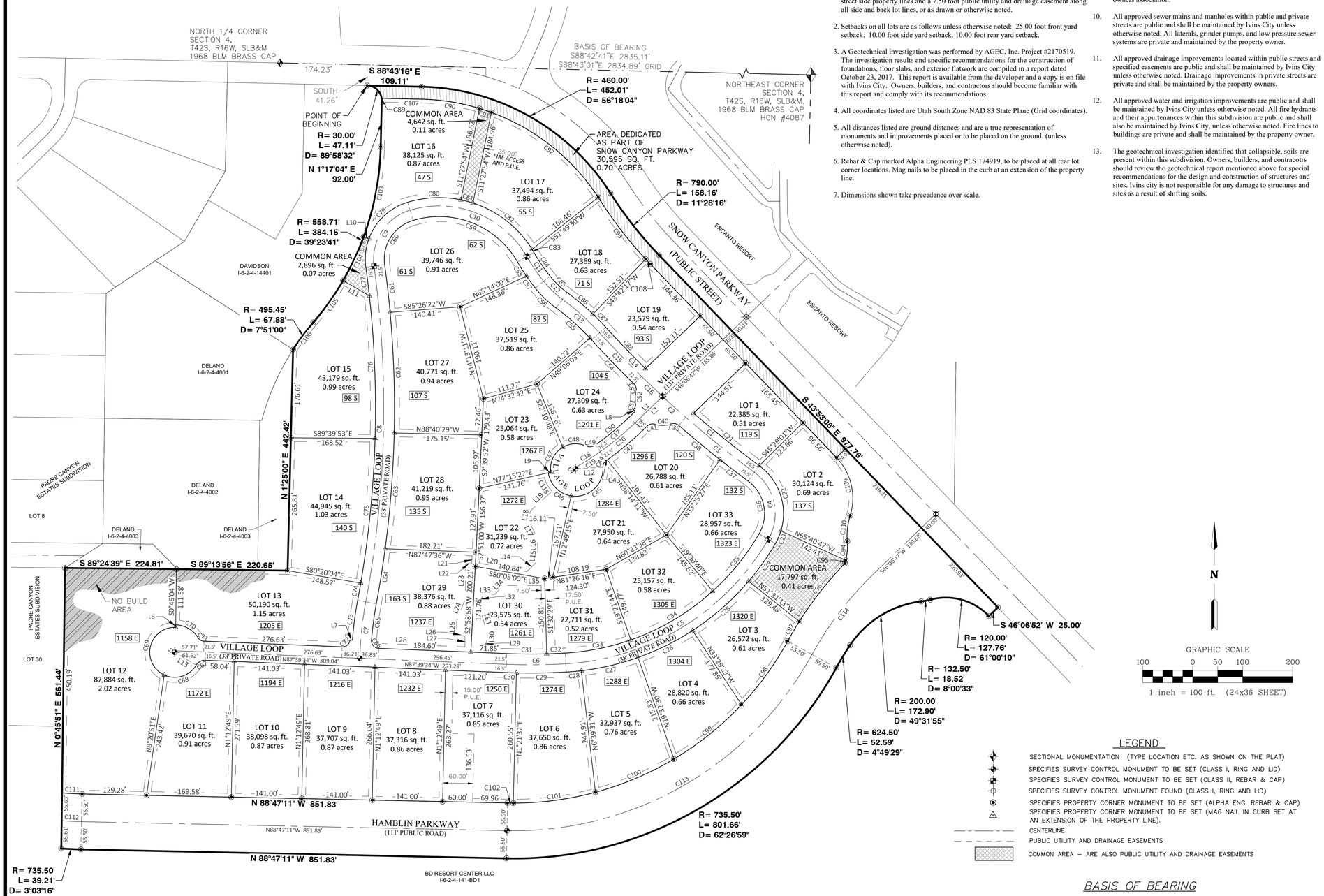
BLACK DESERT NORTH VILLAGE

LOCATED IN THE NORTHEAST QUARTER OF SECTION 4,
TOWNSHIP 42 SOUTH, RANGE 16 WEST,
SALT LAKE BASE AND MERIDIAN, IVINS CITY, UTAH



