

STATE PLANE COORDINATES									
	NORTHING	EASTING		NORTHING	EASTING		NORTHING	EASTING	
A	760529.98	1932022.28	R	761791.19	1930229.01	II	761685.15	1930623.23	
B	760522.95	1929377.36	S	761758.23	1930339.26	JJ	761683.62	1930529.30	
C	761378.75	1931402.10	T	761702.35	1930617.52	KK	761581.11	1930580.30	
D	761140.70	1931088.49	U	761779.01	1930377.29	LL	761509.61	1930683.94	
E	761224.60	1931046.38	V	761732.82	1930415.52	MM	761500.61	1930695.21	
F	761261.09	1930977.69	W	761787.24	1930521.50	NN	761456.76	1930748.43	
G	761388.72	1930790.16	X	761778.15	1930647.09	OO	761438.92	1930768.88	
H	761650.21	1930391.54	Y	761787.59	1930665.18	PP	761350.64	1930858.66	
I	761669.76	1930343.01	Z	761760.61	1930788.17	QQ	761230.31	1930936.10	
J	761722.27	1930115.94	AA	761753.40	1930797.44	RR	761298.31	1930879.95	
K	761726.10	1930062.44	BB	761785.94	1930835.36	SS	761487.90	1931032.15	
L	761840.36	1930067.64	CC	761661.96	1930921.77	TT	761422.87	1931139.96	
M	761802.54	1930307.00	DD	761578.86	1930972.65	UU	761412.93	1931163.93	
N	761869.02	1930417.24	EE	761491.98	1930858.06	VV	761335.85	1931263.49	
O	761849.80	1930708.53	FF	761597.28	1930789.03	WW	761178.10	1931126.31	
P	761849.44	1930966.43	GG	761643.17	1930770.52	XX	761222.92	1931077.92	
Q	761806.14	1930103.99	HH	761684.30	1930653.63	YY	761261.61	1930970.05	
			ZZ				761351.99	1930882.38	

CURVE DATA					
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING
C1	150.00'	76.63'	39.17'	75.80'	N12°00'16"E
C2	31.00'	49.63'	31.95'	44.40'	N43°31'16"E
C3	150.00'	167.29'	93.55'	158.76'	S58°57'31"E
C4	500.00'	66.54'	33.32'	66.49'	S30°49'13"E
C5	15.00'	25.53'	17.11'	22.56'	N66°18'37"E
C6	15.00'	21.64'	13.19'	19.81'	N20°41'17"W
C7	134.00'	40.00'	20.15'	39.85'	N08°00'43"E
C8	166.00'	67.41'	34.18'	66.95'	N08°00'12"E
C9	20.00'	13.85'	7.22'	13.58'	N19°23'49"W
C10	45.00'	129.72'	345.73'	89.25'	N43°20'46"E
C11	20.00'	12.86'	6.66'	12.64'	S72°22'29"E
C12	15.00'	24.01'	15.46'	21.53'	N43°13'47"E
C13	166.00'	185.14'	103.53'	175.69'	S58°57'31"E
C14	134.00'	149.45'	83.57'	141.82'	S58°57'31"E
C15	516.00'	68.67'	34.38'	68.65'	S30°49'13"E
C16	484.00'	64.41'	32.25'	64.36'	S30°49'13"E
C17	350.00'	175.60'	89.69'	173.77'	S51°34'25"E
C18	334.00'	167.58'	85.59'	165.82'	S51°34'25"E
C19	368.00'	183.63'	93.79'	181.71'	S51°34'25"E
C20	200.00'	109.31'	56.06'	107.95'	S50°17'23"E
C21	184.00'	100.56'	51.57'	99.32'	S50°17'23"E
C22	216.00'	118.05'	60.54'	116.59'	S50°17'23"E
C23	752.00'	76.50'	38.28'	76.46'	S74°28'56"E
C24	1215.00'	94.75'	50.88'	94.74'	S66°28'01"E

