TRESANA
A.L.T.A./N.S.P.S. LAND TITLE SURVEY

A PORTION OF LAND LOCATED IN THE EAST HALF OF SECTION 20,
TOWNSHIP 5 SOUTH, RANGE 3 EAST, OF THE GILA AND SALT RIVER MERIDIAN,
PINAL COUNTY, ARIZONA

NOTES

THIS SURVEY IS BASED ON A COMMITMENT FOR TITLE INSURANCE BY THOMAS TITLE AND ESCROW AGENCY, ISSLING AGENT FOR FIDELITY NATIONAL TITLE INSURANCE COMPANY.
FILE NO.: 93457AZ DATED SEPTEMBER 8, 2021

THE PROPERTY IS SUBJECT TO THE FOLLOWING, ACCORDING TO SCHEDULE B OF SAID COMMITMENT:

1. ANY DEFECT, LIEN, ENCUMBRANCE, ADVERSE CLAIM, OR OTHER MATTER THAT APPEARS FOR THE FIRST TIME IN THE PUBLIC RECORDS OR IS CREATED, ATTACHES, OR IS DISCLOSED BETWEEN THE COMMITMENT DATE AND THE DATE ON WHICH ALL OF THE SCHEDULE B, PART I-REQUIREMENTS ARE MET.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

2. (A) TAXES OR ASSESSMENTS THAT ARE NOT SHOWN AS EXISTING LIENS BY THE RECORDS OF ANY TAXING AUTHORITY THAT LEVIES TAXES OR ASSESSMENTS ON REAL PROPERTY OR BY THE PUBLIC RECORDS; (B) PROCEEDINGS BY A PUBLIC AGENCY THAT MAY RESULT IN TAXES OR ASSESSMENTS, OR NOTICES OF SUCH PROCEEDINGS, WHETHER OR NOT SHOWN BY THE RECORDS OF SUCH AGENCY OR BY THE PUBLIC RECORDS.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

3. ANY FACTS, RIGHTS, INTERESTS, OR CLAIMS THAT ARE NOT SHOWN BY THE PUBLIC RECORDS BUT THAT COULD BE ASCERTAINED BY AN INSPECTION OF THE LAND OR THAT MAY BE ASSERTED BY PERSONS IN POSSESSION THEREOF.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

4. EASEMENTS, LIENS OR ENCUMBRANCES, OR CLAIMS THEREOF, NOT SHOWN BY THE PUBLIC RECORDS.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

5. DISCREPANCIES, CONFLICTS IN BOUNDARY LINES, SHORTAGE IN AREA, ENCROACHMENTS, OR ANY OTHER FACTS WHICH A CORRECT SURVEY WOULD DISCLOSE, AND WHICH ARE NOT SHOWN BY THE PUBLIC RECORDS.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

6. (A) UNPATENTED MINING CLAIMS; (B) RESERVATIONS OR EXCEPTIONS IN PATENTS OR IN ACTS AUTHORIZING THE ISSUANCE THEREOF; (C) WATER RIGHTS, CLAIMS OR TITLE TO WATER, WHETHER OR NOT THE MATTERS EXCEPTED UNDER (A), (B), OR (C) ARE SHOWN BY THE PUBLIC RECORDS.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

7. ANY LIEN OR RIGHT TO A LIEN FOR SERVICES, LABOR OR MATERIAL NOT SHOWN BY THE PUBLIC RECORDS.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

8. SECOND INSTALLMENT OF 2021 TAXES, A LIEN, PAYABLE ON OR BEFORE MARCH 1, 2022 AND DELINQUENT MAY 1, 2022.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

9. ANY CHARGE UPON SAID LAND BY REASON OF ITS INCLUSION IN SOUTH MARICOPA FIRE ASSOCIATION, AN ARIZONA NONPROFIT CORPORATION, AND ITS SUCCESSORS AND ASSIGNS.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

10. ANY CHARGE UPON SAID LAND BY REASON OF ITS INCLUSION IN CENTRAL ARIZONA WATER CONSERVATION DISTRICT.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

11. ANY CHARGE UPON SAID LAND BY REASON OF ITS INCLUSION IN MARICOPA/STANFIELD IRRIGATION AND DRAINAGE DISTRICT.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

12. ANY CHARGE UPON SAID LAND BY REASON OF ITS INCLUSION IN CENTRAL ARIZONA GROUNDWATER REPLENISHMENT DISTRICT.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

