

**DEDICATION**

STATE OF ARIZONA }  
COUNTY OF MARICOPA } SS

KNOW ALL MEN BY THESE PRESENTS:

DMB MESA PROVING GROUNDS LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, DOES HEREBY PUBLISH THIS MAP OF DEDICATION FOR "SOUTH ELLSWORTH ROAD", BEING A MAP OF DEDICATION LOCATED IN PORTIONS OF SECTIONS 15 & 22, TOWNSHIP 1 SOUTH, RANGE 7 EAST, OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, AS SHOWN HEREON, AND HEREBY DECLARES THAT THIS MAP OF DEDICATION SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF EACH OF THE STREETS AND EASEMENTS CONSTITUTING SAME, AND THAT EACH OF THE STREETS AND EASEMENTS SHALL BE KNOWN BY THE NAME, NUMBER OR LETTER GIVEN TO IT RESPECTIVELY. ALL EASEMENTS ARE GRANTED FOR THE PURPOSES SHOWN HEREON.

DMB MESA PROVING GROUNDS LLC, A DELAWARE LIMITED LIABILITY COMPANY, HEREBY DEDICATES AND CONVEYS TO THE CITY OF MESA, IN FEE, ALL REAL PROPERTY DESIGNATED ON THIS MAP OF DEDICATION AS "RIGHT-OF-WAY" OR "R/W" FOR USE AS PUBLIC RIGHT-OF-WAY.

WITHOUT LIMITING IN ANY MANNER THE DEDICATIONS OF RIGHTS CREATED IN FAVOR OF THE CITY OF MESA, ARIZONA BY THIS MAP OF DEDICATION, THE COSTS OF PUBLIC INFRASTRUCTURE CONSTRUCTED OR INSTALLED IN THE RIGHT-OF-WAY OR PUBLIC EASEMENTS ESTABLISHED BY THIS MAP OF DEDICATION MAY BE FINANCED WITH , AND THE DEVELOPER REIMBURSED BY, THE PROCEEDS OF BONDS ISSUED BY THE EASTMARK COMMUNITY FACILITIES DISTRICT NO. 1 (CITY OF MESA, ARIZONA) IN ACCORDANCE WITH THE TERMS OF THE DEVELOPMENT, FINANCING PARTICIPATION AND INTERGOVERNMENTAL AGREEMENT FOR EASTMARK COMMUNITY FACILITIES DISTRICT NO. 1 (THE CITY OF MESA, ARIZONA), DATED AS OF MAY 11, 2012. RECORDED IN THE OFFICE OF MARICOPA COUNTY RECORDER, DOCUMENT NUMBER 20120401237, AND AS AMENDED ON OCTOBER 19, 2015, RECORDED IN THE OFFICE OF MARICOPA COUNTY RECORDER DOCUMENT NUMBER 20150774986, AND AMENDED FROM TIME TO TIME.

DMB MESA PROVING GROUNDS LLC HEREBY DEDICATES TO THE CITY OF MESA FOR THE USE AS SUCH THE PUBLIC UTILITY AND FACILITY EASEMENTS, AS SHOWN ON THE SAID MAP OF DEDICATION 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 MAP OF DEDICATION ARE PERPETUAL AND NONEXCLUSIVE EASEMENTS.

IT IS AGREED THAT DMB MESA PROVING GROUNDS LLC, OR ITS SUCCESSORS OR ASSIGNS, SHALL HAVE FULL USE OF THE EASEMENT PREMISES EXCEPT FOR THE PURPOSES FOR WHICH THE SAME IS HEREIN CONVEYED TO THE CITY OF MESA, AND PROVIDED ALWAYS THAT EXCEPT FOR USES WHICH INTERFERE WITH THE ENJOYMENT BY DMB MESA PROVING GROUNDS LLC 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 THE SAME SHALL BE CONSTRUCTED, INSTALLED OR PLACED ON OR OVER SAID EASEMENT OR ANY PART THEREOF BY DMB MESA PROVING GROUNDS LLC, OR THE SUCCESSORS OR ASSIGNS OF DMB MESA PROVING GROUNDS LLC, AND THAT THE GRADE OVER ANY BURIED FACILITIES SHALL NOT BE CHANGED BY DMB MESA PROVING GROUNDS LLC, OR THE SUCCESSORS OR ASSIGNS OF DMB MESA PROVING GROUNDS LLC, 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.

DRAINAGE COVENANTS:  
FUTURE PUBLIC DRAINAGE FACILITIES AND RETENTION BASINS FOR THE INCLUSIVE CONVEYANCE AND STORAGE OF DRAINAGE 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, WILL BE CREATED ON SUBSEQUENT PLATS ADJACENT TO THIS MAP OF DEDICATION.

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

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 OF 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.

