

## EXHIBIT A

### LEGAL DESCRIPTION

A PARCEL OF LAND AS SHOWN ON THE MAP OF DEDICATION FOR THE MARICOPA AQUATIC CENTER AND REGIONAL PARK AS RECORDED IN FEE NO. 2014-053174 P.C.R.

A PORTION OF THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 4 SOUTH, RANGE 3 EAST OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE NORTHWEST CORNER OF SAID SECTION 34, FROM WHICH THE NORTH QUARTER CORNER BEARS S 89°54'45" E (BASIS OF BEARINGS), A DISTANCE OF 2649.53 FEET AS SHOWN ON THE MAP OF DEDICATION (M.O.D.) FOR MARICOPA AQUATIC CENTER AND REGIONAL PARK RECORDED IN FEE NUMBER 2014-053174, PINAL COUNTY RECORDS (P.C.R.);

THENCE S 89°54'45" E ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER, A DISTANCE OF 762.66 FEET TO THE POINT OF INTERSECTION OF SAID NORTH LINE AND THE CENTERLINE OF GREYTHORN DRIVE AS SHOWN ON SAID M.O.D.;

THENCE CONTINUING S 89°54'45" E ALONG SAID NORTH LINE, A DISTANCE OF 70.47 FEET;

THENCE DEPARTING PERPENDICULAR TO SAID NORTH LINE, S 00°05'15" W, A DISTANCE OF 55.00 FEET TO THE SOUTHERLY RIGHT OF LINE OF BOWLIN ROAD, ALSO BEING THE **POINT OF BEGINNING**;

THENCE S 89°54'45" E ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 758.03 FEET;

THENCE S 49°07'01" E ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 27.72 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF MARTIN LUTHER KING JR. BLVD. AND THE BEGINNING OF A CURVE;

THENCE SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT OF WAY AND SAID CURVE, HAVING A RADIUS OF 260.00 FEET, CONCAVE NORTHWESTERLY, THROUGH A CENTRAL ANGLE OF 83°55'04", AN ARC LENGTH OF 380.81' TO A POINT OF REVERSE CURVATURE;

THENCE CONTINUING SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT OF WAY AND SAID CURVE, HAVING A RADIUS OF 512.00 FEET, CONCAVE SOUTHERLY, THROUGH A CENTRAL ANGLE OF 41°56'36", AN ARC LENGTH OF 374.81 FEET;

THENCE N 89°21'16" W A DISTANCE OF 21.25 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF GREYTHORN DRIVE AND THE BEGINNING OF A CURVE;

THENCE NORTHERLY ALONG SAID EASTERLY RIGHT OF WAY AND SAID CURVE, HAVING A RADIUS OF 710.00 FEET, CONCAVE EASTERLY, THROUGH A CENTRAL ANGLE OF 34°28'13", AN ARC LENGTH OF 427.15 FEET;

THENCE N 45°02'01" E, CONTINUING ALONG SAID EASTERLY RIGHT OF WAY, A DISTANCE OF 31.06 FEET TO THE **POINT OF BEGINNING**.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 4.819 ACRES, MORE OR LESS AND IS IDENTIFIED AS PINAL COUNTY ASSESSOR'S PARCEL NUMBER 510-12-014G.

## EXHIBIT "A"

### LEGAL DESCRIPTION

A PARCEL OF LAND BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 4 SOUTH, RANGE 3 EAST OF THE GILA RIVER AND SALT RIVER MERIDIAN, CITY OF MARICOPA, PINAL COUNTY, ARIZONA AND BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE NORTHWEST CORNER OF SAID SECTION 34 (CALCULATED) FROM WHICH POINT THE WEST QUARTER CORNER THEREOF (CALCULATED) BEARS S0°06'46"E A DISTANCE OF 2631.66 FEET;

THENCE S89°54'44"E, ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER, A DISTANCE OF 128.84 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF JOHN WAYNE PARKWAY (SR 347) BEING THE **POINT OF BEGINNING**;

THENCE S89°54'44"E, CONTINUING ALONG SAID NORTH LINE OF THE NORTHWEST QUARTER, A DISTANCE OF 169.71 FEET TO THE INTERSECTION WITH THE SOUTH RIGHT-OF-WAY LINE OF BOWLIN ROAD BEING THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT FROM WHICH POINT THE RADIUS POINT BEARS S22°47'46W;

THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE THE FOLLOWING THREE (3) COURSES AND DISTANCES:

- 1) 13.33 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 445.00 FEET, A CENTRAL ANGLE OF 1°42'59" AND A CHORD BEARING S66°20'44"E TO A POINT OF REVERSE CURVATURE;
- 2) 236.59 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 555.00 FEET, A CENTRAL ANGLE OF 24°25'30" AND A CHORD BEARING S77°41'59"E;
- 3) S89°54'44"E A DISTANCE OF 187.05 FEET TO THE INTERSECTION WITH THE WEST RIGHT-OF-WAY LINE OF GREYTHORN DRIVE AND BEING THE BEGINNING OF A NON-TANGENT CURVE TO THE LEFT FROM WHICH POINT THE RADIUS POINT BEARS N83°11'41"E;

THENCE 346.12 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT AND SAID WEST RIGHT-OF-WAY LINE, HAVING A RADIUS OF 790.00 FEET, A CENTRAL ANGLE OF 25°05'10" AND A CHORD BEARING S19°21'24"E;

THENCE S40°10'10"W A DISTANCE OF 310.92 FEET TO THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT FROM WHICH POINT THE RADIUS POINT BEARS N49°35'34"W;

THENCE 53.27 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 174.00 FEET, A CENTRAL ANGLE OF 17°32'32" AND A CHORD BEARING S49°10'42"W;

THENCE S0°40'30"E A DISTANCE OF 29.75 FEET TO THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT FROM WHICH POINT THE RADIUS POINT BEARS N27°36'32"W;

THENCE 94.33 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 200.00 FEET, A CENTRAL ANGLE OF 27°01'27" AND A CHORD BEARING S75°54'12"W;

THENCE S89°24'55"W A DISTANCE OF 372.77 FEET TO A POINT ON SAID EAST RIGHT-OF-WAY LINE OF JOHN WAYNE PARKWAY (SR 347);

THENCE N0°40'56"W, ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 708.50 FEET TO THE **POINT OF BEGINNING**.

## EXHIBIT A

### LEGAL DESCRIPTION

LOTS 1 AND 2 OF COPPER SKY AS SHOWN ON RECORD OF SURVEY LOT SPLIT MAP RECORDED IN FEE NO. 2019-025093 P.C.R.

#### LOT 1 LEGAL DESCRIPTION

A PARCEL OF LAND LYING WITHIN THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 4 SOUTH, RANGE 3 EAST, OF THE GILA RIVER MERIDIAN, PINAL COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

**COMMENCING** AT THE NORTHWEST CORNER OF SAID SECTION 34, A PK NAIL WITH NO IDENTIFICATION, FROM WHICH THE WEST QUARTER CORNER OF SAID SECTION, A PK NAIL WITH NO IDENTIFICATION, BEARS SOUTH 00°06'47" EAST, (BASIS OF BEARING), A DISTANCE OF 2631.62 FEET;

THENCE ALONG THE WEST LINE OF SAID SECTION, SOUTH 00°06'47" EAST, A DISTANCE OF 1363.63 FEET;

THENCE LEAVING SAID WEST LINE, NORTH 89°53'13" EAST, A DISTANCE OF 132.41 FEET, TO THE SOUTHERLY RIGHT-OF-WAY LINE OF MARTIN LUTHER KING JR BLVD;

THENCE ALONG SAID SOUTHERLY RIGH-OF-WAY LINE, NORTH 89°19'29" EAST, A DISTANCE OF 127.02 FEET TO THE **POINT OF BEGINNING**;

THENCE NORTH 89°19'29" EAST, A DISTANCE OF 342.67 FEET, TO THE BEGINNING OF A CURVE;

THENCE NORTHEASTERLY ALONG SAID CURVE TO THE LEFT, HAVING A RADIUS OF 340.00 FEET, CONCAVE NORTHEASTERLY, THROUGH A CENTRAL ANGLE OF 46°36'03" A DISTNACE OF 276.54 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE;

THENCE LEAVING SAID SOUTHERLY RIGHT-OF-WAY LINE, SOUTHEASTERLY ALONG SAID NON-TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 366.50 FEET, CONCAVE SOUTHEASTERLY, WHOSE RADIUS BEARS 36°17'39" WEST, THROUGH A CENTRAL ANGLE OF 53°48'12", A DISTANCE OF 344.16 FEET;

