



OFFICE OF THE LIEUTENANT GOVERNOR

CERTIFICATE OF ANNEXATION

I, Deidre M. Henderson, Lieutenant Governor of the State of Utah, hereby certify that there has been filed in my office a notice of annexation known as the OUTLAW WOODWORKS, L.L.C. ANNEXATION located in TOWN OF RANDOLPH , dated DECEMBER 1, 2025, complying with §67-1a-6.5, Utah Code Annotated, 1953, as amended.

Now, therefore, notice is hereby given to all whom it may concern that the attached is a true and correct copy of the notice of annexation, referred to above, on file with the Office of the Lieutenant Governor pertaining to the OUTLAW WOODWORKS, L.L.C. ANNEXATION located in RICH COUNTY, State of Utah.

IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed the Great Seal of the State of Utah this 10th day of December, 2025 at Salt Lake City, Utah.



A handwritten signature in black ink, reading "Deidre M. Henderson".

DEIDRE M. HENDERSON
Lieutenant Governor

Town of Randolph

P.O. Box 127
Randolph, Utah 84064

Phone 793-3185
Fax 793-3180

December 1, 2025

Office of the Utah State Lieutenant Governor
Utah State Capitol Complex
350 N. State Street, Office 220
Salt Lake City, UT 84114

Honorable Deirdre M. Henderson

The purpose of this letter is to request a Certificate of Annexation for the 2025 addition to the Town of Randolph.

We have completed the requirements as outlined in Utah State Code 10-2-4.

The ordinance for the annexation was adopted at our town board meeting on November 12, 2025.

Please let us know if you require any additional documentation.

We look forward to receiving the certificate from your office.

Sincerely,



John Simeon Bell, Mayor
Town of Randolph.

Rich County

20 SOUTH MAIN
RANDOLPH, UTAH 84064

Anneliesa Peart, Clerk/Auditor (435) 793-2415
FAX (435) 793-2410
Kaia Bowden, Recorder (435) 793-2005
Kim Wilson, Assessor (435) 793-5215
LouJean Argyle, Treasurer (435) 793-5155
Dale M. Stacey, Sheriff (435) 793-2285
Ben Willoughby, Attorney (435) 793-2100

COMMISSIONERS

William Cox
Simeon B. Weston
Jonathan Lee

April Groll
Randolph Town Clerk
20 S Main St.
Randolph, UT 84064

NOTICE OF INTENT: ANNEXATION PETITION

Attention: Your property may be affected by a proposed annexation.

Records show that you own property within an area that is intended to be included in a proposed annexation to Randolph or that is within 300 feet of that area. If your property is within the area proposed for annexation, you may be asked to sign a petition supporting the annexation. You may choose whether to sign the petition. By signing the petition, you indicate your support of the proposed annexation. If you sign the petition but later change your mind about supporting the annexation, you may withdraw your signature by submitting a signed, written withdrawal with the Randolph Town Clerk within 30 days after Randolph receives notice that the petition has been certified.

There will be no public election on the proposed annexation because Utah law does not provide for an annexation to be approved by voters at a public election. Signing or not signing the annexation petition is the method under Utah law for the owners of property within the area proposed for annexation to demonstrate their support of or opposition to the proposed annexation.

You may obtain more information on the proposed annexation by contacting:

April Groll
Randolph Town Clerk
20 S Main St.
Randolph, UT 84064
435-793-3185
randolph@allwest.net

or

Anneliesa Peart
Rich County Clerk/Auditor
20 S Main St.
Randolph, UT 84064
435-793-2415
apeart@richcounty.gov

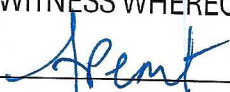
Once filed, the annexation petition will be available for inspection and copying at the Randolph Town Office.

Petitioner: Outlaw Woodworks, LLC

Attachments: Annexation Map & Legal Description

Upcoming Public Hearing: May 14, 2025, at 7:30 PM at the Rich County Courthouse.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 22nd day of April 2025.


Anneliesa Peart
Rich County Clerk/Auditor

This notice is given from the county to property owners pursuant to Utah Code § 10-2-403.

Rich County

20 SOUTH MAIN
RANDOLPH, UTAH 84064

Anneliesa Peart, Clerk/ Auditor (435) 793-2415
FAX (435) 793-2410
Kaia Bowden, Recorder (435) 793-2005
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Ben Willoughby, Attorney (435) 793-2100

COMMISSIONERS

William Cox
Simeon B. Weston
Jonathan Lee

Town of Randolph
20 S Main St.
Randolph, UT 84064

CONFIRMATION NOTICE

This letter is to inform you – Town of Randolph, that the County Clerk, after receiving the annexation petition of Outlaw Woodworks, LLC, has sent out a Notice of Intent to the affected parties listed below:

Haldane & Karen Gray

Thompson Logging - Terry Thompson

Todd & Tara Cornia

Clint & Tammie Cornia

Terry Eggers

Brian Thomson

These Notices were sent out on the 22nd day of April 2025.

A copy of this notice is included.

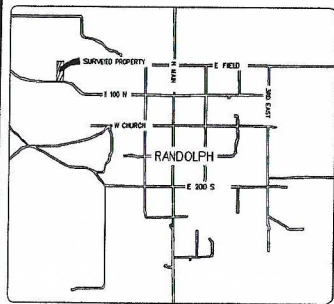
IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 24th day of April 2025.



Anneliesa Peart

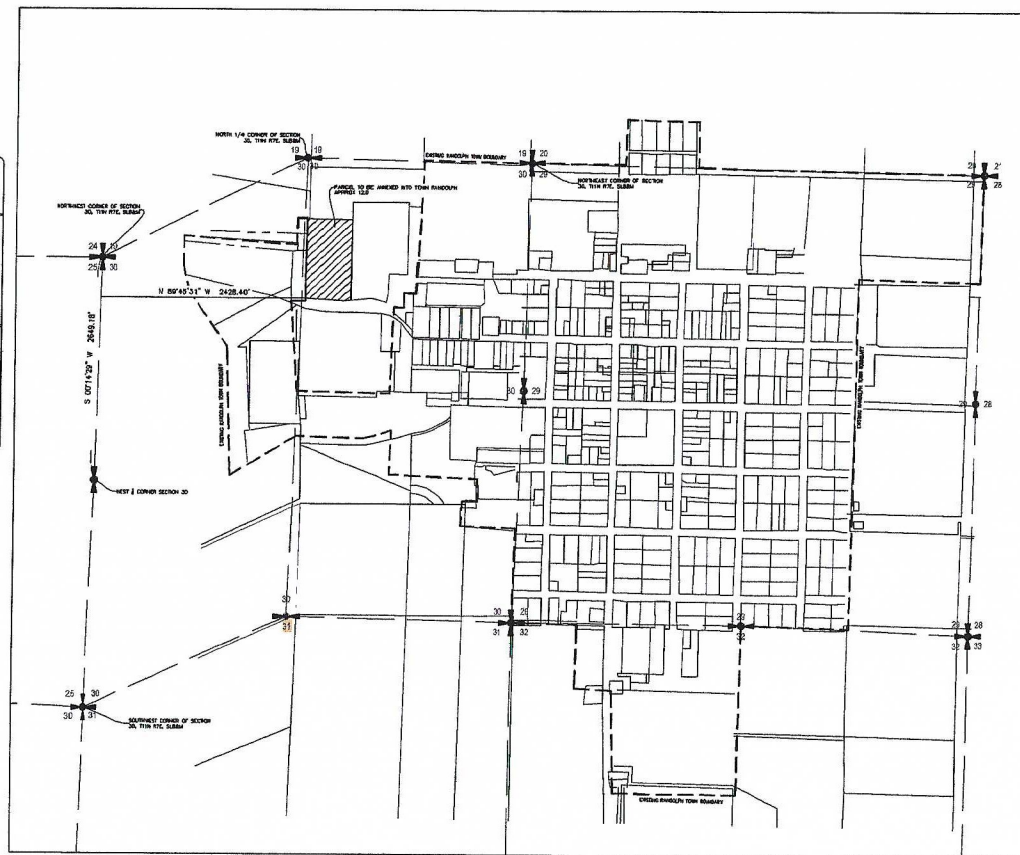
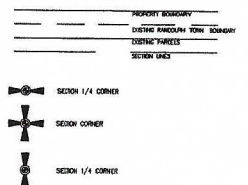
Rich County Clerk/Auditor