DMB MESA PROVING GROUNDS LLC, A DELAWARE LIMITED LIABILITY COMPANY, WARRANTS AND REPRESENTS TO THE CITY OF MESA THAT IT IS THE SOLE OWNER OF THE PROPERTY COVERED BY THIS MAP OF DEDICATION, 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 MAP OF DEDICATION, HAS CONSENTED TO OR JOINED IN THIS MAP OF DEDICATION AS EVIDENCED BY INSTRUMENTS WHICH ARE RECORDED WITH THE MARICOPA COUNTY RECORDER'S OFFICE OR WHICH DMB MESA PROVING GROUNDS LLC, A DELAWARE LIMITED LIABILITY COMPANY, WILL RECORD NOT LATER THAN TEN (10) DAYS FROM THE DATE ON WHICH THIS MAP OF DEDICATION IS RECORDED.

IN WITNESS WHEREOF:

DMB MESA PROVING GROUNDS LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY:DMB/BROOKFIELD EASTMARK LLC, A DELAWARE LIMITED LIABILITY COMPANY, ITS MANAGER

BY: BROOKFIELD EASTMARK LLC, A DELAWARE LIMITED LIABILITY COMPANY, ITS ADMIN

BY: \_\_\_\_\_

ITS: \_\_\_\_\_

BY: \_\_\_\_\_

ITS: \_\_\_\_\_

**ACKNOWLEDGMENT**

STATE OF ARIZONA }  
COUNTY OF MARICOPA } SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2019 BY \_\_\_\_\_ THE \_\_\_\_\_ OF BROOKFIELD EASTMARK LLC, A DELAWARE LIMITED LIABILITY COMPANY, IN ITS CAPACITY AS ADMINISTRATIVE MEMBER OF DMB/BROOKFIELD EASTMARK LLC, A DELAWARE LIMITED LIABILITY COMPANY, IN IT CAPACITY AS MANAGER OF DMB MESA PROVING GROUNDS LLC, A DELAWARE LIMITED LIABILITY COMPANY, ON BEHALF THEREOF.

NOTARY PUBLIC: \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

**MAP OF DEDICATION  
FOR  
SOUTH ELLSWORTH ROAD  
BEING A MAP OF DEDICATION LOCATED IN PORTIONS OF  
SECTIONS 15 & 22, TOWNSHIP 1 SOUTH, RANGE 7 EAST  
OF THE GILA AND SALT RIVER MERIDIAN  
MARICOPA COUNTY, ARIZONA**

**OWNER / DEVELOPER**  
DMB MESA PROVING GROUNDS, LLC  
14646 N. KIERLAND BLVD, SUITE 165  
SCOTTSDALE, AZ 85254  
PHONE: 602-903-7489  
CONTACT: CHRISTINA CHRISTIAN, P.E.

**LAND SURVEYOR**  
ENTELLUS, INC  
3033 N. 44TH STREET, STE 250  
PHOENIX, AZ 85018  
PHONE: 602-244-2566  
CONTACT: DAN FRANCETIC, RLS  
EMAIL: DFRANCETIC@ENTELLUS.COM

**ACKNOWLEDGMENT**

STATE OF ARIZONA }  
COUNTY OF MARICOPA } SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2019 BY \_\_\_\_\_ THE \_\_\_\_\_ OF BROOKFIELD EASTMARK LLC, A DELAWARE LIMITED LIABILITY COMPANY, IN ITS CAPACITY AS ADMINISTRATIVE MEMBER OF DMB/BROOKFIELD EASTMARK LLC, A DELAWARE LIMITED LIABILITY COMPANY, IN IT CAPACITY AS MANAGER OF DMB MESA PROVING GROUNDS LLC, A DELAWARE LIMITED LIABILITY COMPANY, ON BEHALF THEREOF.

NOTARY PUBLIC: \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

**RATIFICATION AND APPROVAL OF MAP**

STATE OF ARIZONA }  
COUNTY OF MARICOPA } SS

THE EASTMARK COMMUNITY ALLIANCE, INC, AN ARIZONA NON-PROFIT CORPORATION, HEREBY RATIFIES, AFFIRMS AND APPROVES THIS MAP OF DEDICATION FOR "SOUTH ELLSWORTH ROAD" , AND THE RESPONSIBILITY IMPOSED UPON IT UNDER THIS MAP.

IN WITNESS WHEREOF, EASTMARK COMMUNITY ALLIANCE, INC, AN ARIZONA NON-PROFIT CORPORATION, HAS CAUSED ITS NAME TO BE AFFIXED BY THE UNDERSIGNED.

DULY AUTHORIZED OFFICER THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2019

EASTMARK COMMUNITY ALLIANCE, INC, AN ARIZONA NON-PROFIT CORPORATION

BY: \_\_\_\_\_

NAME: \_\_\_\_\_

ITS: \_\_\_\_\_

**ACKNOWLEDGEMENT OF RATIFICATION**

STATE OF ARIZONA }  
COUNTY OF MARICOPA } SS

THE FORGOING INSTRUMENT WAS EXECUTED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC,

THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2019, BY

THE \_\_\_\_\_ OF EASTMARK COMMUNITY ALLIANCE, INC, AN ARIZONA NON-PROFIT CORPORATION, ON BEHALF OF THE NON-PROFIT CORPORATION.

