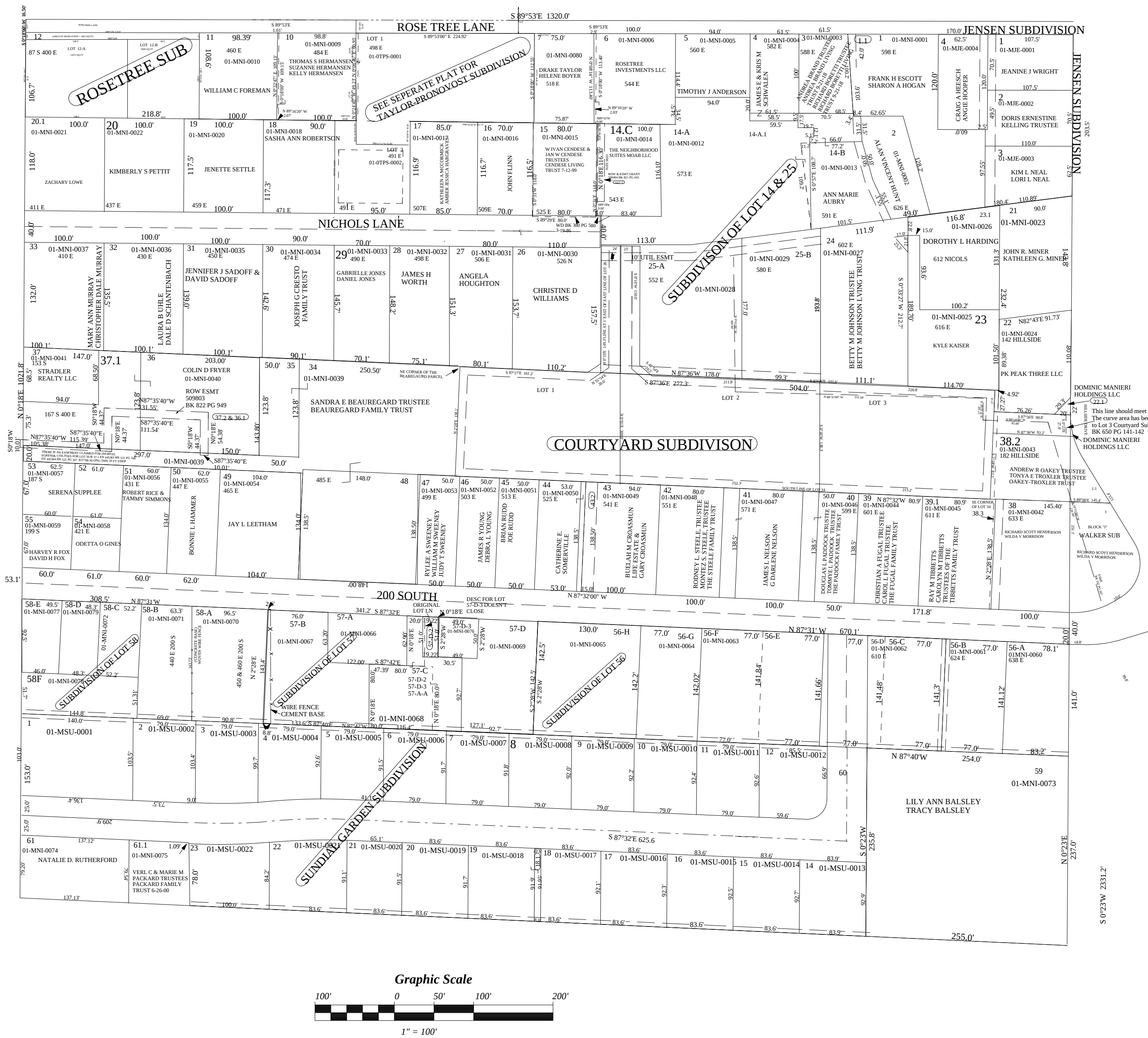


NICHOLS-BOWEN SUBDIVISION

NICHOLS PLAT

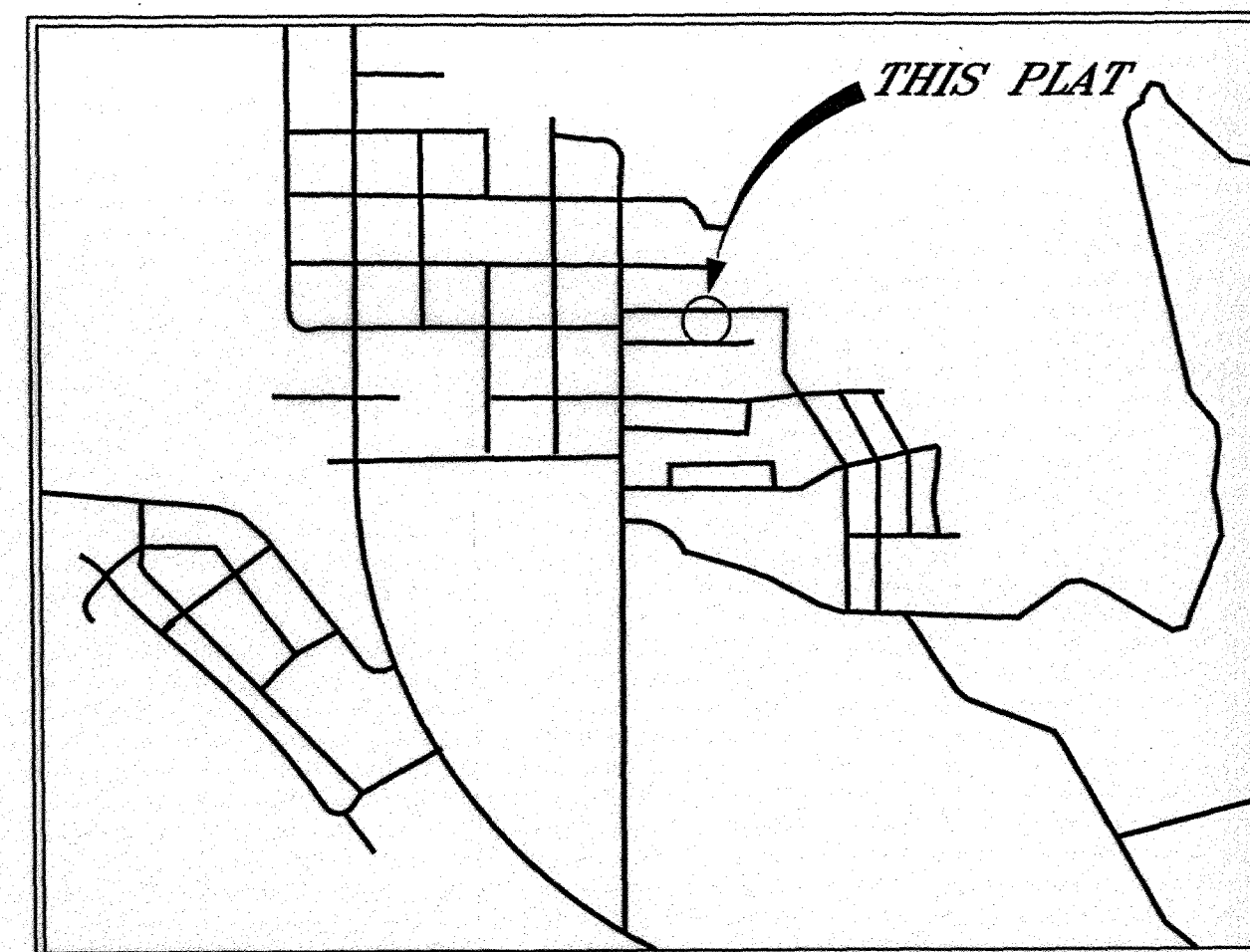
SW ¼ SECTION 6 T 26S R22E SLB&M

THIS PLAT IS FOR NAME CHANGE RECORDS ONLY
SEE OFFICIAL PLAT FOR ALL OTHER PURPOSES



A FINAL PLAT OF
NICHOLS PLAT LOT 9-A

A RE-PLAT OF LANDS WITHIN LOTS 8, 9 & 10 OF THE NICHOLS PLAT OF NICHOLS-BOWEN SUBDIVISION,
WITHIN SECTION 6, T 26 S, R 22 E, SLM, MOAB CITY, GRAND COUNTY, UTAH