GENERAL NOTES & RESTRICTIONS

1. There exists a 10.00 foot public sidewalk, utility and drainage easement along all street side property lines and a 7.50 foot public utility and drainage easement along all side and back lot lines, or as drawn or otherwise noted.
2. Setbacks on all lots are as follows unless otherwise noted: 25.00 foot front yard setback. 10.00 foot side yard setback. 10.00 foot rear yard setback.
3. A Geotechnical investigation was performed by AGEC, Inc. Project #2170519. The investigation results and specific recommendations for the construction of foundations, floor slabs, and exterior flatwork are compiled in a report dated October 23, 2017. This report is available from the developer and a copy is on file with Ivins City. Owners, builders, and contractors should become familiar with this report and comply with its recommendations.
4. All coordinates listed are Utah South Zone NAD 83 State Plane (Grid coordinates).
5. All distances listed are ground distances and are a true representation of monuments and improvements placed or to be placed on the ground. (unless otherwise noted).
6. Rebar & Cap marked Alpha Engineering PLS 174919, to be placed at all rear lot corner locations. Mag nails to be placed in the curb at an extension of the property line.
7. Dimensions shown take precedence over scale.
8. Landscape maintenance within roundabouts, landscape islands, common areas, and buffer area along Snow Canyon Parkway shall be the responsibility of Black Desert North Village owners association.
9. Landscape maintenance of the rock walls along Snow Canyon Parkway will be the responsibility of Black Desert North Village owners association.
10. All approved sewer mains and manholes within public and private streets are public and shall be maintained by Ivins City unless otherwise noted. All laterals, grinder pumps, and low pressure sewer systems are private and maintained by the property owner.
11. All approved drainage improvements located within public streets and specified easements are public and shall be maintained by Ivins City unless otherwise noted. Drainage improvements in private streets are private and shall be maintained by the property owners.
12. All approved water and irrigation improvements are public and shall be maintained by Ivins City unless otherwise noted. All fire hydrants and their appurtenances within this subdivision are public and shall also be maintained by Ivins City, unless otherwise noted. Fire lines to buildings are private and shall be maintained by the property owner.
13. The geotechnical investigation identified that collapsible, soils are present within this subdivision. Owners, builders, and contracotrs should review the geotechnical report mentioned above for special recommendations for the design and construction of structures and sites. Ivins city is not responsible for any damage to structures and sites as a result of shifting soils.

LEGEND

- SECTIONAL MONUMENTATION (TYPE LOCATION ETC. AS SHOWN ON THE PLAT)
- SPECIFIES SURVEY CONTROL MONUMENT TO BE SET (CLASS I, RING AND LID)
- SPECIFIES SURVEY CONTROL MONUMENT TO BE SET (CLASS II, REBAR & CAP)
- SPECIFIES SURVEY CONTROL MONUMENT FOUND (CLASS I, RING AND LID)
- SPECIFIES PROPERTY CORNER MONUMENT TO BE SET (ALPHA ENG. REBAR & CAP)
- SPECIFIES PROPERTY CORNER MONUMENT TO BE SET (MAG NAIL IN CURB SET AT AN EXTENSION OF THE PROPERTY LINE).
- CENTERLINE
- PUBLIC UTILITY AND DRAINAGE EASEMENTS
- COMMON AREA – ARE ALSO PUBLIC UTILITY AND DRAINAGE EASEMENTS

BASIS OF BEARING

THE BASIS OF BEARING FOR THIS SURVEY IS: SOUTH 88°42'41" EAST, BETWEEN THE NORTH 1/4 CORNER AND THE NORTHEAST CORNER OF SECTION 4, TOWNSHIP 42 SOUTH, RANGE 16 WEST, SALT LAKE BASE AND MERIDIAN.

