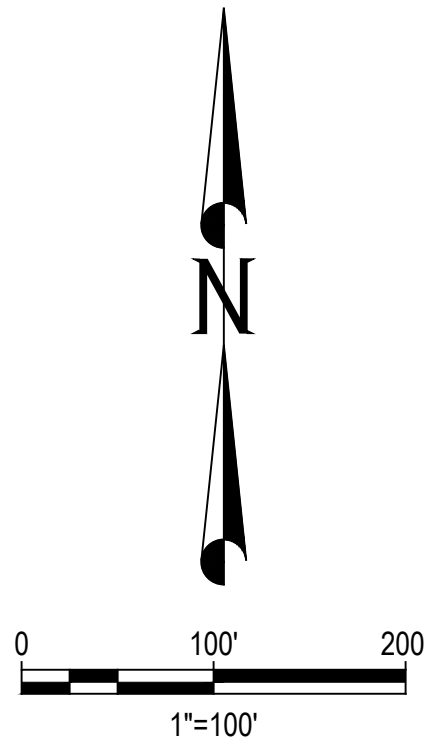


NORTHWEST CORNER OF SECTION 34,
TOWNSHIP 5 SOUTH, RANGE 1 WEST,
SALT LAKE BASE AND MERIDIAN
(UTAH CO. BRASS CAP MON.)

NORTH $\frac{1}{4}$ CORNER OF SECTION 34,
TOWNSHIP 5 SOUTH, RANGE 1 WEST,
SALT LAKE BASE AND MERIDIAN
(UTAH CO. BRASS MON.)

NORTH $\frac{1}{4}$ CORNER OF SECTION 22,
TOWNSHIP 5 SOUTH, RANGE 1 WEST,
SALT LAKE BASE AND MERIDIAN
(UTAH CO. BRASS CAP MON.)

NORTHEAST CORNER OF SECTION 34,
TOWNSHIP 5 SOUTH, RANGE 1 WEST,
SALT LAKE BASE AND MERIDIAN
(UTAH CO. BRASS CAP MON.)



MOUNTAIN VIEW CORRIDOR
EX 125 PUBLIC ROW, ENTRY NO. 57756-2022

DISCLAIMER: POTENTIAL TRAFFIC IMPACTS TO
DEVELOPMENT INCLUDING NOISE AND LIGHTS

MATHILDA DRIVE (PUBLIC)

LOUISA DRIVE (PUBLIC)

HALLMARK DRIVE (PUBLIC)

NORTH LINE PARCEL 58:041:0242

CANDLELIGHT DRIVE
(PUBLIC)

30.00'
QUESTAR GAS EASEMENT
PER ENT 16030-2012

HERALD DRIVE (PUBLIC)

BOUNDARY DESCRIPTION

FOUNDERS AT BEACON
POINTE PLAT A

A CERTAIN PARCEL OF LAND LOCATED IN SECTION 34, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN BEING PORTIONS OF UTAH COUNTY ASSESSOR'S PARCELS 58:041:0262, 58:041:0261, 58:041:0263, AND 58:041:0240. THE SURVEYED DESCRIPTION BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT;

BEGINNING A POINT ON THE NORTH LINE OF SAID PARCEL 58:041:0240, WHICH POINT IS LOCATED S89°45'46"E, ALONG THE SECTION LINE, A DISTANCE OF 823.53 FEET AND N00°00'05"W, ALONG THE EASTERLY LINE OF PARCEL 58:041:0231, A DISTANCE OF 99.98 FEET FROM THE NORTH QUARTER CORNER OF SAID SECTION 34; AND RUNNING THENCE S00°00'05"E A DISTANCE OF 95.00 FEET; THENCE S89°59'55"W A DISTANCE OF 14.00 FEET TO THE POINT OF A NON-TANGENT CURVE TO THE LEFT;

THENCE SOUTHWESTERLY ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 15.00 FEET, A CENTRAL ANGLE OF 91°49'41" AND A LENGTH OF 24.04 FEET (CHORD BEARS S44°05'04"W 21.55 FEET); THENCE S00°00'05"E A DISTANCE OF 110.60 FEET TO THE POINT OF A TANGENT CURVE TO THE LEFT; THENCE SOUTHEASTERLY ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 211.50 FEET, A CENTRAL ANGLE OF 34°11'44" AND A LENGTH OF 126.23 FEET (CHORD BEARS S17°05'57"E 124.36 FEET); THENCE S34°11'42"E A DISTANCE OF 137.89 FEET TO THE POINT OF A TANGENT CURVE TO THE LEFT; THENCE EASTERLY ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 12.00 FEET, A CENTRAL ANGLE OF 82°46'17" AND A LENGTH OF 17.34 FEET (CHORD BEARS S76°45'58"E 15.87 FEET); THENCE N61°50'54"E A DISTANCE OF 9.32; THENCE S34°11'42"E 64.36 FEET; THENCE S61°50'54"W A DISTANCE OF 7.78 FEET TO THE POINT OF A TANGENT CURVE TO THE LEFT; THENCE SOUTHWESTERLY ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 12.00 FEET, A CENTRAL ANGLE OF 72°26'47" AND A LENGTH OF 15.17 FEET (CHORD BEARS S25°37'30"W 14.18 FEET); S34°11'42"E A DISTANCE OF 104.20 FEET; THENCE S61°50'54"W A DISTANCE OF 273.54 FEET; THENCE S68°53'59"W A DISTANCE OF 73.34 FEET; THENCE S89°59'55"W A DISTANCE OF 1063.29 FEET; THENCE S00°00'05"E A DISTANCE OF 542.55 FEET; THENCE S89°59'55"W A DISTANCE OF 92.82 FEET TO THE POINT OF A TANGENT CURVE TO THE LEFT; THENCE SOUTHWESTERLY ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 12.00 FEET, A CENTRAL ANGLE OF 66°19'13" AND A LENGTH OF 13.89 FEET (CHORD BEARS S33°09'27"W 13.13 FEET); THENCE S00°00'05"E A DISTANCE OF 5.00 FEET; THENCE S89°59'55"W A DISTANCE OF 59.00 FEET; THENCE N00°00'05"W A DISTANCE OF 5.00 FEET TO THE POINT OF A TANGENT CURVE TO THE LEFT; THENCE NORTHWESTERLY ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 12.00 FEET, A CENTRAL ANGLE OF 66°19'13" AND A LENGTH OF 13.89 FEET (CHORD BEARS N33°09'42"W 13.13 FEET); THENCE S89°59'55"W A DISTANCE OF 111.82 FEET; THENCE N44°59'59"E 10.56 FEET; THENCE N00°00'01"W 55.22 FEET; THENCE S89°59'59"W 18.47 FEET; THENCE N00°00'05"W A DISTANCE OF 1138.27 FEET;

THENCE N45°00'00"E 36.46 FEET; THENCE N90°00'00"E 18.70 FEET; THENCE N00°00'00"E 71.00 FEET; THENCE S90°00'00"W 44.48 FEET; THENCE N00°00'05"W 9.38 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 58:041:0262; THENCE ALONG SAID NORTH LINE OF PARCELS 58:041:0262 AND 58:041:0240 N89°59'55"E A DISTANCE OF 1,740.44 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIPTION CONTAINING 1,659,894 SQUARE FEET OF AREA OR 38.106 ACRES, MORE OR LESS.

NUMBER OF LOTS: 154
NUMBER OF PARCELS: 15

DATE OF PLAT OR MAP: 2025-04-11
JONATHAN D. BEHR, PLS
LICENSE NO. 290669



Horrocks.

4246 S Riverboat Rd, Ste 200 | Salt Lake City, UT 84123 | P: 801.359.5565 | www.horrocks.com

SHEET 2 OF 6

BEACON POINTE VILLAGE 2 AMENDED

LOCATED IN A PORTION OF SECTION 34, TOWNSHIP 5 SOUTH, RANGE 1 WEST,
SALT LAKE BASE & MERIDIAN
CITY OF SARATOGA SPRINGS, UTAH COUNTY, UTAH

LEGEND

- SECTION LINE
- PROPERTY BOUNDARY
- LOT LINE
- PROPOSED ROW LINE
- ROAD CENTERLINE
- EASEMENT
- STREET MONUMENT
- AREA DEDICATED TO SARATOGA SPRINGS
- EXISTING LOTS

NOTES:

- NO PARKING ON ANY PRIVATE STREETS THROUGHOUT THIS DEVELOPMENT
- NO DRIVEWAY ACCESS ALONG HALVORSEN PARKWAY