

88 East Center Street
Moab, UT 84532
435.259.8171

STANDARD LEGEND

- PROPERTY CORNER
- SECTION CORNER MONUMENT
- EASEMENTS
- BOUNDARY LINE
- ADJOINING PARCELS
- CENTERLINE

PROJECT TYPE:
SUBDIVISION

PROJECT ADDRESS:
Lot 9 Phase II,
Turkey Trot Estates
Moab, Utah 84532

PROJECT LOCATION:
SAN JUAN COUNTY, STATE OF UTAH

PREPARED FOR:
Andrew Kubik

DATE:
1/04/2021

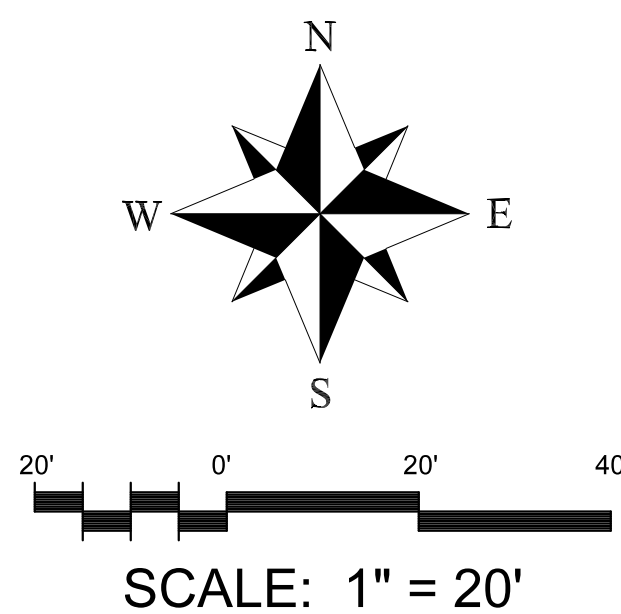
JOB NUMBER:
217-20

SHEET 1 OF 1



VICINITY MAP

NOT TO SCALE



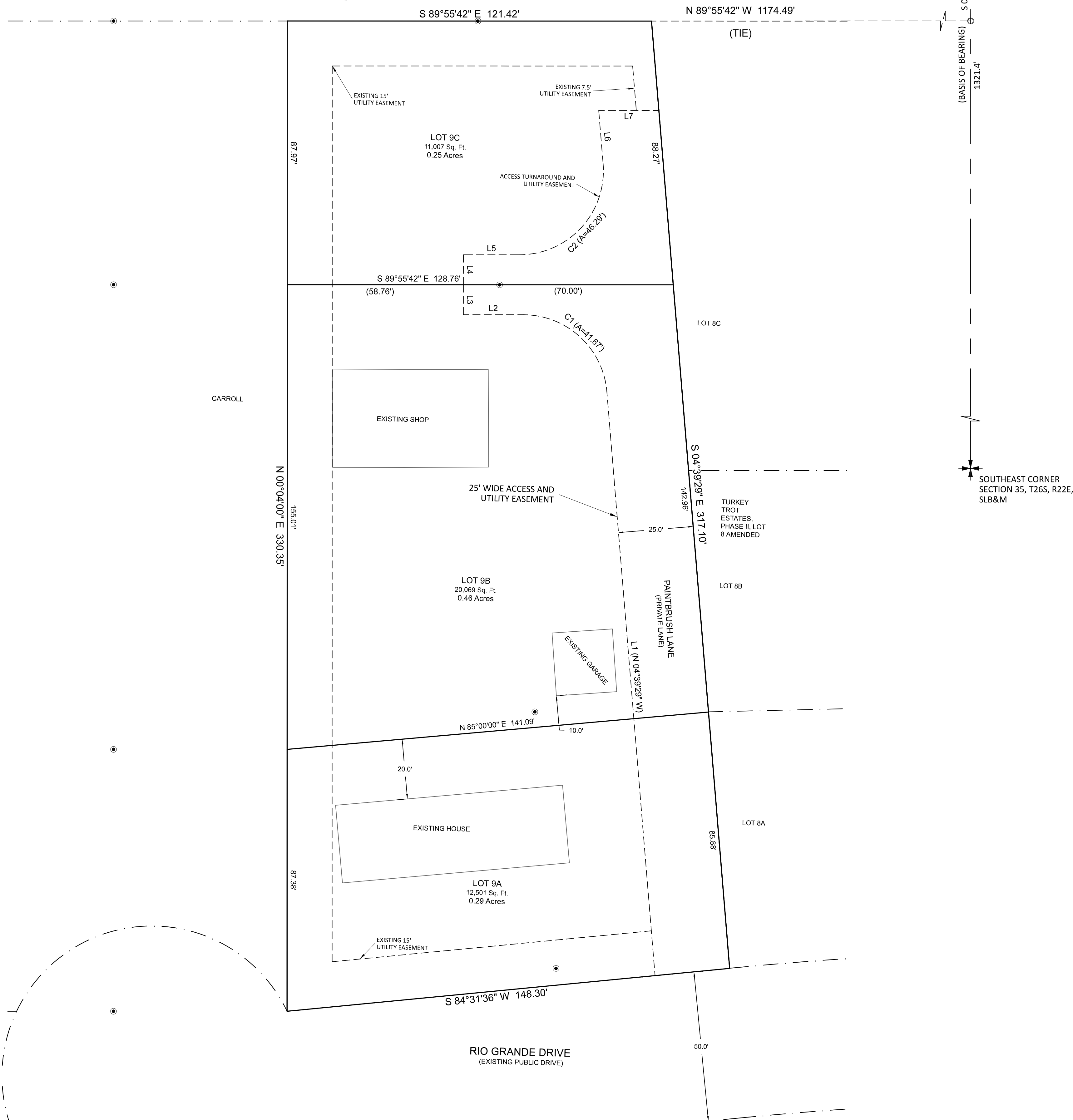
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	28.00'	41.67'	37.93'	N 47°17'36" W
C2	28.00'	46.29'	41.20'	N 42°42'24" E

