

SURVEYOR'S CERTIFICATE

I, Phillip R. Engle, do hereby certify that I am a registered Land Surveyor in the State of Utah, holding License Number 4667, that I have supervised an actual field survey of the following-described Parcels, and that this plat of Emigration Oaks, a planned unit development in Salt Lake County, Utah, has been correctly drawn to the designated scale and is a true and correct representation of said Parcels and of the Lots and Common Areas (including Private Streets) shown hereon.

PARCEL 1: A parcel of land located in Section 32, Township 1 North, Range 2 East, Salt Lake Base and Meridian being further described as follows: Beginning at a point North 1320.00 feet and East 13.053 feet from the Southwest corner of said Section 32; thence North 00°32'30" West, 1380.691 feet; thence East 203.766 feet; thence South 60°16'31" East, 253.429 feet to a point on a 325.000 foot radius curve to the right bearing to radius point being South 52°48'52" East; thence along the arc of curve 95.046 feet; thence North 53°56'30" East, 135.708 feet to the beginning of a 267.552 foot radius curve to the left; thence along the arc of said curve 130.302 feet to the point of reverse curvature bearing to radius point being South 63°57'44" East, 75.00 feet; thence along the arc of said curve 95.981 feet; thence South 80°38'19" East, 725.919 feet; thence North 50°00'00" East, 1137.468 feet; thence South 37°07'15" East, 830.815 feet; thence South 53°08'29" West, 1396.770 feet; thence South 61°42'00" West, 471.449 feet to the Northeast corner of Lot 22, Master Plan, Acorn Hills N/R Subdivision as prepared by Bollwinkel Engineering and Land Surveying Corp. Salt Lake City, Utah; thence continuing along the northerly line of said subdivision South 61°42'00" West, 132.257 feet and South 71°01'00" West, 560.530 feet to the Northwest corner of Lot 24 of said subdivision; thence South 71°01'00" West, 52.877 feet to the Northeast corner of Lot 6 of the extension of said Acorn Hill N/R Subdivision; thence South 71°01'00" West, 185.71 feet to the Northwest corner of said Lot 6; thence South 71°01'00" West, 331.073 feet; thence West 121.775 feet to the point of beginning. Containing 66.751 Acres more or less. Basis of bearings being the South line of the Southeast Quarter of Section 31, Township 1 North, Range 2 East, Salt Lake Base and Meridian, which has a bearing of South 89°40'01" East.

PARCEL 2: A non-exclusive easement in and to a parcel of land located in Section 32, Township 1 North, Range 2 East, Salt Lake Base and Meridian, being further described as follows: Beginning at a point that is 887.83 feet North and 54.32 feet East from the Southwest corner of said Section 32; thence North 45°00'00" West, 50.00 feet; thence North 45°00'00" East, 22.53 feet; to a point on a 275.00 foot radius curve (bearing to the center of curve bears North 45°00'00" West); thence 52.80 feet along the arc of said curve (chord bearing bears North 39°30'00" East); thence North 34°00'00" East, 50.52 feet; to a point on a 325.00 foot radius curve (bearing to the center of curve bears South 56°00'00" East); thence 107.77 feet along the arc of said curve (chord bearing bears North 43°29'59" East); thence North 53°00'00" East, 44.77 feet; to a point on a 275.00 foot radius curve (bearing to the center of curve bears North 37°00'00" West); thence 100.79 feet along the arc of said curve (chord bearing bears North 42°30'00" East); thence North 32°00'00" East, 36.36 feet; to a point on a 275.00 foot radius curve (bearing to the center of curve bears North 58°00'00" West); thence 33.60 feet along the arc of said curve (chord bearing bears North 28°30'00" West); thence North 25°00'00" East 156.82 feet; thence North 71°01'00" East, 69.49 feet; thence South 25°00'00" West, 205.08 feet; to a point on a 325.00 foot radius curve (bearing to the center of curve bears North 65°00'00" West); thence 39.71 feet along the arc of said curve (chord bearing bears South 28°30'00" West); thence South 32°00'00" West, 36.36 feet; to a point on a 325.00 foot radius curve (bearing to the center of curve bears North 58°00'00" West); thence 119.12 feet along the arc of said curve (chord bearing bears South 42°30'00" West); thence South 53°00'00" West, 44.76 feet; to a point on a 275.00 foot radius curve (bearing to the center of curve bears South 37°00'00" East); thence 91.19 feet along the arc of said curve (chord bearing bears South 43°30'00" West); thence South 34°00'00" West, 50.52 feet; to a point on a 325.00 foot radius curve (bearing to the center of curve bears North 56°00'00" West); thence 62.40 feet along the arc of said curve (chord bearing bears South 39°30'00" West); thence South 45°00'00" West, 22.53 feet to the point of beginning. Contains area of 31,940.896 sq. ft. or 0.73326 acres. The basis of bearing being the South line of the Southeast Quarter of Section 31, Township 1 North, Range 2 East, Salt Lake Base and Meridian, which has a bearing of South 89°40'01" East. Said easement shall be for ingress and egress to Emigration Oaks (including all additional phases of the same), for installation of appropriate services, for construction, reconstruction and maintenance of roads, and for such other purposes as may be required for the development and use of Emigration Oaks (including all additional phases of the same). In addition, the parcel that is subjected to this easement may be graded, leveled, filled, cut, drained, paved and improvements such as water and gas pipes, electrical cable, telephone cable, sewer lines, bridges, culverts and ramps may be constructed on, over, through, and across the parcel.

