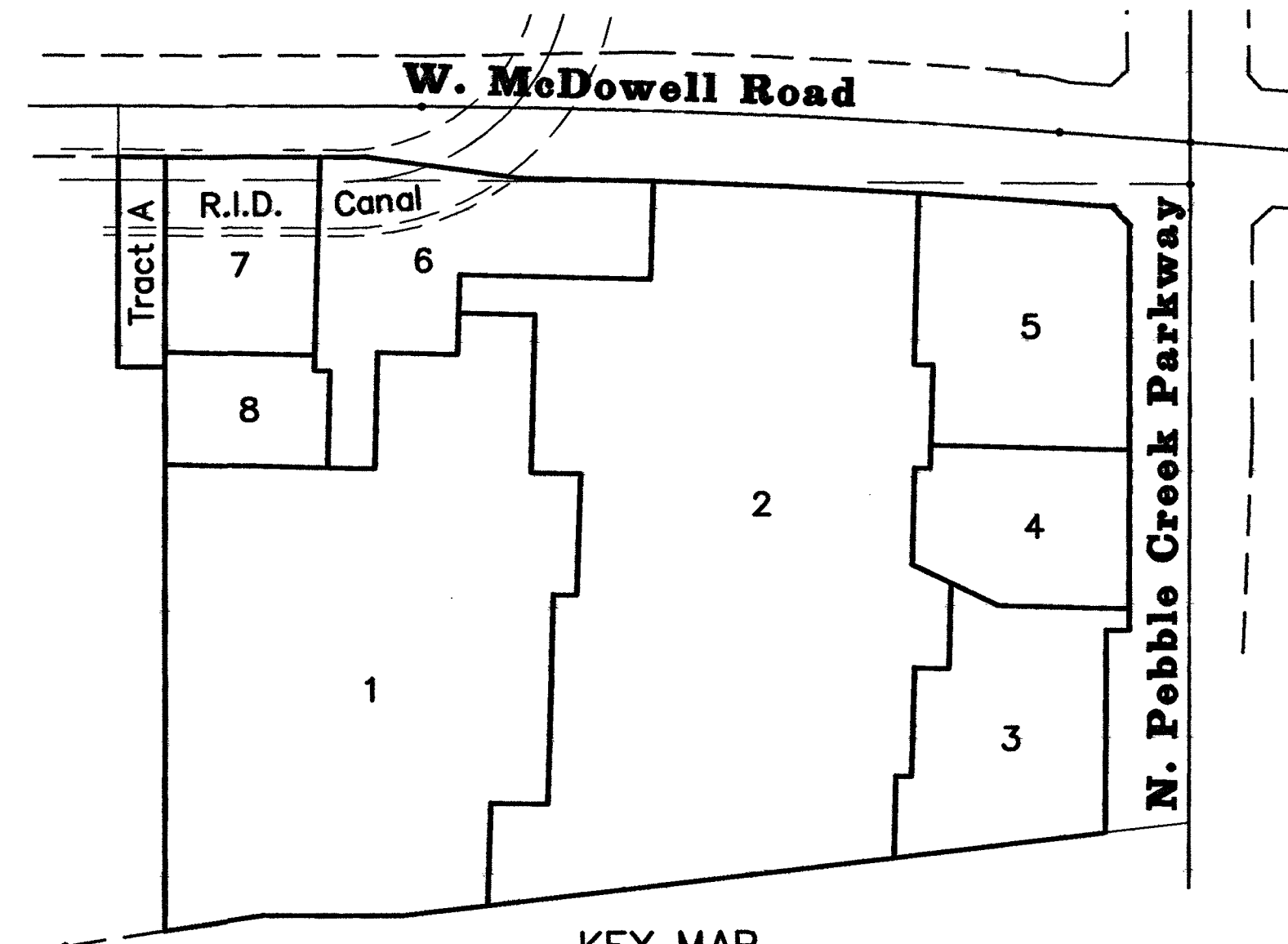


VICINITY MAP
Not to Scale

FINAL PLAT FOR "PEBBLE CREEK MARKETPLACE"

A PORTION OF G.L.O. LOTS 1 AND 2, SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST AND A PORTION OF THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA



KEY MAP
Scale: 1"=200'

DEDICATION

STATE OF ARIZONA }
COUNTY OF MARICOPA } s.s.

KNOW ALL MEN BY THESE PRESENTS:

THAT GRACE/EAST WOOD, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS TO PARCEL 1 (LOT 1), WINCO FOODS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS TO PARCELS 3 AND 4 (LOTS 3, 4, 5, 6, 7, AND 8), AND PRESCOTT CONVENTION CENTER, LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP, AS TO PARCEL 5 (TRACT A), INCLUDING THEIR HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNERS, HAVE SUBDIVIDED UNDER THE NAME OF PEBBLE CREEK MARKETPLACE, A PORTION OF THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 1 WEST, G.L.O. LOTS 1 AND 2, SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST OF GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, AS SHOWN PLATTED HEREON AND HEREBY DECLARES THAT SAID FINAL 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.

WINCO FOODS, LLC, A DELAWARE LIMITED LIABILITY COMPANY AS TO PARCEL 2 (LOT 2), I-10 AND PEBBLE CREEK, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS TO PARCELS 3 AND 4 (LOTS 3, 4, 5, 6, AND 7), AND PRESCOTT CONVENTION CENTER, LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP, AS TO PARCEL 5 (TRACT A), INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER, HEREBY DEDICATES TO THE CITY OF GOODYEAR FOR USE BY THE CITY AND ITS PERMITEES EXCLUSIVE PUBLIC UTILITY EASEMENTS ("PUE") IN LOTS 2, 3, 4, 5, 6, 7 AND TRACT A AS SHOWN ON THIS PLAT. SUCH PUBLIC UTILITY EASEMENTS ARE FOR THE PURPOSES OF INSTALLING, OPERATING, MAINTAINING, REPLACING, AND OR REPAIRING PUBLIC UTILITIES, IN, OVER, ABOVE, AND UNDER THE PUBLIC UTILITY EASEMENT AREAS AS SHOWN ON THIS PLAT.

GRACE/EAST WOOD, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS TO PARCEL 1 (LOT 1), AND WINCO FOODS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS TO PARCEL 2 (LOT 2), INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER, HEREBY DEDICATES TO THE CITY OF GOODYEAR FOR USE BY THE CITY AND ITS PERMITEES EXCLUSIVE AND PERPETUAL WATER AND SEWER EASEMENT UPON, OVER, ACROSS AND UNDER ALL AREAS DESIGNATED AS "WATER AND SEWER EASEMENT" IN LOTS 1 AND 2 AS SHOWN ON THIS PLAT AND NON-EXCLUSIVE ACCESS EASEMENTS UPON, OVER AND ACROSS ALL AREAS DESIGNATED AS "WATER AND SEWER EASEMENT" IN LOTS 1 AND 2 AS SHOWN ON THIS PLAT. SUCH WATER AND SEWER EASEMENT AND NON-EXCLUSIVE ACCESS EASEMENT BEING FOR THE PURPOSES OF INSTALLING, OPERATING, MAINTAINING, REPLACING, AND OR REPAIRING WATER AND SEWER LINES AND APPURTENANCES AND PROVIDING ACCESS THERETO.

GRACE/EAST WOOD, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS TO PARCEL 1 (LOT 1), WINCO FOODS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS TO PARCEL 2 (LOT 2), I-10 AND PEBBLE CREEK, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS TO PARCELS 3 AND 4 (LOTS 3, 4, 6, 7, AND 8), AND PRESCOTT CONVENTION CENTER, LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP, AS TO PARCEL 5 (TRACT A), INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER, HEREBY DEDICATES TO THE CITY OF GOODYEAR FOR USE BY THE CITY AND ITS PERMITEES EXCLUSIVE AND PERPETUAL WATER EASEMENT UPON, OVER, ACROSS AND UNDER ALL AREAS DESIGNATED AS "WATER EASEMENT" IN LOTS 1, 2, 3, 4, 6, 7, 8, AND TRACT A AS SHOWN ON THIS PLAT AND NON-EXCLUSIVE ACCESS EASEMENTS UPON, OVER AND ACROSS ALL AREAS DESIGNATED AS "WATER EASEMENT" IN LOTS 1, 2, 3, 4, 6, 7, 8, AND TRACT A AS SHOWN ON THIS PLAT. SUCH WATER EASEMENT AND NON-EXCLUSIVE ACCESS EASEMENT BEING FOR THE PURPOSES OF INSTALLING, OPERATING, MAINTAINING, REPLACING, AND OR REPAIRING WATER LINES AND APPURTENANCES AND PROVIDING ACCESS THERETO.

