

ORDINANCE G-6162

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ZONING ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-3-C-10-5) FROM PUD (PLANNED UNIT DEVELOPMENT), R-4A (MULTIFAMILY RESIDENCE DISTRICT), R-5 (APPROVED C-2 SP) (MULTIFAMILY RESIDENCE DISTRICT), R-5 (MULTIFAMILY RESIDENCE DISTRICT), R1-6 (SINGLE-FAMILY RESIDENCE DISTRICT) AND P-1 (PARKING DISTRICT) TO PUD (PLANNED UNIT DEVELOPMENT).

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BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as

follows:

SECTION 1. The zoning of an approximately 255.06 acre property located in the area generally bounded by 35th Avenue on the west, Missouri Avenue on the north, Black Canyon Freeway on the east, and Camelback Road on the south in a portion of Section 14, Township 2 North, Range 2 East, as described more specifically in Attachment "A", is hereby changed from "PUD" (Planned Unit Development), "R-4A" (Multifamily Residence District), "R-5" (Approved C-2 SP) (Multifamily Residence District), "R-5" (Multifamily Residence District), "R1-6" (Single-Family Residence District) and "P-1" (Parking District) to "PUD" (Planned Unit Development).

SECTION 2. The Planning and Development is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification as shown in Attachment "B".

SECTION 3. Due to the site's specific physical conditions and the use district applied for by the applicant, this rezoning is subject to the following stipulations, violation of which shall be treated in the same manner as a violation of the City of Phoenix Zoning Ordinance:

1. The development shall be in conformance with the Grand Canyon University PUD Narrative date stamped March 10, 2016 as modified by the following stipulations and approved by the Planning and Development Department.

#### PUBLIC TRANSIT

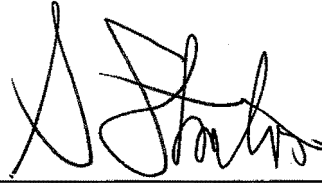
2. The right of way shall be dedicated and a transit pad (City of Phoenix Standard Detail P1260) constructed on westbound Camelback Road west of 29th Avenue as approved by the Planning and Development Department.

#### STREETS

3. The developer shall construct all public streets within and adjacent to the development with paving, curb, gutter, sidewalk, curb ramps, streetlights, median islands, landscaping and other incidentals as per plans approved by the City. All improvements shall comply with all ADA accessibility standards.
4. Prior to preliminary site plan approval, the land owner shall execute a Proposition 207 Waiver of Claims in a form approved by the City Attorney's Office. The waiver shall be recorded with the Maricopa County Recorder's Office and delivered to the City to be included in the rezoning application file for record.

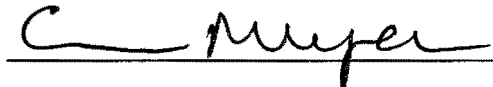
SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 4th day of May, 2016.



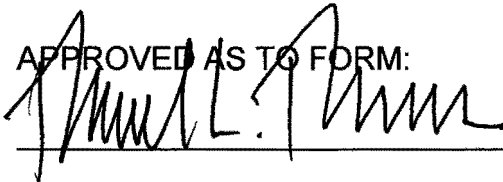
MAYOR

ATTEST:

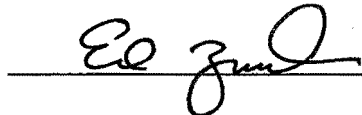
 City Clerk



APPROVED AS TO FORM:

 Acting City Attorney (pm)

REVIEWED BY:

 City Manager

PL:tml:1231018v1:(CM#13) (Item #75) - 5/4/16

Attachments:

- A - Legal Description (28 Pages)
- B - Ordinance Location Map (1 Page)

ATTACHMENT A

LEGAL DESCRIPTION FOR Z-3-C-10-5

**LEGAL DESCRIPTION  
PUD UPDATE**

**PARCEL NO. 1 (35TH & CAMELBACK CAMPUS):**

THAT PORTION OF THE SOUTHWEST QUARTER AND THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 2 NORTH, RANGE 2 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT A CITY OF PHOENIX BRASS CAP IN HAND HOLE MARKING THE SOUTH QUARTER CORNER OF SAID SECTION 14, FROM WHICH A CITY OF PHOENIX BRASS CAP IN HAND HOLE MARKING THE SOUTHWEST CORNER OF SAID SECTION 14 BEARS NORTH 89°55'51" WEST, 2621.08 FEET;

THENCE ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 14 NORTH 00°06'04" EAST, 638.66 FEET TO A ½" REBAR WITH CAP STAMPED "LS 48510" MARKING THE SOUTHEAST CORNER OF THAT PARCEL AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2010-0043322, RECORDS OF MARICOPA COUNTY, ARIZONA, AND THE **POINT OF BEGINNING**;

