



## LEGAL DESCRIPTION

A PORTION OF THE EAST HALF OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 23, FROM WHICH THE SOUTH QUARTER CORNER THEREOF, BEARS SOUTH 89 DEGREES 38 MINUTES 44 SECONDS EAST, A DISTANCE OF 2,664.75 FEET; THENCE SOUTH 89 DEGREES 38 MINUTES 44 SECONDS EAST, 292.20 FEET; THENCE NORTH 0 DEGREES 21 MINUTES 16 SECONDS EAST, 127.00 FEET; THENCE NORTH 0 DEGREES 21 MINUTES 16 SECONDS EAST, 494.28 FEET TO THE BEGINNING OF A CURVE, CONCAVE SOUTHWEST, HAVING A RADIUS OF 1000.00 FEET; THENCE NORTHWESTERLY 886.15 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 50 DEGREES 46 MINUTES 21 SECONDS TO THE POINT OF BEGINNING;

THENCE SOUTH 39 DEGREES 34 MINUTES 55 SECONDS WEST, 40.50 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWEST, FROM WHICH THE RADIUS POINT BEARS SOUTH 39 DEGREES 34 MINUTES 55 SECONDS WEST A DISTANCE OF 959.50 FEET;

THENCE NORTHWESTERLY 139.33 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 8 DEGREES 19 MINUTES 12 SECONDS;

THENCE NORTH 58 DEGREES 44 MINUTES 17 SECONDS WEST, 374.06 FEET TO THE BEGINNING OF A CURVE, CONCAVE SOUTHEAST, HAVING A RADIUS OF 20.00 FEET;

THENCE SOUTHWESTERLY 31.42 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 90 DEGREES 00 MINUTES 00 SECONDS;

THENCE ON A NON-TANGENT LINE NORTH 58 DEGREES 44 MINUTES 17 SECONDS WEST, 35.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWEST, FROM WHICH THE RADIUS POINT BEARS NORTH 58 DEGREES 44 MINUTES 17 SECONDS WEST A DISTANCE OF 20.00 FEET;

THENCE NORTHWESTERLY 31.42 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 90 DEGREES 00 MINUTES 00 SECONDS;

THENCE NORTH 58 DEGREES 44 MINUTES 17 SECONDS WEST, 50.51 FEET TO THE BEGINNING OF A CURVE, CONCAVE NORTHEAST, HAVING A RADIUS OF 2040.50 FEET;

THENCE NORTHWESTERLY 243.95 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 6 DEGREES 51 MINUTES 00 SECONDS TO A POINT OF REVERSE CURVATURE OF A CURVE HAVING A RADIUS OF 20.00 FEET;

THENCE SOUTHWESTERLY 31.05 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 88 DEGREES 57 MINUTES 26 SECONDS;

THENCE ON A NON-TANGENT LINE NORTH 50 DEGREES 50 MINUTES 43 SECONDS WEST, 35.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWEST, FROM WHICH THE RADIUS POINT BEARS NORTH 50 DEGREES 50 MINUTES 43 SECONDS WEST A DISTANCE OF 20.00 FEET;

THENCE NORTHWESTERLY 31.05 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 88 DEGREES 57 MINUTES 26 SECONDS TO A POINT OF REVERSE CURVATURE OF A CURVE HAVING A RADIUS OF 2040.50 FEET;

THENCE NORTHWESTERLY 391.46 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 10 DEGREES 59 MINUTES 31 SECONDS;

THENCE NORTH 38 DEGREES 48 MINUTES 38 SECONDS WEST, 448.16 FEET;

THENCE NORTH 83 DEGREES 48 MINUTES 38 SECONDS WEST, 28.28 FEET;

THENCE SOUTH 51 DEGREES 11 MINUTES 22 SECONDS WEST, 469.05 FEET TO THE BEGINNING OF A CURVE, CONCAVE NORTHWEST, HAVING A RADIUS OF 1482.00 FEET;