CURVE DATA table with columns: NO., BEARING, CHORD, DELTA, RADIUS, LENGTH, TAN. Rows C1 through C30.



- NOTE: 1. This plat is being recorded concurrently with an instrument styled "Declaration of Covenants, Conditions, and Restrictions of Emigration Oaks, a Planned Unit Development" (hereinafter referred to as the "Declaration"). Terms used on this plat which are defined in the Declaration shall, to the extent permitted by their context, have the meanings ascribed to them in the Declaration. The rights and obligations of all persons having or acquiring any interest in the development shown hereon are governed by the Declaration and are referred to the Declaration for a description thereof. Specifically, Article II of the Declaration describes the status of title and certain reservations and rights in favor of Declarant (the Owner shown on this plat) and this plat is made subject to such status, such reservations and rights, and all other terms and provisions of the Declaration. As more fully described in the Declaration, the Common Areas are to be conveyed to and maintained by The Emigration Oaks Owner Association, a Utah nonprofit corporation (hereinafter, "Association").

PARCEL 1

ACKNOWLEDGEMENT

STATE OF UTAH)
COUNTY OF SALT LAKE) ss.
On this 29th day of August, 1984, personally appeared before me H. ROGER BOYER, who being by me duly sworn did say that he is a Partner of THE BOYER COMPANY, a Utah General Partnership, and that the foregoing "Owner's Dedication" was signed on behalf of said Partnership by proper authority and did acknowledge to me that said Partnership executed the same.

Date AUG 23 1984
Phillip R. Engle, L.S. No. 4667

OWNER'S DEDICATION

THE BOYER COMPANY, a Utah General Partnership and the owner of the real property described in the "Surveyor's Certificate" hereon, hereby sets apart and subdivides said property into a planned unit development to be known as "Emigration Oaks" with the Lots and Common Areas (including Private Streets) shown on this plat.

By H. ROGER BOYER, Partner of THE BOYER COMPANY

EMIGRATION OAKS - PHASE 1A

A PLANNED UNIT DEVELOPMENT LOCATED IN THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 1 NORTH, RANGE 2 EAST S.L.B. & M., SALT LAKE COUNTY, STATE OF UTAH

Approval grid with sections: PLANNING COMMISSION, BOARD OF HEALTH, DEVELOPMENT SERVICES DIVISION, APPROVAL AS TO FORM, COUNTY COMMISSION, and RECORDED # 4078734.

