COUNTY OF MARICOPA

KNOW ALL MEN BY THESE PRESENTS THAT ESTRELLA VAN BUREN PROPERTIES, INC, AN ARIZONA CORPORATION, AS OWNER HAS SUBDIVIDED UNDER THE NAME OF "MASTER PLAT OF HUDSON COMMONS" BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 1 NORTH, RANGE 1 WEST OF GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, AS SHOWN PLATTED HEREON AND HEREBY PUBLISHES THIS "MASTER PLAT OF HUDSON COMMONS" AND HEREBY DECLARES THAT SAID PLAT SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF THE LOTS, TRACTS, EASEMENTS AND STREETS CONSTITUTING THE SAME. EACH LOT, TRACT AND STREET SHALL BE KNOWN BY THE NUMBER, LETTER OR NAME GIVEN TO EACH RESPECTIVELY ON SAID PLAT.

ESTRELLA VAN BUREN PROPERTIES, INC. AN ARIZONA CORPORATION, INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER, HEREBY DEDICATES, GRANTS, AND CONVEYS TO THE CITY OF GOODYEAR THE PUBLIC STREETS, IN FEE, SHOWN ON SAID PLAT AND INCLUDED IN THE ABOVE DESCRIBED PREMISES.

ESTRELLA VAN BUREN PROPERTIES, INC, AN ARIZONA CORPORATION, AS OWNER, HEREBY DEDICATES TO THE CITY OF GOODYEAR AND ITS PERMITTEES A NON-EXCLUSIVE PUBLIC UTILITY EASEMENTS ("PUE") UPON, OVER, ACROSS AND UNDER ALL AREAS IN THIS PLAT DESIGNATED AS "PUE" FOR THE PURPOSE OF INSTALLING, OPERATING, MAINTAINING, REPLACING, AND/OR REPAIRING IMPROVEMENTS FOR SEWER, WATER, GAS, ELECTRIC, AND ANY OTHER UTILITY SERVICES ("PUBLIC UTILITY FACILITIES") AND FOR PROVIDING INGRESS AND EGRESS TO THE EASEMENT AREAS FOR SUCH PURPOSES. NO STRUCTURES OR IMPROVEMENTS MAY BE CONSTRUCTED ON, IN, OVER OR UNDER THE PUBLIC UTILITY EASEMENT AREAS IF SUCH IMPROVEMENTS WILL INTERFERE WITH THE USE OF THE EASEMENT AREAS FOR PUBLIC UTILITY FACILITIES, EXCEPT THAT ROADWAYS, SIDEWALKS, AND LANDSCAPING, AS APPROVED BY THE CITY, MAY BE CONSTRUCTED OR INSTALLED ON OR OVER SUCH PUBLIC UTILITY EASEMENT AREAS. PUBLIC UTILITY PROVIDERS SHALL BE AND REMAIN RESPONSIBLE FOR THEIR UTILITY FACILITIES, AND SHALL BE RESPONSIBLE FOR THE REPLACEMENT OF ANY IMPROVEMENTS INSTALLED AND/OR CONSTRUCTED WITHIN THE PUBLIC UTILITY EASEMENT AREAS, INCLUDING, BUT NOT LIMITED TO, LANDSCAPING IMPROVEMENTS STREETS, AND SIDEWALKS DAMAGED DURING THE INSTALLATION. OPERATION, MAINTENANCE, REPAIR OR REPLACEMENT OF THEIR UTILITY FACILITIES.

ESTRELLA VAN BUREN PROPERTIES, INC., AN ARIZONA CORPORATION, INCLUDING ITS HEIRS, SUCCESSORS AND ASSIGNS, AS OWNERS DEDICATES TO THE CITY OF GOODYEAR A PERMANENT EASEMENT UPON, OVER AND ACROSS ALL AREAS IN THIS PLAT DESIGNATED AS A SIDEWALK EASEMENT FOR USE BY THE CITY AND ITS PERMITEES FOR THE PURPOSE OF CONSTRUCTING, MAINTAINING, REPAIRING AND REPLACING SIDEWALKS TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS AS NEEDED FOR SUCH PURPOSES AND FOR USE AS A SIDEWALK BY THE PUBLIC.

ALL OTHER EASEMENTS ARE DEDICATED FOR THE PURPOSES SHOWN HEREON.

AN EASEMENT FOR INGRESS AND EGRESS, FOR AND ON BEHALF OF THE ROOSEVELT IRRIGATION DISTRICT IS HEREBY PROVIDED.

