



88 East Center Street  
Moab, UT 84532  
435.259.8171

STANDARD LEGEND

- PROPERTY LINES
EASEMENTS, PUE (PUBLIC UTILITY EASEMENT?)
PROPERTY ADJOINING
PROPERTY TIE
SECTION LINE
PROP. CORNER FOUND
PROP. CORNER SET
MAG NAIL FOUND
MAG NAIL SET
BLOCK CORNER
SECTION CORNER MONUMENT

PROJECT TYPE:
SUBDIVISION

PROJECT ADDRESS:
164 Rio Grande
Moab, Utah 84532

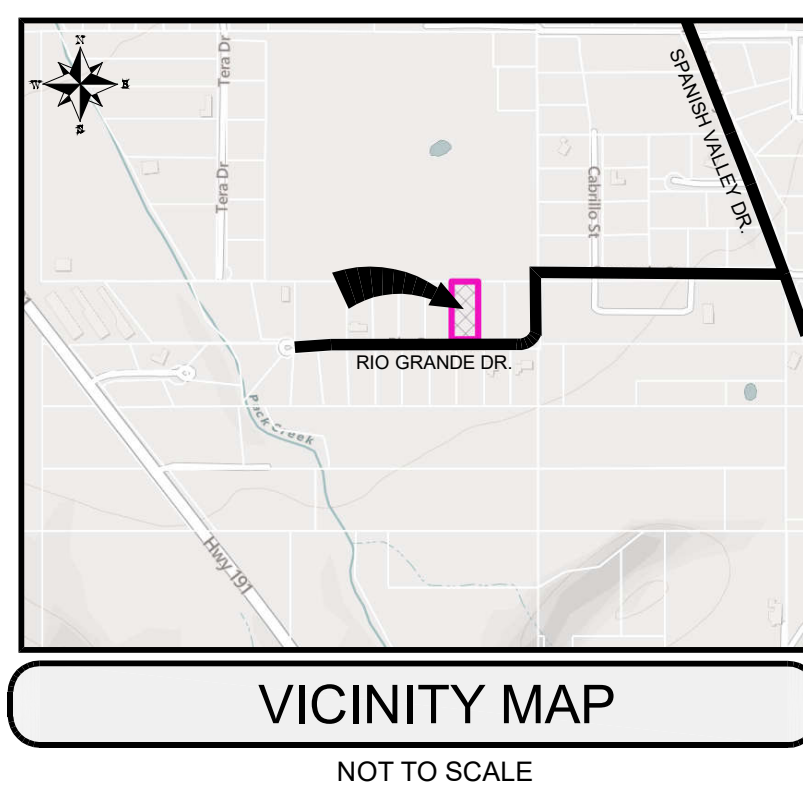
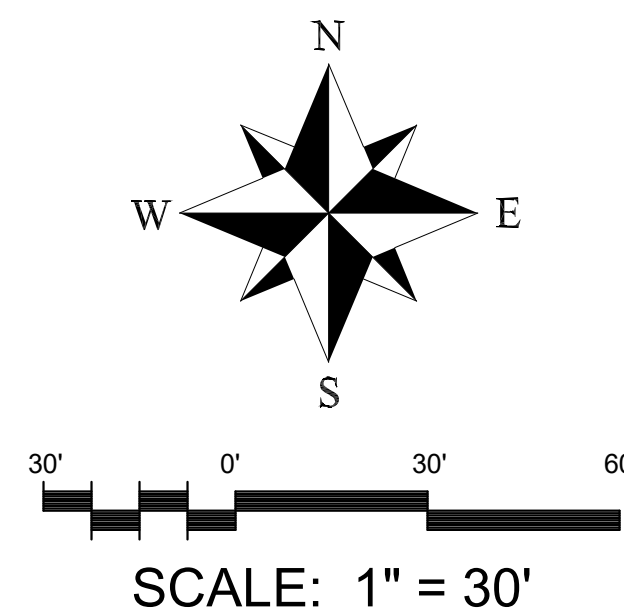
PROJECT LOCATION:
SAN JUAN COUNTY, STATE OF UTAH

