

FINAL PLAT for THE POINT

A REPLAT OF LOTS 1, 4, 5, 6, 7 & 8 OF "EASTMARK DEVELOPMENT UNIT 6 SOUTH, PARCEL 6-3 COMMERCIAL REPLAT" AS RECORDED IN BOOK 1371, PAGE 46, RECORDS OF MARICOPA COUNTY, ARIZONA, SITUATED WITHIN A PORTION OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 1 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA.

IN WITNESS WHEREOF:

EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY, AS OWNER, HAS HEREUNTO CAUSED ITS NAME TO BE AFFIXED AND THE SAME TO BE ATTESTED BY THE SIGNATURE OF THE AUTHORIZED REPRESENTATIVE THIS 22nd DAY OF August, 2019.

BY: EVERGREEN DEVELOPMENT COMPANY - 2017, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY
ITS: MANAGER

BY: EVERGREEN DEVCO, INC., A CALIFORNIA CORPORATION
ITS: MANAGER
BY: Principal

ITS: Principal

ACKNOWLEDGMENT

STATE OF ARIZONA } SS
COUNTY OF MARICOPA }

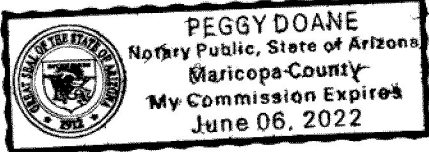
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 22nd DAY OF August, 2019

BY Dana Dragon THE Principal OF EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL:

Peggy Doane
NOTARY PUBLIC

MY COMMISSION EXPIRES: June 6, 2022



IN WITNESS WHEREOF:

SAFeway INC., A DELAWARE CORPORATION, AS OWNER, HAS HEREUNTO CAUSED ITS NAME TO BE AFFIXED AND THE SAME TO BE ATTESTED BY THE SIGNATURE OF THE AUTHORIZED REPRESENTATIVE THIS 19th DAY OF August, 2019.

BY: Anna L. Pina

ITS: Vice President

ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA } SS
COUNTY OF Alameda }

ON THIS 14 DAY OF August, 2019.

BEFORE ME, Joanne S. Horensky, (NOTARY PUBLIC)

PERSONALLY APPEARED Thomas S. Horensky, WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY IN THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL:

Joanne S. Horensky
SIGNATURE

Oct 25, 2021

IN WITNESS WHEREOF:

DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS OWNER, HAS HEREUNTO CAUSED ITS NAME TO BE AFFIXED AND THE SAME TO BE ATTESTED BY THE SIGNATURE OF THE AUTHORIZED REPRESENTATIVE THIS 13th DAY OF August, 2019.

BY: DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY

BY: RDM PROPERTIES LLC, AN ARIZONA LIMITED LIABILITY COMPANY
ITS: MANAGER

BY: Mr. Manka

ITS: Mgr

BY: SBO PROPERTIES LLC, AN ARIZONA LIMITED LIABILITY COMPANY
ITS: MANAGER

BY: Mr. Manka

ITS: Mgr

BY: STONEHOME LLC, AN ARIZONA LIMITED LIABILITY COMPANY
ITS: MANAGER

BY: Mr. Manka

ITS: Mgr

ACKNOWLEDGMENT

STATE OF ARIZONA } SS
COUNTY OF MARICOPA }

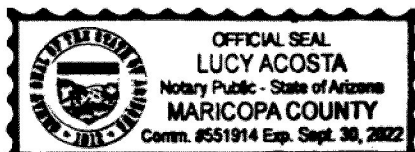
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 13th DAY OF August, 2019

BY Richard Marks THE Mgr OF RDM PROPERTIES LLC, AN ARIZONA LIMITED LIABILITY COMPANY, MANAGER OF DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL:

Cheryl A.
NOTARY PUBLIC

MY COMMISSION EXPIRES: September 30, 2022



NOTES

1. THE USE AND MAINTENANCE OF ALL AREAS WITHIN THIS PLAT ARE COVERED BY THE AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR EASTMARK, RECORDED ON FEBRUARY 6, 2013 AS DOCUMENT NO. 2013-0122018, AND RE-RECORDED AS DOCUMENT NO. 2013-0217662, OFFICIAL RECORDS OF MARICOPA COUNTY, ARIZONA AND HTE "SUPPLEMENTAL DECLARATIONS", RECORDED AS DOCUMENT NOS. 2017-0553636 AND 2017-0898230, OFFICIAL RECORDS OF MARICOPA COUNTY, ARIZONA.

2. THIS SUBDIVISION IS LOCATED IN THE CITY OF MESA WATER SERVICE AREA AND HAS BEEN DESIGNATED AS HAVING AN ASSURED WATER SUPPLY.

3. UTILITY LINES TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY ARIZONA CORPORATION COMMISSION GENERAL ORDER R(42)33.

4. THIS SUBDIVISION IS SUBJECT TO THE REQUIREMENTS OF THE MESA PROVING GROUNDS COMMUNITY PLAN APPROVED ON NOVEMBER 3, 2008, AND AS MAY BE AMENDED FROM TIME TO TIME.

5. THE CITY OF MESA IS NOT RESPONSIBLE FOR AND WILL NOT ACCEPT MAINTENANCE OF ANY PARKS, DRAINAGE FACILITIES OR LANDSCAPED AREAS WITHIN THE SUBDIVISION SHOWN ON THIS PLAT OR LANDSCAPING WITHIN THE RIGHT OF WAY ALONG THE ROADS SHOWN HEREON. ALL LOTS SHALL BE PRIVATELY OWNED AND MAINTAINED. THE MAINTENANCE OF EASEMENT PREMISES SHOWN ON THIS PLAT WHICH LIE WITHIN THE LOTS IS THE RESPONSIBILITY OF THE LOT OWNER.