NOTARY PUBLIC \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

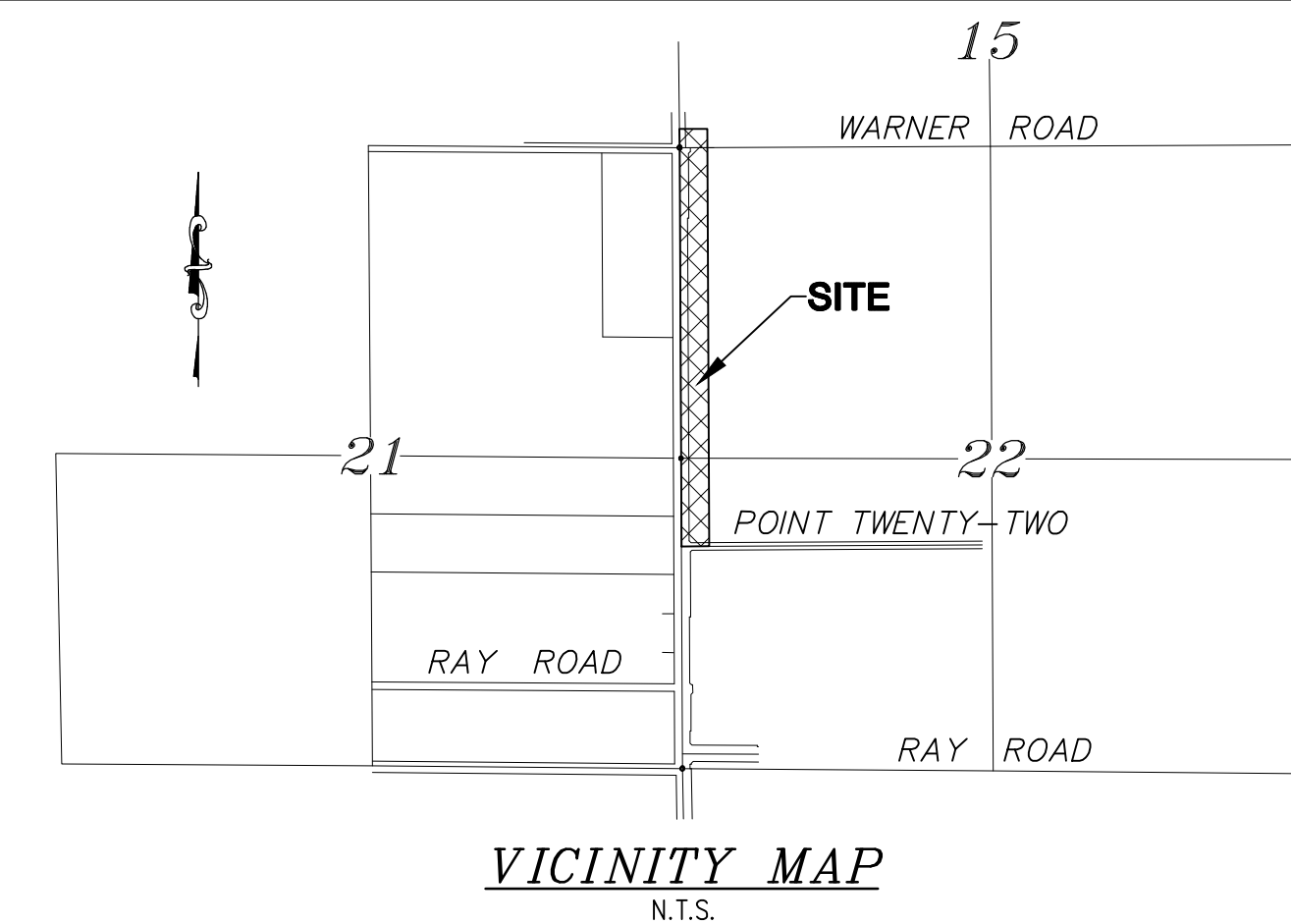
**APPROVALS**

APPROVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF MESA, ARIZONA ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 2019.

APPROVED BY: \_\_\_\_\_ ATTEST: \_\_\_\_\_  
MAYOR 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: \_\_\_\_\_ CITY ENGINEER DATE \_\_\_\_\_



**RATIFICATION AND APPROVAL OF MAP**

STATE OF ARIZONA }  
COUNTY OF MARICOPA } SS

THE UNDERSIGNED BEING THE BENEFICIARY UNDER THE DEED OF TRUST RECORDED AS DOCUMENT NO. 2016-0910174, OFFICIAL RECORDS OF MARICOPA COUNTY, ARIZONA, HEREBY RATIFIES, AFFIRMS AND APPROVES THIS MAP OF DEDICATION.

