

NARRATIVE

THIS ANNEXATION WAS DONE AT THE REQUEST OF KANAB CITY, TO CREATE AN ANNEXATION PLAT FOR THE AREA SHOWN ON THIS MAP TO BE ADDED TO THE CORPORATE CITY BOUNDARY OF KANAB CITY, UTAH.

THE BASIS OF BEARING IS N 89°27'48" W BETWEEN MILE MARKER 83 AND 84, ALONG STATE LINE. (MONUMENTS AS SHOWN ON THIS PLAT)

- REFERENCE DOCUMENTS:**
- ENTRY NO. 85360 AFFIDAVIT OF ADDITIONAL CO-TRUSTEE
 - ENTRY NO. 15137 WARRANTY DEED
 - ENTRY NO. 107369 SPECIAL WARRANTY DEED
 - ENTRY NO. 88005 WARRANTY DEED
 - ENTRY NO. 86924 QUIT-CLAIM DEED
 - ENTRY NO. 47630 WARRANTY DEED
 - ENTRY NO. 47631 WARRANTY DEED
 - ENTRY NO. 55927 WARRANTY DEED
 - ENTRY NO. 52850 QUIT-CLAIM DEED
 - ENTRY NO. 16277 WARRANTY DEED
 - ENTRY NO. 955 QUIT-CLAIM DEED BK 0120 PG 366 (ENTRY NUMBER INCOMPLETE)
 - ENTRY NO. 73567 WARRANTY DEED BK 014 PG 128 (ENTRY NUMBER INCOMPLETE)
 - ENTRY NO. 73567 QUIT-CLAIM DEED
 - ENTRY NO. 106829 QUIT-CLAIM DEED
 - ENTRY NO. 00175394 WARRANTY DEED
 - ENTRY NO. 00190257 WARRANTY DEED
 - ENTRY NO. 00185758 WARRANTY DEED
 - ENTRY NO. 00132984 WARRANTY DEED
 - ENTRY NO. 00187976 WARRANTY DEED
 - ENTRY NO. 00191897 WARRANTY DEED
 - ENTRY NO. 123247 WARRANTY DEED
 - ENTRY NO. 123248 WARRANTY DEED
 - ENTRY NO. 00186456 CERTIFICATE OF INCUMBENCY
 - ENTRY NO. 00185770 QUIT-CLAIM DEED
 - ENTRY NO. 00151238 QUIT-CLAIM DEED
 - ENTRY NO. 00193235 WARRANTY DEED
 - ENTRY NO. 00160253 WARRANTY DEED
 - ENTRY NO. 00191155 WARRANTY DEED
 - ENTRY NO. 124854 SPECIAL WARRANTY DEED
 - ENTRY NO. 106542 QUIT-CLAIM DEED
 - ENTRY NO. 112747 QUIT-CLAIM DEED
 - ENTRY NO. 00192963 QUIT-CLAIM DEED
 - ENTRY NO. 11963 WARRANTY DEED
 - ENTRY NO. 127071 WARRANTY DEED
 - ENTRY NO. 126972 WARRANTY DEED
 - ENTRY NO. 111112 DEED OF CONVEYANCE
 - ENTRY NO. 00151238 QUIT-CLAIM DEED
 - ENTRY NO. 00175252 QUIT-CLAIM DEED

LEGEND

- SECTIONAL MONUMENTATION (FOUND: TYPE, DATE, AGENCY AND LOCATION ETC. AS SHOWN ON THE PLAT)
- SECTIONAL MONUMENTATION (NOT FOUND)
- MILE MARKER MONUMENT
- KANAB CITY, CORPORATE LIMITS
- STATE LINE
- SECTION LINE