THE CEDARS AT CEDAR HILLS
PLAT "H"
#21554:2001, BK 8972, PG 102

Stantec Consulting Inc.
3995 S 700 E Ste. 300
Salt Lake City, UT
84107-2540
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Fax. 801.266.1671
www.stantec.com

16" 16' SIDEWALK, DRAINAGE AND PUBLIC UTILITY EASEMENT

PROPOSED FIRE HYDRANT

EXISTING FIRE HYDRANT

MONUMENT TO BE SET

EXISTING MONUMENT

BOUNDARY CORNER SET WITH REBAR & CAP

STREET LIGHT

4'x4' POSTAL EASEMENT

ROADWAY DEDICATION TO THE CITY OF CEDAR HILLS

COMMON AREA

PRIVATE

LEGEND

No.	Revision	By	Date
1	REV. PER. CITY REVIEW	DRB	3/6/02
2	REV. S.E. ENDRY - ADD BLDGS FROM PH.3	DRB	3/27/02
3	TITLE REVISIONS PER CLIENT ATTY.	RAP	4/5/02

CONDITIONS OF APPROVAL

SURVEYORS CERTIFICATE

I, Kenneth W. Watson, do hereby certify that I am a Registered Land surveyor, and that I hold certificate No. 158397, as prescribed under the laws of the State of Utah. I further certify that the description below correctly describes the land surface upon which will be constructed Phase 1 of The Cedars Townhomes, an expandable planned residential development. I further certify that the reference markers shown on this plat are located as shown and are sufficient to readily retrace or re-establish this survey.

BOUNDARY DESCRIPTION

BEGINNING AT A POINT LOCATED NORTH 849.35 FEET AND WEST 620.60 FEET FROM THE SOUTH 1/4 CORNER OF SECTION 32, TOWNSHIP 4 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, SAID POINT ALSO BEING A POINT ON THE SOUTHWESTERLY LINE OF THE CEDARS AT CEDAR HILLS, PLAT "G", A RECORDED PLANNED RESIDENTIAL DEVELOPMENT FOUND IN THE OFFICE OF THE UTAH COUNTY RECORDER, ENTRY NO. 21553:2001, BOOK 8971, PAGE 102 OF OFFICIAL RECORDS; THENCE LEAVING SAID PLAT "G" S.52°47'59"W. 394.00 FEET; THENCE N.26°38'48"W. 93.94 FEET; THENCE N.62°01'30"W. 77.84 FEET; THENCE S.53°29'55"W. 51.77 FEET TO A POINT ON A 830.00 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT; THENCE ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 06°05'39" A DISTANCE OF 88.28 FEET (CHORD BEARS N.39°32'56"W. 88.24 FEET); THENCE N.44°48'11"W. 127.52 FEET AND PASSING THE SOUTHEAST BOUNDARY CORNER OF THE CEDARS AT CEDAR HILLS, PLAT "J2" TO A POINT ON A 1215.00 FOOT RADIUS CURVE TO THE LEFT; THENCE ALONG THE EASTERLY BOUNDARY OF SAID THE CEDARS AT CEDAR HILLS, PLAT "J2" AND PASSING THE NORTHEAST CORNER OF SAID PLAT "J2" THROUGH A CENTRAL ANGLE OF 22°38'36" A DISTANCE OF 480.17 FEET (CHORD BEARS N.56°44'08"W. 477.05 FEET); THENCE N.68°03'25"W. 52.36 FEET PASSING THE SOUTHEAST CORNER OF THE CEDARS AT CEDAR HILLS, PLAT "A", A RECORDED PLANNED DEVELOPMENT FOUND IN THE OFFICE OF THE UTAH COUNTY RECORDER, ENTRY NO. 46575:2001, BOOK 9063, PAGE 103 OF OFFICIAL RECORDS, TO A POINT ON A 752.00 FOOT RADIUS CURVE TO THE LEFT; THENCE ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 17°50'30" A DISTANCE OF 234.17 FEET (CHORD BEARS N.76°58'40"W. 233.22 FEET); THENCE N.85°53'55"W. 53.68 FEET LEAVING SAID PLAT "A" N.02°36'21"E. 114.45 FEET TO THE SOUTHWEST CORNER OF THE CEDARS AT CEDAR HILLS, PLAT "H", A RECORDED PLANNED RESIDENTIAL DEVELOPMENT FOUND IN THE OFFICE OF THE UTAH COUNTY RECORDER, ENTRY NO. 21554:2001, BOOK 8972, PAGE 102 OF OFFICIAL RECORDS; THENCE ALONG THE SOUTH LINE OF SAID PLAT "H" THE FOLLOWING TWO (2) COURSES: S.81°01'18"E. 242.50 FEET; THENCE N.58°54'16"E. 128.82 FEET; THENCE S.86°13'26"E. AND PASSING THE SOUTHEAST CORNER OF SAID PLAT "H" A DISTANCE OF 292.13 FEET; THENCE S.89°55'11"E. 258.07 FEET TO THE NORTHWEST CORNER OF SAID "THE CEDARS AT CEDAR HILLS, PLAT "G"; THENCE ALONG THE WESTERLY LINE OF SAID PLAT "G" S.42°47'17"E. 641.81 FEET TO THE POINT OF BEGINNING. CONTAINS 9.729 ACRES.