SURVEYOR'S CERTIFICATE

I, SCOTT P. WOOLSEY, PROFESSIONAL UTAH LAND SURVEYOR NUMBER 174919, HOLD A LICENSE IN ACCORDANCE WITH TITLE 58, CHAPTER 22 , PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT AND HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED HEREON IN ACCORDANCE WITH SECTION 17-23-17 AND HEREBY CERTIFY ALL MEASUREMENTS AND DESCRIPTIONS ARE CORRECT. MONUMENTS WILL BE SET AS REPRESENTED ON THIS PLAT.

BLACK DESERT NORTH VILLAGE

BOUNDARY DESCRIPTION

COMMENCING AT THE NORTH ¼ CORNER OF SECTION 4, TOWNSHIP 42 SOUTH, RANGE 16 WEST, SALT LAKE BASE AND MERIDIAN, THENCE SOUTH 88°42'41" EAST 174.23 FEET ALONG THE SECTION LINE; THENCE SOUTH 41.26 FEET TO THE POINT OF BEGINNING, SAID POINT BEING ON THE SOUTHERLY RIGHT OF WAY LINE OF SNOW CANYON PARKWAY, AND RUNNING THENCE ALONG THE SAID RIGHT OF WAY LINE THE FOLLOWING FOUR COURSES: SOUTH 88°43'16" EAST 109.11 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 460.00 FEET OF WHICH THE RADIUS POINT LIES SOUTH 01°17'04" WEST; THENCE SOUTHEASTERLY 452.01 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 56°18'04" AND A CHORD BEARING OF SOUTH 60°33'54" EAST 434.05 FEET TO THE BEGINNING OF A REVERSE CURVE TO THE LEFT HAVING A RADIUS OF 790.00 FEET; THENCE SOUTHEASTERLY 158.16 FEET THROUGH A CENTRAL ANGLE OF 11°28'16"; THENCE SOUTH 43°53'08" EAST 977.76 FEET; THENCE LEAVING SAID RIGHT OF WAY LINE SOUTH 46°06'52" WEST 25.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE SOUTH, HAVING A RADIUS OF 120.00 FEET OF WHICH THE RADIUS POINT LIES SOUTH 46°06'52" WEST; THENCE WESTERLY 127.76 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 61°00'10" AND A CHORD BEARING OF NORTH 74°23'13" WEST 121.81 FEET TO THE BEGINNING OF A REVERSE CURVE TO THE RIGHT HAVING A RADIUS OF 132.50 FEET; THENCE WESTERLY 18.52 FEET THROUGH A CENTRAL ANGLE OF 08°00'33" TO THE BEGINNING OF A REVERSE CURVE TO THE LEFT HAVING A RADIUS OF 200.00 FEET; THENCE SOUTHWESTERLY 172.90 FEET THROUGH A CENTRAL ANGLE OF 49°31'55" TO THE BEGINNING OF A COMPOUND CURVE TO THE LEFT HAVING A RADIUS OF 624.50 FEET; THENCE SOUTHWESTERLY 52.59 FEET ALONG THE ARC WITH A CENTRAL ANGLE OF 04°49'29" TO THE BEGINNING OF A REVERSE CURVE TO THE RIGHT HAVING A RADIUS OF 735.50 FEET; THENCE SOUTHWESTERLY 801.66 FEET THROUGH A CENTRAL ANGLE OF 62°26'59"; THENCE NORTH 88°47'11" WEST 851.83 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 735.50 FEET; THENCE WESTERLY 39.21 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 03°03'16"; THENCE NORTH 00°45'51" EAST 561.44 FEET TO AND ALONG THE EAST LINE OF PADRE CANYON ESTATES UNIT 1 PHASE 1 TO THE NORTHEAST CORNER OF LOT 30 AS RECORDED IN THE OFFICE OF THE WASHINGTON COUNTY RECORDER AS DOCUMENT #222852 ; THENCE SOUTH 89°24'39" EAST 224.81 FEET; THENCE SOUTH 89°13'56" EAST 220.65 FEET; THENCE NORTH 01°25'00" EAST 442.42 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 495.45 FEET OF WHICH THE RADIUS POINT LIES SOUTH 57°10'18" EAST; THENCE NORTHEASTERLY 67.88 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 07°51'00" AND A CHORD BEARING OF NORTH 36°45'12" EAST 67.83 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE WEST, HAVING A RADIUS OF 558.71 FEET OF WHICH THE RADIUS POINT LIES NORTH 49°19'17" WEST; THENCE NORTHERLY 384.15 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 39°23'41" AND A CHORD BEARING OF NORTH 20°58'53" EAST 376.63 FEET; THENCE NORTH 01°17'04" EAST 92.00 FEET TO THE BEGINNING OF A CURVE TO THE LEFT HAVING A RADIUS OF 30.00 FEET; THENCE NORTHWESTERLY 47.11 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 89°58'32" TO THE POINT OF BEGINNING.

CONTAINS 37.24 ACRES, MORE OR LESS.

DATE

PROFESSIONAL LAND SURVEYOR No. 174919 SCOTT P. WOOLSEY State of Utah

SCOTT P. WOOLSEY
P.L.S. 174919

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED OWNERS OF THE ABOVE DESCRIBED TRACT OF LAND HAVING CAUSED SAME TO BE SUBDIVIDED INTO LOTS, COMMON AREA (INCLUDING PRIVATE STREETS), PUBLIC STREETS, AND PUBLIC UTILITY & DRAINAGE EASEMENTS TO BE HEREAFTER KNOW AS:

BLACK DESERT NORTH VILLAGE

FOR GOOD AND VALUABLE CONSIDERATION RECEIVED, DOES HEREBY DEDICATE AND CONVEY TO THE BLACK DESERT NORTH VILLAGE OWNERS ASSOCIATION ALL COMMON AREA (INCLUDING PRIVATE STREETS) AND DOES ALSO HEREBY DEDICATE AND CONVEY TO IVINS CITY FOR PERPETUAL USE OF THE PUBLIC ALL PARCELS OF LAND SHOWN ON THIS PLAT AS PUBLIC ROADS, DEDICATED OPEN SPACE, AND UTLITY AND DRAINAGE EASEMENTS. ALL LOT, STREETS (PUBLIC AND PRIVATE) AND EASEMENTS ARE AS NOTED OR SHOWN ON THIS PLAT, THE OWNER DOES HEREBY CONVEY AND WARRANT TO IVINS CITY TITLE TO ALL PROPERTY DEDICATED AND CONVEYED TO PUBLIC USE HEREIN AND TO THE BLACK DESERT NORTH VILLAGE OWNERS ASSOCIATION ALL COMMON AREA (INCLUDING PRIVATE STREETS), AND ALL DEDICATIONS AND CONVEYANCES MADE HEREIN ARE AGAINST THE CLAIMS OF ALL PERSONS.

IN WITNESS I HAVE HEREUNTO SET MY HAND THIS _____ DAY OF _____, 2022

BY: _____
Enlaw LLC
By: RS18 Entrada Manager LLC
Its: Manager
By: Reef Private Equity LLC
Its: Manager
By: J. Brett Boren, Manager of Reef Private Equity LLC

SHEET 1 OF 2

LOCATED IN IVINS CITY UTAH
IN SECTION 4, TOWNSHIP 42 SOUTH, RANGE 16 WEST, SALT LAKE BASE AND MERIDIAN

FINAL PLAT OF

BLACK DESERT NORTH VILLAGE

1649-04 FINAL PLAT.DWG (MAY 2022)

ALPHA ENGINEERING
43 South 100 East, Suite 100 • St George, Utah 84770
T: 435.628.6500 • F: 435.628.6553 • alphaengineering.com

City Engineer's Certificate

The hereon subdivision Final Plat has been reviewed and is approved in accordance with the information on file in this office this ____ day of _____, A.D. 2022

City Engineer
Ivins City, Utah

Approval as to Form

Approved as to Form, this the ____ day of _____, A.D. 2022

City Attorney
Ivins City, Utah

Approval and Acceptance by Ivins City

On this ___ day of _____ A.D. 2022 The Planning Commission of Ivins City, Utah, Having reviewed the above BLACK DESERT NORTH VILLAGE FINAL PLAT, and having found that it complies with the requirements of Ivins City, Utah Planning Ordinances, and the authorization granted by the Ivins City code hereby approves said subdivision plat for recording.

