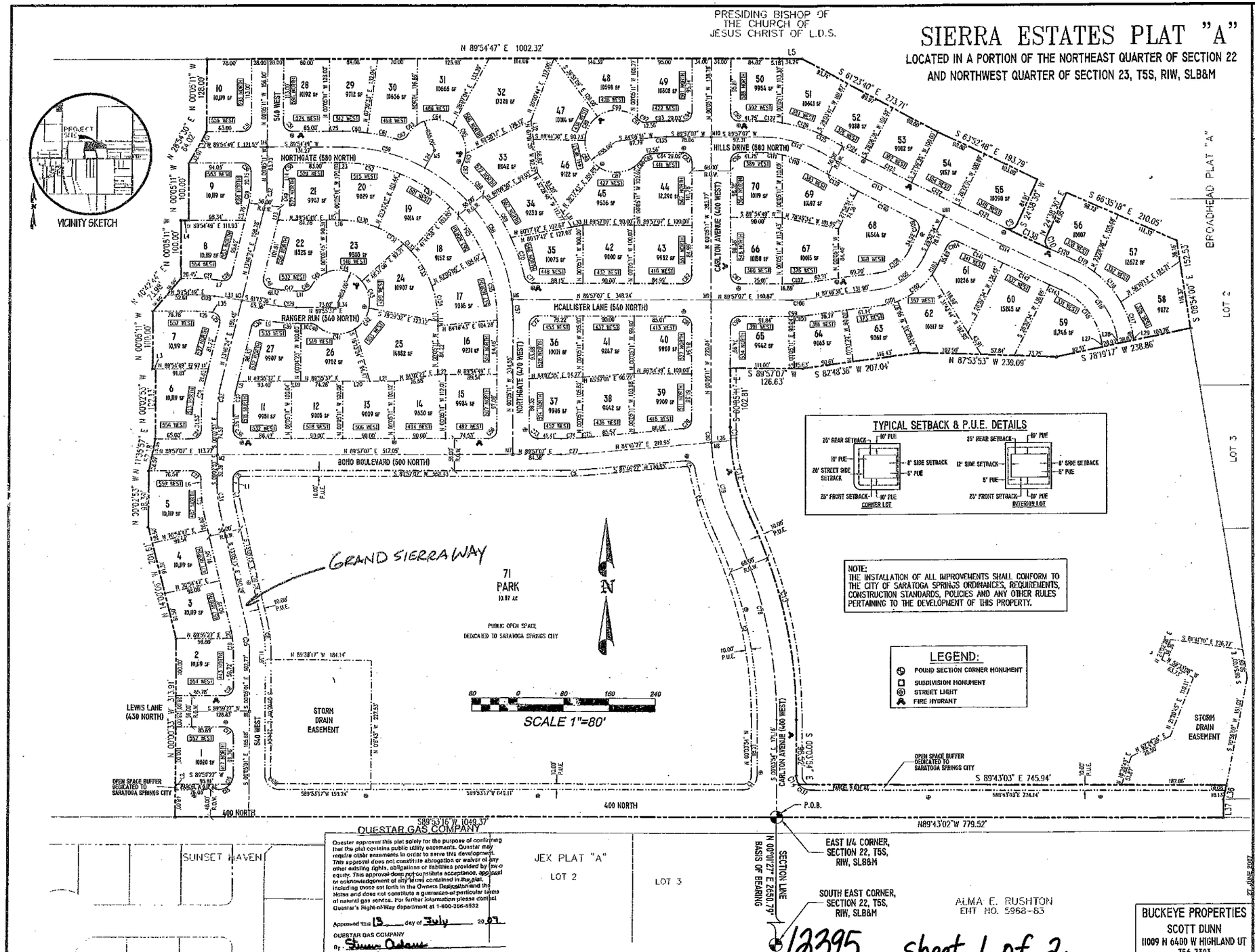
SIERRA ESTATES PLAT "A"

LOCATED IN A PORTION OF THE NORTHEAST QUARTER OF SECTION 22 AND NORTHWEST QUARTER OF SECTION 23, T5S, R1W, SLB&M



Questar approves this plat solely for the purpose of confirming that the plat contains public utility easements. Questar may require other easements in order to serve this development. This approval does not constitute abrogation or waiver of any other existing rights, obligations or liabilities provided by law or equity. This approval does not constitute acceptance, approval or acknowledgement of any terms contained in the plat, including those set forth in the Owners Dedication and the Notes and does not constitute a guarantee of particular terms of natural gas service. For further information please contact Questar's Right-of-Way department at 1-800-366-8532

Approved this 13 day of July 20 07

QUESTAR GAS COMPANY

By: Susan Osborne

Its: Pro. Coord

SURVEYOR'S CERTIFICATE

I, DAVID V. THOMAS DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 163947 AS PRESCRIBED UNDER LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS, BLOCKS, STREETS, AND EASEMENTS AND THAT THE SAME IS SHOWN ON THIS PLAT. I FURTHER CERTIFY THAT ALL LOTS HAVE BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT AND THAT THIS PLAT IS TRUE AND CORRECT.

