

PROPERTY SURVEY
FOR
**WALTER & LINDA
MARSHALL**

OF
LOT 99, BUCKBOARD PHASE, BANDANA RANCH,
IN SECTION 36, T2S, R9W, UINTAH SPECIAL MERIDIAN,
DUCHESE COUNTY, UTAH.

LEGAL DESCRIPTION:

LOT #99, BANDANA RANCH, BUCKBOARD PHASE, AS RECORDED WITH
THE DUCHESE COUNTY RECORDER. (As recited in that certain Warranty Deed
Recorded in Book A471, Page 677, Duchesne County Recorder).

SURVEYOR'S NARRATIVE:

We were contacted by Walter and Linda Marshall to find, or reset the missing lot corners
on the property described above. After a diligent search for all lot corners and reviewing
the measured results of those found, as well as other items marking points on line, we placed
5/8" rebar with aluminum caps alongside the original metal stakes found along the East and
South lines. We determined the radius point in the cul-de-sac by intersecting the North line of
Lot 99, as defined by items found along that line, and by turning the record angle left at the
Southwest corner, from the South Lot line.

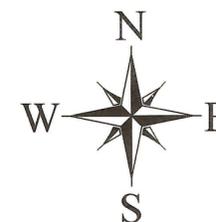
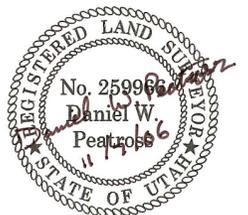
Where the subdivision plat is dated 1979, it seems that certain rows of lot corners were likely
staked by theodolite and chain, where the way was open from trees or high brush, as that they
are in good line and distance for that given run. Those rows of lot corners found in the trees
were likely staked radially by theodolite and distance meter, wherein there seems to be
more of a meandering in the direction and distance from corner to corner. The metal stakes
mentioned are about 24" long and have the appearance of a small gauge angle iron with sides
of about 1/2" in length, and usually extend above the ground about 1 - 2".

Where the course of a line is preceded by an "M", this indicates the measured value
according to this survey. Where the course of a line is preceded by an "R", this indicates
the record value as given on the original subdivision plat.

The Basis of Bearings for this survey is WGS84, which we obtained by G.P.S. with the base
station located at 532.75' South and 1744.21' East from the Northwest Section corner.

SURVEYOR'S CERTIFICATE:

I, Daniel W. Peatross, do hereby certify that I am a Registered Land Surveyor, and that I
hold certificate No. 259966, as prescribed by the laws of the State of Utah. I further certify
that under my direction, a survey was made of the tract of land as shown on this plat, and that
the same is correct and true to the best of my knowledge and belief.



- = SET 5/8" REBAR WITH ALUMINUM CAP.
- = FOUND METAL STAKES, HUBS AND/OR FENCE POSTS.
- = FOUND 2" GALVANIZED METAL PIPE SET IN CONCRETE.
- ◆ = 5/8" REBAR WITH ALUMINUM CAP SET DURING PREVIOUS SURVEY.

COUNTY SURVEYOR FILE # 1802

REGISTERED SURVEYORS CORP.
61 EAST 300 NORTH, P.O. BOX 564, DUCHESE, UTAH 84021
(435) 738-2718

DATE RESEARCHED: AUGUST 24, 2006	RESEARCHED BY: D. PEATROSS	PROJECT No.: 06009
DATE SURVEYED: AUG. 26, SEPT. 9, 2006	SURVEYED BY: B. PEATROSS	
BRUCE PEATROSS TECHNICAL DRAFTING SERVICES P.O. BOX 633, DUCHESE, UTAH 84021 (435) 738-2089		
DATE DRAFTED: SEPT. 9, 2006	DRAFTED BY: B. PEATROSS	DATE PLOTTED: Friday 11/3/6
SHEET: 1 OF: 1	FILE NAME: LOT 99 BANDANA	

