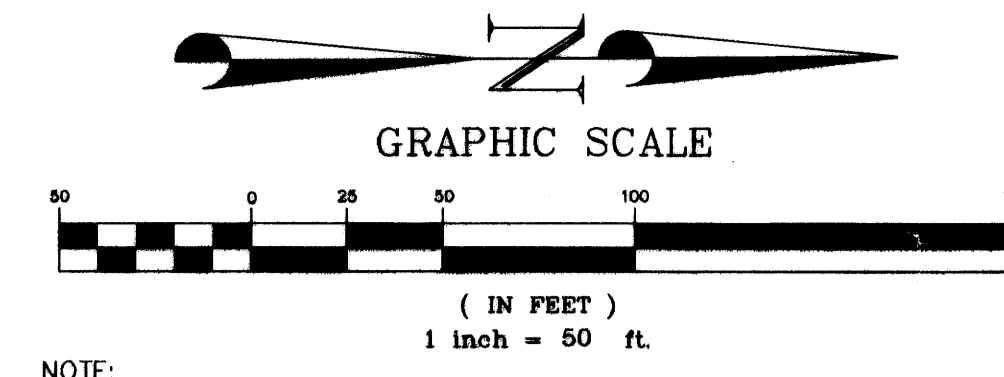


# FREMONT SPRINGS PLAT "A"

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN



NOTE:  
1. PUBLIC UTILITY EASEMENTS ARE TYPICALLY 10' FRONT, 5' SIDES & 5' REAR UNLESS OTHERWISE NOTED.  
2. PLEASE NOTE DRIVEWAY LOCATIONS ON LOTS 1, 15, 24 & 25.

## SURVEYOR'S CERTIFICATE

I, J. Michael DeMass, do hereby certify that I am a Registered Land Surveyor, and that I hold Certificate No. 174007, as prescribed under the laws of the State of Utah. I further certify that 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, streets, and open spaces, hereafter to be known as:

## FREMONT SPRINGS PLAT "A",

and that the same has been surveyed and staked on the ground as shown on this plat. I further certify that all lots meet the area, frontage and width requirements of the applicable zoning ordinance.

DATE: Feb 3, 2003  
J. Michael DeMass, R.L.S. 174007

## FREMONT SPRINGS PLAT "A" BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE SOUTHERLY BOUNDARY OF PORTERS CROSSING PLAT C SUBDIVISION (RECORDED AS ENTRY NUMBER 13550 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER) SAID POINT BEING N89°34'24"W 90.00 FEET FROM THE EAST QUARTER CORNER OF SECTION 29, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN; AND RUNNING THENCE S00°37'03"W PERPENDICULARLY EQUIDISTANT TO THE SECTION LINE 494.68 FEET; THENCE N89°22'40"W 123.14 FEET; THENCE S84°52'58"W 50.00 FEET; THENCE N89°22'40"W 132.39 FEET; THENCE N00°37'20"E 150.00 FEET; THENCE S89°22'40"E 23.87 FEET; THENCE N00°37'03"E 100.00 FEET; THENCE N89°22'40"W 84.21 FEET; THENCE S79°12'03"W 212.85 FEET; THENCE N00°42'11"E 291.84 FEET TO THE SOUTHERLY BOUNDARY OF SAID PORTERS CROSSING PLAT C SUBDIVISION; THENCE S89°22'40"E ALONG THE SOUTHERLY BOUNDARY OF SAID PORTERS CROSSING PLAT C SUBDIVISION 573.81 FEET TO THE POINT OF BEGINNING.

CONTAINS 5.07 ACRES AND 25 LOTS.

ENT. 33290-2003 REC. 291  
RANDALL R. BOVINGTON  
UTAH COUNTY RECORDER  
2803 Nat. St. Ste. 1158  
RECORDED FOR EAGLE MOUNTAIN CITY

## EAGLE MOUNTAIN DEVELOPER PLAT 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, PARKS, OPEN SPACES, EASEMENTS AND OTHER PUBLIC USES AS DESIGNATED ON THE PLAT AND NOW DO HEREBY DEDICATE UNDER THE PROVISIONS OF 10-9-807, UTAH CODE, WITHOUT CONDITION, RESTRICTION OR RESERVATION TO EAGLE MOUNTAIN CITY, UTAH, ALL STREETS, WATER, SEWER AND OTHER UTILITY EASEMENTS AND IMPROVEMENTS, OPEN SPACES, PARKS 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.