TOWN OF RANDOLPH, UTAH
SECTION 30, T11N, R7E, SLB#M



VICINITY MAP

LEGEND



BOUNDARY DESCRIPTION

[illegible]

12 ACRES

BASIS OF BEARINGS

THE BASIS OF BEARING FOR THIS SURVEY IS THE S.L.M. MONUMENT FOR THE NORTHWEST SECTION CORNER OF SECTION 30, T.11N, R.7E SUBM. BEARING BEING S00°14'29"W 2640.16 FEET; TO THE WEST QUARTER CORNER OF SECTION 30 S.L.M. MONUMENT.

SURVEYOR'S CERTIFICATE

I, MELVIN G. MACGREGOR, UTAH REGISTERED LAND SURVEYOR No. 176891, DO HEREBY STATE THAT THIS DRAWING CONSISTING OF ONE (1) SHEET ACCURATELY REPRESENTS A SURVEY COMPLETED UNDER MY DIRECTION ON JUNE 20/25, I PURCH BY CERTIFY THAT I HAVE VERIFIED ALL MEASUREMENTS AND HAVE PLACED MONUMENTS AS REPRESENTED ON THIS PLAT



MEYBIN C. MCQUARRIE
FL5#175-8551

ACCEPTANCE BY LEGISLATIVE BODY

THIS IS TO CERTIFY THAT THE UNDERSIGNED RANDOLPH TOWN COUNCIL, HAVE ADOPTED A RESOLUTION OF ITS INTENT TO AMEND THE TRACT OF LAND SHOWN HEREON, AND HAVE SUBSEQUENTLY ADOPTED AN ORDINANCE AMENDING THE TRACT OF RANDOLPH TOWN, TEXAS AND THAT A COPY OF THE ORDINANCE HAS BEEN PREPARED FOR FILING HEREBY, WITH ALL IN ACCORDANCE WITH THE CODE SECTION 10-5, AS REVISED AND THAT WE HAVE EXAMINED AND DO HEREBY APPROVE AND ACCEPT THE AMENDATION OF THE TRACT HEREAFTER AS THE CORRECT AMENDATION, THIS

DAY OF NOV 2012.

APPROVED BY MAYOR.

ATTEST BY CLERK - RECORDER.

RICH COUNTY RECORDER

ENTER _____ BOOK _____ PAGE _____
DATE _____ TIME _____ FEE _____
FOR _____
BY _____ RICH COUNTY RECORDER
SAL. BOWEN

MCM ENGINEERING, INC.
CIVIL / STRUCTURAL / LAND SURVEYING

On to: **OUTLAW WOODWORK, L.L.C.**
Drawn by: **CM** Approved by: **MM** Prepaid by: **MM24**

REVISION DATE:	REVISED BY:	REVISION DESCRIPTION:
XX-XX-XX	XXX	XXX
XX-XX-XX	XXX	XXX
XX-XX-XX	XXX	XXX

PROJECT:

OUTLAW WOODWORKS, L.L.C.

SHEET TITLE:	
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ANNEXATION PLAT

SHIFT NO.:

1

NOTICE OF PROPOSED ANNEXATION

TO ALL INTERESTED PARTIES: Notice is hereby given that the **Randolph** Town Council has received a petition for the annexation of property into the town limits. The petition has been reviewed and a public hearing has been scheduled to allow for public comment and consideration of the annexation.

PROPERTY DESCRIPTION:

The property proposed for annexation is described as follows:

- **Location:** East of Thompson Logging - 140 N Little Creek Road (See Map)
- **Legal Description:** T1 1 IN -R43, Section 30 **Parcel # 23-30-000-0118**
- **Size:** Approximately 12 Acres

PURPOSE OF ANNEXATION:

The purpose of the proposed annexation is to bring the described property within the municipal boundaries of the Town of Randolph in order to provide municipal services such as water, sewer, police, fire protection, and other public services. This annexation is being proposed at the request of **Outlaw Woodworks, LLC**.

PUBLIC HEARING:

A public hearing will be held before the **Randolph Town Council** on **Wednesday October 8th, at 6:30 PM**, at the **Rich County Courthouse**, located at **20 South Main, Randolph Utah 84064**.

At the hearing, all interested persons will have the opportunity to voice their opinions regarding the proposed annexation. Written comments may also be submitted to the Town Clerk's Office before the hearing. If you are unable to attend the hearing but wish to comment, please submit your written feedback to:

Town Clerk: April Groll
PO Box 127, 20 South Main Randolph UT 84064
Phone: 435-793-3185
Email: clerk@townofrandolphut.gov

ADDITIONAL INFORMATION:

The full legal description of the property, maps, and other relevant documents are available for review at the **Town Office** during regular business hours (Monday and Wednesday from 9 AM to 4 PM). For further inquiries, please contact the Town Clerk at the contact information listed above.

Dated this 8th day of September, 2025.

ORDINANCE NO 2025-01

AN ORDINANCE DECLARING THE ANNEXATION OF PROPERTY TO THE MUNICIPALITY OF RANDOLPH, UTAH

WHEREAS, the Municipality of Randolph, Utah received a petition for annexation filed in accordance with the Utah Code Ann. § 10-2-403, requesting that certain real property located in the unincorporated area of Rich County to be annexed into the municipal boundaries of the Town; and

WHEREAS, the Town Council accepted the petition for further consideration and directed that notice to be provided as required by state law; and

WHEREAS, all required notices were duly published, mailed, and posted in accordance with Utah Code Ann. §10-2-406, and no timely protests were filed with the Rich County Boundary Commissions; and

WHEREAS, the proposed annexation is found to be consistent with the Town's General Plan, promotes orderly growth, and supports the delivery of municipal services; and

WHEREAS, the Town Council finds that all statutory requirements for annexation have been satisfied.

NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE MUNICIPALITY OF RANDOLPH, UTAH, THAT:

1. The following described real property is hereby annexed into and made part of the Municipality of Randolph, Utah:

The East Parcel # TIIN-R7E Section 30, Township 11 North, Range 7 East of the Salt Lake Base and Meridian. 140 North Little Creek Road, Randolph, UT 84064. Approximately 12 acres.

