

STATE OF UTAH



OFFICE OF THE LIEUTENANT GOVERNOR

CERTIFICATE OF INCORPORATION

I, Deidre M. Henderson, Lieutenant Governor of the State of Utah, hereby certify that there has been filed in my office a notice of incorporation for the OQUIRRH POINT IMPROVEMENT DISTRICT located in ERDA CITY, dated JULY 12, 2024, complying with §17B-1-215, Utah Code Annotated, 1953, as amended.

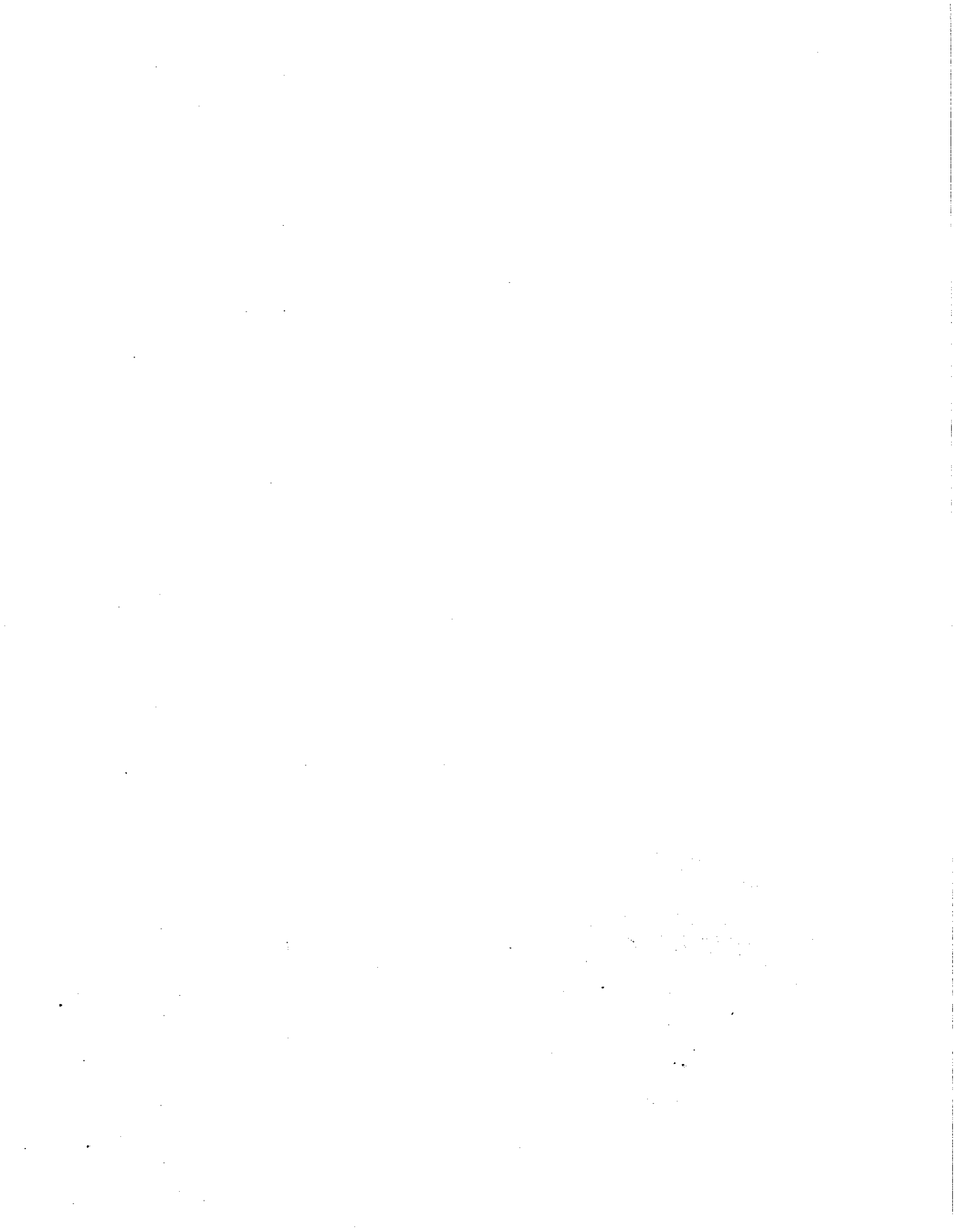
Now, therefore, notice is hereby given to all whom it may concern that the attached is a true and correct copy of the notice of incorporation, referred to above, on file with the Office of the Lieutenant Governor pertaining to the OQUIRRH POINT IMPROVEMENT DISTRICT, located in TOOELE COUNTY, State of Utah.

IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed the Great Seal of the State of Utah this 12<sup>th</sup> day of August, 2024 at Salt Lake City, Utah.



A handwritten signature in black ink, reading "Deidre M. Henderson".

DEIDRE M. HENDERSON  
Lieutenant Governor



**NOTICE OF IMPENDING BOUNDARY ACTION**

**Oquirrh Point Improvement District  
Incorporation**

**TO: The Lieutenant Governor, State of Utah**

**NOTICE IS HEREBY GIVEN** a petition proposing the incorporation of the Oquirrh Point Improvement District, affecting the property more particularly identified in Exhibit A hereto, has been certified by the City Recorder of Erda City, Utah. A copy of the Final Local Entity Plat satisfying the applicable legal requirements as set forth in Utah Code Ann. §17-23-20, approved as a final local entity plat by the Surveyor of Tooele County, Utah, is submitted herewith and incorporated by this reference. The undersigned City hereby certifies that all requirements applicable to the creation of the District, have been met.

**WHEREFORE**, the undersigned City hereby respectfully requests the issuance of a Certificate of Incorporation pursuant to and in conformance with the provisions of Utah Code Ann. §17B-1-215.

**DATED** this 12<sup>th</sup> day of ~~June~~<sup>July</sup>, 2024.

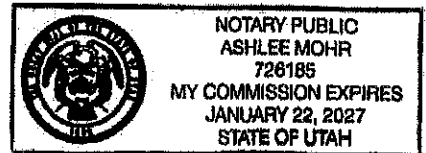
CITY OF ERDA

By: Jennifer Poole  
Jennifer Poole, Recorder

STATE OF UTAH )  
 )  
 ) ss.  
COUNTY OF TOOELE )

SUBSCRIBED AND SWORN to before me this 12 day of ~~June~~<sup>July</sup>, 2024.

Ashlee Mohr  
NOTARY PUBLIC



**EXHIBIT A**  
**TO NOTICE OF IMPENDING BOUNDARY ACTION**

**LEGAL DESCRIPTION**

EHD Investment, LLC

01-422-0-0009

A PARCEL OF LAND SITUATE IN THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN. LOCATED IN TOOELE COUNTY, STATE OF UTAH, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED NORTH 00°19'31" WEST 1324.81 FEET ALONG THE QUARTER SECTION LINE FROM THE FOUND MONUMENT REPRESENTING THE NORTH QUARTER CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 89°39'31" WEST 1320.00 FEET; THENCE NORTH 00°19'31" WEST 1275.34 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF ERDA WAY; THENCE NORTH 89°46'23" EAST 958.50 FEET ALONG SAID SOUTH RIGHT-OF-WAY LINE TO THE EAST LINE OF A PARCEL HAVING THE ENTRY NO. 284396 AS RECORDED IN THE OFFICE OF THE TOOELE COUNTY RECORDER; THENCE SOUTH 00°19'31" EAST 343.01 FEET ALONG SAID EAST LINE TO THE SOUTHWEST CORNER OF SAID PARCEL; THENCE NORTH 89°40'29" EAST 361.50 FEET ALONG THE SOUTH LINE OF SAID PARCEL TO A POINT ON THE QUARTER SECTION LINE; THENCE SOUTH 00°19'31" EAST 930.31 FEET ALONG SAID QUARTER SECTION LINE TO THE POINT OF BEGINNING.  
SURVEYED DESCRIPTION ACCORDING TO ENTRY NO. 594464. 35.76 AC

01-422-0-0014

A PARCEL OF LAND SITUATE IN THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN. LOCATED IN TOOELE COUNTY, STATE OF UTAH, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE FOUND MONUMENT REPRESENTING THE NORTH QUARTER CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 89°39'30" WEST 2510.01 FEET ALONG THE SECTION LINE TO THE EAST RIGHT-OF-WAY LINE OF SR-36; THENCE NORTH 00°24'53" WEST 1324.82 FEET ALONG SAID RIGHT-OF-WAY LINE; THENCE NORTH 89°39'31" EAST 2512.08 FEET TO A POINT ON THE QUARTER SECTION LINE; THENCE SOUTH 00°19'31" EAST 1324.81 FEET ALONG SAID QUARTER SECTION LINE, TO THE POINT OF BEGINNING.  
SURVEYED DESCRIPTION ACCORDING TO ENTRY NO. 594464. 76.37 AC

01-401-0-0001

A PARCEL OF LAND SITUATE IN THE NORTH HALF OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN. LOCATED IN TOOELE COUNTY, STATE OF UTAH, AND BEING MORE PARTICULARLY DESCRIBED AS

**FOLLOWS:**

BEGINNING AT THE FOUND MONUMENT REPRESENTING THE NORTH QUARTER CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE NORTH 89°39'26" EAST 2641.18 FEET TO THE NORTHEAST CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN; THENCE SOUTH 00°25'27" EAST 1224.23 FEET TO AND ALONG THE WEST LINE OF PASS CANYON 5 ACRE RANCHETTES, WHICH IS RECORDED UNDER ENTRY NO. 218773 IN THE OFFICE OF THE TOOELE COUNTY RECORDER; THENCE SOUTH 89°38'38" WEST 2641.22 FEET; THENCE SOUTH 89°38'56" WEST 1028.68 FEET; THENCE NORTH 00°25'27" WEST 1225.02 FEET; THENCE NORTH 89°39'30" EAST 1028.72 FEET TO THE POINT OF BEGINNING. SURVEYED DESCRIPTION ACCORDING TO ENTRY NO. 594463. 103.18 AC

**01-401-0-0002**

A PARCEL OF LAND SITUATE IN THE NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN. LOCATED IN TOOELE COUNTY, STATE OF UTAH, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED SOUTH 89°39'30" WEST 1028.72 FEET FROM THE FOUND MONUMENT REPRESENTING THE NORTH QUARTER CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 00°25'27" EAST 1225.02 FEET; THENCE SOUTH 89°38'56" WEST 1481.49 FEET TO THE EAST RIGHT-OF-WAY LINE OF SR-36; THENCE NORTH 00°24'53" WEST 554.68 FEET ALONG SAID RIGHT-OF-WAY LINE TO THE SOUTH LINE OF D.R. DAVIS PUD AMENDED WHICH IS RECORDED UNDER ENTRY NO. 252513 IN THE OFFICE OF THE TOOELE COUNTY RECORDER; THENCE NORTH 89°39'30" EAST 908.42 FEET ALONG SAID SOUTH LINE TO THE SOUTHEAST CORNER OF SAID SUBDIVISION; THENCE NORTH 00°25'43" WEST 670.59 FEET ALONG THE EAST LINE OF SAID SUBDIVISION; THENCE NORTH 89°39'30" EAST 573.03 FEET TO THE POINT OF BEGINNING. SURVEYED DESCRIPTION ACCORDING TO ENTRY NO. 594463. 27.68 AC

**01-401-0-0007**

A PARCEL OF LAND SITUATE IN THE NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN. LOCATED IN TOOELE COUNTY, STATE OF UTAH, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF BROOKFIELD ESTATES, WHICH IS RECORDED UNDER ENTRY NO. 231748 IN THE OFFICE OF THE TOOELE COUNTY RECORDER, SAID POINT BEING LOCATED SOUTH 00°26'21" EAST 1324.85 FEET ALONG THE NORTH-SOUTH RUNNING QUARTER SECTION LINE FROM THE FOUND MONUMENT REPRESENTING THE NORTH QUARTER CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 00°25'21" EAST 1324.85 FEET ALONG SAID WEST LINE OF BROOKFIELD ESTATES AND THE NORTH-SOUTH RUNNING QUARTER SECTION LINE TO A POINT ON THE EAST-WEST RUNNING QUARTER SECTION LINE;

THENCE SOUTH 89°38'21" WEST 2510.37 FEET ALONG SAID EAST-WEST RUNNING QUARTER SECTION LINE TO THE EAST RIGHT-OF-WAY LINE OF SR-36; THENCE NORTH 00°24'53" WEST 1300.46 FEET ALONG SAID EAST RIGHT-OF-WAY LINE TO A POINT OF CURVATURE; THENCE NORTHEASTERLY 26.07 FEET ALONG THE ARC OF A 50.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT (CENTER BEARS SOUTH 89°35'07" WEST AND THE LONG CHORD BEARS NORTH 14°31'26" EAST 25.78 FEET THROUGH A CENTRAL ANGLE OF 29°52'37"); THENCE NORTH 89°38'56" EAST 2503.54 FEET TO THE SAID NORTH-SOUTH RUNNING QUARTER SECTION LINE, AND THE POINT OF BEGINNING.  
SURVEY DESCRIPTION ACCORDING TO ENTRY NO. 594464. 76.36 AC