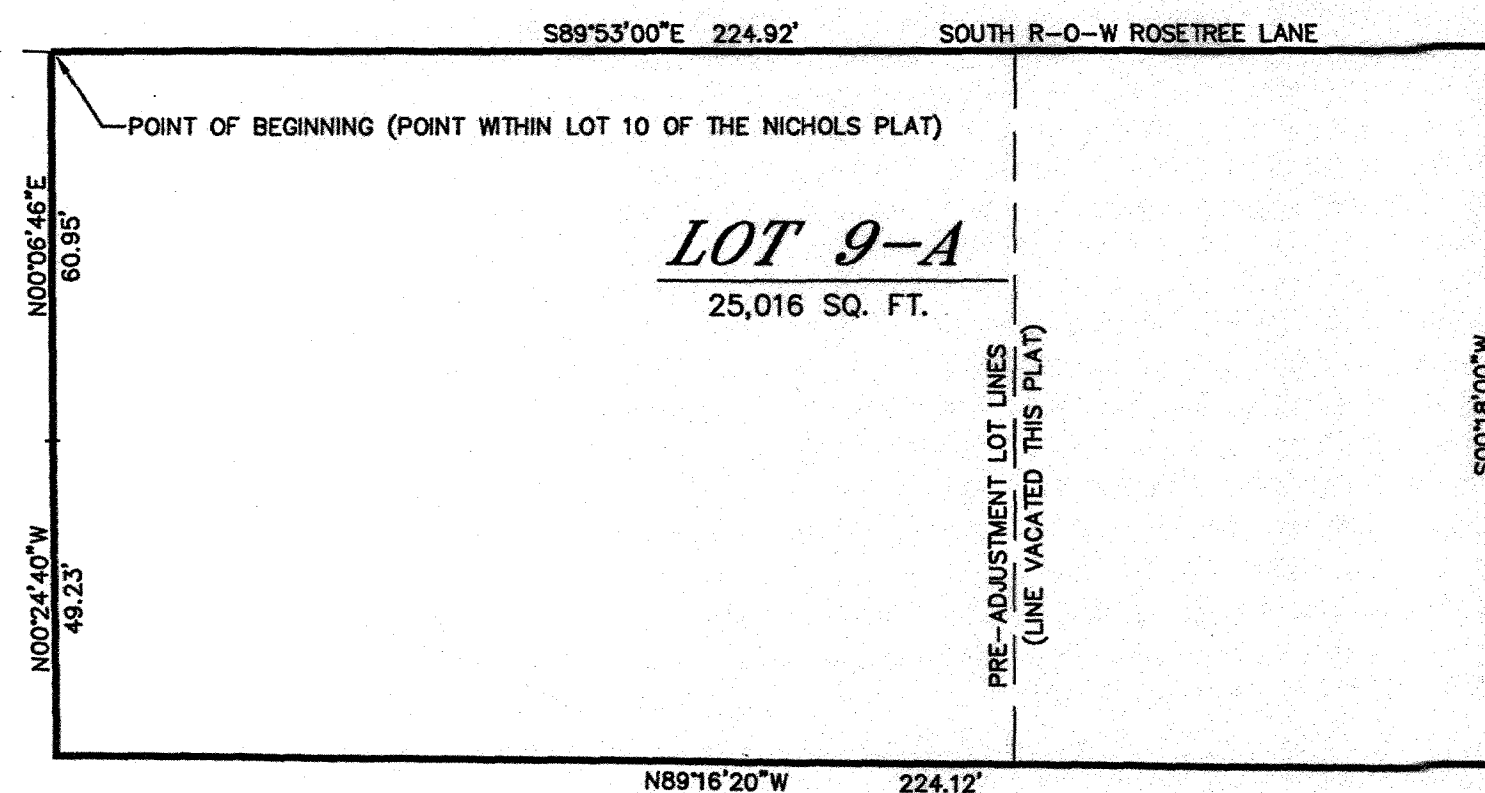


VICINITY MAP

WEST 1/4 CORNER SECTION 6,
T 26 S, R 22 E, SLM,
MONUMENT WELL WITH PIN

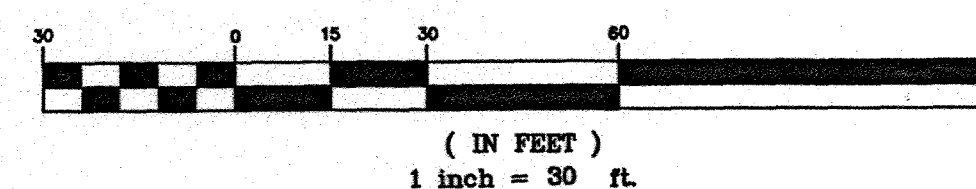
BASIS OF BEARINGS (NICHOLS-BOWEN SUBD. PLAT)
S89°53'00"E

ROSETREE LANE



CENTER-WEST 1/16 SECTION 6,
T 26 S, R 22 E, SLM,
RAILROAD SPIKE IN ASPHALT

GRAPHIC SCALE



LEGEND

FOUND MONUMENT AS DESCRIBED

SURVEYORS NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO REMOVE THE CURRENT
BOUNDARY OF LOTS 8 & 9 OF THE NICHOLS PLAT OF NICHOLS-BOWEN
SUBDIVISION, RESULTING IN LOT 9-A HEREON.
AS THIS PLAT REMOVES A BOUNDARY OF RECORD, NO ADDITIONAL
MONUMENTATION WAS REQUIRED.

Ent 503015 & 733 p 918
Date: 27-MAR-2013 11:11:10AM
Fee: \$30.00 Check
Filed By: JAL
JOHN ALAN CORTES, Recorder
GRAND COUNTY CORPORATION
For: DRAKE E TAYLOR

MAYORS APPROVAL

PRESENTED TO THE MOAB CITY MAYOR
THIS 12th DAY OF March, A.D. 2013, SUBDIVISION
WAS ACCEPTED AND APPROVED.
ATTEST: Rachel Stenta, Mayor

SURVEYOR'S CERTIFICATE

I, TIMOTHY M. KEOGH, DO HEREBY CERTIFY THAT I AM A REGISTERED
UTAH LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 171004. AS
PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH, AND, I FURTHER
CERTIFY THAT UNDER AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY
OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND
HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS AND STREETS, HERE-
AFTER TO BE KNOWN AS NICHOLS PLAT LOT 9-A
AND THAT SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE
GROUND AS SHOWN ON THIS PLAT.

BOUNDARY DESCRIPTION

A DESCRIPTION OF THE NICHOLS PLAT LOT 9-A, NICHOLS-BOWEN SUBDIVISION, SECTION
6, T 26 S, R 22 E, SLM, GRAND COUNTY, UTAH, MORE PARTICULARLY DESCRIBED AS
FOLLOWS:
BEGINNING AT A POINT ON THE SOUTH R-O-W OF ROSETREE LANE, SAID POINT
BEARS S 00°18'00"W 16.50 FT. THENCE S 89°53'00"E 416.13 FT. FROM THE WEST 1/4
CORNER SECTION 6, T 26 S, R 22 E, SLM, AND PROCEEDING THENCE S 89°53'00"E
224.92 FT., THENCE S 00°18'00"W 112.55 FT., THENCE N 89°16'20"W 224.12 FT.,
THENCE N 00°24'40"W 48.23 FT., THENCE N 00°06'46"E 50.95 FT. TO THE POINT OF
BEGINNING AND CONTAINING 25,016 SQ. FT., MORE OR LESS.

JUNE 20, 2012
DATE

Timothy M. Keogh
TIMOTHY M. KEOGH
REGISTERED LAND SURVEYOR
STATE OF UTAH
171004

OWNERS DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT _____, THE UNDERSIGNED
OWNER(S) OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED
SAME TO BE SUBDIVIDED INTO LOTS AND STREETS HEREAFTER TO BE
KNOWN AS THE

NICHOLS PLAT LOT 9-A

DO HEREBY DEDICATE FOR PERPETUAL USE OF THE PUBLIC ALL PARCELS
OF LAND SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE.