THENCE CONTINUING ALONG SAID EAST LINE NORTH 00°06'04" EAST, 688.55 FEET TO THE NORTHWEST CORNER OF LOT 1, BLOCK 3, PLAT OF "HOMELAND" AS RECORDED IN BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA, AND THE SOUTHEAST CORNER OF A PARCEL AS DESCRIBED IN DOCKET 8422, PAGE 181, RECORDS OF MARICOPA COUNTY, ARIZONA, SAID CORNER BEING MARKED BY A ½" REBAR WITH CAP STAMPED "LS 48510", AND ALSO BEING THE BEGINNING OF A NON-TANGENT 25.00 FOOT RADIUS CURVE CONCAVE TO THE SOUTH, SAID CURVE BEING TANGENT TO THE NORTH LINE OF SAID LOT 1, OF WHICH THE RADIUS POINT OF SAID CURVE BEARS SOUTH 00°01'44" WEST, 25.00 FEET;

THENCE ALONG SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 38°12'17", AN ARC LENGTH OF 16.67 FEET TO A ½" REBAR WITH CAP STAMPED "LS 48510" AND THE POINT OF REVERSE CURVATURE OF A 45.00 FOOT RADIUS CURVE CONCAVE TO THE EAST;

THENCE ALONG SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 256°25'35", AN ARC LENGTH OF 201.40 FEET TO A ½" REBAR WITH CAP STAMPED "LS 48510" AND THE POINT OF REVERSE CURVATURE OF A 25.00 FOOT RADIUS CURVE CONCAVE TO THE NORTH;

THENCE ALONG SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 38°21'29", AN ARC LENGTH OF 16.74 FEET TO THE NORTHEAST CORNER OF SAID PARCEL AND THE SOUTHWEST CORNER OF LOT 1, PLAT OF "COLTER OFFICE COMPLEX" AS FILED IN BOOK 1117, PAGE 3, RECORDS OF MARICOPA COUNTY, ARIZONA, SAID CORNER BEING MARKED BY A ½" REBAR WITH CAP STAMPED "LS 48510";

THENCE SOUTH 89°59'35" EAST, 297.51 FEET ALONG THE SOUTH LINE OF SAID LOT 1 TO THE SOUTHEAST CORNER OF SAID LOT 1, SAID CORNER BEING MARKED BY A ½" REBAR WITH CAP STAMPED "LS 48510";

THENCE NORTH 00°10'43" EAST, 942.00 FEET ALONG THE EAST LINE OF SAID LOT 1 AND THE EAST LINES OF LOTS 4 AND 6, PLAT OF "HOMESITE TRACTS" AS FILED IN BOOK 18 OF MAPS, PAGE 48, RECORDS OF MARICOPA COUNTY, ARIZONA, TO THE NORTH LINE OF SAID LOT 6;

THENCE SOUTH 89°58'57" WEST, 298.79 FEET ALONG THE NORTH LINE OF SAID LOT 6 TO THE NORTHWEST CORNER OF SAID LOT 6, SAID CORNER LYING ON SAID EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 14;

THENCE NORTH 00°06'04" EAST, 133.95 FEET ALONG SAID EAST LINE TO THE SOUTH LINE OF THE NORTH 180 FEET OF LOT 8, SAID PLAT OF "HOMESITE TRACTS";

THENCE NORTH 89°58'09" EAST, 298.97 FEET ALONG SAID SOUTH LINE TO THE EAST LINE OF SAID LOT 8;

THENCE NORTH 00°10'43" EAST, 150.00 FEET ALONG SAID EAST LINE TO THE SOUTH LINE OF THE NORTH 30.00 FEET OF SAID LOT 8;

THENCE SOUTH 89°58'09" WEST, 259.17 FEET ALONG SAID SOUTH LINE TO THE EAST LINE OF THE WEST 40.00 FEET OF SAID LOT 8;

THENCE SOUTH 00°06'04" WEST, 10.00 FEET ALONG SAID EAST LINE TO THE SOUTH LINE OF THE NORTH 40.00 FEET OF THE SOUTHWEST QUARTER OF SAID SECTION 14;

THENCE SOUTH 89°58'09" WEST, 40.00 FEET ALONG SAID SOUTH LINE TO SAID EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 14;

THENCE SOUTH 89°58'09" WEST, 430.00 FEET ALONG THE SOUTH LINE OF THE NORTH 40.00 FEET OF SAID SOUTHWEST QUARTER OF SECTION 14 TO A POINT IN THE WEST LINE OF THE EAST 430.00 FEET OF SAID SOUTHWEST QUARTER OF SECTION 14, SAID POINT BEING MARKED BY A CHISELED 'X' IN CONCRETE;

THENCE SOUTH 00°06'04" WEST, 670.21 FEET ALONG SAID WEST LINE TO A POINT IN THE SOUTH LINE OF THAT PARCEL AS DESCRIBED IN THAT CERTAIN WARRANTY DEED FILED IN DOCKET 9110, PAGE 55, RECORDS OF MARICOPA COUNTY, ARIZONA, AND BEING MARKED WITH A 1/2" REBAR WITH CAP STAMPED "LS 48510";