# Utah Retirement Systems

## Retirement Office

560 East 200 South | Salt Lake City, UT 84102-2021  
801-366-7700 | 800-365-8772 | Fax: 801-366-7734  
[www.urs.org](http://www.urs.org)

Daniel D. Andersen  
*Executive Director*

## PEHP Health & Benefits

560 East 200 South | Salt Lake City, UT 84102-2004  
801-366-7500 | 800-365-8772 | Fax: 801-366-7596  
[www.pehp.org](http://www.pehp.org)

R. Chet Loftis  
*Managing Director*

July 25, 2024

**Sent Via Email to:** [mjensen@snowjensen.com](mailto:mjensen@snowjensen.com)

Oquirrh Point Improvement District  
Michael Jensen, Special District Specialist  
912 West 1600 South, Suite B-2100  
St. George, UT 84770

RE: Eligibility for Participation of a Newly Created Entity in the Utah State Retirement Systems

Dear Mr. Jensen:

When a governmental entity is being incorporated or created, Utah law requires the Utah State Retirement Office ("Office") to provide a letter to that entity identifying the potential provisions under Utah Code Title 49, Utah State Retirement and Insurance Benefit Act ("Retirement Act"), with which it shall comply. See Utah Code Ann. § 67-1a-6.5(3)(d). This letter serves as the official notice for Oquirrh Point Improvement District, a newly created improvement district.

Based upon the information provided, the Office has determined that Oquirrh Point Improvement District is an "employer" under the Retirement Act as a political subdivision of the state by virtue of its status as an improvement district. Accordingly, Oquirrh Point Improvement District must comply with the participation requirements of the Retirement Act.

This does not mean that Oquirrh Point Improvement District must provide retirement benefits to its employees. However, at the present time and throughout the future, Oquirrh Point Improvement District is required by law to participate with URS if and when it offers any type of retirement benefit to its employees.

Oquirrh Point Improvement District may not currently have employees or may have not yet elected to provide a retirement benefit to its employees. Please be aware, it is not the obligation of the Office to monitor the activities of Oquirrh Point Improvement District. By law, it is Oquirrh Point Improvement District's obligation to apply for membership with URS if and when it chooses to provide a retirement benefit to its employees.

Once Oquirrh Point Improvement District begins participation with URS, its public employees will be covered under either the Tier 1 or Tier 2 public employee retirement systems, as described in the Retirement Act. If Oquirrh Point Improvement District employs public safety or firefighter service employees, those employees will be covered under the separate Tier 1 or Tier 2 systems for public safety and/or firefighter service employees described in the Retirement Act.



In addition, Participating Employers of URS are required by Utah Code Ann. § 49-11-606 to "cover all employees eligible for service credit under this title." As such, once admitted as a participating employer, Oquirrh Point Improvement District will be required to cover all eligible employees, pursuant to the eligibility rules found in the Retirement Act.

Please note that the above-referenced laws are those used to determine eligibility for participation and are not the only laws with which a participating employer must comply. Participating employers are required to "inform themselves of their rights and obligations" under Title 49 and should become familiar with all provisions of the Retirement Act. Once Oquirrh Point Improvement District is admitted into the system, URS provides education about the requirements with which Oquirrh Point Improvement District must comply as a participating employer.

Additionally, please be aware that should Oquirrh Point Improvement District fail to participate with URS while offering another retirement benefit to its employees, Oquirrh Point Improvement District's employees may have a claim against it for service credit under the Retirement Act, which the Office is required to enforce. Under the Retirement Act, such a claim would include all past employer contributions, interest, and in some cases, penalties. See Utah Code Ann. § 49-11-601(3).

Please do not hesitate to contact me if you have any questions.

