

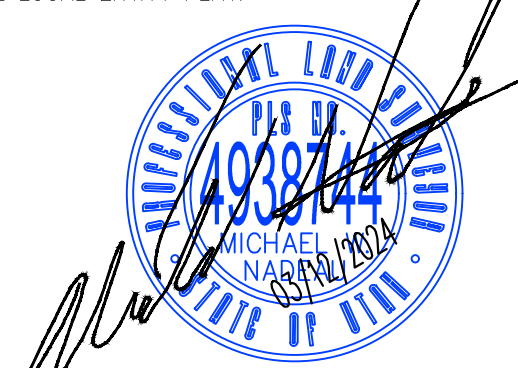
FINAL LOCAL ENTITY PLAT

886 E. 7800 S. TRUST ANNEXATION TO SANDY CITY

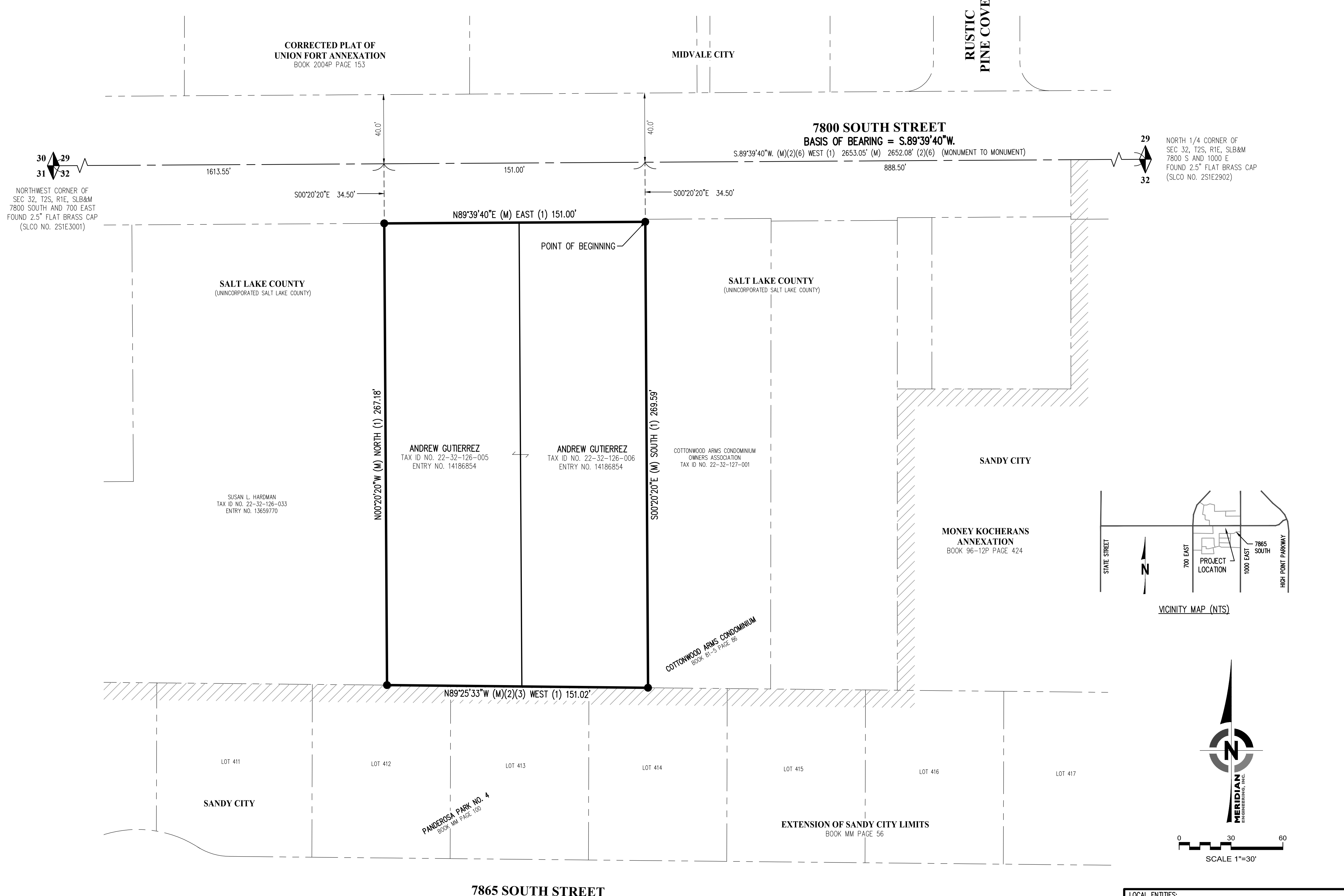
SITUATED IN THE NORTHWEST 1/4 OF SECTION 32,
TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN,
SALT LAKE COUNTY, STATE OF UTAH

SURVEYOR'S CERTIFICATE

I, MICHAEL W. NADEAU, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, HOLDING CERTIFICATE NUMBER 4938744, AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT A FINAL LOCAL ENTITY PLAT, IN ACCORDANCE WITH SECTION 17-23-20, WAS MADE BY ME AND SHOWN HEREON IS TRUE AND CORRECT REPRESENTATION OF SAID FINAL LOCAL ENTITY PLAT.