THENCE NORTH 89°58'50" WEST, 886.23 FEET ALONG THE SOUTHERLY LINE OF SAID PARCEL TO THE SOUTHWEST CORNER OF THE PLAT OF "QUATROS (AMENDED)" AS FILED IN BOOK 148, PAGE 14, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE NORTH 00°02'13" EAST, 679.43 FEET ALONG THE EAST LINE OF SAID PLAT TO THE SOUTH RIGHT OF WAY LINE OF MISSOURI AVENUE, BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "LS 12213";

THENCE SOUTH 89°58'09" WEST, 1263.06 FEET ALONG SAID RIGHT OF WAY LINE TO AN ANGLE POINT, BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "RLS 48510";

THENCE SOUTH 44°53'24" WEST, 19.77 FEET TO AN ANGLE POINT, BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "RLS 48510";

THENCE SOUTH 00°11'02" EAST, 1084.75 FEET ALONG THE EAST LINE OF THE WEST 40.00 FEET OF SAID SOUTHWEST QUARTER AND THE EASTERLY RIGHT OF WAY LINE OF 35TH AVENUE TO THE NORTHWEST CORNER OF THAT PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012-0023184, RECORDS OF MARICOPA COUNTY, ARIZONA, SAID CORNER BEING MARKED WITH A 1/2" REBAR WITH CAP STAMPED "RLS 48510";

THENCE NORTH 89°48'58" EAST, 80.00 FEET ALONG THE NORTH LINE OF SAID PARCEL TO THE NORTHEAST CORNER OF SAID PARCEL, SAID CORNER BEING MARKED WITH A 1/2" REBAR WITH CAP STAMPED "RLS 48510";

THENCE SOUTH 00°11'02" EAST, 170.00 FEET ALONG THE EAST LINE OF SAID PARCEL TO THE SOUTHEAST CORNER OF SAID PARCEL, SAID CORNER BEING MARKED WITH A 1/2" REBAR WITH CAP STAMPED "RLS 48510";

THENCE SOUTH 89°48'58" WEST, 80.00 FEET ALONG THE SOUTH LINE OF SAID PARCEL AND THE SOUTH LINES OF THOSE PARCELS AS DESCRIBED IN DOCKET 11058, PAGE 1231, RECORDS OF MARICOPA COUNTY, ARIZONA, AND BOOK 235, PAGE 383, RECORDS OF MARICOPA COUNTY, ARIZONA, TO A POINT IN SAID EASTERLY RIGHT OF WAY LINE OF 35<sup>TH</sup> AVENUE AND THE EASTERLY LINE OF SAID PARCEL NUMBER ONE DESCRIBED IN THAT CERTAIN QUIT CLAIM DEED FILED IN DOCKET 10860, PAGE 502, SAID POINT BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "RLS 48510";

THENCE SOUTH 00°11'02" EAST, 20.51 FEET ALONG SAID RIGHT OF WAY LINE AND THE EAST LINE OF SAID PARCEL NUMBER ONE TO THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 14 AND THE NORTHEAST CORNER OF THAT PARCEL DESCRIBED IN THAT CERTAIN QUIT CLAIM DEED FILED IN DOCKET 2865, PAGE 98, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE CONTINUING SOUTH 00°11'02" EAST, 629.26 FEET ALONG THE EAST LINE OF SAID PARCEL AND ALONG SAID RIGHT OF WAY LINE TO A POINT ON THE NORTH LINE OF THE SOUTH 690 FEET OF THE SOUTHWEST QUARTER OF SAID SECTION 14, FROM WHICH SAID POINT A 1/2 INCH REBAR WITNESS CORNER WITH CAP STAMPED "LS 48510 W.C." BEARS SOUTH 89°55'51" EAST, 2.00 FEET;

THENCE SOUTH 89°55'51" EAST, 650.01 FEET ALONG SAID NORTH LINE AND THE NORTHERLY LINE OF THAT PARCEL DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2006-1202438, RECORDS OF MARICOPA COUNTY, ARIZONA, TO THE NORTHEAST CORNER OF SAID PARCEL AND THE NORTHEAST CORNER OF THE SOUTH 690 FEET OF THE WEST 690 FEET OF SAID SOUTHWEST QUARTER, SAID CORNER BEING MARKED BY A 1/2" REBAR;

THENCE SOUTH 00°11'02" EAST, 650.01 FEET ALONG THE EAST LINE OF THE WEST 690 FEET OF SAID SOUTHWEST QUARTER TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF CAMELBACK ROAD AND THE NORTHERLY LINE OF THAT PARCEL AS DESCRIBED IN SAID QUIT CLAIM DEED FILED IN DOCKET 2865, PAGE 98, SAID POINT BEING MARKED BY A 1/2" IRON PIPE;

THENCE SOUTH 89°55'51" EAST, 568.63 FEET ALONG SAID NORTHERLY LINE OF SAID PARCEL AND ALONG SAID NORTHERLY RIGHT OF WAY LINE TO THE SOUTHWEST CORNER OF PARCEL NUMBER TWO DESCRIBED IN SAID QUIT CLAIM DEED FILED IN DOCKET 10860, PAGE 502, SAID CORNER BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "RLS 48510";