THENCE SOUTH 00°05'51" WEST, A DISTANCE OF 265.60 FEET;

THENCE SOUTH 90°00'00" WEST, A DISTANCE OF 50.00 FEET;

THENCE SOUTH 00°05'51" WEST, A DISTANCE OF 50.00 FEET;

THENCE SOUTH 90°00'00" WEST, A DISTANCE OF 395.97 FEET;

THENCE NORTH 00°00'26" EAST, A DISTANCE OF 201.00 FEET;

THENCE SOUTH 90°00'00" WEST, A DISTANCE OF 180.99 FEET;

THENCE NORTH 81°07'02" WEST, A DISTANCE OF 117.20 FEET;

THENCE NORTH 90°00'00" WEST, A DISTANCE OF 63.40 FEET;

THENCE NORTH 00°40'57" WEST, A DISTANCE OF 39.62 FEET; TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE;

THENCE NORTHERLY ALONG SAID NON-TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 84.00 FEET, CONCAVE EASTERLY, WHOSE RADIUS BEARS NORTH 89°15'03" EAST, THROUGH A CENTRAL ANGLE OF 30°04'25", A DISTANCE OF 44.09 FEET, TO A POINT OF INTERSECTION WITH NON-TANGENT LINE;

THENCE NORTH 29°18'05" EAST, A DISTANCE OF 90.51 FEET, TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE;

THENCE NORHTERLY ALONG SAID NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 100.00 FEET, CONCAVE WEST, WHOSE RADIUS BEARS NORTH 58°14'40" WEST, THROUGH A CENTRAL ANGLE OF 34°36'37", A DISTANCE OF 60.41 FEET, TO A POINT OF INTERSECTION WITH A NON-TANGENT LINE;

THENCE NORTH 00°40'57" WEST, A DISTANCE OF 60.80 FEET, TO THE **POINT OF BEGINNING**.

### **LOT 2 LEGAL DESCRIPTION**

A PARCEL OF LAND LYING WITHIN THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 4 SOUTH, RANGE 3 EAST, OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE NORTHWEST CORNER OF SAID SECTION 34, A PK NAIL WITH NO IDENTIFICATION, FROM WHICH THE WEST QUARTER CORNER OF SAID SECTION, A PK NAIL WITH NO IDENTIFICATION, BEARS SOUTH 00°06'47" EAST, (BASIS OF BEARING) A DISTANCE OF 2631.62 FEET;

THENCE ALONG THE WEST LINE OF SAID SECTION, SOUTH 00°06'47" EAST, A DISTANCE OF 1363.63 FEET;

THENCE LEAVING SAID WEST LINE, NORTH 89°53'13" EAST, A DISTANCE OF 132.41 FEET, TO THE SOUTHERLY RIGHT-OF-WAY LINE OF MARTIN LUTHER KING JR. BLVD AND THE **POINT OF BEGINNING**;

THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, NORTH 89°19'29" EAST, A DISTANCE OF 127.02 FEET;

THENCE LEAVING SAID SOUTHERLY RIGHT-OF-WAY LINE, SOUTH 00°40'57" EAST, A DISTANCE OF 60.80 FEET, TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE;

THENCE SOUTHERLY ALONG SAID NON-TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 100.00 FEET, CONCAVE WEST, WHOSE RADIUS BEARS SOUTH 87°08'43" WEST, THROUGH A CENTRAL ANGLE OF 34°36'37", A DISTANCE OF 60.41 FEET;

THENCE SOUTH 29°18'05" WEST, DISTANCE OF 90.51 FEET, TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE;

THENCE SOUTHERLY ALONG SAID NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 84.00 FEET, CONCAVE EASTERLY, WHOSE RADIUS BEARS SOUTH 60°40'32" EAST, THROUGH A CENTRAL ANGLE OF 30°04'25", A DISTANCE OF 44.09 FEET;

THENCE SOUTH 00°40'57" EAST, A DISTANCE OF 182.73 FEET;

THENCE SOUTH 10°05'12" EAST, A DISTANCE OF 102.58 FEET;

THENCE NORTH 90°00'00" EAST, A DISTANCE OF 340.50 FEET;

THENCE NORTH 00°00'26" EAST, A DISTANCE OF 25.00 FEET;

