



Keli Beard &lt;kelibeard@utah.gov&gt;

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**Re: [TLA-GIS] SITLA Lands in Bluff City Limits**

1 message

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**Nicholas Wilcox** <nicholaswilcox@utah.gov>

Mon, Feb 13, 2023 at 11:33 AM

To: Bryan Torgerson &lt;bryantorgerson@utah.gov&gt;

Cc: Keli Beard &lt;kelibeard@utah.gov&gt;, Kate Staley &lt;katestaley@utah.gov&gt;

Good morning,

I have attached a map as well as an excel sheet with the legal descriptions for the requested SITLA land in Bluff. I have highlighted in red a parcel that was split by the Bluff boundary with what would be the new legal and acreage.

Let me know if you have any questions or concerns.

Thanks,  
Nic

On Fri, Feb 10, 2023 at 11:08 AM Bryan Torgerson <bryantorgerson@utah.gov> wrote:

Dear TLA-GIS,

Keli and I need a map that highlights all SITLA lands that are within the Bluff city limits with the exception of the following property:

T40S, R22E, Sec 30: NE4NW4

We also need a legal description for all of those same highlighted lands that are within the Bluff City limits.

Thanks,

Bryan W. Torgerson  
School and Institutional  
Trust Lands Administration  
PO Box 215  
Monticello, UT 84535  
435-259-7417 Office  
435-259-9565 Cell

***Emails to and from this email address may be considered public records and thus subject to Utah GRAMA requirements.***

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Nicholas Wilcox  
GIS Analyst I  
School and Institutional Trust Lands Administration  
[nicholaswilcox@utah.gov](mailto:nicholaswilcox@utah.gov)

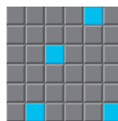
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**2 attachments**