THENCE SOUTHWESTERLY 231.86 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 8 DEGREES 57 MINUTES 50 SECONDS TO A POINT OF REVERSE CURVATURE OF A CURVE HAVING A RADIUS OF 20.00 FEET;

THENCE SOUTHWESTERLY 30.92 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 88 DEGREES 34 MINUTES 10 SECONDS;

THENCE ON A NON-TANGENT LINE SOUTH 61 DEGREES 35 MINUTES 02 SECONDS WEST, 35.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWEST, FROM WHICH THE RADIUS POINT BEARS SOUTH 61 DEGREES 35 MINUTES 02 SECONDS WEST A DISTANCE OF 20.00 FEET;

THENCE NORTHWESTERLY 30.92 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 88 DEGREES 34 MINUTES 10 SECONDS TO A POINT OF REVERSE CURVATURE OF A CURVE HAVING A RADIUS OF 1482.00 FEET;

THENCE SOUTHWESTERLY 164.90 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 6 DEGREES 22 MINUTES 31 SECONDS;

THENCE ON A NON-TANGENT LINE SOUTH 25 DEGREES 19 MINUTES 39 SECONDS WEST, 28.55 FEET;

THENCE SOUTH 19 DEGREES 07 MINUTES 18 SECONDS EAST, 53.02 FEET TO THE BEGINNING OF A CURVE, CONCAVE NORTHEAST, HAVING A RADIUS OF 381.50 FEET;

THENCE SOUTHEASTERLY 92.28 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 13 DEGREES 51 MINUTES 30 SECONDS TO A POINT OF COMPOUND CURVATURE OF A CURVE HAVING A RADIUS OF 1076.81 FEET;

THENCE SOUTHEASTERLY 72.82 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 3 DEGREES 52 MINUTES 30 SECONDS TO A POINT OF COMPOUND CURVATURE OF A CURVE HAVING A RADIUS OF 137.03 FEET;

THENCE SOUTHEASTERLY 22.38 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 9 DEGREES 21 MINUTES 26 SECONDS;

THENCE ON A NON-TANGENT LINE SOUTH 46 DEGREES 48 MINUTES 09 SECONDS EAST, 329.38 FEET TO THE BEGINNING OF A CURVE, CONCAVE SOUTHWEST, HAVING A RADIUS OF 412.50 FEET;

THENCE SOUTHEASTERLY 263.21 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 36 DEGREES 33 MINUTES 34 SECONDS;

THENCE ON A NON-TANGENT LINE SOUTH 79 DEGREES 45 MINUTES 25 SECONDS WEST, 51.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE

SOUTHWEST, FROM WHICH THE RADIUS POINT BEARS SOUTH 79 DEGREES 45 MINUTES 25 SECONDS WEST A DISTANCE OF 361.50 FEET;

THENCE NORTHWESTERLY 230.67 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 36 DEGREES 33 MINUTES 34 SECONDS;

THENCE NORTH 46 DEGREES 48 MINUTES 09 SECONDS WEST, 326.64 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEAST, FROM WHICH THE RADIUS POINT BEARS NORTH 36 DEGREES 26 MINUTES 30 SECONDS EAST A DISTANCE OF 312.16 FEET;

THENCE NORTHWESTERLY 112.12 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 20 DEGREES 34 MINUTES 42 SECONDS TO A POINT OF COMPOUND CURVATURE OF A CURVE HAVING A RADIUS OF 444.50 FEET;

THENCE NORTHWESTERLY 107.51 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 13 DEGREES 51 MINUTES 30 SECONDS;

THENCE NORTH 19 DEGREES 07 MINUTES 18 SECONDS WEST, 10.52 FEET;

THENCE NORTH 68 DEGREES 27 MINUTES 45 SECONDS WEST, 51.72 FEET;

