

**LOT 1
LEGAL
EXHIBIT A**

A PORTION OF PARCEL NO. 2 AS RECORDED IN DOCUMENT 2018-038808 PER COUNTY RECORDS LOCATED IN THE SOUTHWEST ONE-QUARTER OF SECTION 31, TOWNSHIP 4 SOUTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, COUNTY OF PINAL, STATE OF ARIZONA MORE PARTICULARLY DESCRIBED AS:

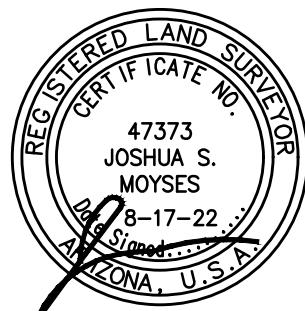
BEGINNING AT THE SOUTH ONE-QUARTER CORNER OF SAID SECTION 31, WHOSE SOUTHWEST CORNER BEARS NORTH 89°58'36" WEST, 2615.71 FEET;

THENCE ALONG THE SOUTH SECTION LINE OF THE SOUTHWEST ONE-QUARTER OF SAID SECTION 31 NORTH 89°58'36" WEST, 1053.50 FEET;

THENCE LEAVING SAID SECTION LINE NORTH 0°01'26" EAST, 999.98 FEET;

THENCE SOUTH 89°58'36" EAST, 1060.75 FEET, TO THE EAST LINE OF THE SOUTHWEST ONE-QUARTER OF SAID SECTION 31;

THENCE ALONG SAID EAST LINE SOUTH 0°26'23" WEST, 1000.00 FEET, TO THE **POINT OF BEGINNING**
SAID AREA CONTAINS 1,057,104 SQ. FT. OR (24.26) ACRES MORE OR LESS.



EXPIRES 03/31/23

CENTER OF SEC. 31
T.4S., R.4E., PER
G.&S.R.B.&M.

S89°58'35"E 1060.76'

LEGEND

- FOUND BRASS CAP
- BOUNDARY CORNER PER TITLE
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- P.C.R. PINAL COUNTY RECORDS
- EASEMENT LINE
- G.&S.R.B.&M. GILA AND SALT RIVER BASE & MERIDIAN

LOT 2

N0°01'26"E 999.98'

33' COUNTY ROAD
DKT.375, PG.572 P.C.R.

LOT 1

1,057,104 SQ. FT.



S 1/4 COR. OF SEC. 31
T.4S., R.4E., PER
G.&S.R.B.&M.
(P.O.B.)

1053.50'
N89°58'36"W 2615.71'
W. FARRELL RD.

BRASS CAP IN HANDHOLE
SW COR. OF SEC. 31
T.4S., R.4E., PER
G.&S.R.B.&M.

MARICOPA MIXED USE
LOT 1
EXHIBIT B



 NORTH

DRAWN	AV
CHECKED	JSM
SCALE	N.T.S.
DATE	8/17/22
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LOT 2
LEGAL
EXHIBIT A

A PORTION OF PARCEL NO. 2 AS RECORDED IN DOCUMENT 2018-038808 PER COUNTY RECORDS LOCATED IN THE SOUTHWEST ONE-QUARTER OF SECTION 31, TOWNSHIP 4 SOUTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, COUNTY OF PINAL, STATE OF ARIZONA MORE PARTICULARLY DESCRIBED AS:

COMMENCING AT THE SOUTH WEST CORNER OF SAID SECTION 31, WHOSE SOUTH ONE-QUARTER CORNER BEARS SOUTH 89°58'36" EAST, 2615.71 FEET;

THENCE ALONG THE SOUTH SECTION LINE OF THE SOUTHWEST ONE-QUARTER OF SAID SECTION 31 NORTH 89°58'36" WEST, 851.54 FEET, TO THE **POINT OF BEGINNING**;

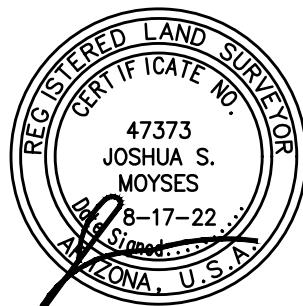
THENCE CONTINUING ALONG SAID SECTION LINE SOUTH 89°58'36" EAST, 710.67 FEET;

THENCE LEAVING SAID SECTION LINE NORTH 0°01'26" EAST, 999.98 FEET;

THENCE NORTH 89°58'36" WEST, 710.67 FEET;

THENCE SOUTH 0°01'26" WEST, 999.98 FEET, TO THE **POINT OF BEGINNING**

SAID AREA CONTAINS 710,653 SQ. FT. OR (16.31) ACRES MORE OR LESS.



N89°58'35"W 710.67'

LEGEND

- FOUND BRASS CAP
- BOUNDARY CORNER PER TITLE
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- P.C.R. PINAL COUNTY RECORDS
- EASEMENT LINE
- G.&S.R.B.&M. GILA AND SALT RIVER
BASE & MERIDIAN

LOT 3

LOT 4

LOT 2

710,653 SQ. FT.

LOT 1

S0°01'26"W 999.98'

NO°01'26"E 999.98'

(P.O.B.)

33' COUNTY ROAD
DKT.375, PG.572 P.C.R.

851.54'

710.67'
S89°58'36"E 2615.71'
W. FARRELL RD.

1053.50'

BRASS CAP IN HANDHOLE
SW COR. OF SEC. 31
T.4S., R.4E., PER
G.&S.R.B.&M.
(P.O.C.)

S 1/4 COR. OF SEC. 31
T.4S., R.4E., PER
G.&S.R.B.&M.



NORTH

MARICOPA MIXED USE
LOT 2
EXHIBIT B



STRATEGIC
SURVEYING, LLC
2443 WEST 12TH STREET
SUITE 1
TEMPE, AZ 85281
PHONE: (480) 272-7634

DRAWN	AV
CHECKED	JSM
SCALE	N.T.S.
DATE	8/17/22
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