THENCE NORTH 45°00'49" EAST, 16.95 FEET ALONG THE NORTH LINE OF SAID PARCEL NUMBER TWO AND SAID NORTHERLY RIGHT OF WAY LINE TO AN ANGLE POINT, SAID ANGLE POINT BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "RLS 48510";

THENCE SOUTH 89°55'51" EAST, 229.00 FEET ALONG SAID NORTH LINE OF SAID PARCEL NUMBER TWO AND SAID NORTHERLY RIGHT OF WAY LINE TO AN ANGLE POINT, BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "LS 35832";

THENCE SOUTH 86°07'03" EAST, 180.42 FEET ALONG SAID NORTH LINE OF SAID PARCEL NUMBER TWO AND SAID NORTHERLY RIGHT OF WAY LINE TO AN ANGLE POINT, BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "LS 35832";

THENCE SOUTH 89°55'51" EAST, 511.64 FEET ALONG SAID NORTH LINE OF SAID PARCEL NUMBER TWO AND SAID NORTHERLY RIGHT OF WAY LINE TO A POINT IN THE WEST LINE OF

THE EAST 430.00 FEET OF THE SOUTHWEST QUARTER OF SAID SECTION 14, SAID POINT BEING MARKED BY A PK NAIL WITH TAG STAMPED "LS 48510";

THENCE NORTH 00°06'04" EAST, 598.80 FEET ALONG SAID WEST LINE AND ALONG THE WESTERLY LINE OF THAT PARCEL DESCRIBED IN THAT CERTAIN WARRANTY DEED FILED IN DOCKET 7870, PAGE 557, RECORDS OF MARICOPA COUNTY, ARIZONA, TO THE SOUTHWEST CORNER OF SAID PARCEL DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2010-0043322, SAID CORNER BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "RLS 48510";

THENCE ALONG THE SOUTH LINE OF SAID PARCEL SOUTH 89°54'46" EAST, 430.00 FEET TO THE **POINT OF BEGINNING**.

CONTAINS 5,666,480 SQUARE FEET OR 130.084 ACRES, MORE OR LESS.

**PARCEL NO. 2 (COLTER STREET PROPERTY):**

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 2 NORTH, RANGE 2 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT A CITY OF PHOENIX BRASS CAP IN HAND HOLE MARKING THE SOUTH QUARTER CORNER OF SAID SECTION 14, FROM WHICH A CITY OF PHOENIX BRASS CAP IN HAND HOLE MARKING THE SOUTHEAST CORNER OF SAID SECTION 14 BEARS SOUTH 89°56'34" EAST, 2621.76 FEET;

THENCE ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER SOUTH 89°56'34" EAST, 491.59 FEET;

THENCE NORTH 00°03'26" EAST, 40.00 FEET TO THE INTERSECTION OF THE NORTH LINE OF THE SOUTH 40.00 FEET OF SAID SOUTHEAST QUARTER, SAID NORTH LINE ALSO BEING THE NORTHERLY RIGHT OF WAY LINE OF CAMELBACK ROAD, AND THE WEST LINE OF LOT 12, BLOCK 3, PLAT OF "HOMELAND", AS FILED IN BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA, SAID INTERSECTION BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "RLS 48510" AND BEING THE **POINT OF BEGINNING**;

THENCE NORTH 89°56'34" WEST, 168.85 FEET ALONG THE SAID NORTH LINE OF THE SOUTH 40.00 FEET OF SAID SOUTHEAST QUARTER TO THE SOUTHWEST CORNER OF LOT 11, BLOCK 3, PLAT OF "HOMELAND", AS FILED IN BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA, SAID CORNER BEING MARKED BY A REBAR WITH YELLOW CAP STAMPED "LS 10846";

THENCE NORTH 00°07'57" EAST, 621.25 FEET ALONG THE WEST LINE OF SAID LOT 11, BLOCK 3, SAID PLAT OF "HOMELAND" TO THE NORTHWEST CORNER OF SAID LOT 11, SAID CORNER BEING MARKED BY A 1" OUTSIDE DIAMETER PIPE WITH YELLOW CAP STAMPED "RLS 48510" ATTACHED BY A WIRE;

THENCE NORTH 89°58'04" WEST, 164.02 FEET ALONG THE SOUTH LINE OF LOT 2, BLOCK 3, SAID PLAT OF "HOMELAND" TO THE SOUTHWEST CORNER OF SAID LOT 2, SAID CORNER BEING MARKED BY A MAG NAIL WITH WASHER STAMPED "RLS 48510";

THENCE NORTH 00°06'59" EAST, 666.17 FEET ALONG THE WEST LINE OF SAID LOT 2 TO THE NORTHWEST CORNER OF SAID LOT 2, FROM WHICH SAID CORNER A MAG NAIL WITNESS

CORNER WITH WASHER STAMPED "LS 48510 WC 11FT" BEARS NORTH 00°06'59" EAST, 11.00 FEET;

THENCE SOUTH 89°59'35" EAST, 189.21 FEET ALONG THE NORTH LINE OF SAID LOT 2 AND THE NORTH LINE OF LOT 2, PLAT OF "COLTER COMMONS", AS FILED IN BOOK 1089, PAGE 30, RECORDS OF MARICOPA COUNTY, ARIZONA, TO THE NORTHEAST CORNER OF SAID LOT 2 OF "COLTER COMMONS", SAID CORNER BEING MARKED BY A 1/2" REBAR WITH RED CAP STAMPED "RLS 31020 GOETZ";