OUTLAW WOODWORKS, L.L.C., PROPERTY TO BE ANNEXED INTO THE TOWN OF RANDOLPH IS DESCRIBED AS FOLLOWS: A PARCEL OF GROUND LOCATED IN THE NORTHEAST QUARTER OF SECTION 30. TOWNSHIP 11 NORTH, RANGE 7 EAST OF THE SALT LAKE BASE AND MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE CUREAU OF LAND MANAGEMNT (BLM) BRASS CAP MONUMENT FOUND AT THE NORTH WEST CORNER OF SECTION 30, TOWNSHIP 11 NORTH, RANGE 7 EAST OF THE SALT LAKE BASE AND MERIDIAN, FROM WHICH THE BLM BRASS CAP MONUMENT FOUND AT THE WEST QUARTER OF SAID SECTION 30 BEARS SOUTH 00°14'29" WEST 2649.18 FEET AND THE CALCULATED NOTH QUARTER CORNER BEARS NORTH 62°28'01" EAST 2635.19 FEET: AND RUNNING THENCE SOUTH 00°14'29" WEST 397.68 FEET; THENCE SOUTH 89°45'31" EAST 2,428.40 FEET TO JSH BAR AND CAP SET AT AN EXTISTING FENCE CORNER ON THE NORTH LINE OF CANYON STREET AND IS THE TRUE POINT OF BEGINNING; AND THENCE FOLLOWING AN

EXISTING LONG STANDING GENCE LINE THE FOLLOWING TOWN COURSES, 1) NORTH 01° 13'56" EAST (NORTH BY RECORD) 964.26 FEET TO JSH BAR AND CAP; 2) THENCE SOUTH 89°33'28" EAST 527.37 FEET (EAST 495 FEET BY RECORD) TO JSH BAR AND CAP; THENCE SOUTH 00°36'08" WEST 984.42 FEET TO THE FENCE ON THE NORTH SIDE OF CANYON ROAD; THENCE WESTERLY ALONG SAID FENCE LINE THE FOLLOWING THREE COURSES, 1) THENCE SOUTH 84°47'09" WEST 82.21 FEET; 2) THENCE NORTH 87°01'22 WEST 185.60 FEET; 3) THENCE NORTH 85° 18' 10" WEST 271.43 FEET TO THE POINT OF BEGINNING.
12 ACRES

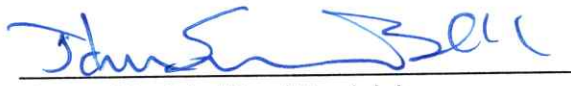
Upon annexation, the property shall be designated under the Town's zoning ordinance as Commercial, unless and until amended by subsequent ordinance.

The official annexation map, attached as Exhibit A, is hereby adopted and incorporated by reference. The County Recorder has been directed to update the official boundary map accordingly.

The County Recorder shall complete all filings required by Utah Code Ann. §10-2-425, including submission of the annexation plat and certified documents to the Office of the Utah Lieutenant Governor.

This ordinance shall take effect upon the date the Lieutenant Governor issues the certificate of annexation.

PASSED AND ADOPTED by the Town Council of the Municipality of Randolph, Utah, this 1st day of December 2025.



Mayor, Municipality of Randolph

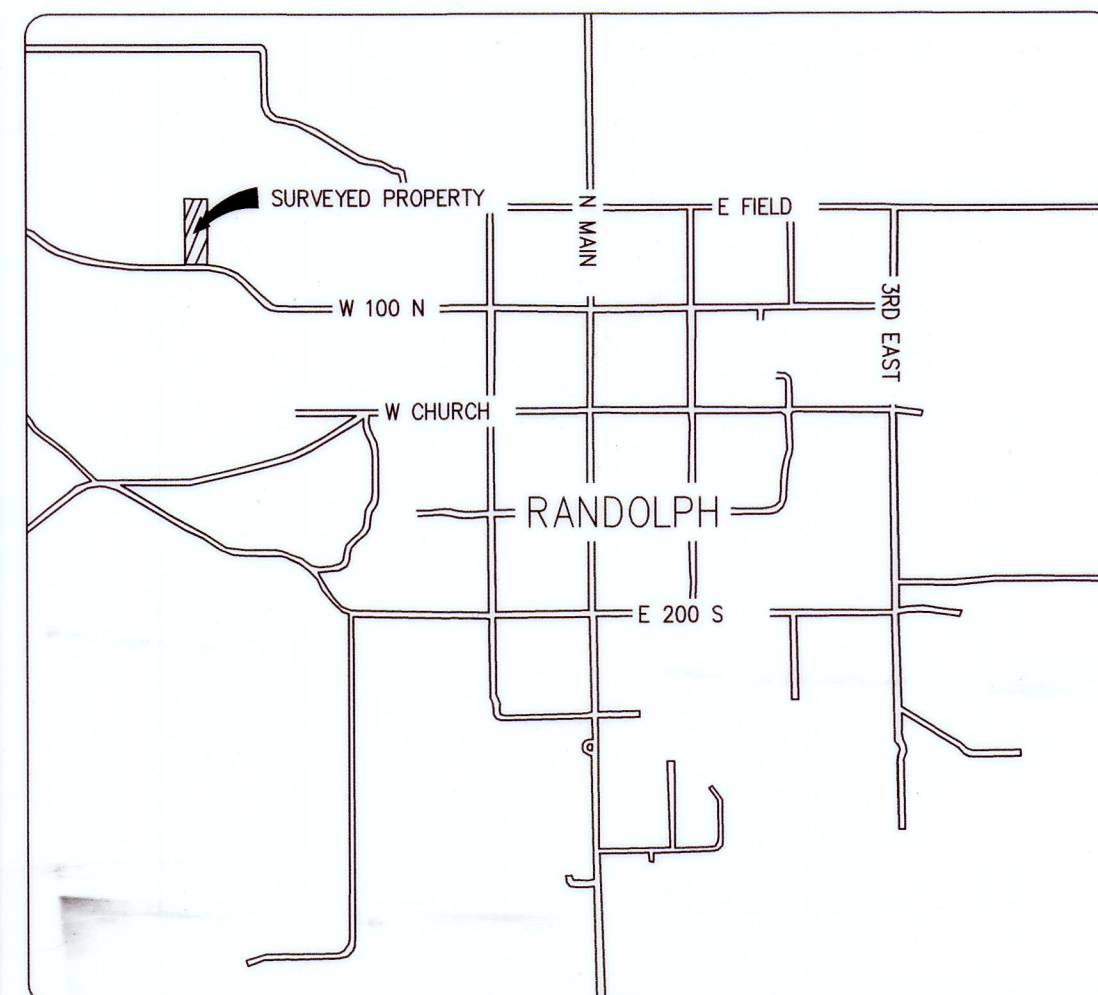
ATTEST:



Town Clerk

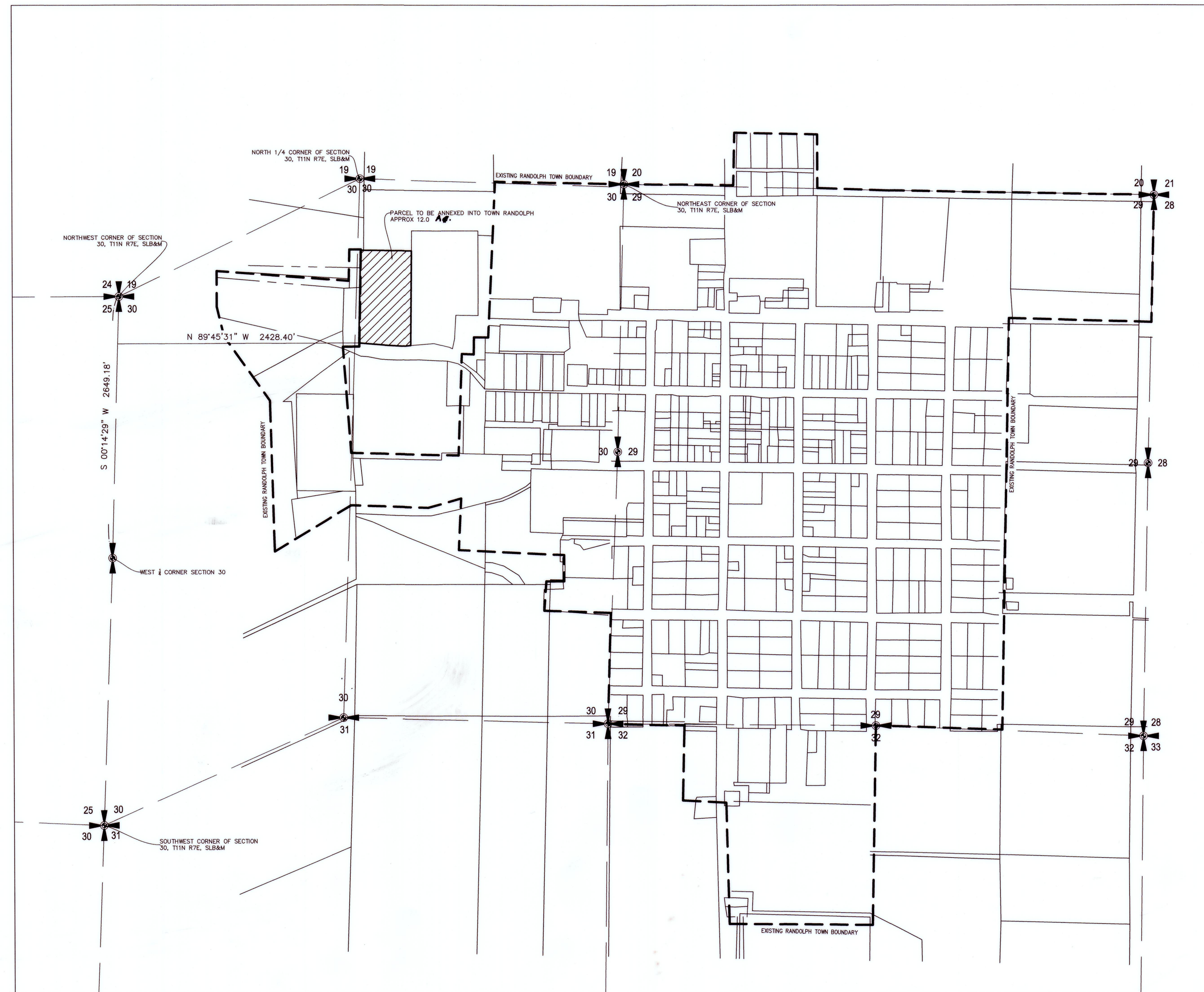
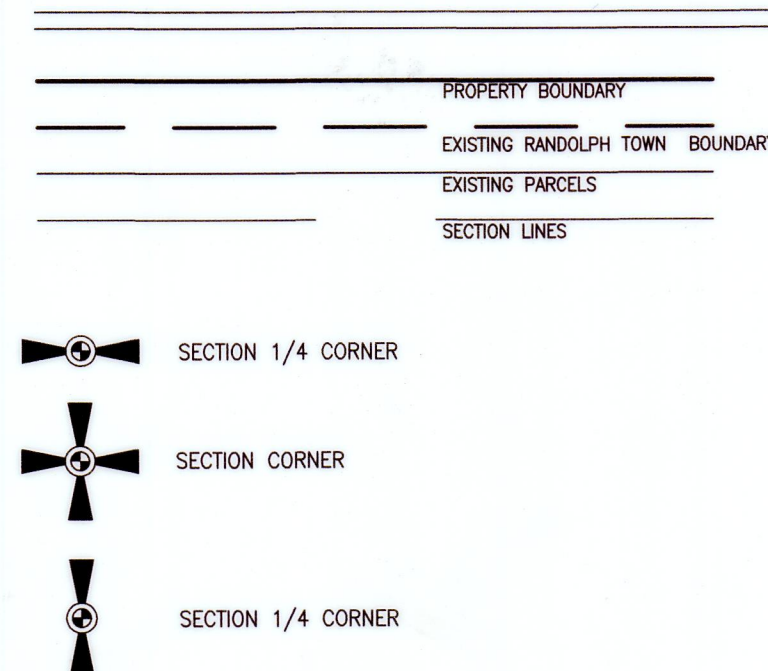
OUTLAW WOODWORKS, L.L.C. ANNEXATION MAP

TOWN OF RANDOLPH, UTAH
SECTION 30, T11N, R7E, SLB#M



VICINITY MAP

LEGEND



BOUNDARY DESCRIPTION

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THE BLM BRASS CAP MONUMENT FOUND AT THE WEST QUARTER CORNER OF SAID SECTION 30 BEARS SOUTH
00°14'29\"/>

1.2 ACRES

BASIS OF BEARINGS

THE BASIS OF BEARING FOR THIS SURVEY IS THE B.L.M. MONUMENT FOR THE NORTHWEST SECTION CORNER OF
SECTION 30, T11N, R7E, SLB#M; BEARING BEING 500°14'29\"/>

SURVEYOR'S CERTIFICATE

I, MELVIN C. McQUARRIE, UTAH REGISTERED LAND SURVEYOR No. 178851, DO HEREBY STATE THAT THIS DRAWING
CONSISTING OF ONE (1) SHEET ACCURATELY REPRESENTS A SURVEY COMPLETED UNDER MY DIRECTION IN JUNE 2025. I
FURTHER CERTIFY THAT I HAVE VERIFIED ALL MEASUREMENTS HAND HAVE PLACED MONUMENTS AS REPRESENTED ON
THIS PLAT



7-7-25
DATE

MELVIN C. McQUARRIE
PLS #178851

ACCEPTANCE BY LEGISLATIVE BODY

THIS IS TO CERTIFY THAT WE THE UNDERSIGNED RANDOLPH TOWN COUNCIL HAVE ADOPTED A RESOLUTION OF ITS
INTENT TO ANNEX THE TRACT OF LAND SHOWN HEREON, AND HAVE SUBSEQUENTLY ADOPTED AN ORDINANCE ANNEXING
SAID TRACT INTO RANDOLPH TOWN, UTAH AND THAT A COPY OF THE ORDINANCE HAS BEEN PREPARED FOR FILING
HEREWITH, ALL IN ACCORDANCE WITH THE UTAH CODE SECTION 10-2-403, AS REVISED AND THAT WE HAVE EXAMINED
AND DO HEREBY APPROVE AND ACCEPT THE ANNEXATION OF THE TRACT HEREFTER AS THE BINGELI ANNEXATION. THIS
DAY OF AD 2024.

APPROVED BY MAYOR

APRIL YRUELL
ATTY BY CLERK - RECORDER

RICH COUNTY RECORDER

ENTRY# 109663 BOOK L13 PAGE 1594
DATE 9/19/2025 TIME 1:10 FEE \$10.00
FOR
BY KAIA BOWDEN RICH COUNTY RECORDER

MCM ENGINEERING, INC.
CIVIL / STRUCTURAL / LAND SURVEYING

Customer: OUTLAW WOODWORK, L.L.C.
Drawn by: CMM Approved by: MCM Project no.: MCM24-001

REVISION DATE:	REVISED BY:	REVISION DESCRIPTION:
XX-XX-XX	XXX	XXX
XX-XX-XX	XXX	XXX
XX-XX-XX	XXX	XXX

PROJECT:

OUTLAW WOODWORKS, L.L.C.

