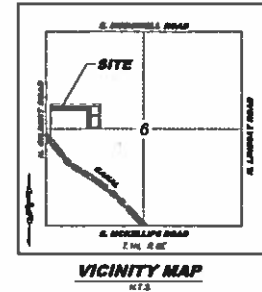


**FINAL PLAT
FOR
THE GROVES OF HERMOSA VISTA II**

BEING A REPLAT OF LOTS 3, 4 AND 9-17 OF THE FINAL PLAT FOR THE GROVES OF HERMOSA VISTA,
ACCORDING TO BOOK 420 OF MAPS, PAGE 46, OFFICIAL RECORDS OF MARICOPA COUNTY, ARIZONA LOCATED
WITHIN THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 1 NORTH, RANGE 6 EAST OF THE GILA AND
SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA.



DEDICATION

STATE OF ARIZONA } ss
COUNTY OF MARICOPA }

THAT BRANT C. BERGE AND DEBORAH L. BERGE AS TRUSTEES, AND THEIR SUCCESSORS IN TRUST, UNDER THE BERGE REVOCABLE TRUST, U/A 1/21/02, AS OWNER, DOES HEREBY PUBLISH THIS FINAL PLAT FOR THE GROVES AT HERMOSA VISTA II, BEING A REPLAT OF LOTS 3, 4 AND 9-17 OF THE FINAL PLAT FOR THE GROVES AT HERMOSA VISTA, ACCORDING TO BOOK 420 OF MAPS, PAGE 46, OFFICIAL RECORDS OF MARICOPA COUNTY, ARIZONA, LOCATED WITHIN THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 1 NORTH, RANGE 6 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, AS SHOWN HEREON, AND HEREBY DECLARED THAT THIS PLAT SET FORTH THE LOCATION AND GIVES THE DIMENSIONS OF THE STREETS, LOTS, TRACTS AND EASEMENTS CONSTITUTING SAME, AND THAT THE STREETS, LOTS, TRACTS AND EASEMENTS SHALL BE KNOWN BY THE NAME, NUMBER OR LETTER GIVEN TO IT RESPECTIVELY.

IN WITNESS WHEREOF, BRANT C. BERGE AND DEBORAH L. BERGE AS TRUSTEES, AND THEIR SUCCESSORS IN TRUST, UNDER THE BERGE REVOCABLE TRUST, U/A 1/21/02 AS OWNER, HAS HEREUNDER CAUSED ITS NAME TO BE SIGNED AND THE SAME TO BE ATTESTED BY THE SIGNATURE OF _____ ITS
THEFORESAID DUTY AUTHORIZED THIS _____ DAY OF _____ 20____.

BY: _____
ITS: _____

ACKNOWLEDGMENT

STATE OF ARIZONA } ss
COUNTY OF MARICOPA }

BEFORE ME THIS _____ DAY OF _____ 20____, _____ PERSONALLY
APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, WHO ACKNOWLEDGED HIMSELF/HERSELF TO BE THE
_____ OF THE BERGE REVOCABLE TRUST, U/A 1/21/02, THE LEGAL OWNER OR THE PROPERTY
PLATED HEREON AND ACKNOWLEDGE THAT HE/SHE AS SUCH, EXECUTED THIS INSTRUMENT FOR THE PURPOSE
HEREIN CONTAINED.

IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND OFFICIAL SEAL.

BY: _____ MY COMMISSION EXPIRES: _____
NOTARY PUBLIC

NOTES

1. CONSTRUCTION WITHIN UTILITY EASEMENTS, EXCEPT BY PUBLIC AGENCIES AND UTILITY COMPANIES, SHALL BE LIMITED TO UTILITIES, PAVING, AND ROAD, WIRE AND REMOVABLE SECTION TYPE FLOODING.

2. THE CITY OF MESA IS NOT RESPONSIBLE FOR AND WILL NOT ACCEPT MAINTENANCE OF ANY PRIVATE UTILITIES, PRIVATE FACILITIES, PRIVATE DRAINAGE FACILITIES OR LANDSCAPED AREAS WITHIN THIS PROJECT OR LANDSCAPING WITHIN THE RIGHTS OF WAY ALONG NORTH GILBERT ROAD, EAST MALLORY STREET AND NORTH ACACIA.

