

Addendum to Community Maintenance Agreement
Great Park Phase 3 and Phase 4
DA25-00019

1. This Addendum to Community Maintenance Agreement (this “Addendum”) shall apply to the portion of the Great Park legally described as Parcel 7-52, according to Final Plat for Eastmark DU7 Parcels 7-52, 7-53, and 7-54, recorded in Book 1403 of Maps, Page 31, official records of Maricopa County, Arizona (“Great Park Phase 3”) and to the portion of the Great Park legally described as Parcels DU 3/4-19, DU 3/4-20, DU 3/4-21, and DU 3/4-22, according to Final Plat for Eastmark DU 3/4 North Phase 2 and 3, recorded in Book 1462 of Maps, Page 42, official records of Maricopa County, Arizona (“Great Park Phase 4”).

2. Subject Walls. This Addendum pertains to the rear yard theme walls/view fences abutting Great Park Phase 3 (collectively, the “Phase 3 Theme Walls”) and the rear yard theme walls/view fences abutting Great Park Phase 4 (collectively, the “Phase 4 Theme Walls”), all of which lie along the rear boundary of lots fronting South Ferric.

3. Repair and Maintenance of Theme Walls/View Fences. As between the City and the Community Alliance, the Community Alliance shall be solely responsible, at its own cost and expense, for the maintenance and repair of the side of the Phase 3 Walls and the Phase 4 Walls facing Great Park Phase 3 and Great Park Phase 4, respectively, without prejudice to any right the Community Alliance may have to require any lot owner or other third party to undertake such maintenance or repair or to reimburse the Community Alliance for the Cost of such maintenance or repair.

4. Easement. The City hereby grants to the Community Alliance, a perpetual non-exclusive easement over, under, upon and across the real property legally described and depicted on Exhibit A-1, Exhibit A-2, Exhibit A-3, and Exhibit A-4 attached hereto, for purposes of such access as may be necessary or appropriate to perform the maintenance and repair contemplated by this Addendum.

IN WITNESS WHEREOF, City and the Community Alliance have executed this Addendum as of _____, 2025.

THE CITY OF MESA, an Arizona municipal
corporation

EASTMARK COMMUNITY ALLIANCE,
INC., an Arizona non-profit corporation

By: _____
Name: _____
Title: _____

By: _____
Name: _____
Title: _____

Exhibit A - 1

Easement
(Parcel DU 7-52)

[see attached]

WALL MAINTENANCE EASEMENT DESCRIPTION

A PORTION OF PARCEL "DU 7-52", AS SHOWN ON THE FINAL PLAT FOR "EASTMARK DU7 PARCELS 7-52, 7-53, AND 7-54", RECORDED BOOK 1403 OF MAPS PAGE 31, MARICOPA COUNTY RECORDS, LOCATED IN 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 NORTHERNMOST CORNER OF SAID PARCEL "DU 7-52";

THENCE ALONG THE PROPERTY LINE OF SAID PARCEL "DU 7-52" THE FOLLOWING 4 COURSES AND DISTANCES:

THENCE SOUTH 38'48'38" EAST, A DISTANCE OF 17.00 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF A 17.00 FEET WIDE PUBLIC UTILITIES AND FACILITIES EASEMENT (PUFE), AS RECORDED IN DOCUMENT NUMBER 2017-0485928, MARICOPA COUNTY RECORDS, SAID POINT ALSO BEING THE POINT OF BEGINNING;

THENCE CONTINUING SOUTH 38'48'38" EAST, A DISTANCE OF 405.43 FEET;

THENCE SOUTH 67'48'59" EAST, A DISTANCE OF 437.73 FEET;

THENCE SOUTH 40'49'07" EAST, A DISTANCE OF 15.19 FEET;

THENCE SOUTH 58'15'36" WEST, A DISTANCE OF 10.03 FEET;

THENCE NORTH 67'48'59" WEST, A DISTANCE OF 449.24 FEET;

THENCE NORTH 38'48'38" WEST, A DISTANCE OF 409.31 FEET TO A POINT ON SAID PUFE;

THENCE NORTH 51'11'22" EAST, ALONG SAID PUFE, A DISTANCE OF 15.00 FEET TO THE POINT OF BEGINNING.

CONTAINS 12,838 SQUARE FEET OR 0.2947 ACRES OF LAND, MORE OR LESS.

SEE ATTACHED EXHIBIT "A" BY REFERENCE MADE A PART HERETO.



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SHEET 1 OF 5

EXHIBIT "A"

NOT TO SCALE

ADJACENT OWNERS INFORMATION

- G) APN 312-19-693
TNHC ARIZONA MARKETING LLC
TRACT B (R3)
- (I) APN 312-19-557
TNHC ARIZONA MARKETING LLC
LOT 1 (R3)
- G) APN 312-19-700
TNHC ARIZONA MARKETING LLC
TRACT I (R3)
- (±) APN 312-19-560
TNHC ARIZONA MARKETING LLC
LOT 4 (R3)
- @ APN 312-19-563
BLUE WATER GROUP LLC
LOT 7 (R3)
- @ APN 312-19-713
TNHC ARIZONA MARKETING LLC
TRACT V (R3)
- (j) APN 312-19-566
MCKELLIPS RYAN/ALEKSANDRA
LOT 10 (R3)

APN 312-12-863
PARCEL 7-52 (R1)



MATCH SHEET 3

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SHEET 2 OF 5

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POINT TWENTY-TWO BOULEVARD

17' PUFFE
DOC. NO.
2017-0485928,
MCR

N51°1.44'E 346.35'

32' R/W (R2)

POC

POB

G)

