

JAN 07 2015

Fee: \$300
Paid: 1051 ✓ (gw)
List of Property Owners: WLD

REQUEST FOR VACATING OR AMENDING A SUBDIVISION PLAT

Property Owner's Name: Arthur N. Manters

Date: 11/14/14 Address: 227 Hallet Cove Court

Phone: (702) 334-9518 Cell Phone: _____ Fax: _____

City: Boulder City State: NV Zip Code: 89005

Location and Legal Description of Subdivision Plat: See Attached
Vacating Bryce View Rural Unimproved
Subdivision

I (We) certify that the proposed subdivision plat will conform to the Kane County Subdivision Ordinance and that no changes will be made without prior approval.

Signature of Owner: Arthur N. Manters

Land Use Action: _____ Approve: _____ Deny _____

Comments: _____

Land Use Authority Chairman _____ Date: _____

BRYCE VIEW ESTATES II

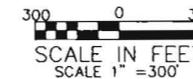
A RURAL UNIMPROVED SUBDIVISION

LOCATED IN W 1/2 SECTION 2, TOWNSHIP 38 SOUTH, RANGE 6 WEST SALT LAKE BASE AND MERIDIAN

Reason for Survey:
To divide Parcel 8-6-2-1B into 10 Parcels. Parcel 8-6-2-1B was previously divided into 7 Parcels through "Bryce View Estates, a Rural Unimproved Subdivision", which has been vacated to re-divide the Parcel into 10 Lots.

Referenced Documents:
- Warranty Deed
- Book: 188 Page 131
- BLM Survey T38S, R6W, SLB&M 1948

Owner Information:
Arthur N Montaris
227 Hallett Cove Court
Boulder City, NV 89005



C#	Length	Radius	Delta	Chord	Chord
C1	66.25'	200.00'	18°58'41"	N16°25'30"W	65.94'
C2	49.06'	100.00'	28°07'09"	N20°59'44"W	48.59'
C3	83.14'	50.00'	95°16'22"	N82°41'29"W	73.89'
C4	190.54'	150.00'	72°46'50"	S86°03'45"W	177.98'
C5	100.70'	100.00'	57°41'52"	N28°41'53"W	96.50'
C6	226.06'	600.00'	21°35'13"	N10°38'34"W	224.72'
C7	98.37'	300.00'	18°47'12"	N33°42'21"E	97.93'
C8	115.45'	600.00'	11°01'28"	N37°35'13"E	115.27'
C9	191.46'	400.00'	27°25'31"	N18°21'43"E	189.64'
C10	234.59'	600.00'	22°24'06"	N15°51'01"E	233.10'
C11	46.68'	100.00'	28°44'51"	N13°40'39"E	46.26'
C12	138.35'	1000.00'	7°55'36"	N33°09'17"W	138.24'
C13	95.58'	150.00'	36°30'28"	N18°51'50"W	93.97'
C14	79.49'	100.00'	45°32'44"	N21°54'12"E	77.42'
C15	100.80'	75.00'	77°00'06"	N67°03'30"E	93.38'
C16	92.56'	50.00'	106°03'46"	N20°42'20"E	79.90'
C17	70.87'	75.00'	54°08'37"	N46°39'55"E	68.27'
C18	46.26'	75.00'	35°20'13"	N37°15'44"E	45.53'
C19	67.13'	75.00'	51°7'07"	N29°17'17"E	64.91'
C20	94.61'	300.00'	18°04'11"	N52°32'22"W	94.22'
C21	51.68'	200.00'	14°48'19"	N21°49'37"W	51.54'
C22	101.23'	100.00'	58°00'04"	N07°34'47"W	96.96'
C23	53.84'	150.00'	20°33'59"	N18°29'18"E	53.55'
C24	52.70'	100.00'	30°11'48"	N23°18'13"E	52.10'
C25	57.83'	100.00'	33°08'08"	N21°50'02"E	57.03'
C26	10.21'	50.00'	11°41'49"	S25°17'37"W	10.19'