6. AN AVIGATION EASEMENT AND RELEASE FOR THIS PLAT IS RECORDED IN MARICOPA COUNTY RECORDER DOCUMENT NO. 2011-0357115 AND RE-RECORDED IN DOCUMENT NO. 2011-0432879. THIS SUBDIVISION IS WITHIN THE THREE (3) MILES OF PHOENIX-MESA GATEWAY AIRPORT. INFORMATION REGARDING THE AIRCRAFT OPERATIONS AND AIRPORT DEVELOPMENT IS AVAILABLE THROUGH THE AIRPORT ADMINISTRATION OFFICE.

7. IN ORDER TO COMPLY WITH THE "ARIZONA BOUNDARY SURVEY MINIMUM STANDARDS", ARIZONA BOARD OF TECHNICAL REGISTRATION, SUBSTANTIVE POLICY STATEMENT NO. 12, AND CITY OF MESA SUBDIVISION PLAT STAKING REQUIREMENTS, THE OWNER AND CITY HAVE AGREED THAT ALL BOUNDARY 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 PLAT, A SEPARATE RESULTS-OF-SURVEY DRAWING FOR THESE EXTERIOR CORNERS WILL NEED TO BE RECORDED.

8. ALL CORNERS SHALL BE MONUMENTED WITH 1/2" REBAR AND CAPPED OR TAGGED, BEARING THE REGISTRATION NUMBER OF THE SURVEYOR RESPONSIBLE FOR THEIR REPLACEMENT AT THE TIME OF CONSTRUCTION.

9. CONSTRUCTION WITHIN UTILITY EASEMENTS EXCEPT BY PUBLIC AGENCIES AND UTILITY COMPANIES, SHALL BE LIMITED TO PAVING, WOOD, WIRE AND REMOVABLE SECTION TYPE FENCING.

10. 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.

11. THE CITY OF MESA WILL NOT BE RESPONSIBLE FOR ANY SPECIAL TYPE OF SURFACE MATERIAL SUCH AS BUT NOT LIMITED TO, SPECIALTY PAVEMENT, CONCRETE, COLORED STAMPED PAVEMENT OR CONCRETE, OR BRICKS, AS NOTED WITHIN THE PROJECT'S CONSTRUCTION DOCUMENTS. SHOULD REMOVAL OF THE SPECIAL TYPE OF SURFACE MATERIAL BE REQUIRED BY THE CITY OF MESA FOR MAINTENANCE OF THE CITY'S FACILITIES SUCH AS THE CITY'S UTILITY SYSTEMS, THE CITY WILL ONLY BE REQUIRED TO BACKFILL AND PROVIDE CITY OF MESA ACCEPTED TEMPORARY SURFACE MATERIAL OVER THE SAID UTILITY OR OTHER AREA. DISTURBED, RECONSTRUCTION OF THE SPECIAL TYPE OF SURFACE MATERIAL SHALL BE THE RESPONSIBILITY OF THE LAND OWNER.

12. ELECTRICAL LINES TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY THE ARIZONA CORPORATION COMMISSION.

13. PUBLIC UTILITY AND FACILITY EASEMENTS WILL BE TREATED LIKE PUBLIC UTILITY EASEMENTS WHEN DETERMINING WHO PAYS RELOCATION COSTS FOR THE RELOCATION OF SRP AND PRIVATE SOUTHWEST GAS FACILITIES IN PUFES ON THIS PLAT. THE DEFINITION OF PUBLIC EASEMENT IN M.C.C. § 9-1-1 INCLUDES THE PUFES ON THIS PLAT. THE TERM "PUBLIC EASEMENT" IN M.C.C. § 9-1-5(A) INCLUDES PUFES, AND PUFES ON THIS PLAT ARE SUBJECT TO M.C.C. § 9-1-5(A).

ACKNOWLEDGMENT

STATE OF ARIZONA } SS
COUNTY OF MARICOPA }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 13th DAY OF August, 2019

BY Raymond L. Graham THE Mgr OF SBO PROPERTIES LLC, AN ARIZONA LIMITED LIABILITY COMPANY, MANAGER OF DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL:

Lucy Acosta
NOTARY PUBLIC

MY COMMISSION EXPIRES: September 30, 2022



ACKNOWLEDGMENT

STATE OF ARIZONA } SS
COUNTY OF MARICOPA }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 13th DAY OF August, 2019

BY Michael Stradgier THE Mgr OF STONEHOME LLC, AN ARIZONA LIMITED LIABILITY COMPANY, MANAGER OF DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL:

Lucy Acosta
NOTARY PUBLIC

MY COMMISSION EXPIRES: September 30, 2022



DEDICATION

STATE OF ARIZONA } SS
COUNTY OF MARICOPA }

KNOW ALL MEN BY THESE PRESENTS:

THAT EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY, AND, SAFEWAY INC., A DELAWARE CORPORATION, AND, DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS OWNER, DOES HEREBY PUBLISH THIS FINAL PLAT FOR "THE POINT", SITUATED IN THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 1 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, AS SHOWN HEREON, AND HEREBY DECLARES THAT THIS PLAT SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF EACH OF THE STREETS, LOTS, TRACTS AND EASEMENTS CONSTITUTING SAME, AND THAT EACH OF THE STREETS, LOTS, TRACTS AND EASEMENTS SHALL BE KNOWN BY THE NAME, NUMBER, OR LETTER GIVEN TO IT RESPECTIVELY.

EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY, AND, SAFEWAY INC., A DELAWARE CORPORATION, AND, DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY, HEREBY DEDICATES TO THE CITY OF MESA FOR USE AS SUCH THE VEHICULAR NON-ACCESS EASEMENTS AND PUBLIC UTILITY AND FACILITY EASEMENTS, AS SHOWN ON THE SAID PLAT AND INCLUDED IN THE ABOVE DESCRIBED PREMISES. ALL OTHER EASEMENTS ARE HEREBY DEDICATED FOR THE PURPOSES SHOWN. CONSTRUCTION WITHIN EASEMENTS, EXCEPT BY PUBLIC AGENCIES AND UTILITY COMPANIES, SHALL BE LIMITED TO UTILITIES, AND WOOD, WIRE, OR REMOVABLE SECTION TYPE FENCING, UNLESS APPROVED OTHERWISE BY THE CITY OF MESA. ALL EASEMENTS CREATED BY THIS PLAT ARE PERPETUAL AND NONEXCLUSIVE EASEMENTS.

IT IS AGREED THAT EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY, AND, SAFEWAY INC., A DELAWARE CORPORATION, AND, DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY, SHALL HAVE FULL USE OF THE EASEMENT PREMISES EXCEPT FOR THE PURPOSE FOR WHICH THE SAME IS HEREIN CONVEYED TO THE CITY OF MESA, AND EXCEPT FOR USES WHICH INTERFERE WITH THE ENJOYMENT BY EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY, AND, SAFEWAY, INC., A DELAWARE CORPORATION, AND, DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY OF THE RIGHTS AND SERVITUDE HEREIN CONVEYED TO IT, AND PROVIDED ALWAYS THAT NO BUILDING OR STRUCTURE OF ANY NATURE OR KIND WHATSOEVER, INCLUDING WITHOUT LIMITATION, FENCES, NOR ANY PART OF SAME, SHALL BE CONSTRUCTED, INSTALLED OR PLACED ON OR OVER SAID EASEMENT OR ANY PART THEREOF BY EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY, AND, SAFEWAY, INC., A DELAWARE CORPORATION, AND, DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY, OR THEIR SUCCESSORS OR ASSIGNS AND THAT THE GRADE OVER ANY BURIED FACILITIES SHALL NOT BE CHANGED WITHOUT PRIOR WRITTEN CONSENT OF THE CITY OF MESA. THE RIGHTS AND OBLIGATIONS OF THE CITY OF MESA SHALL BE CONSTRUED BROADLY AND CONSISTENT WITH THE PERFORMANCE OF ITS OBLIGATIONS TO PROVIDE UTILITY SERVICE TO ITS CUSTOMERS.

EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY, AND, SAFEWAY INC., A DELAWARE CORPORATION, AND, DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY HEREBY GRANTS TO THE CITY OF MESA A PERMANENT, NON-EXCLUSIVE EASEMENT OVER, ACROSS, UNDER AND UPON ALL AREAS DESIGNATED ON THIS PLAT AS "SIGHT VISIBILITY EASEMENT" OR "SVE" FOR PURPOSES OF ESTABLISHING AREAS WITHIN WHICH NO LANDSCAPING OTHER THAN GROUND COVER, FLOWERS AND GRANITE LESS THAN 3' FOOT (MATURE) IN HEIGHT, AND/OR TREES WITH BRANCHES NOT LESS THAN 8- FEET ABOVE GROUND, WHICH TREES, IF ANY, MUST BE SPACED NOT LESS THAN 8- FEET APART.

EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY, AND, SAFEWAY INC., A DELAWARE CORPORATION, AND, DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY HEREBY GRANTS TO THE CITY OF MESA A PERMANENT, NON-EXCLUSIVE EASEMENT OVER, ACROSS, UNDER AND UPON ALL AREAS DESIGNATED ON THIS PLAT AS "VEHICULAR NON-ACCESS EASEMENT" OR "VNAE" FOR PURPOSES OF ESTABLISHING AREAS WITHIN WHICH NO VEHICULAR ACCESS IS PERMITTED.

DRAINAGE COVENANT:
THE UNDERSIGNED OWNERS AGREE AS FOLLOWS:

THAT THE DRAINAGE EASEMENTS SHOWN ON THIS PLAT (OR MAP OF DEDICATION) AS (NAME TRACT OR OTHERWISE DESCRIBE LOCATION) ARE HEREBY RESERVED AS DRAINAGE FACILITIES AND RETENTION BASINS FOR THE INCLUSIVE CONVEYANCE AND STORAGE OF DRAINAGE FOR THIS SUBDIVISION AND FOR PUBLIC RIGHTS-OF-WAY PER THE APPROVED IMPROVEMENT PLANS ON FILE WITH THE CITY OF MESA, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS TO MAINTAIN SAID DRAINAGE FACILITIES AND RETENTION AREAS.

THAT THE DRAINAGE FACILITIES AND RETENTION AREAS SHALL BE MAINTAINED BY THE OWNER, HIS SUCCESSORS AND ASSIGNS AND SHALL PROVIDE STORM WATER CONVEYANCE AND STORAGE AS PRIVATE DRAINAGE FACILITIES AND PRIVATE RETENTION BASINS ADEQUATE TO CONVEY AND STORE DRAINAGE FROM SAID PUBLIC RIGHTS-OF-WAY PER THE APPROVED IMPROVEMENT PLANS ON FILE WITH THE CITY OF MESA.