Attest: City Recorder
Ivins City

Planning Commission Chairman
Ivins City, Utah

City Council Approval

The Ivins City Council of Ivins City, Utah, gave Preliminary Plan approval for the BLACK DESERT NORTH VILLAGE, on the ____ Day of _____ A.D. 2022

Attest: City Recorder
Ivins City

Mayor,
Ivins City, Utah

Treasurer Approval

I, Washington County Treasurer, certify on this ___ day of _____ A.D. 2022 that all taxes, special assessments, and fees due and owing on this subdivision Final Plat have been paid in full.

Washington County Treasurer

Recorded Number

WASHINGTON COUNTY RECORDER

BLACK DESERT RESORT NORTH VILLAGE

BENEFICIARY

REEF PRIVATE CREDIT, LLC, A UTAH LIMITED LIABILITY COMPANY F/K/A REEF-PCG, LLC, A UTAH LIMITED LIABILITY COMPANY AS ACTING ADMINISTRATIVE AGENT FOR PRESENT BENEFICIARY

DATED: _____, 2022

BY: _____
BENJAMIN SCHRAMM, DIRECTOR
ITS AUTHORIZED SIGNATORY

STATE OF UTAH
COUNTY OF UTAH

ON THIS _____ DAY OF _____, 2022, BEFORE ME _____, A NOTARY PUBLIC, PERSONALLY APPEARED BEN SCHRAMM, DIRECTOR OF REEF PRIVATE CREDIT, LLC, A UTAH LIMITED LIABILITY COMPANY F/K/A REEF-PCG, LLC, A UTAH LIMITED LIABILITY COMPANY AS ACTING ADMINISTRATIVE AGENT FOR PRESENT BENEFICIARY, PROVED ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THIS INSTRUMENT, AND ACKNOWLEDGED HE/SHE/THEY EXECUTED THE SAME.

WITNESS MY HAND AND OFFICIAL SEAL

_____
NOTARY PUBLIC

BENEFICIARY

BD RESORT CENTER, LLC

DATED:_____, 2022

BY: _____
J. BRETT BOREN, MANAGER OF REEF PRIVATE EQUITY, LLC
F/K/A STILLWATER EQUITY

STATE OF UTAH
COUNTY OF UTAH

ON THIS _____ DAY OF _____, 2022, BEFORE ME _____, A NOTARY PUBLIC, PERSONALLY APPEARED J. BRETT BOREN, MANAGER OF REEF PRIVATE EQUITY, LLC F/K/A STILLWATER EQUITY PARTNERS, LLC, MANAGER OF BD RESORT CENTER LLC, A UTAH LIMITED LIABILITY COMPANY, PROVED ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THIS INSTRUMENT, AND ACKNOWLEDGED HE/SHE/THEY EXECUTED THE SAME.

WITNESS MY HAND AND OFFICIAL SEAL

_____
NOTARY PUBLIC

ACKNOWLEDGMENT

STATE OF UTAH)
§
COUNTY OF _____)

ON THIS _____ DAY OF _____ A.D. 2022, PERSONALLY APPEARED J. BRETT BOREN, THE MANAGER OF REEF EQUITY LLC WHO IS THE MANGER OF REEF PRIVATE EQUITY LLC WHO IS THE MANAGER OF RS18 ENTRADA MANGER LLC WHO IS THE MANAGER OF ENLAW LLC, A DELAWARE LIMITED LIABILITY COMPANY, PROVED ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO IN THIS DOCUMENT, AND ACKNOWLEDGED HE EXECUTED THE SAME.