PREPARED FOR:
Stephen Thurlo

DATE:
5/1/26

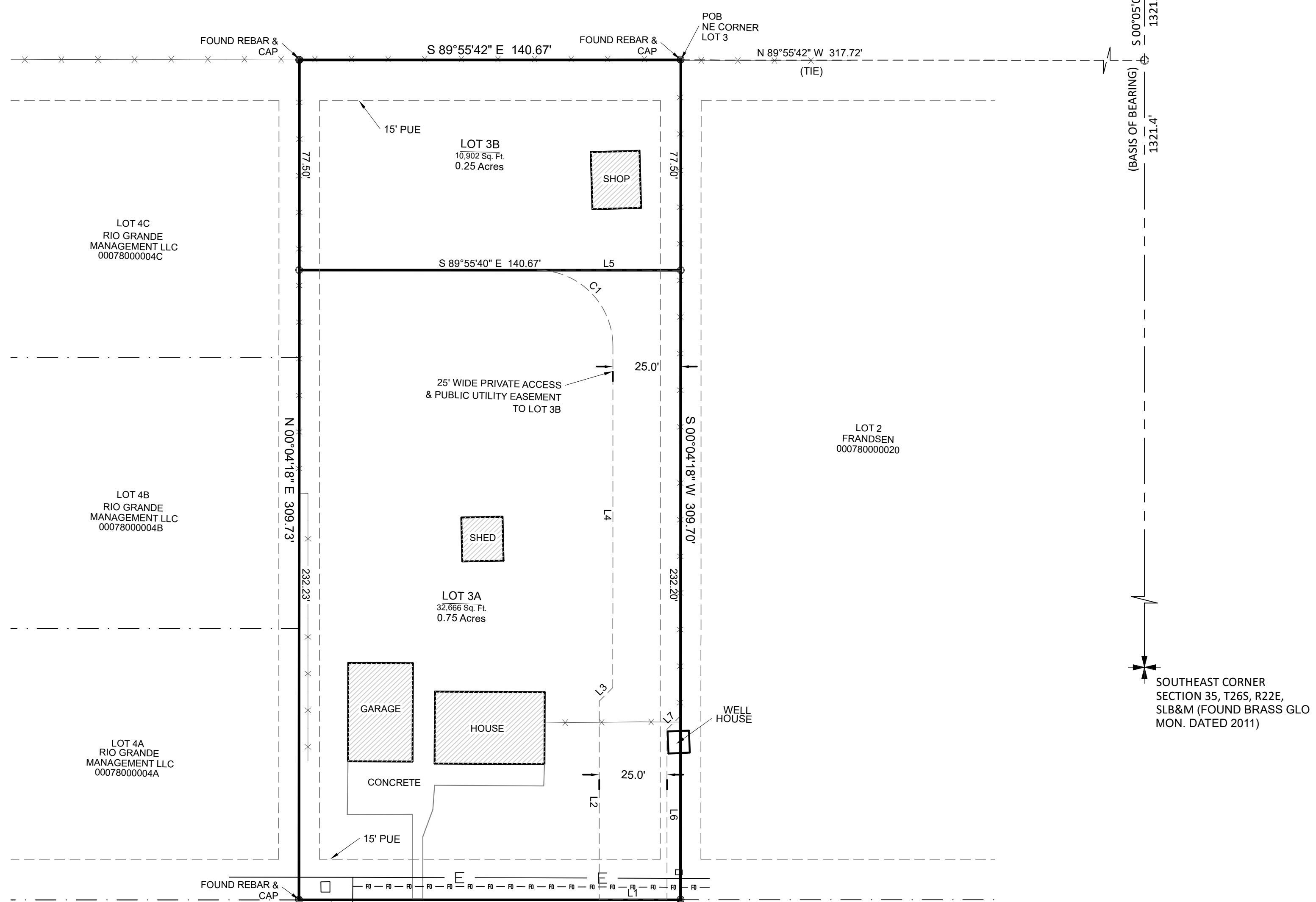
JOB NUMBER:
131-25

SHEET 1 OF 1



FINAL PLAT OF
TURKEY TROT ESTATES, PHASE I, LOT 3 AMENDED

AMENDING TO SUBDIVIDE LOT 3, TURKEY TROT ESTATES, PHASE I
A SUBDIVISION LOCATED WITHIN
SECTION 35, TOWNSHIP 26 SOUTH, RANGE 22 EAST
SALT LAKE BASE AND MERIDIAN
SAN JUAN COUNTY, UTAH



EAST 1/4 CORNER SECTION 35, T26S, R22E, SLB&M (FOUND ALUM. C.S. MON. DATED 2019)
S 00°05'00" W 1321.4'
SOUTHEAST CORNER SECTION 35, T26S, R22E, SLB&M (FOUND BRASS GLO MON. DATED 2011)

LINE TABLE with columns: LINE, BEARING, DISTANCE. Rows L1 through L7.

CURVE TABLE with columns: CURVE, RADIUS, ARC LENGTH, CHORD LENGTH, CHORD BEARING. Row C1.

SURVEYOR NOTES

The property has been accurately surveyed with the intent to subdivide land. We are amending Lot 3 of Turkey Trot Estates, Phases I, to subdivide into two lots along with a private lane for access to Lot 3B. The basis of bearing is N 00°05'00" E between the East Quarter corner and the Southeast corner of Section 35, Township 26 South, Range 22 East, Salt Lake Base and Meridian. Various lot corners were located within subdivision. 5/8" x 24" rebar with survey cap to be placed at all lot corners or rights of way.

