

When recorded Mail to:

135117-10-4-4--  
Hoyp

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)

EXCLUSIVE SEWER LINE EASEMENT

GRANTOR:

GRANTEE:

**TAYLOR MORRISON/ARIZONA, INC., an  
Arizona corporation which acquired title as  
TAYLOR WOODROW/ARIZONA, INC., an  
Arizona corporation**

**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, **TAYLOR MORRISON/ARIZONA, INC., an Arizona corporation which acquired title as TAYLOR WOODROW/ARIZONA, INC., an Arizona 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 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 9<sup>th</sup> day of September, 2013.

GRANTOR:

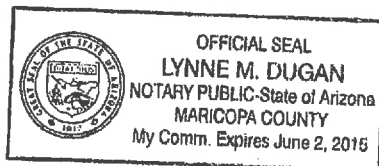
**TAYLOR MORRISON/ARIZONA, INC., an  
Arizona corporation**

By: [Signature]

Its: Authorized Agent Date: 9/9/2013

State of Arizona     )  
                                  )ss.  
County of Maricopa    )

On this 9<sup>th</sup> day of September, 2013, personally appeared before me Bryg Abramson, the Authorized Agent of TAYLOR MORRISON/ARIZONA, INC., an Arizona corporation.



[Signature]  
Notary Public

ACCEPTED by the CITY OF GOODYEAR, ARIZONA, an Arizona Municipal Corporation,  
the 7 day of October, 2013.

By: Georgia Lord  
Its: Mayor

Date: 10/8/13

State of Arizona       )  
                                  )ss.  
County of Maricopa    )

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



Cynthia Mason  
Notary Public

EXHIBIT "A"  
PAGE 1 of 7

LEGAL DESCRIPTION FOR  
SEWER EASEMENT  
BEING A PORTION OF THE SOUTHEAST QUARTER  
OF SECTION 22, TOWNSHIP 1 NORTH, RANGE 2 WEST

All that certain lot, tract, or parcel of land, situated in a portion of the Southeast Quarter of Section 22, Township 1 North, Range 2 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, and being more completely described as follows, to-wit:

COMMENCING at a found Maricopa County Department of Transportation brass cap in pothole for the Southeast corner of said Section 22, from which a found cotton picker spindle for the East Quarter corner of said Section 22 bears North 00 deg. 06 min. 36 sec. West (Basis of Bearings) - 2636.32 feet;

THENCE North 00 deg. 06 min. 36 sec. West along the East line of the Southeast Quarter of said Section 22, a distance of 1456.86 feet;

THENCE South 89 deg. 53 min. 24 sec. West departing said East line, a distance of 543.23 feet to a point in the South right-of-way line of West Las Brisas Drive as shown in the Map of Dedication of West Las Brisas Drive and South 183rd Avenue recorded in Book 940, Page 6, MCR, said point being the TRUE POINT OF BEGINNING;

THENCE South 00 deg. 06 min. 36 sec. East departing said South right-of-way line, a distance of 165.00 feet;

THENCE South 89 deg. 53 min. 24 sec. West, a distance of 329.93 feet;

THENCE South 00 deg. 06 min. 36 sec. East, a distance of 290.00 feet;

THENCE South 89 deg. 53 min. 24 sec. West, a distance of 305.00 feet;

THENCE South 00 deg. 06 min. 36 sec. East, a distance of 219.96 feet to a Point of Curvature of a non-tangent circular curve to the right, having a radius of 50.00 feet, a central angle of 7 deg. 14 min. 47 sec., and being subtended by a chord which bears South 44 deg. 55 min. 22 sec. West - 6.32 feet;

THENCE in a southwesterly direction along said curve to the right, a distance of 6.32 feet;

THENCE South 89 deg. 57 min. 20 sec. West non-tangent to said curve, a distance of 194.32 feet to a Point of Curvature of a circular curve to the left, having a radius of 225.00 feet, a central

EXHIBIT "A"  
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angle of 14 deg. 45 min. 32 sec., and being subtended by a chord which bears South 82 deg. 34 min. 34 sec. West - 57.80 feet;

THENCE in a westerly direction along said curve to the left, a distance of 57.96 feet;

THENCE South 75 deg. 11 min. 48 sec. West tangent to said curve, a distance of 14.72 feet;