THENCE SOUTH 00°07'56" WEST, 157.57 FEET ALONG THE PROPERTY LINE COMMON TO SAID LOT 2 AND LOT 1, SAID PLAT OF "COLTER COMMONS", TO AN ANGLE POINT, SAID ANGLE POINT BEING MARKED BY A PK NAIL WITH WASHER STAMPED "RLS 31020 GOETZ";

THENCE NORTH 89°57'53" EAST, 111.47 FEET ALONG SAID PROPERTY LINE TO AN ANGLE POINT, SAID ANGLE POINT BEING MARKED BY A 1/2" REBAR WITH RED CAP STAMPED "RLS 31020 GOETZ";

THENCE SOUTH 40°41'03" EAST, 40.71 FEET ALONG SAID PROPERTY LINE TO AN ANGLE POINT, SAID ANGLE POINT BEING MARKED BY A PK NAIL WITH WASHER STAMPED "RLS 31020 GOETZ";

THENCE SOUTH 00°01'08" EAST, 142.12 FEET ALONG SAID PROPERTY LINE TO AN ANGLE POINT, SAID ANGLE POINT BEING MARKED BY A PK NAIL WITH WASHER STAMPED "RLS 31020 GOETZ";

THENCE NORTH 89°58'06" EAST, 164.78 FEET ALONG SAID PROPERTY LINE TO THE SOUTHEAST CORNER OF SAID LOT 1, SAID CORNER BEING MARKED BY A 1/2" REBAR WITH RED CAP STAMPED "RLS 31020 GOETZ";

THENCE NORTH 00°09'50" EAST, 330.37 FEET ALONG THE EAST LINE OF SAID LOT 1 TO THE NORTHEAST CORNER OF SAID LOT 1, SAID CORNER BEING MARKED BY A 1/2" REBAR WITH RED CAP STAMPED "RLS 31020 GOETZ";

THENCE SOUTH 89°59'35" EAST, 458.42 FEET ALONG THE NORTH LINE OF LOT 5, 6, AND 7, BLOCK 3, SAID PLAT OF "HOMELAND" TO THE EAST LINE OF THE WEST 130 FEET OF SAID LOT 7;

THENCE SOUTH 00°11'43" WEST, 666.59 FEET ALONG THE EAST LINE OF THE WEST 130 FEET OF SAID LOT 7 AND LOT 8, BLOCK 3, SAID PLAT OF "HOMELAND" TO THE NORTH LINE OF LOT 15, BLOCK 3, SAID PLAT OF "HOMELAND";

THENCE SOUTH 89°58'04" EAST, 34.03 FEET ALONG SAID NORTH LINE TO THE NORTHEAST CORNER OF SAID LOT 15, SAID CORNER BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "RLS 48510";

THENCE CONTINUING SOUTH 89°58'04" EAST, 134.03 FEET ALONG THE NORTH LINE OF LOT 16, BLOCK 3, SAID PLAT OF "HOMELAND" TO THE NORTHEAST CORNER OF THE NORTH 60 FEET OF SAID LOT 16, SAID CORNER BEING ON THE WEST RIGHT OF WAY LINE OF 29TH AVENUE;

THENCE SOUTH 00°13'37" WEST 611.67 FEET ALONG SAID EAST LINE OF LOT 16 TO THE NORTH LINE OF THAT PARCEL AS DESCRIBED IN DOCKET 9174, PAGE 788, RECORDS OF MARICOPA COUNTY, ARIZONA, SAID NORTH LINE ALSO BEING THE NORTH RIGHT OF WAY LINE OF CAMELBACK ROAD;

THENCE NORTH 89°56'34" WEST, 60.00 FEET ALONG SAID NORTH LINE AND SAID RIGHT OF WAY LINE TO A POINT ON THE WEST LINE OF THE EAST 60.00 FEET OF SAID LOT 16;



THENCE SOUTH 00°13'37" WEST, 10.00 FEET ALONG SAID WEST LINE TO THE NORTH LINE OF THE SOUTH 40.00 FEET OF SAID SOUTHEAST QUARTER, SAID NORTH LINE ALSO BEING THE NORTHERLY RIGHT OF WAY LINE OF CAMELBACK ROAD;

THENCE NORTH 89°56'34" WEST, 729.29 FEET ALONG SAID RIGHT OF WAY LINE TO THE **POINT OF BEGINNING**.

CONTAINS 1,148,775 SQUARE FEET OR 26.372 ACRES, MORE OR LESS.