**SITLA\_LandOwnership\_Bluff.xlsx**  
13K

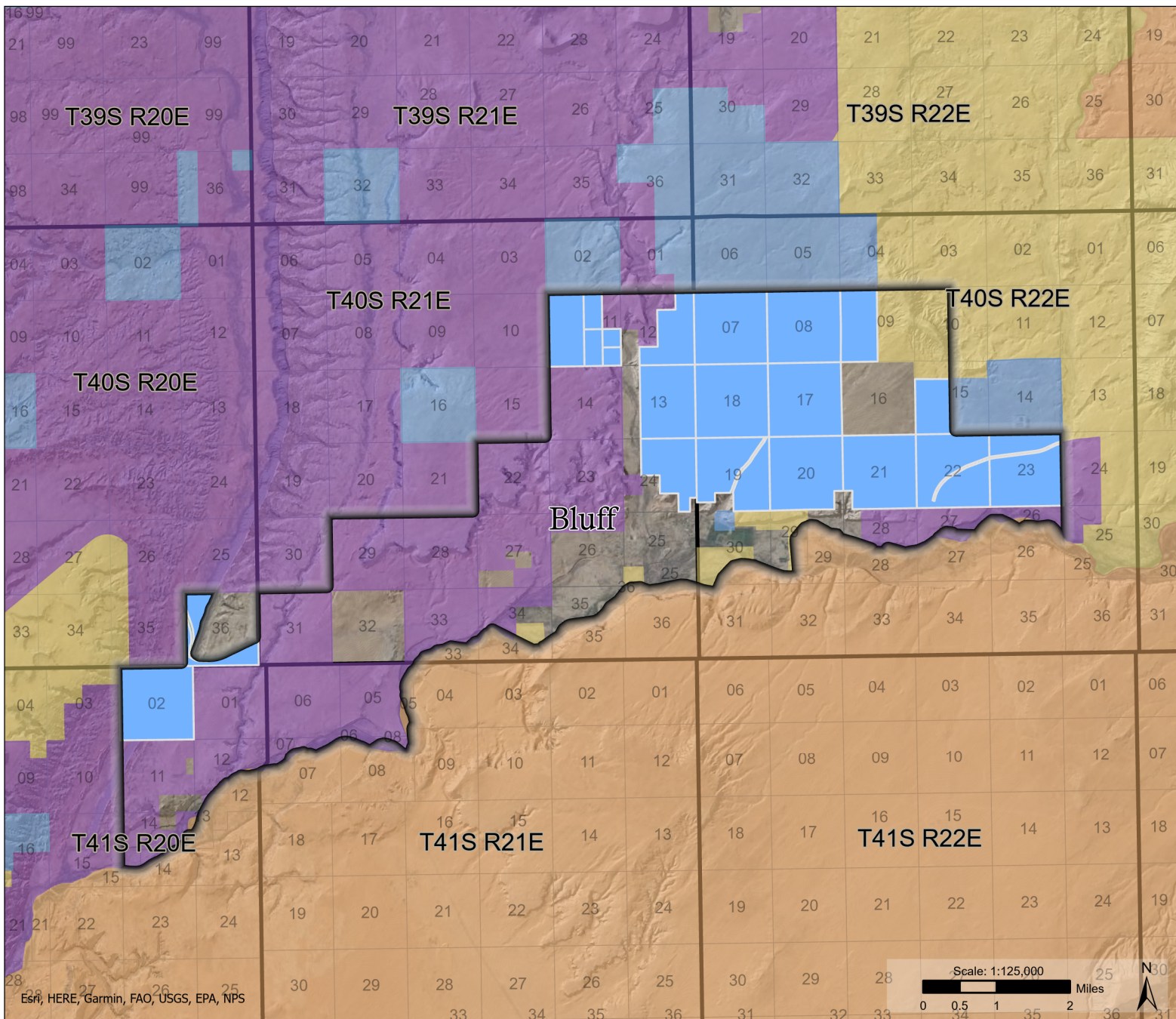


**SITLA\_LandOwner\_Bluff\_v1.pdf**  
8438K

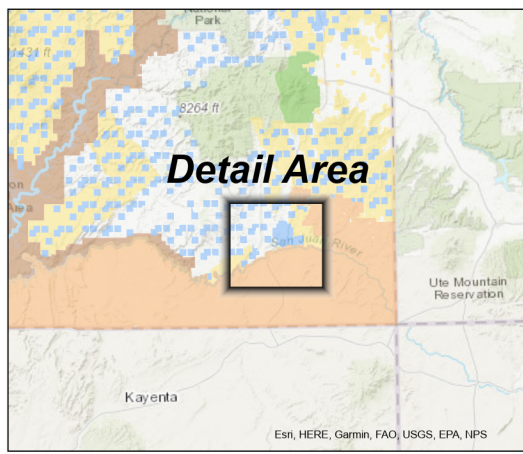


# SITLA Surface Ownership in Bluff

San Juan County



- Bluff Boundary
- SITLA Surface Ownership
- Land Ownership and Administration**
- Bureau of Land Management
- National Monument
- Private
- State Trust Lands
- Other State
- Tribal Lands



Data represented on this map is for REFERENCE USE ONLY and is not suitable for legal, engineering, or surveying purposes. Users of this information should review or consult the primary data and information sources to ascertain the usability of the information. SITLA provides this data in good faith and shall in no event be liable for any incorrect results, or any special, indirect or consequential damages to any party, arising out of or in connection with the use or the inability to use the data hereon. Land parcels, lease boundaries and associated SITLA data layers may have been adjusted to allow for visual "best fit." The Surface Ownership Land Status data (if present) are maintained by SITLA to reflect current trust land status and surface ownership. Lakes, rivers, streams, highways, roads, county and state boundaries are distributed by the Utah Automated Geographic Reference Center and/or other sources as specified. Contour lines (if present) were generated from USGS 10 meter DEM. Please Note: While SITLA seeks to verify data for accuracy and content, discrepancies may exist within the data. Acquiring the most updated SITLA ownership GIS data may require contacting the GIS staff directly 801-538-3100 or TLA-GIS@utah.gov. The SITLA GIS department welcomes your comments and concerns regarding the data and will attempt to resolve issues as they are brought to our attention. Produced: February 13, 2023 - nicholaswilcox

