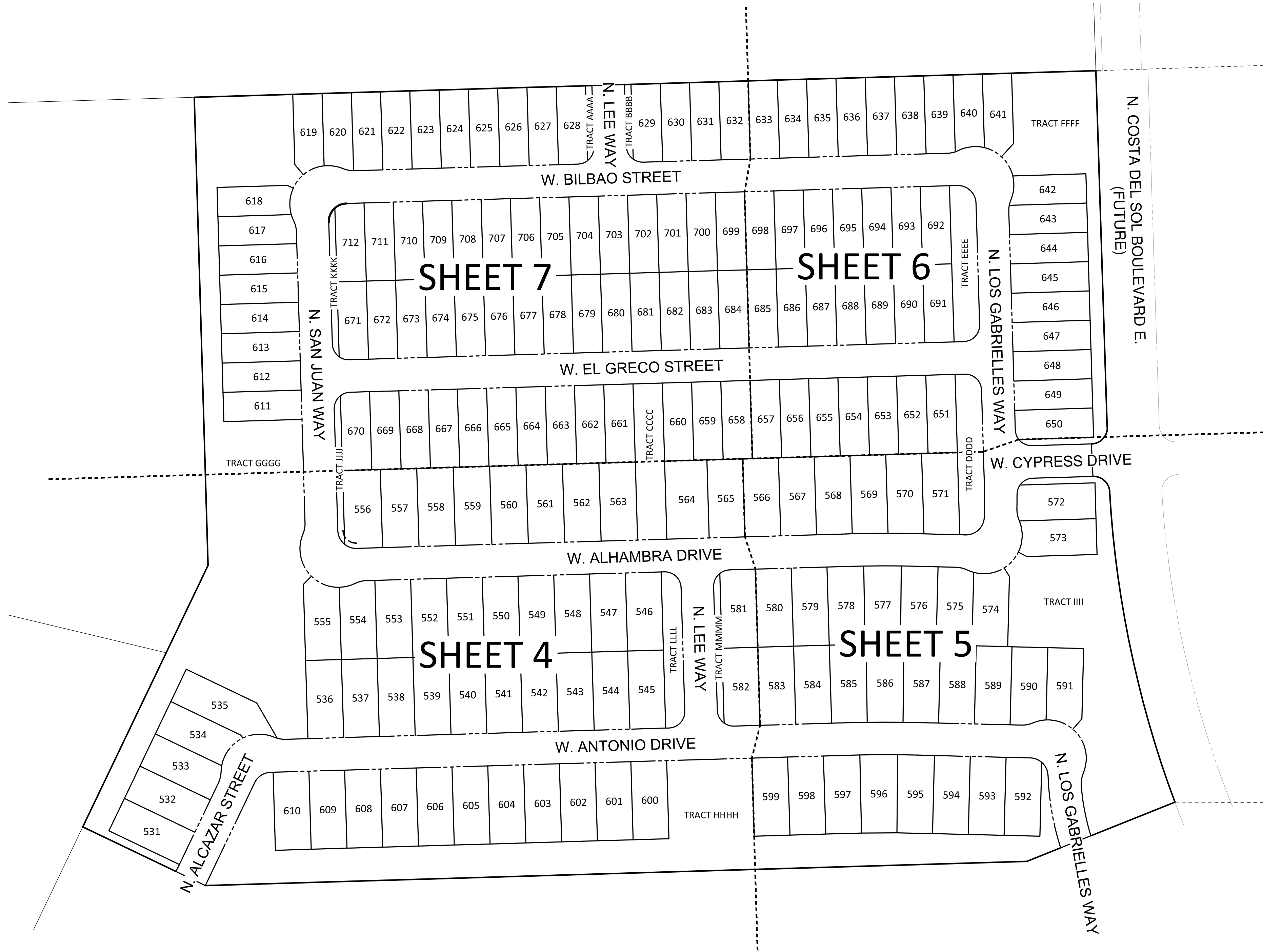
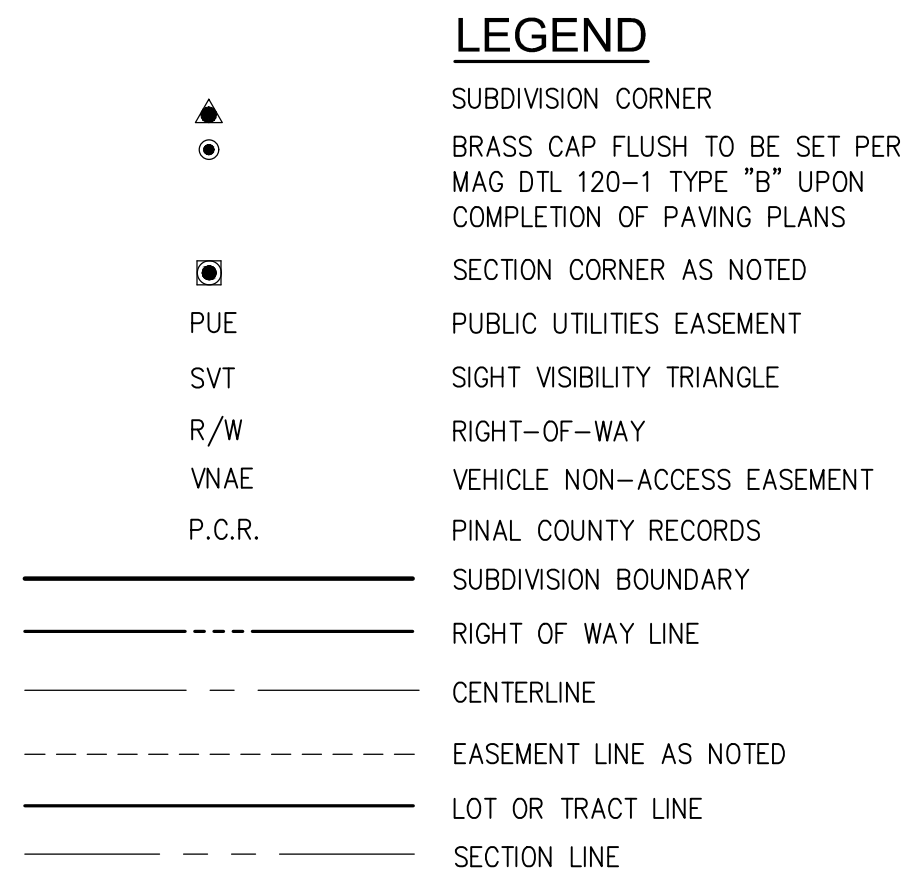
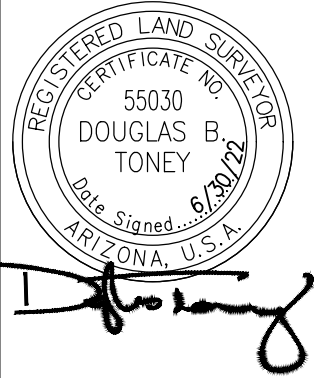