GRACE/EAST WOOD, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS TO PARCEL 1 (LOTS 1), AND I-10 AND PEBBLE CREEK, LLC, A DELAWARE LIMITED LIABILITY COMPANY AS TO PARCEL 3 (LOT 3), INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER, HEREBY DEDICATES TO THE CITY OF GOODYEAR FOR USE BY THE CITY AND ITS PERMITEES EXCLUSIVE AND PERPETUAL SEWER EASEMENT UPON, OVER, ACROSS AND UNDER ALL AREAS DESIGNATED AS "SEWER EASEMENT" IN LOTS 1 AND 3 AS SHOWN ON THIS PLAT AND NON-EXCLUSIVE ACCESS EASEMENTS UPON, OVER AND ACROSS ALL AREAS DESIGNATED AS "SEWER EASEMENT" IN LOTS 1 AND 3 AS SHOWN ON THIS PLAT. SUCH SEWER EASEMENT AND NON-EXCLUSIVE ACCESS EASEMENT BEING FOR THE PURPOSES OF INSTALLING, OPERATING, MAINTAINING, REPLACING, AND OR REPAIRING SEWER LINES AND APPURTENANCES AND PROVIDING ACCESS THERETO.

WINCO FOODS, LLC, A DELAWARE LIMITED LIABILITY COMPANY AS TO PARCEL 2 (LOT 2), AND I-10 AND PEBBLE CREEK, LLC, A DELAWARE LIMITED LIABILITY COMPANY AS TO PARCEL 3 (LOTS 3, 4, AND 5) INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER, HEREBY DEDICATES TO THE CITY OF GOODYEAR A PERMANENT EASEMENT UPON, OVER AND ACROSS ALL AREAS DESIGNATED AS A SIDEWALK EASEMENT IN LOTS 2, 3, 4, AND 5 AS SHOWN ON THIS PLAT 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.

GRACE/EAST WOOD, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, WINCO FOODS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, I-10 AND PEBBLE CREEK, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AND PRESCOTT CONVENTION CENTER, LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP, AS OWNERS HEREBY GRANT TO EACH OTHER A NON-EXCLUSIVE CROSS-USE EASEMENT OVER AND ACROSS ALL PAVED DRIVEWAYS, ROADWAYS, AND WALKWAYS AS NOW OR HEREAFTER CONSTRUCTED ON PARCELS 1, 2, 3, 4, 5, 6, 7, 8, AND/OR TRACT A, FOR THE PURPOSE OF PROVIDING VEHICULAR AND PEDESTRIAN INGRESS AND EGRESS TO AND FROM PARCELS 1, 2, 3, 4, 5, 6, 7, 8, AND/OR TRACT A BY OWNERS, THEIR SUCCESSORS AND ASSIGNS, AGENTS, LICENSEES, GUESTS, INVITEES, EMERGENCY SERVICES PROVIDERS, THE CITY OF GOODYEAR, AND THIRD PARTIES PROVIDING SERVICES ON BEHALF OF THE CITY OF GOODYEAR. THIS EASEMENT SHALL, AT ALL TIMES BE A CONTINUING EASEMENT RUNNING WITH THE LAND AND SHALL BE BINDING UPON THE HEIRS, SUCCESSORS AND/OR ASSIGNS OF THE OWNERS.

IN WITNESS WHEREOF:

I-10 AND PEBBLE CREEK, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, HAS HEREUNTO CAUSED ITS NAME TO BE AFFIXED AND THE SAME BE ATTESTED BY THE SIGNATURE OF THE UNDERSIGNED, THEREUNTO DULY AUTHORIZED THIS _____ DAY OF _____ 2018.

I-10 AND PEBBLE CREEK, LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY _____
ITS _____

IN WITNESS WHEREOF:

WINCO FOODS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, HAS HEREUNTO CAUSED ITS NAME TO BE AFFIXED AND THE SAME BE ATTESTED BY THE SIGNATURE OF THE UNDERSIGNED, THEREUNTO DULY AUTHORIZED THIS _____ DAY OF _____ 2018.

WINCO FOODS, LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY _____
ITS _____

IN WITNESS WHEREOF:

GRACE/EAST WOOD, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS OWNER, HAS HEREUNTO CAUSED ITS NAME TO BE AFFIXED AND THE SAME BE ATTESTED BY THE SIGNATURE OF THE UNDERSIGNED, THEREUNTO DULY AUTHORIZED THIS _____ DAY OF _____ 2018.

GRACE/EAST WOOD, LLC, AN ARIZONA LIMITED LIABILITY COMPANY

BY _____
ITS _____

IN WITNESS WHEREOF:

PRESCOTT CONVENTION CENTER, LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP, AS OWNER, HAS HEREUNTO CAUSED ITS NAME TO BE AFFIXED AND THE SAME BE ATTESTED BY THE SIGNATURE OF THE UNDERSIGNED, THEREUNTO DULY AUTHORIZED THIS _____ DAY OF _____ 2018.

PRESCOTT CONVENTION CENTER, LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP

BY _____
ITS _____

CERTIFICATION

I, DENNIS F. KEOGH, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF ARIZONA, THAT THIS MAP, CONSISTING OF 5 SHEETS CORRECTLY REPRESENTS A BOUNDARY SURVEY MADE UNDER MY SUPERVISION DURING THE MONTH OF AUGUST, 2017 THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN, MEETS THE MINIMUM STANDARDS FOR ARIZONA LAND BOUNDARY SURVEYS, ALL MONUMENTS SHOWN ACTUALLY EXIST AS SHOWN, THEIR POSITIONS ARE CORRECTLY SHOWN AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

BY: D.F. Keogh 10846 7/20/18
REGISTERED LAND SURVEYOR REGISTRATION NO. DATE



FINAL PLAT
FOR
"PEBBLE CREEK MARKETPLACE"

Keogh Engineering, Inc.
650 N. 137TH AVE. #110 • GOODYEAR, ARIZONA 85338
PHONE: (602) 535-7260
EMAIL: keogh@keoghen지니어링.com

SHEET 1 OF 5
NO. LOTS = 8
GROSS AREA: 29.94 AC.

JOB NO. 19925 MAP NO. E-19925

ACKNOWLEDGEMENTS

STATE OF ARIZONA }
COUNTY OF MARICOPA } s.s.

ON THIS _____ DAY OF _____ 2018, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED _____ WHO ACKNOWLEDGED HIMSELF TO BE THE _____ OF I-10 AND PEBBLE CREEK, LLC, A DELAWARE LIMITED LIABILITY COMPANY AND BEING AUTHORIZED TO DO SO ON BEHALF OF SAID ENTITY, EXECUTED THE FOREGOING PLAT FOR THE PURPOSES THEREIN CONTAINED.

IN WITNESS OF

I HEREUNTO SET MY HAND AND OFFICIAL SEAL

(NOTARY PUBLIC)

MY COMMISSION EXPIRES _____

STATE OF IDAHO }
COUNTY OF _____ } s.s.

ON THIS _____ DAY OF _____ 2018, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED _____ WHO ACKNOWLEDGED HIMSELF TO BE THE _____ OF WINCO FOODS, LLC, A DELAWARE LIMITED LIABILITY COMPANY AND BEING AUTHORIZED TO DO SO ON BEHALF OF SAID ENTITY, EXECUTED THE FOREGOING PLAT FOR THE PURPOSES THEREIN CONTAINED.

IN WITNESS OF

I HEREUNTO SET MY HAND AND OFFICIAL SEAL

(NOTARY PUBLIC)

MY COMMISSION EXPIRES _____

STATE OF ARIZONA }
COUNTY OF MARICOPA } s.s.

ON THIS _____ DAY OF _____ 2018, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED _____ WHO ACKNOWLEDGED HIMSELF TO BE THE _____ OF GRACE/EAST WOOD, LLC, A DELAWARE LIMITED LIABILITY COMPANY AND BEING AUTHORIZED TO DO SO ON BEHALF OF SAID ENTITY, EXECUTED THE FOREGOING PLAT FOR THE PURPOSES THEREIN CONTAINED.

IN WITNESS OF

I HEREUNTO SET MY HAND AND OFFICIAL SEAL

(NOTARY PUBLIC)

MY COMMISSION EXPIRES _____

STATE OF ARIZONA }
COUNTY OF MARICOPA } s.s.