July 13, 2007 — DATE

SURVEYOR'S NAME (SEE SEAL BELOW)

BOUNDARY DESCRIPTION

A PARCEL OF LAND LYING WITHIN THE NORTHEAST QUARTER OF SECTION 22, T. 5 S., R. 1 W., SLB&M., UTAH COUNTY, UTAH, MORE PARTICULARLY DESCRIBED AS:

BEGINNING AT A POINT WHICH IS THE EAST QUARTER CORNER OF SAID SECTION 22;

THENCE S 89°53'16" W 1049.37 FEET; THENCE N 00°00'55" W 315.91 FEET; THENCE N 15°00'06" W 201.61 FEET; THENCE N 00°02'53" W 98.30 FEET; THENCE N 11°39'57" E 57.18 FEET; THENCE N 03°02'53" W 122.15 FEET; THENCE S 89°54'49" W 5.29 FEET; THENCE N 00°05'11" W 100.00 FEET; THENCE N 00°42'44" E 75.98 FEET; THENCE N 00°05'11" W 100.00 FEET; THENCE N 89°54'49" E 15.60 FEET; THENCE N 00°05'11" W 100.00 FEET; THENCE N 26°54'30"E 66.02 FEET; THENCE N 00°05'11" W 128.00 FEET; THENCE N 89°54'47" E 1002.32 FEET; THENCE S 89°57'07" E 59.41 FEET; THENCE S 61°23'40" E 273.71 FEET; THENCE S 63°52'48" E 193.79 FEET; THENCE S 24°38'39" W 84.91 FEET; THENCE ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE RIGHT 23.72 FEET (CURVE HAS A CENTRAL ANGLE OF 90°57'09" AND A CHORD THAT BEARS S 69°53'04" W 21.33 FEET); THENCE ALONG THE ARC OF A 5523.15 FOOT RADIUS CURVE TO THE LEFT 86.24 FEET (CURVE HAS A CENTRAL ANGLE OF 00°53'41" AND A CHORD THAT BEARS S 65°11'11" E 86.24 FEET); THENCE ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE RIGHT 23.63 FEET (CURVE HAS A CENTRAL ANGLE OF 90°15'31" AND A CHORD THAT BEARS N 20°29'46" W 21.26 FEET); THENCE N 24°38'39" E 84.95 FEET; THENCE S 66°35'16" E 210.05 FEET; THENCE S 08°54'00" E 152.53 FEET; THENCE S 78°19'17" W 238.86 FEET; THENCE N 87°53'53" W 239.09 FEET; THENCE S 82°48'38" W 207.04 FEET; THENCE S 89°57'07" W 126.63 FEET; THENCE S 00°05'11" E 102.81 FEET; THENCE ALONG THE ARC OF A 366.00 FOOT RADIUS CURVE TO THE LEFT 161.27 FEET (CURVE HAS A CENTRAL ANGLE OF 25°14'46" AND A CHORD THAT BEARS S 12°42'33" E 159.91 FEET); THENCE ALONG THE ARC OF A 834.00 FOOT RADIUS CURVE TO THE RIGHT 36.24 FEET (CURVE HAS A CENTRAL ANGLE OF 2°29'25" AND A CHORD THAT BEARS S12°01'55"E 36.23 FEET), THENCE S 00°03'54" E 182.92 FEET; THENCE ALONG THE ARC OF A 25.00 FOOT RADIUS CURVE TO THE LEFT 16.06 FEET (CURVE HAS A CENTRAL ANGLE OF 36°50'44" AND A CHORD THAT BEARS S 18°27'19" E 15.77 FEET); THENCE S 89°43'03" E 745.94 FEET; THENCE S 10°56'00" N 28.22 FEET; THENCE SOUTH 30.18 FEET; THENCE N 89°43'02" W 779.52 FEET TO THE POINT OF BEGINNING.