township	range	section	bene_abrev	parcel_layer_cd	parcel_seq_nbr	legal_descr	acres_LMBS	GIS_Acres	lin	ADM_IN	QUAD_LBL	merid	TRS_LABEL	block_id
40	22	9	SCH	1	1	W2	320	318.5417966	4T40.0R22.0S9C19_B1 OPTOL1_SQ1		S E	SL	T40.0S R22.0E Sec9 SL	Bluff Bench Block
40	22	7	SCH	1	1	ALL	637.56	636.8101702	4T40.0R22.0S7C19_B1 OPTOL1_SQ1		S E	SL	T40.0S R22.0E Sec7 SL	Bluff Bench Block
40	22	15	SCH	1	1	S2N2, S2 (S2NW4, SW4)	480(240)	238.7867355	4T40.0R22.0S15C19_B 10PTOL1_SQ1		S E	SL	T40.0S R22.0E Sec15 SL	Bluff Bench Block
40	22	17	SCH	1	1	ALL	640	637.3914263	4T40.0R22.0S17C19_B 10PTOL1_SQ1		S E	SL	T40.0S R22.0E Sec17 SL	Bluff Bench Block
40	22	8	SCH	1	1	ALL	640	639.9935275	4T40.0R22.0S8C19_B1 OPTOL1_SQ1		S E	SL	T40.0S R22.0E Sec8 SL	Bluff Bench Block
40	22	21	SCH	1	1	N2, N2S2, S2SE4, SE4SW4, E2SW4SW4	620	621.1200994	4T40.0R22.0S21C19_B 10PTOL1_SQ1		S E	SL	T40.0S R22.0E Sec21 SL	Bluff Bench Block
40	22	20	SCH	1	1	N2, N2S2, SW4SE4, W2SE4SE4, S2SW4	620	617.8622692	4T40.0R22.0S20C19_B 10PTOL1_SQ1		S E	SL	T40.0S R22.0E Sec20 SL	Bluff Bench Block
40	21	12	SCH	1	3	SE4SW4, SE4, S2NE4, NE4NE4	320	320.4361347	4T40.0R21.0S12C19_B 10PTOL1_SQ3		S E	SL	T40.0S R21.0E Sec12 SL	Bluff Bench Block
40	21	11	SCH	1	2	SE4SE4	40	40.01168161	4T40.0R21.0S11C19_B 10PTOL1_SQ2		S E	SL	T40.0S R21.0E Sec11 SL	Bluff Bench Block
40	21	13	SCH	1	3	E2, E2W2	480	479.7925715	4T40.0R21.0S13C19_B 10PTOL1_SQ3		S E	SL	T40.0S R21.0E Sec13 SL	Bluff Bench Block
40	21	11	SCH	1	4	W2NE4	80	79.80057499	4T40.0R21.0S11C19_B 10PTOL1_SQ4		S E	SL	T40.0S R21.0E Sec11 SL	Bluff Bench Block
40	21	11	SCH	1	3	W2	320	318.4198194	4T40.0R21.0S11C19_B 10PTOL1_SQ3		S E	SL	T40.0S R21.0E Sec11 SL	Bluff Bench Block
40	21	11	SCH	1	5	W2SE4	80	80.11463704	4T40.0R21.0S11C19_B 10PTOL1_SQ5		S E	SL	T40.0S R21.0E Sec11 SL	Bluff Bench Block
40	21	11	SCH	1	1	NE4SE4	40	39.98497324	4T40.0R21.0S11C19_B 10PTOL1_SQ1		S E	SL	T40.0S R21.0E Sec11 SL	Bluff Bench Block
41	20	2	SCH	1	1	ALL	640	638.6127432	4T41.0R20.0S2C19_B1 OPTOL1_SQ1		S E	SL	T41.0S R20.0E Sec2 SL	Undefined
40	22	18	SCH	1	1	LOTS 1, 2, 3, 4, NE4, E2W2, SE4 (ALL)	638.12	636.5691756	4T40.0R22.0S18C19_B 10PTOL1_SQ1		S E	SL	T40.0S R22.0E Sec18 SL	Bluff Bench Block
40	22	19	SCH	1	2	LOTS 1, 2, 3, 4, E2NW4, NE4SW4, E2, LESS CONVEYED PORTIONS (SEE M&B)	561.17	561.7291308	4T40.0R22.0S19C19_B 10PTOL1_SQ2		S E	SL	T40.0S R22.0E Sec19 SL	Bluff Bench Block
40	22	23	SCH	1	1	ALL (LESS 18.70 ACRES FOR ROW 2518-D CONVEYANCE) (SEE METES & BOUNDS)	621.3	619.171457	4T40.0R22.0S23C19_B 10PTOL1_SQ1		S E	SL	T40.0S R22.0E Sec23 SL	Bluff Bench Block
40	21	24	SCH	1	6	E2NW4, NE4, N2SE4, SE4SE4, LESS M&B	348.74	348.6035175	4T40.0R21.0S24C19_B 10PTOL1_SQ6		S E	SL	T40.0S R21.0E Sec24 SL	Bluff Bench Block
40	21	36	SCH	1	1	LOT 1 [PART OF NW4NW4]	0.75	0.497706318	4T40.0R21.0S36C19_B 10PTOL1_SQ1		S E	SL	T40.0S R21.0E Sec36 SL	Undefined