KEY MAP
1" = 100'



LINE TABLE		
LINE #	LENGTH	DIRECTION
L1	4.78'	S27°38'43"E
L2	17.63'	N44°21'51"E
L3	15.29'	N32°01'01"W
L4	14.65'	N62°27'26"W
L5	21.10'	S41°00'59"W
L6	27.64'	S42°36'40"W
L7	10.13'	S65°26'32"E
L8	20.33'	N40°18'27"W

CURVE TABLE			
CURVE #	LENGTH	RADIUS	DELTA
C1	39.33'	25.00'	090°07'57"
C2	38.55'	25.00'	088°21'03"
C5	54.05'	1000.00'	003°05'48"
C6	108.09'	2000.00'	003°05'48"
C7	108.09'	2000.00'	003°05'48"
C8	107.29'	400.00'	015°22'08"
C9	17.53'	41.00'	024°29'41"
C10	115.03'	59.00'	111°42'35"
C11	17.53'	41.00'	024°29'41"
C12	30.65'	28.00'	062°43'14"
C13	39.27'	25.00'	090°00'00"

CURVE TABLE			
CURVE #	LENGTH	RADIUS	DELTA
C14	39.27'	25.00'	090°00'00"
C15	39.27'	25.00'	090°00'00"
C16	39.27'	25.00'	090°00'00"
C17	17.53'	41.00'	024°29'41"
C18	143.12'	59.00'	138°59'21"
C19	43.98'	28.00'	090°00'00"
C20	17.53'	41.00'	024°29'41"
C21	109.44'	2025.00'	003°05'48"
C22	106.74'	1975.00'	003°05'48"
C23	17.53'	41.00'	024°29'41"
C24	139.98'	59.00'	135°55'58"