**PARCEL NO. 3 (27TH AVENUE PROPERTY):**

THAT PORTION OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 2 NORTH, RANGE 2 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT A CITY OF PHOENIX BRASS CAP IN HAND HOLE MARKING THE SOUTHWEST CORNER OF SAID SECTION 13, FROM WHICH A BRASS CAP IN HAND HOLE MARKING THE SOUTH QUARTER CORNER OF SAID SECTION 13 BEARS NORTH 89°28'56" EAST, 2604.62 FEET;

THENCE NORTH 89°28'56" EAST, 325.01 FEET TO THE EAST LINE OF THE WEST 324.97 FEET OF SAID SOUTHWEST QUARTER;

THENCE NORTH 00°20'47" EAST, 42.00 FEET ALONG SAID EAST LINE TO THE INTERSECTION WITH THE NORTH LINE OF THE SOUTH 42 FEET OF SAID SOUTHWEST QUARTER, SAID NORTH LINE BEING THE NORTH RIGHT OF WAY LINE OF CAMELBACK ROAD AND THE **POINT OF BEGINNING**;

THENCE CONTINUING NORTH 00°20'47" EAST, 224.66 FEET TO THE NORTH LINE OF THE SOUTH 266.64 FEET OF SAID SOUTHWEST QUARTER;

THENCE SOUTH 89°28'56" WEST, 285.00 FEET ALONG SAID NORTH LINE TO THE EAST LINE OF THE WEST 40 FEET OF SAID SOUTHWEST QUARTER, SAID EAST LINE BEING THE EAST RIGHT OF WAY LINE OF 27TH AVENUE;

THENCE NORTH 00°20'47" EAST, 507.48 FEET ALONG SAID EAST RIGHT OF WAY LINE TO THE NORTHWEST CORNER OF PARCEL NO. 4, AS DESCRIBED IN THAT CERTAIN DEED RECORDED UNDER DOCUMENT NUMBER 1997-0068316, RECORDS OF MARICOPA COUNTY, ARIZONA, SAID CORNER ALSO BEING COINCIDENT WITH THE SOUTH LINE OF PARCEL 'A' AS DESCRIBED IN THAT CERTAIN QUIT CLAIM DEED RECORDED UNDER DOCUMENT NUMBER 2013-0272283, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE SOUTH 89°31'06" WEST, 40.00 FEET ALONG THE SOUTH LINE OF SAID PARCEL 'A' TO THE SOUTHWEST CORNER OF SAID PARCEL 'A', SAID CORNER BEING COINCIDENT WITH THE WEST LINE OF SAID SECTION 13;

THENCE NORTH 00°20'47" EAST, 520.05 FEET ALONG SAID WEST LINE TO THE NORTHWEST CORNER OF SAID PARCEL 'A';

THENCE NORTH 89°31'06" EAST, 40.00 FEET ALONG THE NORTH LINE OF SAID PARCEL 'A' TO AN ANGLE POINT IN THE NORTH LINE OF SAID PARCEL 'A', ALSO BEING THE NORTHWEST CORNER OF A TRIANGLE PARCEL AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 1987-510237, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE SOUTH 00°20'47" WEST, 5.00 FEET ALONG THE PROPERTY LINE OF SAID PARCEL 'A' TO THE SOUTHWEST CORNER OF SAID TRIANGLE PARCEL, SAID CORNER BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "SPRINGER LS 34399";

THENCE NORTH 44°55'57" EAST, 7.12 FEET ALONG SAID PROPERTY LINE AND THE SOUTHEASTERLY LINE OF SAID TRIANGLE PARCEL TO THE NORTHEAST CORNER OF SAID TRIANGLE PARCEL, SAID CORNER BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "STUSSY RLS 37259";

THENCE NORTH 89°31'06" EAST, 1259.63 FEET ALONG THE NORTH LINES OF SAID PARCEL 'A' AND PARCEL 'B' AS DESCRIBED IN THAT CERTAIN QUIT CLAIM DEED RECORDED UNDER DOCUMENT NUMBER 2013-0272284, RECORDS OF MARICOPA COUNTY, ARIZONA, SAID NORTH LINES ALSO BEING THE SOUTH RIGHT OF WAY LINE OF COLTER STREET, TO THE NORTHEAST CORNER OF SAID PARCEL 'B', SAID CORNER BEING MARKED BY A 1/2" REBAR WITH YELLOW PLASTIC CAP STAMPED "RLS 48510", AND SAID CORNER BEING COINCIDENT WITH THE WEST RIGHT OF WAY LINE OF BLACK CANYON HIGHWAY (I-17) AND THE WESTERLY LINE OF A PARCEL AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCKET 273, PAGE 112, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE SOUTH 00°26'59" WEST, 292.07 FEET ALONG SAID WESTERLY RIGHT OF WAY LINE TO AN ANGLE POINT IN SAID RIGHT OF WAY LINE, SAID ANGLE POINT BEING MARKED BY A MAG NAIL WITH BRASS WASHER STAMPED "LS 48510";

THENCE SOUTH 06°08'29" WEST, 933.80 FEET ALONG SAID RIGHT OF WAY LINE TO THE NORTHERLY CORNER OF THAT CERTAIN PARCEL AS DESCRIBED IN DOCUMENT NUMBER 1999-0161426, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE SOUTH 34°40'18" WEST, 21.51 FEET ALONG THE NORTHWESTERLY LINE OF SAID PARCEL TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 40.31 FEET, FROM WHICH BEGINNING THE RADIUS POINT BEARS NORTH 39°35'21" WEST;

