

Fee: 1'000<sup>00</sup>  
Paid: \_\_\_\_\_

**APPLICATION FOR RURAL UNIMPROVED SUBDIVISION**

Owner/Applicant Stacy P. Mclaws, Manager of Chamberlain Ranch Holdings, LLC Date \_\_\_\_\_  
Phone \_\_\_\_\_  
Address 2923 Crest View Dr Fax: \_\_\_\_\_  
City Santa Clara State Utah Zip 84765  
E-Mail tom@tc-eng.com

Registered Engineer or  
Surveyor TC Engineering  
Address 460 E. 300 S. Fax 435-644-2031  
City Kanab State Utah Zip 84741  
Email lorie@tc-eng.com

Name of Subdivision:  
North Fork Junction

Location and Legal Description:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Number of Lots 2 Minimum Lot Size 10 acres

**Attached Documents:**

Record of Survey Map: (Y) N Agreement of Understanding: (Y) N  
Culinary Water Authority Approval: Y N N/A\* Sanitary Sewer Authority Approval: Y N N/A\*  
Land In Agricultural Use (FAA) Status Letter: (Y) N FAA Non-Compliance Notice: (Y) N N/A+  
Tax Statement: (Y) N Lien Holder Statement: Y N

(\*Must show documentation that no system exists or is planned)  
(+Not required for if land is not Land In Agricultural Use, FAA)

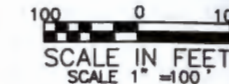
Additional Comments:  
\_\_\_\_\_  
\_\_\_\_\_

I HEREBY CERTIFY THE ABOVE INFORMATION TO BE TRUE AND ACCURATE

Signature: 

# NORTH FORK JUNCTION, a RURAL UNIMPROVED SUBDIVISION

KANE COUNTY, UTAH  
LOCATED IN THE NE¼ OF SECTION 15,  
TOWNSHIP 41 SOUTH, RANGE 9 WEST,  
SALT LAKE BASE AND MERIDIAN



### SURVEYOR'S CERTIFICATE

I, Thomas W. Avant, do hereby certify that I am a Licensed Land Surveyor, and that I hold Certificate of Registration No. (License No.) 5561917, as prescribed by the laws of the State of Utah. I further certify that by the authority of the owners, I have made a survey of the tract of land shown on this survey and described above to be hereafter known as "North Fork Junction, a Rural Unimproved Subdivision" and that said tract of land has been subdivided into three Parcels, and Public Utility and Public Access Easements as shown on this survey map.

Thomas W. Avant, R.P.L.S. No. 5561917 DATE \_\_\_\_\_

### Parcel Descriptions:

**Parcel 1:**  
Commencing at the Southeast Corner of Section 15, Township 41 South, Range 9 West, Salt Lake Base and Meridian; thence, along the east section line, North 00° 46' 52" East 831.72 feet, to the northerly right-of-way of U.S. Highway 9; thence, along said right-of-way, South 78° 38' 04" West 775.80 feet, to the POINT OF BEGINNING, and running thence; thence, continuing along said right-of-way, South 78° 38' 04" West 207.09 feet; thence North 04° 56' 54" West 788.84 feet, to the westerly right-of-way of said road and the beginning of a non-tangential curve; thence, along said right-of-way and the curve to the right, 18.11 feet, having a radius 24.93 feet, a central angle of 41° 37' 45" and whose long chord bears South 22° 58' 43" East 17.72 feet, to a non-tangent curve; thence, along the curve to the left, 351.77 feet, having a radius 456.59 feet, a central angle of 44° 08' 33" and whose long chord bears South 24° 14' 07" East 343.13 feet, to a curve; thence, along the curve to the right, 193.11 feet, having a radius of 291.43 feet, a central angle of 37° 57' 56" and whose long chord bears South 27° 19' 26" East 189.59 feet; thence South 08° 20' 28" East 250.09 feet, to the POINT OF BEGINNING; containing 2.15 acres (more or less).

**Parcel 2:**  
Commencing at the Southeast Corner of Section 15, Township 41 South, Range 9 West, Salt Lake Base and Meridian; thence, along the east section line, North 00° 46' 52" East 831.72 feet, to the northerly right-of-way of U.S. Highway 9; thence, along said right-of-way, South 78° 38' 04" West 775.80 feet, to the POINT OF BEGINNING, and running thence; thence, continuing along said right-of-way, South 78° 38' 04" West 246.61 feet, to the beginning of a curve; thence, along the curve to the left, 236.77 feet, having a radius 358.00 feet, a central angle of 37° 53' 37" and whose long chord bears North 27° 17' 58" West 232.48 feet, to a reverse curve; thence, along the curve to the right, 396.17 feet, having a radius 392.01 feet, a central angle of 57° 54' 14" and whose long chord bears North 17° 17' 39" West 379.53 feet, to the south 1/16 line of said section; thence, along said line, South 89° 17' 30" East 1003.10 feet; thence South 00° 45' 04" West 652.02 feet; containing 14.85 acres (more or less).

