

In accordance with Utah County recording policies Lindon City requires you, the applicant, to have a title company certify that the proposed plat boundaries and lot boundaries match the recorded deed boundary descriptions within the plat to ensure that there are no overlapping interests before recording. Proposed lot and plat boundaries must match existing deed boundaries and ownerships. The title company must also certify that all owners of land within the plat boundaries are identified and that each owner's names and titles as shown on their individual deeds are listed exactly as should be shown on the plat. (NOTE: It may be necessary to record additional deeds in order to adjust property lines to coincide with proposed lot or plat boundary lines. If this is the case, the title company may make their certification 'conditional upon the recording of additional documents'. Copies of these documents should be attached to the certification letter and should be recorded simultaneously with the plat.)

SAMPLE LETTER BELOW

MUST BE ON INSTITUTION LETTERHEAD

Date:

Name & Address of Title Company

Lindon City Municipal Corp.
 100 North State
 Lindon, UT 84042

RE: Plat boundaries and required owners names / titles.

To Whom It May Concern:

We (title company name) _____ hereby acknowledge that the following plat____(name of subdivision plat)____ has been reviewed by us and we confirm that the established plat and lot boundaries meet the current and/or proposed deed boundary descriptions. We confirm that there are no gaps or overlapping interests on the plat. We also certify that the names and titles below are owners as listed on applicable deeds within the plat boundary. These names and/or titles that are to appear on the plat should be written as follows:

 Name (printed)

 Name (printed)

 Name (printed)

 Title

 Title

 Title

(Attach additional name & title lines if needed)

Sincerely,

Title Company Associate/Authorized Designee

ACKNOWLEDGEMENT

STATE OF UTAH }
 } s.s.
 COUNTY OF UTAH }

ON THE ____ DAY OF _____, 20 ____ PERSONALLY APPEARED BEFORE ME, _____(name)_____, THE SIGNERS OF THE FOREGOING DOCUMENT WHO DULY ACKNOWLEDGED TO ME THAT THEY DID EXECUTE THE SAME.

 NOTARY PUBLIC
 RESIDING IN UTAH COUNTY, STATE OF UTAH

 MY COMMISSION EXPIRES: