

FOUND 1/2" REBAR SET DURING ORIGINAL SURVEY OF PARCELS IN 1973 BY CALDER--USED AS END OF BASE LINE FOR THIS SURVEY

**LEGEND AND NOTES**  
 ■ 5/8"x24" REBAR WITH CAP STAMPED 148951 SET BY THIS SURVEY  
 ○ FOUND IRON PIN SET BY PREVIOUS SURVEY  
 THIS SURVEY WAS PERFORMED USING GLOBAL POSITIONING SYSTEM (G.P.S.) EQUIPMENT AND PROCEDURES.

FOUND COUNTY MONUMENT AT 1/4 CORNER

COMBINED PARCEL

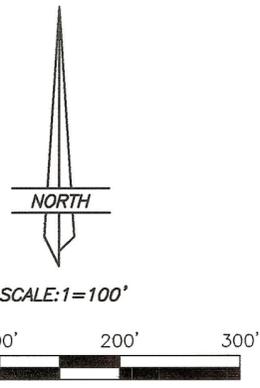
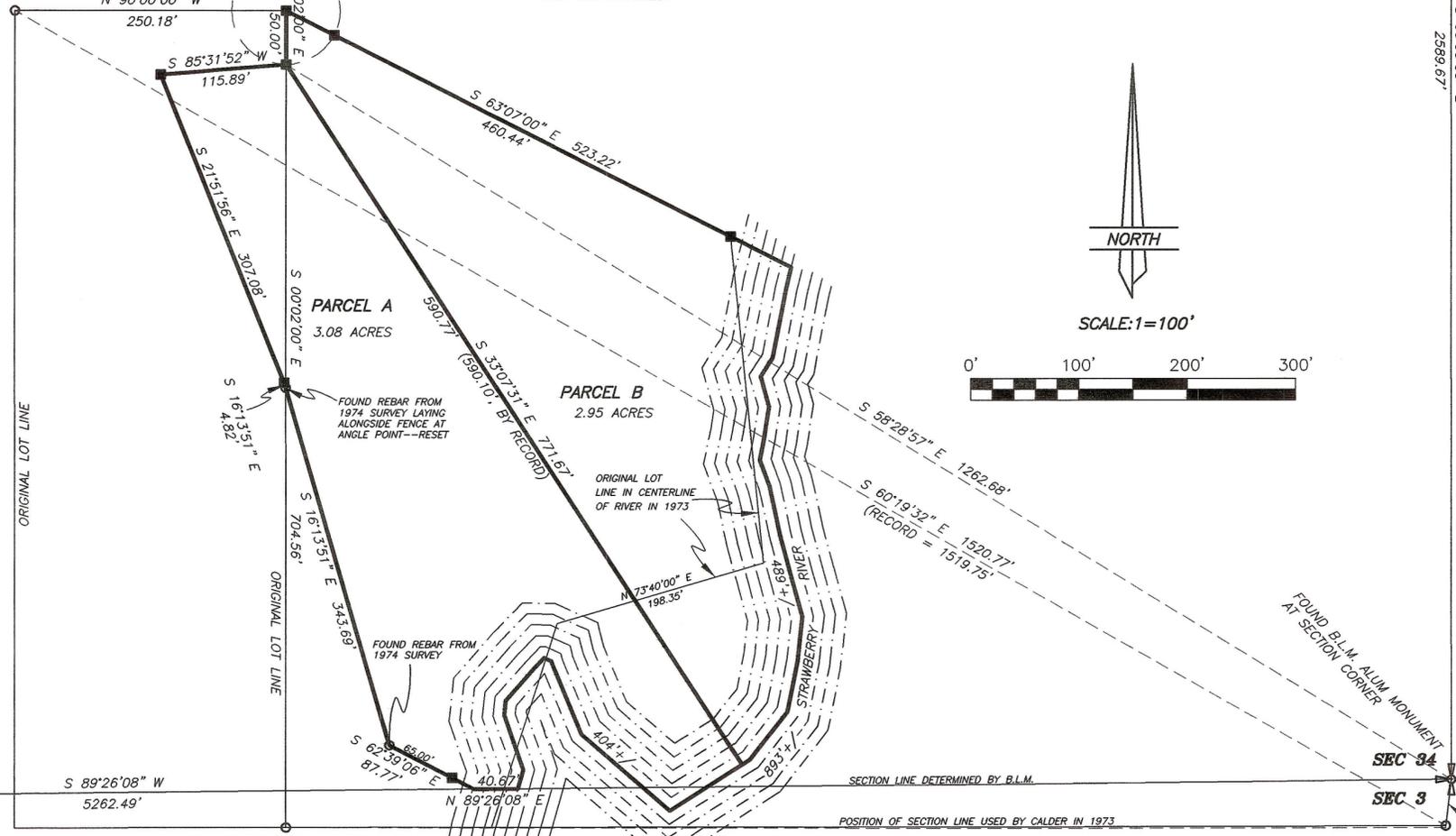
Commencing at the Southeast Corner of Section 34, Township 3 South, Range 5 West of the Uintah Special Base and Meridian, as marked by a Bureau of Land Management aluminum cap monument:  
 Thence North 58°28'57" West 1262.68 feet to the TRUE POINT OF BEGINNING, said point being at the end of an existing county road cul-de-sac and South 00°02'00" East 50.00 feet from the center of said cul-de-sac, said center also being the Northwest Corner of Parcel #3 of an unrecorded plat;  
 Thence South 85°31'52" West 115.89 feet (South 85°34'28" West, 115.00 feet, by record);  
 Thence South 21°51'56" East 307.08 feet (306.85 feet, by record);  
 Thence South 16°13'51" East 4.82 feet to the West line of said parcel #3;  
 Thence South 16°13'51" East 343.69 feet (343.44 feet, by record);  
 Thence South 62°39'06" East 87.77 feet to the South line of said Section 34;  
 Thence North 89°26'08" East 40.67 feet along said South line to the centerline of the Strawberry River;  
 Thence Northeasterly 893 feet, more or less along said centerline to the North line of said parcel #3;  
 Thence North 63°07'00" West 523.22 feet, (460.1 feet, by record) to the center of said cul-de-sac;  
 Thence South 00°02'00" East 50.00 feet to the TRUE POINT OF BEGINNING, containing 6.03 acres, more or less, a portion of said parcel being under said Strawberry River, said parcel being subject to that portion being used as county road right-of-way, and as fisherman's access along said river. The basis of bearings being a bearing of North 00°05'33" West from said Section Corner to the East Quarter Corner of said Section 34.

