

RECORD OF SURVEY
AND
BOUNDARY LINE ADJUSTMENT
FOR
J.J.N.P. COMPANY

P.O. BOX 1329
PARK CITY, UT 84060
AND

**JEFFREY S. KNIGHT
MELVIN K. KNIGHT**

1955 SOUTH 1300 EAST
SALT LAKE CITY, UT 84105

LOCATED IN THE
SW1/4 OF SECTION 4
TOWNSHIP 4 SOUTH, RANGE 6 WEST
UINTAH SPECIAL BASE AND MERIDIAN
DUCHEсне COUNTY, UTAH

SURVEYOR'S CERTIFICATE

I, Clinton S. Peatross, Duchesne, Utah, do hereby certify that I am a Professional Land Surveyor, and that I hold License No. 155666, as prescribed by the laws of the State of Utah; that I have made a survey of the following described parcels of land for a Boundary Line Adjustment, setting the corners as shown, and that I have prepared this plat for the above stated purposes.

NARRATIVE

PURPOSE OF SURVEY: Perform a survey to set the property corners as shown, and then prepare a Boundary Line Adjustment Plat to transfer 5,000 acres of land from J.J.N.P. Company to Jeffrey S. Knight and Melvin K. Knight. BASIS OF BEARING: Being N 89°53'09" W from the Southeast Corner to the Southwest Corner of Section 4, T.4S, R.6W, U.S.B. & M. according to that plat on file in the Duchesne County Surveyor's Office, file # 2179. SURVEY FINDINGS: The position of the West 1/4 Corner of Section 4 as shown on the above referenced plat, file #2179, was calculated by J. Allred to be at the mid-point along the section line. This is a closing section line and should be proportioned according to the original G.L.O. call. (see section breakdown). NOTE: This survey was prepared at the request of Bob Pinder. It does not insure or guarantee ownership, nor does it show liens or rights of way recorded or unrecorded.

I further certify that the visible improvements affecting the boundaries of the above described parcels of land are as shown on this plat.

PART OF THE ORIGINAL DESCRIPTION OF THE J.J.N.P.
ACCORDING TO THAT WARRANTY DEED FOUND IN BOOK A54, PAGE 204
SW1/4 SW1/4; Section 4, T.4 S., R.6 W., USM. Tax I.D. #4314

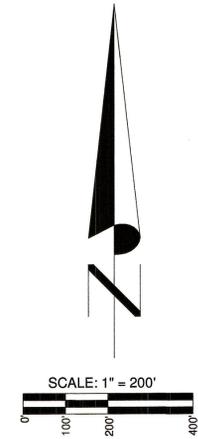
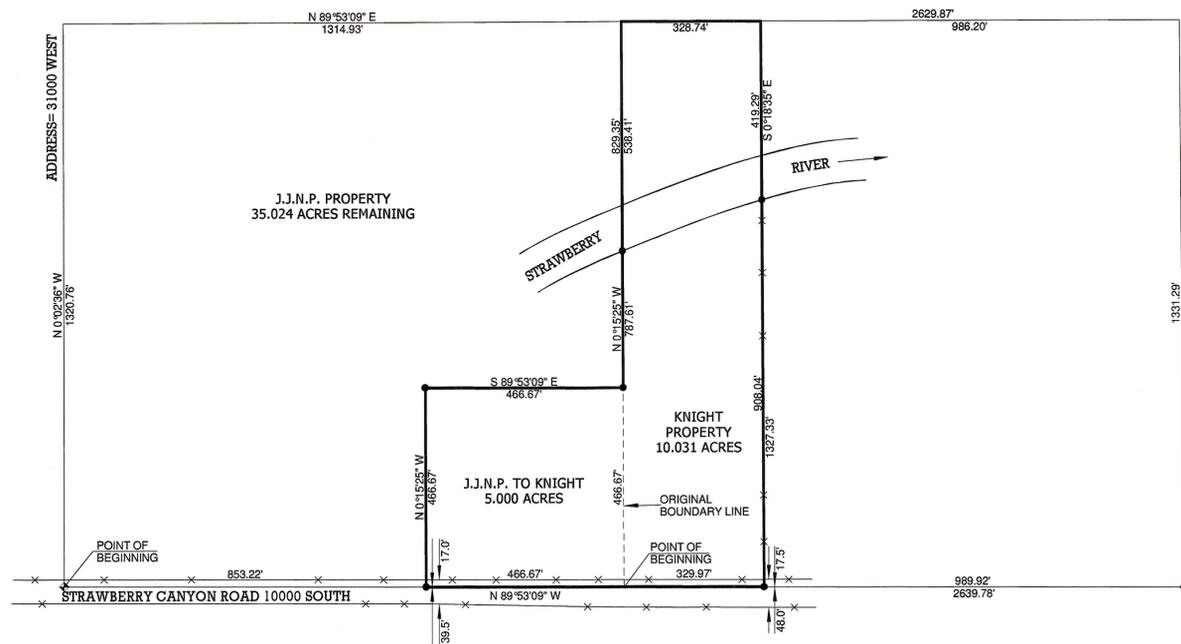
ORIGINAL DESCRIPTION OF THE KNIGHT PROPERTY
ACCORDING TO THAT WARRANTY DEED FOUND IN BOOK A371, PAGE 638
The West half of the West half of the Southeast quarter of the Southwest quarter of Section 4, Township 4 South, Range 6 West, Uintah Special Meridian. Tax I.D. #4314.