ENBRIDGE GAS UTAH - NOTE:

Questar Gas Company dba Enbridge Gas Utah, hereby approves this plat for the purposes of approximating the location, boundaries, course and dimensions of the rights-of-way and easement grants and existing underground facilities. Nothing herein shall be construed to warrant or verify the precise location of such items. The rights-of-way and easements are subject to numerous restrictions appearing on the recorded Right-of-Way and Easement Grant(s). Enbridge Gas Utah also approves this plat for the purpose of confirming that the plat contains public utility easements; however, Enbridge Gas Utah may require additional easements in order to serve this development. This approval does not constitute abrogation or waiver of any other existing rights, obligations or liabilities including prescriptive rights and other rights, obligations or liabilities provided by law or equity. This approval does not constitute acceptance, approval or acknowledgement of any terms contained in the plat, including those set forth in the Owners Dedication or the Notes, and does not constitute a guarantee of particular terms or conditions of natural gas service. For further information please contact Enbridge Gas Utah's Right-of-Way Department at 1-800-366-8532.

QUESTAR GAS COMPANY dba ENBRIDGE GAS UTAH

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

By \_\_\_\_\_ Title \_\_\_\_\_

COUNTY SURVEYOR

APPROVAL IN ACCORDANCE WITH INFORMATION AND RECORDS ON FILE IN THIS OFFICE

BRAD BUNKER, PLS DATE

APPROVAL AS TO FORM

APPROVED AS TO FORM THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

COUNTY ATTORNEY - MITCHELL MAUGHAN

COUNTY ROAD DEPARTMENT

APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

TODD ADAIR

COUNTY BOARD OF HEALTH

APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

DENNIS SHUMWAY

COUNTY FIRE DEPARTMENT

APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

DAVID GALLEGOS

PLANNING ADMINISTRATOR

PRESENTED TO THE \_\_\_\_\_ THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_. SUBDIVISION WAS ACCEPTED AND APPROVED.

MACK MCDONALD

COUNTY RECORDER

STATE OF UTAH, SAN JUAN COUNTY, RECORDED AT THE REQUEST OF \_\_\_\_\_ DATE \_\_\_\_\_ BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ FEE \_\_\_\_\_

CINDI HOLYOAK

SURVEYOR'S CERTIFICATE

I, Lucas Blake, do hereby certify that I am a Professional Land Surveyor, and that I hold License No. 7540504, 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 property described on this subdivision plat in accordance with Section 17-79-7, have verified all measurements, and have amended subdivided lots, together with easements, hereafter to be known as TURKEY TROT ESTATES, PHASE I, LOT 3 AMENDED and that the same has been correctly surveyed and monumented on the ground as shown on this plat.

Lucas Blake License No. 7540504

DATE

AMENDED PORTION BOUNDARY LEGAL DESCRIPTION

All of Lot 3, Turkey Trot Estates, Phase I, being more particularly described as follows: Commencing with the East Quarter corner of Section 35, Township 26 South, Range 22 East, Salt Lake Base and Meridian, thence South 00°05'00" West 1321.40 feet; thence North 89°55'42" West 317.72 feet to the point of beginning, said point being the Northeast corner of said Lot 3, and proceeding with said Lot 3 thence South 00°04'18" West 309.70 feet; thence North 89°56'24" West 140.67 feet; thence North 00°04'18" East 309.73 feet; thence South 89°55'42" East 140.67 feet to the point of beginning, having an area of 1.00 acres.

OWNER'S DEDICATION

Know all men by these presents that the undersigned are the owners of the above described tract of land, and hereby cause the same to be divided into lots, together with easements as set forth to be hereafter known as

TURKEY TROT ESTATES, PHASE I, LOT 3 AMENDED

Do hereby dedicate for Perpetual use of public all parcels of land shown on this plat as intended for public use.

In witness whereof \_\_\_\_\_ have hereunto set \_\_\_\_\_ this \_\_\_\_\_ Day of \_\_\_\_\_ a. d., 20\_\_\_\_

STEPHEN A THURLO

CHERYL A THURLO

ACKNOWLEDGMENT

STATE OF \_\_\_\_\_ COUNTY OF \_\_\_\_\_ } s.s.

ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2026, PERSONALLY APPEARED BEFORE ME, \_\_\_\_\_, WHOM DID ACKNOWLEDGE TO ME THAT THEY SIGNED THE FOREGOING OWNER'S DEDICATION FREELY AND VOLUNTARILY AND FOR THE USES AND PURPOSES STATED THEREIN.

NOTARY PUBLIC NOTARY PUBLIC FULL NAME: \_\_\_\_\_ COMMISSION NUMBER: \_\_\_\_\_ MY COMMISSION EXPIRES: \_\_\_\_\_