

EXHIBIT "A"
LEGAL DESCRIPTION
64 ACRE COMMERCIAL SITE

That portion of the West half of Section 3, Township 5 South, Range 3 East of the Gila and Salt River Meridian, Pinal County, Arizona, described as follows:

COMMENCING at a three-inch Arizona Department of Transportation brass cap in a hand hole, found and accepted as the monument of the Northwest corner of said Section 3, from which a three-inch Arizona Department of Transportation aluminum cap in a hand hole, found and accepted as the West quarter corner of said section, bears South 00 degrees 38 minutes 03 seconds West a distance of 2611.72 feet;

Thence along the north line of the Northwest quarter of said section, South 89 degrees 51 minutes 06 seconds East a distance of 1649.55 feet to the **POINT OF BEGINNING**;

Thence continuing along said north line, South 89 degrees 51 minutes 06 seconds East a distance of 337.29 feet to the westerly boundary of that certain property described in a warranty deed, recorded as Docket 1323, Page 983, Pinal County Records;

Thence departing said north line and along said westerly boundary, South 00 Degrees 06 Minutes 47 Seconds West a distance of 220.00 feet;

Thence along the southerly boundary of said property, South 89 degrees 51 minutes 06 seconds East a distance of 264.00 feet;

Thence along the easterly line of said property, North 00 degrees 06 Minutes 47 Seconds East a distance of 220.00 feet to said north line;

Thence along said north line, South 89 Degrees 51 Minutes 06 Seconds East a distance of 161.85 feet to the westerly boundary of that certain property described in a quit-claim deed, recorded as Docket 1323, Page 982, Pinal County Records;

Thence departing said north line, along said west line of the property described in a quit-claim deed, South 00 Degrees 06 Minutes 41 Seconds West a distance of 210.00 feet;

Thence along the south line of said property described in a quit-claim deed, South 89 degrees 51 minutes 06 seconds East a distance of 131.08 feet;

Thence departing said south line, South 00 degrees 06 minutes 49 seconds West a distance of 2833.49 feet to the northerly boundary of that certain property described in a special warranty deed, recorded as Fee No. 2005-478859, Pinal County Records;

Thence along said northerly boundary, South 67 degrees 48 minutes 02 seconds West a distance of 175.47 feet to the beginning of a tangent curve, concave northwesterly and having a radius of 5000.00 feet;

Thence continuing along said northerly boundary, southwesterly along said curve through a central angle of 08 degrees 50 minutes 47 seconds an arc length of 771.98 feet to a point of non-tangency;

Thence departing said northerly boundary, North 00 degrees 08 minutes 54 seconds East a distance of 3347.56 feet to the **POINT OF BEGINNING**.

The above-described parcel contains a computed area of 2,787,898 Sq. Ft. (64.0013 acres) more or less and is subject to any easements, restrictions, or rights of way of record or otherwise.

The description shown hereon is not to be used to violate any subdivision regulation of the state, county and/or municipality or any other land division restrictions.

Prepared by: CMX
3100 W. Ray Road
Suite 201
Chandler, Arizona 85226
Project No. 7281.22
November 16, 2007



Greg G. Rugland

PALO BREA
CABINET E, SLIDE 196, P.C.R.

FARRELL ROAD
S89°51'06"E
1649.55'

P.O.B.

L1

L5

L2
L3

L6
L7

NORTHWEST CORNER OF
SECTION 3, TOWNSHIP 5
SOUTH, RANGE 3 EAST,
FOUND 3" BRASS CAP IN
HAND HOLE ARIZONA DEPT.
OF TRANSPORTATION HIGHWAY
DIVISION P.O.C.

NORTH QUARTER
CORNER OF
SECTION 3,
TOWNSHIP 5 SOUTH,
RANGE 3 EAST
FOUND 1/2" REBAR
BENT TO THE
NORTH

STATE ROUTE 347

S00°38'03"W 2611.72'

LINE	BEARING	LENGTH
L1	S89°51'06"E	337.29'
L2	S00°06'47"W	220.00'
L3	S89°51'06"E	264.00'
L4	N00°06'47"E	220.00'
L5	S89°51'06"E	161.85'
L6	S00°06'41"W	210.00'
L7	S89°51'06"E	131.08'
L8	S67°48'02"W	175.47'

N00°08'54"E 3347.56'

S00°06'49"W 2833.49'

NORTH-SOUTH
MIDSECTION
LINE, SECTION 3

CALCULATED
CENTER OF
SECTION 3

WEST QUARTER CORNER OF
SECTION 3, TOWNSHIP 5 SOUTH,
RANGE 3 EAST,
FOUND 3" ALUMINUM CAP IN
HANDHOLE ARIZONA DEPT. OF
TRANSPORTATION HIGHWAY DIVISION

R=5000.00'
L=771.98'
Δ=08°50'47"



CMX PROJ. 7281.22

DATE: NOVEMBER 2007

SCALE: 1" = 500'