LINE	BEARING	DISTANCE
L1	N 04°39'29" W	195.44'
L2	N 89°55'42" W	19.96'
L3	N 00°04'00" E	10.00'
L4	N 00°04'00" E	10.00'
L5	S 89°55'42" E	18.69'
L6	N 04°39'29" W	17.90'
L7	S 89°55'42" E	120.07'

FINAL PLAT OF
TURKEY TROT ESTATES, PHASE II, LOT 9 AMENDED

AMENDING TO SUBDIVIDE LOT 9, TURKEY TROT ESTATES, PHASE II
A SUBDIVISION LOCATED WITHIN
SECTION 35, TOWNSHIP 26 SOUTH, RANGE 22 EAST
SALT LAKE BASE AND MERIDIAN

SOMERVILLE



EAST 1/4 CORNER SECTION 35, T26S, R22E, SLB&M
S 00°05'00" W 1321.4'
BASIS OF BEARING
S 00°05'00" W 1321.4'
SOUTHEAST CORNER SECTION 35, T26S, R22E, SLB&M

SURVEYOR'S CERTIFICATE

I, Lucas Blake, do hereby certify that I am a Professional Land Surveyor, and that I hold License No. 7540504, 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 hereon, and have subdivided said tract of land into lots and streets, together with easements, hereafter to be known as **TURKEY TROT ESTATES, PHASE II, LOT 9 AMENDED** and that the same has been correctly surveyed and monumented on the ground as shown on this plat.

Lucas Blake _____ DATE _____
License No. 7540504

LEGAL DESCRIPTION

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 1174.49 feet to the point of beginning, and proceeding with the east line of Lot 9, Turkey Trot Estates, Phase II, thence South 04°39'29" East 317.10 feet; thence South 84°31'36" West 148.30 feet; thence North 00°04'00" East 330.35 feet; thence South 89°55'42" East 121.42 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, parcels and streets, together with easements as set forth to be hereafter known as

TURKEY TROT ESTATES, PHASE II, LOT 9 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____

Andrew Kubik

ACKNOWLEDGMENT

STATE OF _____ }
COUNTY OF _____ } s.s.

ON THE _____ DAY OF _____, 20____, 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: _____

A SUBDIVISION LOCATED WITHIN THE SE QUARTER SECTION 35, TOWNSHIP 26 SOUTH, RANGE 22 EAST SALT LAKE BASE AND MERIDIAN

SURVEYOR NOTES

The property has been accurately surveyed with the intent to subdivide land. We are amending Lot 9 of Turkey Trot Estates, Phases II, to subdivide into three lots along with a private lane for access to Lots 9B & 9C. 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. Off-set pins to be placed in the back of the curb where applicable, in lieu of rebar and cap at front corners.

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

DATE: _____
COUNTY SURVEYOR _____ DATE _____

APPROVAL AS TO FORM
APPROVED AS TO FORM THIS _____ DAY OF _____, 2021.

ATTORNEY _____

COUNTY BOARD OF HEALTH
APPROVED THIS _____ DAY OF _____, 2021.

PLANNING COMMISSION CERTIFICATE
APPROVED THIS _____ DAY OF _____, 2021.
BY SAN JUAN COUNTY PLANNING COMMISSION.
CHAIRMAN _____

COUNTY COMMISSION APPROVAL
PRESENTED TO THE _____
THIS _____ DAY OF _____, 2021.
SUBDIVISION WAS ACCEPTED AND APPROVED.
ATTEST _____

COUNTY RECORDER
STATE OF UTAH, SAN JUAN COUNTY, RECORDED AT THE REQUEST OF _____
DATE _____ BOOK _____ PAGE _____ FEE _____