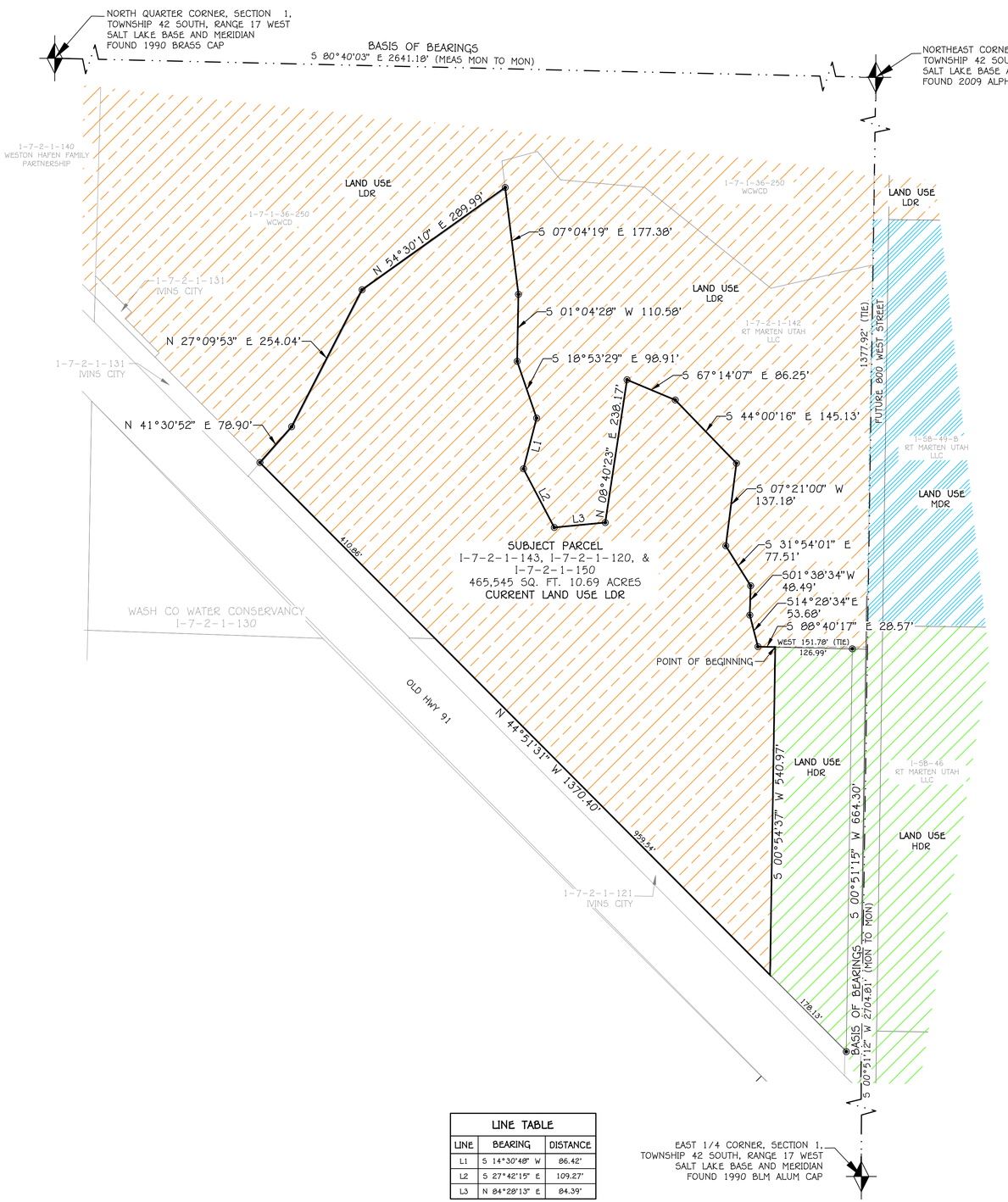
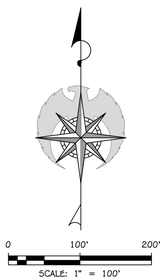



| LINE TABLE | | |
|---|---|---|
| LINE | BEARING | DISTANCE |
| L1 | S 14°30'48" W | 86.42' |
| L2 | S 27°42'15" E | 109.27' |
| L3 | N 84°28'13" E | 84.39' |