IN WITNESS WHEREOF, WE HAVE CAUSED THIS PLAT TO BE SIGNED AND SEALED BY US OR BY OUR ATTORNEYS, AND WE HAVE HEREBY SET OUR HANDS THIS 4th DAY OF Feb, A.D. 2003.

## ACCEPTANCE BY LEGISLATIVE BODY

THE CITY OF EAGLE MOUNTAIN, 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 4th DAY OF March, A.D. 2003.

CREG D. KENNEL, Mayor  
JAMES B. VAUGHAN, Clerk-Recorder

## LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF UTAH  
COUNTY OF Salt Lake s.s.  
ON THE 4th DAY OF February, A.D. 2003  
MICHAEL BROOSKY PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF Salt Lake IN SAID STATE OF UTAH, WHO BEING DULY SWORN, DID SAY TO ME THAT HE IS THE CHAIRMAN OF HAMLET HOMES AND A MANAGING MEMBER OF FREEMONT SPRINGS, A LIMITED LIABILITY COMPANY IN THE STATE OF UTAH AND THAT HE SIGNED THE OWNER'S DEDICATION FOR THE PURPOSES THEREIN MENTIONED AND THAT SAID MANAGER EXECUTED THE SAME.

MY COMMISSION EXPIRES: Nov 3, 2005  
RESIDING IN Salt Lake COUNTY

## ACKNOWLEDGMENT (CORPORATE)

STATE OF UTAH  
COUNTY OF Salt Lake s.s.  
ON THE 4th DAY OF February, A.D. 2003  
LARRY BURTON PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF Salt Lake IN SAID STATE OF UTAH, WHO BEING DULY SWORN, DID SAY TO ME THAT HE IS THE VICE PRESIDENT OF U.S. TITLE COMPANY OF UTAH, A CORPORATION IN THE STATE OF UTAH, AND THAT THE RESOLUTION OF ITS BOARD OF DIRECTORS AND SAID LARRY BURTON DULY ACKNOWLEDGED THAT SAID CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES: 11-15-05  
RESIDING IN Salt Lake COUNTY