IN WITNESS WHEREOF, **ESTRELLA VAN BUREN PROPERTIES, INC, AN ARIZONA CORPORATION**, AS OWNER, HAS HEREUNTO CAUSED ITS NAME TO BE AFFIXED AND THE SAME TO BE ATTESTED BY THE SIGNATURES OF THE UNDERSIGNED OFFICER THEREUNTO DULY AUTHORIZED TO DO SO.

BY: ESTRELLA VAN BUREN PROPERTIES, INC. AN ARIZONA CORPORATION.

MELVIN EKSTRAND

ITS: PRESIDENT

## **ACKNOWLEDGMENT**

STATE OF ARIZONA COUNTY OF MARICOPA

2017, BEFORE ME, THE UNDERSIGNED OFFICER PERSONALLY APPEARED WHO ACKNOWLEDGED HIMSELF TO BE THE PRESIDENT OF ESTRELLA VAN BUREN PROPERTIES, INC., AN ARIZONA CORPORATION, AND ACKNOWLEDGED THAT HE. AS SUCH OFFICER BE AUTHORIZED SO TO DO. EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE THERFIN CONTAINED. IN WITNESS WHEREOF: I HEREUNTO SET MY HAND AND OFFICIAL SEAL

MY COMMISSION EXPIRES:

**NOTARY PUBLIC** 

#### A PORTION OF LAND BEING SITUATED WITHIN THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND BRASS CAP IN HAND HOLE ACCEPTED AS THE NORTHEAST CORNER OF SAID SECTION 7 FROM WHICH A FOUND BRASS CAP IN HAND HOLE ACCEPTED AS THE EAST QUARTER CORNER OF SAID SECTION 7 THEREOF BEARS SOUTH 0010'47" WEST, 2638.71 FEET;

THENCE SOUTH 00°10'47" WEST, 99.85 FEET ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 7:

THENCE LEAVING SAID EAST LINE, NORTH 89°49'13" WEST, 75.00 FEET TO THE **POINT OF BEGINNING** BEING A POINT ON THE WEST RIGHT-OF-WAY LINE OF ESTRELLA PARKWAY PER BOOK 490, PAGE 20 RECORDS OF MARICOPA COUNTY, ARIZONA AND BEING 75.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 7:

THENCE SOUTH 00"10'47" WEST. 2450.94 FEET ALONG SAID PARALLEL LINE:

THENCE NORTH 89°49'13" WEST, 1781.10 FEET TO THE EAST RIGHT-OF-WAY LINE OF 158TH AVENUE AS SHOWN ON THE FINAL PLAT OF WILDFLOWER RANCH UNIT VII RECORDED AS BOOK 510, PAGE 11 RECORDS OF MARICOPA COUNTY. ARIZONA AND AS SHOWN ON THE FINAL PLAT OF WILDFLOWER RANCH UNIT VIII RECORDED AS BOOK 510, PAGE 12 RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE NORTH 00'00'15" EAST, 2521.56 FEET ALONG SAID EAST RIGHT-OF-WAY TO THE SOUTH RIGHT-OF-WAY OF VAN BUREN STREET;

THENCE THE FOLLOWING SIX (6) COURES ALONG SAID SOUTH RIGHT-OF-WAY

THENCE SOUTH 89°42'17" EAST, 286.83 FEET;

THENCE SOUTH 00°17'43" WEST, 22.00 FEET;

THENCE SOUTH 89'42'17" EAST, 1227.05 FEET;

THENCE SOUTH 00°10'47" WEST, 10.00 FEET;

THENCE SOUTH 89°42'17" EAST, 240.00 FEET;

THENCE SOUTH 44°45'45" EAST, 49.55 FEET TO THE POINT OF BEGINNING.

#### AND EXCLUDING THEREFROM:

A PORTION OF LAND BEING SITUATED WITHIN THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND BRASS CAP IN HAND HOLE ACCEPTED AS THE NORTHEAST CORNER OF SAID SECTION 7 FROM WHICH A FOUND BRASS CAP IN HAND HOLE ACCEPTED AS THE EAST QUARTER CORNER OF SAID SECTION 7 THEREOF BEARS SOUTH 00'10'47" WEST, 2638.71 FEET;

THENCE NORTH 89'42'17" WEST, 1648.76 FEET ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 7;

THENCE LEAVING SAID NORTH LINE, SOUTH 0017'43" WEST, 45.00 FEET TO A LINE BEING 45.00 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 7 BEING THE POINT OF BEGINNING:

THENCE LEAVING SAID PARALLEL LINE, SOUTH 0017'43" WEST, 43.90 FEET:

THENCE SOUTH 28'05'18" WEST, 16.52 FEET;

THENCE SOUTH 00"13"50" WEST, 22.19 FEET;

THENCE NORTH 89°42'17" WEST, 95.47 FEET;

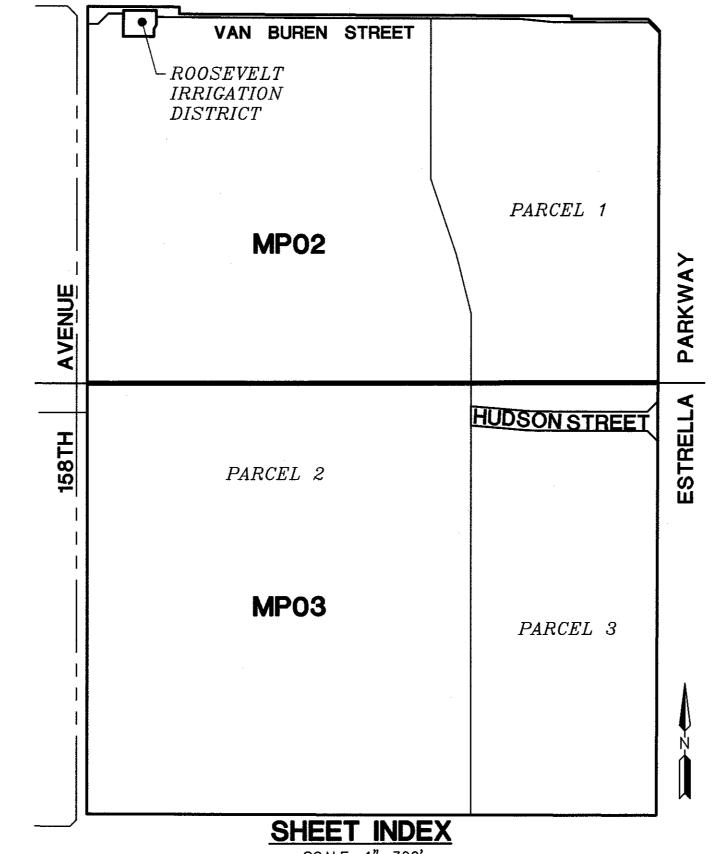
THENCE NORTH 0017'43" EAST, 80.70 FEET TO THE AFORESAID PARALLEL LINE;

THENCE SOUTH 89°42'17" EAST, 103.14 FEET ALONG SAID PARALLEL LINE TO THE POINT OF BEGINNING.

# MASTER PLAT

## HUDSON COMMONS GOODYEAR, ARIZONA

A PORTION OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA



	SCAI	LE:	1
AS	(NET)		
	AREA (ACRES)		
	18 3790		

PROJECT/TRACT USE AND AREAS (NET)					
NO.	USE	AREA (ACRES)			
_ 1	COMMERCIAL	18.3790			
2	SINGLE-FAMILY RESIDENTIAL	66.3861			
. 3	MULTI-FAMILY RESIDENTIAL	16.0903			

SCALE: 1"=300' UTILITY PROVIDERS GOODYEAR SEWER GOODYEAR WATER GOODYEAR **ELECTRIC** APS SW GAS NATURAL GAS TELEPHONE COX AND CENTURY LINK