**Parcel 3:**  
Commencing at the Southeast Corner of Section 15, Township 41 South, Range 9 West, Salt Lake Base and Meridian; thence, along the east section line, North 00° 46' 52" East 831.72 feet, to the northerly right-of-way of U.S. Highway 9 and the POINT OF BEGINNING, and running thence; thence, along said right-of-way, South 78° 38' 04" West 775.80 feet; thence North 00° 45' 04" East 652.02 feet, to the south 1/16 line of said section; thence, along said line, South 89° 17' 30" East 758.77 feet, to the east section line of said section; thence, along said line, South 00° 46' 52" West 489.74 feet, to the POINT OF BEGINNING; containing 10.00 acres (more or less).

The Owner(s) of the Property described in the Boundary Description, does consent to the preparation and recording of this Survey and Subject to any conditions and restrictions stated herein, have caused the same to be subdivided into three Parcels and Public Utility and Public Access Easements (to Kane County) and does hereby offer and convey to all public utility agencies and their successors and assigns a permanent easement and right-of-way for the construction and maintenance of subterranean electrical, telephone, water lines and appurtenances, together with the right of access thereto.

IN WITNESS we have hereunto set our hands this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Kevin McLean, Manager for Chamberlain Ranch Holdings, LLC  
2923 Great View Dr.  
Santa Clara, Utah 84765

George L. Ralphs, Manager for The Ranch of Zion, LLC  
3300 W. Sahara Ave., Ste. 330  
Las Vegas, Nevada 89102

**ACKNOWLEDGMENT**  
STATE OF \_\_\_\_\_ } s.s.  
COUNTY OF \_\_\_\_\_ }  
On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_, personally appeared before me Kevin McLean, Manager for Chamberlain Ranch Holdings, LLC who is personally known to me (or satisfactorily proved to me), and who being by me duly sworn did say that they executed this Survey Map.  
NOTARY PUBLIC

**ACKNOWLEDGMENT**  
STATE OF \_\_\_\_\_ } s.s.  
COUNTY OF \_\_\_\_\_ }  
On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_, personally appeared before me George L. Ralphs, Manager for The Ranch of Zion, LLC who is personally known to me (or satisfactorily proved to me), and who being by me duly sworn did say that they executed this Survey Map.  
NOTARY PUBLIC

**COUNTY ATTORNEY CERTIFICATE**  
I, \_\_\_\_\_ Attorney for Kane County, do hereby certify that I have examined the above Survey and said Survey Map meets the requirements of Kane County and is hereby recommended for approval this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.  
KANE COUNTY ATTORNEY

**CERTIFICATE OF RECORDING**  
I, \_\_\_\_\_ Recorder of Kane County, do hereby certify that above Survey Map was filed for recording in my office this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.  
RECORDED AND FILED AT THE REQUEST OF: \_\_\_\_\_  
KANE COUNTY RECORDER ENTRY NO. \_\_\_\_\_

### Reason for Survey:

To divide parcel 1-9-15-1 into 3 parcels w/ 2 being 10 acres or more and the 3rd being separated by the dedicated North Fork Road as per Kane County Land Use Ordinance 9-21F-5.

### Referenced Documents:

- Warranty Deed Recorded w/ Book 0461, Page 744, in the Office of the Kane County Recorder
- Dedication of a portion of North Fork Road (Recorded as Map C-156 in the Office of the Kane County Recorder)
- GLO SURVEY OF T41S, R9W, SLB&M, dated 1910