THENCE South 14 deg. 56 min. 44 sec. East, a distance of 2.65 feet to a Point of Curvature of a circular curve to the right, having a radius of 275.00 feet, a central angle of 14 deg. 51 min. 55 sec., and being subtended by a chord which bears South 07 deg. 30 min. 47 sec. East - 71.15 feet;

THENCE in a southerly direction along said curve to the right, a distance of 71.35 feet;

THENCE South 00 deg. 04 min. 49 sec. East tangent to said curve, a distance of 455.51 feet;

THENCE South 89 deg. 55 min. 39 sec. West, a distance of 50.00 feet;

THENCE North 00 deg. 04 min. 49 sec. West, a distance of 455.50 feet to a Point of Curvature of a circular curve to the left, having a radius of 225.00 feet, a central angle of 14 deg. 51 min. 55 sec., and being subtended by a chord which bears North 07 deg. 30 min. 47 sec. West - 58.21 feet;

THENCE in a northerly direction along said curve to the left, a distance of 58.38 feet;

THENCE North 14 deg. 56 min. 44 sec. West tangent to said curve, a distance of 52.77 feet;

THENCE North 75 deg. 11 min. 48 sec. East, a distance of 64.85 feet to a Point of Curvature of a circular curve to the right, having a radius of 275.00 feet, a central angle of 14 deg. 45 min. 32 sec., and being subtended by a chord which bears North 82 deg. 34 min. 34 sec. East - 70.64 feet;

THENCE in a easterly direction along said curve to the right, a distance of 70.84 feet;

THENCE North 89 deg. 57 min. 20 sec. East tangent to said curve, a distance of 148.73 feet;

THENCE North 00 deg. 06 min. 36 sec. West, a distance of 224.37 feet;

THENCE North 89 deg. 53 min. 24 sec. East, a distance of 305.00 feet;

THENCE North 00 deg. 06 min. 36 sec. West, a distance of 285.57 feet to a Point of Curvature of a non-tangent circular curve to the right, having a radius of 50.00 feet, a central angle of 7 deg. 10 min. 51 sec., and being subtended by a chord which bears North 44 deg. 53 min. 24 sec. East - 6.26 feet;

THENCE in a northeasterly direction along said curve to the right, a distance of 6.27 feet;

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THENCE North 89 deg. 53 min. 24 sec. East non-tangent to said curve, a distance of 315.50 feet;

THENCE North 00 deg. 06 min. 36 sec. West, a distance of 115.00 feet to the South right-of-way line of said West Las Brisas Drive;