NEW DESCRIPTION OF THE J.J.N.P. PROPERTY

Beginning at the Southwest Corner of Section 4, Township 4 South, Range 6 West, Uintah Special Base and Meridian; thence North 0°02'36" West 1320.76 feet to the Northwest Corner of the SW1/4 of the SW1/4; thence North 89°53'09" East 1314.93 feet to the Northeast Corner of said SW1/4 of said SW1/4; thence South 0°15'25" East 829.35 feet along the East line of said SW1/4 of said SW1/4; thence North 89°53'09" West 466.67 feet along a line parallel to the South line of said Section; thence South 0°15'25" East 466.67 feet along a line parallel to the East line of said SW1/4 of said SW1/4 to a point on the South line of said Section; thence North 89°53'09" West 853.22 feet to the point of beginning, containing 35.024 acres.

NEW DESCRIPTION OF THE KNIGHT PROPERTY

Beginning at the Southeast Corner of the SW1/4 of the SW1/4 of Section 4, Township 4 South, Range 6 West, Uintah Special Base and Meridian; thence North 89°53'09" West 466.67 feet along the South line of said Section; thence North 0°15'25" West 466.67 feet along a line parallel to the East line of said SW1/4 of said SW1/4; thence South 89°53'09" East 466.67 feet along a line parallel with the South line of said Section to a point on the East line of said SW1/4 of said SW1/4; thence North 0°15'25" West 829.35 feet to the Northwest Corner of the West 1/2 of the West 1/2 of the SE1/4 of the SW1/4; thence North 89°53'09" East 328.74 feet to the Northeast Corner of said West 1/2 of said West 1/2 of said SE1/4 of said SW1/4; thence South 0°18'35" East 1327.33 feet to the Southeast Corner of said W1/2 of said W1/2 of said SE1/4 of said SW1/4; thence North 89°53'09" West 329.97 feet to the point of beginning, containing 15.031 acres.



OWNER'S ACKNOWLEDGEMENT AND BOUNDARY LINE ADJUSTMENT AGREEMENT

We, the undersigned, owners of the parcels of land shown hereon, do hereby change, adjust, and place our mutual boundary lines to the positions indicated and described on this plat.

ACKNOWLEDGEMENT

State of _____ } s.s.
County of _____ }
On this _____ day of _____, 20____, personally appeared before me, Robert J. Pinder, President of J.J.N.P. Company, the signer of the above Owner's Acknowledgement, who acknowledged to me that he signed it freely and voluntarily for the uses and purposes therein mentioned.