PARCEL A DESCRIPTION

Commencing at the Southeast Corner of Section 34, Township 3 South, Range 5 West of the Uintah Special Base and Meridian, as marked by a Bureau of Land Management aluminum cap monument:  
 Thence North 58°28'57" West 1262.68 feet to the TRUE POINT OF BEGINNING, said point being at the end of an existing county road cul-de-sac and South 00°02'00" East 50.00 feet from the center of said cul-de-sac, said center also being the Northwest Corner of Parcel #3 of an unrecorded plat;  
 Thence South 85°31'52" West 115.89 feet (South 85°34'28" West, 115.00 feet, by record);  
 Thence South 21°51'56" East 307.08 feet (306.85 feet, by record);  
 Thence South 16°13'51" East 4.82 feet to the West line of said parcel #3;  
 Thence South 16°13'51" East 343.69 feet (343.44 feet, by record);  
 Thence South 62°39'06" East 87.77 feet to the South line of said Section 34;  
 Thence North 89°26'08" East 40.67 feet along said South line to the centerline of the Strawberry River;  
 Thence Northeasterly 404 feet, more or less along said centerline to a point which is South 33°07'31" East from said TRUE POINT OF BEGINNING;  
 Thence North 33°07'31" West 771.67 feet to the TRUE POINT OF BEGINNING, containing 3.08 acres, more or less, a portion of said parcel being under said Strawberry River, said parcel being subject to that portion being used as fisherman's access along said river. The basis of bearings being a bearing of North 00°05'33" West from said Section Corner to the East Quarter Corner of said Section 34.