ON THIS _____ DAY OF _____ 2018, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED _____ WHO ACKNOWLEDGED HIMSELF TO BE THE _____ OF PRESCOTT CONVENTION CENTER, LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP AND BEING AUTHORIZED TO DO SO ON BEHALF OF SAID ENTITY, EXECUTED THE FOREGOING PLAT FOR THE PURPOSES THEREIN CONTAINED.

IN WITNESS OF

I HEREUNTO SET MY HAND AND OFFICIAL SEAL

(NOTARY PUBLIC)

MY COMMISSION EXPIRES _____

SHEET INDEX

- SHEET 1: COVER SHEET
- SHEET 2: LEGAL DESCRIPTIONS AND GENERAL NOTES
- SHEET 3: FINAL PLAT
- SHEET 4: WATER AND SEWER EASEMENT
- SHEET 5: WATER AND SEWER EASEMENT DETAILS, SIDEWALK EASEMENT DETAIL, AND LINE/CURVE DATA

City of Goodyear
APPROVED
Planning & Zoning Dept.
Alex Leating
8/21/2018

BASIS OF BEARINGS

NORTH 00°26'23" EAST ALONG THE EAST LINE OF SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA PER RECORD OF SURVEY PLSS SUBDIVISION AS RECORDED IN BOOK 694 OF MAPS, PAGE 38, MCR.

OWNERS

I-10 AND PEBBLE CREEK, LLC
6925 EAST INDIAN SCHOOL ROAD
SCOTTSDALE, ARIZONA 85251
CONTACT: JOHN DORSETT
PHONE: 602-956-8254
EMAIL: JDORSETT@WINCOFOODS.COM
OWNER OF LOTS 3, 4, 5, 6, 7, AND 8

WINCO FOODS, LLC
650 NORTH ARMSTRONG PLACE
BOISE, IDAHO 83704
CONTACT: MARK LAVIN
PHONE: 208-672-2066
EMAIL: MARK.LAVIN@WINCOFOODS.COM
OWNER OF LOT 2

GRACE/EAST WOOD, LLC
6925 EAST INDIAN SCHOOL ROAD
SCOTTSDALE, ARIZONA 85251
CONTACT: JOHN DORSETT
PHONE: 602-956-8254
EMAIL: JDORSETT@WINCOFOODS.COM
OWNER OF LOT 1

PRESCOTT CONVENTION CENTER,
LIMITED PARTNERSHIP
6925 EAST INDIAN SCHOOL ROAD
SCOTTSDALE, ARIZONA 85251
CONTACT: JOHN DORSETT
PHONE: 602-956-8254
EMAIL: JDORSETT@WINCOFOODS.COM
OWNER OF TRACT A

SURVEYOR

KEOGH ENGINEERING, INC.
650 NORTH 137TH AVENUE
SUITE 110
GOODYEAR, ARIZONA 85338
CONTACT: DENNIS KEOGH
PHONE: 623-535-7260
EMAIL: KEOGH@KEOGHEN지니어링.COM

UTILITY COMPANIES

CABLE: COX COMMUNICATIONS
ELECTRIC: ARIZONA PUBLIC SERVICE
GAS: SOUTHWEST GAS
SEWER: CITY OF GOODYEAR
TELEPHONE: CENTURY LINK
WATER: CITY OF GOODYEAR

TRACT TABLE

TRACT	AREA	TRACT USE	TRACT OWNER	TRACT MAINTAINED BY
TRACT A	16,200 S.F. = 0.372 Acres	LANDSCAPE, INGRESS, EGRESS, DRAINAGE, AND PUBLIC UTILITY EASEMENTS	PRESCOTT CONVENTION CENTER, LIMITED PARTNERSHIP	PRESCOTT CONVENTION CENTER, LIMITED PARTNERSHIP

APPROVALS

APPROVED BY THE COUNCIL OF THE CITY OF GOODYEAR, ARIZONA ON THIS _____ DAY OF _____ 2018.

BY: _____ ATTEST: _____
GEORGIA LORD, MAYOR DARCIE MCCracken, CLERK

APPROVED BY THE ENGINEER OF THE CITY OF GOODYEAR, ARIZONA ON THIS _____ DAY OF _____ 2018.

BY: _____
REBECCA ZOOK, CITY ENGINEER

LAYOUT: Sheet 1
USER: WHITE

PLOT DATE/TIME: 07/20/18 10:27am
FILE PATH: L:\19925\Final Plat\FP-1-2.dwg

LEGAL DESCRIPTION

PARCEL 1: (LOT 1)

A PORTION OF G.L.O. LOT 1, SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 6; THENCE SOUTH 0°26'23" WEST ALONG THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 52.59 FEET; THENCE NORTH 89°33'37" WEST, AND PERPENDICULAR TO THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 77.00 FEET; THENCE SOUTH 0°26'23" WEST PARALLEL WITH AND 77.00 FEET WEST OF THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 520.18 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF INTERSTATE 10 HIGHWAY; THENCE NORTH 89°24'55" WEST ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 28.77 FEET; THENCE SOUTH 0°35'05" WEST AND ALONG A WESTERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 260.00 FEET; THENCE SOUTH 83°36'59" WEST ALONG THE NORTHERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 620.57 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE CONTINUING SOUTH 83°36'59" WEST AND ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 286.61 FEET; THENCE NORTH 89°24'55" WEST AND CONTINUING ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 175.07 FEET; THENCE SOUTH 81°37'45" WEST CONTINUING ALONG THE NORTHERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 126.39 FEET; THENCE NORTH 0°21'41" EAST, A DISTANCE OF 599.47 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 267.28 FEET; THENCE NORTH 1°47'45" EAST, A DISTANCE OF 148.92 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 102.01 FEET; THENCE SOUTH 1°47'45" WEST, A DISTANCE OF 148.92 FEET; THENCE SOUTH 88°12'20" EAST, A DISTANCE OF 160.44 FEET; THENCE SOUTH 1°47'57" WEST, A DISTANCE OF 155.98 FEET; THENCE NORTH 88°12'14" WEST, A DISTANCE OF 30.47 FEET; THENCE SOUTH 1°47'46" WEST, A DISTANCE OF 269.20 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 83.46 FEET; THENCE SOUTH 6°23'01" EAST, A DISTANCE OF 108.42 FEET TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH THE FOLLOWING DESCRIBED PARCEL:

A PORTION OF G.L.O. LOT 1, SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 6; THENCE SOUTH 0°26'23" WEST ALONG THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 52.59 FEET; THENCE NORTH 89°33'37" WEST, AND PERPENDICULAR TO THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 77.00 FEET; THENCE SOUTH 0°26'23" WEST PARALLEL WITH AND 77.00 FEET WEST OF THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 520.18 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF INTERSTATE 10 HIGHWAY; THENCE NORTH 89°24'55" WEST ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 28.77 FEET; THENCE SOUTH 0°35'05" WEST AND ALONG A WESTERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 260.00 FEET; THENCE SOUTH 83°36'59" WEST ALONG THE NORTHERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 620.57 FEET; THENCE SOUTH 6°23'01" WEST, A DISTANCE OF 108.42 FEET; THENCE NORTH 88°12'14" WEST, A DISTANCE OF 83.46 FEET; THENCE NORTH 1°47'46" EAST, A DISTANCE OF 269.20 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 30.47 FEET; THENCE NORTH 1°47'57" EAST, A DISTANCE OF 155.98 FEET; THENCE NORTH 88°12'20" WEST, A DISTANCE OF 63.08 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE CONTINUING NORTH 88°12'20" WEST, A DISTANCE OF 97.36 FEET; THENCE NORTH 1°47'45" EAST, A DISTANCE OF 148.92 FEET; THENCE NORTH 1°45'43" EAST, A DISTANCE OF 53.63 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 97.39 FEET; THENCE SOUTH 1°47'39" WEST, A DISTANCE OF 202.55 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPT THE FOLLOWING DESCRIBED PARCEL:

A PORTION OF G.L.O. LOT 1, SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 6; THENCE SOUTH 0°26'23" WEST ALONG THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 52.59 FEET; THENCE NORTH 89°33'37" WEST, AND PERPENDICULAR TO THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 77.00 FEET; THENCE SOUTH 0°26'23" WEST PARALLEL WITH AND 77.00 FEET WEST OF THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 520.18 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF INTERSTATE 10 HIGHWAY; THENCE NORTH 89°24'55" WEST ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 28.77 FEET; THENCE SOUTH 0°35'05" WEST AND ALONG A WESTERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 260.00 FEET; THENCE SOUTH 83°36'59" WEST ALONG THE NORTHERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 620.57 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE CONTINUING SOUTH 83°36'59" WEST AND ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 173.49 FEET; THENCE NORTH 1°47'46" EAST, A DISTANCE OF 132.00 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 156.30 FEET; THENCE SOUTH 6°23'01" EAST, A DISTANCE OF 108.42 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL 2: (LOT 2)