CV

8' SRP
POWER DISTRIBUTION
EASEMENT
DOC. NO.
2017-0458317, MCR

15' WALL
MAINTENANCE
EASEMENT

N38°48'38"W 409.31'

S38°48'38"E 405.43'

3

4

5

6

7

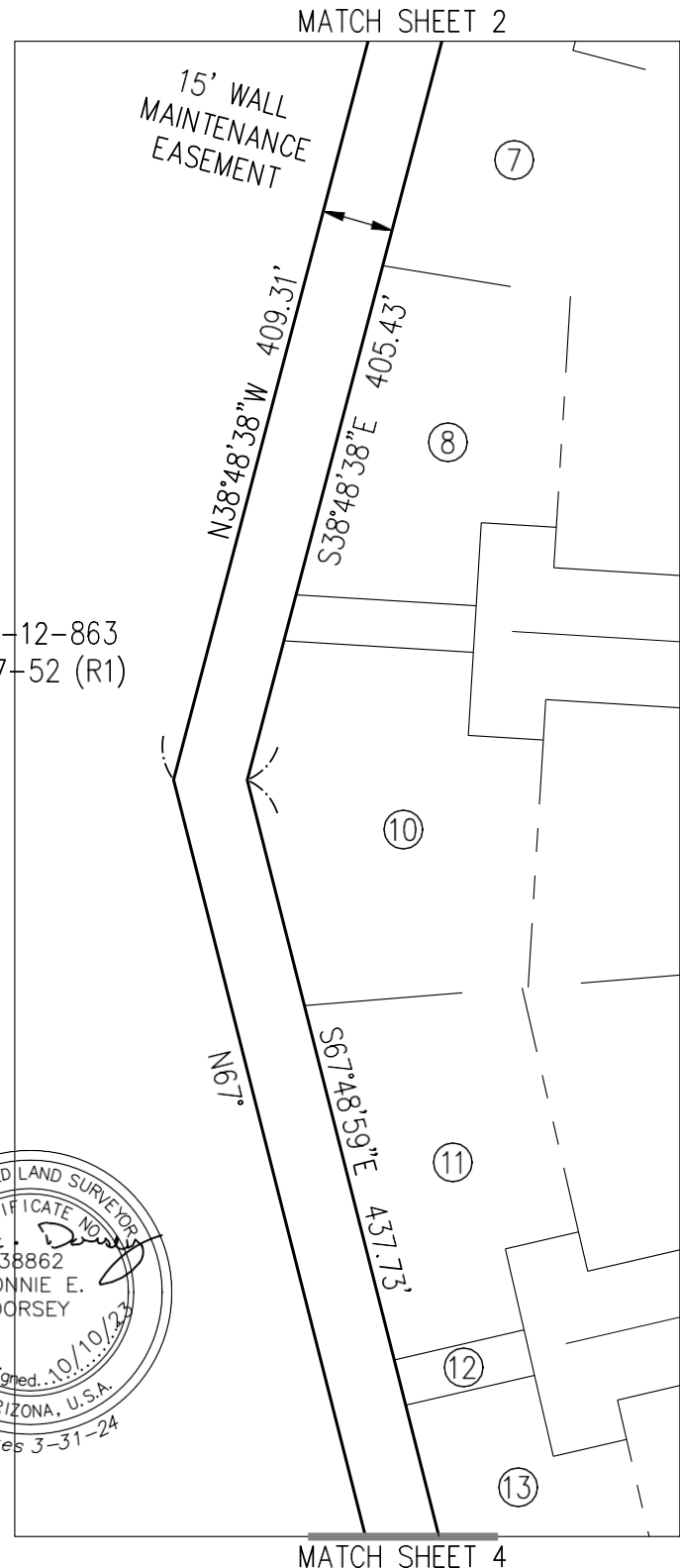
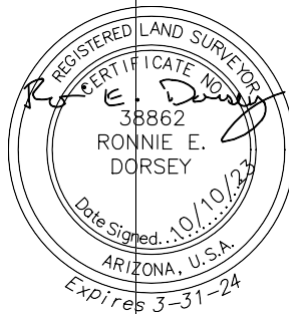


NOT TO SCALE

ADJACENT OWNERS INFORMATION

- ⑦ APN 312-19-566
MCKELLIPS RYAN/ALEKSANDRA
LOT 10 (R3)
- ⑧ APN 312-19-569
SALAZAR AMANDA/JOSE JR
LOT 13 (R3)
- ⑨ APN 312-19-722
TNHC ARIZONA MARKETING LLC
TRACT EE (R3)
- ⑩ APN 312-19-572
MESINAS HANNAH/SASHA
LOT 16 (R3)
- ⑪ APN 312-19-575
BAKER JOHN
LOT 19 (R3)
- ⑫ APN 312-19-723
TNHC ARIZONA MARKETING LLC
TRACT FF (R3)
- ⑬ APN 312-19-578
JETSETTING DREAMERS TRUST
LOT 22 (R3)

APN 312-12-863
PARCEL 7-52 (R1)



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SHEET 3 OF 5

MATCH SHEET 3

@APN 312-19-578
JETSETTING DREAMERS TRUST
LOT 22 (R3)

@APN 312-19-724
TNHC ARIZONA MARKETING LLC
TRACT GG (R3)

@ APN 312-19-584
BELL KYLE/MUNSON ZACHARY
LOT 28 (R3)

@ APN 312-19-587
KOLLA RAM SARAVANAKUMAR
LOT 31 (R3)

@APN 304-32-430
SEQUOIA PATHFINDER ACADEMY
LOT 1 (R4)



N67°48'59"N 449.24

S67°48'59"E 437.73

L3

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SHEET 4 OF 5

EXHIBIT "A"

