

When recorded mail to:
City of Goodyear
City Clerk/LRB
190 N. Litchfield Road
P.O. Box 5100
Goodyear, Arizona 85338

EXEMPT UNDER A.R.S. § 11-1134(A)(2)

**PERMANENT SEWER LINE AND ACCESS EASEMENT
(Existing Sewer Line)**

GRANTOR:

GRANTEE:

NNP III – EMR 3, LLC, a Delaware limited liability company

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, NNP III – EMR 3, LLC, a Delaware limited liability company (“GRANTOR”), does hereby grant and convey to CITY OF GOODYEAR, ARIZONA, an Arizona municipal corporation (“GRANTEE”), a permanent non-exclusive easement over, upon and across the real property described in Exhibit A attached hereto and incorporated herein (the “EASEMENT AREA”) as reasonably needed to construct, operate, maintain, repair, remove and replace the sewer line located within the EASEMENT AREA (the “SEWER LINE”), as well providing ingress and egress to EASEMENT AREA and the Lost Lift Station, which is or will be located within the area described in the attached Exhibit B-1, the Community 11 Retention Basin Parcel C, which is or will be located within the area described in the attached Exhibit B-2, the Community 11 Retention Basin Parcel H, which is or will be located within the area described in the attached Exhibit B-3, and the sewer line known as the A3 Force Main, which is or will be located within the area described in the attached Exhibit B-4.

GRANTEE and its successors and assigns 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 EASEMENT AREA and to grant other easements, licenses, leases, and/or rights-of-way over, under, upon and across the EASEMENT AREA for purposes that do not substantially impair GRANTEE’S easement rights conveyed herein.

GRANTOR and GRANTEE both acknowledge this Permanent Sewer Line and Access Easement shall be subject to and subordinate to all existing easements, rights of way, licenses, and matters of record, including but not limited to the rights to Tucson Electric Power Company under that certain Right-of-Way Easement recorded in the official records of the Maricopa County Recorder on May 20, 1988 at instrument 88-243783.

GRANTEE acknowledges and agrees that it has ingress and egress access to and from the EASEMENT AREA by existing dedicated public streets or public rights-of-way, and by one or more easements of record.

Upon completion of any maintenance, repair or replacement of the SEWER LINE, GRANTEE shall be responsible for, and hereby agrees to pay the cost of, restoring the surface of the EASEMENT AREA and any landscaping, paving, pipes, irrigation ditches, sidewalks, driveways or fencing located thereon to its former condition prior to such maintenance, repair or replacement, or as near thereto as economically reasonable.

GRANTEE shall not place any structure on, under or over the EASEMENT AREA, nor shall GRANTEE locate any surface installation on any part of the EASEMENT AREA, except access covers and appurtenances reasonably necessary for the operation and use of the SEWER LINE, or place any fence or enclosure structure on the EASEMENT AREA.

GRANTEE shall indemnify and hold GRANTOR, its successors and assigns, harmless from and against any and all claims, suits, losses, liability or expense, including, without limitation, reasonable attorney fees, but excluding any punitive or consequential damages, arising out of GRANTEE'S negligent acts or omissions with respect to the use of the easement, servitude and privileges herein granted. This indemnification shall survive the termination of this Permanent Sewer Line and Access Easement Agreement as to any such loss or liability arising prior to such termination.

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

Effective only upon the recordation of this Permanent Sewer Line and Access Easement Agreement in the Official Records of Maricopa County, Arizona, GRANTEE hereby relinquishes and terminates that certain Sewerline Easement dated November 14, 1996 and recorded on January 30, 1997 as Instrument No. 1997-0059150 of Official Records of Maricopa County, Arizona.

[Signatures on following pages.]

IN WITNESS WHEREOF, this instrument is executed as of this ____ day of _____, 2018.

GRANTOR:

NNP III – EMR 3, LLC,
a Delaware limited liability company

By: 

Name: William M. Olson

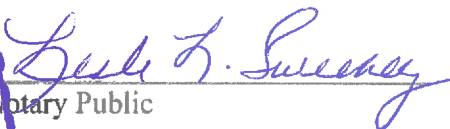
Its: Senior Vice President

State of Arizona)
)ss.
County of Maricopa)

The foregoing instrument (Permanent Sewer Line and Access Easement Agreement) was acknowledged before me this 12th day of April, 2018 by William M. Olson, as Senior Vice President of NNP III – EMR 3, LLC, a Delaware limited liability company.

My commission expires:




Notary Public

GRANTEE:

ACCEPTED and AGREED TO by the CITY OF GOODYEAR, ARIZONA, an Arizona municipal corporation

By: _____

Its: _____

State of Arizona)
)ss.
County of Maricopa)

The foregoing instrument (Permanent Sewer Line and Access Easement Agreement) was acknowledged before me this _____ day of _____, 2018 by _____, as _____ of the CITY OF GOODYEAR, ARIZONA, an Arizona municipal corporation, on behalf of said corporation.

Notary Public

My commission expires:

In accordance with that certain Right-of-Way Easement recorded in the Official Records of Maricopa County, Arizona on May 20, 1988 as Instrument No. 88-243783, the undersigned hereby consents to the foregoing Permanent Sewer Line and Access Easement.

TUCSON ELECTRIC POWER COMPANY,
an Arizona corporation

By: Cory Pintor
Name: Cory Pintor
Title: Supervisor, Land Resources

State of Arizona)
)ss.
County of Pima)

The foregoing instrument (Permanent Sewer Line and Access Easement) was acknowledged before me this 12th day of APRIL, 2018 by Cory Pintor, as Supervisor of Tucson Electric Power Company, an Arizona corporation, on behalf of said corporation.