A PORTION OF G.L.O. LOT 1, SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA AND A PORTION OF THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 6; THENCE SOUTH 0°26'23" WEST ALONG THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 52.59 FEET; THENCE NORTH 89°33'37" WEST AND PERPENDICULAR TO THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 77.00 FEET; THENCE NORTH 42°38'25" WEST ALONG A SOUTHERLY RIGHT OF WAY LINE OF MCDOWELL ROAD, A DISTANCE OF 32.59 FEET; THENCE NORTH 85°16'33" WEST CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 74.34 FEET TO A POINT ON A CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 11,369.00 FEET AND WHOSE CENTER BEARS SOUTH 4°43'14" WEST FROM THE LAST DESCRIBED POINT; THENCE WESTERLY ALONG THE ARC OF SAID CURVE AND CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, THROUGH A CENTRAL ANGLE OF 0°52'33", AN ARC LENGTH OF 173.76 FEET TO A POINT OF NON-TANGENCY AND THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE SOUTH 1°47'46" WEST, A DISTANCE OF 220.00 FEET; THENCE SOUTH 88°12'14" WEST, A DISTANCE OF 23.77 FEET; THENCE SOUTH 1°47'46" WEST, A DISTANCE OF 133.17 FEET; THENCE NORTH 88°12'14" WEST, A DISTANCE OF 20.00 FEET; THENCE SOUTH 1°47'46" WEST, A DISTANCE OF 123.57 FEET; THENCE SOUTH 64°10'41" EAST, A DISTANCE OF 55.28 FEET; THENCE SOUTH 1°47'46" WEST, A DISTANCE OF 109.89 FEET; THENCE NORTH 88°12'14" WEST, A DISTANCE OF 44.00 FEET; THENCE SOUTH 1°47'46" WEST, A DISTANCE OF 139.56 FEET; THENCE NORTH 88°12'14" WEST, A DISTANCE OF 20.00 FEET; THENCE SOUTH 83°36'59" WEST ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 348.37 FEET; THENCE NORTH 6°23'01" WEST, A DISTANCE OF 108.42 FEET; THENCE NORTH 88°12'14" WEST, A DISTANCE OF 83.46 FEET; THENCE NORTH 1°47'46" EAST, A DISTANCE OF 269.20 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 30.47 FEET; THENCE NORTH 1°47'57" EAST, A DISTANCE OF 155.98 FEET; THENCE NORTH 88°12'20" WEST, A DISTANCE OF 160.44 FEET; THENCE NORTH 1°47'45" EAST, A DISTANCE OF 148.92 FEET; THENCE NORTH 1°45'43" EAST, A DISTANCE OF 102.85 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 244.08 FEET; THENCE NORTH 1°49'23" EAST, A DISTANCE OF 126.29 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF MCDOWELL ROAD, SAID POINT LIES ON A CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 11,369.00 FEET AND WHOSE CENTER BEARS SOUTH 2°08'04" WEST FROM THE LAST DESCRIBED POINT; THENCE EASTERLY ALONG THE ARC OF SAID CURVE AND ALONG SAID SOUTHERLY RIGHT OF WAY LINE, THROUGH A CENTRAL ANGLE OF 1°42'38", AN ARC LENGTH OF 339.42 FEET TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH THE FOLLOWING DESCRIBED PARCEL:

A PORTION OF G.L.O. LOT 1, SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 6; THENCE SOUTH 0°26'23" WEST ALONG THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 52.59 FEET; THENCE NORTH 89°33'37" WEST, AND PERPENDICULAR TO THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 77.00 FEET; THENCE SOUTH 0°26'23" WEST PARALLEL WITH AND 77.00 FEET WEST OF THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 520.18 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF INTERSTATE 10 HIGHWAY; THENCE NORTH 89°24'55" WEST ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 28.77 FEET; THENCE SOUTH 0°35'05" WEST AND ALONG A WESTERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 260.00 FEET; THENCE SOUTH 83°36'59" WEST ALONG THE NORTHERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 620.57 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE CONTINUING SOUTH 83°36'59" WEST AND ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 173.49 FEET; THENCE NORTH 1°47'46" EAST, A DISTANCE OF 132.00 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 156.30 FEET; THENCE SOUTH 6°23'01" EAST, A DISTANCE OF 108.42 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPT THE FOLLOWING DESCRIBED PARCEL:

A PORTION OF G.L.O. LOT 1, SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 6; THENCE SOUTH 0°26'23" WEST ALONG THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 52.59 FEET; THENCE NORTH 89°33'37" WEST, AND PERPENDICULAR TO THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 77.00 FEET; THENCE SOUTH 0°26'23" WEST PARALLEL WITH AND 77.00 FEET WEST OF THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 520.18 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF INTERSTATE 10 HIGHWAY; THENCE NORTH 89°24'55" WEST ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 28.77 FEET; THENCE SOUTH 0°35'05" WEST AND ALONG A WESTERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 260.00 FEET; THENCE SOUTH 83°36'59" WEST ALONG THE NORTHERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 620.57 FEET; THENCE NORTH 6°23'01" WEST, A DISTANCE OF 108.42 FEET; THENCE NORTH 88°12'14" WEST, A DISTANCE OF 83.46 FEET; THENCE NORTH 1°47'46" EAST, A DISTANCE OF 269.20 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 30.47 FEET; THENCE NORTH 1°47'57" EAST, A DISTANCE OF 155.98 FEET; THENCE NORTH 88°12'20" WEST, A DISTANCE OF 63.08 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE CONTINUING NORTH 88°12'20" WEST, A DISTANCE OF 97.36 FEET; THENCE NORTH 1°47'45" EAST, A DISTANCE OF 148.92 FEET; THENCE NORTH 1°45'43" EAST, A DISTANCE OF 53.63 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 97.39 FEET; THENCE SOUTH 1°47'39" WEST, A DISTANCE OF 202.55 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL 3: (LOTS 3, 4, AND 5)

A PORTION OF G.L.O. LOT 1, SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 6; THENCE SOUTH 0°26'23" WEST ALONG THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 52.59 FEET; THENCE NORTH 89°33'37" WEST AND PERPENDICULAR TO THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 77.00 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE SOUTH 0°26'23" WEST PARALLEL WITH AND 77.00 FEET WEST OF THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 520.18 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF INTERSTATE 10 HIGHWAY; THENCE NORTH 89°24'55" WEST ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 28.77 FEET; THENCE SOUTH 0°35'05" WEST ALONG A WESTERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 260.00 FEET; THENCE SOUTH 83°36'59" WEST ALONG A NORTHERLY RIGHT OF WAY LINE OF SAID INTERSTATE 10 HIGHWAY, A DISTANCE OF 272.20 FEET; THENCE NORTH 1°47'46" EAST, A DISTANCE OF 105.22 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 20.00 FEET; THENCE NORTH 1°47'46" EAST, A DISTANCE OF 139.56 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 44.00 FEET; THENCE NORTH 1°47'46" EAST, A DISTANCE OF 109.89 FEET; THENCE NORTH 64°10'41" WEST, A DISTANCE OF 55.28 FEET; THENCE NORTH 1°47'46" EAST, A DISTANCE OF 123.57 FEET; THENCE SOUTH 88°12'14" EAST, A DISTANCE OF 20.00 FEET; THENCE NORTH 1°47'46" EAST, A DISTANCE OF 133.17 FEET; THENCE NORTH 88°12'14" WEST, A DISTANCE OF 23.77 FEET; THENCE NORTH 1°47'46" EAST, A DISTANCE OF 220.00 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF MCDOWELL ROAD, SAID POINT LIES ON A CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 11,369.00 FEET AND WHOSE CENTER BEARS SOUTH 3°50'42" WEST FROM THE LAST DESCRIBED POINT; THENCE EASTERLY ALONG THE ARC OF SAID CURVE AND ALONG SAID SOUTHERLY RIGHT OF WAY LINE, THROUGH A CENTRAL ANGLE OF 0°52'33", AN ARC LENGTH OF 173.76 FEET TO A POINT OF NON-TANGENCY; THENCE SOUTH 85°16'33" EAST CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 74.34 FEET; THENCE SOUTH 42°38'25" EAST CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 32.59 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL 4: (LOTS 6, 7, AND 8)