THAT THE AGREEMENTS CONTAINED HEREIN SHALL BE A COVENANT RUNNING WITH THE LAND, AND UPON RECORDING SHALL BE BINDING UPON ANY SUBSEQUENT PURCHASER OR OCCUPIER OF SAID PARCEL; AND

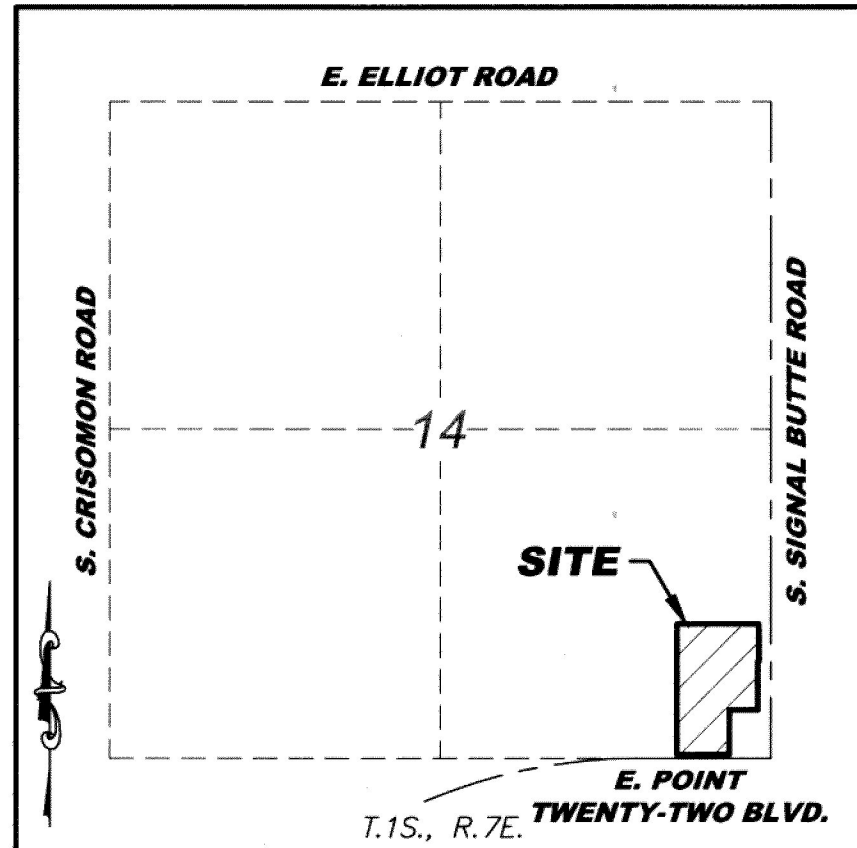
THAT THIS COVENANT CAN BE ENFORCED OR REMOVED BY THE CITY OF MESA, WHO CAN BRING PROCEEDINGS AT LAW OR IN EQUITY AGAINST THE PERSON OR PERSONS VIOLATING OR ATTEMPTING OR THREATENING TO VIOLATE ANY OF THESE COVENANTS, TO PREVENT HIM OR THEM FROM SO DOING, AND TO RECOVER DAMAGES FOR SUCH VIOLATIONS. ANY PERSON OR PERSONS OR THE CITY OF MESA PROSECUTING ANY PROCEEDINGS AT LAW OR IN EQUITY HEREUNDER SHALL HAVE THE RIGHT TO RECOVER, IN ADDITION TO ANY DAMAGES, A REASONABLE SUM AS AND FOR ATTORNEY'S FEES AND COURT COSTS.

EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY, AND, SAFEWAY INC., A DELAWARE CORPORATION, AND, DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY WARRANTS AND REPRESENTS TO THE CITY OF MESA THAT IT IS THE SOLE OWNER OF THE PROPERTY COVERED BY THIS PLAT, AND THAT EVERY LENDER, EASEMENT HOLDER OR OTHER PERSON OR ENTITY HAVING ANY INTEREST THAT IS ADVERSE TO OR INCONSISTENT WITH THE FOREGOING DEDICATION, OR ANY OTHER REAL PROPERTY INTEREST CREATED OR TRANSFERRED BY THIS PLAT, HAS CONSENTED TO OR JOINED IN THIS PLAT AS EVIDENCED BY INSTRUMENTS WHICH ARE RECORDED WITH THE MARICOPA COUNTY RECORDER'S OFFICE OR WHICH EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY, AND, SAFEWAY, INC., A DELAWARE CORPORATION, AND, DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY WILL RECORD IN WITNESS WHEREOF:

EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY, AND, SAFEWAY INC., A DELAWARE CORPORATION, AND, DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNERS, HAS HERETO CAUSED ITS NAME TO BE AFFIXED AND THE SAME TO BE ATTESTED BY THE SIGNATURE OF THE UNDERSIGNED OFFICERS.

OFFICIAL RECORDS OF
MARICOPA COUNTY RECORDER
ADRIAN FONTES
20190716025 09/12/2019 01:38
BOOK 1483 PAGE 19
ELECTRONIC RECORDING

PLAT04-3-1-1-M-
Yorkm



VICINITY MAP
N.T.S.