## LEGAL DESCRIPTION

BEGINNING AT A POINT THAT LIES SOUTH 00°51'12" WEST 1,374.98 FEET ALONG THE SECTION LINE, WEST 151.78 FEET, FROM THE NORTHEAST CORNER OF SECTION 1, TOWNSHIP 42 SOUTH, RANGE 17 WEST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE SOUTH 00°54'37" WEST 540.97 FEET; THENCE NORTH 44°51'31" WEST 1,192.27 FEET; THENCE NORTH 41°30'52" EAST 70.91 FEET; THENCE NORTH 27°09'53" EAST 254.04 FEET; THENCE NORTH 54°30'10" EAST 289.99 FEET; THENCE SOUTH 07°04'19" EAST 177.38 FEET; THENCE SOUTH 01°04'28" WEST 110.58 FEET; THENCE SOUTH 18°53'29" EAST 98.91 FEET; THENCE SOUTH 14°30'48" WEST 86.42 FEET; THENCE SOUTH 27°42'15" EAST 109.27 FEET; THENCE NORTH 84°28'13" EAST 84.39 FEET; THENCE NORTH 08°40'23" EAST 238.17 FEET; THENCE SOUTH 67°14'07" EAST 86.25 FEET; THENCE SOUTH 44°00'16" EAST 145.13 FEET; THENCE SOUTH 07°21'00" WEST 137.18 FEET; THENCE SOUTH 31°54'01" EAST 77.51 FEET; THENCE SOUTH 01°38'34" WEST 48.49 FEET; THENCE SOUTH 14°28'34" EAST 53.68 FEET; THENCE SOUTH 88°40'17" EAST 28.57 FEET TO THE POINT OF BEGINNING.

CONTAINING 465,545 SQUARE FEET OR 10.69 ACRES.




LEGEND:

- FOUND SECTION MONUMENT AS NOTED
- PROPERTY LINE
- SECTION LINE
- QUARTER SECTION LINE
- TIE TO SECTION LINE
- LDR – LOW DENSITY RESIDENTIAL
- HDR – HIGH DENSITY RESIDENTIAL
- MDR – MEDIUM DENSITY RESIDENTIAL