A PORTION OF G.L.O. LOT 1, SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA AND A PORTION OF THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 6; THENCE SOUTH 0°26'23" WEST ALONG THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 52.59 FEET; THENCE NORTH 89°33'37" WEST AND PERPENDICULAR TO THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 77.00 FEET; THENCE NORTH 42°38'25" WEST ALONG A SOUTHERLY RIGHT OF WAY LINE OF MCDOWELL ROAD, A DISTANCE OF 32.59 FEET; THENCE NORTH 85°16'33" WEST CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 74.34 FEET TO A POINT ON A CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 11,369.00 FEET AND WHOSE CENTER BEARS SOUTH 4°43'14" WEST FROM THE LAST DESCRIBED POINT; THENCE WESTERLY ALONG THE ARC OF SAID CURVE AND CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, THROUGH A CENTRAL ANGLE OF 2°35'11", AN ARC LENGTH OF 513.18 FEET TO A POINT OF NON-TANGENCY AND THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE SOUTH 01°49' 23" WEST, A DISTANCE OF 126.29 FEET; THENCE NORTH 88°12'14" WEST, A DISTANCE OF 244.08 FEET; THENCE SOUTH 01°45'43" WEST, A DISTANCE OF 102.85 FEET; THENCE NORTH 88°12'14" WEST, A DISTANCE OF 102.01 FEET; THENCE SOUTH 01°47'45" WEST, A DISTANCE OF 148.92 FEET; THENCE NORTH 88°12'14" WEST, A DISTANCE OF 267.28 FEET; THENCE NORTH 0°21'41" EAST, A DISTANCE OF 394.48 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF MCDOWELL ROAD; THENCE SOUTH 89°21'40" EAST ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 257.77 FEET; THENCE SOUTH 81°55'33" EAST, A DISTANCE OF 198.86 FEET TO A POINT ON A CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 11,369.00 FEET AND WHOSE CENTER BEARS SOUTH 1°17'18" WEST FROM THE LAST DESCRIBED POINT; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 0°50'45", AN ARC LENGTH OF 167.86 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL 5: (TRACT A)

A PORTION OF G.L.O. LOT 2, SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA AND A PORTION OF THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 6; THENCE SOUTH 0°26'23" WEST ALONG THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 52.59 FEET; THENCE NORTH 89°33'37" WEST AND PERPENDICULAR TO THE EAST LINE OF SAID SECTION 6, A DISTANCE OF 77.00 FEET; THENCE NORTH 42°38'25" WEST ALONG A SOUTHERLY RIGHT OF WAY LINE OF MCDOWELL ROAD, A DISTANCE OF 32.59 FEET; THENCE NORTH 85°16'33" WEST CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 74.34 FEET TO A POINT ON A CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 11,369.00 FEET AND WHOSE CENTER BEARS SOUTH 4°43'14" WEST FROM THE LAST DESCRIBED POINT; THENCE WESTERLY ALONG THE ARC OF SAID CURVE AND CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, THROUGH A CENTRAL ANGLE OF 3°25'56", AN ARC LENGTH OF 681.04 FEET TO A POINT OF NON-TANGENCY; THENCE NORTH 81°55'33" WEST CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 198.86 FEET; THENCE NORTH 89°21'40" WEST CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 257.77 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE SOUTH 0°21'41" WEST, A DISTANCE OF 270.00 FEET; THENCE NORTH 89°21'40" WEST, A DISTANCE OF 60.00 FEET; THENCE NORTH 0°21'41" EAST, A DISTANCE OF 270.00 FEET; THENCE SOUTH 89°21'40" EAST ALONG SAID SOUTHERLY RIGHT OF WAY LINE OF MCDOWELL ROAD, A DISTANCE OF 60.00 FEET TO THE TRUE POINT OF BEGINNING.

GENERAL NOTES

- 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 (CAGR). PROPERTY WITHIN THIS DEVELOPMENT MAY BE ASSESSED A FEE BASED ON ITS PRO RATA SHARE OF THE CITY'S COST FOR CAGR PARTICIPATION.
- NO STRUCTURES OF ANY KIND SHALL BE CONSTRUCTED OR PLACED WITHIN OR OVER THE UTILITY EASEMENTS EXCEPT: UTILITIES, ASPHALT 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.
- 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 RESPONSIBLE FOR THE PROPER MAINTENANCE AND REPAIR OF ALL FACILITIES ASSOCIATED WITH STORMWATER MANAGEMENT ON PROPERTY.
- THIS PARCEL IS SUBJECT TO ATTEND 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 SUBJECT TO ATTENDANT NOISE CAUSED FROM VEHICULAR TRAFFIC ON INTERSTATE 10 AND THE LOOP 303.
- 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 SHALL BE PLACED UNDERGROUND. EXCLUDING POWER LINES 69KV AND LARGER.
- ALL LOT CORNERS SHALL BE MONUMENTED WITH 1/2" REBAR WITH CAP, TAG OR OTHER MONUMENTATION AS DESCRIBED BEARING THE REGISTRATION NUMBER OF THE SURVEY 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.
- NO STRUCTURE OF ANY KIND SHALL BE CONSTRUCTED OR ANY VEGETATION SHALL BE PLANTED NOR WILL BE ALLOWED TO GROW WITHIN, 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 THE CITY OF 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.
 - 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.
 - DURING THE MAINTENANCE AND WARRANTY PERIOD, THE 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.
 - 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.
 - AT THE TERMINATION OF THE MAINTENANCE AND WARRANTY PERIOD ALL IMPROVEMENTS SHALL BE UNDAMAGED AND SHALL MEET CITY STANDARDS.
 - IF ALL IMPROVEMENTS ARE NOT ACCEPTABLE AT THE END OF THE TWO-YEAR WARRANTY PERIOD, THE MAINTENANCE AND WARRANTY 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.
 - 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.
 - 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.
 - 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.
 - WHEN THE TURF HAS ESTABLISHED SUFFICIENT ROOT STRUCTURE AND AN APPROXIMATE HEIGHT OF 3-INCHES, MOWING SHALL BEGIN IMMEDIATELY TO A 2-INCH HEIGHT AND SHALL BE MOWED THEREAFTER AND REDUCED IN SAFE INCREMENTS TO A HEIGHT OF 2-INCHES.
 - AT THE TERMINATION OF THE MAINTENANCE AND WARRANTY PERIOD ALL TURF AREA SHALL BE LIVE, HEALTHY, UNDAMAGED, AND FREE OF INFESTATIONS. ALL AREAS SHALL BE COMPLETELY VOID OF BARREN SPOTS LARGER THAN 3 INCHES BY 3 INCHES.
 - 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.

LAYOUT: Sheet 2
USER: WHITE

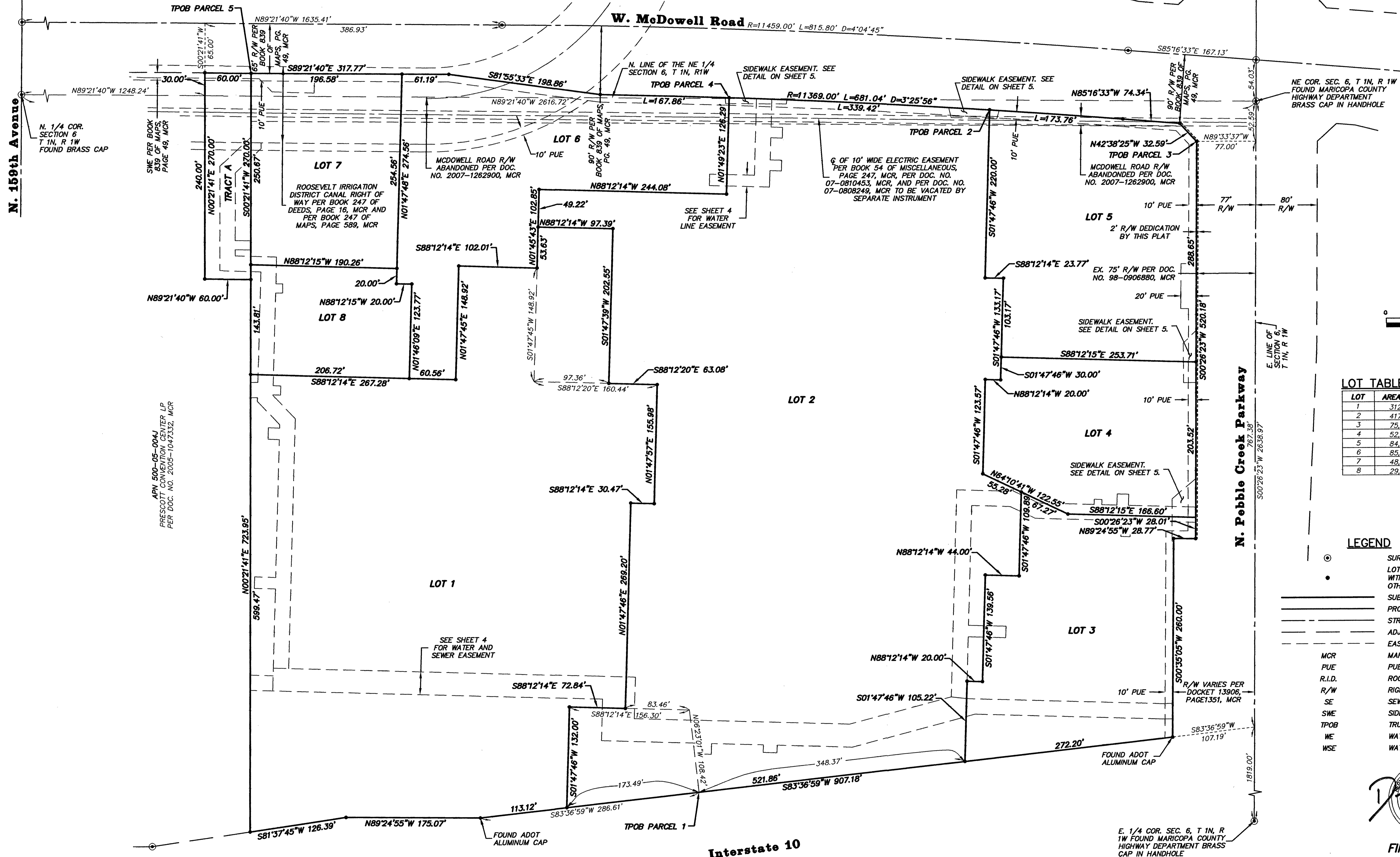
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FINAL PLAT
FOR
"PEBBLE CREEK MARKETPLACE"