SHEET TITLE:

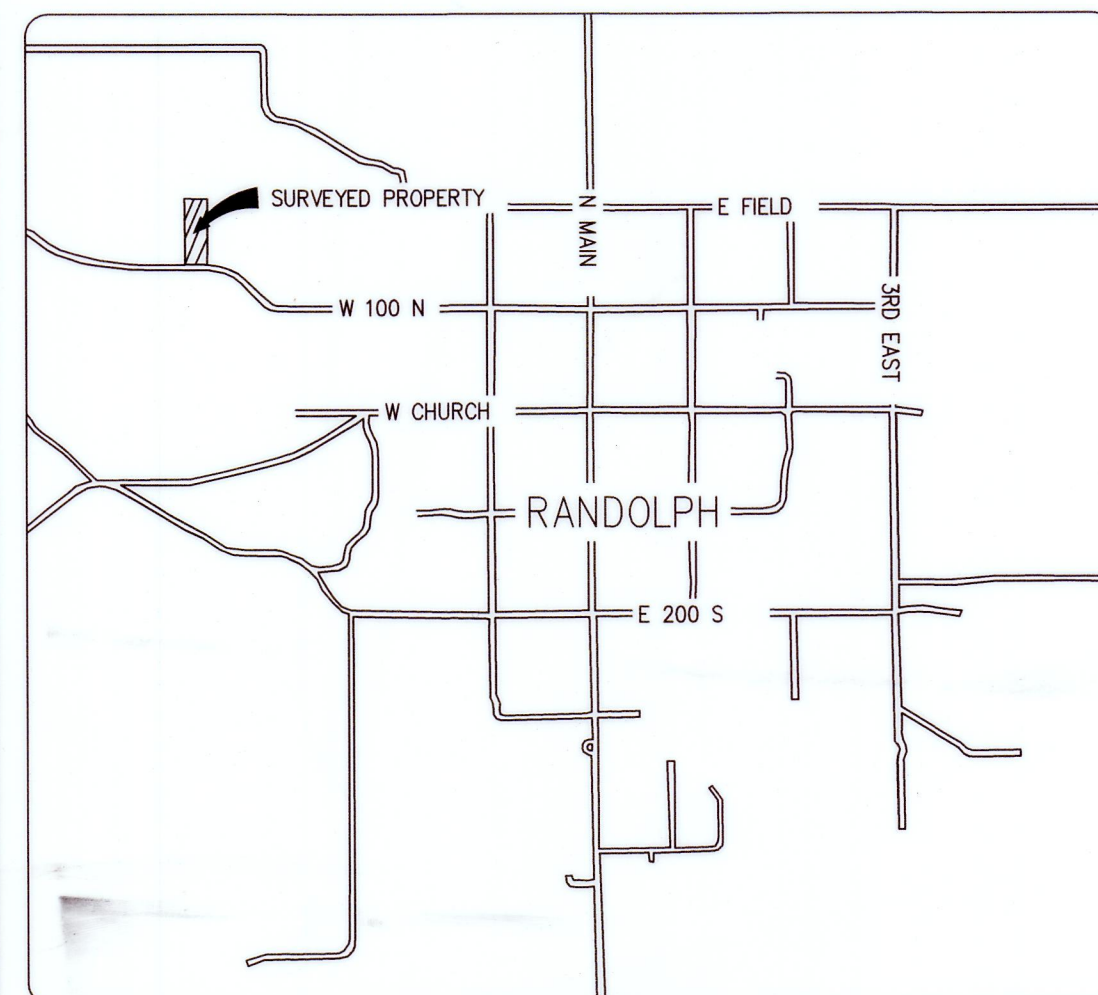
ANNEXATION PLAT

SHEET NO.:

1

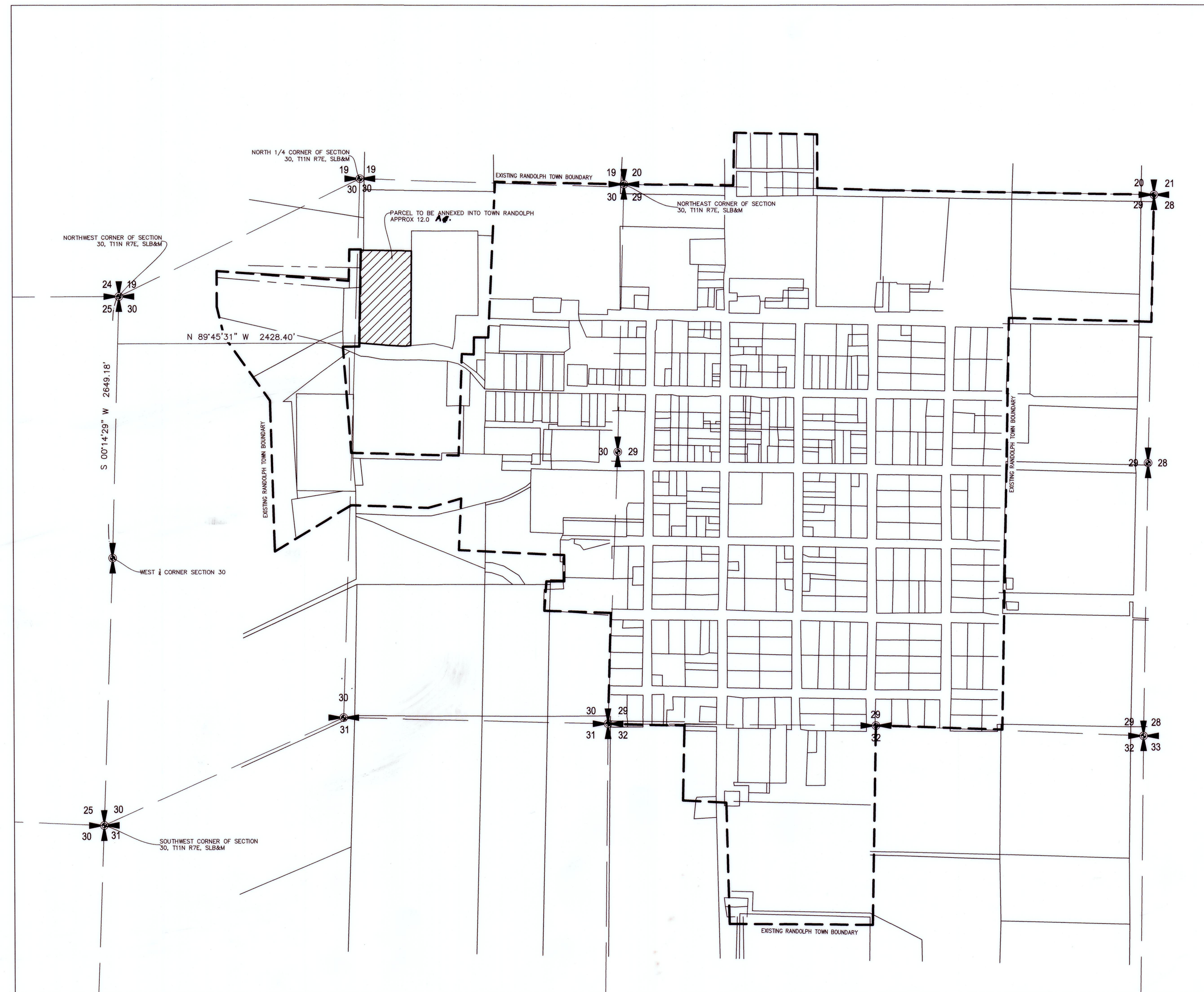
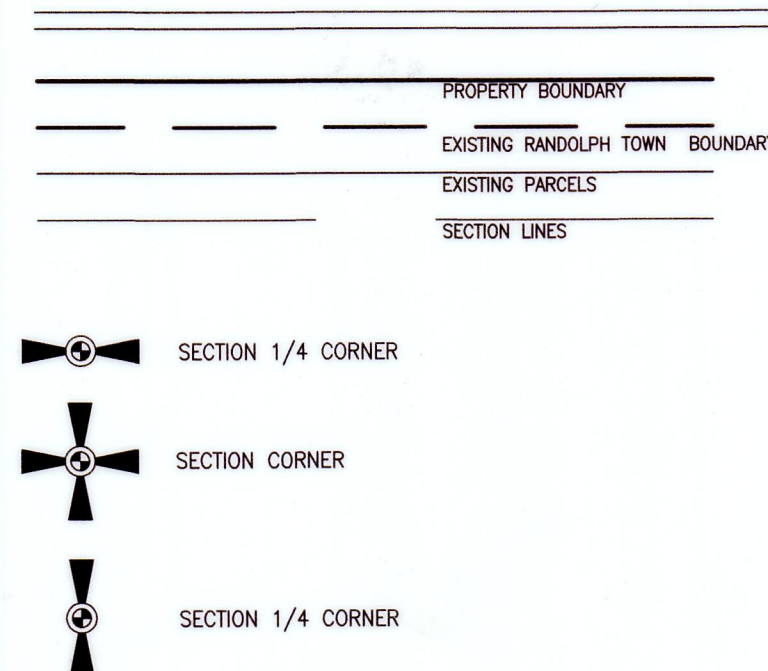
OUTLAW WOODWORKS, L.L.C. ANNEXATION MAP