[Signature]
Notary Public

My commission expires:

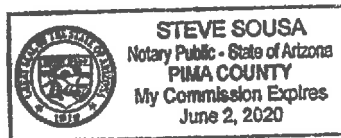


Exhibit A

Description of Easement Area

That part of the South Half of Section 1, the Northeast Quarter of Section 11, and the Northwest Quarter of Section 12, Township 1 South, Range 2 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, more particularly described as follows:

A 20.00-FOOT WIDE EASEMENT, BEING 10.00 FEET EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

Commencing at the Northeast Corner of said Section 1;

Thence South $00^{\circ}20'03''$ West, along the East line of said Section 1, a distance of 1,337.76 feet to a point on a 1,600.00 foot radius non-tangent curve, whose center bears South $56^{\circ}56'30''$ East, said curve being the Monument line of "Estrella Parkway", shown on the "Estrella Phase One Map of Dedication", recorded in Book 318 of Maps, Page 38, Maricopa County Records;

Thence, along said Monument line, the following courses:

Thence Southwesterly, along said curve, through a central angle of $13^{\circ}49'56''$, a distance of 386.27 feet;

Thence South $19^{\circ}13'34''$ West, a distance of 841.89 feet to the beginning of a tangent curve of 5,000.00 foot radius, concave Northwesterly;

Thence Southwesterly, along said curve, through a central angle of $09^{\circ}28'40''$, a distance of 827.10 feet;

Thence South $28^{\circ}42'14''$ West, a distance of 748.50 feet to the beginning of a tangent curve of 6,000.00 foot radius, concave Northwesterly;

Thence Southwesterly, along said curve, through a central angle of $04^{\circ}35'03''$, a distance of 480.06 feet;

Thence North $56^{\circ}42'43''$ West, departing said Monument line, a distance of 65.00 feet to a point on the Northwesterly right-of-way of said "Estrella Parkway", and the True Point of Beginning;

Thence North $83^{\circ}49'44''$ West, a distance of 183.00 feet;

Thence North $36^{\circ}40'59''$ West, a distance of 279.00 feet;

Thence North $55^{\circ}53'35''$ West, a distance of 270.00 feet;

Thence North $46^{\circ}03'00''$ West, a distance of 250.00 feet;

Thence North 01°04'06" East, a distance of 92.00 feet;

Thence North 71°16'41" West, a distance of 361.00 feet;

Thence South 50°18'14" West, a distance of 223.00 feet;

Thence North 51°31'32" West, a distance of 224.00 feet;

Thence North 84°01'49" West, a distance of 789.44 feet to a point on a line which is parallel with and 10.00 feet Northwesterly, as measured at right angles, from the Southeasterly line of a 330.00-foot wide Tucson Electric Power Co. Transmission Line Easement, recorded in Docket 11617, Page 174, Instrument No. 84-483397, Maricopa County Records;

Thence South 21°29'39" West, along said parallel line, a distance of 1,430.00 feet;

Thence South 44°09'43" West, departing said parallel line, a distance of 817.26 feet to the South line of said Section 1, from which the Southwest corner thereof bears North 89°30'59" West, a distance of 220.22 feet;

Thence continuing South 44°09'43" West, a distance of 57.74 feet;

Thence South 64°30'22" West, a distance of 180.00 feet to a point on a line which is parallel with and 10.00 feet Southeasterly, as measured at right angles, from the Northwesterly line of a 150.00-foot wide Salt River Project Transmission Line Easement, recorded in Docket 11617, Page 190, Instrument No. 84-483397, Maricopa County Records;

Thence South 21°29'39" West, along said parallel line, a distance of 51.40 feet to the East line of said Section 11, from which the Northeast Corner thereof bears North 00°26'53" East, a distance of 168.58 feet;

Thence continuing South 21°29'39" West, along said parallel line, a distance of 1,481.50 feet to the Point of Terminus on the Northerly right-of-way of said "Estrella Parkway". Extending and shortening the easement sidelines to terminate on said right-of-ways.

Containing 3.07 Acres, more or less.

Exhibit B-1

Description of Lost Lift Station Property

LEGAL DESCRIPTION
LOST LIFT STATION
APN 400-03-018E
ESTRELLA

That portion of a parcel of land lying in the Southwest Quarter of Section 1, Township 1 South, Range 2 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona being more particularly described as follows;

COMMENCING at the aluminum cap found flush at the West Quarter Corner of said Section 1, from which the General Land Office (GLO) brass cap found on pipe at the Southwest Corner of said Section 1 bears South 00 degrees 39 minutes 35 seconds West a distance of 2,606.17 feet, said line being the West line of the said Southwest Quarter of Section 1, and said line being the basis of bearings of this description;

Thence along the East-West mid-section line of said Section 1, North 89 degrees 52 minutes 35 seconds East a distance of 1,274.52 feet to a point;

Thence South 00 degrees 07 minutes 25 seconds East a distance of 674.45 feet to the POINT OF BEGINNING;

Thence South 68 degrees 30 minutes 21 seconds East a distance of 48.00 feet to a point;

Thence South 21 degrees 29 minutes 39 seconds West a distance of 66.10 feet to a point;

Thence North 68 degrees 30 minutes 21 seconds West a distance of 48.00 feet to a point;

Thence North 21 degrees 29 minutes 39 seconds East a distance of 66.10 feet to the POINT OF BEGINNING.

Containing an area of 3,173 SQUARE FEET or 0.073 ACRES, more or less.