THENCE NORTH 15 DEGREES 56 MINUTES 57 SECONDS WEST, 31.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWEST, FROM WHICH THE RADIUS POINT BEARS NORTH 15 DEGREES 56 MINUTES 57 SECONDS WEST A DISTANCE OF 1482.00 FEET;

THENCE NORTHEASTERLY 43.56 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 1 DEGREES 41 MINUTES 03 SECONDS;

THENCE ON A NON-TANGENT LINE NORTH 17 DEGREES 37 MINUTES 59 SECONDS WEST, 81.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWEST, FROM WHICH THE RADIUS POINT BEARS NORTH 17 DEGREES 37 MINUTES 59 SECONDS WEST A DISTANCE OF 1401.00 FEET;

THENCE NORTHEASTERLY 395.29 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 16 DEGREES 09 MINUTES 57 SECONDS TO A POINT OF COMPOUND CURVATURE OF A CURVE HAVING A RADIUS OF 717.50 FEET;

THENCE NORTHEASTERLY 174.33 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 13 DEGREES 55 MINUTES 15 SECONDS TO A POINT OF REVERSE CURVATURE OF A CURVE HAVING A RADIUS OF 806.50 FEET;

THENCE NORTHEASTERLY 125.41 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 8 DEGREES 54 MINUTES 33 SECONDS;

THENCE NORTH 51 DEGREES 11 MINUTES 22 SECONDS EAST, 295.74 FEET;

THENCE NORTH 38 DEGREES 48 MINUTES 38 SECONDS WEST, 14.00 FEET;

THENCE NORTH 51 DEGREES 11 MINUTES 22 SECONDS EAST, 112.00 FEET;

THENCE SOUTH 38 DEGREES 48 MINUTES 38 SECONDS EAST, 14.00 FEET;

THENCE NORTH 51 DEGREES 11 MINUTES 22 SECONDS EAST, 387.49 FEET TO THE BEGINNING OF A CURVE, CONCAVE SOUTHEAST, HAVING A RADIUS OF 806.50 FEET;

THENCE NORTHEASTERLY 188.04 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 13 DEGREES 21 MINUTES 31 SECONDS TO A POINT OF REVERSE CURVATURE OF A CURVE HAVING A RADIUS OF 717.50 FEET;

THENCE NORTHEASTERLY 87.38 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 6 DEGREES 58 MINUTES 40 SECONDS TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEAST, FROM WHICH THE RADIUS POINT BEARS SOUTH 32 DEGREES 11 MINUTES 39 SECONDS EAST A DISTANCE OF 2703.28 FEET;

THENCE NORTHEASTERLY 366.78 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 7 DEGREES 46 MINUTES 26 SECONDS;

THENCE ON A NON-TANGENT LINE NORTH 65 DEGREES 48 MINUTES 55 SECONDS EAST, 291.20 FEET;

THENCE SOUTH 24 DEGREES 11 MINUTES 05 SECONDS EAST, 95.00 FEET;

THENCE NORTH 65 DEGREES 48 MINUTES 55 SECONDS EAST, 5.00 FEET;

THENCE SOUTH 24 DEGREES 11 MINUTES 05 SECONDS EAST, 17.00 FEET;

THENCE SOUTH 65 DEGREES 48 MINUTES 55 SECONDS WEST, 296.20 FEET TO THE BEGINNING OF A CURVE, CONCAVE SOUTHEAST, HAVING A RADIUS OF 2437.00 FEET;

THENCE SOUTHWESTERLY 622.09 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 14 DEGREES 37 MINUTES 33 SECONDS;

THENCE SOUTH 51 DEGREES 11 MINUTES 22 SECONDS WEST, 376.58 FEET;

THENCE SOUTH 38 DEGREES 48 MINUTES 38 SECONDS EAST, 437.16 FEET TO THE BEGINNING OF A CURVE, CONCAVE NORTHEAST, HAVING A RADIUS OF 1945.50 FEET;