REFERENCE DOCUMENTS

- (R1) FINAL PLAT FOR "EASTMARK DU7 PARCELS 7-52, 7-53, AND 7-54", RECORDED IN BOOK 1403, PAGE 31, MARICOPA COUNTY RECORDS
- (R2) FINAL PLAT FOR "DU3/4 EAST PHASE 2 INFRASTRUCTURE", RECORDED IN BOOK 1332, PAGE 6, MARICOPA COUNTY RECORDS
- (R3) FINAL PLAT OF "EASTMARK DEVELOPMENT UNIT DU-7 PARCEL 53", RECORDED IN BOOK 1573, PAGE 25, MARICOPA COUNTY RECORDS
- (R4) FINAL PLAT FOR "EASTMARK 7-51", RECORDED IN BOOK 1269, PAGE 21, MARICOPA COUNTY RECORDS

LEGEND

	SUBJECT EASEMENT
	OTHER EASEMENT LINE
	RIGHT-OF-WAY LINE
	LOT LINE
	CENTERLINE

LINE TABLE

LINE #	DIRECTION	LENGTH
L1	S38'48'38"E	17.00'
L2	S40'49'07"E	15.19'
L3	S58'15'36"W	10.03'
L4	N51'11'22"E	15.00'

ABBREVIATIONS

APN	ASSESSOR PARCEL NUMBER
DOC. NO.	DOCUMENT NUMBER
E	EAST
MCR	MARICOPA COUNTY RECORDS
N	NORTH
POB	POINT OF BEGINNING
POC	POINT OF COMMENCEMENT
PUFE	PUBLIC UTILITY AND FACILITY EASEMENT
R	RANGE
R/W	RIGHT-OF-WAY
S	SOUTH
T	TOWNSHIP
W	WEST



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SHEET 5 OF 5

Exhibit A - 2

Easement Premises
(Parcel DU 3/4 - 19)

[see attached]

WALL MAINTENANCE EASEMENT DESCRIPTION

A PORTION OF PARCEL "DU 3/4-19", AS SHOWN ON THE FINAL PLAT FOR "EASTMARK DU 3/4 NORTH PHASE 2 AND 3", RECORDED BOOK 1462 OF MAPS PAGE 42, MARICOPA COUNTY RECORDS, LOCATED IN THE NORTHEAST QUARTER 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 NORTHERNMOST CORNER OF SAID PARCEL "DU 3/4-19";

THENCE ALONG THE PROPERTY LINE OF SAID PARCEL "DU 3/4-19" THE FOLLOWING 12 COURSES AND DISTANCES:

THENCE SOUTH 50°09'08" EAST, A DISTANCE OF 13.00 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF A 13.00 FEET WIDE PUBLIC UTILITIES AND FACILITIES EASEMENT (PUFE), AS SHOWN ON SAID FINAL PLAT FOR "EASTMARK DU 3/4 NORTH PHASE 2 AND 3", SAID POINT ALSO BEING THE POINT OF BEGINNING #1;

THENCE CONTINUING SOUTH 50°09'08" EAST, A DISTANCE OF 17.35 FEET;

THENCE SOUTH 60°26'47" EAST, A DISTANCE OF 52.77 FEET;

THENCE SOUTH 61°51'16" EAST, A DISTANCE OF 52.80 FEET;

THENCE SOUTH 63°15'48" EAST, A DISTANCE OF 52.80 FEET;

THENCE SOUTH 64°40'19" EAST, A DISTANCE OF 52.80 FEET;

THENCE SOUTH 66°04'50" EAST, A DISTANCE OF 52.80 FEET;

THENCE SOUTH 67°29'22" EAST, A DISTANCE OF 52.80 FEET;

THENCE SOUTH 68°53'53" EAST, A DISTANCE OF 52.80 FEET;

THENCE SOUTH 70°18'25" EAST, A DISTANCE OF 52.80 FEET;

THENCE SOUTH 71°42'56" EAST, A DISTANCE OF 52.80 FEET;

THENCE SOUTH 73°07'28" EAST, A DISTANCE OF 52.80 FEET;

THENCE NORTH 16°10'17" EAST, A DISTANCE OF 112.20 FEET TO THE BEGINNING OF A NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 2035.50 FEET, A CENTRAL ANGLE OF 0°25'20", AND A CHORD THAT BEARS SOUTH 74°02'23" EAST, 15.00 FEET;

THENCE ALONG THE ARC OF SAID CURVE, A DISTANCE OF 15.00 FEET TO A POINT HEREINAFTER REFERRED AS POINT "A";

THENCE SOUTH 16°10'17" WEST, A DISTANCE OF 127.44 FEET;

THENCE NORTH 73°07'28" WEST, A DISTANCE OF 68.17 FEET;

THENCE NORTH 71°42'56" WEST, A DISTANCE OF 53.17 FEET;

THENCE NORTH 70°18'25" WEST, A DISTANCE OF 53.17 FEET;

THENCE NORTH 68°53'53" WEST, A DISTANCE OF 53.17 FEET;



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SHEET 1 OF 6

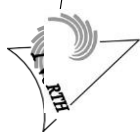
THENCE NORTH 67°29'22" WEST, A DISTANCE OF 53.17 FEET;
THENCE NORTH 66°04'50" WEST, A DISTANCE OF 53.17 FEET;
THENCE NORTH 64°40'19" WEST, A DISTANCE OF 53.17 FEET;
THENCE NORTH 63°15'48" WEST, A DISTANCE OF 53.17 FEET;
THENCE NORTH 61°51'16" WEST, A DISTANCE OF 53.17 FEET;
THENCE NORTH 60°26'47" WEST, A DISTANCE OF 54.31 FEET;
THENCE NORTH 50°09'08" WEST, A DISTANCE OF 18.70 FEET TO A POINT ON SAID PUFE;
THENCE NORTH 39°50'52" EAST, ALONG SAID PUFE, A DISTANCE OF 15.00 FEET TO THE POINT OF BEGINNING #1.