See attached Exhibit "B" drawing by reference made a part hereto

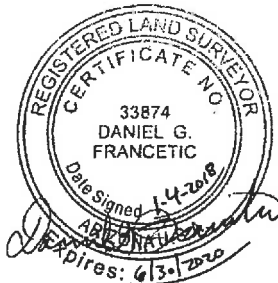
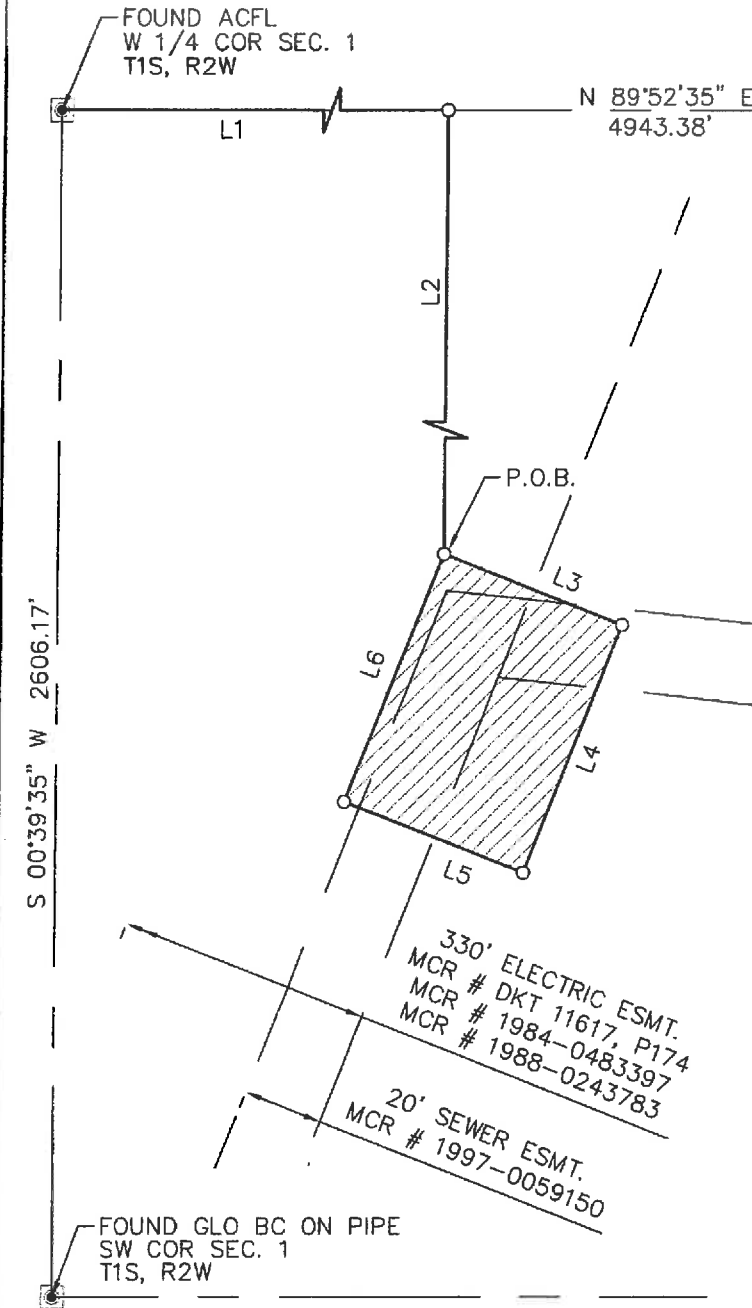
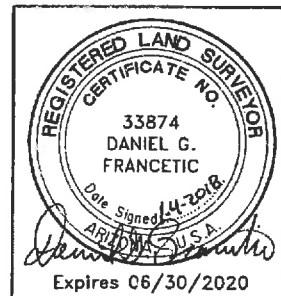


EXHIBIT "B"

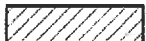
ESTRELLA
APN-400-03-018E
LOST LIFT STATION



SCALE: N.T.S.



LEGEND



PROPERTY

BASIS OF BEARING

THE WEST LINE OF THE SOUTHWEST
QUARTER OF SECTION 1
BEARING S 00°39'35" W



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ESTRELLA

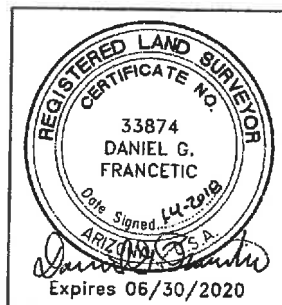
APN 400-03-018E
SECTION 1, T1S, R2W

LOST LIFT STATION

DATE: 10/5/17 REV'D:
DRAWN BY: CAM CHK'D: DGF PG:2 OF 3
FILE: 848012_03_LOST LIFT STATION.DWG

APN 400-03-018E

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N89° 52' 35"E	1274.52'
L2	S0° 07' 25"E	674.45'
L3	S68° 30' 21"E	48.00'
L4	S21° 29' 39"W	66.10'
L5	N68° 30' 21"W	48.00'
L6	N21° 29' 39"E	66.10'



LEGEND

 PROPERTY

BASIS OF BEARING

THE WEST LINE OF THE SOUTHWEST
QUARTER OF SECTION 1
BEARING S 00°39'35" W



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APN 400-03-018E

SECTION 1, T1S, R2W

LOST LIFT STATION

DATE: 10/5/17 REV'D:
DRAWN BY: CAM/CHK'D: DGF PG: 3 OF 3
FILE: 848012_03_LOST LIFT STATION.DWG

Exhibit B-2

Description of Parcel 11.C Retention Basin Property

LEGAL DESCRIPTION
RETENTION BASIN EASEMENT
APN 400-03-018E
ESTRELLA
PARCEL C

A parcel of land lying in the Southwest Quarter of Section 1, Township 1 South, Range 2 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona being more particularly described as follows;