TOWN OF RANDOLPH, UTAH
SECTION 30, T11N, R7E, SLB#M



VICINITY MAP

LEGEND



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THIS PLAT



7-7-25
DATE

MELVIN C. McQUARRIE
PLS #178851

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HEREWITH, ALL IN ACCORDANCE WITH THE UTAH CODE SECTION 10-2-403, AS REVISED AND THAT WE HAVE EXAMINED
AND DO HEREBY APPROVE AND ACCEPT THE ANNEXATION OF THE TRACT HEREFTER AS THE BINGELI ANNEXATION. THIS
DAY OF AD 2024.

APPROVED BY MAYOR

APRIL YRUEL
ATTY BY CLERK - RECORDER

RICH COUNTY RECORDER

ENTRY# 109663 BOOK L13 PAGE 1594
DATE 9/19/2025 TIME 1:10 FEE \$10.00
FOR
BY KAIA BOWDEN RICH COUNTY RECORDER

MCM ENGINEERING, INC.
CIVIL / STRUCTURAL / LAND SURVEYING

Customer: OUTLAW WOODWORK, L.L.C.
Drawn by: CMM Approved by: MCM Project no.: MCM24-001

REVISION DATE:	REVISED BY:	REVISION DESCRIPTION:
XX-XX-XX	XXX	XXX
XX-XX-XX	XXX	XXX
XX-XX-XX	XXX	XXX

PROJECT:

OUTLAW WOODWORKS, L.L.C.

SHEET TITLE:

ANNEXATION PLAT

SHEET NO.:

1



ENGINEERING, INC.

CIVIL / ARCHITECTURAL / STRUCTURAL / LAND SURVEYING

Town of Randolph, UT
Attention: April

Dear Town Council,

This letter is written to request annexation for a parcel of land that would be contingent with the current town boundary. The parcel is owned by Outlaw Woodworks, LLC, a Utah limited Liability Company. It is the intent of Outlaw Woodworks, LLC to move their current location in Heber City Utah to the Town of Randolph.

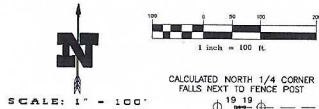
I have attached a copy of the Warranty Deed, a town boundary plot map showing the location of proposed parcel, record of survey of the parcel and a flow chart that explains the typical procedures for annexation.

If the town is willing to accept the application an Annexation map will be prepared with the proper format and signature lines for all required signers.

I represent the owner of Outlaw Woodwork.

Thank you for your consideration,

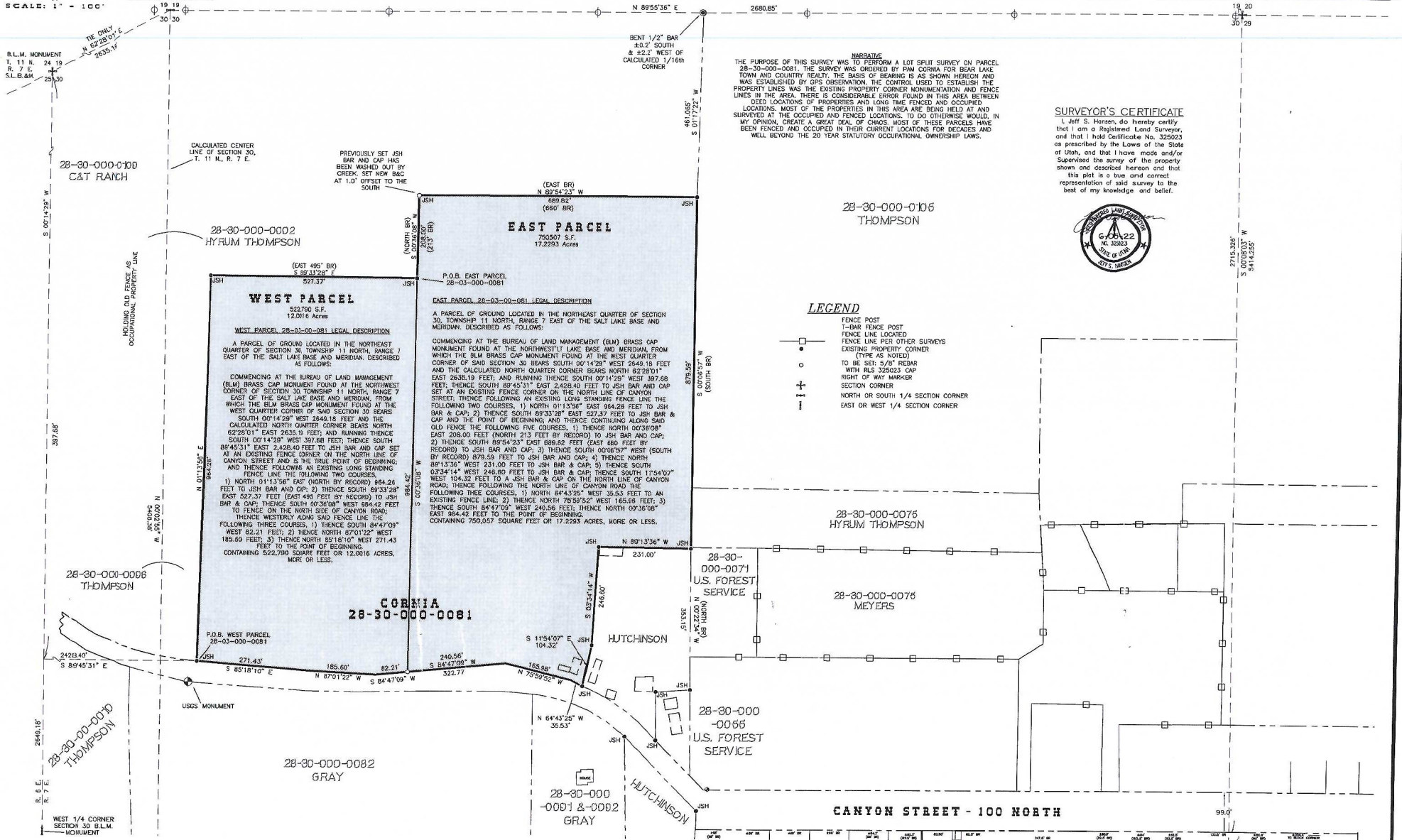
Mel McQuarrie SE, PLS
mel@mcmeng.net , cell 435-671-1489



