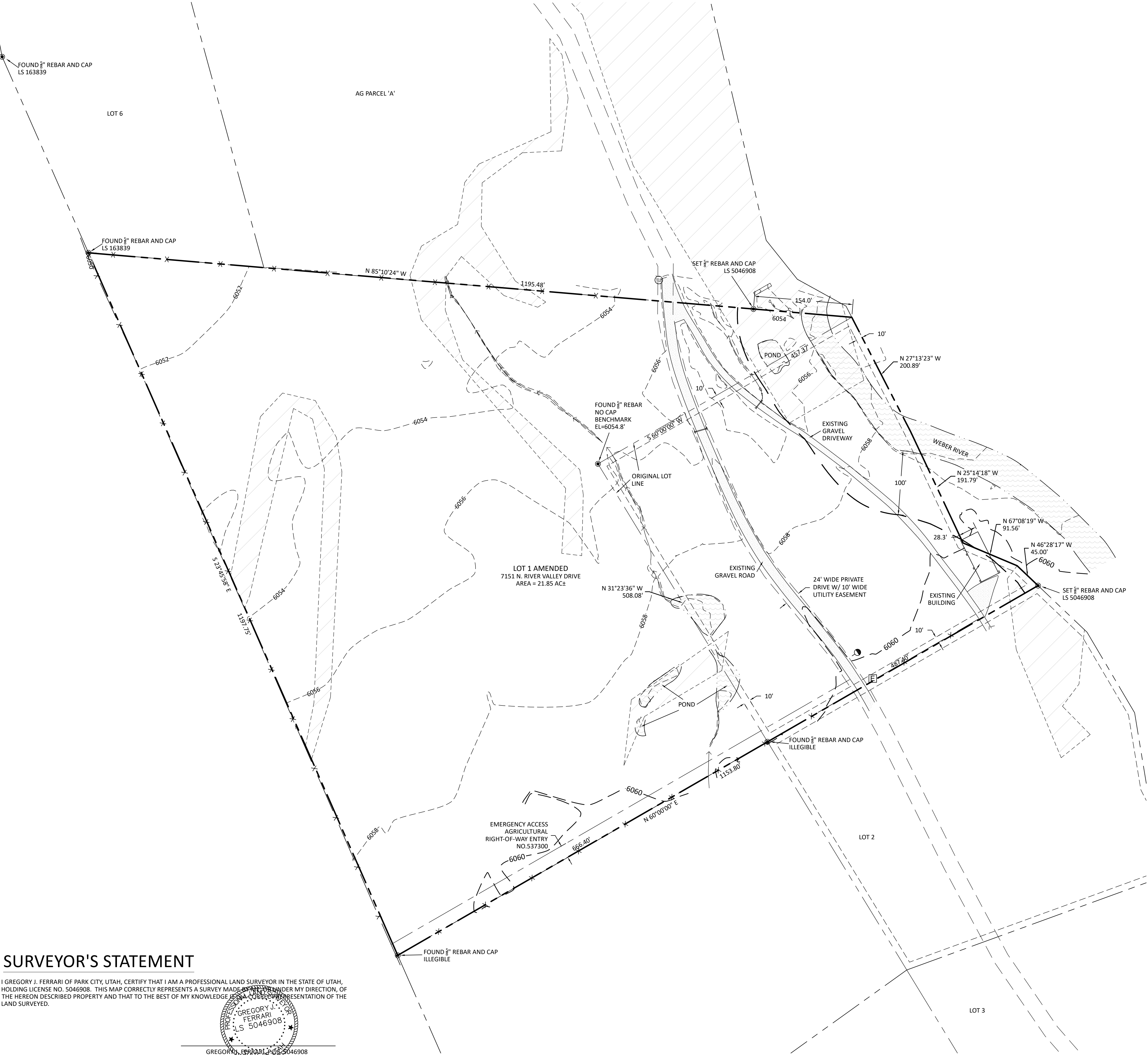


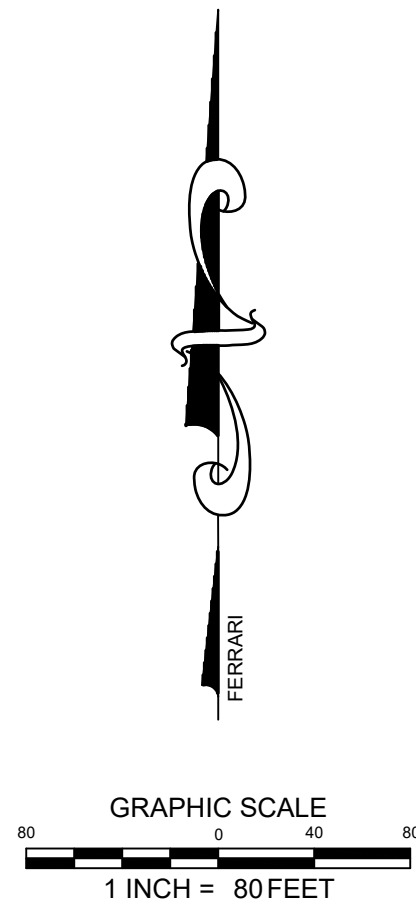


SURVEYOR'S STATEMENT

I GREGORY J. FERRARI OF PARK CITY, UTAH, CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH, HOLDING LICENSE NO. 5046908. THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION, OF THE HEREON DESCRIBED PROPERTY AND THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, IT IS A TRUE AND CORRECT REPRESENTATION OF THE LAND SURVEYED.