IN WITNESS WHEREOF WE HAVE HEREUNTO SET THEIR HANDS THIS
20 DAY OF MARCH, A.D., 2013

Drake Taylor
DRAKE TAYLOR

Helene Boyer
HELENE BOYER

ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF GRANDS.S.

ON THE 20 DAY OF MARCH, A.D., 2013 PERSONALLY
APPEARED BEFORE ME DRAKE TAYLOR, HELENE BOYER
AND PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE
THE PERSON(S) WHOSE NAME(S) IS (ARE) SUBSCRIBED TO THIS INSTRUMENT,
AND ACKNOWLEDGED THAT HE (SHE/THEY) EXECUTED THE SAME.

MY COMMISSION EXPIRES 9-12-15

PEGGY ELLEN TAYLOR
Notary Public State of Utah
My Commission Expires on:
September 12, 2015
Commission # 238826

NOTARY PUBLIC
RESIDING IN GRAND COUNTY

PREPARED BY

KEOGH LAND SURVEYING

45 EAST CENTER STREET
MOAB, UTAH 84532

DATE: FEB. 11, 2013 REV'D 3-18-13

DRAWN BY: TMK

CHECKED BY: TMK

A FINAL PLAT OF

NICHOLS PLAT LOT 9-A

COUNTY RECORDER NO. 503015

STATE OF UTAH, CO. OF Grand, RECORDED AT THE REQUEST OF

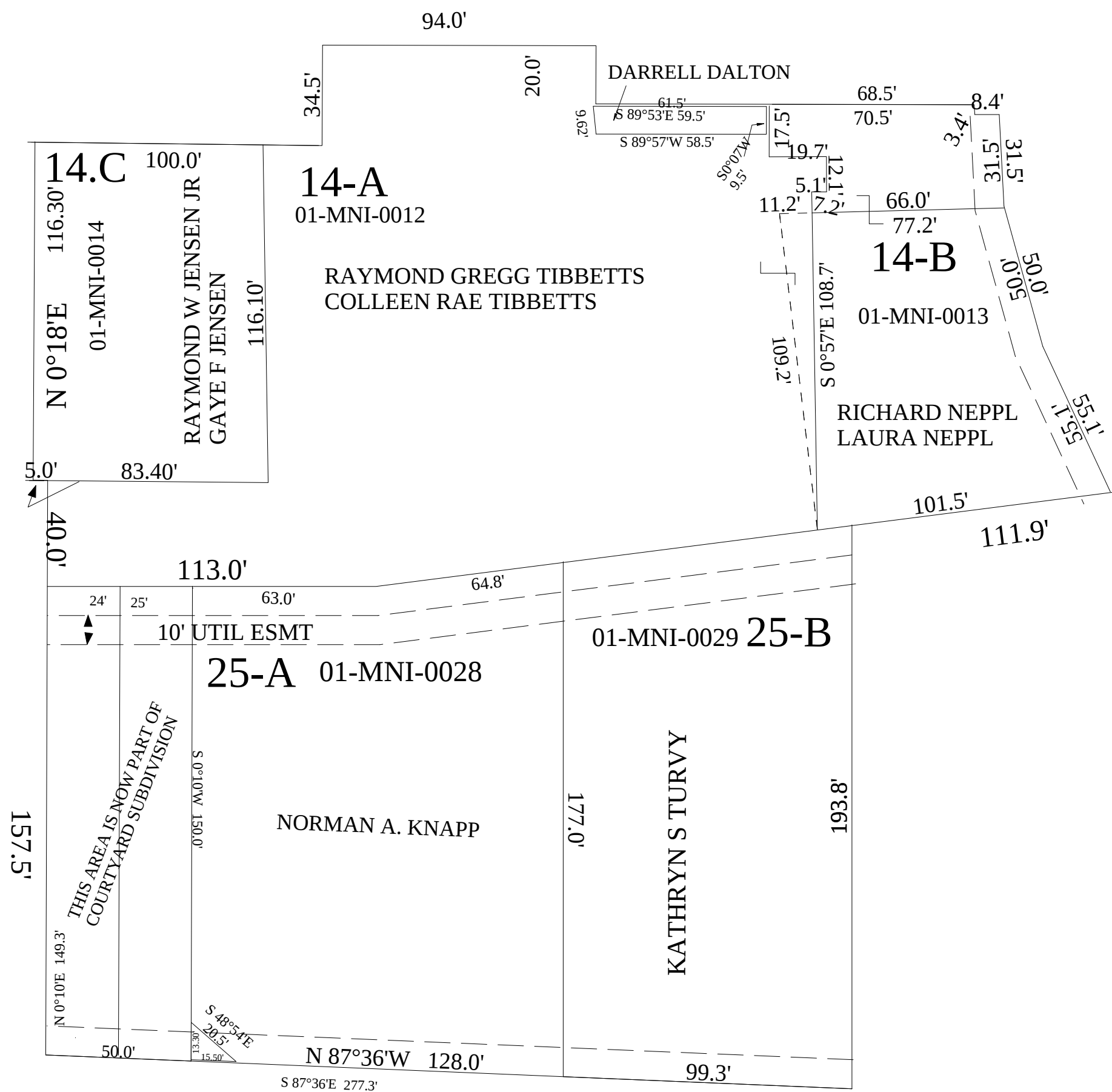
Drake E Taylor

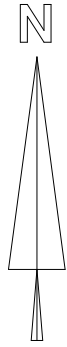
DATE 3-27-13 TIME 11:14am BOOK 793 PAGE 918 FEE \$30.00

John A. Cortes
COUNTY RECORDER

LOTS 14 & 25 NICHOLS PLAT NICHOLS-BOWEN SUBDIVISION

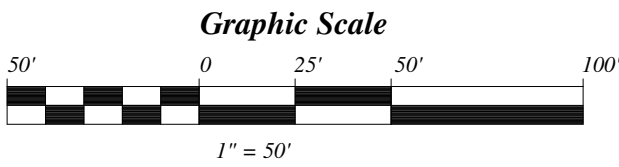
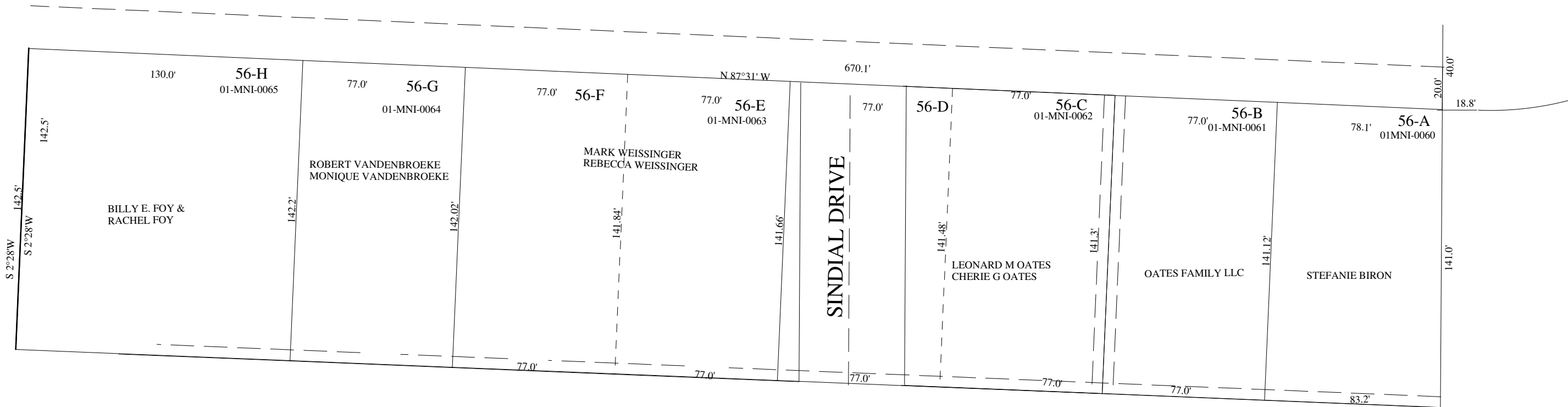
SCALE: 1" = 40'





LOT 56 SUBDIVISION
NICHOLS PLAT
NICHOLS-BOWEN SUBDIVISION

THIS PLAT IS FOR NAME CHANGE RECORDS ONLY
SEE OFFICIAL PLAT FOR ALL OTHER PURPOSES



Survey map of the 57-acre area, showing lots 57-A, 57-B, 57-C, 57-D, and 57-D-1, 57-D-2. The map includes owner names, acreage, and boundary measurements. A combined description at the bottom states: 80.0' (ORIGINAL LOT 57-C DISTANCE) 127.1' (ORIGINAL LOT 57-D DISTANCE).

Lot 57-A: 01-MNI-0066, BRADLEY P SHORB & SARA K SHORB. Acreage: 57-A. Boundary measurements: N 87°32'E 341.2', N 87°32'00" W 102.0', S 87°42'E 57.82', 102.0', N 0°18'E 62.90', 20.0', 19.22' 57-D-2.1 EASEMENT, N 0°18'E 51.06', S 0°18'00" W 51.00', N 02°28'E 50.14', N 87°42'W 19.22', N 87°42'W 30.5', N 87°32'E 49.0', N 0°18'E.

Lot 57-B: 01-MNI-0067, MARGARET ANN CLINE TRUSTEE CLINE FAMILY TRUST. Acreage: 57-B. Boundary measurements: N 87°32'00" W 76.00', 76.0', N 2°28'E 143.4', S 0°18'00" W 153.30', 8.8', N 0°18'E 80.00', 80.0', S 87°42'E 133.6', 116.4', N 0°18'E.

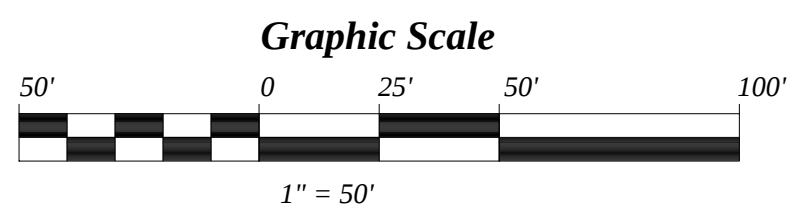
Lot 57-C: 01-MNI-0068, TARA COLLINS. Acreage: 57-C. Boundary measurements: N 0°18'00"E 80.00', 44.2', N 0°18'E.

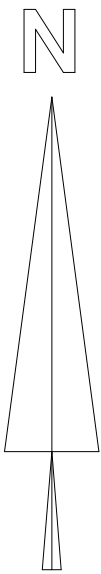
Lot 57-D: 01-MNI-0069, BRIAN LUGERS JENNA WOODBURY. Acreage: 57-D. Boundary measurements: N 0°18'E, 124.00', N 87°32' W 127.4' (ORIGINAL DISTANCE LOT 57-D), 75.0', S 2°28'W 142.50', S 2°28'W, S 0°44'00" W 92.70', N 87°42'W 90.70', 127.1' (ORIGINAL LOT 57-D DISTANCE), 80.0' (ORIGINAL LOT 57-C DISTANCE).

Lot 57-D-1: 01-MNI-0076, BRIAN LUGERS JENNA WOODBURY. Acreage: 57-D-1. Boundary measurements: N 0°18'E, 50.0', S 2°28'W, N 87°32'E 49.0', N 0°18'E.

Lot 57-D-2: 01-MNI-0068, TARA COLLINS. Acreage: 57-D-2. Boundary measurements: N 0°18'E, 80.0', N 0°18'E.

Other features: WIRE FENCE CEMENT BASE, ORIGINAL LOT LN 57-A, COMBINED DESCRIPTION.





LOT 58 SUBDIVISION
NICHOLS PLAT
NICHOLS-BOWEN SUBDIVISION

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SEE OFFICIAL PLAT FOR ALL OTHER PURPOSES