7/7/02
DATE
SURVEYOR (See seal below)

OWNER'S CERTIFICATE AND CONSENT TO RECORD

G & J Construction, Inc., the undersigned owner(s) of the tract of land described above, has (have) caused a survey to be made and this record of survey Plat, consisting of one sheet, to be prepared; and does (do) hereby consent to the recordation thereof.

Dated this 8th day of July, 2002.

G & J Construction, Inc.
By: Gordon Jones, President

ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF UTAH
S.S.
On the 8th day of July, 2002 personally appeared before me, Gordon Jones, the signer(s) of the foregoing dedication who duly acknowledged to me that he, she or they did execute the same in the capacity indicated.
MY COMMISSION EXPIRES 7-1-2005
Kim E. Holmbeck
NOTARY PUBLIC
RESIDING IN UTAH COUNTY

UTILITY DEDICATION

The above named owner(s) of the above described parcel of land does (do) hereby offer and convey to all public utility agencies and their successors and assigns a permanent easement and right-of-way as shown by the areas marked "Common Area" on the within Plat for construction and maintenance of subterranean electrical, telephone, natural gas, sewer and water lines appurtenances, together with the right-of-way access thereto.

RESERVATION OF COMMON AREAS

By recording this Plat the above named owner(s) has (have) designated certain areas of land as Common Areas intended for use by the Owners of Units in The Cedars Townhomes, a planned residential development, for ingress, egress, recreation, and other related activities (and not for use by the general public) for the common use and enjoyment of the Owners in The Cedars Townhomes as more fully provided in the Declaration of Protective Easements, Covenants, Conditions and Restrictions applicable to The Cedars Townhomes expandable planned residential development.

PLANNING COMMISSION

Approved this 4th day of April, 2002.
By The City of Cedar Hills Planning Commission
Kim E. Holmbeck
DIRECTOR-SECRETARY
CHAIRMAN, PLANNING COMMISSION

ACCEPTANCE BY LEGISLATIVE BODY

The City Council of the City of Cedar Hills, County of Utah, approves this subdivision and hereby accepts the dedication of all easements, and other parcels of land intended for public purposes for the perpetual use of the public this 9th day of April, 2002.

Kenneth W. Watson
Kenneth Watson, City Engineer
Approved
City Engineer (see seal)
Attest
Kim E. Holmbeck
City Recorder (see seal)