township	range	section	bene_abbrev	parcel_layer_cd	parcel_seq_nbr	legal_descr	acres_LMBS	GIS_Acres	lin	ADM IN	QUAD_LBL	merid	TRS_LABEL	block_id
40	20	36	SCH	1	1	ALL (LESS 41.00 AC CONVEYED VIA ROW 895) (LESS 391.24 AC SOLD VIA PS 8581) (SEE M&B)	207.76	215.1431464	4T40.0R20.0S36C19_B 10PT0L1_SQ1		S E	SL	T40.0S R20.0E Sec36 SL	Undefined
40	22	22	SCH	1	1	ALL (LESS 18.40 ACRES FOR ROW 2518-D CONVEYANCE) (LESS 1.79 AC FOR C-27046 SALE TO UDOT)	619.81	620.1373487	4T40.0R22.0S22C19_B 10PT0L1_SQ1		S E	SL	T40.0S R22.0E Sec22 SL	Bluff Bench Block

8709.530643



Keli Beard <kelibeard@utah.gov>

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## Bluff Legal Descriptions

1 message

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**Bryan Torgerson** <bryantorgerson@utah.gov>

Mon, Feb 13, 2023 at 1:48 PM

To: Bruce Baird <bbaird@difficultdirt.com>, Keli Beard <kelibeard@utah.gov>

Bruce,

I just talked to Keli. She requested that I forward this spreadsheet to you which contains our legal descriptions for the parcels in Bluff that we desire to disconnect from Bluff City. Please use this updated spreadsheet.

Thanks,

Bryan W. Torgerson  
School and Institutional  
Trust Lands Administration  
PO Box 215  
Monticello, UT 84535  
435-259-7417 Office  
435-259-9565 Cell

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SITLA\_LandOwnership\_Bluff.xlsx

13K

township	range	section	bene_ab_rev	parcel_1_ayer_cd	parcel_seq_nbr	legal_descr	acres_LMBS	GIS_Acres	lin	ADMIN	QUAD_LBL	merid	TRS_LABEL	block_id
40	22	9	SCH	1	1	W2	320	318.5417966	4T40.0R22.0S9C19_B10PTOL1_SQ1		SE	SL	T40.0S R22.0E Sec9 SL	Bluff Bench Block
40	22	7	SCH	1	1	ALL	637.56	636.8101702	4T40.0R22.0S7C19_B10PTOL1_SQ1		SE	SL	T40.0S R22.0E Sec7 SL	Bluff Bench Block
40	22	15	SCH	1	1	S2N2, S2	240	238.7867355	4T40.0R22.0S15C19_B10PTOL1_SQ1		SE	SL	T40.0S R22.0E Sec15 SL	Bluff Bench Block
40	22	17	SCH	1	1	ALL	640	637.3914263	4T40.0R22.0S17C19_B10PTOL1_SQ1		SE	SL	T40.0S R22.0E Sec17 SL	Bluff Bench Block
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40	22	21	SCH	1	1	N2, N2S2, S2SE4, SE4SW4, E2SW4SW4	620	621.1200994	4T40.0R22.0S21C19_B10PTOL1_SQ1		SE	SL	T40.0S R22.0E Sec21 SL	Bluff Bench Block
40	22	20	SCH	1	1	N2, N2S2, SW4SE4, W2SE4SE4, S2SW4	620	617.8622692	4T40.0R22.0S20C19_B10PTOL1_SQ1		SE	SL	T40.0S R22.0E Sec20 SL	Bluff Bench Block
40	21	12	SCH	1	3	SE4SW4, SE4, S2NE4, NE4NE4	320	320.4361347	4T40.0R21.0S12C19_B10PTOL1_SQ3		SE	SL	T40.0S R21.0E Sec12 SL	Bluff Bench Block
40	21	11	SCH	1	2	SE4SE4	40	40.01168161	4T40.0R21.0S11C19_B10PTOL1_SQ2		SE	SL	T40.0S R21.0E Sec11 SL	Bluff Bench Block
40	21	13	SCH	1	3	E2, E2W2	480	479.7925715	4T40.0R21.0S13C19_B10PTOL1_SQ3		SE	SL	T40.0S R21.0E Sec13 SL	Bluff Bench Block
40	21	11	SCH	1	4	W2NE4	80	79.80057499	4T40.0R21.0S11C19_B10PTOL1_SQ4		SE	SL	T40.0S R21.0E Sec11 SL	Bluff Bench Block
40	21	11	SCH	1	3	W2	320	318.4198194	4T40.0R21.0S11C19_B10PTOL1_SQ3		SE	SL	T40.0S R21.0E Sec11 SL	Bluff Bench Block
40	21	11	SCH	1	5	W2SE4	80	80.11463704	4T40.0R21.0S11C19_B10PTOL1_SQ5		SE	SL	T40.0S R21.0E Sec11 SL	Bluff Bench Block