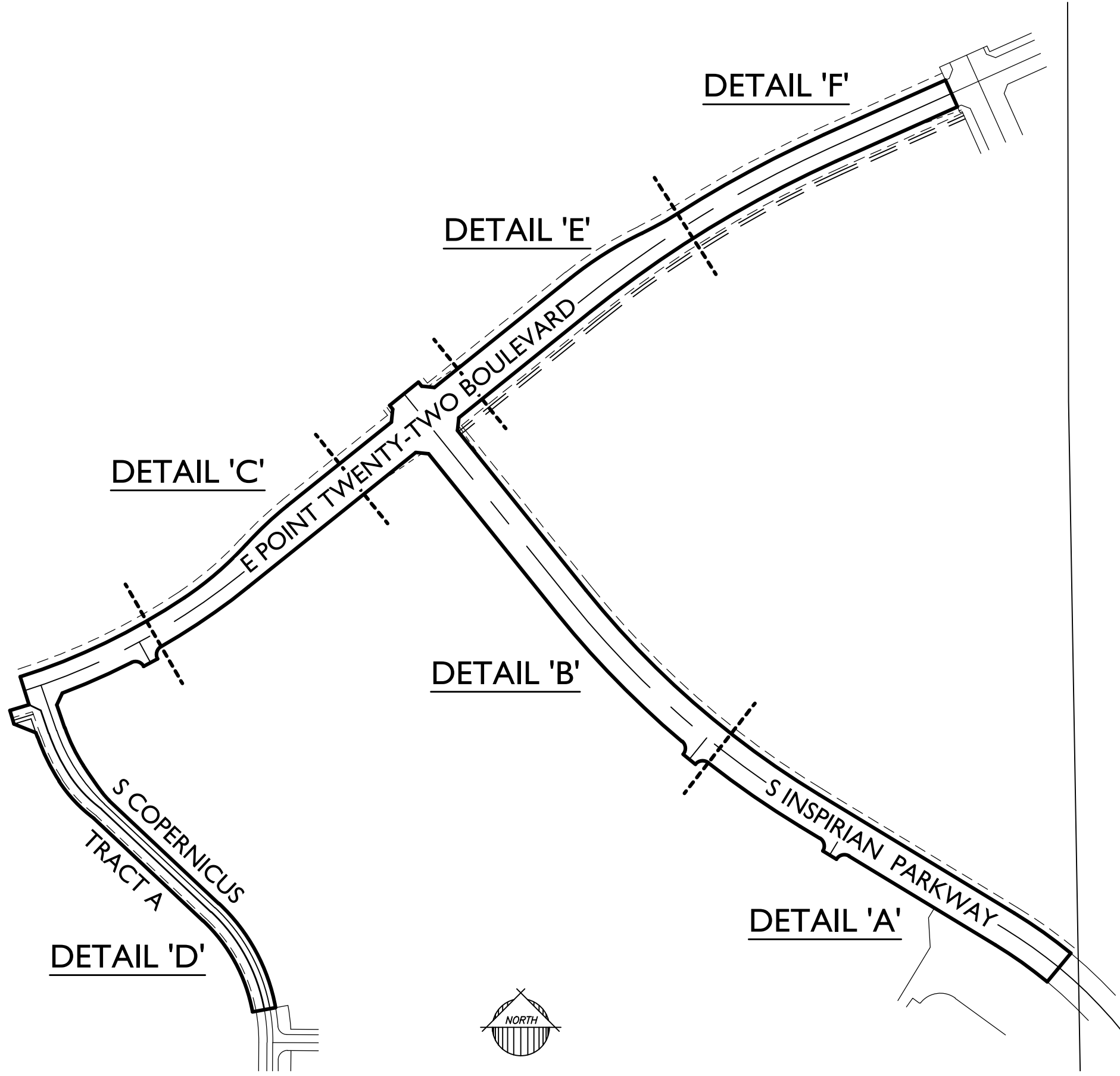
THENCE SOUTHEASTERLY 676.65 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 19 DEGREES 55 MINUTES 39 SECONDS;