MICHAEL W. NADEAU
PLS. NO. 4938744
DATE: MARCH 12, 2024



ANNEXATION DESCRIPTION

A PARCEL OF LAND TO BE ANNEXED FROM SALT LAKE COUNTY TO SANDY CITY, SITUATE IN THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, SALT LAKE COUNTY, UTAH. THE BOUNDARIES OF SAID PARCEL OF LAND ARE DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE SOUTHERLY RIGHT OF WAY LINE OF 7800 SOUTH STREET, SAID POINT IS ALSO THE NORTHEAST CORNER OF PROPERTY DESCRIBED IN WARRANTY DEED IN FAVOR OF ANDREW GUTIERREZ RECORDED AS ENTRY NO. 14186854 IN BOOK 11462 AT PAGE 4180 IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER, SAID POINT IS 888.50 FEET S.89°39'40"W. ALONG THE SECTION LINE AND THE CURRENT MIDVALE CITY BOUNDARY LINE ESTABLISHED BY CORRECTED PLAT OF UNION FORT ANNEXATION, RECORDED JUNE 11, 2004 AS ENTRY NO. 9086790 IN BOOK 2004P AT PAGE 153 IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER AND 34.50 FEET S.00°20'20"E. FROM THE NORTH QUARTER CORNER OF SAID SECTION 32 (BASIS OF BEARING IS S.89°39'40"W. ALONG THE SECTION LINE BETWEEN THE FOUND MONUMENTS REPRESENTING THE NORTH QUARTER CORNER AND THE NORTHWEST CORNER OF SAID SECTION 32); AND RUNNING THENCE ALONG THE EASTERLY BOUNDARY LINE OF SAID DESCRIBED PROPERTY S.00°20'20"E. (SOUTH BY RECORD) 269.59 FEET TO THE SOUTHEAST CORNER OF SAID DESCRIBED PROPERTY; SAID POINT IS ALSO IN THE CURRENT SANDY CITY BOUNDARY LINE ESTABLISHED BY EXTENSION OF SANDY CITY LIMITS, RECORDED SEPTEMBER 22, 1972 AS ENTRY NO. 2486785 IN BOOK MM AT PAGE 56 IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER, SAID POINT IS ALSO IN THE NORTHERLY BOUNDARY LINE OF PONDEROSA PARK NO. 4 RECORDED AS ENTRY NO. 2509869 IN BOOK MM AT PAGE 100 IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER; THENCE ALONG THE BOUNDARY OF SAID EXTENSION OF SANDY CITY LIMITS AND SAID NORTHERLY BOUNDARY LINE N.89°25'33"W. 151.02 FEET TO SOUTHWEST CORNER OF SAID DESCRIBED PROPERTY; THENCE ALONG THE WESTERLY BOUNDARY LINE OF SAID DESCRIBED PROPERTY N.00°20'20"W. (NORTH BY RECORD) 267.18 FEET TO A POINT IN SAID SOUTHERLY RIGHT OF WAY LINE OF 7800 SOUTH STREET; THENCE ALONG SAID SOUTHERLY RIGHT OF WAY LINE N.89°39'40"E. 151.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 40,526 SQUARE FEET OR 0.93 ACRE IN AREA, MORE OR LESS.

SURVEYOR'S NARRATIVE

IT IS THE INTENT OF THIS PLAT AND THE SURVEY ON WHICH IT IS BASED TO CORRECTLY REPRESENT THE ADJUSTMENT OF THE CITY BOUNDARY LINE BETWEEN SANDY CITY & UNINCORPORATED SALT LAKE COUNTY AS DESCRIBED HEREON AS REQUESTED BY SANDY CITY. THE BASIS OF BEARING FOR THIS SURVEY IS S.89°39'40"W. ALONG THE SECTION LINE BETWEEN THE FOUND MONUMENTS REPRESENTING THE NORTH QUARTER CORNER AND THE NORTHWEST CORNER OF SECTION 32, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN.

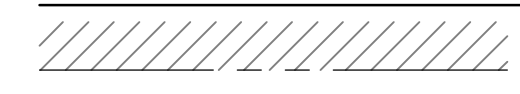

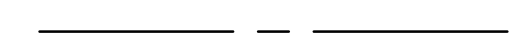



MERIDIAN ENGINEERING, INC. PREPARED THIS FINAL LOCAL ENTITY PLAT BASED ON RECORD INFORMATION ONLY. A RECORD OF SURVEY HAS NOT BEEN PREPARED FOR THE SUBJECT PARCELS.