## PARTIAL RELEASE AND RECONVEYANCE OF LIEN

THE UNDERSIGNED, RESIDUARY TRUST U/W OF E.W. HUDSON, JR. DECEASED, DATED MARCH 30, 1966, AS BENEFICIARY UNDER THAT CERTAIN DEED OF TRUST RECORDED IN THE OFFICIAL RECORDS OF MARICOPA COUNTY, AZ AT DOCUMENT NO. 2017 0043517 ENCUMBERING THE PROPERTY BEING PLATTED HEREIN, HEREBY EXPRESSLY CONSENTS TO AND JOINS IN THE EXECUTION AND RECORDING OF THIS SUBDIVISION PLAT AND DOES HEREBY RELEASE FROM THE LIEN OF THE DEED OF TRUST THAT PORTION OF THE PROPERTY CONVEYED AND DEDICATED HEREIN AS SHOWN ON THIS SUBDIVISION PLAT AND DOES HEREBY SUBORDINATE THE LIEN OF THE DEED OF TRUST TO THE EASEMENTS DEDICATED AND GRANTED HEREIN AS SHOWN ON THIS SUBDIVISION PLAT. IT IS EXPRESSLY UNDERSTOOD THAT THIS RELEASE AND SUBORDINATION APPLIES ONLY TO THE PORTIONS OF THE PROPERTY BEING CONVEYED AND DEDICATED AND SHALL NOT, IN ANY WAY, AFFECT THE LIEN OF THE DEED OF TRUST UPON THE REMAINDER OF THE PROPERTY. THE UNDERSIGNED REPRESENTS THAT HE OR SHE HAS FULL POWER AND AUTHORITY TO EXECUTE THIS PARTIAL RELEASE AND RECONVEYANCE AND SUBORDINATION ON BEHALF OF THE RESIDUARY TRUST U/W OF E.W. HUDSON, JR. DECEASED, DATED MARCH 30, 1966. AS BENEFICIARY UNDER THAT CERTAIN DEED OF TRUST RECORDED IN THE OFFICIAL RECORDS OF MARICOPA COUNTY, AZ AT DOCUMENT NO. 2017 0043517.

DECEASED,	DATED	MARCH	30,	1966		
BY:					 	
•		TRUS	TEE			

## **ACKNOWLEDGMENT**

RESIDUARY TRUST U/W OF E.W. HUDSON JR.,

STATE OF\_\_\_\_\_ COUNTY OF\_\_\_\_\_ 2017, BEFORE ME PERSONALLY APPEARED THE UNDERSIGNED BENEFICIARY, BY WHOSE IDENTITY WAS PROVEN TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHO HE OR SHE CLAIMS TO BE, AND ACKNOWLEDGED THAT HE OR SHE SIGNED THE ABOVE DOCUMENT.

MY COMMISSION EXPIRES:

NOTARY PUBLIC

PARCEL NO.

PARCEL 1

PARCEL 2

PARCEL 3

## **AREAS**

**GROSS:** RIGHT-OF-WAY ROOSEVELT IRRIGATION DISTRICT NET (GROSS MINUS R/W & RID): 4,461,246 SF OR 102.416 ACRES 59.887 SF OR 1.374 ACRES 8,097 SF OR 0.186 ACRES 4,393,263 SF OR 100.856 ACRES

## OWNER/DEVELOPER

HUDSON RESIDUARY TRUST c/o MEL AND MONA EKSTRAND 1203 EAST ALAMEDA DRIVE TEMPE, ARIZONA 85282

## **SURVEYOR**

HILGARTWILSON 2141 E. HIGHLAND AVENUE, SUITE 250 PHOENIX, ARIZONA 85016 PH: 602-490-0535 FAX: 602-325-0161 CONTACT: ROBERT A. JOHNSTON

## SHEET INDEX

COVER SHEET, VICINITY MAP, AND NOTES MASTER PLAT SHEETS

## BASIS OF BEARING

BASIS OF BEARING IS S00'10'47"W ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 7. TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY,

## **NOTES**

A. THIS DEVELOPMENT IS WITHIN THE SERVICE AREA OF THE CITY OF GOODYEAR WHICH HAS BEEN DESIGNATED AS HAVING AN ASSURED WATER SUPPLY PURSUANT TO A.R.S. 45-576 SUBSECTION B THE CITY OF GOODYEAR'S ASSURED WATER SUPPLY DESIGNATION IS SUPPORTED IN PART BY THE CITY'S MEMBERSHIP IN THE CENTRAL ARIZONA GROUNDWATER REPLENISHMENT DISTRICT (CAGRD). PROPERTY WITHIN THIS DEVELOPMENT MAY BE ASSESSED A FEE BASED ON ITS PRO RATA SHARE OF THE CITY'S COST FOR CAGRD PARTICIPATION. NO STRUCTURES OF ANY KIND SHALL BE CONSTRUCTED OR PLACED WITHIN OR OVER THE UTILITY EASEMENTS EXCEPT: UTILITIES. ASPHAL