ALSO INCLUDING;

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EXHIBIT "A"

NOT TO SCALE



13 PUFE (R1)

S39°50'52"W 172.88'

STEARN AVENUE

POB #1

POC

APN 312-16-503
EASTMARK RESIDENTIAL ASSOCIATION INC
TRACT K (R1)

APN 312-16-487
ASHTON WOODS ARIZONA LLC
LOT 487 (R1)

APN 312-16-486
ASHTON WOODS ARIZONA LLC
LOT 486 (R1)

APN 312-16-485
ASHTON WOODS ARIZONA LLC
LOT 485 (R1)

APN 312-16-484
BLAIN JUSTIN BUCK/ASHLEY DOMINIQUE
LOT 484 (R1)

15' WALL MAINTENANCE
EASEMENT

APN 312-16-489
PARCELO 3/4-19 (R1)



MATCH SHEET 4

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SHEET 3 OF 6

P:\Brookfield Residential\09080 Eastmark Misc\Survey\dwg\Eastmark Wall 3-19.dwg 0 2023 01:38PM Pablo Gonzalez

EXHIBIT "A"

MATCH SHEET 3

NOT TO

A
PARC



L6

N66°04'50"W 53.17'

N67°29'22"W 53.17'

N68°53'53"W 53.17'

N70°18'25"W 53.17'

L5

L3

S66°04'50"E 52.80'

S67°29'22"E 52.80'

S68°53'53"E 52.80'

S70°18'25"E 52.80'

L4

APN 312-16-484

BLAIN JUSTIN BUCK/ASHLEY DOMINIQUE
LOT 484 (R1)

APN 312-16-483

VO LANN
LOT 483 (R1)

APN 312-16-482

PALUCH MARIUSZ/PLISZ INGA
LOT 482 (R1)

APN 312-16-481

BARROW ASHANTI N
LOT 481 (R1)

APN 312-16-480

CUMMINGS TERRI C
LOT 480 (R1)

APN 312-16-479

UNDERWOOD CONNOR LEN/
HINKLE BROOKE MARIE
LOT 479 (R1)

MATCH SHEET 5

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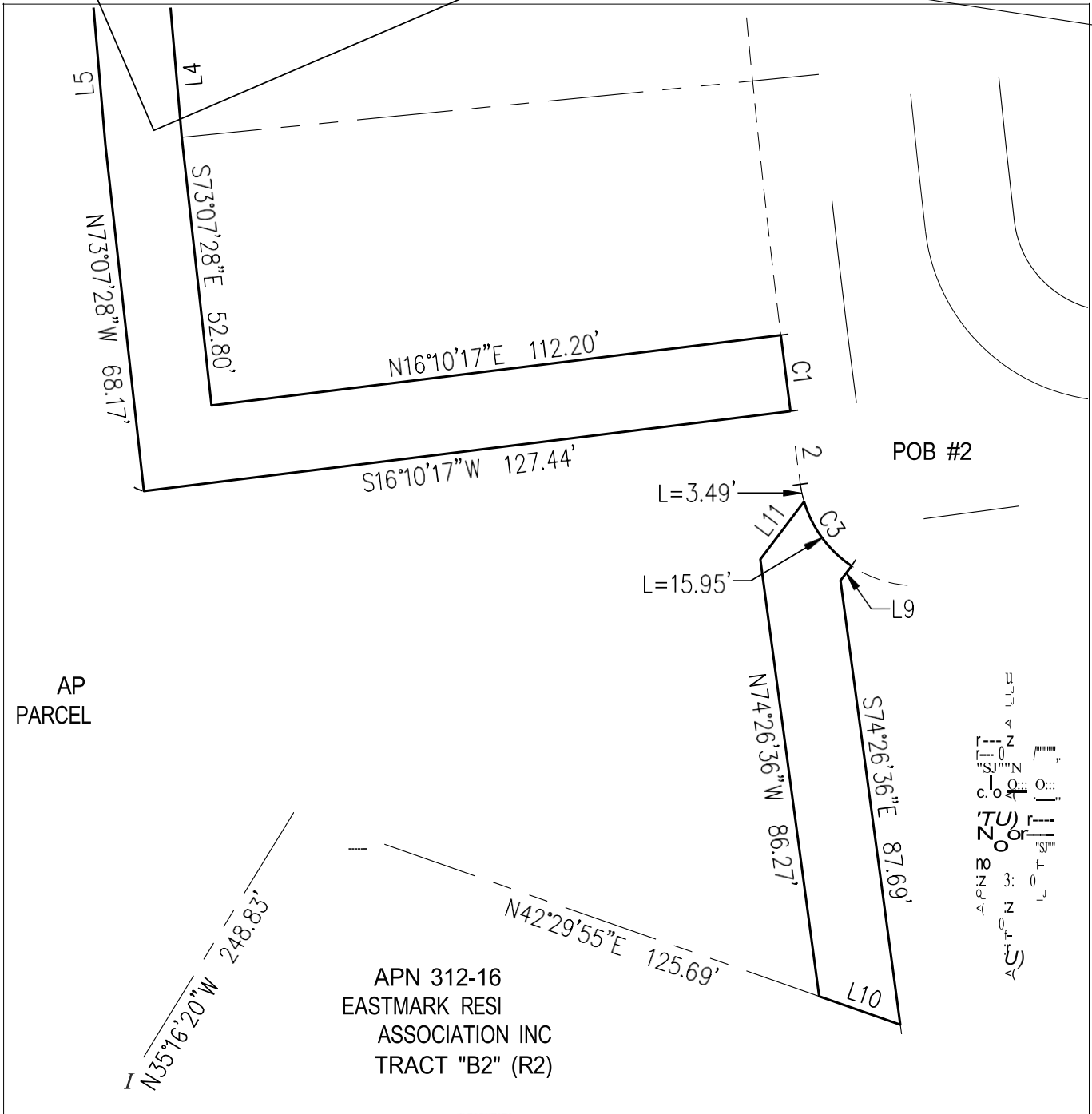
SHEET 4 OF 6