13. RESERVATIONS OR EXCEPTIONS IN PATENTS, OR IN ACTS AUTHORIZING THE ISSUANCE THEREOF.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

14. WATER RIGHTS, CLAIMS OR TITLE TO WATER, WHETHER OR NOT SHOWN BY THE PUBLIC RECORDS.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

15. CERTIFICATION BY THE BOARD OF SUPERVISORS OF PINAL COUNTY, ARIZONA, RECORDED AS DOCKET 375, PAGE 572, PURPORTING TO ESTABLISH A COUNTY ROADWAY.
(AFFECTS THE SURVEYED PARCELS - MAPPED HEREON)

16. AN EASEMENT FOR GAS AND INCIDENTAL PURPOSES IN THE DOCUMENT RECORDED AS DOCKET 575, PAGE 175; AMENDMENT RECORDED AS 2009-003677, OF OFFICIAL RECORDS; AND AMENDMENT RECORDED AS 2009-010671, OF OFFICIAL RECORDS.
(AFFECTS THE SURVEYED PARCELS - MAPPED HEREON)

17. AN EASEMENT FOR ELECTRIC LINES AND INCIDENTAL PURPOSES IN THE DOCUMENT RECORDED AS DOCKET 623, PAGE 966.
(AFFECTS THE SURVEYED PARCELS - MAPPED HEREON)

18. AN EASEMENT FOR ELECTRIC LINES AND INCIDENTAL PURPOSES IN THE DOCUMENT RECORDED AS DOCKET 638, PAGE 595.
(AFFECTS THE SURVEYED PARCELS - MAPPED HEREON)

19. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "ARIZONA SECURITY AGREEMENT" RECORDED DECEMBER 23, 1976 AS DOCKET 848, PAGE 726.
(AFFECTS THE SURVEYED PARCELS - MAPPED HEREON)

20. ALL MATTERS AS SET FORTH IN NOTICE OF EXERCISE OF RESERVED RIGHT-OF-WAY TO PRIVATE INTEREST OR CORPORATION FOR OPEN CANAL, RECORDED SEPTEMBER 22, 1986 AS DOCKET 1389, PAGE 477; RE-RECORDED IN DOCKET 1406, PAGE 336; AND RECORDED JULY 31, 1987 IN DOCKET 1461, PAGE 822.
(AFFECTS THE SURVEYED PARCELS - MAPPED HEREON)

21. ALL MATTERS AS SET FORTH IN RESULTS OF SURVEY, RECORDED AS BOOK 1 OF SURVEYS, PAGE 171.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

22. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "AGREEMENT" RECORDED AS DOCKET 1625, PAGE 262; AND RE-RECORDED IN DOCKET 1636, PAGE 225.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

NOTES (CONTINUED)

23. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "AGREEMENT" RECORDED AUGUST 18, 1989 AS DOCKET 1625, PAGE 279.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

24. ALL MATTERS AS SET FORTH IN AGREEMENT, RECORDED AS DOCKET 1855, PAGE 457.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

25. ALL MATTERS AS SET FORTH IN AGREEMENT RELATING TO EXERCISE OF RESERVED RIGHT OF WAY, RECORDED AS DOCKET 1461, PAGE 822.
(AFFECTS THE SURVEYED PARCELS - MAPPED HEREON)

26. AN EASEMENT FOR GAS LINE AND INCIDENTAL PURPOSES RECORDED AS DOCKET 1526, PAGE 230.
(AFFECTS THE SURVEYED PARCELS - MAPPED HEREON)

27. ALL MATTERS AS SET FORTH IN THE NOTICE OF LANDS INCLUDED WITHIN MARICOPA STANFIELD IRRIGATION AND DRAINAGE DISTRICT, RECORDED JUNE 06, 1989 AS DOCKET 1609, PAGE 985.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

28. ALL MATTERS AS SET FORTH IN RESOLUTION NO. 53001, RECORDED JUNE 06, 2001 AS 2001-025315, OF OFFICIAL RECORDS.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

29. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "INFRASTRUCTURE COORDINATION AND FINANCE AGREEMENT" RECORDED MAY 24, 2005 AS 2005-080421, OF OFFICIAL RECORDS.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