PARCEL B DESCRIPTION

Commencing at the Southeast Corner of Section 34, Township 3 South, Range 5 West of the Uintah Special Base and Meridian, as marked by a Bureau of Land Management aluminum cap monument:  
 Thence North 58°28'57" West 1262.68 feet to the TRUE POINT OF BEGINNING, said point being at the end of an existing county road cul-de-sac and South 00°02'00" East 50.00 feet from the center of said cul-de-sac, said center also being the Northwest Corner of Parcel #3 of an unrecorded plat;  
 Thence South 33°07'31" East 771.67 feet, more or less, to the centerline of the Strawberry River;  
 Thence Northeasterly 489 feet, more or less along said centerline to the North line of said parcel #3;  
 Thence North 63°07'00" West 523.22 feet, (460.1 feet, by record) to the center of said cul-de-sac;  
 Thence South 00°02'00" East 50.00 feet to the TRUE POINT OF BEGINNING, containing 2.95 acres, more or less, a portion of said parcel being under said Strawberry River, said parcel being subject to that portion being used as county road right-of-way, and as fisherman's access along said river. The basis of bearings being a bearing of North 00°05'33" West from said Section Corner to the East Quarter Corner of said Section 34.



**PROPERTY SURVEY FOR  
 DIANA MILLER  
 SECTION 34, TOWNSHIP 3 SOUTH, RANGE 5 WEST  
 UINTAH SPECIAL BASE & MERIDIAN**

**NARRATIVE**  
 This survey was performed at the request of Diana Miller in order to determine the locations of the property lines of the parcels shown on this plat. These parcels were originally created in 1973 by Glen H. Calder as directed by the owners, David Sam and Chad Peatross as Parcel No. 3 of an unrecorded subdivision. In May 1974 the owners of Parcels No. 2 and No. 3 requested this surveyor, Jerry D. Allred, to survey and prepare description so that portions of each lot be exchanged in order to better fit the location of an existing ditch bank. Copies of the original survey plats from these two surveys were used as references for the present survey. Several corners originally set by these two surveys were found and used to control this survey. The 1/2" rebar set by Calder as the Southeast Corner of Section 34 was found as was the rebar he set at the Northwest Corner of Parcel No. 2. A 1/2" rebar set by Calder was also found near the Southeast Corner of said Lot No. 2. These bars were used as the basis of this survey. Two other rebar set during the 1974 survey were found as indicated on the plat. It was found during the present survey that when the subsequent deed descriptions were prepared for the revised parcels the call for the 50 feet long line from the center of the cul-de-sac to the end of the cul-de-sac was omitted from them, causing a large mis-closure in the descriptions. In 1993 the Bureau of Land Management retraced the South line of Section 34 and set an aluminum monument for the position of the Southeast Corner of Section 34. Using this monument and the next section corner to the west to define the South line of Section 34 causes this subdivision to overlap into Section 3 by 31.72 feet on the West line of Parcel No. 2 and 35.62 feet at the Southeast Corner of Parcel No.3, in the Strawberry River. Parcel No. 3 was surveyed into two parcels by Clinton S. Peatross in 1999. The plat of the Peatross survey does not address the 50 feet mis-closure caused by the omitted call nor does it indicate that the rebar set by Calder as the section corner was found and used to relocated the parcel boundaries as determined in 1973.

**SURVEYOR'S CERTIFICATE**  
 This is to certify that I have surveyed the parcels of land shown on this plat, and that the monuments indicated were found or set during said survey, and that this plat accurately represents said survey to the best of my knowledge.



Jerry D. Allred, Professional Land Surveyor,  
 Certificate No. 148951, (Utah)

11 JUL 2003 03-100-069

DUCHEсне COUNTY SURVEYOR'S FILE NO. 1342  
**JERRY D. ALLRED AND ASSOCIATES**  
 SURVEYING CONSULTANTS  
 121 NORTH CENTER ST.--P.O. BOX 975  
 DUCHEсне, UTAH 84021  
 (435) 738-5352