NOTARY PUBLIC FULL NAME: _____
COMMISSION NUMBER: _____
MY COMMISSION EXPIRES: _____
A NOTARY PUBLIC COMMISSIONED IN UTAH

_____
NOTARY PUBLIC (SIGNATURE)
NO STAMP REQUIRED (UTAH CODE 46-1-16(6))

PARCEL CURVE DATA

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH LEN
C1	236.77'	2097.50'	6°28'04"	S50°26'00"E	236.64'
C2	62.46'	2097.50'	1°42'22"	S48°00'20"E	62.46'
C3	176.03'	2097.50'	4°48'30"	S51°15'47"E	175.98'
C4	149.97'	102.50'	83°49'44"	N11°45'10"W	136.94'
C5	495.49'	502.50'	56°29'46"	N58°24'35"E	475.66'
C6	119.27'	1202.50'	5°40'58"	N89°29'57"E	119.22'
C7	113.95'	702.50'	9°17'38"	S5°58'51"W	113.83'
C8	674.79'	2097.50'	18°25'58"	N1°24'41"E	671.88'
C9	145.11'	102.50'	81°06'54"	S32°45'09"W	133.29'
C10	271.20'	202.50'	76°43'59"	N68°19'24"W	251.38'
C11	59.94'	397.50'	8°38'22"	S34°16'36"E	59.88'
C12	52.09'	197.50'	15°06'41"	S46°09'07"E	51.94'
C13	100.43'	502.50'	11°27'04"	N47°58'55"W	100.26'
C14	180.96'	2097.50'	4°56'35"	S44°43'41"E	180.90'
C15	121.18'	2097.50'	3°18'37"	S43°54'42"E	121.17'
C16	58.05'	2097.50'	1°35'09"	S46°21'35"E	58.05'
C17	90.45'	597.50'	8°40'25"	N50°26'59"E	90.36'
C18	59.89'	597.50'	5°44'36"	N57°39'30"E	59.87'
C19	59.24'	597.50'	5°40'51"	N57°41'22"E	59.22'
C20	91.10'	597.50'	8°44'10"	N50°28'52"E	91.01'

PARCEL CURVE DATA

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH LEN
C21	168.27'	2133.34'	4°31'09"	S51°20'59"E	168.22'
C22	146.80'	119.00'	70°40'58"	N18°19'33"W	137.67'
C23	27.30'	119.00'	13°08'46"	N23°35'19"E	27.24'
C24	92.87'	519.00'	10°15'07"	N35°17'16"E	92.74'
C25	150.03'	519.00'	16°33'45"	N48°41'42"E	149.50'
C26	122.12'	519.00'	13°28'56"	N63°43'02"E	121.84'
C27	116.70'	519.00'	12°52'59"	N76°53'59"E	116.45'
C28	30.04'	519.00'	3°19'00"	N84°59'59"E	30.04'
C29	100.02'	1219.00'	4°42'03"	N89°00'30"E	99.99'
C30	20.89'	1219.00'	0°58'54"	S88°09'01"E	20.89'
C31	80.02'	1181.00'	3°52'55"	S89°36'01"E	80.00'
C32	37.12'	1181.00'	1°48'02"	N87°33'30"E	37.11'
C33	134.49'	481.00'	16°01'12"	N78°38'52"E	134.05'
C34	191.82'	481.00'	22°50'57"	N59°12'48"E	190.55'
C35	147.98'	481.00'	17°37'37"	N38°58'31"E	147.40'
C36	118.51'	81.00'	83°49'44"	N11°45'10"W	108.22'
C37	70.42'	2119.00'	1°54'14"	S52°42'55"E	70.41'
C38	107.42'	2119.00'	2°54'16"	S50°18'40"E	107.41'
C39	15.66'	15.00'	59°49'46"	N78°46'25"W	14.96'
C40	33.91'	54.77'	35°28'46"	N89°03'05"E	33.37'