COMMENCING at the General Land Office (GLO) brass cap found on pipe at the Southwest Corner of said Section 1, from which the aluminum cap found flush at the West Quarter Corner of said Section 1 bears North 00 degrees 39 minutes 35 seconds East a distance of 2,606.17 feet, said line being the West line of the said Southwest Quarter of Section 1, and said line being the basis of bearings of this description;

Thence along said West line of the Southwest Quarter, North 00 degrees 39 minutes 35 seconds East a distance of 1,435.97 feet to a point;

Thence South 89 degrees 20 minutes 32 seconds East a distance of 820.50 feet to the POINT OF BEGINNING;

Thence North 35 degrees 51 minutes 44 seconds West a distance of 103.28 feet to a point;

Thence North 21 degrees 29 minutes 33 seconds East a distance of 531.89 feet to a point;

Thence North 64 degrees 55 minutes 53 seconds East a distance of 196.92 feet to a point;

Thence North 10 degrees 20 minutes 50 seconds East a distance of 66.24 feet to a point;

Thence North 30 degrees 30 minutes 42 seconds East a distance of 157.30 feet to a point;

Thence South 77 degrees 27 minutes 08 seconds East a distance of 43.13 feet to a point;

Thence South 01 degree 56 minutes 46 seconds East a distance of 63.90 feet to a point;

Thence South 10 degrees 20 minutes 50 seconds West a distance of 131.59 feet to a point;

Thence South 59 degrees 26 minutes 36 seconds East a distance of 39.82 feet to a point;

Thence South 14 degrees 48 minutes 27 seconds East a distance of 103.48 feet to a point;

Thence South 21 degrees 29 minutes 33 seconds West a distance of 98.07 feet to a point;

1/15/2018

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Descriptions\RetentionBasinEasement-ParcelC.docx

Thence South 68 degrees 30 minutes 27 seconds East a distance of 20.00 feet to a point on the east line of a 20.00-foot wide City of Goodyear Sanitary Sewer Easement as found in Maricopa County Recorder Document #1997-0059150;

Thence along said east line, South 21 degrees 29 minutes 33 seconds West a distance of 694.35 feet to a point;

Thence North 68 degrees 30 minutes 27 seconds West a distance of 20.00 feet to a point;

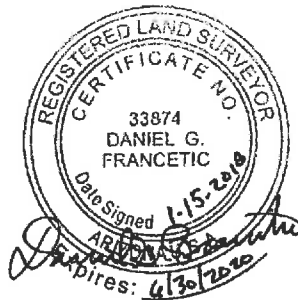
Thence South 21 degrees 29 minutes 33 seconds West a distance of 66.39 feet to a point;

Thence North 07 degrees 49 minutes 21 seconds East a distance of 180.18 feet to a point;

Thence North 67 degrees 33 minutes 40 seconds West a distance of 211.78 feet to the POINT OF BEGINNING.

Containing an area of 276,572 SQUARE FEET or 6.349 ACRES, more or less.

