

# EXHIBIT A

## ASCEND TEMPORARY DRAINAGE EASEMENT RELEASE LEGAL DESCRIPTION

An easement located within Parcel F2 as shown on the replat of MOUNTAIN VISTA MARKETPLACE recorded at Book 1555 of maps, page 33 in the office of the Maricopa County Recorder, said easement also situate within the Northeast quarter of Section 35, Township 1 North, Range 7 East of the Gila and Salt River Meridian, Maricopa County, Arizona, being more particularly described as follows:

**COMMENCING** at the Southwest corner of said Parcel F2 being the centerline of a 50 foot wide easement for ingress, egress, refuse collection and emergency vehicle access easement also known as South 105<sup>th</sup> Place as shown on said replat of MOUNTAIN VISTA MARKETPLACE;

**Thence** North 00°09'53" West along said centerline and the Westerly line of said Parcel F2, a distance of 397.42 feet to a corner of said Parcel F2;

**Thence** leaving said centerline and westerly line, North 86°12'54" East, a distance of 41.20 feet to the beginning of a non-tangent curve whose radius point bears South 88°01'05" West, a distance of 333.76 feet and the **POINT OF BEGINNING**;

**Thence** Northerly along said curve to the left, through a central angle of 21°10'44", an arc length of 123.37 feet to a point of non-tangency;

**Thence** North 68°39'51" East, a distance of 143.89 feet;

**Thence** South 09°32'02" East, a distance of 215.00 feet;

**Thence** South 89°50'20" West, a distance of 142.89 feet;

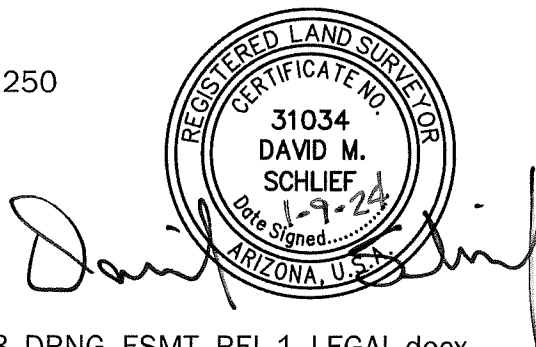
**Thence** North 00°09'40" West, a distance of 14.06 feet;

**Thence** North 00°01'34" West, a distance of 26.29 feet to the **POINT OF BEGINNING**.

The above described easement contains a computed area of 25,583 sq. ft. (0.5873 acres) more or less and being subject to any easements, restrictions, rights-of-way of record or otherwise.