LINE NO.	DIRECTION	LENGTH
L1	N 89°01'02" W	86.56'
L2	S 0°45'13" W	11.16'
L3	N 2°24'42" W	127.18'
L4	S 89°20'35" E	579.12'
L5	N 89°20'35" W	326.24'
L6	N 0°39'25" E	283.80'
L7	N 0°39'25" E	24.59'
L8	N 89°20'35" W	126.95'
L9	N 21°25'55" E	249.20'
L10	N 21°34'25" E	157.70'
L11	N 89°20'35" W	7.84'
L12	N 1°10'21" E	84.47'
L13	N 89°11'59" W	198.13'
L14	S 89°20'26" E	6.04'

SURVEYOR'S CERTIFICATE

I, TRAVIS W. SANDERS, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR AND THAT I HOLD LICENSE NUMBER 9481170, AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS LANDS TO BE ADDED TO THE CORPORATE LIMITS OF KANAB CITY, KANE COUNTY, STATE OF UTAH.

DATE

TRAVIS W. SANDERS, PLS

LEGAL DESCRIPTION

AREA 1:
AN AREA LOCATED IN SECTIONS 4 AND 9, TOWNSHIP 44 SOUTH, RANGE 6 WEST, SALT LAKE BASE AND MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH QUARTER CORNER OF SAID SECTION 9, AND RUNNING THENCE N 89°27'48" W 2622.70 FEET ALONG THE SOUTH LINE OF SAID SECTION 9, BEING THE STATE LINE OF UTAH/ARIZONA, TO THE SOUTHWEST CORNER OF SAID SECTION 9; THENCE N 0°41'44" E 2535.61 FEET ALONG THE WEST LINE OF SAID SECTION 9, TO THE NORTHWEST CORNER OF SAID SECTION 9; THENCE N 1°18'57" E 1322.22 FEET; THENCE S 89°19'45" E 285.31 FEET; THENCE S 0°39'25" W 33.12 FEET; THENCE S 89°20'35" E 298.05 FEET; THENCE N 0°39'25" E 1052.04 FEET; THENCE S 89°20'35" E 33.00 FEET; THENCE N 0°39'25" E 74.44 FEET; THENCE S 89°20'35" E 359.67 FEET; THENCE N 2°09'25" E 571.47 FEET; THENCE N 89°20'35" W 197.33 FEET TO THE NORTH LINE OF SECTION 4; THENCE N 0°39'25" E 1697.85 FEET, TO A POINT ON THE NORTH LINE OF SAID SECTION 4; THENCE S 89°17'43" E 577.06 FEET ALONG SAID LINE; THENCE S 0°39'25" W 150.37 FEET; THENCE S 89°20'35" E 101.01 FEET; THENCE S 0°39'25" W 17.22 FEET; THENCE S 89°20'35" E 817.72 FEET; THENCE S 0°39'25" W 486.75 FEET; THENCE S 89°20'35" E 600.00 FEET; THENCE S 21°28'08" W 3457.76 FEET; THENCE S 73°27'55" W 1000.79 FEET; THENCE S 16°31'35" E 509.01 FEET; THENCE S 89°15'29" E 506.95 FEET; THENCE S 21°30'46" W 2729.14 FEET; THENCE S 88°18'35" E 769.14 FEET; THENCE N 21°34'55" E 165.49 FEET; THENCE S 0°28'32" W 40.63 FEET; THENCE N 21°18'16" E 859.66 FEET; THENCE N 89°08'14" W 10.69 FEET; THENCE N 21°34'55" E 1413.13 FEET, TO A POINT ON THE SOUTH LINE OF SAID SECTION 4; THENCE S 89°03'59" E 519.05 FEET ALONG SAID LINE, TO THE SOUTH 1/4 CORNER OF SAID SECTION 4; THENCE S 89°26'34" E 401.40 FEET ALONG THE NORTH LINE OF SAID SECTION 4; THENCE S 17°26'06" W 1380.54 FEET TO THE CENTER LINE OF SECTION 9; THENCE ALONG THE CENTER LINE OF SECTION 9, S 0°31'55" W 1196.40 FEET TO THE SOUTH 1/4 CORNER OF SECTION 9 AND THE POINT OF BEGINNING.

CONTAINS 12,737.44 SQ FT OR 292.41 ACRES MORE OR LESS.

AREA 2:

AN AREA LOCATED IN SECTIONS 33 AND 34, TOWNSHIP 43 SOUTH, RANGE 6 WEST, AND SECTION 4, TOWNSHIP 44 SOUTH, RANGE 6 WEST, SALT LAKE BASE AND MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 4, AND RUNNING THENCE S 1°01'15" W 1978.40 FEET; THENCE N 89°18'59" W 78.61 FEET; THENCE S 0°59'18" W 651.21 FEET; THENCE N 89°20'26" W 764.67 FEET; THENCE N 89°20'35" W 470.82 FEET; THENCE S 0°39'16" W 869.97 FEET; THENCE S 89°20'26" E 6.04 FEET; THENCE S 0°25'58" W 666.84 FEET; THENCE N 89°01'02" W 86.56 FEET; THENCE S 0°45'13" W 11.16 FEET; THENCE N 89°14'47" W 1039.16 FEET; THENCE N 2°24'42" W 127.18 FEET; THENCE N 21°34'55" E 1253.30 FEET; THENCE S 89°20'35" E 579.12 FEET; THENCE N 0°39'25" E 24.59 FEET; THENCE N 89°20'35" W 326.24 FEET; THENCE N 89°20'35" W 326.24 FEET; THENCE N 0°39'25" E 283.80 FEET; THENCE N 21°25'55" E 249.20 FEET; THENCE N 89°20'35" W 7.84 FEET; THENCE N 21°34'25" E 157.70 FEET; THENCE N 1°10'21" E 84.47 FEET; THENCE N 89°11'59" W 198.13 FEET; THENCE N 88°34'05" W 489.58 FEET; THENCE N 21°25'55" E 437.87 FEET; THENCE N 89°20'35" E 192.47 FEET; THENCE N 0°39'55" E 1937.86 FEET; THENCE S 89°20'35" E 610.50 FEET; THENCE N 0°39'25" E 668.25 FEET; THENCE N 89°20'35" W 660.00 FEET; THENCE N 0°39'25" E 24.75 FEET; THENCE S 89°20'35" E 1650.00 FEET; THENCE S 0°39'25" W 297.00 FEET; THENCE S 89°20'35" E 330.00 FEET; THENCE S 0°39'25" W 1023.00 FEET; THENCE S 89°20'35" E 660.00 FEET; THENCE S 0°39'25" W 297.00 FEET; THENCE N 89°20'35" W 1320.00 FEET TO THE NORTHWEST CORNER OF SECTION 4 AND THE POINT OF BEGINNING.

CONTAINS 8,393.899 SQ FT OR 192.70 ACRES MORE OR LESS.