THENCE SOUTH 58 DEGREES 44 MINUTES 17 SECONDS EAST, 499.57 FEET TO THE BEGINNING OF A CURVE, CONCAVE SOUTHWEST, HAVING A RADIUS OF 1054.50 FEET;

THENCE SOUTHEASTERLY 151.41 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 8 DEGREES 13 MINUTES 37 SECONDS;

THENCE ON A NON-TANGENT LINE SOUTH 32 DEGREES 35 MINUTES 33 SECONDS WEST, 14.10 FEET;

THENCE SOUTH 39 DEGREES 34 MINUTES 55 SECONDS WEST, 40.50 FEET TO THE POINT OF BEGINNING.



## KEY MAP

NOT TO SCALE

## NOTES

- CONSTRUCTION WITHIN UTILITY EASEMENTS EXCEPT BY PUBLIC AGENCIES AND UTILITY COMPANIES, SHALL BE LIMITED TO UTILITIES, PAVING, AND WOOD, WIRE, AND REMOVABLE SECTION TYPE FENCING.
- 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.
- UTILITY LINES ARE TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY THE CORPORATION COMMISSION GENERAL ORDER R. (42)33.
- ELECTRICAL LINES ARE TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY THE ARIZONA CORPORATION COMMISSION GENERAL ORDER R-14-2-133.
- COMMUNICATION LINES ARE TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY THE ARIZONA CORPORATION COMMISSION GENERAL ORDER R-14-2-133.
- AN AVIGATION EASEMENT AND RELEASE FOR THIS PLAT IS RECORDED IN MARICOPA COUNTY RECORDER DOCUMENT #2011-0357115 AND RE-RECORDED IN DOCUMENT #2011-0432679. THIS SUBDIVISION IS WITHIN THREE (3) MILES OF PHOENIX-MESA GATEWAY AIRPORT. INFORMATION REGARDING AIRCRAFT OPERATIONS AND AIRPORT DEVELOPMENT IS AVAILABLE THROUGH THE AIRPORT ADMINISTRATION OFFICE.
- ALL TRACTS SHOWN ON THIS FINAL PLAT, AFTER THE COMPLETION OF CONSTRUCTION OF IMPROVEMENTS HEREON, WILL BE CONVEYED TO EASTMARK COMMUNITY ALLIANCE, INC., AN ARIZONA NON-PROFIT CORPORATION (THE "ALLIANCE"), OR EASTMARK RESIDENTIAL ASSOCIATION, INC., AN ARIZONA NON-PROFIT CORPORATION (THE "ASSOCIATION"), AND THEREAFTER SHALL BE OWNED AND MAINTAINED BY THE ALLIANCE OR THE ASSOCIATION, AS APPLICABLE.