AS PART OF THIS SURVEY, MERIDIAN HAS CONDUCTED FIELD SEARCHES FOR EVIDENCE AND MONUMENTATION. FOUND EVIDENCE AND MONUMENTATION IS REPRESENTED HEREON. DOCUMENTS OF RECORD REVIEWED AND CONSIDERED AS PART OF THIS SURVEY ARE NOTED BELOW. THERE MAY EXIST OTHER EVIDENCE, MONUMENTATION AND DOCUMENTS THAT COULD AFFECT THIS SURVEY. NEW EVIDENCE, MONUMENTATION OR DOCUMENTS THAT MAY ALTER THE CONCLUSIONS OF THIS SURVEY SHOULD BE PRESENTED TO THE SURVEYOR FOR HIS REVIEW AND CONSIDERATION.

- (1) WARRANTY DEED IN FAVOR OF ANDREW GUTIERREZ; ENTRY NO. 14186854 IN BOOK 11462 AT PAGE 4180.
- (2) PONDEROSA PARK NO 4; ENTRY NO. 2509869 IN BOOK MM AT PAGE 100.
- (3) EXTENSION OF SANDY CITY LIMITS; BOOK MM AT PAGE 56.
- (4) CORRECTED PLAT OF SOUTH UNION FORT ANNEXATION; ENTRY NO. 9086790 IN BOOK 2004P AT PAGE 153.
- (5) COTTONWOOD ARMS CONDOMINIUM; ENTRY NO. 3564200 IN BOOK 81-5 AT PAGE 86.
- (6) SALT LAKE COUNTY SURVEYOR'S AREA REFERENCE PLAT FOR SECTION 29, T2S, R1E, SLB&M.
- (7) RECORD DESCRIPTION OF ADJOINING PARCELS SHOWN HEREON AS RESEARCHED WITHIN THE OFFICE OF THE SALT LAKE COUNTY RECORDER.

(M) BEARING AND/OR DISTANCE DATA TAKEN FROM ACTUAL FIELD MEASUREMENTS.

LEGEND

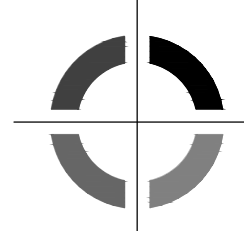
	CURRENT SANDY CITY BOUNDARY
	PROPOSED ANNEXATION BOUNDARY
	SECTION LINE
	ADJOINER BOUNDARY
	BOUNDARY ANGLE POINT
	FOUND SECTION CORNER

LOCAL ENTITIES:

ANNEXATION FROM: SALT LAKE COUNTY

ANNEXATION INTO: SANDY CITY

FINAL LOCAL ENTITY PLAT
886 E. 7800 S. TRUST ANNEXATION TO SANDY CITY
SITUATED IN THE NORTHWEST 1/4 OF SECTION 32,
TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN,
SALT LAKE COUNTY, STATE OF UTAH

<p>PREPARED BY:</p> <div style="text-align: center;">  <p>MERIDIAN ENGINEERING, INC. 1638 WEST 11010 SOUTH, SUITE 102 SOUTH JORDAN, UTAH 84095 PHONE (801) 569-1315 FAX (801) 569-1319</p> </div>	<p style="text-align: center;">ENGINEER'S CERTIFICATE</p> <p>I HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT MAP OF THAT AREA TO BE ANNEXED TO THE CORPORATE LIMITS OF SANDY CITY, UTAH.</p> <p>SANDY CITY ENGINEER _____ DATE _____</p>	<p style="text-align: center;">SANDY CITY APPROVAL</p> <p>APPROVED THIS _____ DAY OF _____ A.D. 2024 BY THE SANDY CITY COUNCIL.</p> <p>_____ MAYOR</p> <p>_____ COUNCIL CHAIR</p> <p>_____ ATTORNEY</p> <p>_____ CITY RECORDER</p>	<p style="text-align: center;">SALT LAKE COUNTY SURVEYOR</p> <p>APPROVED THIS _____ DAY OF _____ A.D. 2024 BY THE SALT LAKE COUNTY SURVEYOR AS A FINAL LOCAL ENTITY PLAT, PURSUANT TO SECTION 17-23-20 OF UTAH STATE CODE.</p> <p>_____ SALT LAKE COUNTY SURVEYOR</p>	<p style="text-align: center;">SALT LAKE COUNTY RECORDER</p> <p>RECORDED AND FILED AT THE REQUEST OF _____ RECORDED AS ENTRY NUMBER _____</p> <p>DATE: _____ TIME: _____ BOOK: _____</p> <p>_____ DEPUTY SALT LAKE COUNTY RECORDER</p>	<p>COMP. FILE 24001-03 FINAL ENTITY PLAT</p> <p>PROJECT NO. 24001</p> <p>SHEET NO. 1 OF 1</p>
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