85-4-77 10F 3

85-4-77 1/3

OWNER'S DEDICATION

Know all men by these presents that we, the undersigned owner(s) of the tract of land shown hereon, hereby sets apart and subdivides said property into a planned unit development to be known as "Emigration Oaks" with the Lots and Common Areas (including Private Streets) shown on this plat.

In witness whereof T have hereunto set this day of A.D., 19

By Rectangulo Investment Co Limited Liability Partnership **E.M.B.C., A Utah General Partnership**
 By Deanne H. Butcher, Partner **ITS: GENERAL PARTNER**
 Elinor L. Meik
 Elinor L. Meik

PARTNERSHIP ACKNOWLEDGEMENTS

STATE OF UTAH)
 COUNTY OF SALT LAKE)

On this 13th day of February, 1985, personally appeared before me Cheryl A. Rauh who is being by me duly sworn did say that he is a Partner of Rectangulo Investment Company, Ltd. Partnership and that the foregoing "Owner's Dedication" was signed on behalf of said Partnership by proper authority and did acknowledge to me that said Partnership executed the same.

NOTARY PUBLIC
Cheryl A. Rauh
 Residing at: SL County, Utah
 My Commission Expires: 11-1-86

On this 7th day of March, 1985, personally appeared before me Shirley B. Collingswood who is being by me duly sworn did say that she is a Partner of E.M.B.C., A Utah General Partnership and that the foregoing "Owner's Dedication" was signed on behalf of said Partnership by proper authority and did acknowledge to me that said Partnership executed the same.

NOTARY PUBLIC
Shirley B. Collingswood
 Residing at: Salt Lake City, Utah
 My Commission Expires: Nov. 1, 1986

CORPORATE ACKNOWLEDGEMENT

STATE OF UTAH)
 COUNTY OF SALT LAKE)
 ON THIS THE 19th DAY OF February, A.D. 1985, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY Deanne H. Butcher WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT M.R.B. Corporation A Utah CORPORATION, THAT he SIGNED THE OWNERS DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID CORPORATION FOR THE PURPOSES THEREIN MENTIONED AND THAT SAID CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES 4-28-85
Denise D. Balli
 NOTARY PUBLIC
 RESIDING IN SALT LAKE COUNTY.