CURVE TABLE			
CURVE #	LENGTH	RADIUS	DELTA
C25	19.92'	41.00'	027°50'30"
C26	42.21'	28.00'	086°22'05"
C27	78.15'	336.49'	013°18'24"
C28	113.35'	415.32'	015°38'15"
C29	109.44'	2025.00'	003°05'48"
C30	106.74'	1975.00'	003°05'48"
C31	17.53'	41.00'	024°29'41"
C32	43.91'	27.96'	090°00'00"
C33	52.69'	975.00'	003°05'48"
C34	143.32'	59.00'	139°11'03"
C35	17.32'	41.00'	024°12'07"

CURVE TABLE			
CURVE #	LENGTH	RADIUS	DELTA
C36	22.45'	721.19'	001°47'00"
C37	38.71'	24.92'	088°59'28"
C38	23.21'	25.00'	053°11'01"
C39	39.27'	25.00'	090°00'00"
C40	39.27'	25.00'	090°00'00"
C41	43.98'	28.00'	090°00'00"
C42	17.53'	41.00'	024°29'41"
C43	143.12'	59.00'	138°59'21"
C44	17.53'	41.00'	024°29'41"
C45	39.25'	25.00'	089°57'09"
C46	39.29'	25.00'	090°02'51"

CURVE TABLE			
CURVE #	LENGTH	RADIUS	DELTA
C47	17.53'	41.00'	024°29'41"
C48	143.12'	59.00'	138°59'21"
C49	17.53'	40.55'	024°46'23"
C50	43.98'	28.00'	090°00'00"
C51	39.27'	25.00'	090°00'00"
C52	39.27'	25.00'	090°00'00"
C53	109.44'	2025.00'	003°05'48"
C54	8.62'	41.00'	012°02'24"

LOT AREA TABLE		
LOT	SQ. FT.	ACRES
531	6,600	0.1515
532	6,600	0.1515
533	6,530	0.1499
534	6,296	0.1445
535	7,925	0.1819
536	6,600	0.1515
537	6,600	0.1515
538	6,600	0.1515
539	6,600	0.1515
540	6,600	0.1515
541	6,600	0.1515
542	6,600	0.1515
543	6,600	0.1515
544	6,600	0.1515
545	6,600	0.1515
546	6,600	0.1515
547	6,600	0.1515
548	6,600	0.1515
549	6,600	0.1515
550	6,600	0.1515
551	6,600	0.1515
552	6,600	0.1515
553	6,600	0.1515
554	6,399	0.1469
555	6,500	0.1492
556	6,923	0.1589
557	6,720	0.1543
558	6,720	0.1543
559	6,720	0.1543
560	6,720	0.1543
561	6,720	0.1543

LOT AREA TABLE		
LOT	SQ. FT.	ACRES
562	6,720	0.1543
563	6,720	0.1543
564	7,800	0.1791
565	6,600	0.1515
566	6,600	0.1515
567	6,600	0.1515
568	6,600	0.1515
569	6,621	0.1520
570	6,717	0.1542
571	6,873	0.1578
572	6,596	0.1514
573	6,362	0.1460
574	6,243	0.1433
575	6,521	0.1497
576	6,675	0.1532
577	6,738	0.1547
578	6,677	0.1533
579	6,600	0.1515
580	6,600	0.1515
581	6,576	0.1510
582	6,576	0.1510
583	6,600	0.1515
584	6,600	0.1515
585	6,692	0.1536
586	6,785	0.1558
587	6,645	0.1526
588	6,600	0.1515
589	6,600	0.1515
590	6,440	0.1478
591	6,331	0.1453
592	6,564	0.1507

LOT AREA TABLE		
LOT	SQ. FT.	ACRES
593	6,600	0.1515
594	6,600	0.1515
595	6,687	0.1535
596	6,766	0.1553
597	6,652	0.1527
598	6,600	0.1515
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615	5,400	0.1240
616	5,400	0.1240
617	5,323	0.1222
618	5,062	0.1162
619	5,208	0.1196
620	5,162	0.1185
621	5,400	0.1240
622	5,400	0.1240
623	5,400	0.1240