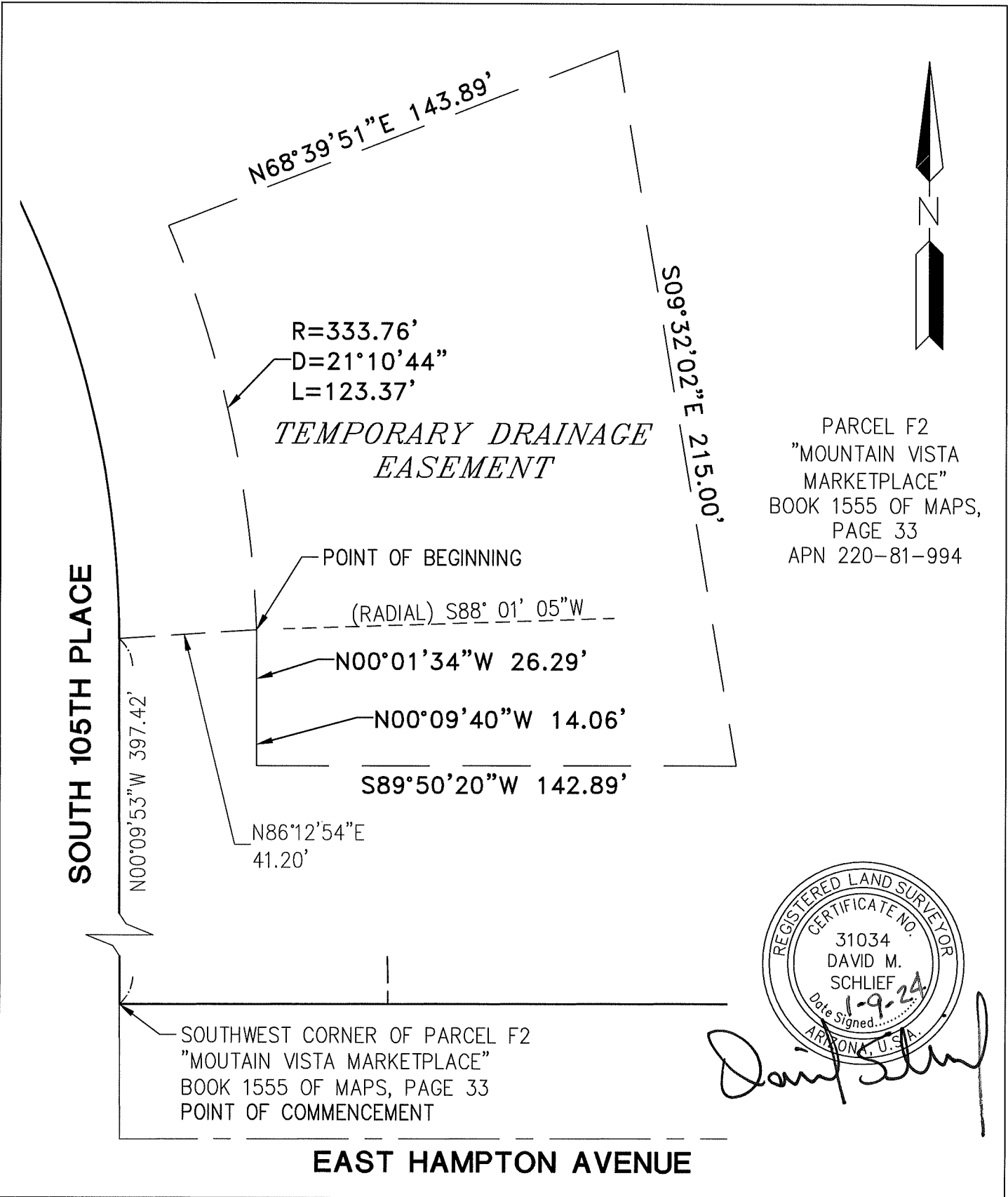
The description shown hereon is not to be used to violate any subdivision regulation of the state, county and/or municipality or any land division restrictions.

Prepared by: HILGARTWILSON, LLC  
2141 E. Highland Avenue, Suite 250  
Phoenix, AZ 85016  
Project No.  
Date

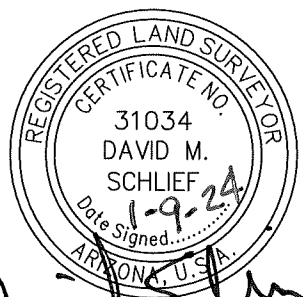


January 9, 2024

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PARCEL F2  
 "MOUNTAIN VISTA  
 MARKETPLACE"  
 BOOK 1555 OF MAPS,  
 PAGE 33  
 APN 220-81-994



*David M. Schlieff*

PROJ.NO.: 2188	<b>ASCEND</b>	<b>HILGARTWILSON</b>
DATE: JAN 2024		
SCALE: 1"=40'	1224 SOUTH SIGNAL BUTTE ROAD MESA, ARIZONA 85209	2141 E. HIGHLAND AVE., STE. 250 PHOENIX, AZ 85016
DRAWN BY: WLB	<b>EASEMENT RELEASE EXHIBIT</b>	P: 602.490.0535 / F: 602.368.2436
CHECKED BY: DMS		