Sincerely,

*/s/ Daniel D. Andersen*

Daniel D. Andersen  
Executive Director  
Utah State Retirement Office

cc: Dee Larsen, URS General Counsel  
James D. Hammer, URS Employer Services Director









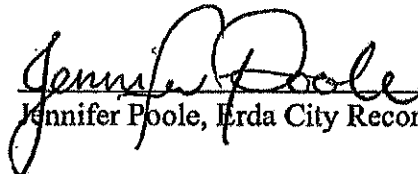
City of Erda  
2163 W. Erda Way  
Erda, UT, 84074

August 2, 2024

To: the Petitioner, EHD Investment, LLC,

The Petition requesting the creation of Oquirrh Point Improvement District, located in Erda City, has been reviewed and certified as of August 2, 2024.

---

  
Jennifer Poole, Erda City Recorder

---

City of Erda  
2163 W. Erda Way  
Erda, UT, 84074  
Ph# 435-243-5577

**PETITION REQUESTING THE CREATION OF  
OQUIRRH POINT IMPROVEMENT DISTRICT  
IN THE CITY OF ERDA, UTAH**

June 18, 2024

Erda City  
Attn: Jennifer Poole, City Clerk/Recorder  
2163 W. Erda Way  
Erda, UT 84074

The undersigned (the “Petitioners”) hereby request that the City of Erda, Utah (the “City”), approve the creation of an improvement district (the “District”) pursuant to the Special District Act, Title 17B, Chapter 1, Utah Code Annotated 1953, and the Improvement District Act, Title 17B, Chapter 2a (the “Act”). The District is proposed to be named “Oquirrh Point Improvement District” (formerly referred to as Central Valley Improvement District or Mid-Valley Improvement District). The Petitioners request the District in order to provide for public improvements and services to benefit the proposed area of the District and the Annexation Area as described herein.

**I. Petitioners**

This Petition is signed by the owners of 100% of the private real property located within the proposed District, thus exceeding the requirements of § 17B-1-203 of the Act. The undersigned Petitioners and their respective addresses and parcels are:

EHD Investment, LLC  
13 Pier Place  
Stansbury Park, UT 84074  
435-830-3642  
*Owner of Parcel Nos. 01-422-0-0014, 01-401-0-0001, 01-401-0-0002, 01-401-0-0007,  
located in Erda City.*

Petitioner EHD Investment, LLC, is designated the contact sponsor.

**II. Proposed District Boundaries**

The Petitioners request that the initial District boundaries (the “District Boundaries”) for the District include the property described on Exhibit A and depicted on the map attached as Exhibit B. The District Boundaries are within the boundaries of the City.

The Petitioners also request the approval of an Annexation Area for the District. The Annexation Area would allow for the annexation of certain additional property, which may benefit from the public improvements and services anticipated to be provided by the District. The proposed Annexation Area is also depicted on the map attached as Exhibit B.

In any case, pursuant to applicable state law, annexation or withdrawal of property from the Districts can only be completed with the consent of the owners of such property and any registered voters residing there.

### **III. Services Proposed**

The Petitioners request that the District be created to acquire through construction, purchase, gift, or condemnation, or any combination of these methods, and operate all or any part of a system for:

- (a) the supply, treatment, and distribution of water;
- (b) the collection, treatment, and disposition of sewage; and
- (c) the collection, retention, and disposition of storm and flood waters.

Each of the foregoing as permitted under § 17B-2a-403(1) of the Act.

### **IV. Type of District Proposed**

The Petitioners propose that the District be created as a special service district that operates as an “improvement district” as defined in § 17B-1-102 of the Act.

### **V. Board of Trustees**

The Petitioners propose that the Board of Trustees for the District be initially composed of three (3) members appointed by the City Council, pursuant to § 17B-2a-404 of the Act. The City Council provided, in its Resolution 24-04 approved March 28, 2024, that Trustees shall be appointed by the City Council. The Petitioners propose that the following individuals be initially appointed to the Board of Trustees, which individuals are the initial property owners, their agents, or officers, as follows:

**(a) Joseph White**

*Property Owner/Agent of Property Owner*  
13 Pier Place  
Stansbury Park, UT 84074

**(b) Derald Anderson**

*Property Owner/Agent of Property Owner*  
333 East Coventry Way  
Stansbury Park, UT 84074

**(c) Dell Nichols**

*Property Owner/Agent of Property Owner*  
1353 North 1075 West, Suite 6  
Farmington, UT 84025

## **VI. Petitioner Representations**

The Petitioners hereby represent and warrant that:

- (a) Those signing on behalf of entity owners are authorized to do so;
- (b) The Petitioners are all of the owners of the real property included within the proposed District Boundaries;
- (c) This Petition is signed by 100% of the surface property owners of real property within the District Boundaries;
- (d) There are no registered voters residing within the proposed District Boundaries; and
- (e) The proposed Trustees listed above are registered voters at their primary residence and are either a property owner or the agent or officer of a property owner.