OWNER

SAFeway INC., A DELAWARE CORPORATION
11555 DUBLIN CANYON ROAD
PLEASANTON, CALIFORNIA 94588-2815

OWNER

EVERGREEN-POINT 22 & SIGNAL BUTTE, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY
ARIZONA LIMITED LIABILITY COMPANY
2390 E. CAMELBACK ROAD, SUITE 410
PHOENIX, ARIZONA 85016
CAMERON MILLER
(602) 808-8600

OWNER

DOMINION MESA SELF STORAGE LLC, AN ARIZONA LIMITED LIABILITY COMPANY
16646 E. LASER DRIVE
FOUNTAIN HILLS, ARIZONA 85268

LEGAL DESCRIPTION

LOTS 1, AND 4 THROUGH 8, INCLUSIVE, OF THE FINAL PLAT FOR "EASTMARK DEVELOPMENT UNIT 6 SOUTH PARCEL 6-3 COMMERCIAL PLAT" AS RECORDED IN BOOK 1371, PAGE 46, RECORDS OF MARICOPA COUNTY, ARIZONA.

BASIS OF BEARING

THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 1 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN.
SAID LINE BEARS: N00°38'01"W

ZONING

PLANNED COMMUNITY (PC) WITH AN APPROVED COMMUNITY PLAN. THE DEVELOPMENT UNIT PLAN (DUP) FOR DEVELOPMENT UNIT 6S (DU-6) APPROVED ON MARCH 23, 2016, THE LAND USE GROUPS IN THIS PLAT ARE:
LUG D-DISTRICT
LUG OS-OPEN SPACE

FLOODPLAIN

THE PROPERTY LIES IN FLOOD ZONE "D", DEFINED BY THE FEDERAL EMERGENCY MANAGEMENT ASSOCIATION (FEMA) AS "AREAS OF UNDETERMINED FLOOD HAZARD" PER FLOOD INSURANCE RATE MAP (FIRM) PANEL NUMBER 04013C2780L, UNPUBLISHED.

APPROVAL

APPROVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF MESA, ARIZONA ON

THIS 5th DAY OF December, 2019

APPROVED BY: John Giles ATTEST: Debra Mickelson
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.

APPROVED BY: Eric Sostrom DATE: 8/29/19
CITY CLERK

CERTIFICATION

I, ERIC SOSTROM, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF ARIZONA; THAT THIS MAP REPRESENTS A SURVEY PERFORMED UNDER MY SUPERVISION DURING THE MONTH OF JULY, 2019; THAT THE SURVEY IS CORRECT AND ACCURATE TO THE BEST OF MY KNOWLEDGE; THAT THE BOUNDARY MONUMENTS EXIST AS SHOWN AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED; THAT THE LOT CORNERS SHALL BE LOCATED AS SHOWN AT TIME OF CONSTRUCTION.

Eric Sostrom 7/15/2019
DATE
ERIC SOSTROM, RLS #41894
22425 N. 16TH STREET, SUITE 1
PHOENIX, ARIZONA 85024
ERICS@SIGSURVEYAZ.COM

A217073

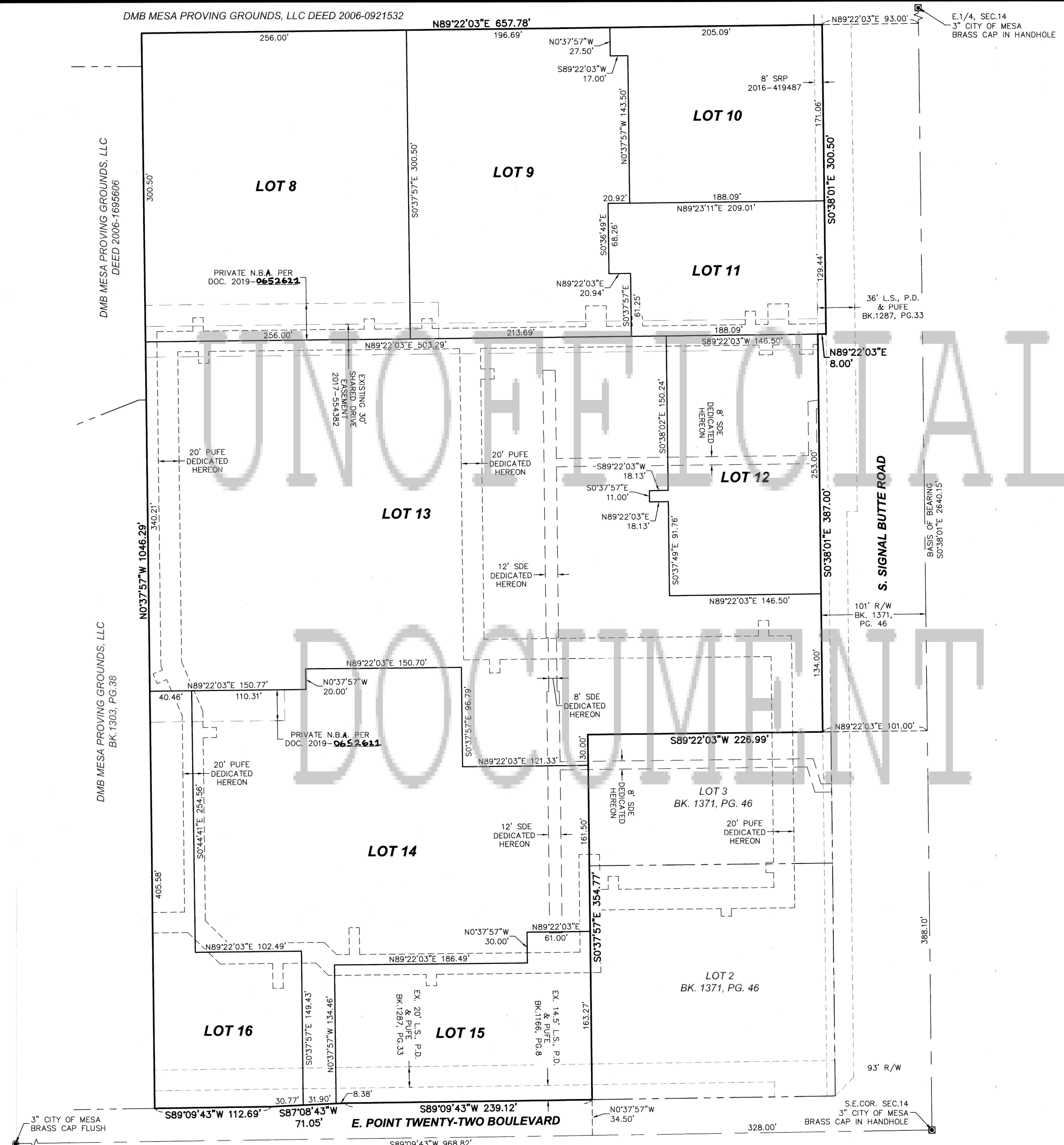
SIG SURVEY INNOVATION GROUP, INC.
Land Surveying Services
4450 E. COTTON CENTER BLVD.
PHOENIX, ARIZONA 85024
PHONE (602) 932-0780
FAX (602) 932-0781