WELLS FARGO BANK, NATIONAL ASSOCIATION.

BY: \_\_\_\_\_

ITS: \_\_\_\_\_

**ACKNOWLEDGEMENT OF RATIFICATION**

STATE OF ARIZONA }  
COUNTY OF MARICOPA } SS

THE INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2019, BY \_\_\_\_\_ THE \_\_\_\_\_ OF WELLS FARGO BANK, NATIONAL ASSOCIATION.

NOTARY PUBLIC \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

**BASIS OF BEARING**

THE BASIS OF BEARING IS THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER MERIDIAN, HAVING A BEARING OF NORTH 00 DEGREES 15 MINUTES 53 SECONDS WEST.

**CERTIFICATION**

I, DANIEL G. FRANCETIC, OF ENTELLUS, INC. HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF ARIZONA; THAT THIS MAP OR PLAT CONSISTING OF FOUR (4) SHEETS REPRESENTS A SURVEY PERFORMED DURING THE MONTH OF JUNE, 2019; THAT THIS SURVEY WAS MADE UNDER MY DIRECTION AND MEETS THE "MINIMUM STANDARDS FOR ARIZONA LAND BOUNDARY SURVEYS", AND IS TRUE AND COMPLETE TO THE BEST OF MY KNOWLEDGE AND BELIEF; THAT THE BOUNDARY MONUMENTS SHOWN ACTUALLY EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

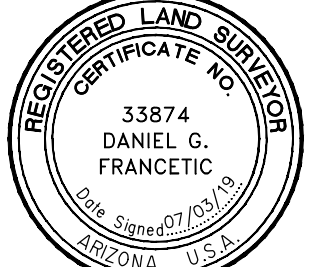
*Daniel G. Francetic*

REGISTERED LAND SURVEYOR SIGNATURE

DANIEL G. FRANCETIC, RLS  
REGISTERED LAND SURVEYOR # 33874  
ENTELLUS, INC.  
3033 N. 44TH STREET, STE 250  
PHOENIX, AZ 85018

**Entellus™**  
3033 N. 44th Street, Suite 250  
Phoenix, AZ 85018  
Tel: 602-244-2566  
Fax: 602-244-8947  
Website: www.entellus.com

SURVEYOR:



*Daniel G. Francetic*

VERSIONS:

X	DATE	DESCRIPTION
1	XX/XX/19	INITIAL SUBMITTAL TO CITY OF PHOENIX

MAP OF DEDICATION  
SOUTH ELLSWORTH ROAD  
COVER

DATE:	06/28/19
SCALE:	
DESIGN:	JME
DRAFTED:	JME
QA/QC:	DGF
ENT. PROJ. #:	536001
SHEET	MOD 1 OF 4

**NOTES:**

- 1) 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.
- 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 RIGHT-OF-WAY.
- 3) THE CITY OF MESA WILL NOT BE RESPONSIBLE FOR ANY SPECIAL TYPE OF SURFACE MATERIAL SUCH AS BUT NOT LIMITED TO PAVEMENT, CONCRETE, COLORED STAMPED PAVEMENT OR CONCRETE, OR BRICKS, AS NOTED WITH IN 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 ADJACENT HOME OWNER'S ASSOCIATION OR THE PROPERTY OWNER(S).
- 4) 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
- 5) UTILITY LINES ARE TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY THE ARIZONA CORPORATION COMMISSION GENERAL ORDER R(42)33.
- 6) ELECTRICAL LINES ARE TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY THE ARIZONA CORPORATION COMMISSION GENERAL ORDER R-14-2-133.
- 7) COMMUNICATION LINES ARE TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY THE ARIZONA CORPORATION COMMISSION GENERAL ORDER R-14-2-133.
- 8) AN AVIATION EASEMENT AND RELEASE FOR THIS MAP OF DEDICATION IS RECORDED IN MARICOPA COUNTY RECORDER DOCUMENT #2011-03571 15 ANDRE- RECORDED IN DOCUMENT # 2011-0432679. THIS SUBDIVISION IS WITH IN THREE (3) MILES OF PHOENIX- MESA GATEWAY AIRPORT. INFORMATION REGARDING AIRCRAFT OPERATIONS AND AIRPORT DEVELOPMENT IS AVAILABLE THROUGH THE AIRPORT ADMINISTRATION OFFICE.
- 9) THE MAINTENANCE OF THE LANDSCAPING, PUBLIC AND PRIVATE DRAINAGE AND ASSOCIATED IMPROVEMENTS WITHIN RIGHTS-OF-WAY SHALL BE THE RESPONSIBILITY OF THE ADJACENT HOME OWNER'S ASSOCIATION OR THE PROPERTY OWNER(S).
- 10) 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 WITH IN AND ALONG THE OUTER EDGE OF THE PUBLIC RIGHT-OF-WAY DEDICATED PURSUANT TO THIS MAP.
- 11) PUBLIC UTILITY AND FACILITY EASEMENTS WILL BE TREATED LIKE PUBLIC UTILITY EASEMENTS WHEN DETERMINING WHO PAYS RELOCATION COSTS FOR THE RELOCATION OF SRP FACILITIES AND SOUTHWEST GAS FACILITIES IN PUFES ON THIS MAP OF DEDICATION. THE DEFINITION OF PUBLIC EASEMENT IN M.C.C. § 9-11 INCLUDES THE PUFES ON THIS MAP, THE TERM "PUBLIC EASEMENT" IN M.C.C. § 9-1-5(A) INCLUDES PUFES, AND PUFES ON THIS MAP ARE SUBJECT TO M.C.C. § 9-1-5(A).
- 12) THIS MAP IS LOCATED IN THE CITY OF MESA WATER SERVICE AREA AND HAS BEEN DESIGNATED AS HAVING AN ASSURED WATER SUPPLY
- 13) THE PROPERTY DEPICTED ON THIS MAP OF DEDICATION IS LOCATED WITHIN AN AREA DESIGNATED AS OTHER FLOOD AREAS ZONE "X" BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, ON FLOOD INSURANCE RATE MAP NO. 04013C2760L AND 04013C2780L, WITH A DATE OF OCTOBER 15, 2013.
- 14) 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.
- 15) 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.