INDIVIDUAL ACKNOWLEDGEMENT

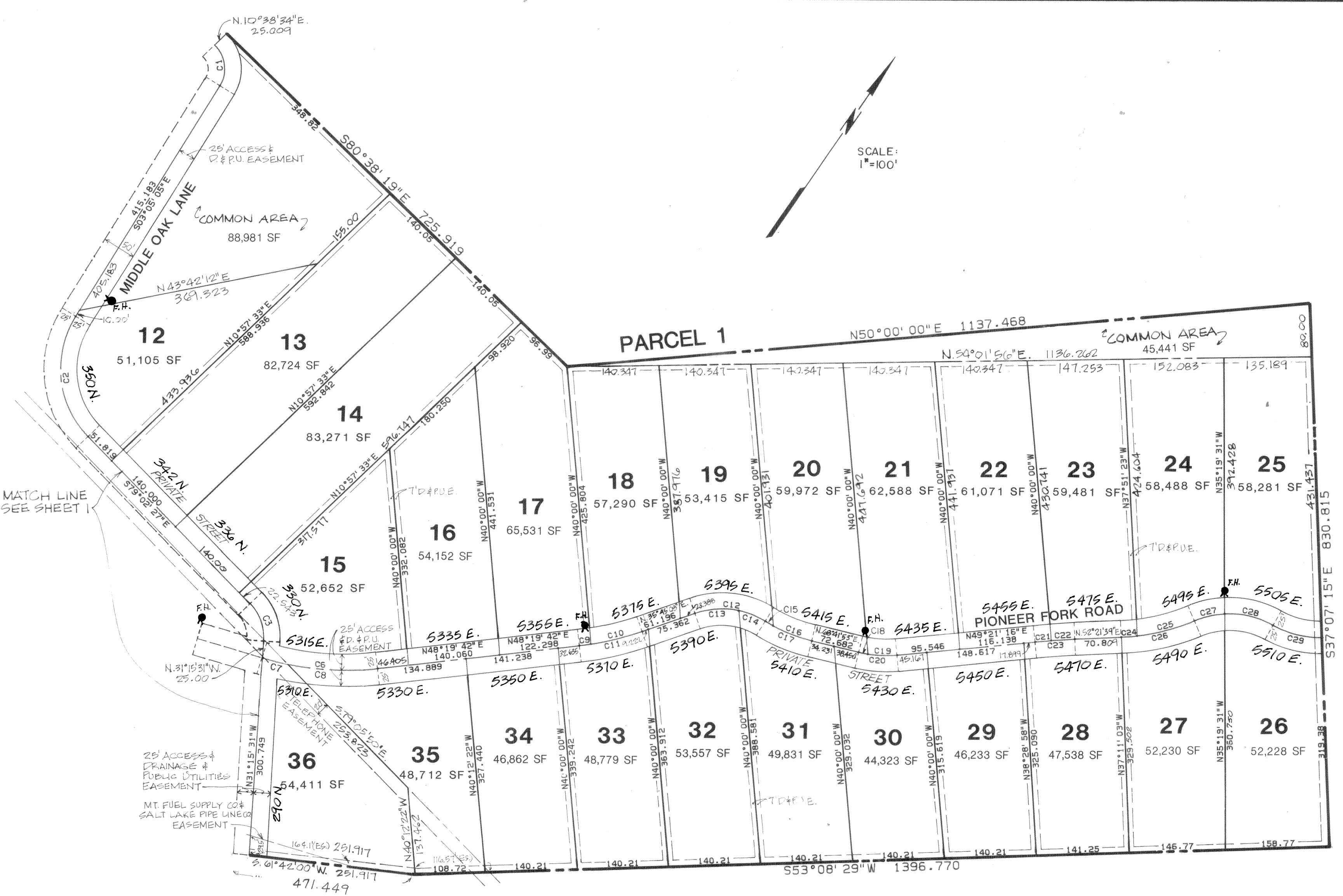
STATE OF UTAH)
 COUNTY OF SALT LAKE)
 ON THE 27th DAY OF March, 1985, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF SALT LAKE, IN SAID STATE OF UTAH, THE SIGNER () OF THE ABOVE OWNERS DEDICATION, Elinor L. Meik IN NUMBER, WHO VOLUNTARILY AND FOR THE USES AND PURPOSES THEREIN MENTIONED.

MY COMMISSION EXPIRES 4-28-89
Denise D. Balli
 NOTARY PUBLIC
 RESIDING IN SALT LAKE COUNTY.

EMIGRATION OAKS - PHASE 1A

LOCATED IN THE SW QUARTER OF THE SW QUARTER OF SECTION 32 TOWNSHIP 1N RANGE 2E SALT LAKE BASE & MERIDIAN

RECORDED # 4078734
 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF WESTERN STATES TITLE CO.
 DATE 4-26-85 TIME 9:02AM BOOK 85-4 PAGE 17
 FEE \$ 65.00
Wally Frogg
 DEPUTY SALT LAKE COUNTY RECORDER