OPTIMUS CIVIL DESIGN GROUP

FINAL PLAT for
THE POINT
MESA, ARIZONA



DRAWING NAME:
18061 REPLAT
JOB NO. 2018-061
DRAWN: ELS
CHECKED: JAS
DATE: 7/15/2019
SCALE: N.T.S.
SHEET: 1 OF 3



OFFICIAL RECORDS OF
MARICOPA COUNTY RECORDER
ADRIAN FONTES
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BOOK 1483 PAGE 19
ELECTRONIC RECORDING

PLAT04-3-1-1-M-
Yorkm

LOT AREAS		
LOT #	SQUARE FEET	ACRES
8	76,928	1.766
9	62,319	1.431
10	32,637	0.749
11	25,780	0.592
12	37,263	0.855
13	200,726	4.608
14	97,273	2.233
15	34,925	0.802
16	31,972	0.734
TOTAL	599,822	13.770

LEGEND

- 3" CITY OF MESA BRASS CAP IN HANDHOLE
- BK., PG. BOOK, PAGE
- L.S. LANDSCAPE EASEMENT
- N.B.A. NO-BUILD AREA
- P.D. PUBLIC DRAINAGE EASEMENT
- PUFE PUBLIC UTILITY AND FACILITY EASEMENT
- R/W RIGHT OF WAY
- SDE STORM DRAIN EASEMENT
- SRP SALT RIVER PROJECT
- SVE SIGHT VISIBILITY EASEMENT
- WNAE VEHICULAR NON-ACCESS EASEMENT

- BOUNDARY LINE
- ADJACENT BOUNDARY LINE
- CENTER LINE
- EASEMENT LINE



SURVEY INNOVATION GROUP, INC
Land Surveying Services
22425 N. 16th ST., SUITE 1
PHOENIX, ARIZONA 85024
PH: (602) 922-0781
FAX: (602) 922-0781



OPTIMUS CIVIL DESIGN GROUP
4606 E. COTTON CENTER BLVD., SUITE 120
PHOENIX, AZ 85044
PH: (602) 245-1535
FAX: (602) 245-9400