LOT AREA TABLE		
LOT	SQ. FT.	ACRES
624	5,400	0.1240
625	5,400	0.1240
626	5,400	0.1240
627	5,400	0.1240
628	5,376	0.1234
629	5,376	0.1234
630	5,400	0.1240
631	5,400	0.1240
632	5,400	0.1240
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643	5,397	0.1239
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647	5,400	0.1240
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649	5,400	0.1240
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LOT AREA TABLE		
LOT	SQ. FT.	ACRES
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667	5,400	0.1240
668	5,400	0.1240
669	5,400	0.1240
670	5,376	0.1234
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LOT AREA TABLE		
LOT	SQ. FT.	ACRES
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687	5,400	0.1240
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699	5,400	0.1240
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701	5,400	0.1240
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706	5,400	0.1240
707	5,400	0.1240
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709	5,400	0.1240
710	5,400	0.1240
711	5,400	0.1240
712	5,363	0.1231

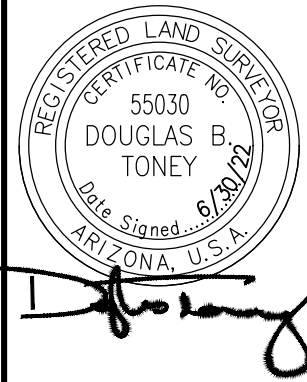
OVERALL AREA TABLE		
PARCEL	SQ. FT.	ACRES
BOUNDARY	1,741,999	39.9908
ROW-ONSITE	323,538	7.4274
NET	1,418,461	32.5634

TRACT AREA TABLE			
TRACT	SQ. FT.	ACRES	DESCRIPTION
TRACT AAAA	1,084	0.0249	LANDSCAPE, OPEN SPACE, PUE
TRACT BBBB	1,095	0.0251	LANDSCAPE, OPEN SPACE, PUE
TRACT CCCC	10,800	0.2479	DRAINAGE, LANDSCAPE, OPEN SPACE, PUE, SIDEWALK
TRACT DDDD	9,504	0.2182	LANDSCAPE, OPEN SPACE, PUE
TRACT EEEE	9,298	0.2134	LANDSCAPE, OPEN SPACE, PUE
TRACT FFFF	30,583	0.7021	DRAINAGE, LANDSCAPE, OPEN SPACE, PUE, SIDEWALK
TRACT GGGG	117,925	2.7072	DRAINAGE, LANDSCAPE, OPEN SPACE, PUE, SIDEWALK
TRACT HHHH	87,407	2.0066	DRAINAGE, LANDSCAPE, OPEN SPACE, PUE, SIDEWALK
TRACT IIII	57,085	1.3105	DRAINAGE, LANDSCAPE, OPEN SPACE, PUE, SIDEWALK
TRACT JJJJ	2,159	0.0496	LANDSCAPE, OPEN SPACE, PUE
TRACT KKKK	2,159	0.0496	LANDSCAPE, OPEN SPACE, PUE
TRACT LLLL	6,932	0.1591	LANDSCAPE, OPEN SPACE, PUE
TRACT MMMM	2,180	0.0500	LANDSCAPE, OPEN SPACE, PUE

FINAL PLAT

THE TRAILS AT TORTOSA - PHASE 2B

CITY OF MARICOPA, ARIZONA



DATE: 6/30/22

PROJ NO: 090724-03

TASK NUM: 001

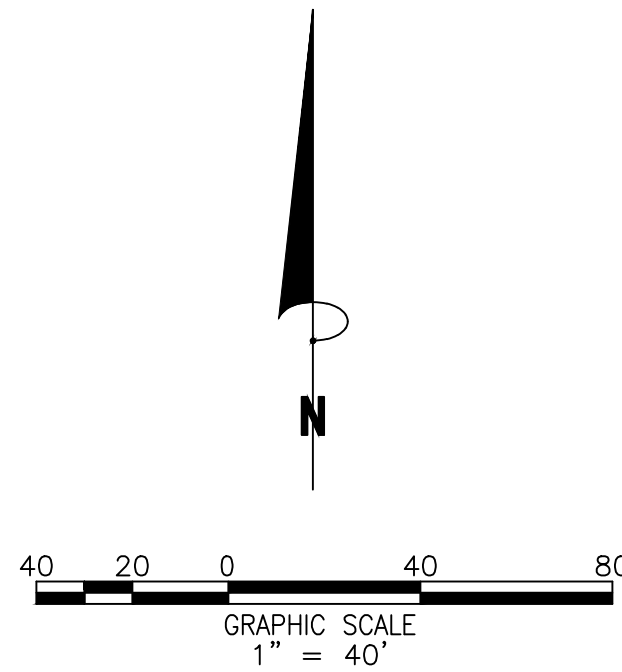
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CLIENT NO:

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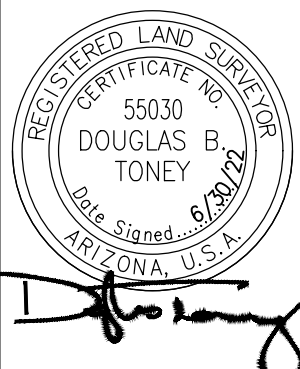
LEGEND

- | | |
|--|--|
| | SUBDIVISION CORNER |
| | BRASS CAP FLUSH TO BE SET PER
MAG DTL 120-1 TYPE "B" UPON
COMPLETION OF PAVING PLANS |
| | SECTION CORNER AS NOTED |
| | PUBLIC UTILITIES EASEMENT |
| | SIGHT VISIBILITY TRIANGLE |
| | RIGHT-OF-WAY |
| | VEHICLE NON-ACCESS EASEMENT |
| | PINAL COUNTY RECORDS |
| | SUBDIVISION BOUNDARY |
| | RIGHT OF WAY LINE |
| | CENTERLINE |
| | EASEMENT LINE AS NOTED |
| | LOT OR TRACT LINE |
| | SECTION LINE |



CSWR121 TORTOSA 2, LLC
APN 502-51-001D
FEE #2020-105279, P.C.R.

FINAL PLAT
THE TRAILS AT TORTOSA - PHASE 2B
CITY OF MARICOPA, ARIZONA



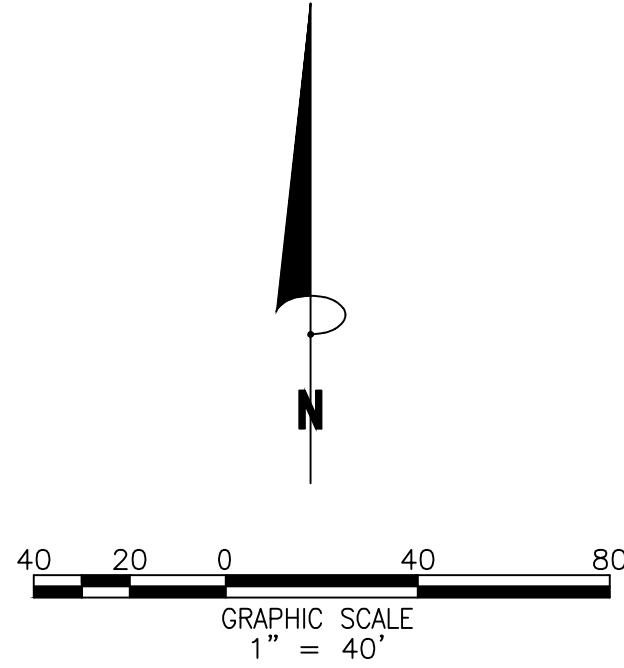
Bowman
Bowman Consulting Group, Ltd.
1800 N Desert Drive, #210
Tempe, AZ 85281
Phone: (480) 628-8830
Fax: (480) 628-8841
www.bowman.com

