



ONE COMPANY.
INFINITE SOLUTIONS.

**LEGAL DESCRIPTION
PARCEL OF LAND
A PORTION OF APN 502-03-012M
PINAL COUNTY, ARIZONA**

LOCATED WITHIN A PORTION OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 4 SOUTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, PINAL COUNTY, ARIZONA.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND MONUMENT FLUSH, ACCEPTED AS THE WEST QUARTER CORNER OF SECTION 30, TOWNSHIP 4 SOUTH, RANGE 4 EAST FROM WHICH A FOUND MONUMENT CAP FLUSH, ACCEPTED AS THE SOUTHWEST CORNER OF SECTION 30, TOWNSHIP 4 SOUTH, RANGE 4 EAST, THEREOF BEARS S00°18'48"W A DISTANCE OF 2679.85' FEET;

THENCE, S00°18'48"W ALONG THE WEST LINE OF SAID SECTION 30, A DISTANCE OF 670.13;

THENCE, S88°50'48"E A DISTANCE OF 75.01 FEET TO THE **POINT OF BEGINNING**;

THENCE, S88°50'48"E A DISTANCE OF 629.01 FEET;

THENCE, S00°18'48"W A DISTANCE OF 136.99 FEET;

THENCE, S88°50'48"E A DISTANCE OF 417.00 FEET;

THENCE, S00°18'48"W A DISTANCE OF 618.28 FEET;

THENCE, S89°59'59"W A DISTANCE OF 510.95 FEET;

THENCE, N00°18'48"E A DISTANCE OF 243.17 FEET;

THENCE, N88°50'48"W A DISTANCE OF 455.00 FEET;

THENCE, N00°18'48"E A DISTANCE OF 497.39 FEET;

THENCE, N88°50'48"W A DISTANCE OF 80.01 FEET;

THENCE, N00°18'48"E A DISTANCE OF 25.00 FEET TO THE **POINT OF BEGINNING**.



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THE ABOVE DESCRIBED PARCEL CONTAINS A COMPUTED AREA OF 571,074 SQUARE FEET OR 13.110 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 REGULATIONS OF THE STATE, COUNTY AND/OR MUNICIPALITY OR ANY OTHER LAND DIVISION RESTRICTIONS.

PREPARED BY:
ATWELL, LLC
4700 E. SOUTHERN AVENUE
MESA, ARIZONA 85206
PROJECT NO. 22000807
JUNE 8, 2022



A handwritten signature in black ink, appearing to read "James G. Spring", written over the bottom right portion of the seal.

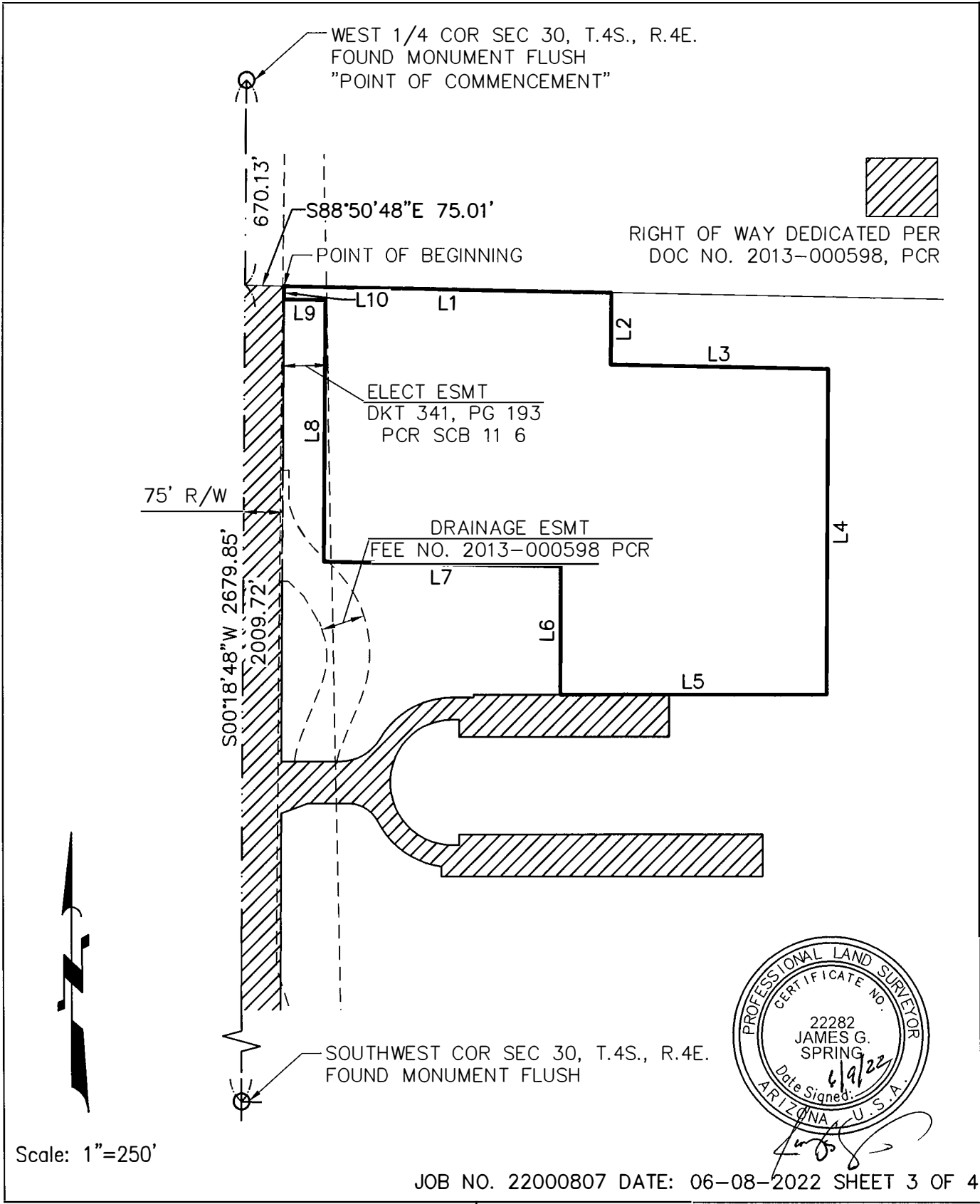
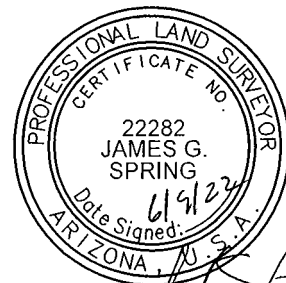