FINAL PLAT for
THE POINT
MESA, ARIZONA

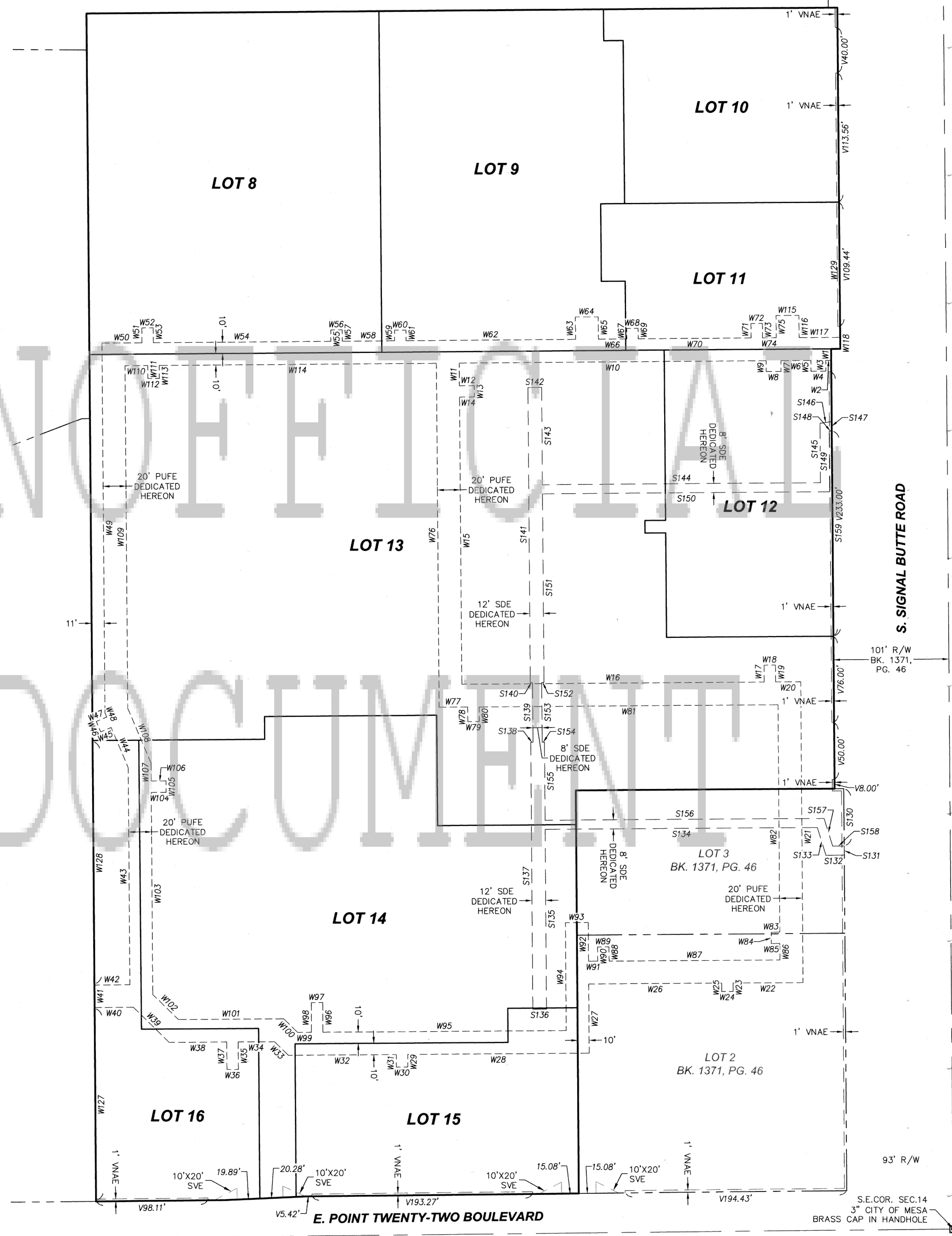


DRAWING NAME:
18061 REPLAT
JOB NO. 2018-061
DRAWN: ELS
CHECKED: JAS
DATE: 7/15/2019
SCALE: 1" = 50'
SHEET: 2 OF 3



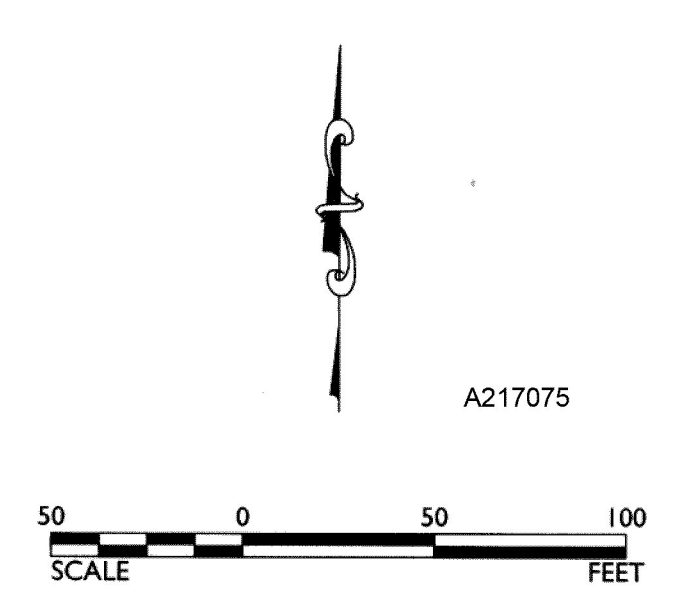
WATER LINE TABLE			WATER LINE TABLE		
LINE	DIRECTION	LENGTH	LINE	DIRECTION	LENGTH
W1	S0°38'01"E	10.00'	W62	N89°22'03"E	148.52'
W2	S89°22'03"W	4.76'	W63	N0°37'57"W	20.00'
W3	S0°37'57"E	9.50'	W64	N89°22'03"E	20.00'
W4	S89°22'03"W	13.00'	W65	S0°37'57"E	20.00'
W5	N0°37'57"W	9.50'	W66	N89°22'03"E	24.85'
W6	S89°22'03"W	26.22'	W67	N0°37'57"W	9.50'
W7	S0°37'57"E	9.50'	W68	N89°22'03"E	10.00'
W8	S89°22'03"W	13.00'	W69	S0°37'57"E	9.50'
W9	N0°37'57"W	9.50'	W70	N89°22'03"E	99.19'
W10	S89°22'03"W	269.13'	W71	N0°37'57"W	13.00'
W11	S0°37'57"E	20.00'	W72	N89°22'03"E	10.00'
W12	N89°22'03"E	13.00'	W73	S0°37'57"E	13.00'
W13	S0°37'57"E	10.00'	W74	N89°22'03"E	12.00'
W14	S89°22'03"W	13.00'	W75	N0°37'57"W	20.00'
W15	S0°37'57"E	253.00'	W76	S0°37'57"E	303.00'
W16	N89°22'03"E	265.22'	W77	N89°22'03"E	25.00'
W17	N0°37'57"W	15.00'	W78	S0°37'57"E	13.00'
W18	N89°22'03"E	10.00'	W79	N89°22'03"E	10.00'
W19	S0°37'57"E	15.00'	W80	N0°37'57"W	13.00'
W20	N89°22'03"E	21.91'	W81	N89°22'03"E	262.13'
W21	S0°37'57"E	264.50'	W82	S0°37'57"E	199.99'
W22	S89°22'03"W	61.26'	W83	S89°22'03"W	7.50'
W23	S0°37'57"E	7.50'	W84	S0°37'57"E	10.00'
W24	S89°22'03"W	10.00'	W85	N89°22'03"E	7.50'
W25	N0°37'57"W	7.50'	W86	S0°37'57"E	14.51'
W26	S89°22'03"W	116.74'	W87	S89°22'03"W	150.00'
W27	S0°37'57"E	61.00'	W88	N0°37'57"W	12.51'
W28	S89°22'03"W	158.99'	W89	S89°22'03"W	10.00'
W29	S0°37'57"E	11.00'	W90	S0°37'57"E	12.51'
W30	S89°22'03"W	10.00'	W91	S89°22'03"W	8.00'
W31	N0°37'57"W	11.00'	W92	N0°37'57"W	34.07'
W32	S89°22'03"W	94.46'	W93	S89°22'03"W	20.00'
W33	N45°37'57"W	17.07'	W94	S0°37'57"E	95.07'
W34	S89°22'03"W	31.83'	W95	S89°22'03"W	213.04'
W35	S0°36'51"E	24.17'	W96	N0°37'57"W	26.21'
W36	S89°23'09"W	10.00'	W97	S89°22'03"W	10.00'
W37	N0°36'51"W	24.17'	W98	S0°37'57"E	26.21'
W38	S89°22'03"W	50.45'	W99	S89°22'03"W	12.14'
W39	N45°37'57"W	43.94'	W100	N45°37'57"W	17.07'
W40	S89°22'03"W	33.92'	W101	S89°22'03"W	92.28'
W41	N0°37'57"W	20.00'	W102	N45°37'57"W	31.50'
W42	N89°22'03"E	31.00'	W103	N0°37'57"W	178.07'
W43	N0°37'57"W	191.10'	W104	N89°22'03"E	13.00'
W44	N23°07'57"W	38.27'	W105	N0°37'57"W	10.00'
W45	S66°52'03"W	9.91'	W106	S89°22'03"W	13.00'
W46	N23°07'57"W	10.00'	W107	N0°37'57"W	15.80'
W47	N66°52'03"E	9.91'	W108	N23°07'57"W	52.26'
W48	N23°07'57"W	3.99'	W109	N0°37'57"W	301.99'
W49	N0°37'57"W	325.97'	W110	N89°22'03"E	20.00'
W50	N89°22'03"E	35.01'	W111	S0°37'57"E	11.50'
W51	N0°37'57"W	13.00'	W112	N89°22'03"E	10.00'
W52	N89°22'03"E	10.00'	W113	N0°37'57"W	11.50'
W53	S0°37'57"E	13.00'	W114	N89°22'03"E	242.67'
W54	N89°22'03"E	155.50'	W115	N89°22'03"E	20.00'
W55	N0°37'57"W	10.00'	W116	S0°37'57"E	20.00'
W56	N89°22'03"E	10.00'	W117	N89°22'03"E	35.99'
W57	S0°37'57"E	10.00'	W118	S0°38'01"E	10.00'
W58	N89°22'03"E	45.75'	W127	N0°37'57"W	170.43'
W59	N0°37'57"W	9.50'	W128	N0°37'57"W	215.15'
W60	N89°22'03"E	10.00'	W129	N0°38'01"W	119.44'
W61	S0°37'57"E	9.50'			

