

LEGAL DESCRIPTION

THAT CERTAIN PARCEL OF LAND, BEING ALL OF TRACT M-7, OF THE FINAL PLAT AND MAP OF DEDICATION FOR "TORTOSA-NW", RECORDED IN FEE NO. 2004-049082, PINAL COUNTY RECORDS, SITUATED IN THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 4 SOUTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER MERIDIAN, CITY OF MARICOPA, PINAL COUNTY, ARIZONA, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT A 2' IRON PIPE IN POTHOLE FOUND FOR THE SOUTHEAST CORNER OF SAID SECTION 28, FROM WHICH A 3/4" REBAR IN POTHOLE FOUND FOR THE EAST QUARTER CORNER OF SAID SECTION 28 BEARS N 0°12'39" E (BASIS OF BEARING), A DISTANCE OF 2,674.53 FEET;

THENCE N 00°12'39" E, WITH THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 28, A DISTANCE OF 2,217.39 FEET TO THE INTERSECTION OF THE CENTERLINE OF WEST HONEYCUTT ROAD, DEDICATED PER SAID "TORTOSA-NW", WITH THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 28;

THENCE LEAVING SAID EAST LINE, WITH THE CENTERLINE OF SAID WEST HONEYCUTT ROAD, THE FOLLOWING FOUR (4) COURSES AND DISTANCES:

- 1) N 89°47'49" W, A DISTANCE OF 317.42 FEET, TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT, CONCAVE NORTHEASTERLY;
- 2) ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 950.00 FEET, A DELTA ANGLE OF 39°30'36", AN ARC LENGTH OF 655.10 FEET, WITH A CHORD BEARING OF N 70°02'32" W, FOR A CHORD DISTANCE OF 642.20 FEET TO THE END OF SAID CURVE;
- 3) N 50°17'14" W, A DISTANCE OF 1,008.68 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT, CONCAVE NORTHEASTERLY;
- 4) ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 3,000.00 FEET, A DELTA ANGLE OF 3°31'44", AN ARC LENGTH OF 184.77 FEET, WITH A CHORD BEARING OF N 48°31'22" W, FOR A CHORD DISTANCE OF 184.74 FEET, TO THE **POINT OF BEGINNING**, BEING THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT, CONCAVE NORTHWESTERLY;

THENCE ALONG SAID CURVE TO THE RIGHT, LEAVING SAID CENTERLINE, SAID CURVE HAVING A RADIUS OF 5.50 FEET, A DELTA ANGLE OF 90°03'09", AN ARC LENGTH OF 8.64 FEET, WITH A CHORD BEARING OF S 88°19'14" W, FOR A CHORD DISTANCE OF 7.78 FEET TO THE BEGINNING OF A COMPOUND CURVE TO THE RIGHT, CONCAVE NORTHEASTERLY;

THENCE PARALLEL WITH AND 5.50 FEET SOUTHWESTERLY OF THE CENTERLINE OF SAID WEST HONEYCUTT ROAD, THE FOLLOWING TWO (2) COURSES AND DISTANCES:

- 1) ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 3,005.50 FEET, A DELTA ANGLE OF 14°21'10", AN ARC LENGTH OF 752.89 FEET, WITH A CHORD BEARING OF N 37°20'09" W, FOR A CHORD DISTANCE OF 527.58 FEET, TO THE END OF SAID CURVE, AND
- 2) N 32°18'02" W, A DISTANCE OF 198.01 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT, CONCAVE SOUTHEASTERLY

THENCE ALONG SAID CURVE TO THE RIGHT, LEAVING SAID PARALLEL LINE, SAID CURVE HAVING A RADIUS OF 5.50 FEET, A DELTA ANGLE OF 180°00'00", AN ARC LENGTH OF 17.28 FEET, WITH A CHORD BEARING OF N 57°41'58" E, FOR A CHORD DISTANCE OF 11.00 FEET TO THE END OF SAID CURVE;

THENCE PARALLEL WITH AND 5.50 FEET NORTHEASTERLY OF THE CENTERLINE OF SAID WEST HONEYCUTT ROAD, THE FOLLOWING TWO (2) COURSES AND DISTANCES:

- 1) S 32°18'02" E, A DISTANCE OF 198.01 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE LEFT, CONCAVE NORTHEASTERLY, AND
- 2) ALONG SAID CURVE TO THE LEFT, HAVING A RADIUS OF 2994.50 FEET, A DELTA ANGLE OF 14°21'10", AN ARC LENGTH OF 750.12 FEET, WITH A CHORD BEARING OF S 37°20'09" E, FOR A CHORD DISTANCE OF 525.65 FEET TO THE BEGINNING OF A REVERSE CURVE TO THE RIGHT;

THENCE ALONG SAID CURVE TO THE RIGHT, LEAVING SAID PARALLEL LINE, SAID CURVE HAVING A RADIUS OF 5.50 FEET, A DELTA ANGLE OF 89°56'51", AN ARC LENGTH OF 8.63 FEET, WITH A CHORD BEARING OF S 01°40'46" E, FOR A CHORD DISTANCE OF 7.77 FEET TO THE **POINT OF BEGINNING**, CONTAINING 10,541 SQUARE FEET OR 0.2420 ACRES OF LAND.