PLATE "H" PHASE 1
THE CEDARS TOWNHOMES
A PLANNED RESIDENTIAL DEVELOPMENT

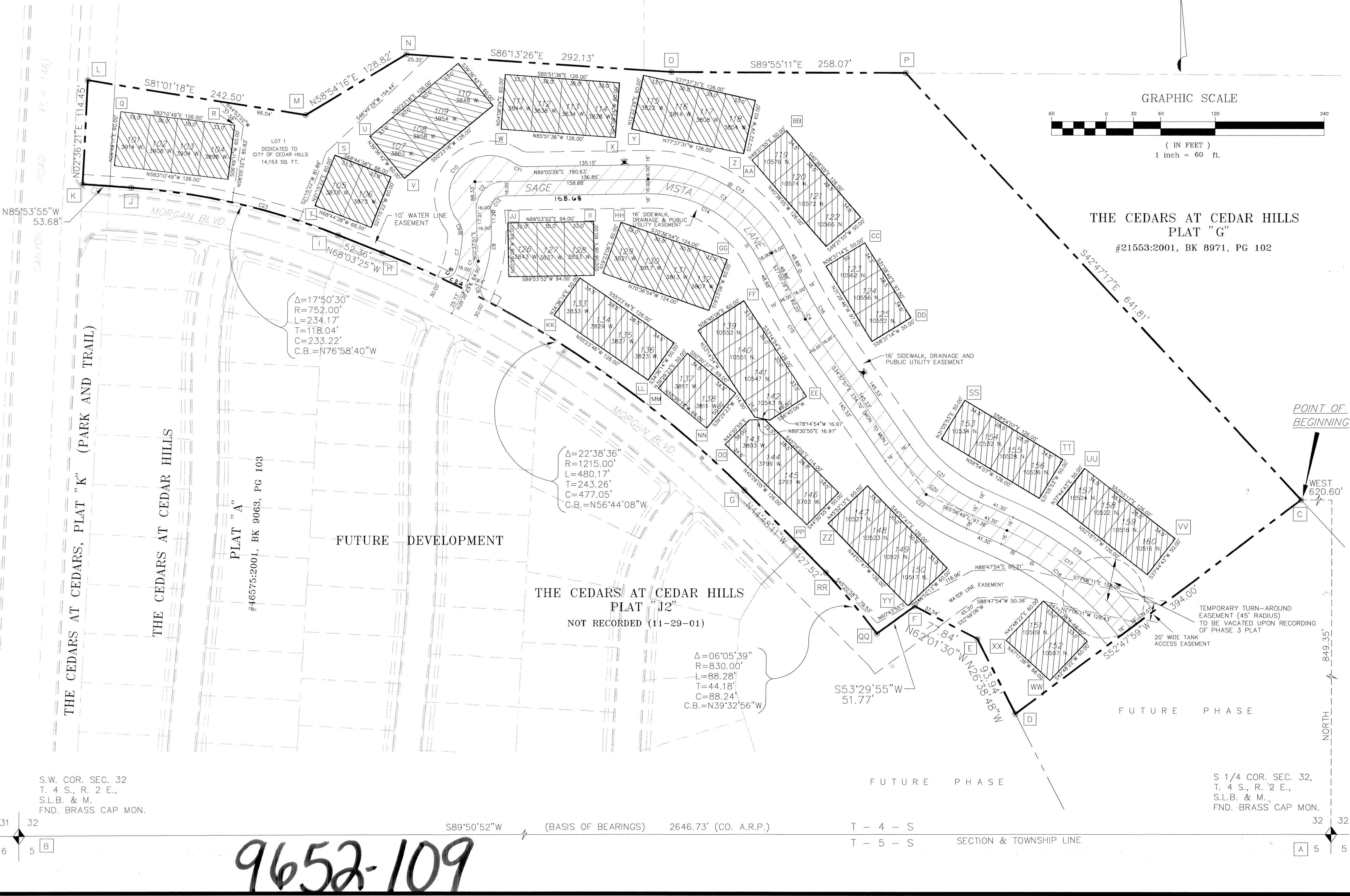
LOCATED IN THE SOUTHWEST 1/4 OF SEC. 32, TOWNSHIP 4 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN CITY OF CEDAR HILLS, UTAH COUNTY, UTAH

SURVEYOR'S SEAL

NOTARY PUBLIC'S SEAL

CITY ENGINEER'S SEAL

CLERK-RECORDER'S SEAL



9652-109