LAYOUT: Sheet 3
USER: WHITE

PLOT DATE/TIME: 07/20/18 09:01am
FILE PATH: L:\19925\Final Plat\FP-3.dwg



APN: 500-05-0041
PRESCOTT CONVENTION CENTER LP
PER DOC. NO. 2005-1047332, MCR

LOT TABLE

LOT	AREA (S.F.)	AREA (ACRES)
1	312,249	7.1683
2	417,382	9.582
3	75,668	1.737
4	52,789	1.212
5	84,160	1.932
6	85,586	1.965
7	48,854	1.121
8	29,574	0.679

- LEGEND**
- SURVEY MONUMENT (AS NOTED)
 - LOT CORNER (SET 1/2" REBAR WITH CAP LST0846 UNLESS OTHERWISE NOTED)
 - SUBDIVISION BOUNDARY LINE
 - PROPERTY LINE
 - STREET CENTERLINE
 - ADJACENT LOT OR R/W
 - - - EASEMENT LINE
 - MCR MARICOPA COUNTY RECORDER
 - PUE PUBLIC UTILITY EASEMENT
 - R.I.D. ROOSEVELT IRRIGATION DISTRICT
 - R/W RIGHT OF WAY
 - SE SEWER EASEMENT
 - SWE SIDEWALK EASEMENT
 - TPOB TRUE POINT OF BEGINNING
 - WE WATER EASEMENT
 - WSE WATER AND SEWER EASEMENT



FINAL PLAT
FOR
"PEBBLE CREEK MARKETPLACE"

Keogh Engineering, Inc.
650 N. 137TH AVE., #110 • COOPIE, ARIZONA 85338
PHONE: (602) 535-7280
EMAIL: keogh@keogheengineering.com

SHEET 3 OF 5
NO. LOTS = 8
GROSS AREA: 29.94 Ac.

JOB NO. 19925 MAP NO. E-19925

LAYOUT: Sheet 4
USER: WHITE

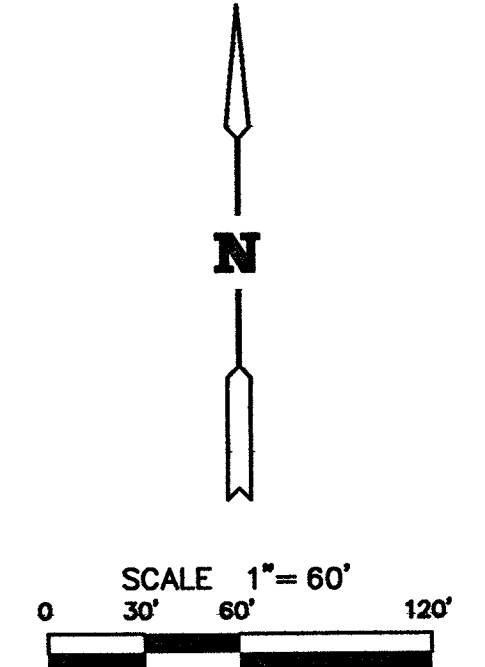
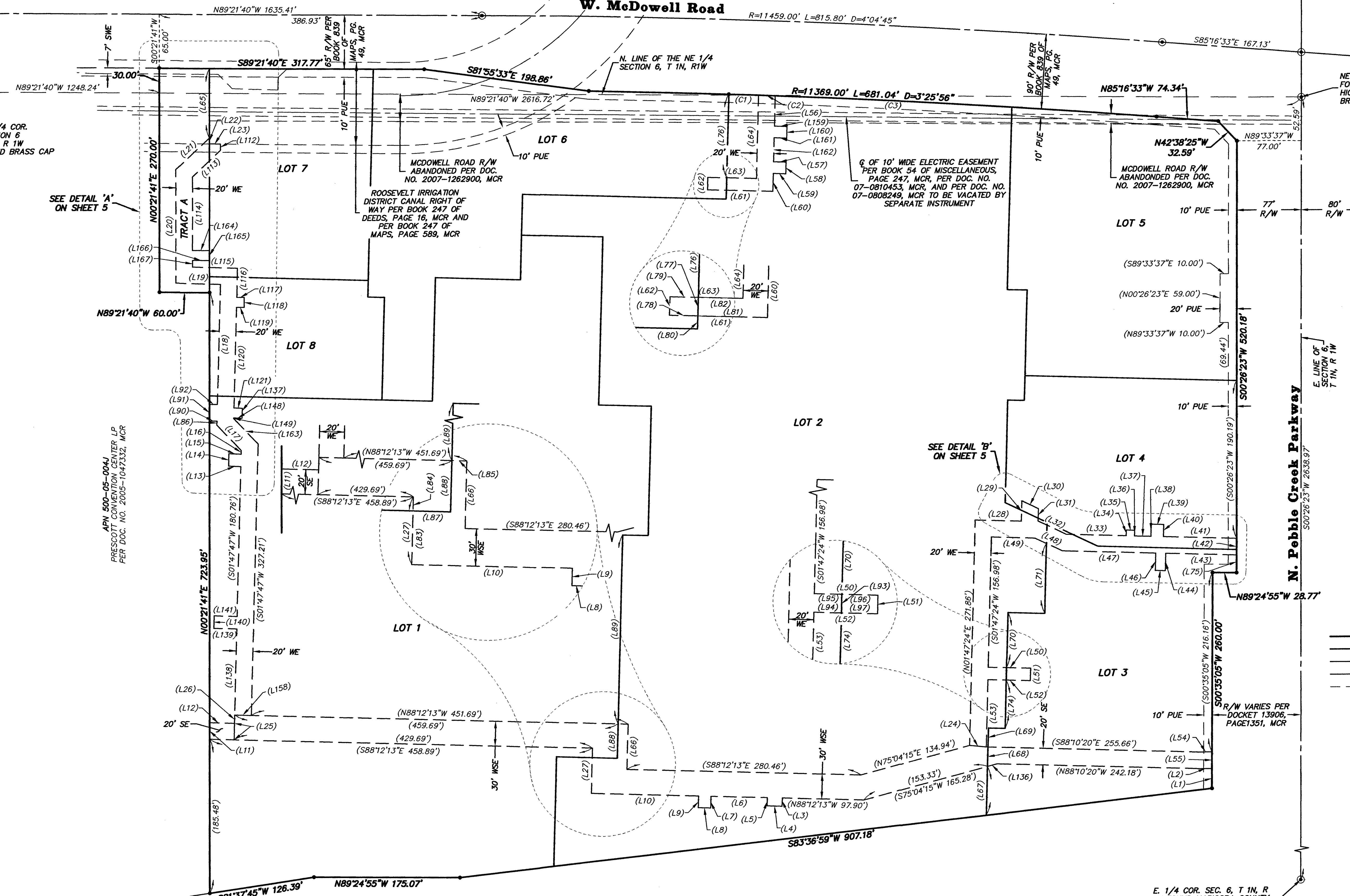
PLOT DATE/TIME: 07/20/18 09:13am
FILE PATH: L:\19925\Final Plat\FP-4-5.dwg