township	range	section	bene_ab_rev	parcel_1_ayer_cd	parcel_seq_nbr	legal_descr	acres_LMBS	GIS_Acres	lin	ADMI N	QUAD LBL	merid	TRS_LABEL	block_id
40	21	11	SCH	1	1	NE4SE4	40	39.98497324	4T40.0R21.0S11C19_B10PTOL1_SQ1		S E	SL	T40.0S R21.0E Sec11 SL	Bluff Bench Block
41	20	2	SCH	1	1	ALL	640	638.6127432	4T41.0R20.0S2C19_B10PTOL1_SQ1		S E	SL	T41.0S R20.0E Sec2 SL	Undefined
40	22	18	SCH	1	1	LOTS 1, 2, 3, 4, NE4, E2W2, SE4 (ALL)	638.12	636.5691756	4T40.0R22.0S18C19_B10PTOL1_SQ1		S E	SL	T40.0S R22.0E Sec18 SL	Bluff Bench Block
40	22	19	SCH	1	2	LOTS 1, 2, 3, 4, E2NW4, NE4SW4, E2, LESS CONVEYED PORTIONS (SEE M&B)	561.17	561.7291308	4T40.0R22.0S19C19_B10PTOL1_SQ2		S E	SL	T40.0S R22.0E Sec19 SL	Bluff Bench Block
40	22	23	SCH	1	1	ALL (LESS 18.70 ACRES FOR ROW 2518-D CONVEYANCE) (SEE METES & BOUNDS)	621.3	619.171457	4T40.0R22.0S23C19_B10PTOL1_SQ1		S E	SL	T40.0S R22.0E Sec23 SL	Bluff Bench Block
40	21	24	SCH	1	6	E2NW4, NE4, N2SE4, SE4SE4, LESS M&B	348.74	348.6035175	4T40.0R21.0S24C19_B10PTOL1_SQ6		S E	SL	T40.0S R21.0E Sec24 SL	Bluff Bench Block
40	21	36	SCH	1	1	LOT 1 [PART OF NW4NW4]	0.75	0.497706318	4T40.0R21.0S36C19_B10PTOL1_SQ		S E	SL	T40.0S R21.0E Sec36 SL	Undefined
40	20	36	SCH	1	1	ALL (LESS 41.00 AC CONVEYED VIA ROW 895) (LESS 391.24 AC SOLD VIA PS 8581) (SEE M&B)	207.76	215.1431464	4T40.0R20.0S36C19_B10PTOL1_SQ		S E	SL	T40.0S R20.0E Sec36 SL	Undefined
40	22	22	SCH	1	1	ALL (LESS 18.40 ACRES FOR ROW 2518-D CONVEYANCE) (LESS 1.79 AC FOR C-27046 SALE TO UDOT)	619.81	620.1373487	4T40.0R22.0S22C19_B10PTOL1_SQ1		S E	SL	T40.0S R22.0E Sec22 SL	Bluff Bench Block

8709.530643