PARCEL CURVE DATA

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH LEN
C41	15.89'	15.00'	60°40'41"	S76°27'08"W	15.15'
C42	91.68'	619.00'	8°29'11"	N50°21'22"E	91.60'
C43	2.63'	619.00'	0°14'38"	N54°43'16"E	2.63'
C44	15.22'	15.00'	58°08'14"	S25°46'28"W	14.58'
C45	98.32'	55.00'	102°25'12"	N47°54'57"E	85.74'
C46	69.61'	55.23'	72°13'07"	S44°35'26"E	65.10'
C47	59.05'	50.00'	67°39'34"	S25°32'16"W	55.67'
C48	47.55'	50.00'	54°28'53"	S86°36'30"W	45.77'
C49	20.62'	20.00'	59°03'44"	N84°19'04"E	19.72'
C50	87.95'	581.00'	8°40'25"	N50°26'59"E	87.87'
C51	14.71'	15.00'	56°10'40"	N18°01'27"E	14.13'
C52	23.25'	54.77'	24°19'39"	S2°05'56"W	23.08'
C53	15.66'	15.00'	59°49'46"	N15°39'07"W	14.96'
C54	122.43'	2119.00'	3°18'37"	S43°54'42"E	122.41'
C55	91.09'	481.00'	10°51'01"	N48°16'57"W	90.95'
C56	57.76'	219.00'	15°06'41"	S46°09'07"E	57.59'
C57	29.54'	419.00'	4°02'23"	S36°34'35"E	29.54'
C58	33.80'	419.00'	4°37'17"	S32°15'47"E	33.79'
C59	242.37'	181.00'	76°43'21"	N68°19'43"W	224.66'
C60	114.67'	81.00'	81°06'54"	S32°45'09"W	105.33'

PARCEL CURVE DATA

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH LEN
C61	95.95'	2119.00'	2°35'40"	N6°30'28"W	95.94'
C62	241.72'	2119.00'	6°32'09"	N1°56'34"W	241.59'
C63	232.49'	2119.00'	6°17'11"	N4°28'06"E	232.37'
C64	111.55'	2119.00'	3°00'58"	N9°07'11"E	111.54'
C65	73.79'	681.00'	6°12'30"	S7°31'24"W	73.76'
C66	24.11'	15.00'	92°04'43"	S41°37'12"E	21.59'
C67	21.47'	20.00'	61°30'40"	S61°35'06"W	20.46'
C68	73.36'	50.00'	84°03'46"	N72°51'40"E	66.95'
C69	137.10'	50.00'	157°06'11"	S13°26'38"W	98.01'
C70	53.64'	55.00'	55°52'58"	N60°03'48"W	51.54'
C71	14.54'	15.00'	55°32'15"	S59°53'26"E	13.98'
C72	23.07'	15.00'	88°07'36"	N48°16'38"E	20.86'
C73	80.49'	719.00'	6°24'50"	S7°25'15"W	80.45'
C74	34.95'	2081.00'	0°57'44"	N10°08'48"E	34.95'
C75	291.33'	2081.00'	8°01'16"	N5°39'18"E	291.09'
C76	285.68'	2081.00'	7°51'56"	N2°17'19"W	285.46'
C77	57.52'	2081.00'	1°35'02"	N7°00'47"W	57.52'
C78	58.01'	119.00'	27°55'57"	S6°09'40"W	57.44'
C79	110.46'	119.00'	53°10'57"	S46°43'08"W	106.53'
C80	107.62'	219.00'	28°09'18"	S87°23'15"W	106.54'

PARCEL CURVE DATA

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH LEN
C81	25.05'	219.00'	6°33'18"	N75°15'27"W	25.04'
C82	153.38'	219.00'	40°07'39"	N51°54'59"W	150.26'
C83	7.25'	219.00'	1°53'45"	N30°54'17"W	7.25'
C84	57.45'	381.00'	8°38'22"	S34°16'36"E	57.39'
C85	47.74'	181.00'	15°06'41"	S46°09'07"E	47.60'
C86	67.14'	519.00'	7°24'44"	N50°00'05"W	67.10'
C87	36.58'	519.00'	4°02'20"	N44°16'33"W	36.58'
C88	114.93'	2081.00'	3°09'51"	S43°50'19"E	114.91'
C89	5.03'	30.00'	9°36'49"	N3°31'20"W	5.03'
C90	118.01'	435.00'	15°32'38"	N80°56'03"W	117.65'
C91	25.19'	435.00'	3°19'06"	N71°30'11"W	25.19'
C92	277.86'	435.00'	36°35'51"	N51°33'19"W	273.16'
C93	149.63'	815.00'	10°31'10"	S37°40'27"E	149.42'
C94	39.76'	120.00'	18°59'01"	N4°28'30"E	39.58'
C95	6.52'	120.00'	3°06'39"	N15°31'20"E	6.51'
C96	148.02'	735.50'	11°31'51"	S38°05'03"W	147.77'
C97	45.63'	735.50'	3°33'17"	S30°32'29"W	45.62'
C98	157.56'	624.50'	14°27'21"	N35°59'31"E	157.15'
C99	174.14'	624.50'	15°58'36"	N51°12'30"E	173.58'
C100	171.16'	624.50'	15°42'12"	N67°02'54"E	170.62'