NO.	BEARING	CHORD	DELTA	RADIUS	LENGTH	TAN
C1	S42°10'56"E	63.064	78°11'41"	50.000	68.238	40.630
C2	S41°03'46"E	184.608	75°57'21"	150.000	198.852	117.100
C3	S56°44'24"E	62.561	47°44'56"	77.236	64.412	34.212
C4	S60°36'21"E	63.246	36°52'13"	100.000	64.350	33.333
C5	S30°11'09"E	41.531	23°58'13"	100.000	41.836	21.229
C6	N60°03'50"E	176.237	23°28'16"	433.241	177.476	90.000
C7	N68°58'27"E	42.194	5°29'14"	433.241	42.191	21.213
C8	N51°14'13"E	134.152	11°41'02"	433.241	134.124	61.910
C9	N47°12'21"E	17.776	2°14'41"	453.763	17.777	8.890
C10	N40°55'04"E	81.711	10°19'53"	453.763	81.821	41.022
C11	N40°02'25"E	59.388	12°34'34"	453.763	59.598	50.000
C12	N61°27'21"E	108.126	51°24'27"	124.650	111.840	60.000
C13	N51°20'10"E	66.975	31°10'05"	124.650	67.808	34.765
C14	N77°02'24"E	43.803	20°14'22"	124.650	44.032	22.248
C15	N85°30'04"E	13.955	3°18'32"	241.871	13.957	6.980
C16	N76°18'33"E	63.791	15°09'19"	241.871	63.978	32.177
C17	N77°55'44"E	77.598	18°27'42"	241.871	77.935	39.308
C18	N65°19'51"E	14.541	4°44'03"	176.029	14.545	7.277
C19	N56°39'33"E	44.762	14°36'33"	176.029	44.884	22.564
C20	N58°01'35"E	59.147	19°20'37"	176.029	59.429	30.000
C21	N48°57'10"E	23.870	1°11'47"	1143.274	23.870	11.936
C22	N51°27'21"E	36.114	1°48'35"	1143.274	36.116	18.059
C23	N50°51'28"E	59.979	3°00'22"	1143.274	59.986	30.000
C24	N50°12'19"E	24.155	4°18'40"	321.109	24.161	12.086
C25	N39°53'49"E	50.705	15°14'20"	321.109	51.009	45.812
C26	N42°05'09"E	114.554	20°33'00"	321.109	115.170	58.210
C27	N41°50'57"E	46.769	20°04'37"	134.156	47.009	23.748
C28	N68°14'27"E	75.545	32°42'22"	134.156	76.580	39.365
C29	N69°14'37"E	77.765	30°42'01"	146.883	78.703	40.321

PROJECT NAME AND STREET NAMES
APPROVED
Shirley B. Collingswood
 COUNTY ADDRESS COORDINATOR
 DEVELOPMENT SERVICES DIVISION
 DATE
 Zone: F-1
 Width: PL-93-3012
 Area: Setback
 Signed: Shirley B. Collingswood Date: 12/12/84

PLANNING COMMISSION
 APPROVED THIS 28th DAY OF August A.D. 1984 BY THE SALT LAKE COUNTY PLANNING COMMISSION.
Chandler S. Johnson
 CHAIRMAN, SALT LAKE CO. PLANNING COMM.

BOARD OF HEALTH
 APPROVED THIS 28th DAY OF August A.D. 1984
Kurt R. Mines
 DIRECTOR, CO. BOARD OF HEALTH

DEVELOPMENT SERVICES DIVISION
 I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAN AND IT IS CORRECT IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE.
Ma. J. 785
 DATE
Kurt R. Mines
 DIRECTOR

APPROVAL AS TO FORM
 APPROVED AS TO FORM THIS 22nd DAY OF April A.D. 1985
Quentin R. Alton
 SALT LAKE COUNTY ATTORNEY

COUNTY COMMISSION
 PRESENTED TO THE BOARD OF SALT LAKE COUNTY COMMISSIONERS THIS 24th DAY OF April A.D. 1985 AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.
Quentin R. Alton
 ATTEST: SALT LAKE CO. CLERK
Quentin R. Alton
 CHAIRMAN, BD OF CO. COMM.