EXHIBIT "A"
PARCEL OF LAND
A PORTION OF APN 502-03-012M
PINAL COUNTY, ARIZONA

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S88°50'48"E	629.01'
L2	S00°18'48"W	136.99'
L3	S88°50'48"E	417.00'
L4	S00°18'48"W	618.28'
L5	S89°59'59"W	510.95'
L6	N00°18'48"E	243.17'
L7	N88°50'48"W	455.00'
L8	N00°18'48"E	497.39'
L9	N88°50'48"W	80.01'
L10	N00°18'48"E	25.00'



JOB NO. 2200807 DATE: 06-08-2022 SHEET 4 OF 4



EXHIBIT "A"
 PARCEL OF LAND
 A PORTION OF APN 502-03-012M
 PINAL COUNTY, ARIZONA



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INFINITE SOLUTIONS.

**LEGAL DESCRIPTION
ZONING EXHIBIT
A PORTION OF APN 502-03-012M
PINAL COUNTY, ARIZONA**

LOCATED WITHIN A PORTION OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 4 SOUTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, PINAL COUNTY, ARIZONA.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND MONUMENT FLUSH, ACCEPTED AS THE WEST QUARTER CORNER OF SECTION 30, TOWNSHIP 4 SOUTH, RANGE 4 EAST FROM WHICH A FOUND MONUMENT CAP FLUSH, ACCEPTED AS THE SOUTHWEST CORNER OF SECTION 30, TOWNSHIP 4 SOUTH, RANGE 4 EAST, THEREOF BEARS S00°18'48"W A DISTANCE OF 2679.85' FEET;

THENCE, S00°18'48"W ALONG THE WEST LINE OF SAID SECTION 30, A DISTANCE OF 670.13 TO THE POINT OF BEGINNING;

THENCE, S88°50'48"E A DISTANCE OF 1121.02 FEET;

THENCE, S00°18'48"W A DISTANCE OF 755.27 FEET;

THENCE, S89°59'59"W A DISTANCE OF 677.04 FEET;

THENCE, S00°00'01"E A DISTANCE OF 5.50 FEET;

THENCE, S89°59'59"W A DISTANCE OF 41.48 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE LEFT;

THENCE, SOUTHWESTERLY ALONG SAID CURVE AN ARC LENGTH OF 165.25 FEET, WITH A RADIUS OF 161.00 FEET AND THE RADIAL BEARING OF S00°00'12"W AND A CENTRAL ANGLE OF 58°48'30" TO THE BEGINNING OF A REVERSE CURVE CONCAVE TO THE RIGHT;

THENCE, SOUTHWESTERLY ALONG SAID CURVE AN ARC LENGTH OF 92.37 FEET, WITH A RADIUS OF 90.00 FEET AND A CENTRAL ANGLE OF 58°48'16";

THENCE, S89°59'59"W A DISTANCE OF 188.36 FEET;

THENCE, N00°18'48"E A DISTANCE OF 904.33 FEET TO THE POINT OF BEGINNING.



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THE ABOVE DESCRIBED PARCEL CONTAINS A COMPUTED AREA OF 895,887 SQUARE FEET OR 20.567 ACRES, MORE OR LESS AND IS SUBJECT TO ANY EASEMENTS, RESTRICTIONS, OR RIGHTS OF WAY OF RECORD OR OTHERWISE.