STORM LINE TABLE		
LINE	DIRECTION	LENGTH
S130	S0°38'01"E	50.50'
S131	S0°38'02"E	8.00'
S132	S88°44'08"W	16.13'
S133	N17°09'38"W	25.74'
S134	S89°22'03"W	238.68'
S135	S0°37'57"E	158.50'
S136	S89°22'03"W	12.00'
S137	N0°37'57"W	235.00'
S138	N89°22'03"E	2.00'
S139	N0°37'57"W	52.50'
S140	S89°22'03"W	2.00'
S141	N0°37'57"W	260.00'
S142	N89°22'03"E	12.00'
S143	S0°37'57"E	85.85'
S144	N89°22'03"E	243.82'
S145	N0°37'57"W	52.32'
S146	N81°10'59"E	10.41'
S147	S0°38'01"E	8.08'
S148	S81°10'59"W	2.33'
S149	S0°37'57"E	53.38'
S150	S89°22'03"W	251.82'
S151	S0°37'57"E	166.15'
S152	S89°22'03"W	2.00'
S153	S0°37'57"E	52.50'
S154	N89°22'03"E	2.00'
S155	S0°37'57"E	68.50'
S156	N89°22'03"E	244.65'
S157	S17°09'38"E	25.67'
S158	N88°44'08"E	10.17'
S159	N0°38'01"W	180.87'



OFFICIAL RECORDS OF
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ELECTRONIC RECORDING

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FINAL PLAT for
THE POINT
MESA, ARIZONA

SIG
SURVEY INNOVATION
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Land Surveying Services
22425 N. 16th St., Suite 1
Phoenix, Arizona 85024
PH (602) 966-9300 FAX (602) 966-9400

OPTIMUS
CIVIL DESIGN GROUP
SUITE 120
4600 E. COTTON CENTER BLVD.
PHOENIX, AZ 85044
PH (602) 966-9300 FAX (602) 966-9400

REGISTERED LAND SURVEYOR
41894
ERIC L. SOSTROM
Date Signed: 7/15/2019
ARIZONA U.S.A.

DRAWING NAME:
18061 REPLAT
JOB NO. 2018-061
DRAWN: ELS
CHECKED: JAS
DATE: 7/15/2019
SCALE: 1" = 50'
SHEET: 3 OF 3