



**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  
DATE: October 28, 2009

**BOUNDARY DESCRIPTION**

A PARCEL OF LAND IN THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 6 SOUTH, RANGE 2 WEST, S.L.B.&M. EAGLE MOUNTAIN CITY, UTAH COUNTY, UTAH, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 13; THENCE N89°32'12"W 2173.74 FEET ALONG THE NORTH LINE OF SAID SECTION 13; THENCE SOUTH 1652.67 FEET TO THE POINT OF BEGINNING, SAID POINT BEING ON THE EASTERLY BOUNDARY OF SWEETWATER SUBDIVISION PHASE I; THENCE S89°32'52"E 110.00 FEET; THENCE S89°51'08"E 51.00 FEET; THENCE S89°51'05"E 100.00 FEET; THENCE N00°27'08"E 59.10 FEET; THENCE N89°24'47"E 377.05 FEET; THENCE S89°25'43"E 221.46 FEET; THENCE S00°27'08"W 41.97 FEET; THENCE S88°46'45"E 51.01 FEET; THENCE S89°32'52"E 210.00 FEET; THENCE S85°21'40"E 51.14 FEET; THENCE S89°32'52"E 100.00 FEET; THENCE N00°27'08"E 50.00 FEET; THENCE S89°32'52"E 100.00 FEET TO A POINT ON THE BOUNDARY OF EAGLE MOUNTAIN CITY PROPERTY DESCRIBED IN WARRANTY DEED ENTRY #113924:2007; THENCE ALONG SAID BOUNDARY S00°27'08"W 128.13 FEET; THENCE S88°45'16"E 248.84 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 200.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE 31.20 FEET THROUGH A CENTRAL ANGLE OF 8°56'15"; CHORD BEARS N86°46'37"E 31.17 FEET; THENCE N82°18'29"E 84.64 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 200.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE 32.15 FEET THROUGH A CENTRAL ANGLE OF 9°12'42"; CHORD BEARS N86°54'53"E 32.12 FEET; THENCE S88°28'44"E 30.86 FEET TO THE EASTERLY LINE OF EAGLE POINT SUBDIVISION PLAT B; THENCE ALONG SAID SUBDIVISION BOUNDARY S00°01'03"E 16.86 FEET; THENCE N00°01'03"W 16.86 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 175.50 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE 17.99 FEET THROUGH A CENTRAL ANGLE OF 10°09'44"; CHORD BEARS N89°51'36"W 17.99 FEET; THENCE S01°13'41"W 32.40 FEET TO A POINT ON THE EAGLE POINT SUBDIVISION PLAT B; THENCE ALONG SAID SUBDIVISION BOUNDARY S89°32'52"E 100.00 FEET; THENCE S89°32'52"E 100.00 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 150.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE 24.75 FEET THROUGH A CENTRAL ANGLE OF 9°43'19"; CHORD BEARS N46°01'52"W 22.03 FEET; THENCE S86°42'28"W 174.99 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 150.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE 25.57 FEET THROUGH A CENTRAL ANGLE OF 10°09'44"; CHORD BEARS N89°51'36"W 25.57 FEET; THENCE S88°45'16"E 248.84 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 150.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE 25.57 FEET THROUGH A CENTRAL ANGLE OF 10°09'44"; CHORD BEARS N89°51'36"W 25.57 FEET; THENCE S88°45'16"E 248.84 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 150.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE 25.57 FEET THROUGH A CENTRAL ANGLE OF 10°09'44"; CHORD BEARS N89°51'36"W 25.57 FEET; THENCE S88°45'16"E 248.84 FEET TO THE POINT OF BEGINNING.

CONTAINING 3.912 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 10-9a-607 UTAH CODE, WITHOUT CONDITION, RESTRICTION OR RESERVATION TO EAGLE MOUNTAIN CITY, UTAH, ALL STREETS, WATER, SEWER AND OTHER UTILITY EASEMENTS AND IMPROVEMENTS 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.

*EM Development, LLC*  
DAVID ADAMS  
MAYOR

**ACKNOWLEDGMENT**

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

ON THE 29TH DAY OF OCTOBER, A.D. 2009, 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.

*Jenalee M. Harper*  
Jenalee M. Harper  
Commission # 500 396  
A Notary Public Commissioned in Utah.

MY COMMISSION EXPIRES: 9-25-2013

**ACCEPTANCE BY LEGISLATIVE BODY**

THE City Council 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 7th DAY OF August, A.D. 2007.

APPROVED: *Scott S. Smith*  
MAYOR (SEE SEAL BELOW)

ATTEST: *Scott B. Jones*  
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 15th DAY OF November, A.D. 2009.

*Christopher T. Tandy*  
CITY ENGINEER

**CITY ATTORNEY APPROVAL**

APPROVED THIS 19th DAY OF April, A.D. 2011, BY THE CITY ATTORNEY OF EAGLE MOUNTAIN CITY.

*Victor E. Hansen*  
PROFESSIONAL LAND SURVEYOR  
No. 90-286052-2002  
VICTOR E. HANSEN  
#176695  
TRUSTY  
11-15-09  
STATE OF UTAH

*Christophorus T. Tandy*  
CITY-COUNTY ENGINEER SEAL

*Scott B. Jones*  
CLERK-RECORDER SEAL

**SWEETWATER PLAT 2**  
A RESIDENTIAL SUBDIVISION  
EAGLE MOUNTAIN CITY, UTAH COUNTY, UTAH  
WEST 1/2 OF THE NE 1/4 OF SECTION 13 T6S R2W, SLB&M

1 of 1  
JEFFERY SMITH  
UTAH COUNTY RECORDER  
2011 Nov 16 4:52 pm FEE \$1.00 BY SW  
RECORDED FOR EAGLE MOUNTAIN CITY

Sec. 13-6-2W TU-038