

When recorded Mail to:

City of Goodyear  
City Clerk/Irb  
190 N. Litchfield Road  
P.O. Box 5100  
Goodyear, Arizona 85338

EXEMPT UNDER A.R.S. § 11-1134(A)(2)

EXCLUSIVE SEWER LINE EASEMENT

GRANTOR:

**THE VILLAGES AT ESTRELLA  
MOUNTAIN RANCH COMMUNITY  
ASSOCIATION, an Arizona non-profit  
corporation**

GRANTEE:

**CITY OF GOODYEAR, ARIZONA, an  
Arizona Municipal Corporation**

For the consideration of One Dollar (\$1.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **THE VILLAGES AT ESTRELLA MOUNTAIN RANCH COMMUNITY ASSOCIATION, an Arizona non-profit corporation**, ("Grantor") does hereby grant and convey to the **CITY OF GOODYEAR, ARIZONA, an Arizona Municipal Corporation**, its successors and assigns (collectively "GRANTEE") a perpetual Exclusive Sewer Line Easement. The Exclusive Sewer Line Easement shall be a permanent easement to construct, operate, maintain, inspect, modify, repair, remove, and/or replace an underground sewer line under and across the real property described in Exhibit "A," attached hereto and incorporated herein (the "Easement Area"), together with the right of access to the easement and for the easement for these purposes.

The GRANTEE shall have all rights and privileges necessary or convenient for the full use and enjoyment of the easement, servitude and privileges herein granted for the purposes herein described. GRANTOR reserves for itself, its successors and assigns the right to use the real property described in Exhibit "A" for purposes that are not inconsistent with the City's easement rights conveyed herein and that do not interfere with or endanger any of the City's improvements constructed within, on, across, over or under the real property described in Exhibit "A". GRANTOR, its successors and assigns shall not locate, erect, construct or permit to be located, erected or constructed, any building or other structure or drill any well within the real property described in Exhibit "A".

GRANTEE shall be and remain responsible for the construction, operation, maintenance, inspection, modification, repair, removal and/or replacement of any facilities constructed by GRANTEE, and GRANTOR shall have no responsibility for the construction, operation, maintenance, inspection, modification, repair, removal and/or replacement of any facilities constructed by GRANTEE.

GRANTEE shall indemnify, defend and hold GRANTOR harmless for, from and against any and all claims, lawsuits, losses, liability or expenses, including without limitation reasonable attorneys fees, arising out of the negligent exercise of the rights granted herein by GRANTEE, its invitees, licensees, agents, employees, and/or successors and assigns.

This Sewer Line Easement constitutes a covenant running with the land for the benefit of the GRANTEE, its successors and assigns.

IN WITNESS WHEREOF, this instrument is executed this 8th day of May, 2013.

GRANTOR:

**THE VILLAGES AT ESTRELLA  
MOUNTAIN RANCH COMMUNITY  
ASSOCIATION, an Arizona non-profit  
corporation**

By: *Alper Adli*

Its: President Date: 5/8/2013

State of Arizona )  
 )ss.  
County of Maricopa )

On this 8th day of May, 2013, personally appeared before me Alper Adli, the President of THE VILLAGES AT ESTRELLA MOUNTAIN RANCH COMMUNITY ASSOCIATION, an Arizona non-profit corporation.

*Amy M Richardson*  
Notary Public  
My Commission Expires: May 15, 2013



ACCEPTED by the CITY OF GOODYEAR, ARIZONA, an Arizona Municipal Corporation,  
the \_\_\_\_ day of \_\_\_\_\_, 2013.

By: \_\_\_\_\_

Its: \_\_\_\_\_

Date: \_\_\_\_\_

State of Arizona     )  
                                  )ss.  
County of Maricopa    )

On this day, personally appeared before me \_\_\_\_\_, as  
\_\_\_\_\_ of the CITY OF GOODYEAR, ARIZONA, an Arizona municipal  
corporation, on behalf of said corporation.

\_\_\_\_\_  
Notary Public

7776 S. Pointe Parkway West  
Suite 100  
Phoenix, Arizona 85044

**HORROCKS**  
ENGINEERS

Tel: 602.454.1800  
Fax: 602.454.1801  
www.horrocks.com

**EXHIBIT "A"**  
**PAGE 1 OF 2**

**LEGAL DESCRIPTION  
FOR  
SEWER EASEMENT IN PARCEL 7.14**

COMMENCING AT A POINT AT THE SOUTH CORNER OF LOT 8, ACCORDING TO THE FINAL PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 1053 OF MAPS, PAGE 50; THENCE N51°05'49"E, ALONG SOUTH PROPERTY LINE, A DISTANCE OF 143.63 FEET;

THENCE N11°43'51"W, ALONG PROPERTY LINE, A DISTANCE OF 19.85 FEET TO A POINT ON THE RIGHT-OF-WAY LINE OF S 178<sup>TH</sup> LANE;

THENCE ALONG SAID RIGHT-OF-WAY LINE AND EASTERLY, A DISTANCE OF 8.05 FEET ALONG A NON TANGENT CURVE TO THE LEFT OF WHICH THE RADIUS POINT LIES N11°43'51"W A RADIUS OF 50.00 FEET, AND HAVING A CENTRAL ANGLE OF 09°13'22" TO THE **POINT OF BEGINNING**;

THENCE CONTINUE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 23°15'05", A DISTANCE OF 20.29 FEET;

THENCE S39°37'00"E, DEPARTING SAID RIGHT-OF-WAY LINE, A DISTANCE OF 22.35 FEET;

THENCE S51°05'49"W, A DISTANCE OF 20.00 FEET;

THENCE N39°37'00"W, A DISTANCE OF 24.57 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 455.35 SQUARE FEET OR 0.0105 ACRES, MORE OR LESS.