## ACKNOWLEDGMENT (CORPORATE)

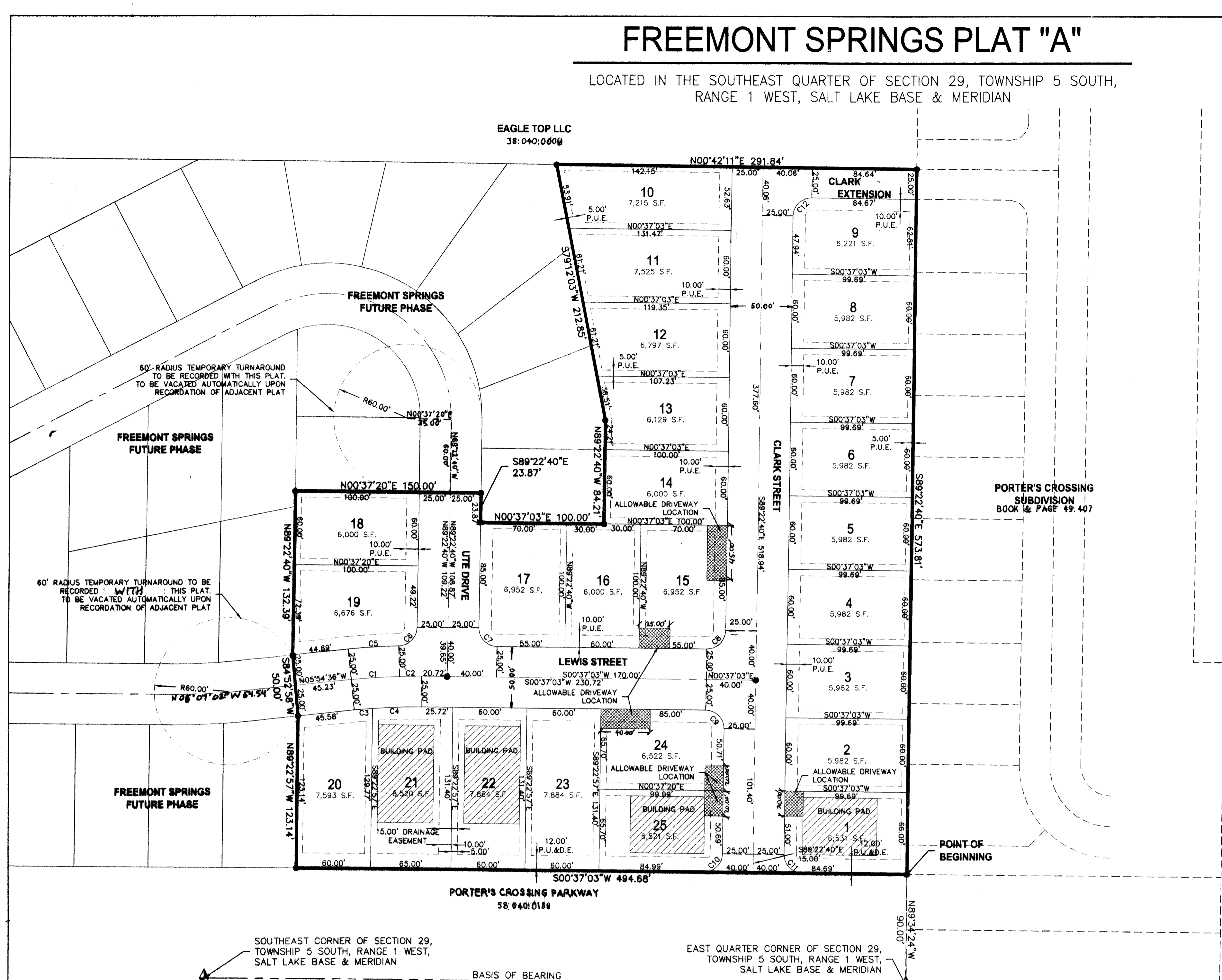
STATE OF UTAH  
COUNTY OF Salt Lake s.s.  
ON THE 10th DAY OF February, A.D. 2003  
HARRO VAN LEEUWEN PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF Salt Lake IN SAID STATE OF UTAH, WHO BEING DULY SWORN, DID SAY TO ME THAT HE IS THE VICE PRESIDENT OF WELLS FARGO BANK NORTHWEST, N.A. A FEDERAL SAVINGS BANK ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES AND THAT THE RESOLUTION OF ITS BOARD OF DIRECTORS AND SAID HARRO VAN LEEUWEN DULY ACKNOWLEDGED THAT SAID CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES: Nov 3, 2005  
RESIDING IN Salt Lake COUNTY

