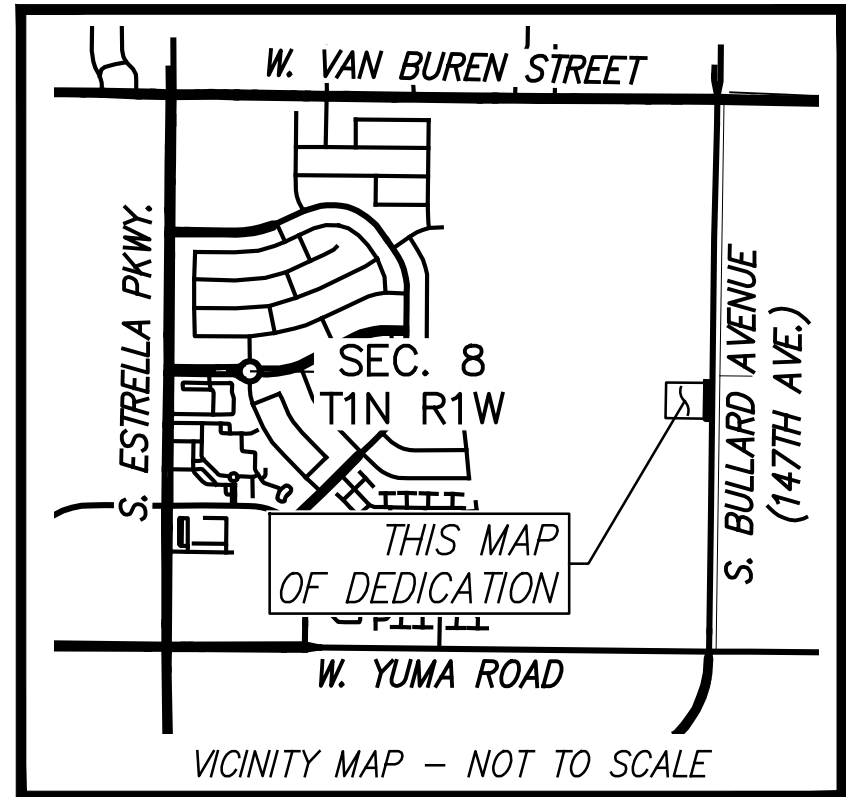


MAP OF DEDICATION FOR SOUTH BULLARD AVENUE

ALONG THE FRONTAGE OF THE
ARIZONA PUBLIC SERVICE COMPANY BULLARD SUBSTATION

A PORTION OF THE SOUTHEAST QUARTER OF SECTION 8,
TOWNSHIP 1 NORTH, RANGE 1 WEST,
GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA



DEDICATION

STATE OF ARIZONA }
COUNTY OF MARICOPA }

KNOW ALL PERSONS BY THESE PRESENTS:
THAT ARIZONA PUBLIC SERVICE COMPANY, AN ARIZONA CORPORATION, INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER HAVE DEDICATED UNDER THE NAME OF "MAP OF DEDICATION FOR SOUTH BULLARD AVENUE ALONG THE FRONTAGE OF THE ARIZONA PUBLIC SERVICE COMPANY, BULLARD SUBSTATION", BEING WITHIN A PORTION OF THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 1 NORTH, RANGE 1 WEST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA AS SHOWN HEREON AND HEREBY PUBLISHES THIS "MAP OF DEDICATION FOR SOUTH BULLARD AVENUE ALONG THE FRONTAGE OF THE ARIZONA PUBLIC SERVICE COMPANY, BULLARD SUBSTATION" AND HEREBY DECLARES THAT SAID MAP OF DEDICATION SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF THE EASEMENTS AND STREETS CONSTITUTING THE SAME, AND THAT EACH STREET SHALL BE KNOWN BY THE NAME GIVEN ON SAID MAP OF DEDICATION.

ARIZONA PUBLIC SERVICE COMPANY, AN ARIZONA CORPORATION, INCLUDING ITS HEIRS, SUCCESSORS, AND ASSIGNS, AS OWNER, HEREBY DEDICATES, GRANTS, AND CONVEYS TO THE CITY OF GOODYEAR THE STREETS, IN FEE, SHOWN ON SAID MINOR LAND DIVISION AND INCLUDED IN THE ABOVE DESCRIBED PREMISES.

ARIZONA PUBLIC SERVICE COMPANY, AN ARIZONA CORPORATION, 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") AS SHOWN ON THIS MAP OF DEDICATION. 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 MAP OF DEDICATION.

IN WITNESS WHEREOF,
ARIZONA PUBLIC SERVICE COMPANY, AN ARIZONA CORPORATION, AS OWNER, HAS HEREUNDER CAUSED ITS NAME BE AFFIXED AND THE SAME TO BE ATTESTED BY THE SIGNATURE OF THE AUTHORIZED AGENT LISTED BELOW.