LOCATION	PARCEL #	OWNER	ENTRY NO.
A	4-6-4-3	GARY L & BONNIE J ANDERSON	00123248
B	4-6-4-3B	KAY K & STERLING T WILLARDSON	00175394
C	4-6-4-3C	BILLIE N HOLLIDAY	52850
D	4-6-4-3G	BILLIE N & CRYSTAL HOLLIDAY	55927
F	4-6-4-3F	MICHAEL L LITTLE	00193111
G	4-6-4-14	JEFFREY B & JULIE F ALLEN	00185758
H	4-6-9-5	ADAM JUDD	00192963
I	4-6-4-11-A	ACLAIM LLC	00151238
J	4-6-9-2	APRIL & GEORGE WITZKE	00191155
K	4-6-9-2A	WATERMAN WELDING & MACHINING LLC	00191155
L	3-6-34-10	SHAWNNA COX	00127071
M	3-6-34-10B	TOM & ROBYN SAWYER	00126972
N	4-6-4-18B	KANAB CITY	00190257
O	4-6-4-3E	THOMAS S WILLARDSON	00111112
P	4-6-4-3D	MICHAEL L LITTLE	00193111
Q	4-6-4-15	JUDD-ASAY LEGACY, LLC	00132781
R	4-6-4-4	DAREN W JUDD	00186456
S	4-6-4-7A-X	GARKANE POWER	16663
T	4-6-4-13B	WORTH W & JILL K BROWN	00160253
U	4-6-4-13A	JAMES N BROWN	86924
V	4-6-4-19	WORTH WOOD & JILL K BROWN	00109097
W	4-6-4-18A	WORTH WOOD & JILL K BROWN	00190257
X	4-6-4-22	EARDLEY LC	107369
Y	4-6-4-24	DOS POLLOS LLC	00124854
Z	4-6-4-23	KANE COUNTY	15137
AA	K-21-1-ANNEX	DEVON R & MILDRED F BLACK	00106829
AB	4-6-4-12A1	LXIE ANN & DAVID LITTLE	00187976
AC	4-6-4-12A	THE LITTLE FAMILY TRUST	00185770

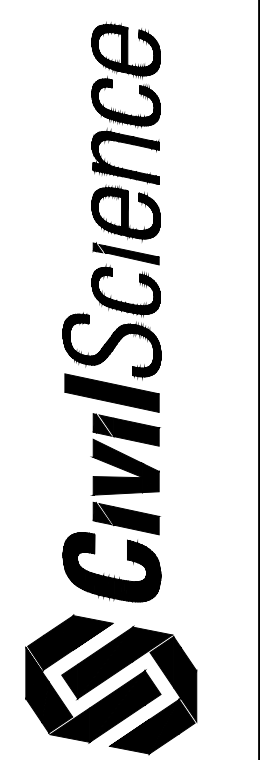
ANNEXATION TO THE CITY OF KANAB, UTAH

LOCATED IN SECTIONS 33 AND 34, TOWNSHIP 43 SOUTH, RANGE 6 WEST, AND SECTIONS 4 AND 9, TOWNSHIP 44 SOUTH, RANGE 6 WEST, SALT LAKE BASE AND MERIDIAN