3. NO STRUCTURES SHALL BE CONSTRUCTED IN OR ACROSS, NOR SHALL IMPROVEMENTS, OR ALTERATIONS BE MADE TO THE DRAINAGE FACILITIES THAT ARE A PART OF THIS DEVELOPMENT WITHOUT THE WRITTEN AUTHORIZATION OF THE CITY OF MESA.

4. UTILITY LINES ARE TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY THE ARIZONA CORPORATION COMMISSION GENERAL ORDER R-16-2-133.

5. ELECTRIC LINES ARE TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY THE ARIZONA CORPORATION COMMISSION GENERAL ORDER R-16-2-133.

6. COMMUNICATION LINES ARE TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY THE ARIZONA CORPORATION COMMISSION GENERAL ORDER R-16-2-133.

7. THE PROPERTY DEPICTED ON THIS PLAT IS LOCATED WITHIN AN AREA DESIGNATED AS FLOOD ZONE "X" BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, ON FLOOD INSURANCE RATE MAP NO. 04013C2260, DATED OCTOBER 16, 2013.

8. THIS SUBDIVISION IS SUBJECT TO THE CITY OF MESA RESIDENTIAL DEVELOPMENT GUIDELINES.

9. A DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS (CC&R'S) HAS BEEN OR WILL BE RECORDED FOR THIS SUBDIVISION WHICH WILL GOVERN THE USE AND MAINTENANCE OF ALL AREAS SHOWN ON THIS PLAT.

LEGAL DESCRIPTION

LOTS 3, 4 AND 9-17 OF THE FINAL PLAT FOR THE GROVES OF HERMOSA VISTA, ACCORDING TO BOOK 420 OF MAPS, PAGE 46, OFFICIAL RECORDS OF MARICOPA COUNTY, ARIZONA.

BASIS OF BEARING

THE MONUMENT LINE OF THE EAST MALLORY STREET, AS SHOWN IN BOOK 420, PAGE 46 MARICOPA COUNTY RECORDS, SAID LINE BEARS NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST.

BENCHMARK

BRASS TAG IN TOP OF CURB AT THE SOUTHEAST CORNER OF GILBERT ROAD AND MICHELLIPS ROAD.

ELEVATION = 1284.14 (CITY OF MESA DATUM)

OWNER

BRANT C. BERGE AND DEBORAH L. BERGE AS TRUSTEES, AND THEIR SUCCESSORS IN TRUST, UNDER THE BERGE REVOCABLE TRUST, U/A 1/21/02
385 WEST BASELINE ROAD
GILBERT, ARIZONA 85233

ENGINEER

KALEY-HORN AND ASSOCIATES, INC.
7740 NORTH 18TH STREET, SUITE 300
PHOENIX, ARIZONA 85029
PHONE: 602-944-5500
FAX: 602-944-7423
CONTACT: TRAVIS JONES, P.E.

CERTIFICATION

I, ERIC L. SOSTRICH, OF SURVEY INNOVATION GROUP, INC. HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF ARIZONA THAT THIS FINAL PLAT CONSISTING OF TWO (2) SHEETS REPRESENTS A SURVEY PERFORMED BY SURVEY INNOVATION GROUP, INC. DURING THE MONTH OF JANUARY, 2014, THAT THE SURVEY IS CORRECT AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF, THAT THE BOUNDARY MONUMENTS SHOWN ACTUALLY EXIST AND ARE SUFFICIENT TO CHARGE THE SURVEY TO BE RETRACTED, THAT THE CONTROL POINTS AND LOT CORNERS SHALL BE LOCATED AS SHOWN AT THE TIME OF CONSTRUCTION.