RECORD OF SURVEY & TOPOGRAPHICAL MAP
LOT 1 RIVER VALLEY RANCH 2ND AMENDED SUBDIVISION
LOCATED IN THE WEST HALF OF SECTION 10
TOWNSHIP 1 SOUTH RANGE 5 EAST
SALT LAKE BASE AND MERIDIAN



LEGAL DESCRIPTION:

LOT 1, RIVER VALLEY RANCH AMENDED SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF AS RECORDED IN THE OFFICE OF THE SUMMIT COUNTY RECORDER.
ALSO THE FOLLOWING PORTION OF AG PARCEL A, RIVER VALLEY RANCH 2ND AMENDED SUBDIVISION ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE SUMMIT COUNTY RECORDER'S OFFICE.
AG PARCEL A:
A PARCEL OF LAND LOCATED IN SECTION 10, TOWNSHIP 1 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN AND HAVING A BASIS OF BEARING TAKEN AS NORTH BETWEEN THE SOUTHEAST CORNER AND EAST 1/4 CORNER OF SECTION 10, AS DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT WHICH IS NORTH 2,723.85 FEET AND WEST 3,029.31 FEET FROM THE SOUTHEAST CORNER OF ABOVE SAID SECTION 10, AND RUNNING THENCE SOUTH 60°00'00" WEST 457.37 FEET; THENCE SOUTH 31°23'36" EAST 508.08 FEET; THENCE SOUTH 60°00'00" WEST 666.40 FEET; THENCE NORTH 23°45'58" WEST 1197.74 FEET; THENCE SOUTH 85°10'24" EAST 1195.48 FEET TO THE POINT OF BEGINNING.

LEGEND:

	CLIENT PROPERTY LINE		PROPERTY CORNER (AS NOTED)
	ADJOINING PROPERTY LINE		TELEPHONE PEDESTAL
	ROAD RIGHT OF WAY		ELECTRIC TRANSFORMER
	MAJOR CONTOUR		6" PVC PIPE
	MINOR CONTOUR		
	FENCE		
	PUBLIC UTILITY EASEMENT		DENOTES WETLAND AREA (NON-BUILDABLE) PER OFFICIAL PLAT
	EASEMENT		
	100' RIVER SETBACK		
	WETLAND		
	FLOWLINE		
	EDGE OF WATER		

PROJECT INFORMATION:

CLIENT:	MARCO GONZALEZ
PROJECT ADDRESS:	7151 N. RIVER VALLEY DRIVE PEOA, UT 84055
SERIAL NO:	RVR-1-AM
RECORD INFORMATION:	

NOTES:

- THE PURPOSE OF THIS SURVEY IS TO LOCATE THE BOUNDARIES OF THIS PROPERTY ON THE GROUND AND CREATE A TOPOGRAPHICAL MAP AT THE REQUEST OF MARCO GONZALEZ.
- THE EVIDENCE OF BOUNDARY SHOWN HEREON IS TAKEN FROM RECORD INFORMATION COMPILED FROM RIVER VALLEY RANCH 2ND AMENDED SUBDIVISION.
- NO INVESTIGATION CONCERNING ENVIRONMENTAL & SUBSURFACE CONDITIONS, OR THE EXISTENCE OF UNDERGROUND OR OVERHEAD CONTAINERS OR FACILITIES WHICH MAY AFFECT THE USE OR DEVELOPMENT OF THIS PROPERTY WAS MADE AS A PART OF THIS SURVEY.
- NO INVESTIGATION CONCERNING THE LOCATION OF OR EXISTENCE OF UTILITY SERVICE LINES TO THIS PROPERTY WAS MADE AS A PART OF THIS SURVEY.
- ALL UTILITY LOCATIONS SHOULD BE FIELD VERIFIED PRIOR TO ANY DESIGN OR CONSTRUCTION.
- DATE OF FIELD WORK MAY 28, 2026.
- VERTICAL DATUM IS ASSUMED.
- BUILDING SETBACKS MUST BE CONFIRMED WITH THE COUNTY, HOMEOWNER'S ASSOCIATION, ARCHITECTURAL COMMITTEE, OR SIMILAR ADVISORY GROUP, IF ANY.
- THE OWNER OF THE PROPERTY SHOULD BE AWARE OF ANY ITEMS AFFECTING THE PROPERTY THAT MAY APPEAR IN A TITLE INSURANCE REPORT.
- BASIS OF BEARING BETWEEN FOUND MONUMENTS SHOWN HEREON.
- WETLAND INFORMATION TAKEN FROM SUBDIVISION PLAT OF 'RIVER VALLEY RANCH AMENDED SUBDIVISION' & RIVER VALLEY RANCH 2ND AMENDED SUBDIVISION' ENTRY NOS. 601194 & 741171 ON FILE AT THE OFFICE OF THE SUMMIT COUNTY RECORDER.

RECORD OF SURVEY & TOPOGRAPHICAL MAP
LOT 1 RIVER VALLEY RANCH 2ND AMD. SUBDIVISION

RVR-1-AM

MARCO GONZALEZ

SUMMIT COUNTY

PEOA

UTAH

0 1

BAR IS ONE INCH ON ORIG. DRAWING
IF NOT ONE INCH ON THIS SHEET, ADJUST
SCALES ACCORDINGLY

SURVEY BY: MB-ID-MZ
SURVEY DATE: 5-28-26
DESIGN BY: GF
DRAFTING BY: GF
CHECKED BY: GF

XREFS:

DRAWING: RVR-1-AM
DATE: 6-10-26

SCALES:

1:80
HORIZONTAL

1 OF 1

2' CONTOURS
VERTICAL

PROJECT No: 2026.66