L#	Length	Direction	L#	Length	Direction
L1	96.93'	N6°36'10"W	L15	54.44'	N0°32'10"W
L2	37.31'	N35°03'18"W	L16	33.94'	N44°40'34"E
L3	140.24'	S49°40'20"W	L17	23.06'	N32°19'33"W
L4	43.78'	N57°32'50"W	L18	50.77'	N73°44'14"E
L5	149.83'	N0°09'03"E	L19	84.35'	N19°35'37"E
L6	285.55'	N21°26'11"W	L20	10.22'	N54°35'50"E
L7	42.18'	N24°18'45"E	L21	108.77'	N3°38'43"E
L8	177.07'	N43°05'57"E	L22	97.60'	N14°25'28"W
L9	157.33'	N32°04'29"E	L23	89.83'	N29°13'47"W
L10	334.53'	N4°38'58"E	L24	60.11'	N28°46'18"E
L11	297.83'	N27°03'05"E	L25	8.90'	N87°12'19"E
L12	250.21'	N01°18'13"E	L26	25.98'	N38°24'07"E
L13	100.89'	N29°11'29"W	L27	100.00'	N57°15'58"E
L14	88.63'	N37°07'05"W			

- LEGEND**
- SET 5/8" x 36" REBAR WITH PLASTIC CAP MARKED TC ENG. PLS 5561917
 - FOUND REBAR AND CAP AS NOTED
 - ⊕ FOUND MONUMENT AS NOTED

PROPERTY LINE
PUBLIC UTILITY & PRIVATE ACCESS EASEMENT
SECTION LINE
1/4 LINE
1/2 LINE
SURVEY BOUNDARY
CENTER LINE OF ROAD EASEMENT
RECORD BEARING AND DISTANCE

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. 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 "Bryce View Estates II" and that said tract of land has been subdivided into Ten Parcels, and Public Utility and Private Access Easements as shown on this Record of Survey.

Thomas W. Avant 11/13/2014
Thomas W. Avant R.P.L.S. No. 5561917 DATE

ACKNOWLEDGMENT

STATE OF _____) s.s.
COUNTY OF _____)
On this _____ day of _____, 20____, personally appeared before me Arthur N. Montaris, who is personally known to me (or satisfactorily proved to me), and who being by me duly sworn did say that he executed this R.U.S.

NOTARY PUBLIC

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 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
Kane County, Utah

The Owner(s) of the Property described in the Boundary Description, does consent to the preparation of this Survey and Subject to any conditions and restrictions stated hereon, have caused the same to be subdivided into Ten Parcels and Public Utility and Private Access Easements and does hereby offer and of public utility agencies and their successors and assigns a permanent easement and right-of-way for 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____.

Arthur N. Montaris
227 Hallett Cove Court
Boulder City, NV 89005

Kane County Land Use Authority

On this _____ day of _____, 20____, the Land Use Authority of Kane County, Utah, having reviewed the above Survey 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 Survey for acceptance by Kane County, Utah.

CHAIRMAN Land Use Authority
Kane County, Utah

COUNTY SURVEYOR CERTIFICATE

I, _____, Kane County Surveyor, do hereby certify that this office has examined the above Survey and have determined that it is correct in accordance with information on file in this office and I recommend it for approval this _____ day of _____, 20____.

KANE COUNTY SURVEYOR
Kane County, Utah

COUNTY ATTORNEY CERTIFICATE

I, _____, Attorney for Kane County, do hereby certify that I have examined the above Survey and said Survey meets the requirements of Kane County and is hereby recommended for approval this _____ day of _____, 20____.

KANE COUNTY ATTORNEY
Kane County, Utah

CERTIFICATE OF RECORDING

I, _____, Recorder of Kane County, do hereby certify that the above Survey was filed for recording in my office this _____ day of _____, 20____.

KANE COUNTY RECORDER ENTRY NO. _____

RECORDED AND FILED AT THE REQUEST OF: _____

DATE TIME BOOK PAGE FEE