**LEGAL DESCRIPTION FOR PARCEL A:**

THAT PORTION OF THE PARCEL OF LAND DESCRIBED IN MARICOPA COUNTY RECORDER DOCUMENT # 2006-1695606 LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE BRASS CAP IN HAND HOLE FOUND AT THE WEST QUARTER CORNER OF SAID SECTION 22, FROM WHICH THE BRASS CAP IN HAND HOLE FOUND AT THE SOUTHWEST CORNER OF SAID SECTION 22 BEARS SOUTH 00 DEGREES 15 MINUTES 53 SECONDS EAST A DISTANCE OF 2,635.66 FEET, SAID LINE BEING THE WEST LINE OF SAID SOUTHWEST QUARTER, AND SAID LINE BEING THE BASIS OF BEARINGS FOR THIS DESCRIPTION;

THENCE ALONG SAID WEST LINE, SOUTH 00 DEGREES 15 MINUTES 53 SECONDS EAST A DISTANCE OF 499.82 FEET TO A POINT;

THENCE NORTH 89 DEGREES 44 MINUTES 07 SECONDS EAST A DISTANCE OF 65.00 FEET TO A POINT ON THE EXISTING EAST RIGHT OF WAY LINE OF ELLSWORTH ROAD, SAID POINT BEING THE POINT OF BEGINNING;

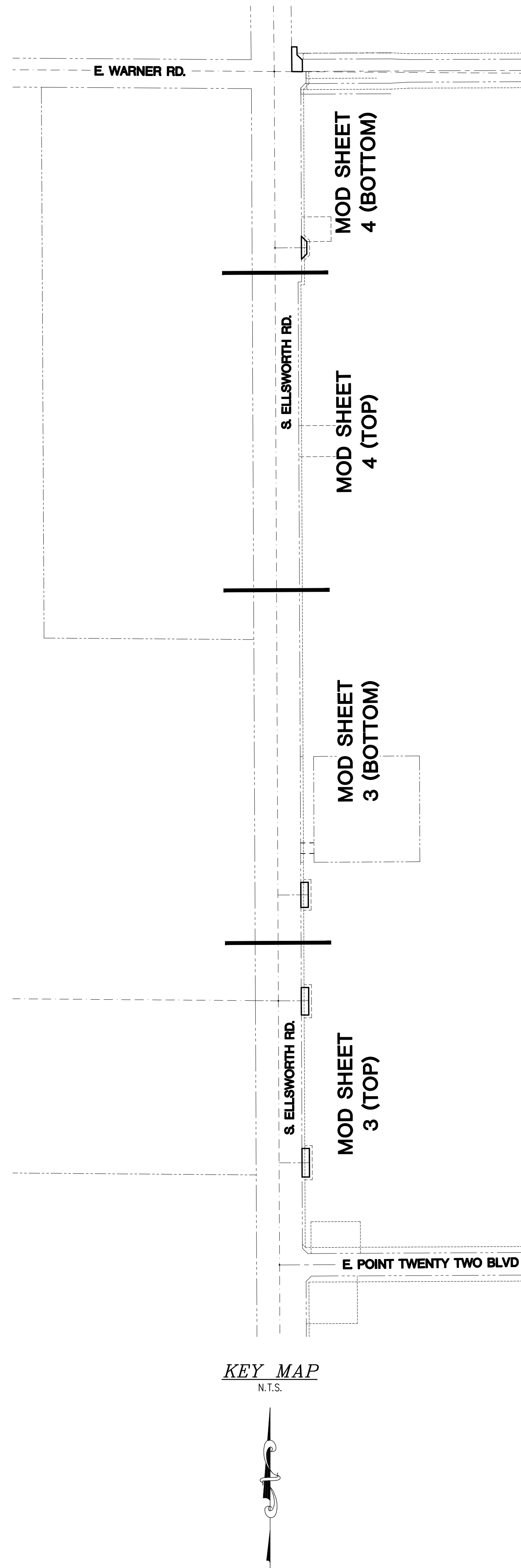
THENCE ALONG SAID EXISTING EAST RIGHT-OF-WAY LINE, NORTH 00 DEGREES 15 MINUTES 53 SECONDS WEST A DISTANCE OF 81.00 FEET TO A POINT;