EXHIBIT "A"

NOT TO SCALE

MATCH SHEET 4

APN 312-16-479



AP
PARCEL

APN 312-16
EASTMARK RESI
ASSOCIATION INC
TRACT "B2" (R2)



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SHEET 5 OF 6

EXHIBIT "A"

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD DIST
C1	0'25'20"	2035.50	15.00'	S74'02'23"E	15.00'
C2	0'24'22"	2035.50	14.42'	S74'27'14"E	14.42'
C3	48'25'30"	23.00	19.44'	N81'07'50"E	18.87'

REFERENCE DOCUMENTS

- (R1) FINAL PLAT FOR "EASTMARK DU 3/4 NORTH PHASE 2 AND 3",
RECORDED IN BOOK 1462, PAGE 42,
MARICOPA COUNTY RECORDS
- (R2) "TOWNS AT EASTMARK" REPLAT,
RECORDED IN BOOK 1511, PAGE 5,
MARICOPA COUNTY RECORDS

ABBREVIATIONS

APN	ASSESSOR PARCEL NUMBER
E	EAST
N	NORTH
POB	POINT OF BEGINNING
POC	POINT OF COMMENCEMENT
PUFE	PUBLIC UTILITY AND FACILITY EASEMENT
R	RANGE
R/W	RIGHT-OF-WAY
S	SOUTH
T	TOWNSHIP
W	WEST

LINE TABLE

LINE #	DIRECTION	LENGTH
L1	S50'09'08"E	13.00'
L2	S50'09'08"E	17.35'
L3	S64'40'19"E	52.80'
L4	S71'42'56"E	52.80'
LS	N71'42'56"W	53.17'
L6	N64'40'19"W	53.17'
L7	N50'09'08"W	18.70'
LS	N39'50'52"E	15.00'
L9	S29'33'01"E	3.57'
L10	S42'29'55"W	16.83'
L11	N29'33'01"W	14.16'

LEGEND

—————	SUBJECT EASEMENT
—————	OTHER EASEMENT LINE
—————	RIGHT-OF-WAY LINE
—————	LOT LINE
—————	CENTERLINE



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SHEET 6 OF 6

Exhibit A - 3

Easement Premises
(Parcel DU 3/4 - 20)

[see attached]

WALL MAINTENANCE EASEMENT DESCRIPTION

A PORTION OF PARCEL "DU 3/4-20", AS SHOWN ON THE FINAL PLAT FOR "EASTMARK DU 3/4 NORTH PHASE 2 AND 3", RECORDED BOOK 1462 OF MAPS PAGE 42, MARICOPA COUNTY RECORDS, LOCATED IN THE NORTHEAST QUARTER 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 NORTHERNMOST CORNER OF SAID PARCEL "DU 3/4-20";

THENCE ALONG THE NORTHERLY LINE OF SAID PARCEL THE FOLLOWING 11 COURSES AND DISTANCES:

THENCE SOUTH 48°23'01" EAST, A DISTANCE OF 13.00 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF A 13.00 FEET WIDE PUBLIC UTILITY AND FACILITY EASEMENT (PUFE), AS SHOWN ON SAID FINAL PLAT, AND THE POINT OF BEGINNING;

THENCE CONTINUING SOUTH 48°23'01" EAST, A DISTANCE OF 39.84 FEET;

THENCE SOUTH 59°17'53" EAST, A DISTANCE OF 350.00 FEET;

THENCE SOUTH 59°02'37" EAST, A DISTANCE OF 69.72 FEET;

THENCE SOUTH 49°54'07" EAST, A DISTANCE OF 70.00 FEET;

THENCE SOUTH 48°47'10" EAST, A DISTANCE OF 77.60 FEET;

THENCE SOUTH 51°01'23" EAST, A DISTANCE OF 74.21 FEET;

THENCE SOUTH 52°59'37" EAST, A DISTANCE OF 74.21 FEET;

THENCE SOUTH 54°57'51" EAST, A DISTANCE OF 74.21 FEET;

THENCE SOUTH 56°09'36" EAST, A DISTANCE OF 69.96 FEET;

THENCE SOUTH 50°09'08" EAST, A DISTANCE OF 3.91 FEET TO A POINT ON SAID PUFE;

THENCE SOUTH 39°50'52" WEST, ALONG SAID PUFE, A DISTANCE OF 14.67 FEET;

THENCE NORTH 56°09'36" WEST, A DISTANCE OF 72.47 FEET;

THENCE NORTH 54°57'51" WEST, A DISTANCE OF 74.63 FEET;

THENCE NORTH 52°59'37" WEST, A DISTANCE OF 74.73 FEET;

THENCE NORTH 51°01'23" WEST, A DISTANCE OF 74.76 FEET;

THENCE NORTH 48°47'10" WEST, A DISTANCE OF 77.75 FEET;

THENCE NORTH 49°54'07" WEST, A DISTANCE OF 68.65 FEET;

THENCE NORTH 59°02'37" WEST, A DISTANCE OF 68.49 FEET;

THENCE NORTH 59°17'53" WEST, A DISTANCE OF 351.40 FEET;

THENCE NORTH 48°23'01" WEST, A DISTANCE OF 41.28 FEET TO A POINT ON SAID PUFE;

THENCE NORTH 41°36'59" EAST, ALONG SAID PUFE, A DISTANCE OF 15.00 FEET TO THE POINT OF BEGINNING.