THENCE WESTERLY 26.46 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 37°36'35" TO THE WEST CORNER OF SAID PARCEL AND THE NORTH LINE OF THAT PARCEL AS DESCRIBED IN DOCKET 14630, PAGE 58, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE SOUTH 88°01'14" WEST, 122.75 FEET ALONG THE NORTH LINE OF SAID PARCEL TO THE WEST LINE OF THAT PARCEL AS DESCRIBED IN DOCKET 4834, PAGE 206, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE SOUTH 06°08'29" WEST, 2.02 FEET ALONG SAID LINE TO THE SOUTHWEST CORNER OF SAID PARCEL;

THENCE SOUTH 89°28'56" WEST, 725.57 FEET ALONG THE NORTH LINE OF THE SOUTH 42.00 FEET OF SAID SOUTHWEST QUARTER AND THE NORTH RIGHT OF WAY LINE OF CAMELBACK ROAD TO THE **POINT OF BEGINNING**;

**EXCEPT** THAT PORTION DESCRIBED IN THAT CERTAIN GENERAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2000-0945122, RECORDS OF MARICOPA COUNTY, ARIZONA, AS PARCEL NO. 1 AND PARCEL NO. 2, BEING A PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 2 NORTH, RANGE 2 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, LYING WEST OF THE WESTERLY RIGHT-OF-WAY LINE OF THE BLACK CANYON HIGHWAY, DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE SOUTHWEST CORNER OF SAID SECTION 13;

THENCE NORTH 89 DEGREES 57 MINUTES 40 SECONDS EAST 630.00 FEET;  
THENCE NORTH 00 DEGREES 49 MINUTES 40 SECONDS EAST 42.00 FEET TO THE **POINT OF BEGINNING**;  
THENCE NORTH 00 DEGREES 47 MINUTES 46 SECONDS EAST 428.04 FEET;  
THENCE NORTH 89 DEGREES 57 MINUTES 18 SECONDS EAST 59.84 FEET;  
THENCE SOUTH 00 DEGREES 38 MINUTES 56 SECONDS WEST 123.83 FEET;  
THENCE SOUTH 00 DEGREES 50 MINUTES 22 SECONDS WEST 304.21 FEET;  
THENCE SOUTH 89 DEGREES 57 MINUTES 40 SECONDS WEST 59.94 FEET TO THE **POINT OF BEGINNING**; AND

**EXCEPT** THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 2 NORTH, RANGE 2 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, LYING WEST OF THE WESTERLY RIGHT-OF-WAY LINE OF THE BLACK CANYON HIGHWAY, DESCRIBED AS FOLLOWS;

**COMMENCING** AT THE SOUTHWEST CORNER OF SAID SECTION 13;

THENCE NORTH 89 DEGREES 57 MINUTES 40 SECONDS EAST 792.26 FEET;  
THENCE NORTH 00 DEGREES 45 MINUTES 56 SECONDS EAST 41.97 FEET TO A CORNER POINT ON DEED RECORDED AS 86-531860, OF OFFICIAL RECORDS AND THE **POINT OF BEGINNING**;  
THENCE NORTH 00 DEGREES 45 MINUTES 56 SECONDS EAST 302.59 FEET;  
THENCE NORTH 00 DEGREES 45 MINUTES 56 SECONDS EAST 125.45 FEET TO A POINT ON A NORTH LINE ON DEED RECORDED AS 86-531860, OF OFFICIAL RECORDS;  
THENCE NORTH 89 DEGREES 57 MINUTES 18 SECONDS EAST 458.35 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF THE BLACK CANYON HIGHWAY (INTERSTATE HIGHWAY 17);  
THENCE SOUTH 06 DEGREES 34 MINUTES 57 SECONDS WEST 40.06 FEET;  
THENCE SOUTH 89 DEGREES 53 MINUTES 52 SECONDS WEST 276.80 FEET;  
THENCE SOUTH 03 DEGREES 19 MINUTES 27 SECONDS WEST 159.56 FEET;  
THENCE SOUTH 89 DEGREES 35 MINUTES 45 SECONDS WEST 15.03 FEET;  
THENCE SOUTH 04 DEGREES 08 MINUTES 50 SECONDS WEST 229.17 FEET;  
THENCE SOUTH 89 DEGREES 57 MINUTES 40 SECONDS WEST 141.84 FEET TO THE **POINT OF BEGINNING**.

CONTAINS 1,385,850 SQUARE FEET OR 31.815 ACRES, MORE OR LESS.