DRAWN BY: CV

CHECKED BY: GGR

64 ACRE COMMERCIAL PARCEL

AVALEA
MARICOPA, ARIZONA

EXHIBIT "A"



CMX

CHANDLER OFFICE
3100 W. RAY RD. STE 201, CHANDLER, AZ
PH (480) 648-1900 FAX (480) 648-1918

EXHIBIT "A"
LEGAL DESCRIPTION
120 ACRE COMMERCIAL SITE

That portion of the West half of Section 3, Township 5 South, Range 3 East of the Gila and Salt River Meridian, Pinal County, Arizona, described as follows:

COMMENCING at a three-inch Arizona Department of Transportation brass cap in a hand hole, found and accepted as the monument of the Northwest corner of said Section 3, from which a three-inch Arizona Department of Transportation aluminum cap in a hand hole, found and accepted as the West quarter corner of said section, bears South 00 degrees 38 minutes 03 seconds West a distance of 2611.72 feet;

Thence along the north line of the Northwest quarter of said section, South 89 degrees 51 minutes 06 seconds East a distance of 150.00 feet to the easterly Arizona Department of Transportation right-of-way of State Route 347 and the **POINT OF BEGINNING**;

Thence continuing along said north line, South 89 degrees 51 minutes 06 seconds East a distance of 1499.55 feet;

Thence departing said north line South 00 degrees 08 minutes 54 seconds West a distance of 3347.56 feet to the northerly boundary of that certain property described in a special warranty deed, recorded as Fee No. 2005-478859, Pinal County Records, said point being on a non-tangent curve, concave northwesterly, the center of which bears North 13 degrees 21 minutes 11 seconds West a distance of 5000.00 feet;

Thence along said northerly boundary, southwesterly along said curve through a central angle of 13 degrees 57 minutes 43 seconds an arc length of 1218.42 feet to a point of tangency;

Thence continuing along said northerly boundary, North 89 degrees 23 minutes 28 seconds West a distance of 321.26 feet to said easterly Arizona Department of Transportation right-of-way of State Route 347;

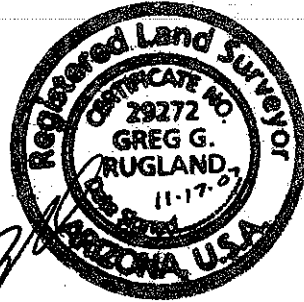
Thence along said easterly right-of-way, North 00 degrees 31 minutes 00 seconds East a distance of 878.10 feet;

Thence continuing along said easterly right-of-way, North 00 degrees 40 minutes 03 seconds East a distance of 2605.02 feet to the **POINT OF BEGINNING**.

The above-described parcel contains a computed area of 5,227,139 Sq. Ft. (119.9986 acres) more or less and is subject to any easements, restrictions, or rights of way of record or otherwise.

The description shown hereon is not to be used to violate any subdivision regulation of the state, county and/or municipality or any other land division restrictions.

Prepared by: CMX
3100 W. Ray Road
Suite 201
Chandler, Arizona 85226
Project No. 7281.22
November 16, 2007



Greg G. Rugland

P.O.C.
 NORTHWEST CORNER OF
 SECTION 3, TOWNSHIP 5
 SOUTH, RANGE 3 EAST,
 FOUND 3" BRASS CAP
 IN HAND HOLE, ARIZONA
 DEPT. OF TRANS.
 HIGHWAY DIVISION

S89°51'06"E

150.00'

FARRELL ROAD

PALO BREA
 CABINET E, SLIDE 196, P.C.R.

P.O.B.

S89°51'06"E 1499.55'

NORTH QUARTER
 CORNER OF SECTION 3,
 TOWNSHIP 5 SOUTH,
 RANGE 3 EAST
 FOUND 1/2" REBAR
 BENT TO THE NORTH

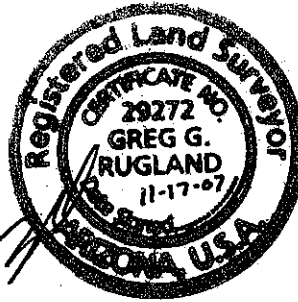
STATE ROUTE 347

S00°38'03"W 2611.72'

N00°40'03"E 2605.02'

EASTERLY RIGHT-OF-WAY OF STATE RT. 347

S00°08'54"W 3347.56'



NORTH-SOUTH
 MIDSECTION LINE,
 SECTION 3

CALCULATED
 CENTER OF
 SECTION 3

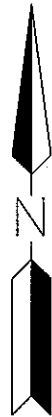
WEST QUARTER
 CORNER OF SECTION 3,
 TOWNSHIP 5 SOUTH,
 RANGE 3 EAST,
 FOUND 3" ALUMINUM
 CAP IN HANDHOLE
 ARIZONA DEPARTMENT
 OF TRANSPORTATION
 HIGHWAY DIVISION

N00°31'00"E

878.10'

N89°23'28"W
 321.26'

R=5000.00'
 L=1218.42'
 Δ=13°57'43"



CMX PROJ. 7281.22

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