## **VII. Petitioner Consent**

The Petitioners hereby consent to:

- (a) The creation of infrastructure district with the District Boundaries described herein;
- (b) The annexation of any portion of the Annexation Area into the District upon petition by the owner of such property and any registered voters residing thereon; and
- (c) The recording of a notice as required under Section 17B-1-215(2)(a) and 17D-1-209(1)(a) of the Act, which will apply to all real property within the District Boundaries

## **VIII. Electronic Means; Counterparts**

This Petition may be circulated by electronic means and executed in several counterparts, including by electronic signature, all or any of which may be treated for all purposes as an original and shall constitute and be one and the same document.

IN WITNESS WHEREOF, the Petitioner has executed and consented to this Petition as of the date indicated on the signature pages attached.

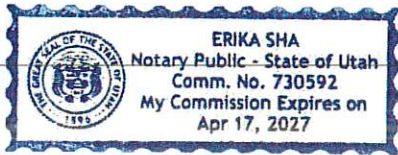
*(signature pages to follow)*

EHD Investment, LLC

*Joseph White*  
By: Joseph White, Manager

STATE OF UTAH            )  
                                      : ss.  
County of Tooele         )

On the 14 day of June, 2024, personally appeared before me Joseph White, who being by me duly sworn did say that he is the Manager of EHD Investment, LLC, and that he executed the foregoing Amendment on behalf of said company being duly authorized and empowered, and he did duly acknowledge before me that the company executed the same for the uses and purposes stated therein.



*Erika Sha*  
Notary Public



**EXHIBIT A**

**Property Affected**

EHD Investment, LLC

01-422-0-0009

A PARCEL OF LAND SITUATE IN THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN. LOCATED IN TOOELE COUNTY, STATE OF UTAH, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED NORTH 00°19'31" WEST 1324.81 FEET ALONG THE QUARTER SECTION LINE FROM THE FOUND MONUMENT REPRESENTING THE NORTH QUARTER CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 89°39'31" WEST 1320.00 FEET; THENCE NORTH 00°19'31" WEST 1275.34 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF ERDA WAY; THENCE NORTH 89°46'23" EAST 958.50 FEET ALONG SAID SOUTH RIGHT-OF-WAY LINE TO THE EAST LINE OF A PARCEL HAVING THE ENTRY NO. 284396 AS RECORDED IN THE OFFICE OF THE TOOELE COUNTY RECORDER; THENCE SOUTH 00°19'31" EAST 343.01 FEET ALONG SAID EAST LINE TO THE SOUTHWEST CORNER OF SAID PARCEL; THENCE NORTH 89°40'29" EAST 361.50 FEET ALONG THE SOUTH LINE OF SAID PARCEL TO A POINT ON THE QUARTER SECTION LINE; THENCE SOUTH 00°19'31" EAST 930.31 FEET ALONG SAID QUARTER SECTION LINE TO THE POINT OF BEGINNING.

SURVEYED DESCRIPTION ACCORDING TO ENTRY NO. 594464. 35.76 AC

01-422-0-0014

A PARCEL OF LAND SITUATE IN THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN. LOCATED IN TOOELE COUNTY, STATE OF UTAH, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE FOUND MONUMENT REPRESENTING THE NORTH QUARTER CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 89°39'30" WEST 2510.01 FEET ALONG THE SECTION LINE TO THE EAST RIGHT-OF-WAY LINE OF SR-36; THENCE NORTH 00°24'53" WEST 1324.82 FEET ALONG SAID RIGHT-OF-WAY LINE; THENCE NORTH 89°39'31" EAST 2512.08 FEET TO A POINT ON THE QUARTER SECTION LINE; THENCE SOUTH 00°19'31" EAST 1324.81 FEET ALONG SAID QUARTER SECTION LINE, TO THE POINT OF BEGINNING.