THENCE NORTH 90°00'00" EAST, A DISTANCE OF 395.97 FEET;

THENCE NORTH 00°05'51" EAST, A DISTANCE OF 50.00 FEET;

THENCE NORTH 90°00'00" EAST, A DISTNACE OF 50.00 FEET;

THENCE NORTH 00°05'51" EAST, A DISTANCE OF 265.60 FEET, TO THE BEGINNING OF A CURVE;

THENCE NORTHWESTERLY ALONG SAID CURVE TO THE LEFT, HAVING A RADIUS OF 366.50 FEET, CONCAVE SOUTHWESTERLY, THROUGH A CENTRAL ANGLE OF 53°48'12", A DISTANCE OF 344.16 FEET, TO SAID SOUTHERLY RIGHT-OF-WAY LINE AND A POINT OF INTESECTION WITH A NON-TANGENT CURVE;

THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, NORTHERLY ALONG SAID NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 340.00 FEET, CONCAVE WESTERLY, WHOSE RADIUS BEARS NORTH 47°16'34" WEST, THROUGH A CENTRAL ANGLE OF 42°43'26", A DISTANCE OF 253.53 FEET;

THENCE NORTH 00°00'00" EAST, A DISTANCE OF 191.41 FEET, TO THE BEGINNING OF A CURVE;

THENCE NORTHEASTERLY ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 432.00 FEET, CONCAVE SOUTHEASTERLY, THROUGHT A CENTRAL ANGLE OF 32°50'56", A DISTANCE OF 247.68 FEET, TO A POINT OF INTERSECTION WITH A NON-TANGENT LINE;

THENCE NORTH 82°08'28" EAST, A DISTANCE OF 19.96 FEET;

THENCE SOUTH 49°33'42" EAST, A DISTANCE OF 1.92 FEET;

THENCE NORTH 40°26'18" EAST, A DISTANCE OF 80.00 FEET;

THENCE NORTH 49°33'42" EAST, A DISTANCE OF 2.32 FEET;

THENCE NORTH 01°33'05" WEST, A DISTANCE OF 20.07 FEET, TO A POINT OF INTERSECTION WITH A NON-TANGENT CURVE;

THENCE NORTHEASTERLY ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 432.00 FEET, CONCAVE SOUTHESTERLY, WHOSE RADIUS BEARS SOUTH 42°32'47" EAST, THROUGH A CENTRAL ANGLE OF 41°04'11", A DISTANCE OF 309.66 FEET, TO A POINT OF COMPOUND CURVATURE;

THENCE NORTHEASTERLY ALONG SAID COMPOUND CURVE TO THE LEFT, HAVING A RADIUS OF 340.00 FEET, CONCAVE NORTHWEST, THROUGH A CENTRAL ANGLE OF 84°25'45", A DISTANCE OF 501.01 FEET, TO A POINT OF INTERSECTION WITH A NON-TANGENT LINE;

THENCE NORTH 45°02'01" EAST, A DISTANCE OF 30.22 FEET, TO THE SOUTH RIGHT-OF-WAY LINE OF BOWLIN ROAD;

THENCE LEAVING SAID SOUTHERLY RIGHT-OF-WAY LINE, ALONG SAID RIGHT-OF-WAY LINE, SOUTH 89°54'45" EAST, A DISTANCE OF 936.00 FEET, TO THE NORTH-SOUTH MID-SECTION LINE OF SAID SECTION 34;

THENCE LEAVING SAID SOUTH RIGHT-OF-WAY LINE, ALONG SAID NORTH-SOUTH MID-SECTION LINE, SOUTH 00°10'07" WEST, DISTANCE OF 2,578.73 FEET, TO THE CENTER OF SAID SECTION 34;

THENCE LEAVING SAID NORTH-SOUTH MID SECTION LINE, ALONG THE EAST-WEST MID SECTION LINE OF SAID SECTION 34, NORTH 89°52'06" WEST, A DISTANCE OF 2,491.57 FEET, TO THE EAST RIGHT-OF-WAY LINE JOHN WAYNE PARKWAY;

THENCE LEAVING SAID EAST-WEST MID SECTION LINE, ALONG SAID EAST RIGHT-OF-WAY LINE, NORTH 00°45'57" WEST, A DISTANCE OF 1,268.76 FEET, TO THE **POINT OF BEGINNING**.