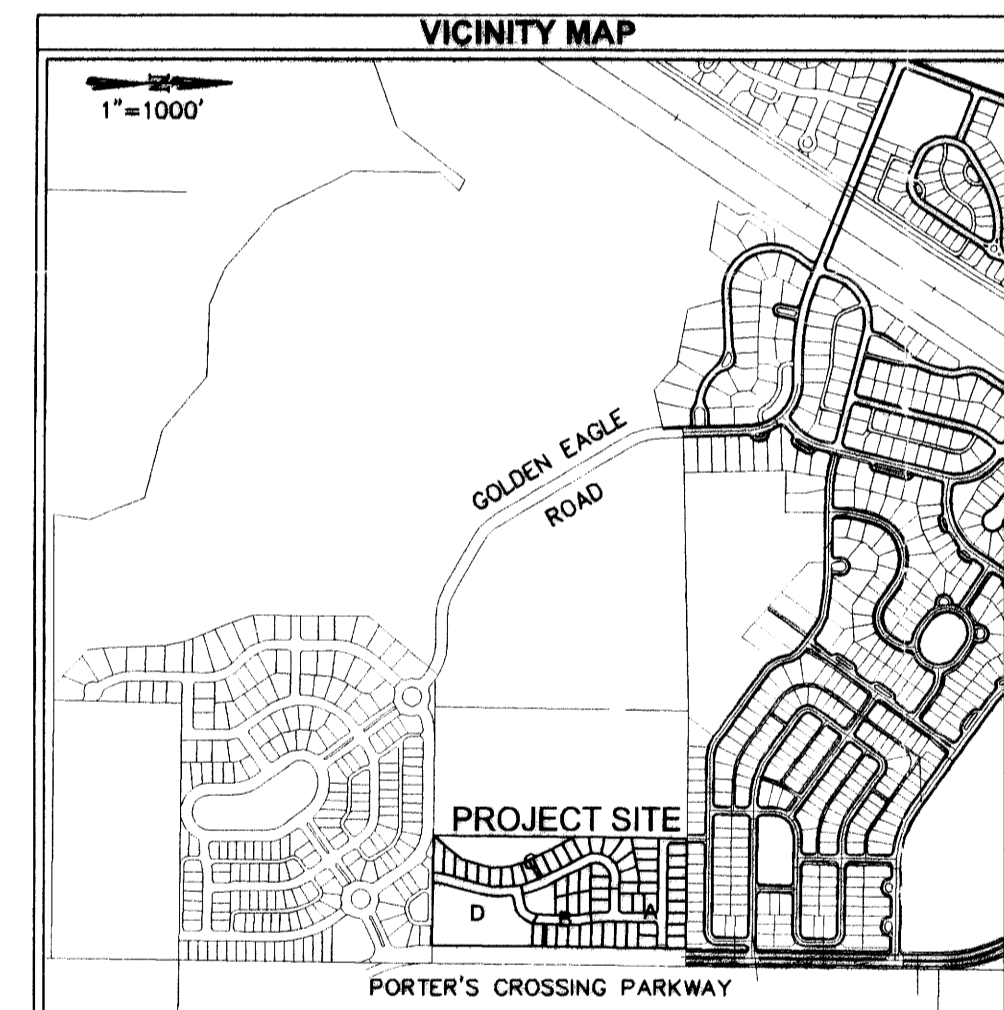
## FREMONT SPRINGS PLAT "A"

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN  
EAGLE MOUNTAIN, UTAH COUNTY, UTAH  
SCALE 1" = 50'

BASIS OF BEARING FROM THE SOUTHEAST CORNER OF SECTION 29 N00°37'03"E TO THE EAST QUARTER CORNER OF SECTION 29, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN



LOT	ADDRESS
1	4143 E. CLARK STREET
2	4131 E. CLARK STREET
3	4121 E. CLARK STREET
4	4111 E. CLARK STREET
5	4099 E. CLARK STREET
6	4089 E. CLARK STREET
7	4075 E. CLARK STREET
8	4065 E. CLARK STREET
9	7492 N. CLARK EXTENSION
10	4053 E. CLARK STREET
11	4048 E. CLARK STREET
12	4058 E. CLARK STREET
13	4068 E. CLARK STREET
14	4084 E. CLARK STREET
15	4094 E. CLARK STREET
16	7465 N. LEWIS STREET
17	4104 E. CLARK STREET
18	7453 N. LEWIS STREET
19	7441 N. LEWIS STREET
20	4107 E. UTE DRIVE
21	4098 E. UTE DRIVE
22	7413 N. LEWIS STREET
23	4108 E. UTE DRIVE
24	7412 N. LEWIS STREET
25	7424 N. LEWIS STREET
26	7436 N. LEWIS STREET
27	7446 N. LEWIS STREET
28	7462 N. LEWIS STREET
29	4134 E. CLARK STREET
30	4144 E. CLARK STREET



PROJECT TABULATION	
TOTAL PROJECT AREA	5.07 ACRES
TOTAL LOT AREA	3.80 ACRES
TOTAL ROADWAY AREA	1.27 ACRES
AVERAGE LOT SIZE	6,552 S.F.

CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	DELTA	CHORD	BEARING
C1	39.11	500.00	19.57	4°28'54"	39.10	S03°40'09"E
C2	17.85	500.00	8.93	2°02'45"	17.85	S00°24'19"E
C3	14.79	475.00	7.39	1°47'02"	14.79	S05°01'05"E
C4	39.33	475.00	19.67	4°44'37"	39.32	S01°45'16"E
C5	41.07	525.00	20.54	4°28'54"	41.06	S03°40'09"E
C6	23.03	15.00	14.47	87°58'58"	20.83	N45°24'11"W
C7	23.56	15.00	15.00	90°00'17"	21.21	N45°37'12"E
C8	23.56	15.00	15.00	89°59'43"	21.21	N44°22'48"W
C9	23.56	15.00	15.00	90°00'17"	21.21	S45°37'12"W
C10	23.56	15.00	15.00	89°59'43"	21.21	N44°22'48"W
C11	23.56	15.00	15.00	90°00'17"	21.21	N45°37'12"E
C12	23.58	15.00	15.02	90°04'51"	21.23	S44°20'14"E

LEGEND	
	PHASE BOUNDARY
	PUBLIC UTILITY AND DRAINAGE EASEMENT
	STREET CENTERLINE
	LOT LINE / RIGHT OF WAY
	SECTION CORNER, FOUND PROPERTY CORNER TO BE SET #5 REBAR W/PLASTIC CAP MARKED "STANTEC"
	PROPOSED STREET MONUMENT

9913-112

<p>Stantec Consulting Inc. 3095 S 700 E Ste. 300 Salt Lake City, UT 84107-2540 Tel. 801.261.0090 Fax. 801.266.1671 www.stantec.com</p>	<p><b>PLANNING COMMISSION APPROVAL</b></p> <p>APPROVED THIS <u>25th</u> DAY OF <u>February</u>, A.D. 20<u>03</u>, BY THE PLANNING COMMISSION OF EAGLE MOUNTAIN CITY.</p> <p><i>Yom Upton</i> CHAIRMAN, PLANNING COMMISSION</p>	<p><b>CITY ENGINEER APPROVAL</b></p> <p>I HEREBY CERTIFY THAT THIS PLAT AND IMPROVEMENT PLANS MEET THE MINIMUM CITY STANDARDS FOR SUBDIVISIONS WITHIN THE BOUNDARY OF THE CITY OF EAGLE MOUNTAIN.</p> <p><u>2-20-03</u> DATE</p> <p><i>Ray C. Walker</i> EAGLE MOUNTAIN CITY ENGINEER</p>	<p><b>APPROVAL AS TO FORM</b></p> <p>APPROVED AS TO FORM THIS <u>4th</u> DAY OF <u>March</u>, A.D. 20<u>03</u>, BY THE CITY ATTORNEY OF EAGLE MOUNTAIN CITY.</p> <p><i>[Signature]</i> EAGLE MOUNTAIN CITY ATTORNEY</p>	<p><b>EAGLE MOUNTAIN CITY COUNCIL</b></p> <p>PRESENTED TO THE EAGLE MOUNTAIN CITY COUNCIL THIS <u>4th</u> DAY OF <u>March</u>, A.D. 20<u>03</u>, AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.</p> <p>ATTEST: CITY RECORDER CITY MANAGER</p>	<p><b>FIRE MARSHALL</b></p> <p>APPROVED THIS <u>4th</u> DAY OF <u>March</u>, A.D. 20<u>03</u>, BY THE EAGLE MOUNTAIN CITY FIRE DEPARTMENT.</p> <p><i>[Signature]</i> FIRE CHIEF, EAGLE MOUNTAIN CITY FIRE DEPARTMENT</p>	<p>Project Number: 86301256 PM: RGE Filename: U:\PLAT-A.dwg Plot Date: 1/31/03 Designed By: NMM Drawn By: NMM Checked By: JMD Date: 1/31/03 Scale: AS NOTED Date issued: 1/31/03</p>	<p><b>SURVEYOR'S SEAL</b></p> <p><i>[Signature]</i></p>	<p><b>NOTARY PUBLIC</b></p> <p><i>[Signature]</i></p>	<p><b>CITY ENGINEER SEAL</b></p> <p><i>[Signature]</i></p>	<p><b>CLERK-RECORDER SEAL</b></p> <p><i>[Signature]</i></p>
	<p>2 OWNERS DEDICATION NMM 2/24/03 1 CITY COMMENTS NMM 2/19/03</p>									