ERIC L. SOSTRICH
REGISTERED LAND SURVEYOR #1004
SURVEY INNOVATION GROUP, INC.
7301 EAST EVANS ROAD
SCOTTSDALE, ARIZONA 85260

APPROVAL

APPROVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF MESA, ARIZONA ON THE _____ DAY OF _____ 2014.

APPROVED BY: _____ MAYOR ATTEST: _____ CLERK

THIS IS TO CERTIFY THAT THE AREA PLATED HEREON IS APPROVED AND LIES WITHIN THE DOMESTIC WATER SERVICE AREA OF THE CITY OF MESA WHICH IS DESIGNATED AS HAVING AN ASSURED WATER SUPPLY IN ACCORDANCE WITH ARS 45-518.

APPROVED BY: _____ DATE: _____
CITY ENGINEER

7301 EAST EVANS ROAD
SCOTTSDALE, AZ 85260
PHONE: 480-348-1033
FAX: 480-348-1033
WWW.SURVEYINNOVATION.COM



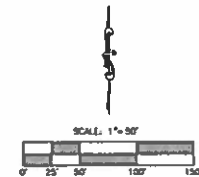
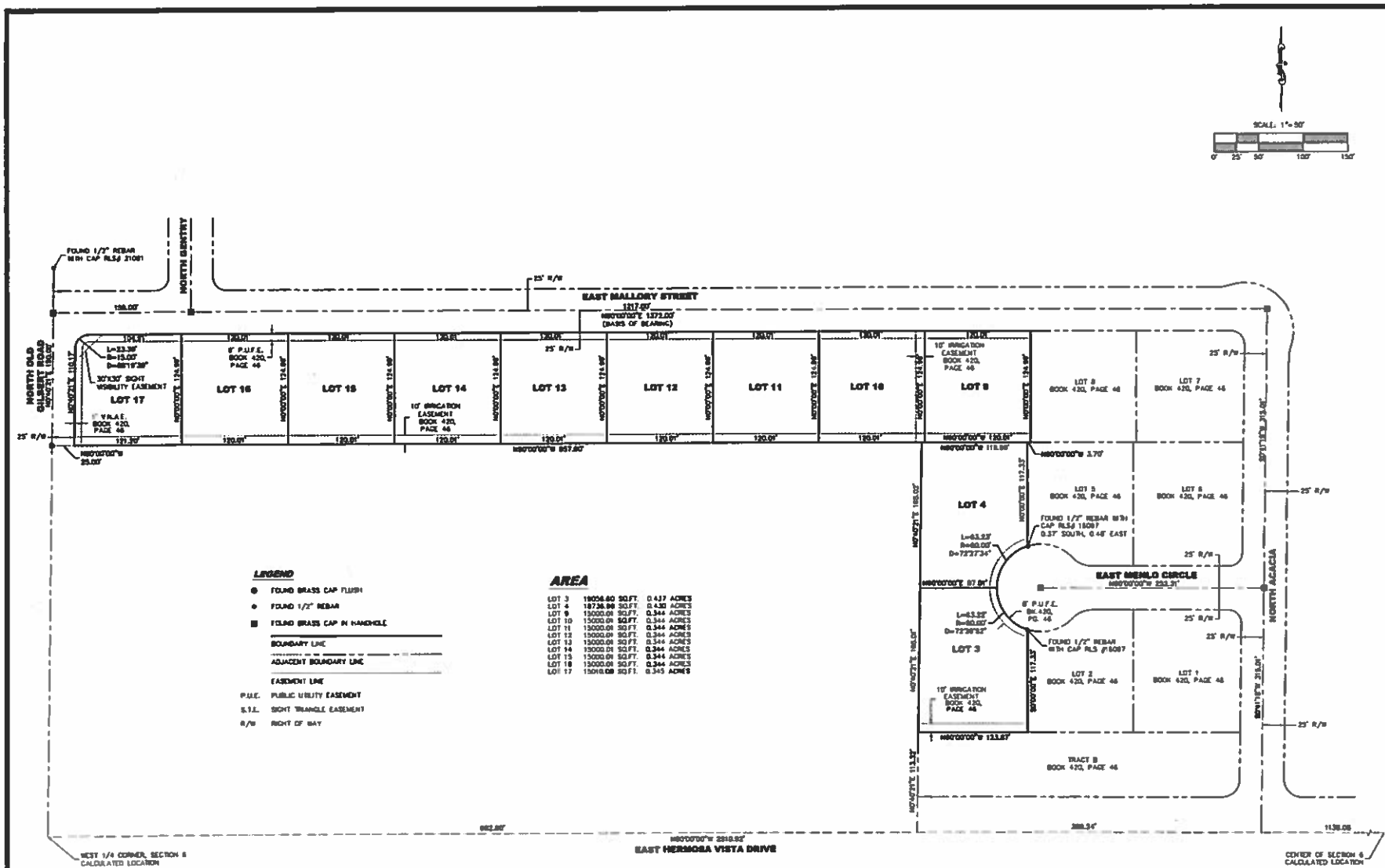
SIG
SURVEY INNOVATION
GROUP, INC.
LAND SURVEYORS