CONTAINS 13,558 SQUARE FEET OR 0.3113 ACRES OF LAND, MORE OR LESS.

SEE ATTACHED EXHIBIT "A" BY REFERENCE MADE A PART HERETO.



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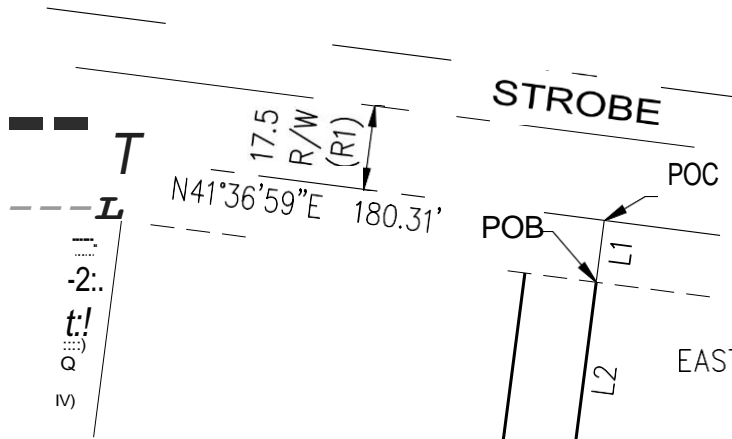
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SHEET 1 OF 5

EXHIBIT "A"



NOT TO SCALE



APN 312-16-490
PARCEL DU 3/4-20 (R1)

APN 312-16-505
EASTMARK RESIDENTIAL ASSOCIATION INC
TRACT M (R1)

APN 312-16-304
KOHLER THOMAS WOLFE/
KRISTEN MARIE
LOT 304 (R1)

APN 312-16-305
STEPHENSON LARRY/PAULA
LOT 305 (R1)

APN 312-16-306
YOUNG PAUL/ARIN
LOT 306 (R1)

APN 312-16-307
SHUMWAY KEVIN/REBECCA
LOT 307 (R1)

MATCH SHEET 3

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SHEET 2 OF 5

MATCH SHEET 2

APN 312-16-311
ROBERT J WEISHAAR AND
NANCY WEISHAAR
LIVING TRUST
LOT 311 (R1)

MATCH SHEET 4

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SHEET 3 OF 5

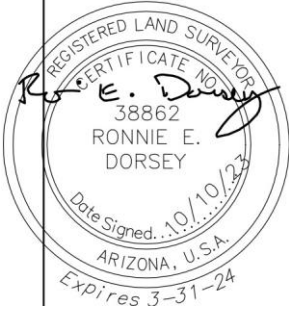
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EXHIBIT "A"

7

MATCH SHEET 3

NOT TO SCALE



PN 312-16-490
PAR EL DU 3/4-20 (R1)

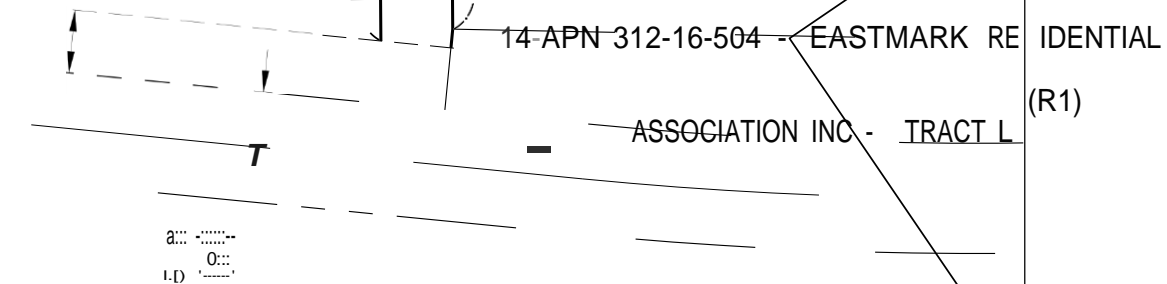
APN 312-16-312
FERGUSON KRYSTYNA
LOT 312 (R1)

APN 312-16-313
WARD MAKO/JONATHAN
LOT 313 (R1)

APN 312-16-314
LLS JEFFREY D/RICHARD L
LOT 314 (R1)

APN 312-16-315
INGH NILESHNI D/RAVINESH
LOT 315 (R1)

3' PUF



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SHEET 4 OF 5

EXHIBIT "A"

REFERENCE DOCUMENTS

(R1) FINAL PLAT FOR "EASTMARK DU 3/4
NORTH PHASE 2 AND 3",
RECORDED IN BOOK 1462, PAGE 42,
MARICOPA COUNTY RECORDS

ABBREVIATIONS

APN	ASSESSOR PARCEL NUMBER
E	EAST
N	NORTH
POB	POINT OF BEGINNING
POC	POINT OF COMMENCEMENT
PUFE	PUBLIC UTILITY AND FACILITY EASEMENT
R	RANGE
R/W	RIGHT-OF-WAY
S	SOUTH
T	TOWNSHIP
W	WEST