30. COVENANTS, CONDITIONS AND RESTRICTIONS AS SET FORTH IN THE DOCUMENT ENTITLED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR SOUTH MARICOPA FIRE ASSOCIATION RECORDED AS 2005-149010, OF OFFICIAL RECORDS; RE-RECORDED AS 2007-079521, OF OFFICIAL RECORDS; FIRST AMENDED RECORDED AS 2008-030998, OF OFFICIAL RECORDS; PARTIAL ASSIGNMENT OF DECLARANTS RIGHTS RECORDED AS 2008-31011, OF OFFICIAL RECORDS; REPLACEMENT ASSIGNMENT OF DECLARANTS RIGHTS RECORDED AS 2007-20239, OF OFFICIAL RECORDS; PARTIAL ASSIGNMENT OF DECLARANTS RIGHTS RECORDED AS 2007-20241; ACKNOWLEDGMENT AND CONSENT RECORDED AS 2007-079522, OF OFFICIAL RECORDS; AND NOTICE OF COMMUNITY ASSOCIATION RECORDED AS 2012-112044, OF OFFICIAL RECORDS.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

31. THE FOLLOWING MATTERS DISCLOSED BY AN ALTA/NSPS SURVEY MADE BY COE & VAN LOO CONSULTANTS, INC. ON DECEMBER 12, 2019, DESIGNATED JOB NO. 1-0103114: ANY UNRECORDED EASEMENT(S) THAT MAY EXIST FOR THE DIRT ROAD LOCATED IN THE SOUTHERN PORTION OF THE SUBJECT PROPERTY.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

32. ANY RIGHTS, INTEREST OR CLAIMS OF PARTIES IN POSSESSION OF THE LAND NOT SHOWN BY THE PUBLIC RECORDS.
(AFFECTS THE SURVEYED PARCELS - BLANKET EFFECT - NOT MAPPABLE)

PURSUANT TO TABLE "A", ITEM 1, MONUMENTS HAVE BEEN PLACED (OR A REFERENCE MONUMENT OR WITNESS TO THE CORNER) AT ALL MAJOR CORNERS OF THE BOUNDARY OF THE PROPERTY, UNLESS ALREADY MARKED OR REFERENCED BY EXISTING MONUMENTS OR WITNESSES IN CLOSE PROXIMITY TO THE CORNER.

PURSUANT TO TABLE "A", ITEM 2, NO PROPERTY ADDRESS IS AVAILABLE FOR THE SURVEYED PARCELS.

PURSUANT TO TABLE "A", ITEM 3, FLOOD ZONE INFORMATION IS SHOWN IN THE FLOOD ZONE CERTIFICATION.

PURSUANT TO TABLE "A", ITEM 4, PARCEL AREAS ARE SHOWN AT THE END OF THE LEGAL DESCRIPTION.

PURSUANT TO TABLE "A", ITEM 8, SUBSTANTIAL FEATURES OBSERVED IN THE FIELD ARE SHOWN ON THE PLAT OF SURVEY.

PURSUANT TO TABLE "A", ITEM 11(A), UNDERGROUND UTILITIES SHOWN ARE BASED ON PREVIOUS RESEARCH BY COE & VAN LOO CONSULTANTS, INC.

PURSUANT TO TABLE "A", ITEM 13, NAMES OF ADJOINING OWNERS OF SUBDIVIDED LANDS ACCORDING TO CURRENT TAX RECORDS ARE SHOWN ON THE PLAT OF SURVEY.

PURSUANT TO TABLE "A", ITEM 16, THERE IS NO OBSERVABLE EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS WITHIN RECENT MONTHS.

PURSUANT TO TABLE "A", ITEM 17, THERE IS NO INFORMATION AVAILABLE CONCERNING ANY CHANGES IN STREET RIGHT OF WAY LINES, EITHER COMPLETED OR PROPOSED. THERE IS NO OBSERVABLE EVIDENCE OF RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS.

ADJOINING RIGHTS-OF-WAY ARE MAPPED PER INFORMATION FROM THE PINAL COUNTY ASSESSOR UNLESS NOTED OTHERWISE.

BEARINGS, DISTANCES AND CURVE DATA NOT SPECIFIED AS RECORD OR MEASURED REPRESENT CVL FIELD MEASURED DATA.

THIS SURVEY REFLECTS BLUESTAKE MARKINGS AS FOUND IN THE FIELD. THESE MARKINGS WERE NOT ORDERED BY CVL NOR THE CLIENT AND WERE SET BY UNKNOWN PARTIES FOR UNKNOWN PURPOSES.