CONTAINS: 38.59 ACRES # OF LOTS: 71

BASIS OF BEARING: STATE PLANE COORDINATES

BENCHMARK: EAST 1/4 CORNER OF SAID SECTION 22 ELEVATION: 4589.00

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT SCOTT L. DUNN, THE MANAGER OF BUCKEYE PROPERTIES, LLC (UNDERSIGNED OWNER(S) OF THE ABOVE DESCRIBED TRACT OF LAND HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS TO BE HEREAFTER KNOWN AS

SIERRA ESTATES PLAT "A"

DO HEREBY DEDICATE FOR PERPETUAL USE OF THE PUBLIC ALL PARCELS OF LAND SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE. THE OWNER(S) WARRANT AND DEFEND AND SAVE THE CITY HARMLESS AGAINST ANY EASEMENTS OR OTHER ENCUMBRANCE ON A DEDICATED STREET WHICH WILL INTERFERE WITH THE CITY'S USE, MAINTENANCE AND OPERATION OF THE STREET.

IN WITNESS HEREOF, SCOTT L. DUNN HAS SIGNED

THIS 19 DAY OF July A.D. 2007

OWNER'S ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF UTAH } S.S.

ON THE 19 DAY OF July, A.D. 2007 PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF UTAH IN SAID STATE OF UTAH, THE SIGNER(S) OF THE ABOVE OWNER'S DEDICATION, 1 IN NUMBER, WHO DULY ACKNOWLEDGED TO ME THAT Scott L. Dunn SIGNED IT FREELY AND VOLUNTARILY AND FOR THE USES AND PURPOSES HEREIN MENTIONED.

MY COMMISSION EXPIRES 01/01/2010

NOTARY PUBLIC (SEE SEAL BELOW)

ACCEPTANCE BY LEGISLATIVE BODY

THE MAYOR OF THE CITY OF SARATOGA SPRINGS, COUNTY OF UTAH, APPROVES THIS SUBDIVISION SUBJECT TO THE CONDITIONS AND RESTRICTIONS STATED HEREON, AND HEREBY ACCEPTS THE DEDICATION OF ALL STREETS, EASEMENTS, AND OTHER PARCELS OF LAND INTENDED FOR PUBLIC PURPOSES FOR THE PERPETUAL USE OF THE PUBLIC.

2 DAY OF August, A.D. 07.

ENTRY NO. 12395 BK 1196 PG 1136 RANDALL A. COVINGTON UTAH COUNTY RECORDER 2007 Aug 27 9:59 am FEE 110.00 BY SUNRISE ABS SARATOGA SPRINGS CITY

MAYOR — ATTEST — CLERK-RECORDER (SEE SEAL BELOW)

PLAT "A" — 1 OF 2

SIERRA ESTATES

LOCATED IN A PORTION OF THE NORTHEAST QUARTER OF SECTION 22 AND NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN

SARATOGA SPRINGS CITY, UTAH COUNTY, STATE OF UTAH

SCALE: 1" = 80 FEET

SURVEYOR'S SEAL — NO. 163947 DAVID V. THOMAS 7-13-07 — STATE OF UTAH

NOTARY PUBLIC SEAL

CITY ENGINEER SEAL

CLERK-RECORDER SEAL

BUCKEYE PROPERTIES
SCOTT DUNN
11009 N 6400 W HIGHLAND UT
756-7303

12395 Sheet 1 of 2

PUBLIC UTILITY APPROVALS	DATE
QUESTAR	
ROCKY MOUNTAIN POWER	7-10-07
QWEST	7-16-07
COMCAST CABLE	

FIRE CHIEF APPROVAL

APPROVED THIS ____ DAY OF _____ A.D. 20___, BY THE FIRE CHIEF.

CITY FIRE CHIEF

PLANNING COMMISSION APPROVAL

APPROVED THIS 2nd DAY OF August A.D. 2007, BY THE PLANNING COMMISSION.

CHAIRMAN, PLANNING COMMISSION

SARATOGA SPRINGS ENGINEER APPROVAL

APPROVED THIS 24th DAY OF JULY A.D. 2007, BY THE CITY ENGINEER.

CITY ENGINEER

SARATOGA SPRINGS ATTORNEY

APPROVAL AS TO FORM THIS 2nd DAY OF August A.D. 2007, BY THE CITY ATTORNEY.

SARATOGA SPRINGS ATTORNEY