See attached Exhibit "B" drawing by reference made a part hereto

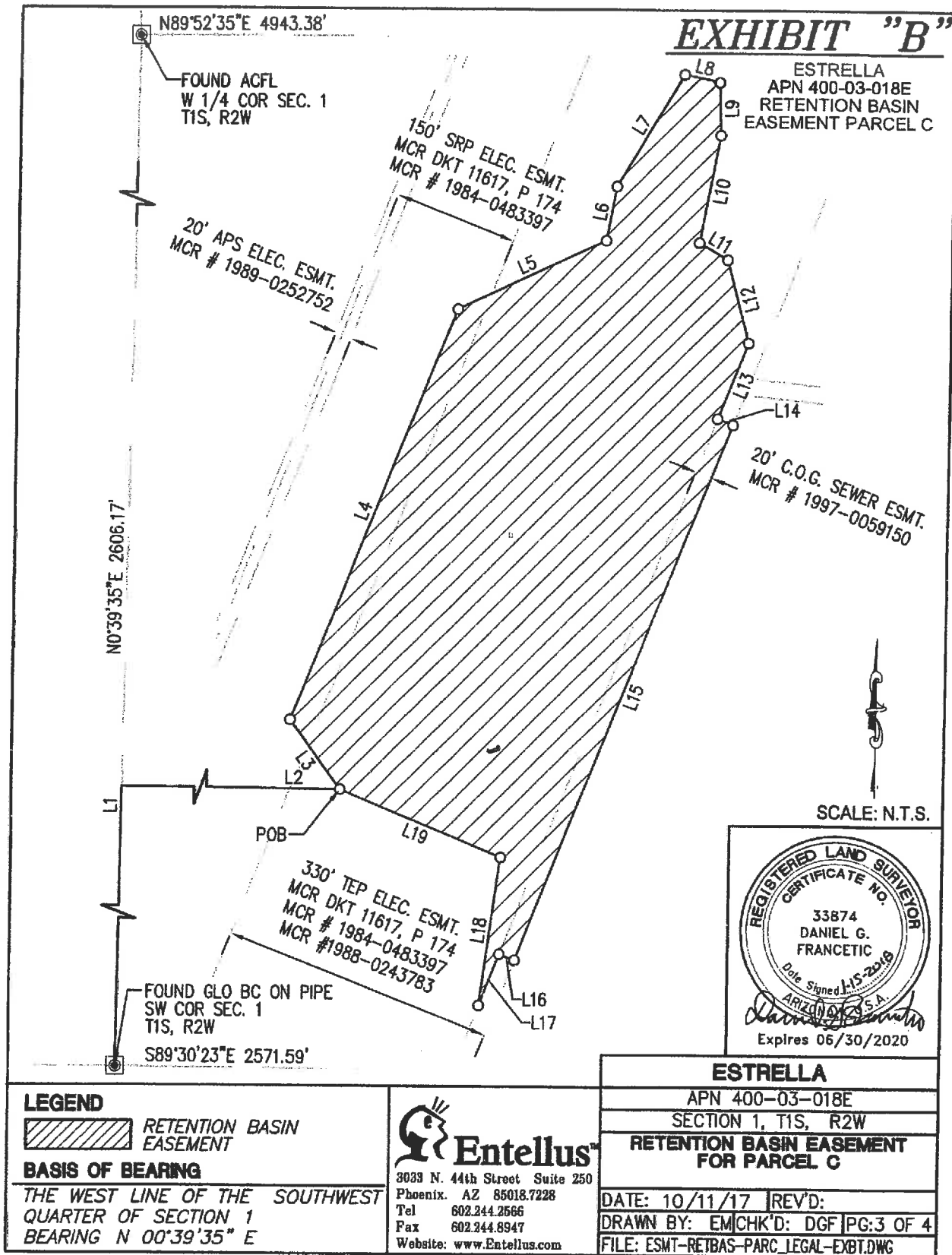


1/15/2018

PAGE 2 OF 4

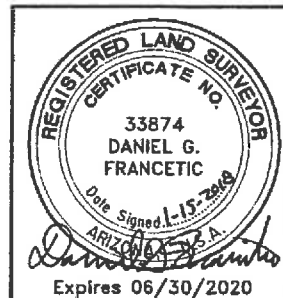
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Descriptions\RetentionBasinEasement-ParcelC.docx



APN 400-03-018E
PARCEL C

LINE TABLE		
#	LENGTH	BEARING
L1	1435.97'	N00°39'35"E
L2	820.50'	S89°20'32"E
L3	103.28'	N35°51'44"W
L4	531.89'	N21°29'33"E
L5	196.92'	N64°55'53"E
L6	66.24'	N10°20'50"E
L7	157.30'	N30°30'42"E
L8	43.13'	S77°27'08"E
L9	63.90'	S01°56'46"E
L10	131.59'	S10°20'50"W
L11	39.82'	S59°26'36"E
L12	103.48'	S14°48'27"E
L13	98.07'	S21°29'33"W
L14	20.00'	S68°30'27"E
L15	694.35'	S21°29'33"W
L16	20.00'	N68°30'27"W
L17	66.39'	S21°29'33"W
L18	180.18'	N07°49'21"E
L19	211.78'	N67°33'40"W



LEGEND



RETENTION BASIN
EASEMENT

BASIS OF BEARING

THE WEST LINE OF THE SOUTHWEST
QUARTER OF SECTION 1
BEARING N 00°39'35" E



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Website: www.Entellus.com

ESTRELLA

APN 400-03-018E

SECTION 1, T1S, R2W

**RETENTION BASIN EASEMENT
FOR PARCEL C**

DATE: 10/11/17 REV'D:

DRAWN BY: EM/CHK'D: DGF PG:4 OF 4

FILE: ESMT-RETBAS-PARC_LEGAL-EXBT.DWG

Exhibit B-3

Description of Parcel 11.H Retention Basin Property

LEGAL DESCRIPTION
RETENTION BASIN EASEMENT
APN 400-03-018E
APN 400-03-020C
ESTRELLA
PARCEL H

A parcel of land lying in the Southwest Quarter of Section 1 and the Northwest Quarter of Section 12, Township 1 South, Range 2 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona being more particularly described as follows;

COMMENCING at the General Land Office (GLO) brass cap found on pipe at the Southwest Corner of said Section 1, from which the aluminum cap found flush at the West Quarter Corner of said Section 1 bears North 00 degrees 39 minutes 35 seconds East a distance of 2,606.17 feet, said line being the West line of the said Southwest Quarter of Section 1, and said line being the basis of bearings of this description;

Thence along said West line of the Southwest Quarter, North 00 degrees 39 minutes 35 seconds East a distance of 1.40 feet to a point;

Thence South 89 degrees 20 minutes 25 seconds East a distance of 208.30 feet to the POINT OF BEGINNING;

Thence North 44 degrees 09 minutes 27 seconds East a distance of 172.06 feet to a point;

Thence South 80 degrees 52 minutes 27 seconds East a distance of 177.06 feet to a point;

Thence South 00 degrees 58 minutes 07 seconds West a distance of 47.48 feet to a point;

Thence South 75 degrees 52 minutes 52 seconds West a distance of 74.08 feet to a point;

Thence South 15 degrees 26 minutes 14 seconds East a distance of 80.33 feet to a point;

Thence South 66 degrees 43 minutes 01 second West a distance of 146.44 feet to a point;

Thence South 01 degree 31 minutes 30 seconds East a distance of 113.97 feet to a point;

Thence South 53 degrees 20 minutes 36 seconds West a distance of 36.68 feet to a point;

Thence North 01 degree 31 minutes 30 seconds West a distance of 110.83 feet to a point;

Thence North 54 degrees 29 minutes 08 seconds West a distance of 65.17 feet to a point;

1/12/2018

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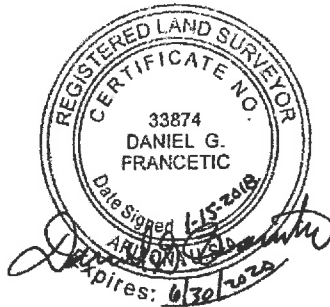
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Descriptions\RetentionBasinEasement-ParcelH.docx

Thence North 15 degrees 57 minutes 57 seconds West a distance of 96.39 feet to the POINT OF BEGINNING.