SURVEYED DESCRIPTION ACCORDING TO ENTRY NO. 594464. 76.37 AC

01-401-0-0001

A PARCEL OF LAND SITUATE IN THE NORTH HALF OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN. LOCATED IN TOOELE COUNTY, STATE OF UTAH, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE FOUND MONUMENT REPRESENTING THE NORTH QUARTER CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE NORTH 89°39'26" EAST 2641.18 FEET TO THE NORTHEAST CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN; THENCE SOUTH 00°25'27" EAST 1224.23 FEET TO AND ALONG THE WEST LINE OF PASS CANYON 5-ACRE RANCHETTES, WHICH IS RECORDED UNDER ENTRY NO. 218773 IN THE OFFICE OF THE TOOELE COUNTY RECORDER; THENCE SOUTH 89°38'38" WEST 2641.22 FEET; THENCE SOUTH 89°38'56" WEST 1028.68 FEET; THENCE NORTH 00°25'27" WEST 1225.02 FEET; THENCE NORTH 89°39'30" EAST 1028.72 FEET TO THE POINT OF BEGINNING. SURVEYED DESCRIPTION ACCORDING TO ENTRY NO. 594463. 103.18 AC

01-401-0-0002

A PARCEL OF LAND SITUATE IN THE NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN. LOCATED IN TOOELE COUNTY, STATE OF UTAH, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED SOUTH 89°39'30" WEST 1028.72 FEET FROM THE FOUND MONUMENT REPRESENTING THE NORTH QUARTER CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN AND ~~RUNNING THENCE SOUTH 00°25'27" EAST 1225.02 FEET; THENCE SOUTH 89°38'56"~~ WEST 1481.49 FEET TO THE EAST RIGHT-OF-WAY LINE OF SR-36; THENCE NORTH 00°24'53" WEST 554.68 FEET ALONG SAID RIGHT-OF-WAY LINE TO THE SOUTH LINE OF D.R. DAVIS PUD AMENDED WHICH IS RECORDED UNDER ENTRY NO. 252513 IN THE OFFICE OF THE TOOELE COUNTY RECORDER; THENCE NORTH 89°39'30" EAST 908.42 FEET ALONG SAID SOUTH LINE TO THE SOUTHEAST CORNER OF SAID SUBDIVISION; THENCE NORTH 00°25'43" WEST 670.59 FEET ALONG THE EAST LINE OF SAID SUBDIVISION; THENCE NORTH 89°39'30" EAST 573.03 FEET TO THE POINT OF BEGINNING. SURVEYED DESCRIPTION ACCORDING TO ENTRY NO. 594463. 27.68 AC

01-401-0-0007

A PARCEL OF LAND SITUATE IN THE NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN. LOCATED IN TOOELE COUNTY, STATE OF UTAH, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF BROOKFIELD ESTATES, WHICH IS RECORDED UNDER ENTRY NO. 231748 IN THE OFFICE OF THE TOOELE COUNTY RECORDER, SAID POINT BEING LOCATED SOUTH 00°26'21" EAST 1324.85 FEET ALONG THE NORTH-SOUTH RUNNING QUARTER SECTION LINE FROM THE FOUND MONUMENT REPRESENTING THE NORTH QUARTER CORNER OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 00°25'21" EAST 1324.85 FEET ALONG SAID WEST LINE OF BROOKFIELD ESTATES AND THE NORTH-SOUTH RUNNING QUARTER SECTION LINE TO A POINT ON THE EAST-WEST RUNNING QUARTER SECTION LINE; THENCE SOUTH 89°38'21" WEST 2510.37 FEET ALONG SAID EAST-WEST RUNNING

QUARTER SECTION LINE TO THE EAST RIGHT-OF-WAY LINE OF SR-36; THENCE NORTH 00°24'53" WEST 1300.46 FEET ALONG SAID EAST RIGHT-OF-WAY LINE TO A POINT OF CURVATURE; THENCE NORTHEASTERLY 26.07 FEET ALONG THE ARC OF A 50.00 FOOT RADIUS TANGENT CURVE TO THE RIGHT (CENTER BEARS SOUTH 89°35'07" WEST AND THE LONG CHORD BEARS NORTH 14°31'26" EAST 25.78 FEET THROUGH A CENTRAL ANGLE OF 29°52'37"); THENCE NORTH 89°38'56" EAST 2503.54 FEET TO THE SAID NORTH-SOUTH RUNNING QUARTER SECTION LINE, AND THE POINT OF BEGINNING.  
SURVEY DESCRIPTION ACCORDING TO ENTRY NO. 594464. 76.36 AC



# Annexation Area