**LOT SPLIT SURVEY
FOR
BEAR LAKE
TOWN & COUNTRY REALTY**

DATE: 6/10/22
DRAWN BY: JSH
JOB NUMBER: 22-112
SCALE: 1" = 100'
SECTION: NW/4 OF SECTION 30
TOWNSHIP: 11 N. RANGE: 7 E.
OF THE SALT LAKE BASE & MERIDIAN

JSH
SURVEYING & DRAFTING INC.
P.O. BOX 300 • WELLISVILLE, UTAH 84539
(435) 245-9090 • TOLL FREE 1-888-420-0268 • FAX (435) 245-9869



NARRATIVE
THE PURPOSE OF THIS SURVEY WAS TO PERFORM A LOT SPLIT SURVEY ON PARCEL 28-30-000-0081. THE SURVEY WAS ORDERED BY PAM CORNIA FOR BEAR LAKE TOWN AND COUNTRY REALTY. THE BASIS OF BEARING IS AS SHOWN HEREON AND WAS ESTABLISHED BY GPS OBSERVATION. THE CONTROL USED TO ESTABLISH THE PROPERTY LINES WAS THE EXISTING PROPERTY CORNER MONUMENTATION AND FENCE LINES IN THE AREA. THERE IS CONSIDERABLE ERROR FOUND IN THIS AREA BETWEEN IDEAL LOCATIONS OF PROPERTIES AND LONG TIME FENCED AND OCCUPIED LOCATIONS. MOST OF THE PROPERTIES IN THIS AREA ARE BEING HELD AT AND SURVEYED AT THE OCCUPIED AND FENCED LOCATIONS. TO DO OTHERWISE WOULD, IN MY OPINION, CREATE A GREAT DEAL OF CHAOS. MOST OF THESE PARCELS HAVE BEEN FENCED AND OCCUPIED IN THEIR CURRENT LOCATIONS FOR DECADES AND WELL BEYOND THE 20 YEAR STATUTORY OCCUPATIONAL OWNERSHIP LAWS.

SURVEYOR'S CERTIFICATE

I, Jeff S. Hansen, do hereby certify that I am a Registered Land Surveyor, and that I hold Certificate No. 325023 as prescribed by the Laws of the State of Utah, and that I have made and/or Supervised the survey of the property shown and described hereon and that this plot is a true and correct representation of said survey to the best of my knowledge and belief.



LEGEND

- FENCE POST
- T-BAR FENCE POST
- FENCE LINE LOCATED
- FENCE LINE PER OTHER SURVEYS
- EXISTING PROPERTY CORNER
- (TYPE AS NOTED)
- TO BE SET: 5/8" REDBAR
- WITH RLS 325023 CAP
- RIGHT OF WAY MARKER
- SECTION CORNER
- NORTH OR SOUTH 1/4 SECTION CORNER
- EAST OR WEST 1/4 SECTION CORNER

File No. 105321



Mail Tax Notices to:
374 West 1080 South
Heber City, UT 84032

Recorded 28-Jul-2022 Filing No. 103792
At 10:20 AM Book X12 Page 1085
Fee \$40.00 Krystal G. Butterfield Rich County Recorder
For HICKMAN LAND TITLE LOGAN



WARRANTY DEED

TODD A. CORNIA and TARALYN H. CORNIA

grantors of the State of Utah, hereby CONVEY and WARRANT to

OUTLAW WOODWORKS, L.L.C., a Utah Limited Liability Company

grantee for the sum of TEN DOLLARS and other good and valuable consideration the following described tract of land in Rich County, State of Utah.

See Attached Exhibit A Legal Description

Tax Roll No. 12 acres of 28-30-000-0081

WITNESS, the hand of said grantors, this July 27, 2022

TODD A. CORNIA

TARALYN H. CORNIA

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Wyoming
County of Uinta)
SS

On 27th day of July, 2022 personally appeared before me TODD A. CORNIA and TARALYN H. CORNIA the signers of the within instrument, who duly acknowledged to me that they executed the same.

Notary Public

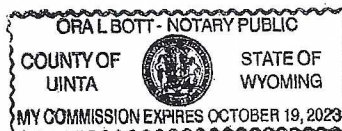


EXHIBIT A
Legal Description

A parcel of ground located in the Northeast Quarter of Section 30, Township 11 North, Range 7 East of the Salt Lake Base and Meridian, described as follows:

Commencing at the Bureau of Land Management (BLM) Brass Cap Monument found at the Northwest corner of Section 30, Township 11 North, Range 7 East of the Salt Lake Base and Meridian, from which the BLM brass cap monument found at the West Quarter corner of said Section 30 bears South 00°14'29" West 2649.18 feet and the calculated North Quarter corner bears North 62°28'01" East 2635.19 feet; and running thence South 00°14'29" West 397.68 feet; thence South 89°45'31" East 2,428.40 feet to JSH bar and cap set at an existing fence corner on the North line of Canyon Street and is the true point of beginning; and thence following an existing long standing fence line the following two courses, 1) North 01°13'56" East (North by record) 964.26 feet to JSH Bar and Cap; 2) thence South 89°33'28" East 527.37 feet (East 495 feet by record) to JSH Bar & Cap; thence South 00°36'08" West 984.42 feet to fence on the North side of Canyon Road; thence Westerly along said fence line the following three courses, 1) thence South 84°47'09" West 82.21 feet; 2) thence North 87°01'22" West 185.60 feet; 3) thence North 85°18'10" West 271.43 feet to the point of beginning.

12 acres of 28-30-000-0081



ENGINEERING, INC.

CIVIL / ARCHITECTURAL / STRUCTURAL / LAND SURVEYING

Town of Randolph, UT
Attention: April

Dear Town Council,

This letter is written to request annexation for a parcel of land that would be contingent with the current town boundary. The parcel is owned by Outlaw Woodworks, LLC, a Utah limited Liability Company. It is the intent of Outlaw Woodworks, LLC to move their current location in Heber City Utah to the Town of Randolph.

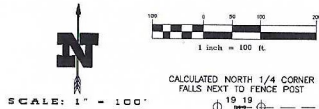
I have attached a copy of the Warranty Deed, a town boundary plot map showing the location of proposed parcel, record of survey of the parcel and a flow chart that explains the typical procedures for annexation.

If the town is willing to accept the application an Annexation map will be prepared with the proper format and signature lines for all required signers.

I represent the owner of Outlaw Woodwork.