Containing an area of 47,765 SQUARE FEET or 1.096 ACRES, more or less.

See attached Exhibit "B" drawing by reference made a part hereto



1/12/2018

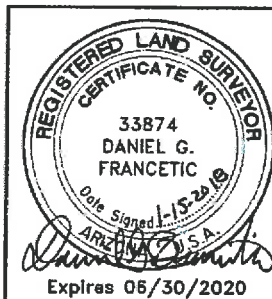
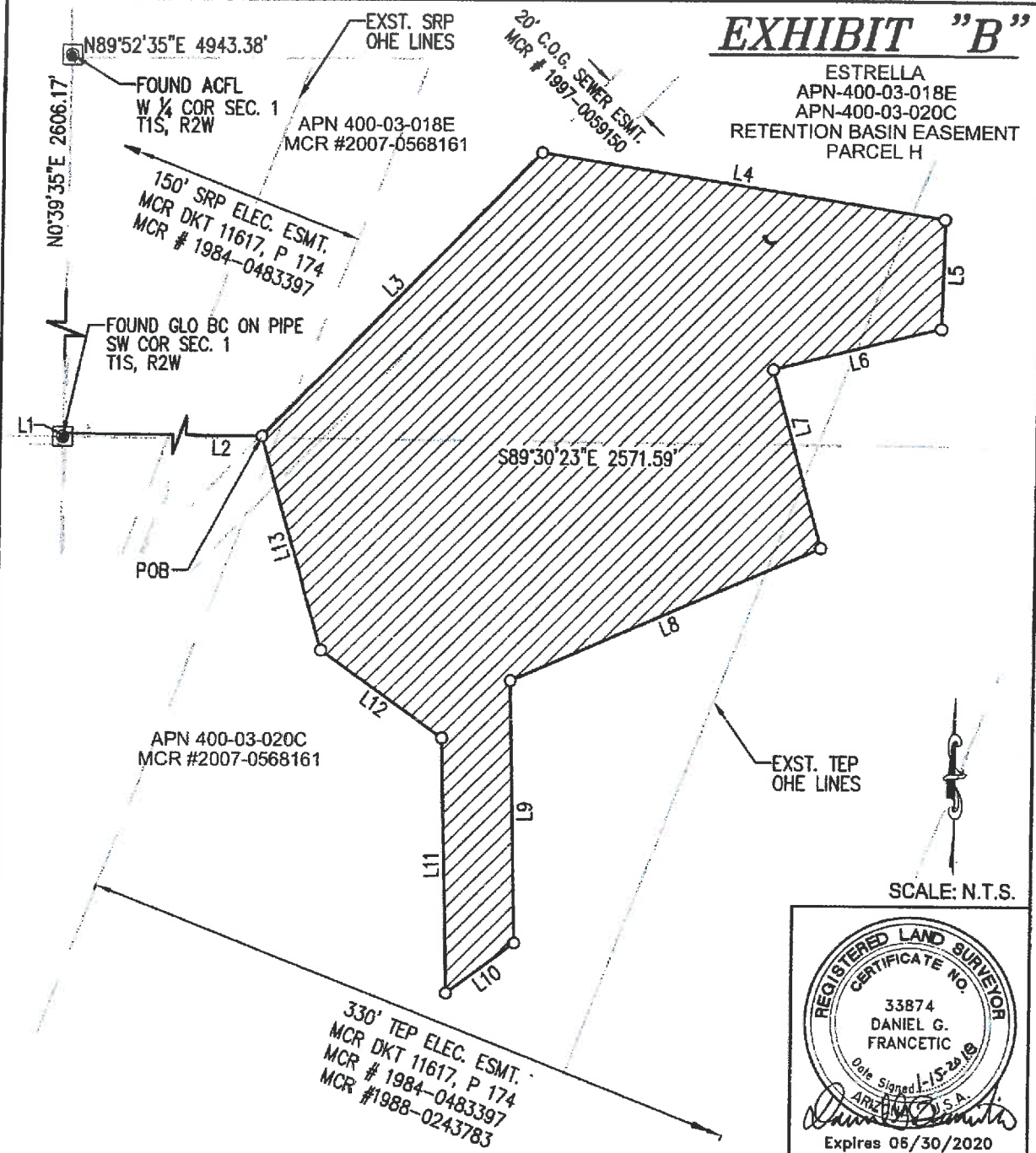
PAGE 2 OF 4

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Descriptions\RetentionBasinEasement-ParcelH.docx

EXHIBIT "B"

ESTRELLA
APN-400-03-018E
APN-400-03-020C
RETENTION BASIN EASEMENT
PARCEL H



LEGEND

 RETENTION BASIN EASEMENT

BASIS OF BEARING

THE WEST LINE OF THE SOUTHWEST
QUARTER OF SECTION 1
BEARING N 00°39'35" E



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ESTRELLA

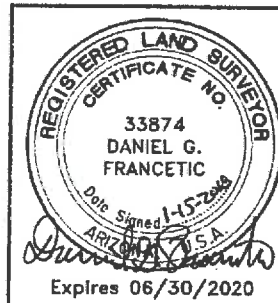
APN 400-03-018E & 020C
SECTIONS 1 & 12, T1S, R2W