- THE CITY OF MESA IS NOT RESPONSIBLE FOR AND WILL NOT ACCEPT MAINTENANCE OF ANY PRIVATE PARKS, DRAINAGE FACILITIES OR LANDSCAPED AREAS WITHIN THIS FINAL PLAT OR LANDSCAPING WITHIN THE RIGHTS-OF-WAY ALONG THE ROADS SHOWN HEREON. ALL TRACTS SHALL BE PRIVATELY OWNED AND MAINTAINED. THE MAINTENANCE OF EASEMENT PREMISES SHOWN ON THIS FINAL PLAT WHICH LIE WITHIN THE BOUNDARIES OF A TRACT IS THE RESPONSIBILITY OF THE TRACT OWNER.
- PUBLIC UTILITY AND FACILITY EASEMENT (PUFE) WILL BE TREATED LIKE PUBLIC UTILITY EASEMENTS WHEN DETERMINING WHO PAYS RELOCATION COSTS FOR THE RELOCATION OF SRP FACILITIES IN PUFE'S ON THIS FINAL PLAT.
- UNDER THE COMMUNITY MAINTENANCE AGREEMENT BETWEEN THE CITY OF MESA, DMB MESA PROVING GROUNDS LLC, AND THE ALLIANCE, DATED JUNE, 2012 (THE "COMMUNITY MAINTENANCE AGREEMENT"), OR AS MAY BE SUBSEQUENTLY AMENDED, DMB (OR ITS ASSIGNEES, WHICH MAY INCLUDE THE ALLIANCE OR THE ASSOCIATION) IS TO MAINTAIN ANY AND ALL LANDSCAPING IMPROVEMENTS LOCATED WITHIN AND ALONG THE OUTER EDGE OF THE PUBLIC RIGHT-OF-WAY DEDICATED PURSUANT TO THIS FINAL PLAT.
- IN ORDER TO COMPLY WITH THE "ARIZONA BOUNDARY SURVEY MINIMUM STANDARDS", ARIZONA BOARD OF TECHNICAL REGISTRATION, SUBSTANTIVE POLICY STATEMENT #12, AND CITY OF MESA SUBDIVISION PLAT STAKING REQUIREMENTS, THE OWNER AND CITY HAVE AGREED THAT ALL BOUNDARY AND TRACT CORNERS WILL BE STAKED PRIOR TO COMPLETION OF PAVING IMPROVEMENTS, IF SUCH CORNERS ARE SET UNDER THE SUPERVISION OF AN ARIZONA REGISTERED LAND SURVEYOR OTHER THAN THE ONE WHOSE NAME APPEARS ON THIS FINAL PLAT. A SEPARATE RESULTS-OF-SURVEY DRAWING FOR THESE INTERIOR CORNERS WILL NEED TO BE RECORDED.
- THIS SUBDIVISION IS LOCATED IN THE CITY OF MESA WATER SERVICE AREA AND HAS BEEN DESIGNATED AS HAVING AN ASSURED WATER SUPPLY.
- ALL CURVES ARE TANGENT, COMPOUND, OR REVERSE UNLESS NOTED OTHERWISE.