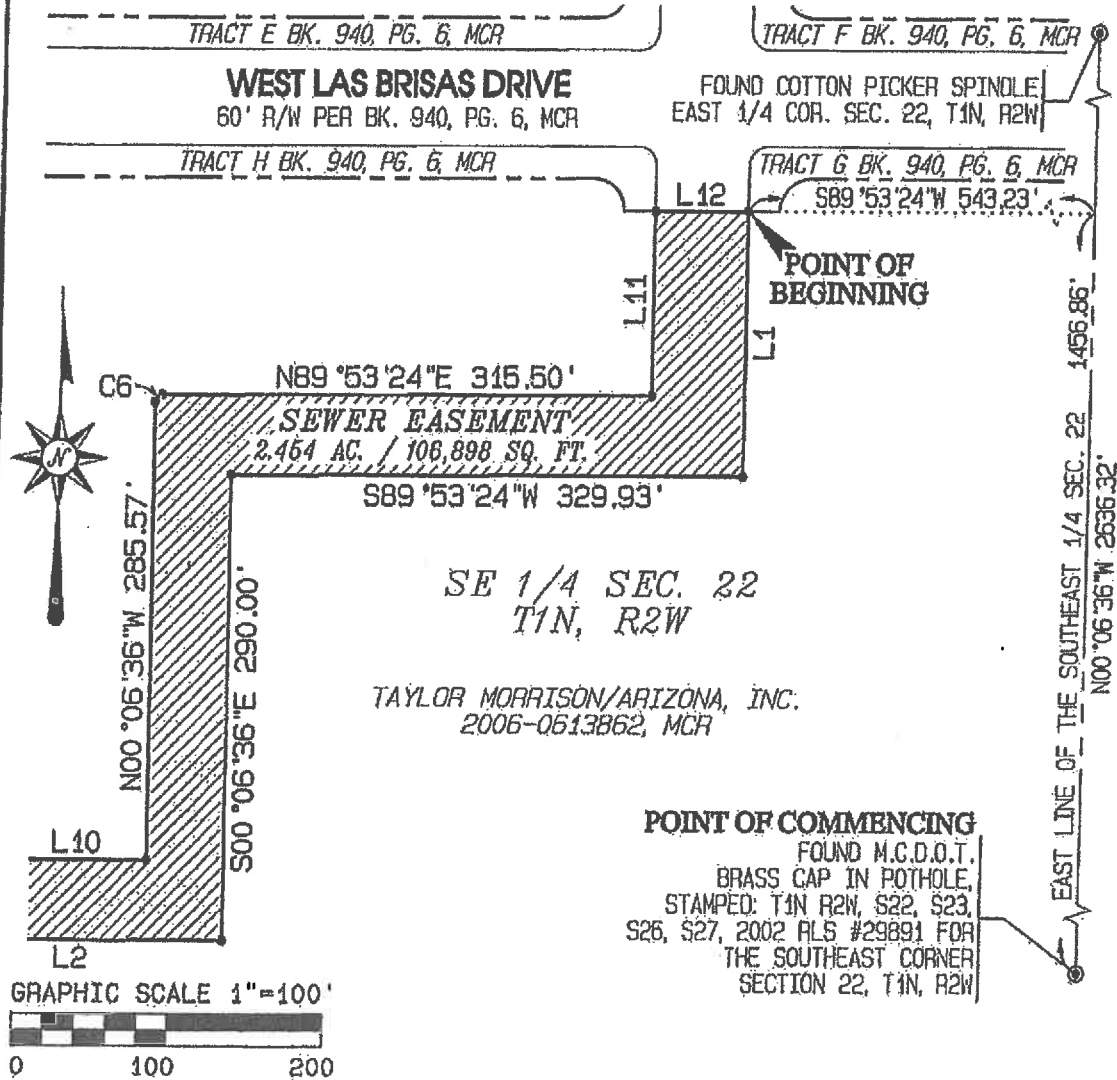
THENCE North 89 deg. 53 min. 24 sec. East along said South right-of-way line, a distance of 60.00 feet to the POINT OF BEGINNING, containing 106,898 square feet or 2.454 acres of land.

Exhibit attached and made a part hereof.



EXPIRES 3/31/2016

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**SEWER EASEMENT**  
**BEING A PORTION OF THE SOUTHEAST QUARTER**  
**OF SECTION 22, TOWNSHIP 1 NORTH, RANGE 2 WEST**  
**OF THE GILA AND SALT RIVER BASE AND MERIDIAN**  
**MARICOPA COUNTY, ARIZONA**

TITLE:

**GOODWIN & MARSHALL**

CIVIL ENGINEERS ~ PLANNERS ~ SURVEYORS

6909 W. RAY ROAD #16, CHANDLER, ARIZONA 85226  
(602) 218-7285

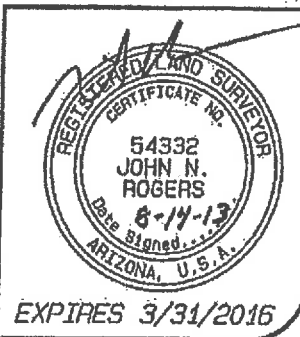
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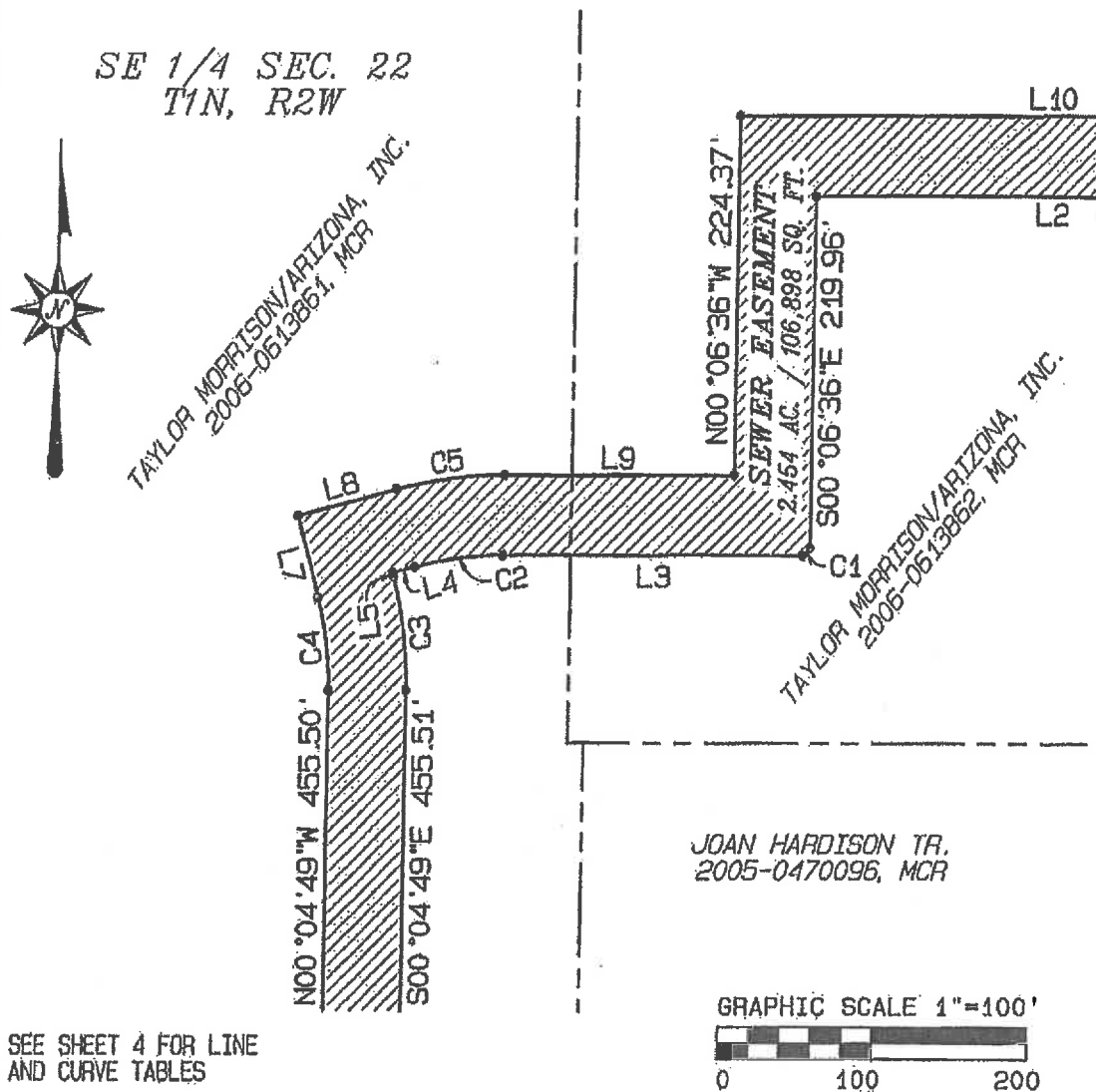
Date: 8/14/2013

Job No.: 10508A

Drafted: J.N.R.

Checked: R.D.H.