**RETENTION BASIN EASEMENT
FOR PARCEL H**

DATE: 10/9/17 REV'D:
DRAWN BY: EM CHK'D: DGF PG:3 OF 4
FILE: ESMT-RETBAS-PARH_LEGAL-EXBT.DWG

APN-400-03-018E
APN-400-03-020C
PARCEL H

LINE TABLE		
#	LENGTH	BEARING
L1	1.40'	N00°39'35"E
L2	208.30'	S89°20'25"E
L3	172.06'	N44°09'27"E
L4	177.06'	S80°52'27"E
L5	47.48'	S00°58'07"W
L6	74.08'	S75°52'52"W
L7	80.33'	S15°26'14"E
L8	146.44'	S66°43'01"W
L9	113.97'	S01°31'30"E
L10	36.68'	S53°20'36"W
L11	110.83'	N01°31'30"W
L12	65.17'	N54°29'08"W
L13	96.39'	N15°57'57"W



LEGEND



RETENTION BASIN
EASEMENT

BASIS OF BEARING

THE WEST LINE OF THE SOUTHWEST
QUARTER OF SECTION 1
BEARING N 00°39'35" E



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ESTRELLA

APN 400-03-018E & 020C

SECTIONS 1 & 12, T1S, R2W

**RETENTION BASIN EASEMENT
FOR PARCEL H**

DATE: 10/9/17 | REV'D:

DRAWN BY: EM | CHK'D: DGF | PG: 4 OF 4

FILE: ESMT-RETBAS-PARH_LEGAL-EXBT.DWG

Exhibit B-4

Description of A3 Force Main Property

**LEGAL DESCRIPTION
SEWER EASEMENT
APN 400-03-018E**

A parcel of land lying in the Southwest Quarter of Section 1, Township 1 South, Range 2 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona being more particularly described as follows;

COMMENCING at the General Land Office (GLO) brass cap found on pipe at the Southwest Corner of said Section 1, from which the aluminum cap found flush at the West Quarter Corner of said Section 1 bears North 00 degrees 39 minutes 35 seconds East a distance of 2,606.17 feet, said line being the West line of the said Southwest Quarter of Section 1, and said line being the basis of bearings of this description;

Thence along said West line of the Southwest Quarter, North 00 degrees 39 minutes 35 seconds East a distance of 1,969.72 feet to a point;

Thence South 89 degrees 20 minutes 25 seconds East a distance of 943.53 feet to the POINT OF BEGINNING;

Thence North 10 degrees 26 minutes 21 seconds East a distance of 20.00 feet to a point;

Thence South 79 degrees 33 minutes 39 seconds East a distance of 19.49 feet to a point;

Thence North 55 degrees 26 minutes 21 seconds East a distance of 30.37 feet to a point;

Thence North 66 degrees 41 minutes 21 seconds East a distance of 100.42 feet to a point;

Thence North 77 degrees 56 minutes 21 seconds East a distance of 70.58 feet to a point;

Thence South 79 degrees 33 minutes 39 seconds East a distance of 106.80 feet to a point;

Thence South 34 degrees 33 minutes 39 seconds East a distance of 50.02 feet to a point;

Thence South 12 degrees 03 minutes 39 seconds East a distance of 26.26 feet to a point;

Thence South 10 degrees 26 minutes 21 seconds West a distance of 30.97 feet to a point;

Thence South 35 degrees 27 minutes 13 seconds East a distance of 6.88 feet to a point;

Thence North 84 degrees 02 minutes 05 seconds West a distance of 5.92 feet to a point;

Thence South 21 degrees 29 minutes 33 seconds West a distance of 18.57 feet to a point;

1/11/2018

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848.012A

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Descriptions\SewerEasement-ParcelA3_rev2.docx

Thence North 35 degrees 27 minutes 13 seconds West a distance of 21.55 feet to a point;
Thence North 10 degrees 26 minutes 21 seconds East a distance of 35.46 feet to a point;
Thence North 12 degrees 03 minutes 39 seconds West a distance of 18.31 feet to a point;
Thence North 34 degrees 33 minutes 39 seconds West a distance of 37.76 feet to a point;
Thence North 79 degrees 33 minutes 39 seconds West a distance of 94.54 feet to a point;
Thence South 77 degrees 56 minutes 21 seconds West a distance of 64.63 feet to a point;
Thence South 66 degrees 41 minutes 21 seconds West a distance of 96.48 feet to a point;
Thence South 55 degrees 26 minutes 21 seconds West a distance of 36.68 feet to a point;
Thence North 79 degrees 33 minutes 39 seconds West a distance of 27.78 feet to the POINT OF BEGINNING.

Containing an area of 8,697 SQUARE FEET or 0.200 ACRES, more or less.