### TRACT USE TABLE

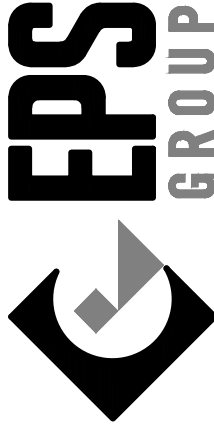
TRACT	USE	AREA (SF)	AREA (AC)
A	LANDSCAPE, OPEN SPACE, PUFE, SRP PDE	23,774	0.546

### AREA SUMMARY

RIGHT-OF-WAY:	354,897 SQ FT	8.147 AC
TRACTS (A)	23,774 SQ FT	0.546 AC
TOTAL:	378,671 SQ FT	8.693 AC

AREA: 8.693 AC

2045 S. Vineyard Ave., Suite 101  
Mesa, AZ 85210  
T-480-503-2258 | F-480-503-2258  
www.epsgroupinc.com



DU3/4 EAST PHASE 2 INFRASTRUCTURE

MESA, ARIZONA

FINAL PLAT

Project:

Revisions:



Designer: RSM  
Drawn by: RSM



Job No.

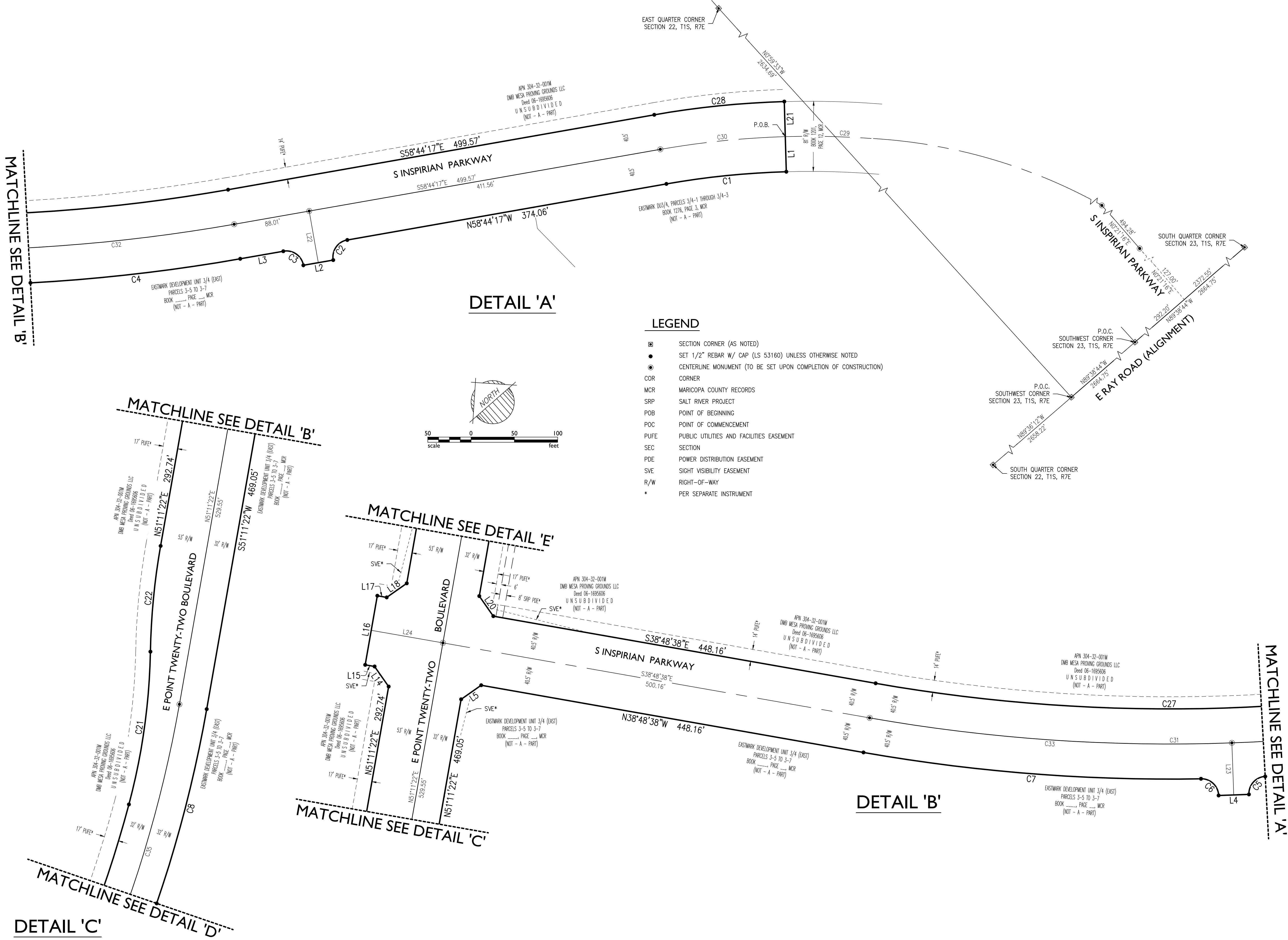
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FP02

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of 4





2045 S. Vineyard Ave., Suite 101  
Mesa, AZ 85210  
T: 480.503.2350 | F: 480.503.2358  
www.epsgroupinc.com

DU3/4 EAST PHASE 2 INFRASTRUCTURE  
MESA, ARIZONA

FINAL PLAT

Project:

Revisions:

Call at least two full working days before you begin excavation.

DESIGNED BY: RSM  
DRAWN BY: RSM

Job No.  
**16-260**

FP03

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