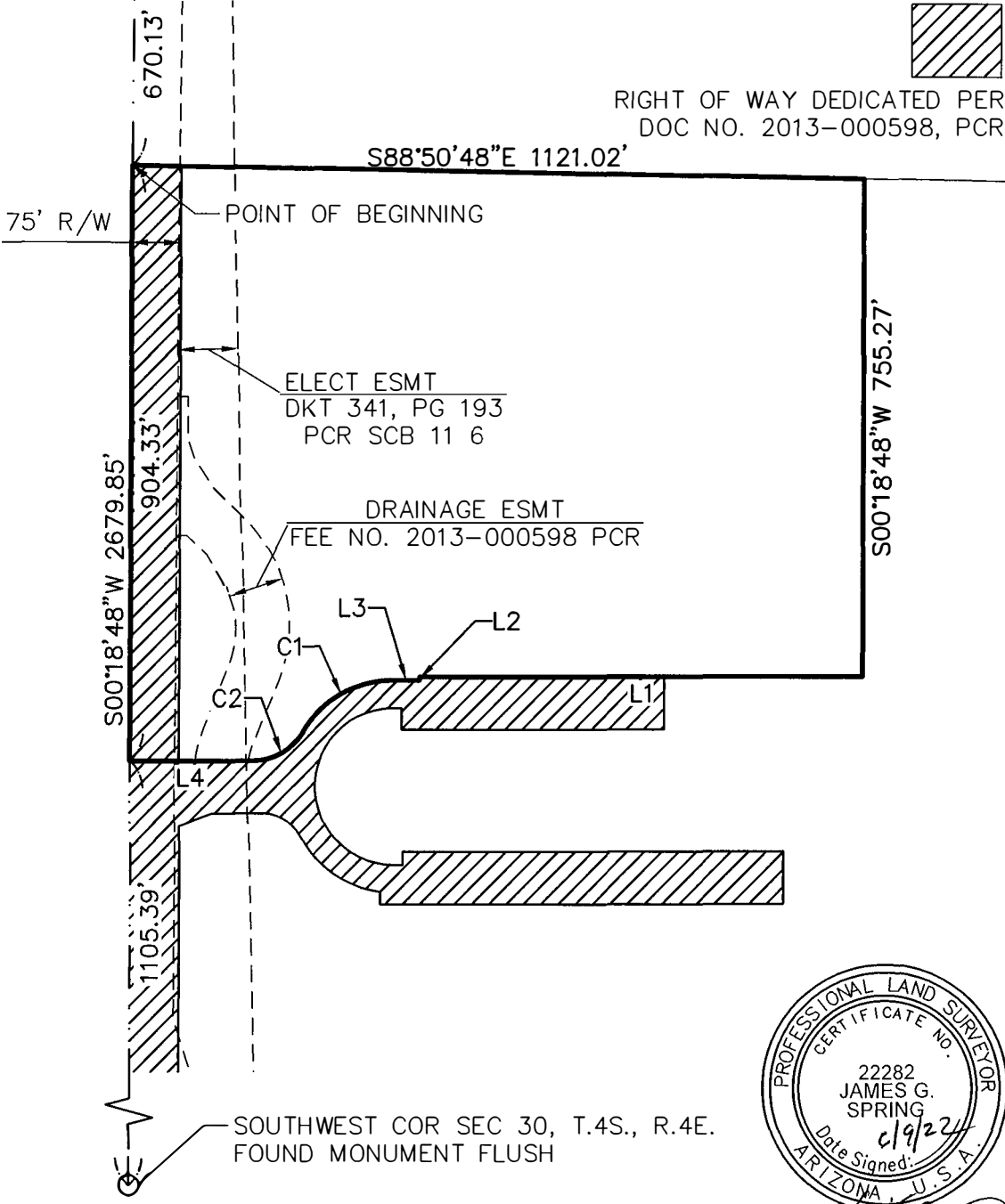
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PREPARED BY:
ATWELL, LLC
4700 E. SOUTHERN AVENUE
MESA, ARIZONA 85206
PROJECT NO. 22000807
JUNE 8, 2022



A handwritten signature in black ink, appearing to be "James G. Spring", written below the professional seal.

WEST 1/4 COR SEC 30, T.4S., R.4E.
FOUND MONUMENT FLUSH
"POINT OF COMMENCEMENT"



RIGHT OF WAY DEDICATED PER
DOC NO. 2013-000598, PCR



Scale: 1"=250'

JOB NO. 2200807 DATE: 06-08-2022 SHEET 3 OF 4

ATWELL
866.850.4200 www.atwell-group.com
4700 E. SOUTHERN AVENUE
MESA, AZ 85206
480.218.8831

EXHIBIT "A"
ZONING EXHIBIT
A PORTION OF APN 502-03-012M
PINAL COUNTY, ARIZONA

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S89°59'59"W	677.04'
L2	S00°00'01"E	5.50'
L3	S89°59'59"W	41.48'
L4	S89°59'59"W	188.36'

CURVE TABLE			
CURVE #	LENGTH	RADIUS	DELTA
C1	165.25'	161.00'	058°48'30"
C2	92.37'	90.00'	058°48'16"



JOB NO. 22000807 DATE: 06-08-2022 SHEET 4 OF 4



EXHIBIT "A"
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 A PORTION OF APN 502-03-012M
 PINAL COUNTY, ARIZONA