VAN BUREN STREET

YUMA ROAD

- PAVING. GRASS. AND WOOD, WIRE OR REMOVABLE SECTION TYPE FENCING. THE CITY OF GOODYEAR SHALL NOT BE REQUIRED TO REPLACE OR PROVIDE REIMBURSEMENT FOR THE COST OF REPLACING ANY OBSTRUCTIONS, PAVING OR PLANTING THAT IS REMOVED DURING THE COURSE OF MAINTAINING, CONSTRUCTING OR RECONSTRUCTING UTILITY FACILITIES.
- NO STRUCTURE OF ANY KIND SHALL BE CONSTRUCTED OR ANY VEGETATION SHALL BE PLANTED NOR WILL BE ON OR OVER ANY DRAINAGE EASEMENT WHICH WOULD OBSTRUCT OR DIVERT THE FLOW OF STORM WATER. THE CITY MAY, IF IT SO DESIRES, CONSTRUCT OR MAINTAIN DRAINAGE FACILITIES ON OR UNDER THE LAND OF THE DRAINAGE EASEMENT.
- IMPROVEMENTS MADE WITHIN A CITY RIGHT-OF-WAY, TRACT, OR EASEMENT THAT WILL BE MAINTAINED IN THE FUTURE BY GOODYEAR SHALL BE CLEARLY IDENTIFIED ON THE APPROVED PLANS AND ARE SUBJECT TO THE FOLLOWING REQUIREMENTS. IMPROVEMENTS MAY INCLUDE BUT ARE NOT LIMITED TO STREET SURFACES, CURBS, GUTTERS, SIDEWALKS, RAMPS, DRIVEWAYS, TURN BAYS, BUS BAYS. STREET LIGHTING, SIGNAGE, AND STREET STRIPING a) THE DEVELOPER SHALL MAINTAIN AND WARRANTY ALL IMPROVEMENTS FOR A PERIOD OF TWO-YEARS BEGINNING IMMEDIATELY AFTER
  - THE CITY ISSUES THE NOTIFICATION OF APPROVAL FOR THE PROJECT. b) DURING THE MAINTENANCE AND WARRANTY PERIOD, THE DEVELOPER SHALL BE RESPONSIBLE FOR MAINTAINING ADEQUATE
  - PROTECTION TO ALL IMPROVEMENTS. ANY DAMAGED IMPROVEMENT SHALL BE IMMEDIATELY REPAIRED OR REPLACED AT THE DEVELOPER'S EXPENSE.
  - c) MAINTENANCE SHALL INCLUDE BUT IS NOT LIMITED TO STREET SWEEPING, APPLICATION OF A SEALANT ON ALL CRACKS AND JOINTS, AND APPLICATION OF A SEALANT OVER ALL ASPHALT PAVEMENTS.
  - d) AT THE TERMINATION OF THE MAINTENANCE AND WARRANTY PERIOD ALL IMPROVEMENTS SHALL BE UNDAMAGED AND SHALL MEET CITY STANDARDS.
- e) IF ALL IMPROVEMENTS ARE NOT ACCEPTABLE AT THE END OF THE TWO-YEAR WARRANTY PERIOD, THE MAINTENANCE AND WARRANT PERIOD SHALL CONTINUE UNTIL THE IMPROVEMENTS MEET CITY APPROVAL
- LANDSCAPED AREAS THAT WILL BE MAINTAINED IN THE FUTURE BY THE CITY OF GOODYEAR SHALL BE CLEARLY IDENTIFIED ON THE APPROVED PLANS AND ARE SUBJECT TO THE FOLLOWING REQUIREMENTS. THESE AREAS MAY INCLUDE RETENTION BASINS, PARKS, RIGHTS-OF-WAY, AND STREET CENTER MEDIAN LANDSCAPING. a) THE DEVELOPER SHALL MAINTAIN AND WARRANTY ALL PLANTED AREAS INCLUDING IRRIGATION SYSTEMS FOR A PERIOD OF
  - TWO-YEARS BEGINNING IMMEDIATELY AFTER THE CITY ISSUES THE NOTIFICATION OF APPROVAL FOR THE PROJECT.
  - b) DURING THE MAINTENANCE AND WARRANTY PERIOD. THE DEVELOPER SHALL BE RESPONSIBLE FOR MAINTAINING ADEQUATE PROTECTION TO ALL AREAS. ANY DAMAGED PLANTING AND OR IRRIGATION SYSTEMS SHALL BE IMMEDIATELY REPAIRED OR REPLACED AT THE DEVELOPER'S EXPENSE.
- c) MAINTENANCE SHALL INCLUDE CONTINUOUS OPERATIONS OF WATERING, WEEDING, REMOVAL OF DEAD PLANT MATERIAL, MOWING, ROLLING, FERTILIZING, SPRAYING, INSECT AND PEST CONTROL, RE-SEEDING, REPLACEMENT, AND ALL OTHER MEASURES NECESSARY TO ENSURE GOOD NORMAL GROWTH.
- f) IF ALL PLANTINGS ARE NOT ACCEPTABLE AT THE END OF THE TWO-YEAR PERIOD. THE MAINTENANCE AND WARRANTY PERIOD SHALL CONTINUE UNTIL THE LANDSCAPING MEETS CITY APPROVAL
- STRUCTURES WITHIN VISIBILITY EASEMENTS WILL BE LIMITED TO A HEIGHT OF THREE (3) FEET; LANDSCAPING WITHIN VISIBILITY EASEMENTS WILL BE LIMITED TO GROUND COVER, FLOWERS AND GRANITE LESS THAN TWO (2) FEET (MATURE) IN HEIGHT AND/OR TREES WITH BRANCHES NOT LESS THAN SEVEN (7) FEET ABOVE THE GROUND. TREES SHALL NOT BE PLACED LESS THAN EIGHT (8) FEET APART.
- THE PROPERTY OWNER SHALL BE RÈSPONSIBLE FOR THE PROPER MAINTENANCE AND REPAIR OF ALL FACILITIES ASSOCIATED WITH STORMWATER MANAGEMENT ON A PROPERTY. THIS PARCEL IS SUBJECT TO ATTENDANT NOISE, VIBRATIONS, DUST, AND ALL OTHER EFFECTS THAT MAY BE CAUSED BY OVERFLIGHTS AND
- BY THE OPERATION OF AIRCRAFT LANDING AT, OR TAKING OFF FROM PHOENIX-GOODYEAR AIRPORT AND LUKE AIR FORCE BASE. THIS DEVELOPMENT IS ADJACENT TO AGRICULTURAL USES AND IS THEREFORE SUBJECT TO NOISE, DUST AND ODORS ASSOCIATED WITH SUCH A USE.
- ALL NEW OR RELOCATED UTILITIES WILL BE PLACED UNDERGROUND (EXCEPTIONS ARE TO BE NOTED).
- ALL LOT CORNERS SHALL BE MONUMENTED WITH 1/2" REBAR WITH CAP, TAG OR OTHER MONUMENTATION AS DESCRIBED BEARING THE REGISTRATION NUMBER OF THE SURVEYOR RESPONSIBLE FOR THEIR PLACEMENT. THE CITY OF GOODYEAR IS NOT RESPONSIBLE FOR AND WILL NOT ACCEPT MAINTENANCE OF ANY PRIVATE UTILITIES, PRIVATE STREETS.
- PRIVATE FACILITIES OR LANDSCAPED AREAS WITHIN THIS DEVELOPMENT. THE PROPERTY OWNER SHALL BE RESPONSIBLE FOR THE PROPER MAINTENANCE OF ALL STORMWATER MANAGEMENT FACILITIES.
- MAINTENANCE OF EASEMENTS THAT LIE WITHIN THE BOUNDARIES OF A SUBDIVISION LOT SHALL BE THE RESPONSIBILITY OF THE HOMEOWNERS OR PROPERTY OWNERS ASSOCIATION.

