



ONE COMPANY.
INFINITE SOLUTIONS.

**LEGAL DESCRIPTION
MCDOT ANNEXED
RIGHT OF WAY
MONTELUCCIA SUBDIVISION
MARICOPA COUNTY, ARIZONA**

LOCATED WITHIN A PORTION OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 1 NORTH, RANGE 7 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND MONUMENT IN HANDHOLE, ACCEPTED AS THE NORTHWEST CORNER OF SECTION 24, TOWNSHIP 1 NORTH, RANGE 7 EAST, FROM WHICH A FOUND MONUMENT IN HANDHOLE, ACCEPTED AS THE WEST QUARTER CORNER OF SECTION 24, TOWNSHIP 1 NORTH, RANGE 7 EAST, THEREOF BEARS S00°07'01"W A DISTANCE OF 2639.39 FEET;

THENCE, ALONG THE WEST LINE OF SAID SECTION 24, S00°07'01"W A DISTANCE OF 659.85 FEET;

THENCE, S89°58'08"E A DISTANCE OF 40.00 FEET TO THE POINT OF BEGINNING;

THENCE, S89°58'08"E ALONG SAID LINE A DISTANCE OF 772.57 FEET;

THENCE, S00°06'48"W A DISTANCE OF 25.00 FEET;

THENCE, N89°58'08"W A DISTANCE OF 732.57 FEET;

THENCE, S45°04'27"W A DISTANCE OF 21.23 FEET;

THENCE, S00°07'01"W A DISTANCE OF 249.92 FEET;

THENCE, S44°55'33"E A DISTANCE OF 21.20 FEET;

THENCE, S89°58'12"E A DISTANCE OF 154.89 FEET;

THENCE, S00°01'52"W A DISTANCE OF 25.00 FEET;

THENCE, N89°58'08"W A DISTANCE OF 194.93 FEET;

THENCE, N00°07'01"E A DISTANCE OF 329.92 FEET TO THE **POINT OF BEGINNING.**



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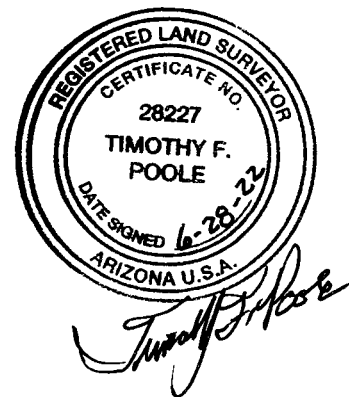
THE ABOVE DESCRIBED PARCEL CONTAINS A COMPUTED AREA OF 31,410 SQUARE FEET OR 0.721 ACRES, MORE OR LESS AND IS SUBJECT TO ANY EASEMENTS, RESTRICTIONS, OR RIGHTS OF WAY OF RECORD OR OTHERWISE.

THE DESCRIPTION SHOWN HEREON IS NOT TO BE USED TO VIOLATE ANY SUBDIVISION REGULATIONS OF THE STATE, COUNTY AND/OR MUNICIPALITY OR ANY OTHER LAND DIVISION RESTRICTIONS.

PREPARED BY:
ATWELL, LLC
4700 E. SOUTHERN AVENUE
MESA, ARIZONA 85206
PROJECT NO. 21005484
DATE JUNE 22ND, 2022



LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S89°58'08"E	40.00'
L2	S00°06'48"W	25.00'
L3	S45°04'27"W	21.23'
L4	S44°55'33"E	21.20'
L5	S89°58'12"E	154.89'
L6	S00°01'52"W	25.00'



JOB NO. 21005484 DATE: 06-28-2022 SHEET 4 OF 4



EXHIBIT "A"
MCDOT ANNEXED
RIGHT OF WAY
MONTELUCCIA SUBDIVISION
MARICOPA COUNTY, ARIZONA

Name: MCDOT RW

North: 6979.5170' East: 5044.0402'

Segment #1 : Line

Course: S89°58'07.779"E Length: 772.5653'

North: 6979.0967' East: 5816.6054'

Segment #2 : Line

Course: S0°06'47.897"W Length: 25.0000'

North: 6954.0967' East: 5816.5560'

Segment #3 : Line

Course: N89°58'07.779"W Length: 732.5668'

North: 6954.4953' East: 5083.9893'

Segment #4 : Line

Course: S45°04'26.604"W Length: 21.2291'

North: 6939.5035' East: 5068.9587'

Segment #5 : Line

Course: S0°07'00.987"W Length: 249.9236'

North: 6689.5804' East: 5068.4486'

Segment #6 : Line

Course: S44°55'33.398"E Length: 21.1973'

North: 6674.5723' East: 5083.4179'

Segment #7 : Line

Course: S89°58'11.527"E Length: 154.8910'

North: 6674.4908' East: 5238.3089'

Segment #8 : Line

Course: S0°01'52.221"W Length: 25.0028'

North: 6649.4880' East: 5238.2953'

Segment #9 : Line

Course: N89°58'07.782"W Length: 194.9285'

North: 6649.5941' East: 5043.3668'

Segment #10 : Line

Course: N0°07'00.987"E Length: 329.9237'

North: 6979.5171' East: 5044.0402'

Perimeter: 2527.2281' Area: 31410.22 Sq. Ft.

Error Closure: 0.0001 Course: N15°27'27.809"W

Error North: 0.00008 East: -0.00002

Precision 1: 25272281.0000