RECORDED # 4078734
 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF WESTERN STATES TITLE CO.
 DATE 4-26-85 TIME 9:02AM BOOK 85-4 PAGE 17
 FEE \$ 65.00
Wally Frogg
 DEPUTY SALT LAKE COUNTY RECORDER

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NO.	BEARING	CHORD	DELTA	RADIUS	LENGTH	TAN
C1	N39°30'00"E	52.72	11°00'00"	275.00	52.80	26.48
C2	N43°30'00"E	107.28	19°00'00"	325.00	107.77	54.39
C3	N42°30'00"E	100.23	21°00'00"	275.00	100.79	50.97
C4	N28°30'00"E	33.58	7°00'00"	275.00	33.60	16.82
C5	S28°30'00"W	39.68	7°00'00"	325.00	39.71	19.88
C6	S42°30'00"W	118.45	21°00'00"	325.00	119.12	60.24
C7	S43°30'00"W	90.78	19°00'00"	275.00	91.19	46.02
C8	S39°30'00"W	62.30	11°00'00"	325.00	62.40	31.29
C9	N39°30'00"E	51.51	11°00'00"	300.00	51.60	28.89
C10	N43°30'00"E	99.05	19°00'00"	300.00	99.48	50.29
C11	N42°30'00"E	109.34	21°00'00"	300.00	109.96	56.60
C12	N28°30'00"E	36.63	7°00'00"	300.00	36.65	18.35

PARCEL 2

PIONEER FORK ROAD

MATCH LINE
SEE SHEET 1

SCALE 1" = 40'

BASIS OF BEARINGS
S 89° 40' 01" E

S 1/4 COR.
SEC. 31, T.1N.,
R.2E., S.L.B.#M.,
FO. BRASS CAP
MONUMENT

SW COR.,
SEC. 32, T.1N.,
R.2E., S.L.B.#M.,
FO. BRASS CAP
MONUMENT

PROJECT NAME AND STREET NAMES
APPROVED
9-18-84
DATE COUNTY ZONING DIVISION

CHECKED FOR ZONING
ZONE: F-1
P.U. - PL-83-3013
Area
Setback
Date 10/28/84

EMIGRATION OAKS- PHASE 1A

A PLANNED UNIT DEVELOPMENT LOCATED IN THE
SOUTHWEST QUARTER OF SECTION 32,
TOWNSHIP 1 NORTH, RANGE 2 EAST S.L.B. & M.,
SALT LAKE COUNTY, STATE OF UTAH

<p>PLANNING COMMISSION</p> <p>APPROVED THIS <u>28th</u> DAY OF <u>August</u> A.D. 19<u>85</u> BY THE SALT LAKE COUNTY PLANNING COMMISSION.</p> <p><i>Charles R. Johnson</i> CHAIRMAN, SALT LAKE CO. PLANNING COMM.</p>	<p>BOARD OF HEALTH</p> <p>APPROVED THIS <u>28th</u> DAY OF <u>August</u> A.D. 19<u>85</u></p> <p><i>Herb R. Miner</i> DIRECTOR, CO. BOARD OF HEALTH</p>	<p>DEVELOPMENT SERVICES DIVISION</p> <p>I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE.</p> <p><u>Nov 2 85</u> <i>Ken Evans</i> DATE DIRECTOR</p>	<p>APPROVAL AS TO FORM</p> <p>APPROVED AS TO FORM THIS <u>22nd</u> DAY OF <u>April</u> A.D. 19<u>85</u></p> <p><i>Quenton R. R. Olmstead</i> SALT LAKE COUNTY ATTORNEY</p>	<p>COUNTY COMMISSION</p> <p>PRESENTED TO THE BOARD OF SALT LAKE COUNTY COMMISSIONERS THIS <u>24th</u> DAY OF <u>April</u> A.D. 19<u>85</u> AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.</p> <p><i>Debra J. ...</i> ATTTEST: SALT LAKE CO. CLERK</p> <p><i>John ...</i> CHAIRMAN, BD. OF CO. COMM.</p>	<p>RECORDED # <u>4078734</u></p> <p>STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF</p> <p>WESTERN STATES TITLE CO.</p> <p>DATE <u>9:02 AM</u> TIME <u>4:26:85</u> BOOK <u>85-4</u> PAGE <u>17</u></p> <p><u>\$6500</u> FEE \$</p> <p><i>Julie ...</i> DEPUTY SALT LAKE COUNTY RECORDER</p>
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