**FINAL PLAT
THE GROVES OF HERMOSA VISTA II
MESA, ARIZONA**



REVISIONS:
1. _____
2. _____
3. _____

DRAWING NAME:
2013-187 PLAT
JOB NO. 2013-187
DRAWN: RMH
CHECKED: JAS
DATE: 03-20-2014
SCALE: N.T.S.
SHEET: 1 OF 2



7801 EAST IVANS ROAD
SCOTTSDALE, AZ 85268
PHONE: (480) 323-4700
FAX: (480) 323-4701
WWW.SURVEYAZ.COM



SIIG
SURVEY INNOVATION
GROUP, INC.
LAS VEGAS, NEVADA

FINAL PLAT THE GROVES OF HERMOSA VISTA II MESA, ARIZONA



REVISIONS:
1
2
3

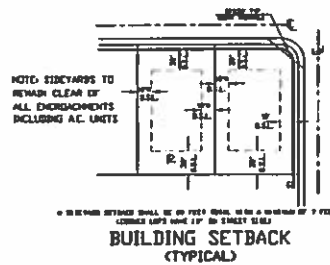
DRAWING NAME:
2013-187 PLAT
JOB NO. 2013-187
DRAWN: RMH
CHECKED: JAS
DATE: 03-20-2014
SCALE: 1"=50'
SHEET: 2 OF 2

FINAL PLAT OF THE GROVES OF HERMOSA VISTA

A PORTION OF SECTION 6, TOWNSHIP 1 NORTH, RANGE 6 EAST AND
A PORTION OF SECTION 1, TOWNSHIP 1 NORTH, RANGE 5 EAST
OF THE GILA & SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA.



VICINITY MAP



BUILDING SETBACK
(TYPICAL)

LEGAL DESCRIPTION:

PARCEL NO. 1
THE SOUTH FIVE (5) ACRES OF THE NORTH FIFTEEN (15) ACRES OF THE WEST THIRTY (30) ACRES OF THE
SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION SIX (6), TOWNSHIP ONE (1) NORTH, RANGE SIX (6)
EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA.

PARCEL NO. 2
THE SOUTH FIVE (5) OF THE NORTH TWENTY (20) ACRES OF THE WEST THIRTY (30) ACRES OF THE SOUTH
HALF OF THE NORTHWEST QUARTER OF SECTION SIX (6), TOWNSHIP ONE (1) NORTH, RANGE SIX (6) EAST
OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA.

PARCEL NO. 3
THE NORTH TEN (10) ACRES OF THE WEST THIRTY (30) ACRES OF THE SOUTH HALF OF THE NORTHWEST
QUARTER OF SECTION SIX (6) EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY,
ARIZONA.

EXCEPT RIGHT OF WAY CONVEYED TO THE ROOSEVELT WATER CONSERVATION DISTRICT BY THREE
CERTAIN DEEDS RECORDED IN BOOK 215 OF DEEDS, PAGE 118, AND IN BOOK 215 OF DEEDS,
PAGE 119, RECORDS OF MARICOPA COUNTY, ARIZONA.