PREPARED FOR: KANAB CITY

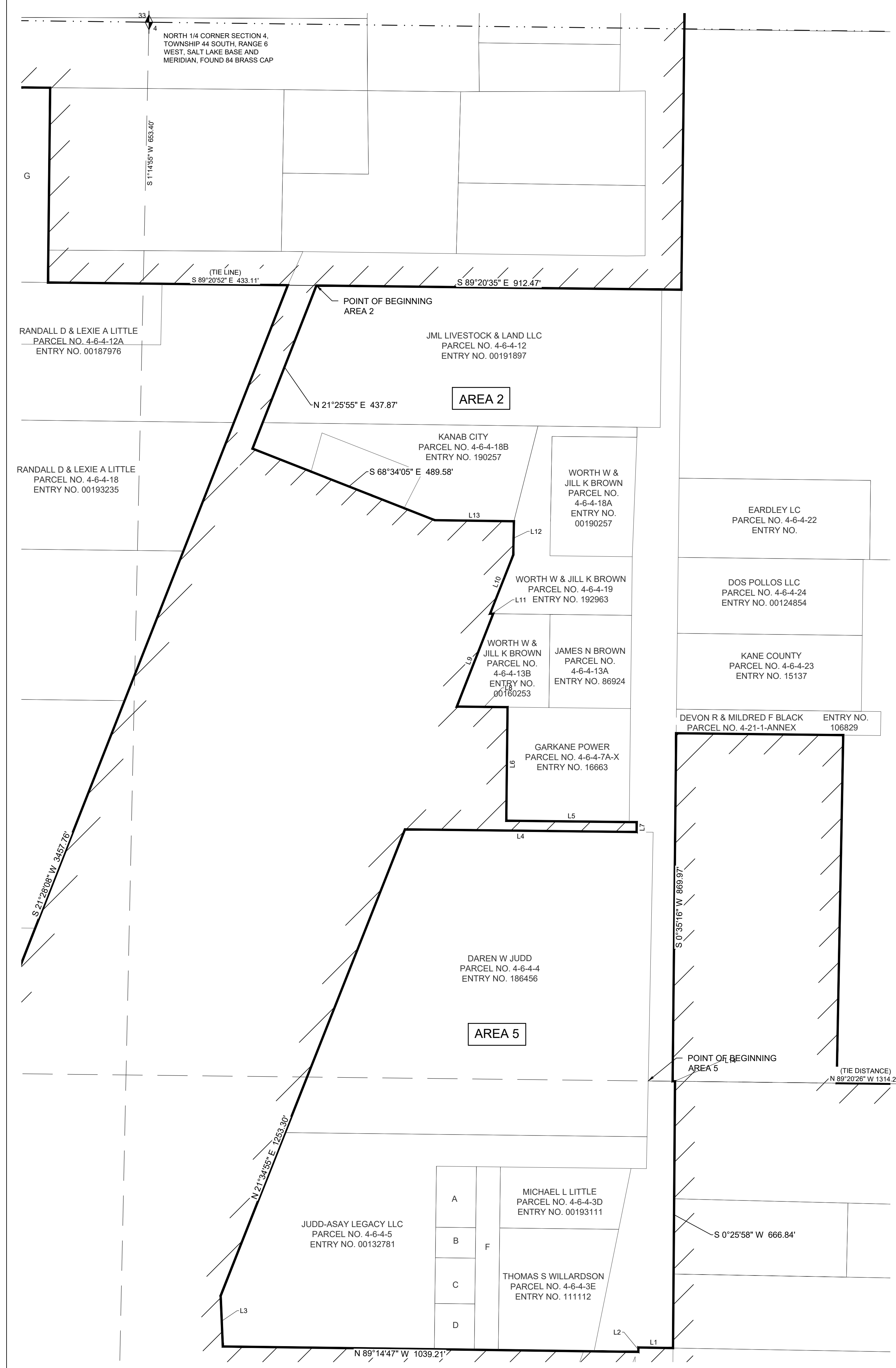
<p>SURVEYOR'S APPROVAL I, KANE COUNTY SURVEYOR, DO HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THE ABOVE PLAT AND HAVE DETERMINED THAT IT IS CORRECT AND IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE AND RECOMMEND IT FOR APPROVAL THIS _____ DAY OF _____ 20____.</p> <p>KANE COUNTY SURVEYOR</p>	<p>ENGINEER'S APPROVAL I, KANAB CITY ENGINEER, DO HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THE ABOVE PLAT AND HAVE DETERMINED THAT IT IS CORRECT AND IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE AND RECOMMEND IT FOR APPROVAL THIS _____ DAY OF _____ 20____.</p> <p>ENGINEER, KANAB CITY</p>	<p>SURVEYOR'S APPROVAL I, KANAB CITY SURVEYOR, DO HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THE ABOVE PLAT AND HAVE DETERMINED THAT IT IS CORRECT AND IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE AND RECOMMEND IT FOR APPROVAL THIS _____ DAY OF _____ 20____.</p> <p>SURVEYOR, KANAB CITY</p>	<p>APPROVAL OF THE PLANNING COMMISSION ON THIS _____ DAY OF _____ 20____, THE PLANNING COMMISSION OF KANAB CITY, UTAH, HAVING REVIEWED THE ABOVE PLAT AND HAVING FOUND THAT IT COMPLIES WITH THE REQUIREMENTS OF THE KANAB CITY'S PLANNING AND ZONING ORDINANCES AND BY THE AUTHORIZATION OF SAID COMMISSION HEREBY RECOMMEND AND APPROVE OF SAID PLAT FOR ACCEPTANCE BY KANAB CITY, UTAH.</p> <p>CHAIRMAN PLANNING COMMISSION KANAB CITY, UTAH</p>	<p>APPROVAL AND ACCEPTANCE BY THE KANAB CITY COUNCIL WE, THE MAYOR AND CITY COUNCIL OF KANAB CITY, UT, HAVE REVIEWED THE ABOVE SUBDIVISION FINAL PLAT AND BY AUTHORIZATION OF SAID CITY COUNCIL, RECORD IN THE MINUTES OF ITS MEETING OF THE _____ DAY OF _____ A.D. 20____ HEREBY ACCEPT SAID FINAL PLAT WITH ALL COMMITMENTS AND OBLIGATIONS PERTAINING THERETO.</p> <p>MAYOR, KANAB CITY</p>	<p>CITY ATTORNEY CERTIFICATE I, ATTORNEY FOR KANAB CITY, DO HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THE ABOVE PLAT AND HAVE DETERMINED THAT IT IS CORRECT AND IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE AND RECOMMEND IT FOR APPROVAL THIS _____ DAY OF _____ 20____.</p> <p>ATTORNEY, KANAB CITY</p>	<p>RECORDED No.</p> <p>CHECKED BY: TWS SCALE OF SHEET HOR SCALE: 1" = 500'</p> <p>SHEET 1 OF 1</p> <p>KANE COUNTY RECORDER</p>
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1453 S. DIXIE DRIVE, SUITE 150
ST. GEORGE, UT 84770
435-966.0100