DATE: 6/30/22
PROJ NO: 090724-03
TASK NUM: 001
DRAWN BY: TL
CHECKED: DT
QUALITY:
CLIENT NO:
SCALE
1" = 40'
4 OF 7



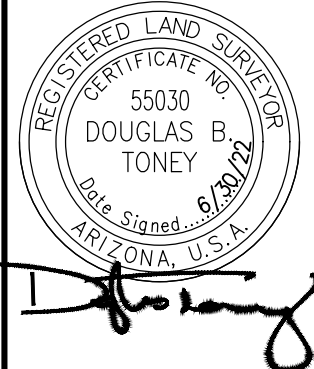
LEGEND

- SUBDIVISION CORNER
- BRASS CAP FLUSH TO BE SET PER MAG DTL 120-1 TYPE "B" UPON COMPLETION OF PAVING PLANS
- SECTION CORNER AS NOTED
- PUE PUBLIC UTILITIES EASEMENT
- SVT SIGHT VISIBILITY TRIANGLE
- R/W RIGHT-OF-WAY
- VNAE VEHICLE NON-ACCESS EASEMENT
- P.C.R. PINAL COUNTY RECORDS
- SUBDIVISION BOUNDARY
- RIGHT OF WAY LINE
- CENTERLINE
- EASEMENT LINE AS NOTED
- LOT OR TRACT LINE
- SECTION LINE

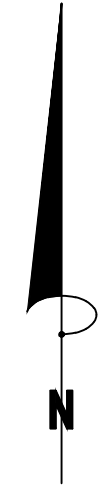
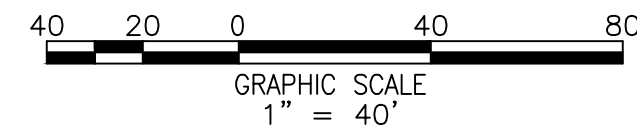


FINAL PLAT
THE TRAILS AT TORTOSA - PHASE 2B
CITY OF MARICOPA, ARIZONA

DATE:	6/30/22
PROJ NO:	090724-03
TASK NUM:	001
DRAWN BY:	TL
CHECKED:	DT
QUALITY:	
CLIENT NO:	
SCALE:	1" = 40'
5 OF 7	

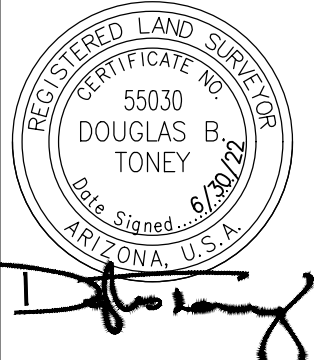


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FINAL PLAT
THE TRAILS AT TORTOSA - PHASE 2B
CITY OF MARICOPA, ARIZONA

DATE:	6/30/22
PROJ NO:	090724-03
TASK NUM:	001
DRAWN BY:	TL
CHECKED:	DT
QUALITY:	
CLIENT NO:	
SCALE	
1" = 40'	
6 OF 7	



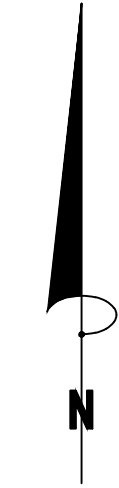
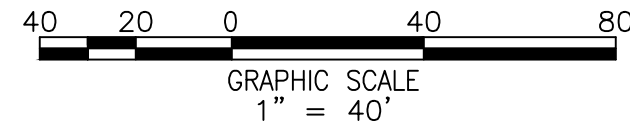
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Tempe, AZ 85281

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Fax: (480) 629-8841
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TORTOSA--NW
PARCEL 5
FEE #2004-049082, P.C.R.

TORTOSA--NW PARCEL 10
FEE #2004-049089, P.C.R.

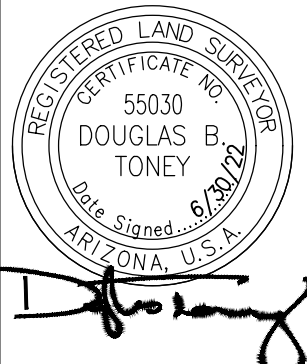


LEGEND

- SUBDIVISION CORNER
- BRASS CAP FLUSH TO BE SET PER MAG DTL 120-1 TYPE "B" UPON COMPLETION OF PAVING PLANS
- SECTION CORNER AS NOTED
- PUE PUBLIC UTILITIES EASEMENT
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FINAL PLAT
THE TRAILS AT TORTOSA - PHASE 2B
CITY OF MARICOPA, ARIZONA

DATE: 6/30/22
PROJ NO: 090724-03
TASK NUM: 001
DRAWN BY: TL
CHECKED: DT
QUALITY:
CLIENT NO:
SCALE 1" = 40'
7 OF 7



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