

PLAT AMENDMENT OF LOT 1 OF THE DUNCAN - PRICE MINOR SUBDIVISION
 LOCATED IN THE SW 1/4 SW 1/4 SECTION 1, T.3S., R. 2 W., U.S.&M.



SURVEYOR'S CERTIFICATE:
 I, C. DeNile McKenna, do hereby certify that I am a Professional Land Surveyor, and that I hold certificate No. 156790 as prescribed by the laws of the State of Utah. I further certify that by the authority of the owners, I have made a survey of the tract of land shown on this map, and that the same has been correctly surveyed as shown on this map.

SURVEYED DESCRIPTIONS
LOT 1A
 TOWNSHIP 3 SOUTH, RANGE 2 WEST, UINTAH SPECIAL MERIDIAN, SECTION 1
 Beginning at the Southwest Corner of said Section 1 and running thence North 00°17'02" West a distance of 345.37 feet along the West line of the Southwest Quarter of the Southwest Quarter of said Section 1 and running thence North 89°31'44" East a distance of 1317.40 feet to the East line of said Southwest Quarter of the Southwest Quarter; thence South 00°13'26" East a distance of 351.10 feet along said East line to the Southeast Corner of said Southwest Quarter of the Southwest Quarter; thence South 89°46'41" West a distance of 1317.03 feet along the South line of said Southwest Quarter of the Southwest Quarter to the point of beginning.

The above described parcel of land contains an area of 10.525 acres, more or less.

SUBJECT TO: A 30.00 foot wide utility and access easement being 15.00 feet on each side of the following described centerline:
 Beginning at a point 190.33 feet North 00°17'02" West and 46.26 feet East from the Southwest corner of Section 1, Township 3 South, Range 2 West, Uintah Special Meridian to the True Point of Beginning and running thence North 00°04'33" East 144.45 feet.

SUBJECT TO that portion being used for Highway 40 Right-of-Way

LOT 1B
 TOWNSHIP 3 SOUTH, RANGE 2 WEST, UINTAH SPECIAL MERIDIAN, SECTION 1
 Beginning on the East line of the Southwest Quarter of the Southwest Quarter of said Section 1 at a point 686.83 feet South 00°13'26" East along said East line from the Northeast Corner of said Southwest Quarter of the Southwest Quarter to the True Point of Beginning and running thence South 00°13'26" East a distance of 298.08 feet along said East line to an existing East-West field fence; thence South 89°31'44" West a distance of 1317.40 feet along said East-West field fence to the West line of said Southwest Quarter of the Southwest Quarter; thence North 00°17'02" West a distance of 324.16 feet along said West line to the extension of an existing chain link fence; thence North 89°29'57" East a distance of 630.54 feet along said extension and said chain link fence; thence South 00°44'16" East a distance of 31.84 feet; thence North 89°04'32" East a distance of 686.97 feet to the True Point of Beginning.

The above described parcel of land contains an area of 9.353 acres, more or less.

TOGETHER WITH: A 30.00 foot wide utility and access easement being 15.00 feet on each side of the following described centerline:
 Beginning at a point 190.33 feet North 00°17'02" West and 46.26 feet East from the Southwest corner of Section 1, Township 3 South, Range 2 West, Uintah Special Meridian to the True Point of Beginning and running thence North 00°04'33" East 144.45 feet.

SUBJECT TO: A 30.00 foot wide utility and access easement being 15.00 feet on each side of the following described centerline:
 Beginning at a point 190.33 feet North 00°17'02" West, and 46.26 feet East, and 144.45 feet North 00°04'33" East from the Southwest corner of Section 1, Township 3 South, Range 2 West, Uintah Special Meridian to the True Point of Beginning and running thence North 00°04'33" East 309.20 feet; thence North 89°29'57" East 581.54 feet.