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MARSHALL &**

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(602) 218-7285

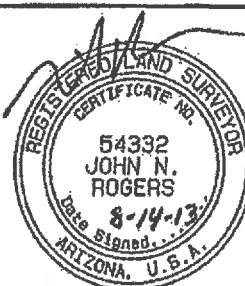
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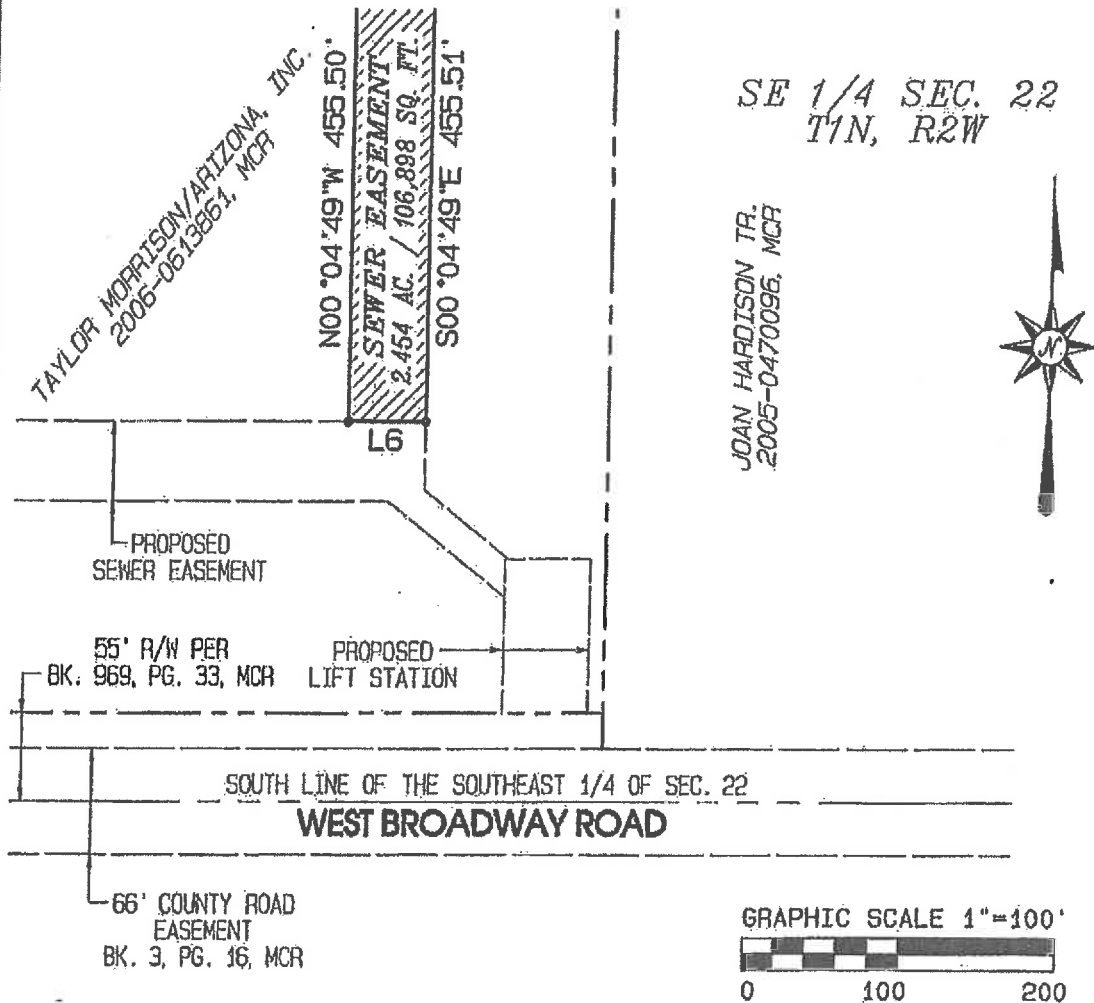


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EXHIBIT "A"

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**SEWER EASEMENT**  
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## EXHIBIT "A"

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## LINE TABLE

LINE	BEARING	DISTANCE
L1	S00°06'36"E	165.00'
L2	S89°53'24"W	305.00'
L3	S89°57'20"W	194.32'
L4	S75°11'48"W	14.72'
L5	S14°56'44"E	2.65'
L6	S89°55'39"W	50.00'
L7	N14°56'44"W	52.77'
L8	N75°11'48"E	64.85'
L9	N89°57'20"E	148.73'
L10	N89°53'24"E	305.00'
L11	N00°06'36"W	115.00'
L12	N89°53'24"E	60.00'

## CURVE TABLE

CURVE	RADIUS	DELTA	ARC	CHORD BEARING	CHORD
C1	50.00'	7°14'47"	6.32'	S44°55'22"W	6.32'
C2	225.00'	14°45'32"	57.96'	S82°34'34"W	57.80'
C3	275.00'	14°51'55"	71.35'	S07°30'47"E	71.45'
C4	225.00'	14°51'55"	58.38'	N07°30'47"W	58.21'
C5	275.00'	14°45'32"	70.84'	N82°34'34"E	70.64'
C6	50.00'	7°10'51"	6.27'	N44°53'24"E	6.26'

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