PARCEL CURVE DATA

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH LEN
C101	166.37'	624.50'	15°15'51"	N82°31'55"E	165.88'
C102	11.44'	624.50'	1°02'58"	S89°18'40"E	11.44'
C103	184.17'	558.71'	18°53'13"	N10°43'39"E	183.34'
C104	96.98'	558.71'	9°56'42"	N25°08'36"E	96.85'
C105	103.00'	558.71'	10°33'46"	N35°23'50"E	102.86'
C106	67.88'	495.45'	7°51'00"	S36°45'12"W	67.83'
C107	79.62'	331786.23'	0°00'49"	N88°42'47"W	79.62'
C108	13.54'	815.00'	0°57'06"	S43°24'35"E	13.54'
C109	125.24'	117.50'	61°04'20"	N13°20'30"W	119.40'
C110	52.05'	138.50'	21°31'58"	S6°25'41"W	51.74'
C111	40.09'	624.50'	3°40'42"	S86°56'50"E	40.08'
C112	39.65'	680.00'	3°20'27"	S87°06'57"E	39.64'
C113	741.17'	680.00'	62°26'59"	N59°59'20"E	705.02'
C114	205.90'	680.00'	17°20'57"	S37°26'19"W	205.12'
C115	31.88'	65.23'	28°00'04"	S29°43'39"E	31.56'

PARCEL LINE DATA

CURVE	LENGTH	DIRECTION
L1	76.62'	S46°06'47"W
L2	63.00'	S46°06'47"W
L3	13.62'	S46°06'47"W
L4	2.50'	N29°28'12"W
L5	3.11'	N2°20'26"E
L6	5.00'	S1°59'44"W
L7	5.00'	N85°47'10"W
L8	5.00'	S43°53'13"E
L9	5.00'	S81°31'08"W
L10	11.30'	S69°22'47"E
L11	60.80'	N59°53'03"W
L12	55.00'	N86°42'21"E
L13	50.00'	S59°10'13"E
L14	27.20'	N45°32'16"E
L15	23.18'	N7°13'39"E
L16	24.66'	N3°23'24"W
L17	39.83'	N25°17'42"W
L18	19.25'	N10°10'47"E

PARCEL LINE DATA

CURVE	LENGTH	DIRECTION
L19	58.45'	N47°47'02"E
L20	96.62'	N80°05'00"W
L21	15.64'	S2°58'58"W
L22	12.15'	N90°00'00"W
L23	68.32'	S0°00'00"E
L24	49.91'	S21°09'18"W
L25	23.98'	S0°00'00"E
L26	18.28'	S65°51'49"E
L27	20.31'	S0°00'00"E
L28	172.48'	N87°39'34"W
L29	15.84'	N19°27'30"E
L30	10.87'	N0°57'08"E
L31	63.43'	N14°34'18"W
L32	21.37'	N23°05'38"E
L33	23.21'	N90°00'00"E
L34	24.42'	N44°30'04"E
L35	75.23'	N90°00'00"E

1649-04 FINAL PLAT.DWG (MAY 2022)

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LOCATED IN IVINS CITY UTAH
IN SECTION 4, TOWNSHIP 42 SOUTH, RANGE 16 WEST, SALT LAKE BASE AND MERIDIAN
FINAL PLAT OF

BLACK DESERT RESORT NORTH VILLAGE