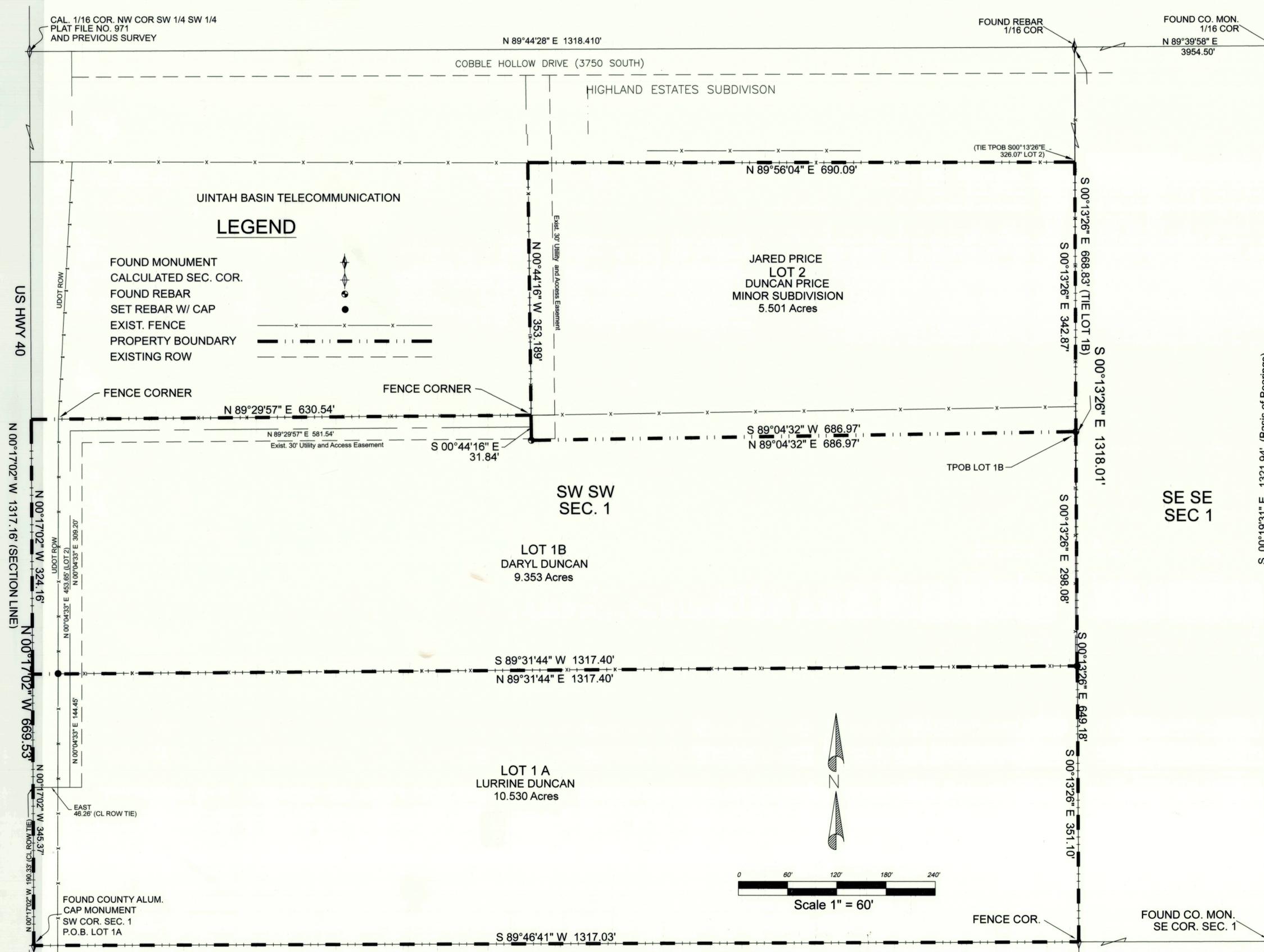
OWNERS CERTIFICATE AND MINOR SUBDIVISION:
 I, the undersigned, owner of the parcels of land shown hereon, have requested the subdivision of the said parcel of land as shown on this plat.

Landowner's Signature	Date Acknowledged to Notary	Notary's Initials
_____	_____	_____

ACKNOWLEDGMENT
 STATE OF UTAH)
 COUNTY OF DUCHESTER)

On the date shown by the signature above, personally appeared before me the signer of the above certificate who acknowledged to me that she did execute the same, As Successor Trustee of the Duncan Family Trust.

Notary Public _____ My commission expires _____



BASIS OF BEARINGS:
 The Basis of Bearings for this survey is the East line of the Southeast Quarter of the Southeast Quarter of Section 1, Township 3 South, Range 2 West, Uintah Special Meridian, which bears South 00°19'31" East 1321.94 feet.

SURVEY NARRATIVE
 THIS SURVEY WAS MADE AT THE REQUEST OF LURRINE B. DUNCAN, FOR TO AMEND LOT 1 OF THE DUNCAN - PRICE MINOR SUBDIVISION AS SHOWN ON THIS PLAT.

DUCHESTER COUNTY PLANNING DEPARTMENT APPROVAL APPROVED THIS _____ DAY OF _____ A.D. 20____ BY THE _____ DIRECTOR	DUCHESTER COUNTY TREASURER APPROVED THIS _____ DAY OF _____ A.D. 20____ BY THE _____ TREASURER	COUNTY RECORDER NO. _____ STATE OF UTAH, COUNTY OF DUCHESTER, RECORDED AND FILED. DATE _____ TIME _____ BOOK _____ PAGE _____ FEE \$ _____ DUCHESTER COUNTY RECORDER
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M&M ASSOCIATES SURVEYING AND DRAFTING
 3841 West Cobble Hollow Drive
 Roosevelt, Utah 84066
 (435) 722-0707

NO.	RELEASED TO CLIENT	4/27/17
	REVISION	DATE

OWNERS The Duncan Family Trust Lurrine B. Duncan Successor Trustee	PROJECT NAME PLAT AMENDMENT OF LOT 1 OF THE DUNCAN - PRICE MINOR SUBDIVISION	DATE 3/27/15
LOCATION Rt. 2 Box 3059	DRAWN cdm	SCALE 1"=60'
Roosevelt, Utah 85066	CHECKED	PROJECT NUMBER
	FILE NAME c:\m\projects\Duncan	SHEET 1 OF 1