THENCE NORTH 89 DEGREES 44 MINUTES 07 SECONDS EAST A DISTANCE OF 21.00 FEET TO A POINT ON A LINE PARALLEL WITH AND 86.00 FEET DISTANT FROM SAID WEST LINE OF THE SOUTHWEST QUARTER;

THENCE ALONG SAID PARALLEL LINE, SOUTH 00 DEGREES 15 MINUTES 53 SECONDS EAST A DISTANCE OF 81.00 FEET TO A POINT;

THENCE SOUTH 89 DEGREES 44 MINUTES 07 SECONDS EAST A DISTANCE OF 21.00 FEET TO THE POINT OF BEGINNING.

CONTAINING AN AREA OF 1,701 SQUARE FEET OR 0.039 ACRES, MORE OR LESS.



**KEY MAP**  
N.T.S.

**LEGAL DESCRIPTION FOR PARCEL B:**

THAT PORTION OF THE PARCEL OF LAND DESCRIBED IN MARICOPA COUNTY RECORDER DOCUMENT # 2006-1695606 LOCATED IN THE WEST HALF OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE BRASS CAP IN HAND HOLE FOUND AT THE WEST QUARTER CORNER OF SAID SECTION 22, FROM WHICH THE BRASS CAP IN HAND HOLE FOUND AT THE SOUTHWEST CORNER OF SAID SECTION 22 BEARS SOUTH 00 DEGREES 15 MINUTES 53 SECONDS EAST A DISTANCE OF 2,635.66 FEET, SAID LINE BEING THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 22, AND SAID LINE BEING THE BASIS OF BEARINGS FOR THIS DESCRIPTION;

THENCE NORTH 89 DEGREES 44 MINUTES 07 SECONDS EAST A DISTANCE OF 86.00 FEET TO A POINT ON A LINE PARALLEL WITH AND 86.00 FEET DISTANT FROM SAID WEST LINE OF THE SOUTHWEST QUARTER, SAID POINT BEING THE POINT OF BEGINNING;

THENCE ALONG SAID PARALLEL LINE, SOUTH 00 DEGREES 15 MINUTES 53 SECONDS EAST A DISTANCE OF 40.49 FEET TO A POINT;

THENCE SOUTH 89 DEGREES 44 MINUTES 07 SECONDS WEST A DISTANCE OF 21.00 FEET TO A POINT ON THE EXISTING EAST RIGHT-OF-WAY LINE OF ELLSWORTH ROAD;

THENCE ALONG SAID EXISTING EAST RIGHT-OF-WAY LINE, NORTH 00 DEGREES 15 MINUTES 53 SECONDS WEST A DISTANCE OF 40.49 FEET TO A POINT;

THENCE CONTINUING ALONG SAID EXISTING EAST RIGHT-OF-WAY LINE, NORTH 00 DEGREES 15 MINUTES 08 SECONDS WEST A DISTANCE OF 37.51 FEET TO A POINT;

THENCE NORTH 89 DEGREES 44 MINUTES 52 SECONDS WEST A DISTANCE OF 21.00 FEET TO A POINT ON A LINE PARALLEL WITH AND 86.00 FEET DISTANT FROM THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION;

THENCE ALONG LAST MENTIONED PARALLEL LINE, SOUTH 00 DEGREES 15 MINUTES 08 SECONDS EAST A DISTANCE OF 37.51 FEET TO THE POINT OF BEGINNING.

CONTAINING AN AREA OF 1,638 SQUARE FEET OR 0.038 ACRES, MORE OR LESS.

**LEGAL DESCRIPTION FOR PARCEL C:**

THAT PORTION OF THE PARCEL OF LAND DESCRIBED IN MARICOPA COUNTY RECORDER DOCUMENT # 2006-1695606 LOCATED IN THE NORTHWEST QUARTER OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE BRASS CAP IN HAND HOLE FOUND AT THE WEST QUARTER CORNER OF SAID SECTION 22, FROM WHICH THE BRASS CAP IN HAND HOLE FOUND AT THE NORTHWEST CORNER OF SAID SECTION 22 BEARS NORTH 00 DEGREES 15 MINUTES 08 SECONDS WEST A DISTANCE OF 2,634.91 FEET, SAID LINE BEING THE WEST LINE OF SAID NORTHWEST QUARTER, AND SAID LINE BEING THE BASIS OF BEARINGS FOR THIS DESCRIPTION;