| REV. | DATE | NOTES: |
|---|---|---|
| | | |

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# CURRENT LAND USE MAP

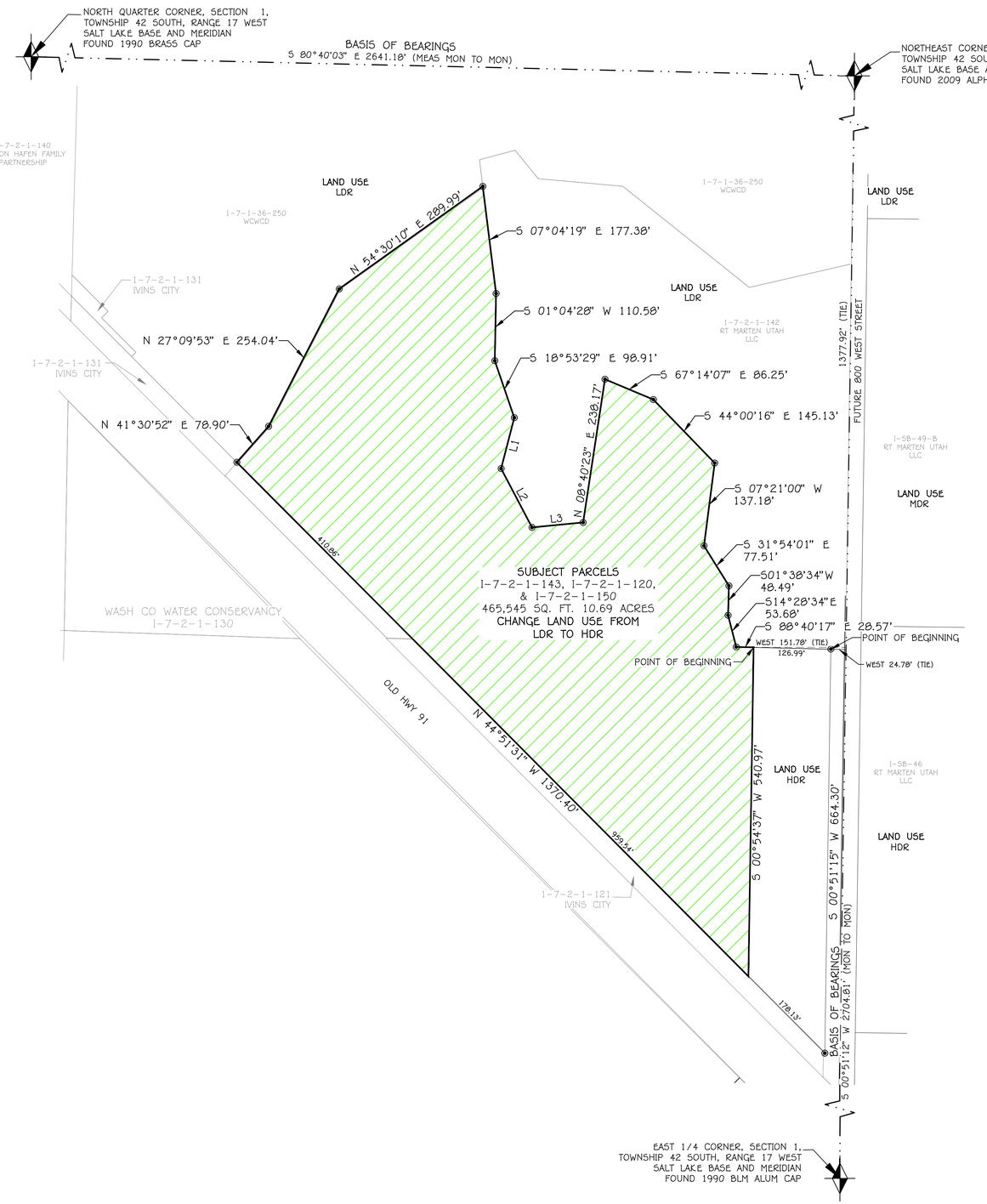
I-7-2-1-143, I-7-2-1-120, & I-7-2-1-150

IVINS CITY, WASHINGTON COUNTY, UTAH
SECTION 1, TOWNSHIP 42 SOUTH, RANGE 17 WEST, SLB&M

DATE: 04/07/2025
JOB # 25-005
FILE: 25.01.15ANASAZIIVANSROS.DWG

SHEET 1 / 2 SHEETS

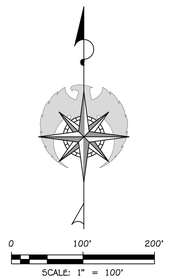
C:\Dropbox\American\03 Projects\2025\25-005 Ivins Anasazi\03 Drawings\Survey Drawings\2025.04.07 Land Use Anasazi.dwg




## LEGAL DESCRIPTION

BEGINNING AT A POINT THAT LIES SOUTH 00°51'12" WEST 1,374.98 FEET ALONG THE SECTION LINE, WEST 151.78 FEET, FROM THE NORTHEAST CORNER OF SECTION 1, TOWNSHIP 42 SOUTH, RANGE 17 WEST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE SOUTH 00°54'37" WEST 540.97 FEET; THENCE NORTH 44°51'31" WEST 1,192.27 FEET; THENCE NORTH 41°30'52" EAST 78.91 FEET; THENCE NORTH 27°09'53" EAST 254.04 FEET; THENCE NORTH 54°30'10" EAST 289.99 FEET; THENCE SOUTH 07°04'19" EAST 177.38 FEET; THENCE SOUTH 01°04'28" WEST 110.58 FEET; THENCE SOUTH 18°53'29" EAST 98.91 FEET; THENCE SOUTH 14°30'48" WEST 86.42 FEET; THENCE SOUTH 27°42'15" EAST 109.27 FEET; THENCE NORTH 84°28'13" EAST 84.39 FEET; THENCE NORTH 08°40'23" EAST 238.17 FEET; THENCE SOUTH 67°14'07" EAST 86.25 FEET; THENCE SOUTH 44°00'16" EAST 145.13 FEET; THENCE SOUTH 07°21'00" WEST 137.18 FEET; THENCE SOUTH 31°54'01" EAST 77.51 FEET; THENCE SOUTH 01°38'34" WEST 48.49 FEET; THENCE SOUTH 14°28'34" EAST 53.68 FEET; THENCE SOUTH 88°40'17" EAST 28.57 FEET TO THE POINT OF BEGINNING.

CONTAINING 465,545 SQUARE FEET OR 10.69 ACRES.




## LEGEND:

- FOUND SECTION MONUMENT AS NOTED
- PROPERTY LINE
- SECTION LINE
- QUARTER SECTION LINE
- TIE TO SECTION LINE
- AREA OF PROPOSED CHANGE FROM LDR TO HDR

| REV. | DATE | NOTES: |
|---|---|---|
| | | |

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# LAND USE CHANGE MAP

I-7-2-1-143, I-7-2-1-120, & I-7-2-1-150
FROM LDR TO HDR

IVINS CITY, WASHINGTON COUNTY, UTAH
SECTION 1, TOWNSHIP 42 SOUTH, RANGE 17 WEST, SLB&M

**DATE:** 04/07/2025
**JOB #** 25-005
**FILE:** 25.01.15ANASAZIIVANSROS.DWG
**SHEET** 2 / 2 **SHEETS**

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