See attached Exhibit "B" drawing by reference made a part hereto



1/11/2018

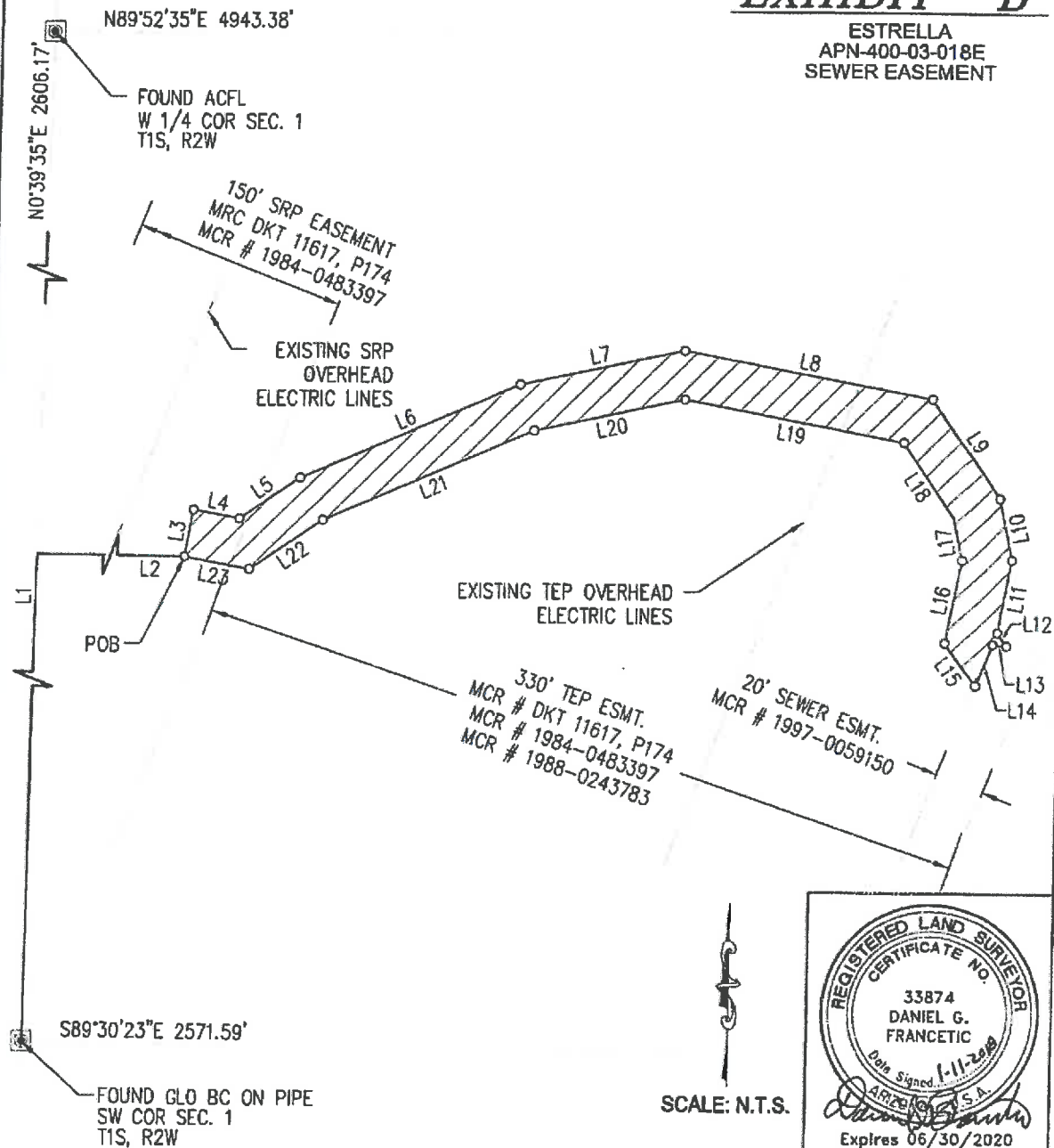
PAGE 2 OF 4

848.012A

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Descriptions\SewerEasement-ParcelA3_rev2.docx

EXHIBIT "B"

ESTRELLA
APN-400-03-018E
SEWER EASEMENT



LEGEND

SEWER EASEMENT

BASIS OF BEARING

THE WEST LINE OF THE SOUTHWEST
QUARTER OF SECTION 1
BEARING N 00°39'35" E



Entellus™

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ESTRELLA

APN 400-03-018E

SECTION 1, T1S, R2W

SANITARY SEWER EASEMENT

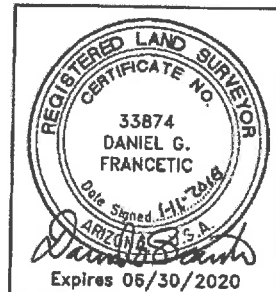
DATE: 10/11/17 REV'D:

DRAWN BY: EMCHK'D: DGF PG: 3 OF 4

FILE: ESMT-SSWR-PARA3_LEGAL-EXBT.DWG

APN-400-03-018E

LINE TABLE		
#	LENGTH	BEARING
L1	1969.72'	N00°39'35"E
L2	943.53'	S89°20'25"E
L3	20.00'	N10°26'21"E
L4	19.49'	S79°33'39"E
L5	30.37'	N55°26'21"E
L6	100.42'	N66°41'21"E
L7	70.58'	N77°56'21"E
L8	106.80'	S79°33'39"E
L9	50.02'	S34°33'39"E
L10	26.26'	S12°03'39"E
L11	30.97'	S10°26'21"W
L12	6.88'	S35°27'13"E
L13	5.92'	N84°02'05"W
L14	18.57'	S21°29'33"W
L15	21.55'	N35°27'13"W
L16	35.46'	N10°26'21"E
L17	18.31'	N12°03'39"W
L18	37.76'	N34°33'39"W
L19	94.54'	N79°33'39"W
L20	64.63'	S77°56'21"W



LEGEND



SEWER EASEMENT

BASIS OF BEARING

THE WEST LINE OF THE SOUTHWEST
QUARTER OF SECTION 1
BEARING N 00°39'35" E



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SECTION 1, T1S, R2W

SANITARY SEWER EASEMENT

DATE: 10/11/17 REV'D:

DRAWN BY: EM CHK'D: DGF PG: 4 OF 4

FILE: ESMT-SSWR-PARA3_LEGAL-EXBT.DWG