BEARINGS, DISTANCES AND CURVE DATA NOT SPECIFIED AS RECORD OR MEASURED REPRESENT CVL FIELD MEASURED DATA. RECORD AND LEGAL CALLS ARE NOT SHOWN FOR CLARITY PURPOSES.

SOURCES USED IN THE PREPARATION OF THIS SURVEY INCLUDE:
CABINET G, SLIDE 037
UNRECORDED A.L.T.A. SURVEY BY A.S.A.M., DATED 10-09-03, JOB NO. P02-106, SIGNED BY DALE A. MATTINGLY

LEGAL DESCRIPTION

PARCEL 1:

A PARCEL OF LAND LOCATED IN THE EAST HALF OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, PINAL COUNTY, ARIZONA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 20, BEING A PINAL COUNTY ALUMINUM CAP, FROM WHICH THE NORTH QUARTER CORNER OF SAID SECTION 20, BEING A PINAL COUNTY ALUMINUM CAP, BEARS SOUTH 88 DEGREES, 22 MINUTES, 32 SECONDS WEST, A DISTANCE OF 2668.09 FEET;

THENCE SOUTH 00 DEGREES, 03 MINUTES, 37 SECONDS EAST, ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 20,A DISTANCE OF 163.35 FEET TO THE POINT OF BEGINNING OF THE PARCEL DESCRIBED HEREIN

THENCE SOUTH 00 DEGREES, 03 MINUTES, 37 SECONDS EAST, CONTINUING ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 20, A DISTANCE OF 2421.18 FEET TO THE EAST QUARTER CORNER OF SAID SECTION 20, BEING A HALF INCH REBAR;

THENCE SOUTH 00 DEGREES, 03 MINUTES, 32 SECONDS EAST, ALONG THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 20,A DISTANCE OF 2386.33 FEET TO THE SOUTHEAST CORNER OF SAID SECTION 20, BEING A HALF INCH REBAR;

THENCE SOUTH 84 DEGREES, 41 MINUTES, 04 SECONDS WEST, ALONG THE SOUTH LINE OF SAID SECTION 20, A DISTANCE OF 2667.89 FEET TO THE SOUTH QUARTER CORNER OF SAID SECTION 5, BEING A HALF INCH REBAR; (LOCALLY ACCEPTED AS THE SOUTH QUARTER CORNER OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN);

THENCE NORTH 00 DEGREES, 10 MINUTES, 26 SECONDS WEST, ALONG THE NORTH-SOUTH MID-SECTION LINE OF SAID SECTION 20, A DISTANCE OF 2672.31 FEET TO THE CENTER OF SECTION, BEING A HALF INCH REBAR,

THENCE NORTH 00 DEGREES, 10 MINUTES, 08 SECONDS WEST, CONTINUING ALONG THE NORTH-SOUTH MID-SECTION LINE, A DISTANCE OF 2506.94 FEET;

THENCE NORTH 88 DEGREES, 22 MINUTES, 32 SECONDS EAST, PARALLEL WITH THE 165.25 FEET SOUTH OF DIE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 20, A DISTANCE OF 2667.76 FEET BACK TO THE POINT OF BEGINNING OF THE PARCEL DESCRIBED HEREIN.

EXCEPT THE FOLLOWING DESCRIBED PROPERTY:

THAT PART OF THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, PINAL COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE PINAL COUNTY ALUMINUM CAP FLUSH MARKING THE NORTHEAST CORNER OF SAID SECTION 20, FROM WHICH THE PINAL COUNTY ALUMINUM CAP FLUSH MARKING THE EAST QUARTER CORNER OF SAID SECTION 20 BEARS SOUTH 00 DEGREES 00 MINUTES 42 SECONDS EAST, A DISTANCE OF 2,586.57 FEET;

THENCE SOUTH 00 DEGREES 00 MINUTES 42 SECONDS EAST, ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 20, A DISTANCE OF 661.47 FEET TO A POINT ON A LINE WHICH IS PARALLEL WITH AND 661.23 FEET SOUTHERLY, AS MEASURED AT RIGHT ANGLES, FROM THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 20;

THENCE SOUTH 88 DEGREES 25 MINUTES 22 SECONDS WEST, ALONG SAID PARALLEL LINE, A DISTANCE OF 720.89 FEET TO A POINT ON THE EASTERLY LINE OF A GAS PIPELINE EASEMENT, RECORDED IN DOCKET 575, OF PAGE 175, PINAL COUNTY RECORDS;

THENCE NORTH 00 DEGREES 28 MINUTES 39 SECONDS EAST, ALONG SAID EASTERLY LINE, A DISTANCE OF 661.65 FEET TO A POINT ON THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 20;

THENCE NORTH 88 DEGREES 25 MINUTES 22 SECONDS EAST, ALONG SAID NORTH LINE, A DISTANCE OF 715.24 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, PINAL COUNTY, ARIZONA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTH 165.29 FEET OF THE NORTHEAST QUARTER OF SECTION 20.