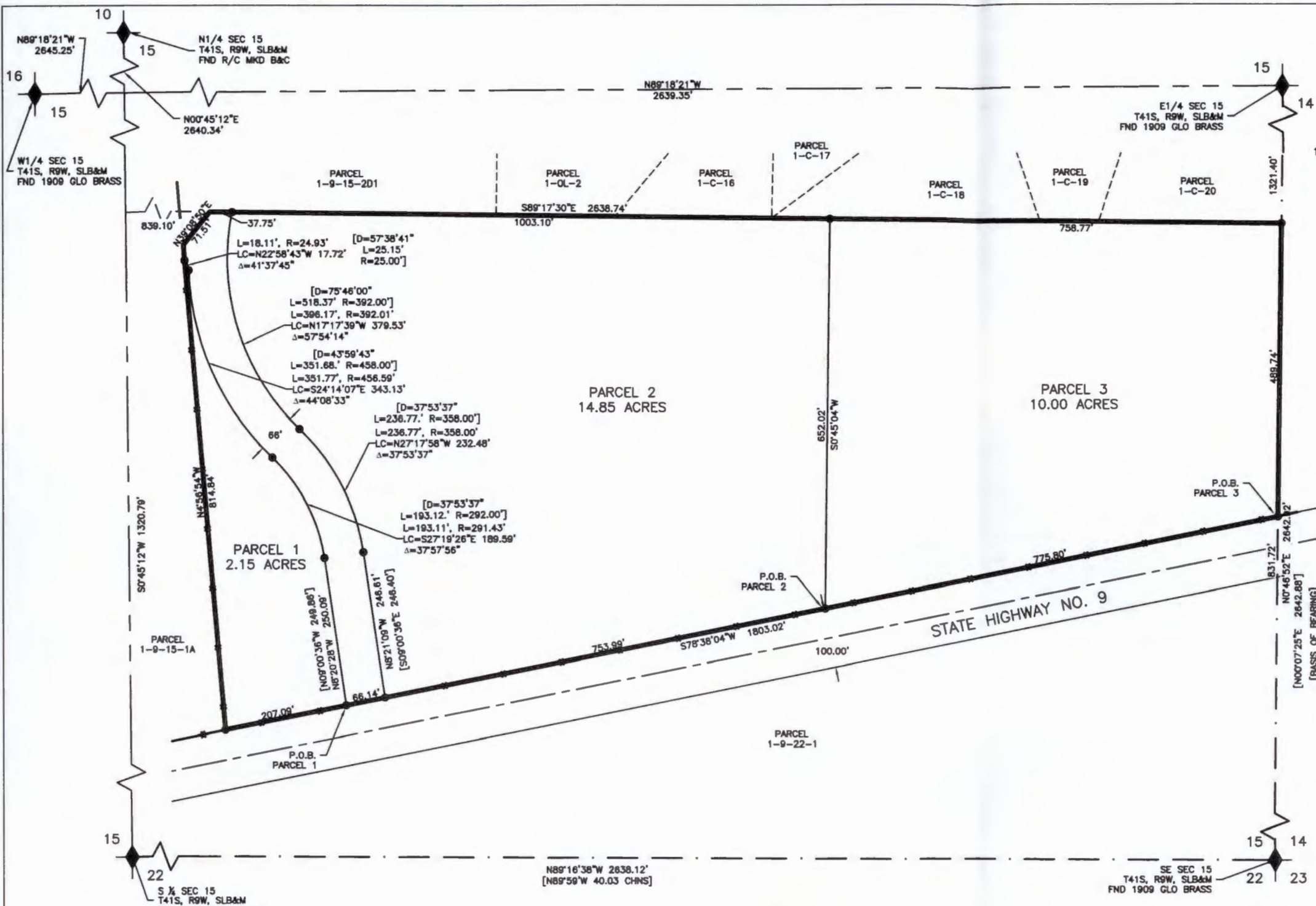
### NARRATIVE

The purpose of this survey was to retrace and mark on the ground the boundary lines of the Parcel, as shown on this Survey Map at the request of the client. All corners are set and found as shown. The basis of bearing for this survey is the Utah State Plane coordinate system South Zone.

**COUNTY SURVEYOR CERTIFICATE**  
I, \_\_\_\_\_, Kane County Surveyor, do hereby certify that this office has examined the above Survey Map and having found that it complies with the requirements of the Kane County's Land Use Ordinance, and by authorization of said authority hereby recommend approval of said plot for acceptance by Kane County, Utah.  
KANE COUNTY SURVEYOR

**Kane County Land Use Authority**  
On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_, the Land Use Authority of Kane County, Utah, having reviewed the above Survey Map and having found that it complies with the requirements of the Kane County's Land Use Ordinance, and by authorization of said authority hereby recommend approval of said plot for acceptance by Kane County, Utah.  
CHAIRMAN Land Use Authority

**by the Kane County Commission**  
We the Kane County Commission have reviewed the herein Survey and by authorization of said Kane County Commission recorded in the minutes of its meeting of the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_, hereby accept the said Survey Map with all commitments and all obligations pertaining thereto and is hereby ordered filed for record in the Office of the Kane County Recorder.  
Attest: \_\_\_\_\_ Chairman - Kane County Commission



**LEGEND**

- SET 5/8" x 24" REBAR WITH PLASTIC CAP MARKED TC ENG. PLS 5561917
- FOUND POINT AS NOTED
- PROPERTY LINE
- - - STREET CENTER LINE
- - - FENCE LINE
- - - ADJACENT PROPERTY LINE
- - - SURVEY BOUNDARY
- [ ] RECORD BEARING AND DISTANCE (THIS PARCEL)

DATE: \_\_\_\_\_ REVISION: \_\_\_\_\_

**TC ENGINEERING**  
BUILDING ON SOLID FOUNDATIONS  
460 EAST 300 SOUTH  
P.O. BOX 55, KANAB, UTAH 84741  
(435)644-2031 (office) / (435)644-2969 (fax)

FILE: North Fork...Way  
DRAWN BY: TWA  
SHEET: 1 OF 1

REDUCE SCALE BY 1/2 FOR 11x17 DRAWINGS