Thank you for your consideration,

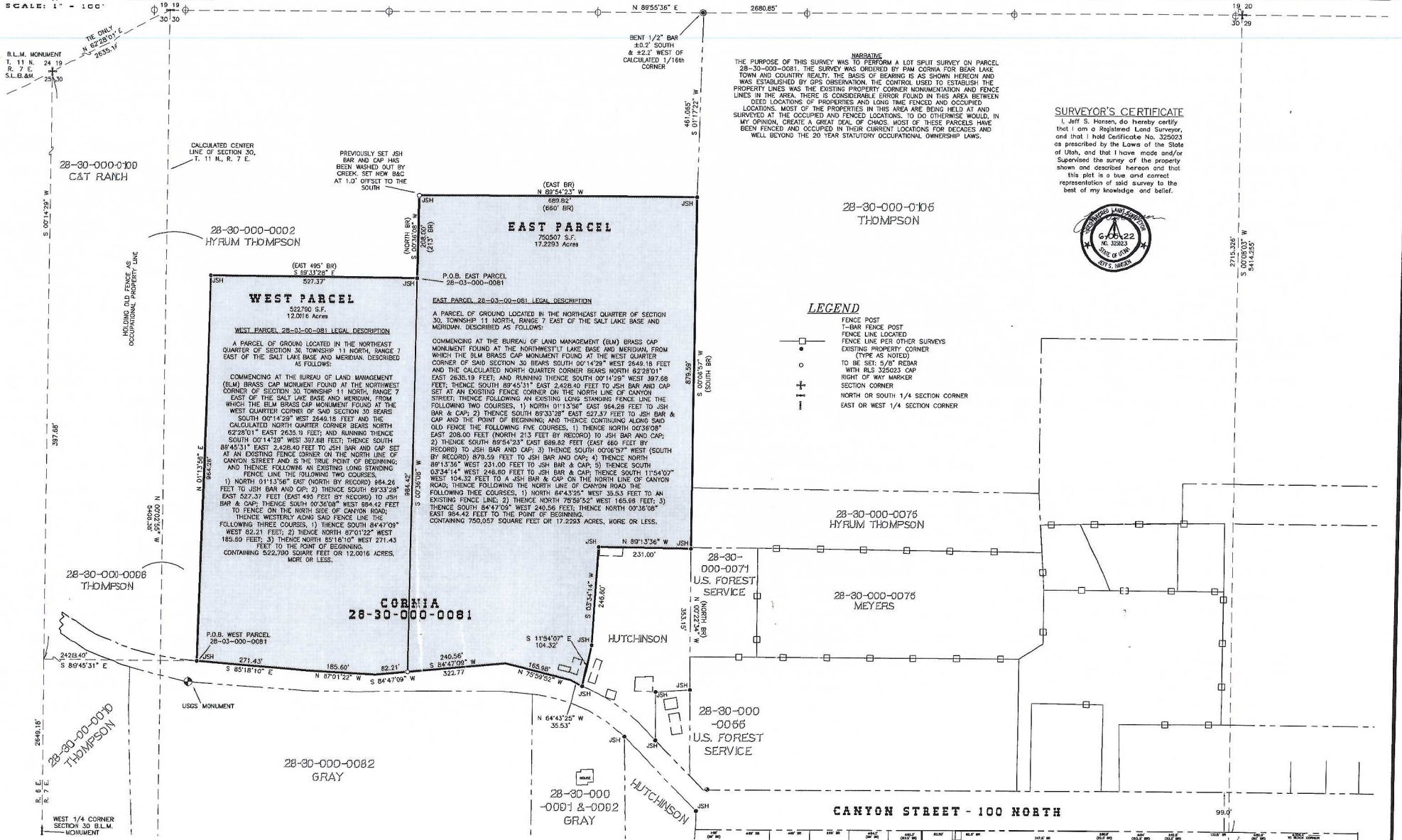
Mel McQuarrie SE, PLS
mel@mcmeng.net , cell 435-671-1489



**LOT SPLIT SURVEY
FOR
BEAR LAKE
TOWN & COUNTRY REALTY**

DATE: 6/10/22
DRAWN BY: JSH
JOB NUMBER: 22-112
SCALE: 1" = 100'
SECTION: NW/4 OF SECTION 30
TOWNSHIP: 11 N. RANGE: 7 E.
OF THE SALT LAKE BASE & MERIDIAN

JSH
SURVEYING & DRAFTING INC.
P.O. BOX 300 • WELLISVILLE, UTAH 84539
(435) 245-9090 • TOLL FREE 1-888-420-0268 • FAX (435) 245-9869



NARRATIVE
THE PURPOSE OF THIS SURVEY WAS TO PERFORM A LOT SPLIT SURVEY ON PARCEL 28-30-000-0081. THE SURVEY WAS ORDERED BY PAM CORNIA FOR BEAR LAKE TOWN AND COUNTRY REALTY. THE BASIS OF BEARING IS AS SHOWN HEREON AND WAS ESTABLISHED BY GPS OBSERVATION. THE CONTROL USED TO ESTABLISH THE PROPERTY LINES WAS THE EXISTING PROPERTY CORNER MONUMENTATION AND FENCE LINES IN THE AREA. THERE IS CONSIDERABLE ERROR FOUND IN THIS AREA BETWEEN IDEAL LOCATIONS OF PROPERTIES AND LONG TIME FENCED AND OCCUPIED LOCATIONS. MOST OF THE PROPERTIES IN THIS AREA ARE BEING HELD AT AND SURVEYED AT THE OCCUPIED AND FENCED LOCATIONS. TO DO OTHERWISE WOULD, IN MY OPINION, CREATE A GREAT DEAL OF CHAOS. MOST OF THESE PARCELS HAVE BEEN FENCED AND OCCUPIED IN THEIR CURRENT LOCATIONS FOR DECADES AND WELL BEYOND THE 20 YEAR STATUTORY OCCUPATIONAL OWNERSHIP LAWS.

SURVEYOR'S CERTIFICATE

I, Jeff S. Hansen, do hereby certify that I am a Registered Land Surveyor, and that I hold Certificate No. 325023 as prescribed by the Laws of the State of Utah, and that I have made and/or Supervised the survey of the property shown and described hereon and that this plot is a true and correct representation of said survey to the best of my knowledge and belief.



LEGEND

- FENCE POST
- T-BAR FENCE POST
- FENCE LINE LOCATED
- FENCE LINE PER OTHER SURVEYS
- EXISTING PROPERTY CORNER
- (TYPE AS NOTED)
- TO BE SET: 5/8" REDBAR
- WITH RLS 325023 CAP
- RIGHT OF WAY MARKER
- SECTION CORNER
- NORTH OR SOUTH 1/4 SECTION CORNER
- EAST OR WEST 1/4 SECTION CORNER

File No. 105321



Mail Tax Notices to:
374 West 1080 South
Heber City, UT 84032

Recorded 28-Jul-2022 Filing No. 103792
At 10:20 AM Book X12 Page 1085
Fee \$40.00 Krystal G. Butterfield Rich County Recorder
For HICKMAN LAND TITLE LOGAN



WARRANTY DEED

TODD A. CORNIA and TARALYN H. CORNIA

grantors of the State of Utah, hereby CONVEY and WARRANT to

OUTLAW WOODWORKS, L.L.C., a Utah Limited Liability Company

grantee for the sum of TEN DOLLARS and other good and valuable consideration the following
described tract of land in Rich County, State of Utah.

See Attached Exhibit A Legal Description

Tax Roll No. 12 acres of 28-30-000-0081

WITNESS, the hand of said grantors, this July 27, 2022

TODD A. CORNIA

TARALYN H. CORNIA

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Wyoming
County of Uinta)
SS

On 27th day of July, 2022 personally appeared before me TODD A. CORNIA and TARALYN H. CORNIA the signers of the within instrument, who duly acknowledged to me that they executed the same.

Notary Public

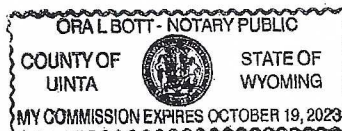


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