BY: _____ DATE: _____.

ACKNOWLEDGEMENT

STATE OF ARIZONA }
COUNTY OF MARICOPA }

ON THIS _____ DAY OF _____, 2018, BEFORE ME, THE UNDERSIGNED OFFICER PERSONALLY APPEARED _____, WHO ACKNOWLEDGED THEMSELVES TO BE THE PRESIDENT OF ARIZONA PUBLIC SERVICE COMPANY, AN ARIZONA CORPORATION, AND ACKNOWLEDGED THAT THEY, AS SUCH OFFICERS BE AUTHORIZED SO TO DO, EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE THEREIN CONTAINED.

IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND OFFICIAL SEAL

MY COMMISSION EXPIRES: _____ NOTARY PUBLIC,

APPROVALS

APPROVED BY THE CITY COUNCIL OF THE CITY OF GOODYEAR, ARIZONA

THIS _____ DAY OF _____, 20____.

BY: _____

MAYOR (GEORGIA LORD)

ATTEST: _____

CITY CLERK (DAROE MCCrackEN)

APPROVED BY THE CITY ENGINEER OF THE CITY OF GOODYEAR, ARIZONA

THIS _____ DAY OF _____, 20____.

BY: _____

CITY ENGINEER (REBECCA ZOOK)

SCHEDULE B ITEMS

7. MATTERS AS SHOWN ON ROAD MAP IN BOOK 3 OF MAPS, PAGE 16.

8. TERMS AND PROVISIONS AS CONTAINED IN AN INSTRUMENT, ENTITLED: AGREEMENT BETWEEN MARICOPA COUNTY AND THE CITY OF GOODYEAR RECORDED: IN MARICOPA COUNTY RECORDS AT RECORDER'S NO. 90-356553

REFERENCED DOCUMENTS (R#)

1. TITLE REPORT 4727004018-KP BY OLD REPUBLIC TITLE AGENCY
2. SPECIAL WARRANTY DEED RECORDED IN DOCUMENT NO. 2011-1064592 M.C.R.
3. SPECIAL WARRANTY DEED RECORDED IN DOCUMENT NO. 2004-40540835 M.C.R.
4. MINOR LAND DIVISION RECORDED IN BOOK 1410 PAGE 23
5. RIGHT OF WAY PER DOC. NO. 2008-0685579 M.C.R.
6. RESULTS OF SURVEY RECORDED IN BOOK 742 PAGE 21 M.C.R.
7. RECORD OF SURVEY RECORDED IN BOOK 846 PAGE 20 M.C.R.
8. RESULTS OF SURVEY FOR BULLARD SUBSTATION RECORDED IN BOOK 1179 PAGE 22 M.C.R.

LEGEND	
●	SECTION CORNER AS NOTED
○	MONUMENT AS NOTED
✱	CALCULATED POINT
△	SET 1/2" REBAR AND CAP LS21065
⊙	SET M.A.G. NAIL AND BRASS TAG LS21065
---	SECTION LINE
---	NEW RIGHT OF WAY
---	ADJOINING PARCELS
---	A.P.S. CONTINUOUS PARCELS
---	MATHEMATICAL TIE
APN	ASSESSOR PARCEL NUMBER
(R)	INDICATES VALUE PER REFERENCED DOCUMENT
(M)	INDICATES MEASURED DISTANCE
(C)	INDICATES CALCULATED DISTANCE
SQ. FT.	SQUARE FEET
M.C.R.	MARICOPA COUNTY RECORDS
R.O.W.	RIGHT OF WAY
FD.	FOUND
P.O.B.	POINT OF BEGINNING

LEGAL DESCRIPTION

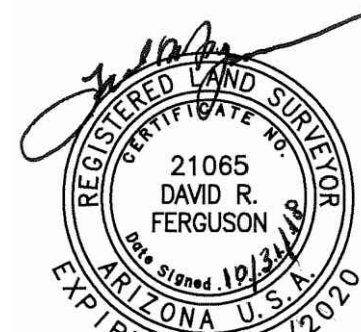
A PARCEL OF LAND SITUATED IN THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 1 NORTH, RANGE 1 WEST, OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA. MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST QUARTER OF SAID SECTION 8, FROM WHICH THE SOUTHEAST CORNER OF SECTION 8 BEARS SOUTH 00 DEGREES 49 MINUTES 23 SECONDS WEST, AT A DISTANCE OF 2638.21 FEET;
THENCE SOUTH 00 DEGREES 49 MINUTES 23 SECONDS WEST, ALONG THE EAST LINE OF SECTION 8, A DISTANCE OF 69.75 FEET;
THENCE NORTH 89 DEGREES 26 MINUTES 30 SECONDS WEST, A DISTANCE OF 33.00 FEET TO THE POINT OF BEGINNING;
THENCE SOUTH 00 DEGREES 49 MINUTES 23 SECONDS WEST, A DISTANCE OF 340.00 FEET;
THENCE NORTH 89 DEGREES 26 MINUTES 30 SECONDS WEST, A DISTANCE OF 32.00 FEET;
THENCE NORTH 00 DEGREES 49 MINUTES 23 SECONDS EAST, A DISTANCE OF 340.00 FEET;
THENCE SOUTH 89 DEGREES 26 MINUTES 30 SECONDS EAST, A DISTANCE OF 32.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 10,880 SQUARE FEET OR 0.250 ACRES MORE OR LESS.