ANNEXATION TO THE CITY OF KANAB, UTAH
LOCATED IN SECTIONS 33 AND 34, TOWNSHIP 43 SOUTH, RANGE 6 WEST, AND SECTIONS 4 AND 9, TOWNSHIP 44 SOUTH, RANGE 6 WEST, SALT LAKE BASE & MERIDIAN

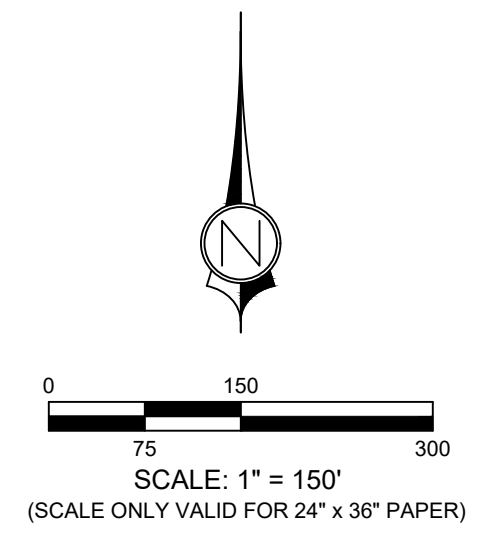
PROJ #: FF21155
DRAWN BY: GMHP/JW
DATED: 11-28-2022
CHECKED BY: TWS
SCALE OF SHEET
HOR SCALE: 1" = 500'



DATE _____
 TRAVIS W. SANDERS, PLS



PARCEL OWNERS			
LOCATION	PARCEL #	OWNER	ENTRY NO.
A	4-6-4-3	GARY L & BONNIE J ANDERSON	00123248
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 SECTIONS 4 AND 9, TOWNSHIP 44 SOUTH, RANGE 6 WEST,
 SALT LAKE BASE AND MERIDIAN
 PREPARED FOR:
 KANAB CITY

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PROJ. #:	FF21155
DRAWN BY:	GMH
DATED:	11-28-2022
CHECKED BY:	TWS
SCALE OF SHEET	HOR SCALE: 1" = 150'
SHEET	2
OF	2

1453 S. DYKIE DRIVE, SUITE 150
 ST. GEORGE, UT 84770
 435.986.0100