LEGEND

—————	SUBJECT EASEMENT
—————	OTHER EASEMENT LINE
—————	RIGHT-OF-WAY LINE
—————	LOT LINE
—————	CENTERLINE



LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S48'23'01"E	13.00'
L2	S48'23'01"E	39.84'
L3	S51'01'23"E	74.21'
L4	S50'09'08"E	3.91'
L5	S39'50'52"W	14.67'
L6	N51'01'23"W	74.76'
L7	N48'23'01"W	41.28'
LS	N41'36'59"E	15.00'

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SHEET 5 OF 5

Exhibit A - 4

Easement Premises
(Parcel DU 3/4 - 22)

[see attached]

WALL MAINTENANCE EASEMENT DESCRIPTION

A PORTION OF PARCEL "DU 3/4-22", AS SHOWN ON THE FINAL PLAT FOR "EASTMARK DU 3/4 NORTH PHASE 2 AND 3", RECORDED BOOK 1462 OF MAPS PAGE 42, MARICOPA COUNTY RECORDS, LOCATED IN THE SOUTHWEST QUARTER OF SECTION 15 AND THE NORTHWEST QUARTER OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID PARCEL "DU 3/4-22", SAID POINT ALSO BEING THE POINT OF BEGINNING #1;

THENCE ALONG THE EAST LINE OF SAID PARCEL THE FOLLOWING 3 COURSES AND DISTANCES:

THENCE SOUTH 16°14'08" EAST, A DISTANCE OF 10.13 FEET;

THENCE SOUTH 24°51'37" WEST, A DISTANCE OF 86.17 FEET TO A POINT ON THE NORTHEASTERLY 20 FEET WIDE SEWER EASEMENT, AS SHOWN ON SAID FINAL PLAT FOR "EASTMARK DU 3/4 NORTH PHASE 2 AND 3";

THENCE SOUTH 70°04'00" EAST, ALONG SAID NORTHEASTERLY LINE, A DISTANCE OF 95.37 FEET TO A POINT ON THE WEST PUBLIC UTILITIES AND FACILITIES EASEMENT LINE (PUFE), AS SHOWN ON SAID FINAL PLAT FOR "EASTMARK DU 3/4 NORTH PHASE 2 AND 3", SAID POINT ALSO BEING THE BEGINNING OF A NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 23.00 FEET, A CENTRAL ANGLE OF 36°53'11", AND A CHORD THAT BEARS SOUTH 1°29'25" WEST, 14.55 FEET;

THENCE ALONG SAID ARC OF CURVE AND SAID PUFE, A DISTANCE OF 14.81 FEET;

THENCE SOUTH 16°57'11" EAST, ALONG SAID PUFE, A DISTANCE OF 1.49 FEET TO A POINT HEREINAFTER REFERRED AS POINT "A";

THENCE NORTH 70°04'00" WEST, A DISTANCE OF 117.22 FEET;

THENCE NORTH 24°51'37" EAST, A DISTANCE OF 102.90 FEET TO A POINT ON THE NORTH LINE OF SAID PARCEL, SAID POINT ALSO BEING THE BEGINNING OF A NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 3562.00 FEET, A CENTRAL ANGLE OF 0°10'40", AND A CHORD THAT BEARS NORTH 73°51'12" EAST, 11.05 FEET;

THENCE ALONG SAID CURVE AND SAID PARCEL LINE, A DISTANCE OF 11.05 FEET TO THE POINT OF BEGINNING #1.

ALSO INCLUDING;

COMMENCING AT SAID POINT "A";

THENCE ALONG THE EAST LINE OF SAID PARCEL THE FOLLOWING 10 COURSES AND DISTANCES:

THENCE SOUTH 16°57'11" EAST, ALONG THE AFOREMENTIONED PUFE, A DISTANCE OF 7.99 FEET TO THE POINT OF BEGINNING #2;

THENCE CONTINUING SOUTH 16°57'11" EAST, ALONG SAID PUFE, A DISTANCE OF 17.22 FEET;

THENCE NORTH 77°33'53" WEST, A DISTANCE OF 110.43 FEET;

THENCE SOUTH 2°33'37" EAST, A DISTANCE OF 63.50 FEET;

THENCE SOUTH 16°57'11" EAST, A DISTANCE OF 400.00 FEET;



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SHEET 1 OF 6

THENCE SOUTH 16'46'49" EAST, A DISTANCE OF 54.64 FEET;
THENCE SOUTH 22'01'01" EAST, A DISTANCE OF 60.56 FEET;
THENCE SOUTH 27'24' 49" EAST, A DISTANCE OF 60.57 FEET;
THENCE SOUTH 31'02'03" EAST, A DISTANCE OF 50.22 FEET;
THENCE SOUTH 30'13'19" EAST, A DISTANCE OF 250.00 FEET;
THENCE SOUTH 37'10'33" EAST, A DISTANCE OF 15.34 FEET TO A POINT ON SAID PUFE;
THENCE SOUTH 50'49'48" WEST, ALONG SAID PUFE, A DISTANCE OF 15.01 FEET;
THENCE NORTH 37'10'33" WEST, A DISTANCE OF 16.77 FEET;
THENCE NORTH 30'13'19" WEST, A DISTANCE OF 250.81 FEET;
THENCE NORTH 31'02'03" WEST, A DISTANCE OF 50.59 FEET;
THENCE NORTH 27'24'49" WEST, A DISTANCE OF 61.75 FEET;
THENCE NORTH 22'01'01" WEST, A DISTANCE OF 61.95 FEET;
THENCE NORTH 16'46'49" WEST, A DISTANCE OF 55.30 FEET;
THENCE NORTH 16'57'11" WEST, A DISTANCE OF 401.87 FEET;
THENCE NORTH 2'33'37" WEST, A DISTANCE OF 84.94 FEET;
THENCE SOUTH 77'33'53" EAST, A DISTANCE OF 121.52 FEET TO THE POINT OF BEGINNING #2.
CONTAINS 19,334 SQUARE FEET OR 0.4439 ACRES OF LAND, MORE OR LESS.
SEE ATTACHED EXHIBIT "A" BY REFERENCE MADE A PART HERETO.