#### **APPROVALS** APPROVED BY THE CITY OF GOODYEAR, ARIZONA THIS

CITY CLERK DATE CITY OF GOODYEAR ENGINEER

#### **CERTIFICATION**

THIS IS TO CERTIFY THAT THE SURVEY AND SUBDIVISION OF THE PREMISES DESCRIBED AND PLATTED HEREON WAS MADE UNDER MY DIRECTION DURING THE MONTH OF APRIL 2017; THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN; THAT THE EXTERIOR BOUNDARY MONUMENTS SHOWN ACTUALLY EXIST OR WILL BE SET AS SHOWN; THAT THEIR POSITIONS ARE CORRECTLY SHOWN; AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THIS SURVEY TO BE RETRACED.

ROBERT A. JOHNSTON, RLS RLS# 37495 HILGARTWILSON 2141 E. HIGHLAND AVENUE, SUITE 250 PHOENIX, ARIZONA 85016 P: (602) 490-0535 rjohnston@hilgartwilson.com

ROBERT A. JOHNSTONA.

INDIAN SCHOOL RD.

BROADWAY RD

SOUTHERN AVE.

BELOAT RD.

VICINITY MAP

SECTION 7.

NOT TO SCALE

TOWNSHIP 1 NORTH, RANGE 1 WEST

MP01

DA SC, DR

DWG. NO.

SHT. 1 OF 3

U: \1300\1365\SURVEY\PLAT\MASTER PLAT\MP01.dwg 10/12/2017 10:17 AM