THENCE ALONG SAID WEST LINE, NORTH 00 DEGREES 15 MINUTES 08 SECONDS WEST A DISTANCE OF 264.59 FEET TO A POINT;

THENCE NORTH 89 DEGREES 44 MINUTES 52 SECONDS EAST A DISTANCE OF 65.00 FEET TO A POINT ON THE EXISTING EAST RIGHT-OF-WAY LINE OF ELLSWORTH ROAD, SAID POINT BEING THE POINT OF BEGINNING;

THENCE ALONG SAID EXISTING EAST RIGHT-OF-WAY LINE, NORTH 00 DEGREES 15 MINUTES 08 SECONDS WEST A DISTANCE OF 71.00 FEET TO A POINT;

THENCE NORTH 89 DEGREES 44 MINUTES 52 SECONDS EAST A DISTANCE OF 21.00 FEET TO A POINT ON A LINE PARALLEL WITH AND 86.00 FEET DISTANT FROM SAID WEST LINE OF THE NORTHWEST QUARTER;

THENCE ALONG SAID PARALLEL LINE, SOUTH 00 DEGREES 15 MINUTES 08 SECONDS EAST A DISTANCE OF 71.00 FEET TO A POINT;

THENCE SOUTH 89 DEGREES 44 MINUTES 52 SECONDS WEST A DISTANCE OF 21.00 FEET TO THE POINT OF BEGINNING.

CONTAINING AN AREA OF 1,491 SQUARE FEET OR 0.034 ACRES, MORE OR LESS.

**LEGAL DESCRIPTION FOR PARCEL D:**

THAT PORTION OF THE PARCEL OF LAND DESCRIBED IN MARICOPA COUNTY RECORDER DOCUMENT # 2006-1695606 LOCATED IN THE NORTHWEST QUARTER OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE BRASS CAP IN HAND HOLE FOUND AT THE NORTHWEST CORNER OF SAID SECTION 22, FROM WHICH THE BRASS CAP IN HAND HOLE FOUND AT THE WEST QUARTER CORNER OF SAID SECTION 22 BEARS SOUTH 00 DEGREES 15 MINUTES 08 SECONDS EAST A DISTANCE OF 2,634.91 FEET, SAID LINE BEING THE WEST LINE OF SAID NORTHWEST QUARTER, AND SAID LINE BEING THE BASIS OF BEARINGS FOR THIS DESCRIPTION;

THENCE ALONG SAID WEST LINE, SOUTH 00 DEGREES 15 MINUTES 08 SECONDS EAST A DISTANCE OF 500.07 FEET TO A POINT;

THENCE NORTH 89 DEGREES 44 MINUTES 47 SECONDS EAST A DISTANCE OF 75.00 FEET TO A POINT ON THE EXISTING EAST RIGHT-OF-WAY LINE OF ELLSWORTH ROAD, SAID POINT BEING THE POINT OF BEGINNING;

THENCE ALONG SAID EXISTING EAST RIGHT-OF-WAY LINE, NORTH 00 DEGREES 15 MINUTES 08 SECONDS WEST A DISTANCE OF 32.50 FEET TO A POINT;

THENCE SOUTH 45 DEGREES 15 MINUTES 10 SECONDS EAST A DISTANCE OF 21.21 FEET TO A POINT ON A LINE PARALLEL WITH AND 90.00 FEET DISTANT FROM SAID WEST LINE OF THE NORTHWEST QUARTER;

THENCE ALONG SAID PARALLEL LINE, SOUTH 00 DEGREES 15 MINUTES 08 SECONDS EAST A DISTANCE OF 35.00 FEET TO A POINT;

THENCE SOUTH 44 DEGREES 44 MINUTES 50 SECONDS WEST A DISTANCE OF 21.21 FEET TO A POINT ON SAID EXISTING EAST RIGHT-OF-WAY LINE,

THENCE ALONG SAID EXISTING EAST RIGHT-OF-WAY LINE, NORTH 00 DEGREES 15 MINUTES 08 SECONDS WEST A DISTANCE OF 32.50 FEET TO THE POINT OF BEGINNING.

CONTAINING AN AREA OF 750 SQUARE FEET OR 0.017 ACRES, MORE OR LESS.