EXCEPT ANY PORTION LYING WITHIN THE FOLLOWING DESCRIBED PROPERTY:

THE EAST HALF OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, PINAL COUNTY;

EXCEPT THE FOLLOWING DESCRIBED PROPERTY:

THAT PART OF THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, PINAL COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE PINAL COUNTY ALUMINUM CAP FLUSH MARKING THE NORTHEAST CORNER OF SAID SECTION 20, FROM WHICH HE PINAL COUNTY ALUMINUM CAP FLUSH MARKING THE EAST QUARTER CORNER OF SAID SECTION 20 BEARS SOUTH 00 DEGREES 00 MINUTES 42 SECONDS EAST, A DISTANCE OF 2,586.57 FEET;

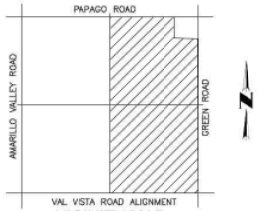
THENCE SOUTH 00 DEGREES 00 MINUTES 42 SECONDS EAST, ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 20, A DISTANCE OF 661.47 FEET TO A POINT ON A LINE WHICH IS PARALLEL WITH AND 661.23 FEET SOUTHERLY, AS MEASURED AT RIGHT ANGLES, FROM THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 20;

THENCE SOUTH 88 DEGREES 25 MINUTES 22 SECONDS WEST, ALONG SAID PARALLEL LINE, A DISTANCE OF 720.89 FEET TO A POINT ON THE EASTERLY LINE OF A GAS PIPELINE EASEMENT, RECORDED IN DOCKET 575, OF PAGE 175, PINAL COUNTY ARIZONA;

THENCE NORTH 00 DEGREES 28 MINUTES 39 SECONDS EAST, ALONG SAID EASTERLY LINE, A DISTANCE OF 661.65 FEET TO A POINT ON THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 20;

THENCE NORTH 88 DEGREES 25 MINUTES 22 SECONDS EAST, ALONG SAID NORTH LINE, A DISTANCE OF 715.24 FEET TO THE POINT OF BEGINNING.

CONTAINING 310.477 ACRES, MORE OR LESS



VICINITY MAP
(NOT-TO-SCALE)

FLOOD ZONE CERTIFICATION

THIS IS TO CERTIFY THAT THIS PROPERTY IS LOCATED WITHIN THE ZONE "X" FLOOD HAZARD AREA PER FIRM MAP PANEL NUMBER 04021C-1125 E DATED DECEMBER 4, 2007, AS PUBLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA).

ZONE "X" AS DEFINED BY FEMA IS:
AREA SUBJECT TO MINIMAL FLOOD HAZARD

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS SURVEY IS NORTH 88°25'22" EAST ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA, ACCORDING TO CABINET G, SLIDE 037, PINAL COUNTY RECORDS.

CERTIFICATION

TO: FORESTAR (USA) REAL ESTATE GROUP, INC., A DELAWARE CORPORATION, AS TO AN UNDIVIDED 88.03% INTEREST;
AMARILLO CREEK SOUTH, LLC., AN ARIZONA LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 11.97% INTEREST;
DESERT CEDARS, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY;
THOMAS TITLE AND ESCROW AGENCY;
FIDELITY NATIONAL TITLE INSURANCE COMPANY:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 8, 11, 13, 16, AND 17 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON 9/24/2021.

DATE OF PLAT OR MAP: 10/01/2021

RICHARD G. ALCOCER
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NO.	REVISION	DATE
1	ALTA UPDATE	09/30/2021

Coe & Van Loo Consultants, Inc.

A.L.T.A. / N.S.P.S. LAND TITLE SURVEY

TRESANA
PINAL COUNTY, ARIZONA

REGISTERED LAND SURVEYOR
CERTIFICATE NO.
33851
RICHARD G.
ALCOCER
Expires 12/31/21
ARIZONA U.S.A.

SHEET 1 OF 2

CVL Contact: J. DODD
CVL Project #: 14-03114-18

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