PARCEL NO. 4
THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION SIX (6), TOWNSHIP ONE (1), NORTH,
RANGE SIX (6) EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA.
EXCEPT THE EAST 30 ACRES THEREOF AND
EXCEPT THE WEST 30 ACRES THEREOF AND
EXCEPT A RIGHT OF WAY FOR LATERAL DITCH 19 FEET IN WIDTH ALONG THE NORTH AND WEST
BOUNDARIES OF SAID PRECISES, AS CONVEYED TO THE ROOSEVELT WATER CONSERVATION DISTRICT
BY THAT CERTAIN QUIT-CLAIM DEED RECORDED IN BOOK 215 OF DEEDS, PAGE 118, RECORDS OF MARICOPA
COUNTY, ARIZONA; AND
EXCEPT THE SOUTH 25 FEET THEREOF, QUIT-CLAIMED TO THE CITY OF MESA BY INSTRUMENT
RECORDED IN DOCUMENT NO. 85-255107.

PARCEL NO. 5
THAT PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION SIX (6), TOWNSHIP
ONE (1) NORTH, RANGE SIX (6) EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA
COUNTY, ARIZONA, LYING SOUTH AND EAST OF THE RIGHT OF WAY OF THE EASTERN CANAL.

PARCEL NO. 6
THE NORTH ONE (1) ACRE OF THE FOLLOWING DESCRIBED PARCEL:
BEGINNING AT A POINT WHICH IS 644.8 FEET NORTH OF THE SOUTHEAST CORNER OF THE SOUTHEAST
QUARTER OF THE NORTHWEST QUARTER, SECTION 1, TOWNSHIP 1 NORTH AND RANGE 5 EAST
OF THE GILA AND SALT RIVER BASE AND MERIDIAN, AND RUNNING THENCE WEST 509 FEET TO THE EXISTING
CANAL, RIGHT OF WAY, THENCE NORTHEASTERLY ALONG THE EXISTING CANAL, RIGHT OF WAY TO THE NORTHEAST
CORNER OF SAID SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 1; THENCE SOUTH 685 FEET TO THE POINT OF BEGINNING.

PARCEL NO. 7
BEGINNING AT A POINT WHICH IS 644.8 FEET NORTH OF THE SOUTHEAST CORNER OF THE SOUTHEAST
QUARTER OF THE NORTHWEST QUARTER, SECTION 1, TOWNSHIP 1 NORTH, RANGE 5 EAST OF THE GILA
AND SALT RIVER BASE AND MERIDIAN, AND RUNNING THENCE WEST 509 FEET TO THE EXISTING CANAL,
RIGHT OF WAY, THENCE NORTHEASTERLY ALONG THE EXISTING CANAL, RIGHT OF WAY TO THE NORTHEAST
CORNER OF SAID SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 1; THENCE SOUTH 685 FEET
TO THE POINT OF BEGINNING, MARICOPA COUNTY, ARIZONA.
EXCEPT THE NORTH ONE (1) ACRE THEREOF.

AND FURTHER EXCEPTING AND RESERVING AN EASEMENT OVER THE EAST 10 FEET THEREOF FOR INGRESS
TO AND EGRESS FROM SUCH NORTH ONE (1) ACRE, SUCH EASEMENT BEING A BENEFIT TO SUCH ONE ACRE
AND A BURDEN ON THE PROPERTY GRANTED THEREIN.

DEDICATION

State of Arizona) ss.
County of Maricopa)

KNOW ALL MEN BY THESE PRESENTS: That the Groves of Hermosa Vista, L.L.C.,
an Arizona Corporation as owner, hereby publishes this plat as and for the
plat of "The Groves of Hermosa Vista," a subdivision of a portion of
Section 6, Township 1 North, Range 6 East and a portion of Section 1,
Township 1 North, Range 5 East of the Gila and Salt River Base and Meridian,
of the Salt River Base and Meridian, Maricopa County, Arizona, as shown
platted hereon, and hereby declares that said plat sets forth the locations
the locations and gives the dimensions and measurements of the lots,
tracts, and public streets constituting same and that each lot and
street shall be known by the number or name given to each
respectively on said plat and hereby dedicated to the City of Mesa for
use as such, streets and public utility & facility easements. Tracts "A" and
"B" are designated as retention areas for storm water and will be
conveyed to the City of Mesa following construction and acceptance
by the City of Mesa.