**LEGAL DESCRIPTION FOR PARCEL E:**

THAT PORTION OF THE PARCEL OF LAND DESCRIBED IN MARICOPA COUNTY RECORDER DOCUMENT # 2006-1695606 LOCATED IN THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 1 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE BRASS CAP IN HAND HOLE FOUND AT THE SOUTHWEST CORNER OF SAID SECTION 15, FROM WHICH THE BRASS CAP IN HAND HOLE FOUND AT THE WEST QUARTER CORNER OF SAID SECTION 15 BEARS NORTH 00 DEGREES 42 MINUTES 01 SECOND WEST A DISTANCE OF 2,638.04 FEET, SAID LINE BEING THE WEST LINE OF SAID SOUTHWEST QUARTER, AND SAID LINE BEING THE BASIS OF BEARINGS FOR THIS DESCRIPTION;

THENCE SOUTH 89 DEGREES 36 MINUTES 24 SECONDS EAST A DISTANCE OF 50.01 FEET TO A POINT ON THE EXISTING EAST RIGHT-OF-WAY LINE OF ELLSWORTH ROAD, SAID POINT BEING THE POINT OF BEGINNING;

THENCE ALONG SAID EXISTING EAST RIGHT-OF-WAY LINE, NORTH 00 DEGREES 42 MINUTES 01 SECOND WEST A DISTANCE OF 70.00 FEET TO A POINT;

THENCE NORTH 89 DEGREES 17 MINUTES 59 SECONDS EAST A DISTANCE OF 15.00 FEET TO A POINT ON A LINE PARALLEL WITH AND 70.00 FEET DISTANT FROM SAID WEST LINE OF THE SOUTHWEST QUARTER;

THENCE ALONG SAID PARALLEL LINE, SOUTH 00 DEGREES 42 MINUTES 01 SECONDS EAST A DISTANCE OF 22.57 FEET TO A POINT;

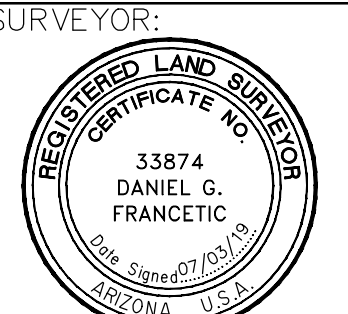
THENCE SOUTH 45 DEGREES 28 MINUTES 35 SECONDS EAST A DISTANCE OF 21.29 FEET TO A POINT;

THENCE SOUTH 00 DEGREES 15 MINUTES 08 SECONDS EAST A DISTANCE OF 32.89 FEET TO A POINT;

THENCE NORTH 89 DEGREES 36 MINUTES 24 SECONDS WEST A DISTANCE OF 29.74 FEET TO THE POINT OF BEGINNING.

CONTAINING AN AREA OF 1,652 SQUARE FEET OR 0.038 ACRES, MORE OR LESS.

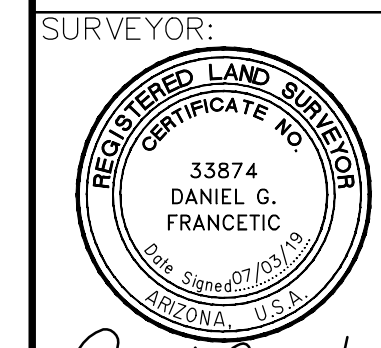
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Website: www.entellus.com



*Daniel C. Francetic*

VERSIONS:	DESCRIPTION	DATE	INITIAL	DATE
	INITIAL SUBMITTAL TO CITY OF PHOENIX	1 XX/XX/18		

MAP OF DEDICATION SOUTH ELLSWORTH ROAD	DATE:	06/28/19
	SCALE:	
KEY MAP - GENERAL NOTES - LEGAL DESCRIPTION	DESIGN:	JME
	DRAFTED:	JME
	QA/QC:	DGF
	ENT. PROJ. #	536001
	SHEET	MOD 2 OF 4



*Daniel G. Francetic*

VERSIONS:

X	DATE	DESCRIPTION
1	XX/XX/18	INITIAL SUBMITTAL TO CITY OF PHOENIX

MAP OF DEDICATION  
 SOUTH ELLSWORTH ROAD  
 MAP OF DEDICATION

DATE:	06/28/19
SCALE:	
DESIGN:	JME
DRAFTED:	JME
QA/QC:	OGF
ENT. PROJ. #:	536001
SHEET:	MOD 3 OF 4

- LEGEND**
- RIGHT OF WAY LINE
  - - - - SECTION LINE
  - · - · - EASEMENT (ESMT) LINE AS NOTED
  - CENTER LINE
  - ▲ PROPERTY CORNER PER M.A.G. 120 TYPE C
  - INTERSECTION MONUMENT PER M.A.G. 120 TYPE B
  - ⊙ FOUND MONUMENT AS NOTED
  - APN ASSESSOR'S PARCEL NUMBER
  - BK BOOK
  - CL CENTER LINE
  - DE DRAINAGE EASEMENT
  - FND FOUND
  - MCR MARICOPA COUNTY RECORDER
  - PG PAGE
  - PUFE PUBLIC UTILITY & FACILITY ESMT
  - R/W RIGHT OF WAY

**LINE TABLE**

#	LENGTH	BEARING
L1	21.00'	S89°44'07"W
L2	21.00'	N89°44'07"E
L3	21.00'	S89°44'07"W
L4	21.00'	N89°44'52"E
L5	21.00'	S89°44'52"W
L6	21.00'	N89°44'52"E