My commission expires _____ Notary Public _____

ACKNOWLEDGEMENT

State of _____ } s.s.
County of _____ }
On this _____ day of _____, 20____, personally appeared before me, Jeffrey S. Knight and Melvin K. Knight the signers of the above Owner's Acknowledgement, who acknowledged to me that they signed it freely and voluntarily for the uses and purposes therein mentioned.

My commission expires _____ Notary Public _____

DUCHEсне COUNTY TREASURER

I certify that the property taxes are paid and current as of this _____ day of _____, 20____.

Colene Nelson Duchesne County Treasurer

DUCHEсне COUNTY PLANNING DEPARTMENT

Approved as a Boundary Line Adjustment this _____ day of _____, 20____, by the Duchesne County Planning Director.

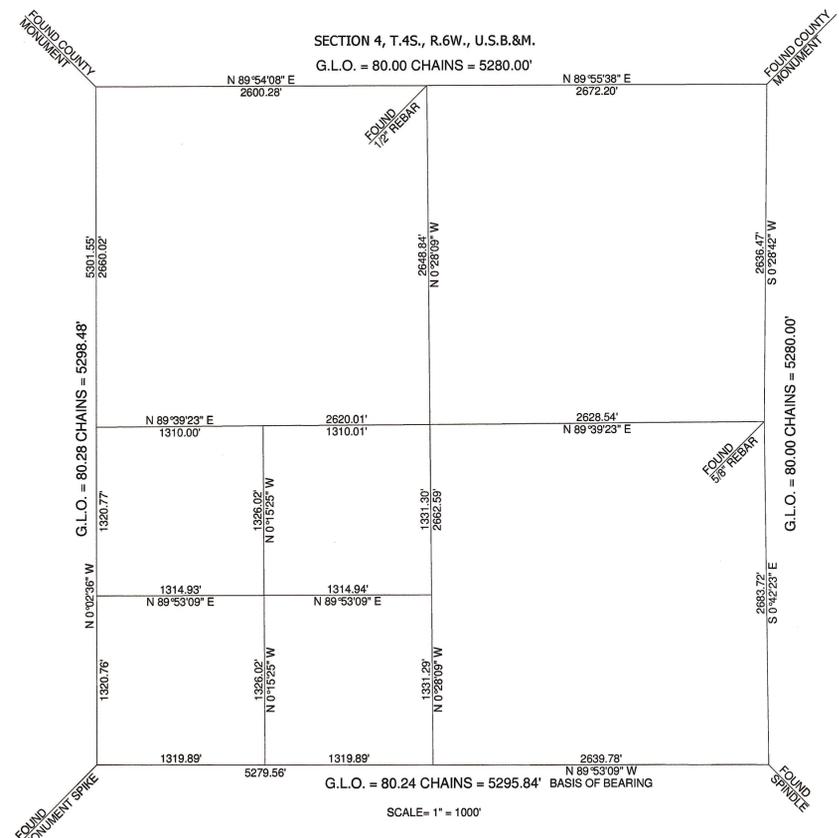
Michael A. Hyde Duchesne County Planning Director

DUCHEсне COUNTY RECORDER

State of Utah s.s. Entry Number _____
County of Duchesne

Filed for recording at the request of _____ on this _____ day of _____, 20____. Time _____ Book _____ Page(s) _____

Fee: _____
Carolyne Madsen Duchesne County Recorder



County Surveyor's File # 2264
PREPARED BY
PEATROSS LAND SURVEYS
PROFESSIONAL LAND SURVEYOR
P.O. BOX 34
DUCHEсне UTAH, 84021
PHONE: (435) 738-5753 CELL: (435) 724-4386
email: cspeatross@ubtanet.com

DRAFTED BY: ASHLEY PEATROSS	DATE DRAFTED: _____	DATE PLOTTED: 4/28/16
SHEET: 1 OF 1	FILE NAME: BOB PINDER JOB# 1075	