END OF DESCRIPTION.

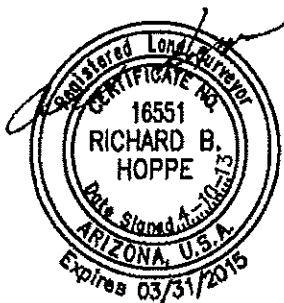
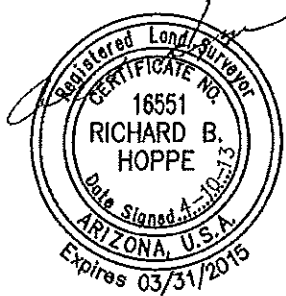
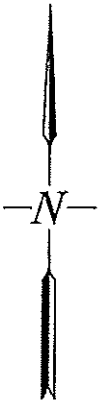
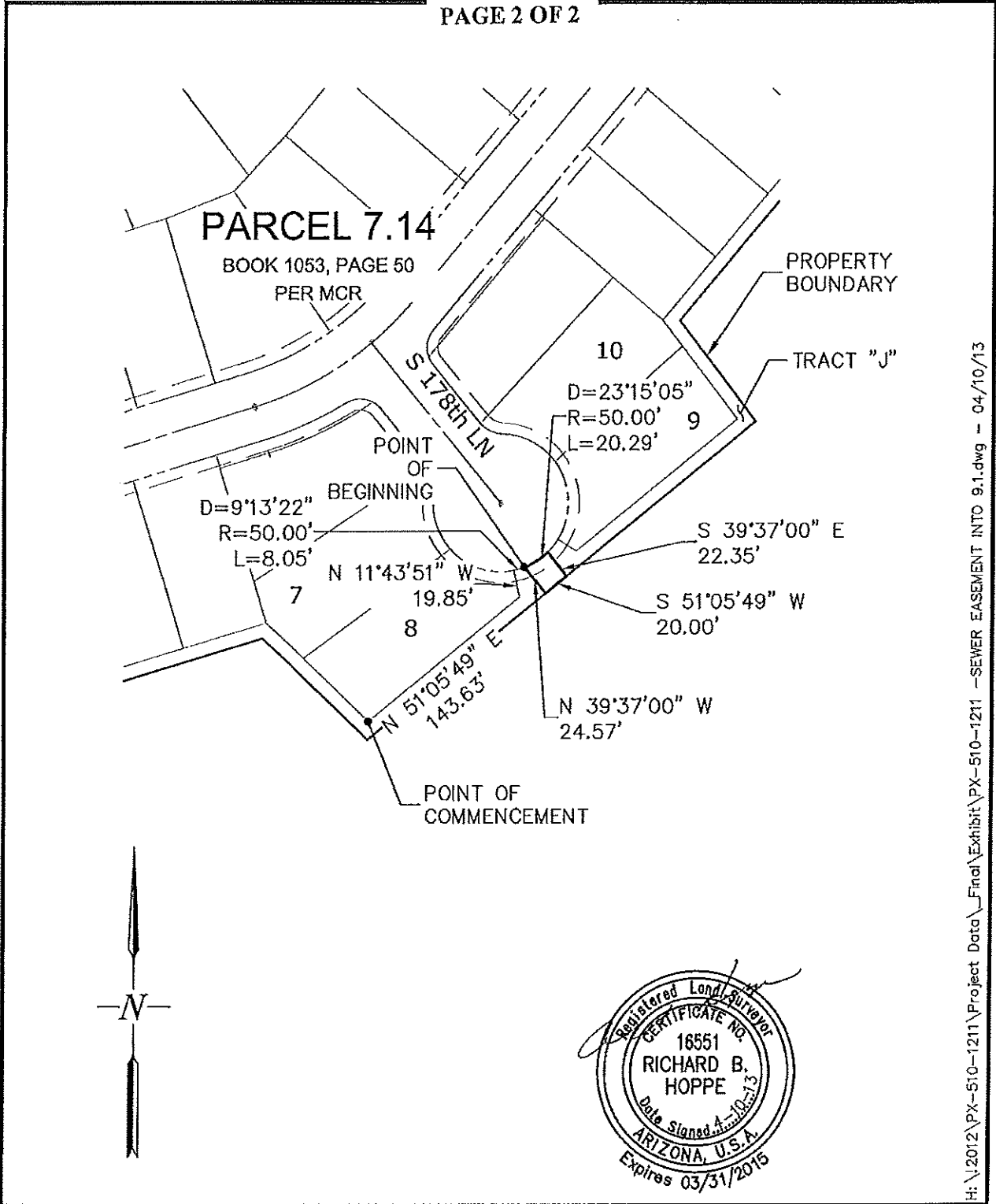


EXHIBIT "A"  
PAGE 2 OF 2



H:\2012\PX-510-1211\Project Data\Final\Exhibit\PX-510-1211 --SEWER EASEMENT INTO 9.1.dwg - 04/10/13

|  |  |                               |  |             |
|--|--|-------------------------------|--|-------------|
|  | 7776 S. Pointe Parkway<br>West, Suite 100<br>Phoenix, Arizona 85044<br>Main: 602-454-1800<br>Fax: 602-454-1801 | PARCEL 7.14<br>SEWER EASEMENT |  | DESIGN: DMS |
|  |  |                               |  | CHECK: KLR  |
|  |  | PROJ. NO: PX-510-1211         |  |             |
|  |  | DATE: 04/10/13                |  |             |
|  |  | SHEET: 2 of 2                 |  |             |