N. 159th Avenue

W. McDowell Road

N. Pebble Creek Parkway

Interstate 10



LEGEND

- SURVEY MONUMENT (AS NOTED)
- LOT CORNER (SET 1/2" REBAR WITH CAP L51084S UNLESS OTHERWISE NOTED)
- SUBDIVISION BOUNDARY LINE
- PROPERTY LINE
- STREET CENTERLINE
- ADJACENT LOT OR R/W
- - - EASEMENT LINE
- MCR MARICOPA COUNTY RECORDER
- PUE PUBLIC UTILITY EASEMENT
- R.I.D. ROOSEVELT IRRIGATION DISTRICT
- R/W RIGHT OF WAY
- SE SEWER EASEMENT
- SWE SIDEWALK EASEMENT
- WE WATER EASEMENT
- WSE WATER AND SEWER EASEMENT



FINAL PLAT FOR "PEBBLE CREEK MARKETPLACE"

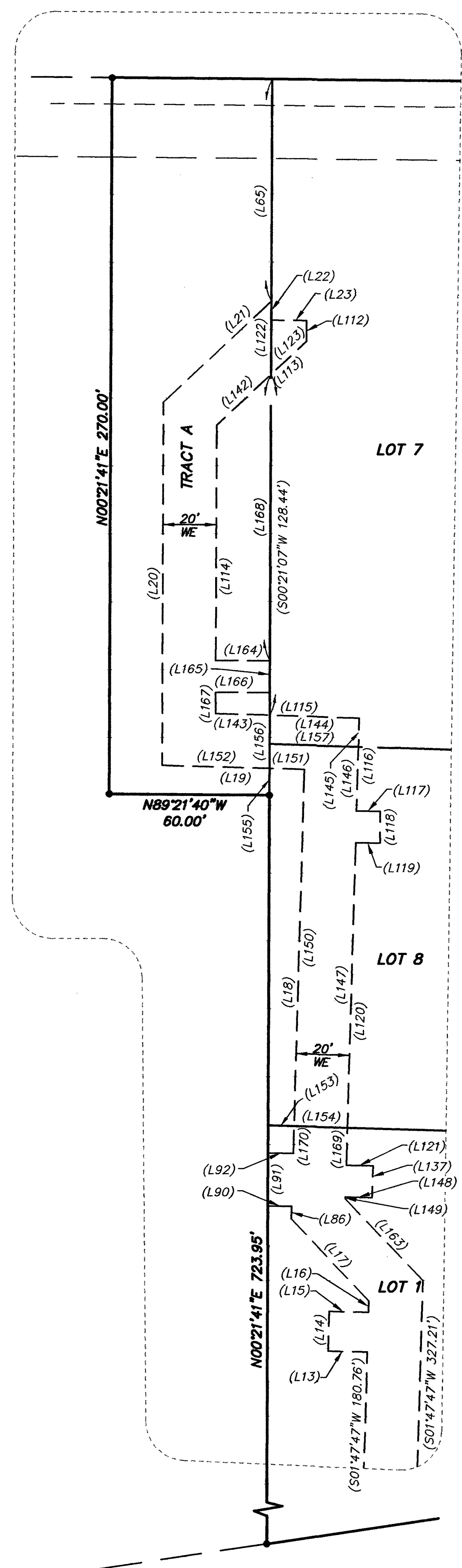
Keogh Engineering, Inc.
650 N. 137TH AVE. #110 - SUITE 100, GILBERT, ARIZONA 85338
PHONE: (602) 535-7800
EMAIL: keogh@keogheengineering.com

SHEET 4 OF 5
NO. LOTS = 8
GROSS AREA: 29.94 Ac.

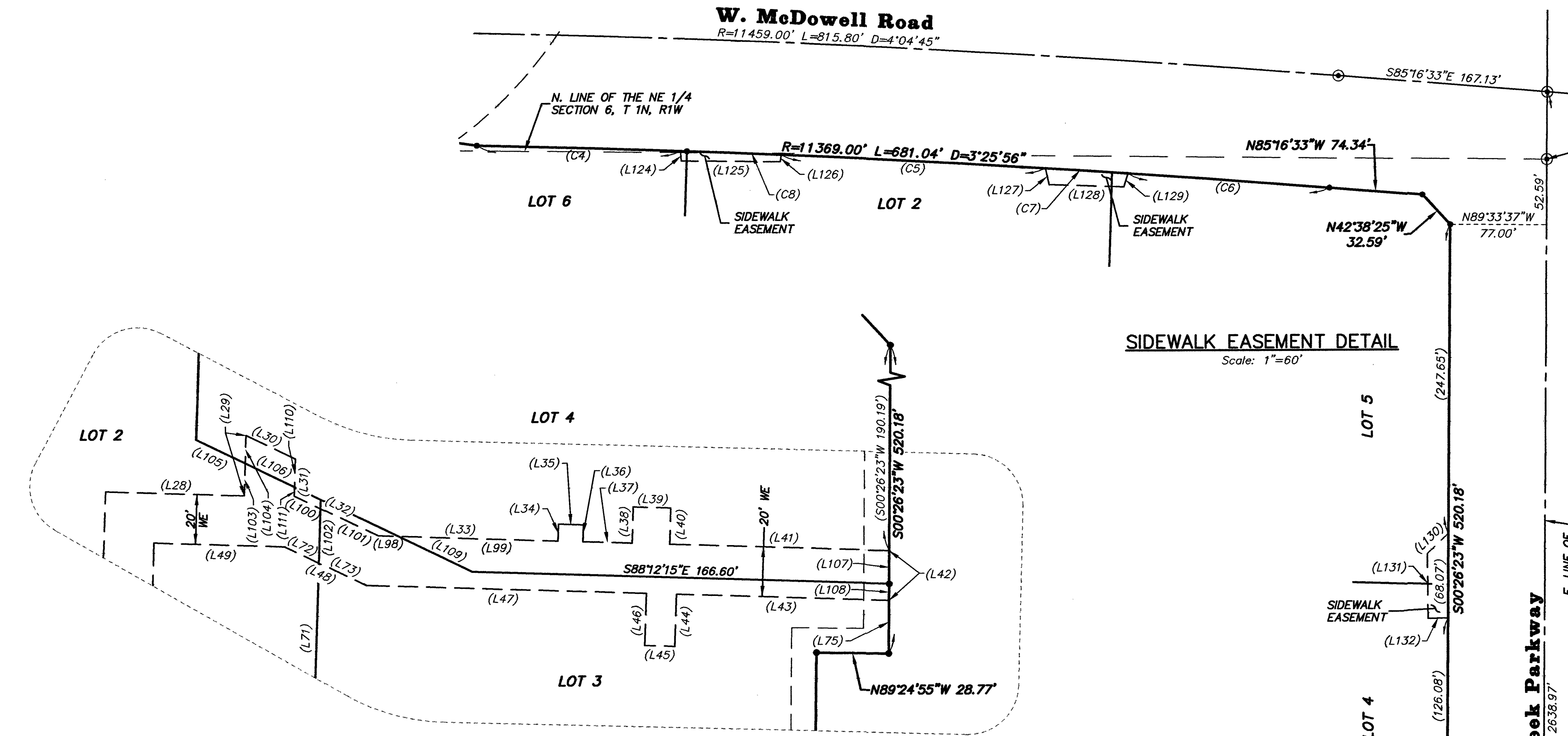
SEE SHEET 5 FOR LINE TABLE AND CURVE TABLE

JOB NO. 19925 MAP NO. E-19925

LAYOUT: Sheet 5
 USER: WHITE
 PLOT DATE/TIME: 07/20/18 09:02am
 FILE PATH: L:\19925\Final Plots\FP-4-5.dwg



DETAIL 'A'
 Scale: 1"=30'



DETAIL 'B'
 Scale: 1"=30'

SIDEWALK EASEMENT DETAIL
 Scale: 1"=60'

LINE DATA TABLE

LINE	BEARING	LENGTH
(L1)	N00°35'05"E	23.85'
(L2)	S89°41'36"W	15.31'
(L3)	N01°47'47"E	10.00'
(L4)	S88°12'13"W	18.00'
(L5)	S01°47'47"W	10.00'
(L6)	N88°12'13"W	67.52'
(L7)	S01°47'47"W	14.12'
(L8)	N88°12'13"W	15.00'
(L9)	N01°47'47"E	14.12'
(L10)	N88°12'13"W	128.45'
(L11)	N00°21'41"E	20.01'
(L12)	S88°12'13"E	29.71'
(L13)	N88°12'13"W	14.67'
(L14)	N01°47'47"E	15.00'
(L15)	S88°12'13"E	14.67'
(L16)	N01°47'47"E	4.36'
(L17)	N43°12'13"W	42.26'
(L18)	N01°47'41"E	144.84'
(L19)	N88°12'15"W	53.32'
(L20)	N00°21'41"E	136.76'
(L21)	N46°47'45"E	55.56'
(L22)	S00°21'41"W	7.12'
(L23)	S89°05'32"E	13.21'
(L24)	S84°35'50"E	20.04'
(L25)	S01°47'47"W	20.00'
(L26)	S01°47'47"W	9.99'
(L27)	N01°47'46"E	54.49'
(L28)	S88°12'36"E	55.48'
(L29)	N01°47'24"E	24.27'
(L30)	S64°15'49"E	21.88'
(L31)	S01°47'24"W	14.95'
(L32)	S64°15'49"E	37.23'
(L33)	S88°12'13"E	71.83'
(L34)	S01°47'47"W	6.75'
(L35)	S88°12'13"E	10.00'
(L36)	S01°47'47"W	6.75'
(L37)	S88°12'13"E	19.72'
(L38)	N01°47'47"E	14.60'
(L39)	S88°12'13"E	15.00'
(L40)	S01°47'47"W	14.60'
(L41)	S88°12'13"E	87.72'
(L42)	S00°26'23"W	20.01'
(L43)	N88°12'13"W	84.97'
(L44)	S01°47'47"W	21.00'
(L45)	S88°12'13"E	12.00'
(L46)	N01°47'47"E	21.00'
(L47)	N88°12'13"W	112.02'
(L48)	N64°15'49"W	36.16'
(L49)	N88°12'36"W	52.21'
(L50)	S88°12'36"E	50.89'
(L51)	S01°47'24"W	15.00'
(L52)	N88°12'36"W	50.89'
(L53)	S01°47'24"W	81.14'
(L54)	N89°41'36"E	14.88'
(L55)	N00°35'05"E	19.99'

LINE	BEARING	LENGTH
(L56)	N01°47'48"E	36.71'
(L57)	N88°12'12"W	15.00'
(L58)	N01°47'48"E	14.00'
(L59)	S88°12'12"E	15.00'
(L60)	N01°47'48"E	21.53'
(L61)	S88°12'12"E	78.40'
(L62)	N01°47'48"E	15.00'
(L63)	S88°12'12"E	58.40'
(L64)	N01°47'48"E	100.53'
(L65)	S00°21'41"W	83.79'
(L66)	S01°47'46"W	54.47'
(L67)	N01°47'46"E	58.71'
(L68)	N01°45'24"E	23.45'
(L69)	N01°50'10"E	23.07'
(L70)	N01°47'46"E	0.91'
(L71)	N01°47'46"E	84.36'
(L72)	S64°15'49"E	15.13'
(L73)	S64°15'49"E	21.02'
(L74)	N01°47'46"E	49.36'
(L75)	S00°26'23"W	21.34'
(L76)	N01°49'23"E	100.80'
(L77)	S01°49'23"W	15.00'
(L78)	N88°12'12"W	22.65'
(L79)	S88°12'12"E	22.66'
(L80)	S01°49'23"W	10.50'
(L81)	S88°12'12"E	55.75'
(L82)	S88°12'12"E	35.74'
(L83)	N01°47'46"E	4.317'
(L84)	N01°47'46"E	11.32'
(L85)	N88°12'13"W	12.00'
(L86)	S01°47'41"W	4.80'
(L87)	S88°12'14"E	30.00'
(L88)	N01°47'46"E	41.31'
(L89)	N01°47'46"E	227.90'
(L90)	N89°38'19"W	8.93'
(L91)	N00°21'41"E	20.00'
(L92)	S89°38'19"E	9.43'
(L93)	N01°47'46"E	15.00'
(L94)	N88°12'36"W	22.02'
(L95)	S88°12'36"E	22.02'
(L96)	S88°12'36"E	28.87'
(L97)	S88°12'36"E	28.87'
(L98)	S88°12'13"W	8.09'
(L99)	S88°12'13"E	63.74'
(L100)	S64°15'49"E	11.56'
(L101)	S64°15'49"E	25.66'
(L102)	N01°47'46"E	21.88'
(L103)	N01°47'24"E	13.02'
(L104)	N01°47'24"E	11.25'
(L105)	S64°10'41"E	21.81'
(L106)	S64°10'41"E	21.90'
(L107)	S00°26'26"W	13.33'
(L108)	S00°26'19"W	6.67'
(L109)	S64°10'41"E	32.74'
(L110)	S01°47'24"W	11.29'

LINE	BEARING	LENGTH
(L111)	S01°47'24"W	3.67'
(L112)	N00°21'41"E	7.80'
(L113)	N46°47'45"E	46.18'
(L114)	N00°21'41"E	88.63'
(L115)	N88°12'15"W	53.82'
(L116)	N01°47'41"E	35.12'
(L117)	N89°38'19"W	8.85'
(L118)	S00°21'41"W	12.00'
(L119)	S89°38'19"E	9.15'
(L120)	N01°47'41"E	121.47'
(L121)	N88°12'14"W	10.00'
(L122)	S00°21'41"W	27.60'
(L123)	S46°47'45"W	18.22'
(L124)	S04°34'23"E	7.97'
(L125)	S89°19'01"E	79.01'
(L126)	S08°05'05"W	5.69'
(L127)	S12°56'33"E	13.59'
(L128)	S88°09'33"E	59.45'
(L129)	S17°31'56"W	11.38'
(L130)	S46°00'29"W	23.52'
(L131)	S00°21'03"E	51.83'
(L132)	N89°38'57"E	16.08'
(L133)	S49°50'17"W	40.79'
(L134)	N00°05'28"E	55.19'
(L135)	N89°54'32"W	1.86'
(L136)	N75°04'15"E	11.96'
(L137)	N01°47'41"E	12.00'
(L138)	S01°47'47"W	113.80'
(L139)	S88°12'13"E	27.54'
(L140)	S01°47'47"W	15.00'
(L141)	S88°12'13"E	27.54'
(L142)	S46°47'45"W	27.95'
(L143)	S88°12'15"E	20.26'
(L144)	S88°12'15"E	33.56'
(L145)	S01°47'41"W	10.82'
(L146)	S01°47'41"W	24.30'
(L147)	S01°47'41"W	107.47'
(L148)	S88°12'14"E	10.00'
(L149)	N01°47'41"E	0.77'
(L150)	N01°47'41"E	134.59'
(L151)	N88°12'15"W	13.06'
(L152)	N88°12'15"W	40.27'
(L153)	S88°12'14"E	9.69'
(L154)	S88°12'14"E	20.00'
(L155)	N00°21'41"E	10.15'
(L156)	N00°21'41"E	20.01'
(L157)	S88°12'15"E	33.29'
(L158)	N88°12'13"W	20.00'
(L159)	N88°12'12"W	15.00'
(L160)	N01°47'48"E	14.00'
(L161)	S88°12'12"E	15.00'
(L162)	S01°47'48"W	29.09'
(L163)	N43°12'13"W	42.26'
(L164)	N89°39'35"W	20.26'
(L165)	N00°21'41"E	12.00'

CURVE DATA TABLE

CURVE	RADIUS	LENGTH	DELTA
(C1)	11369.00'	35.69'	0°10'48"
(C2)	11369.00'	20.00'	0°06'03"
(C3)	11369.00'	283.72'	1°25'48"
(C4)	11369.00'	162.77'	0°49'13"
(C5)	11369.00'	210.69'	1°03'42"
(C6)	11369.00'	161.05'	0°48'42"
(C7)	11369.00'	66.03'	0°19'58"
(C8)	11369.00'	80.51'	0°24'21"



FINAL PLAT
 FOR
"PEBBLE CREEK MARKETPLACE"

Keogh Engineering, Inc.
 650 N. 137TH AVE., #110 • GOODYEAR, ARIZONA 85338
 PHONE: (602) 535-7200
 EMAIL: keogh@keogheengineering.com
 JOB NO. 19925
 MAP NO. E-19925

SHEET 5 OF 5
 NO. LOTS = 8
 GROSS AREA: 29.94 Ac.