IN WITNESS WHEREOF: The Groves of Hermosa Vista, L.L.C.,
an Arizona Corporation as owner, has hereunto caused its
corporate name to be signed and the same to be attested by the
signature of its president, thereunto authorized.

Done at Mesa, Arizona, this 20th day of June, 1996.

BY:

Jon M. Huston
Jon M. Huston, President

APPROVALS

Approved by the Council of the City of Mesa, Arizona,
on the 20th day of JUNE, 1996.

By: _____ Attest: _____
MAYOR CITY CLERK

This is to certify that the area platted hereon is approved and lies
within the domestic water service area of the City of Mesa which is
designated as having an assured water supply in accordance with ARS
45-576.

CITY ENGINEER

ADDRESSED BY: C.O.M.
TRANSFERRED BY: Allen Consulting Engineers
CHECKED BY: C.O.M.
RECORDED DATE: 8-5-96
RECORDED BOOK: 4-20
RECORDED PAGE: 24

SITE DATA

TOTAL PLOTS = 103
GROSS ACRES = 51155 ACRES

LEGAL DESCRIPTION BASED ON TITLE REPORT BY UNITED TITLE
NO. 95-1702222, NO. 95-58087674 AND NO. 95-58087334.

OWNER/DEVELOPER:

THE GROVES OF HERMOSA VISTA, L.L.C.
Jon M. Huston, President
7385 E. REDFIELD
SUITE 102
SCOTTSDALE, ARIZONA 85250

LEGEND

DE DRAINAGE EASEMENT
BSL BUILDING SETBACK LINE
O EXISTING BRASS CAP
O VEHICULAR NON-ACCESS EASEMENT
O SET 1/2" REBAR WITH CAP 016097
O SUBDIVISION CORNER
I.C. IRRIGATION EASEMENT

ACKNOWLEDGEMENT

State of Arizona) ss.
County of Maricopa)

On this the 20th day of June, 1996, before me, the
undersigned notary, personally appeared Jon M. Huston, who
acknowledged himself to be the President of The Groves of
Hermosa Vista, L.L.C., an Arizona Corporation and that he as
such officer, being authorized so to do, executed the
foregoing instrument for the purpose therein
contained by signing his name by himself as President.

IN WITNESS WHEREOF: I hereunto set forth my hand and
official seal.

My Commission Expires JAN. 12, 1997



CERTIFICATION

THIS IS TO CERTIFY THE AREA PLATTED HEREON IS
APPROVED AND LIES WITHIN THE DOMESTIC WATER
SERVICE AREA OF THE CITY OF MESA WHICH IS
DESIGNATED AS HAVING AN ASSURED WATER SUPPLY
IN ACCORDANCE WITH ARS 45-576.

CITY OF MESA ENGINEER _____ DATE _____

CERTIFICATION

This is to certify that the survey and Subdivision of the
premises described and platted hereon were made under my
direction during the month of October 1995, and that the
survey is true and complete as shown, that all monuments shown
actually exist as shown, that their positions are accurate and
correctly shown and that said monuments are sufficient to enable
the survey to be retraced.

Handwritten Signature
REGISTERED L.S. 116197

5-22-96
Date



REV. 10-23-97 CHANGED ADDR. LOT 714 72

	ALLEN CONSULTING ENGINEERS, INC. 206 WEST 3RD PLACE MESA, ARIZONA 86601 PHONE (602) 844-1888	
	THE GROVES OF HERMOSA VISTA TOWN AND COUNTRY DEVELOPMENT FINAL PLAT	
JOB NUMBER DRAWING # SHEET #	9675 170104 1	OF 2 1 1
DATE 11-91-95	CHECKED BY DATE	11-91-95

A-62474