CERTIFICATION

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS", JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS IN 2016 AND INCLUDES ITEMS 1, 2, AND 4 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED IN SEPTEMBER OF 2017, PURSUANT TO ACCURACY STANDARDS AS ADOPTED BY ALTA AND NSPS AND IN EFFECT ON THE DATE OF THIS CERTIFICATION.



DAVID R. FERGUSON RLS No. 21065

OWNER INFORMATION

ARIZONA PUBLIC SERVICE COMPANY
400 N 5TH ST
PHOENIX, AZ 85004

N.G.S. CONTROL/BENCHMARK

DESIGNATION: AVON LIBRARY
PID: DJ5899
STATE/COUNTY: ARIZONA/MARICOPA
USGS QUAD: TOLLESON (1982)

DATUM/SCALE FACTORS

HORIZONTAL:
STATE PLANE COORDINATES, NAD83 ARIZONA CENTRAL ZONE, INTERNATIONAL FEET

VERTICAL:

NORTH AMERICAN VERTICAL DATUM OF 1988

COMBINED SCALE FACTORS:

0.99988099 GROUND TO GRID
1.00011901 GRID TO GROUND
(ALL DIMENSIONS SHOWN HAVE BEEN SCALED TO REFLECT GROUND DISTANCE)

SURVEYORS NOTES

NO BUILDINGS WERE OBSERVED ON THIS SITE.

THE LOCATION AND EXISTENCE OF ALL UTILITIES SHOWN WAS DERIVED FROM SURFACE EVIDENCE, NO SUBSURFACE INVESTIGATION OR RESEARCH INTO PUBLIC OR PRIVATE RECORDS WAS DONE.

THIS SURVEY WAS PERFORMED UTILIZING AMENDED TITLE REPORT 4727004018-KP ISSUED ON 08/17/17 BY OLD REPUBLIC TITLE AGENCY.

THERE IS NO HOME OWNERS ASSOCIATION OR PARCEL OWNERS ASSOCIATION.

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 1 NORTH RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA AS SHOWN HEREON.

SAID LINE BEARING S00°49'23"W AND HAVING A GROUND DIMENSION OF 2638.21' BETWEEN A CITY OF GOODYEAR BRASS CAPS FLUSH AT THE SOUTHEAST CORNER OF SECTION 8 AND A MARICOPA COUNTY BRASS CAP AT THE EAST QUARTER CORNER OF SECTION 8.

GENERAL NOTES

D. 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, City of Goodyear, Arizona Engineering Design Standards and Policies Manual Chapter 0 - Administrative Section 2017 Page 28 of 42 RAMPS, DRIVEWAYS, TURN BAYS, BUS BAYS, STREET LIGHTING, SIGNAGE, AND STREET STRIPING.

1. 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.
2. 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.
3. 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.
4. AT THE TERMINATION OF THE MAINTENANCE AND WARRANTY PERIOD ALL IMPROVEMENTS SHALL BE UNDAMAGED AND SHALL MEET CITY STANDARDS.
5. 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.

E. 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.

1. 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.
2. 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.
3. 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.
4. 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. City of Goodyear, Arizona Engineering Design Standards and Policies Manual Chapter 0 - Administrative Section 2017 Page 29 of 42
5. 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.
6. 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.

G. THE PROPERTY OWNER SHALL BE RESPONSIBLE FOR THE PROPER MAINTENANCE AND REPAIR OF ALL FACILITIES ASSOCIATED WITH STORMWATER MANAGEMENT ON A PROPERTY.

L. 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.

DATE: 10-30-2018

VERSION # 5

DRAWN BY: JWS

REVIEWED BY: DRF

APS PROJECT NUMBER:

WEO11997

JOB#: APS.BULLARD-18

ELECTRONIC COPY OF FINAL DOCUMENT, ORIGINAL SEALED DOCUMENT ON FILE WITH COUNTY RECORDER AND/OR FERGUSON LAND SERVICES, INC.

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PHOENIX, ARIZONA 85029
P 602.368.2668 F 602.368.6903



1 OF 1

APS MAP NO. 17-10625