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SHEET 2 OF 6

EXHIBIT "A"

WARNER ROAD



NOT TO SCALE

APN 304-32-875B
DMB MESA PROVING GROUNDS LLC
C1 TRACT G (R2)

APN 304-32-875A
EASTMARK
COMMUNITY
ALLIANCE INC
TRACT G (R2)

APN 312-16-012
ESTRADA FERNANDO JR/
ALEXIS TENAE
LOT 12 (R1)

APN 312-16-013
SHAHBAZYAN MICHELLE/
EDMUND
LOT 13 (R1)

APN 312-16-014
HAASIS PATRICIA ANNE/
KELLY LYNN
LOT 14 (R1)

APN 312-16-015
WLLJAM RYAN HOMES
ARIZONA INC
LOT 15 (R1)

APN 312-16-492
PARCEL DU 3/4-22 (R1)



15' WALL MAINTENANCE
EASEMENT

MATCH SHEET 4

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SHEET 3 OF 6

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P:\Brookfield Residential\09080 Eastmark Misc\Survey\dwg\Eastmark Wall C Parcel DU 3/4-22.dwg 9/28/23 10:25AM Pablo Gonzalez



NOT TO SCALE

MATCH SHEET 3

EXHIBIT "A"



APN 312-16-492
PARCEL DU 3/4-22 (R1)

APN 312-16-016
MILSA P DEREK/MCCOWAN LAVOYNE
LOT 16 (R1)

APN 312-16-017
B ROWN FAMILY LIVING TRUST
LOT 17 (R1)

APN 312-16-018
WILLIAM RYAN HOMES
ARIZONA INC 13'
LOT 18 (R1) PUF
(R1)

APN 312-16-019
NICHOLS MA YVETTE JUNE
LOT 19 (R1)

APN 312-16-020
JOHN D LOI LIVING TRUST
LOT 20 (R1)

APN 312-16-021
PABB ATI RAMU/SUBHA LAKSHMI
LOT 21 (R1)

APN 312-16-082
WOODSIDE HOMES SALES AZ LLC
LOT 82 (R1)

APN 312-16-083
WOODSIDE HOMES SALES AZ LLC
LOT 83 (R1)

0
0:
W
U..

17.5'
R/W
(R1)

N16°57'11"W 401.87'

S16°57'11"E 400.00'

L13

L5

N22°01'01"W 61.95'

S22°01'01"E 60.56'

L12

97

MATCH SHEET 5



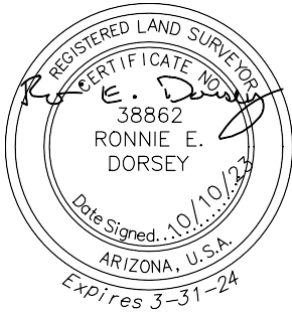
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SHEET 4 OF 6



L12

L6

L7

L11

13'
PUFE
(R1)

FERRIC

N30°13'19"N 250.81'

S30°13'19"E 250.00'

APN 312-16-089
DASARI NAGARAJU/
VEERANKI CHAITANYA
LOT 89 (R1)

APN 312-16-089 EASTMARK RESIDENTIAL
ASSOCIATION INC TRACT N (R1)

PUFE (R1)

SECTOR DRIVE



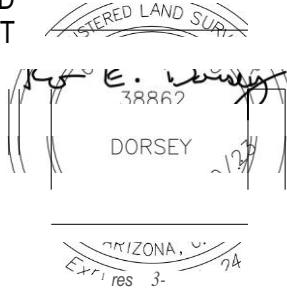
EXHIBIT "A"

REFERENCE DOCUMENTS

- (R1) FINAL PLAT FOR "EASTMARK DU 3/4 NORTH PHASE 2 AND 3",
RECORDED IN BOOK 1462, PAGE 42,
MARICOPA COUNTY RECORDS
- (R2) FINAL PLAT FOR "EASTMARK DEVELOPMENT UNITS 3/4",
RECORDED IN BOOK 1462, PAGE 27,
MARICOPA COUNTY RECORDS

ABBREVIATIONS

APN	ASSESSOR PARCEL NUMBER
E	EAST
N	NORTH
POB	POINT OF BEGINNING
PUFE	PUBLIC UTILITY AND FACILITY EASEMENT
R/W	RIGHT-OF-WAY
R	RANGE
S	SOUTH
T	TOWNSHIP
W	WEST



LEGEND

	SUBJECT EASEMENT
	OTHER EASEMENT LINE
	RIGHT-OF-WAY LINE
	LOT LINE
	CENTERLINE

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S16°14'08"E	10.13'
L2	S16°57'11"E	1.49'
L3	S16°57'11"E	7.99'
L4	S16°57'11"E	17.22'
L5	S16°46'49"E	54.64'
L6	S27°24'49"E	60.57'
L7	S31°02'03"E	50.22'
L8	S37°10'33"E	15.34'
L9	S50°49'48"W	15.01'
L10	N37°10'33"W	16.77'
L11	N31°02'03"W	50.59'
L12	N27°24'49"W	61.75'
L13	N16°46'49"W	55.30'
L14	S37°10'33"E	13.01'

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD DIST
C1	4°24'57"	3562.00	274.52'	N75°58'21"E	274.45'
C2	36°53'11"	23.00	14.81'	S1°29'25"W	14.55'
C3	0°10'40"	3562.00	11.05'	N73°51'12"E	11.05'

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