**PARCEL NO. 4 (EAST OF 30TH DRIVE):**

UNITS 1 THROUGH 71, INCLUSIVE, COLTER MEADOWS CONDOMINIUMS, ACCORDING TO DECLARATION OF HORIZONTAL PROPERTY REGIME RECORDED MARCH 26, 1985 IN DOCUMENT NO. 85-130175, AND RERECORDED APRIL 29, 1985 IN DOCUMENT NO. 85-190910, AND PLAT RECORDED IN BOOK 280 OF MAPS, PAGE 38, RECORDS OF MARICOPA COUNTY, ARIZONA;

**TOGETHER WITH** EACH UNITS UNDIVIDED INTEREST IN AND TO THE COMMON AREAS, AS SET FORTH IN SAID DECLARATION AND DESIGNATED ON SAID PLAT; AND

**TOGETHER WITH** ALL THOSE PORTIONS DESCRIBED IN THAT CERTAIN QUIT CLAIM DEED RECORDED UNDER DOCUMENT NUMBER 2014-0592161 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTH HALF OF LOT 3, HOMESITE TRACTS, ACCORDING TO BOOK 18 OF MAPS, PAGE 48, RECORDS OF MARICOPA COUNTY, ARIZONA.

SUBJECT TO: CURRENT TAXES AND OTHER ASSESSMENTS, RESERVATIONS IN PATENTS AND ALL EASEMENTS, RIGHTS OF WAY, ENCUMBRANCES, LIENS, COVENANTS, CONDITIONS, RESTRICTIONS, OBLIGATIONS, AND LIABILITIES AS MAY APPEAR OF RECORD.

**TOGETHER WITH** ALL THOSE PORTIONS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0189884 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SOUTH HALF OF LOT 3, HOMESITE TRACTS, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, BOOK 18 OF MAPS, PAGE 48.

**TOGETHER WITH** ALL THOSE PORTIONS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0721276 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 5, HOMESITE TRACTS, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 18 OF MAPS, PAGE 48;

EXCEPT THE NORTH 210 FEET THEREOF.

**TOGETHER WITH** ALL THOSE PORTIONS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0120260 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL NO. 1:

THE SOUTH 75 FEET OF THE NORTH 210 FEET OF LOT 5, HOMESITE TRACTS, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 18 OF MAPS, PAGE 48.

PARCEL NO. 2:

THE SOUTH 50 FEET OF THE NORTH 135 FEET OF LOT 5, HOMESITE TRACTS, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 18 OF MAPS, PAGE 48.

CONTAINS 350,265 SQUARE FEET, OR 8.041 ACRES, MORE OR LESS.

**PARCEL NO. 5 (2728 WEST COLTER STREET-APN NUMBERS: #153-19-007,#153-19-009,#153-19-011)**

ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBERS 2014-0679600, RECORDS OF MARICOPA COUNTY, ARIZONA, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOTS 9, 10 AND 11, BLOCK 2, HOMELAND, ACCORDING TO BOOK 15 OF MAPS, PAGE 18 RECORDS OF MARICOPA COUNTY, ARIZONA;

EXCEPT THE EAST 177.00 FEET, THEREOF.

CONTAINS 202,601 SQUARE FEET, OR 4.651 ACRES, MORE OR LESS.

**PARCEL NO. 6 (5337 NORTH 30TH DRIVE-APN NUMBERS:#153-18-025F, #153-18-025E, #153-18-025D, #153-18-004A, #153-18-004B, #153-18-003A, #153-18-005B, #153-18-005C, #153-18-005A, #153-18-006B, #153-18-006A, #153-18-002B, #153-18-001B)**

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 2 NORTH, RANGE 2 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT A CITY OF PHOENIX BRASS CAP IN HAND HOLE MARKING THE SOUTH QUARTER CORNER OF SAID SECTION 14, FROM WHICH A CITY OF PHOENIX BRASS CAP IN HAND HOLE MARKING THE SOUTHEAST CORNER OF SAID SECTION 14 BEARS SOUTH 89°56'34" EAST, 2621.76 FEET;

THENCE NORTH 00°06'04" EAST, 2643.03 FEET ALONG THE WEST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 14 TO A CITY OF PHOENIX BRASS CAP FLUSH MARKING THE CENTER SECTION CORNER OF SAID SECTION 14;

THENCE NORTH 89°58'09" EAST, 359.21 FEET ALONG THE MIDSECTION LINE OF THE SAID SOUTHEAST QUARTER OF SAID SECTION 14 TO THE NORTHWEST CORNER OF LOT 7, PLAT OF "HOMESITE TRACTS", AS FILED IN BOOK 18 OF MAPS, PAGE 48, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE DEPARTING SAID MIDSECTION LINE SOUTH 00°03'45" WEST 15.00 FEET ALONG THE WEST LINE OF SAID LOT 7 TO THE **POINT OF BEGINNING**;

THENCE NORTH 89°58'09" EAST, 298.49 FEET TO A POINT ON THE WEST LINE OF LOT 5, BLOCK 1, PLAT OF "HOMELAND", AS FILED IN BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE CONTINUING NORTH 89°58'09" EAST 519.13 FEET TO THE NORTHEAST CORNER OF A PARCEL AS DESCRIBED IN THAT CERTAIN DEED RECORDED UNDER DOCUMENT NUMBER 2015-0035201, RECORDS OF MARICOPA COUNTY, SAID CORNER BEING MARKED BY A REBAR;

THENCE SOUTH 00°14'22" WEST 15.00 FEET TO THE NORTHWEST CORNER OF A PARCEL AS DESCRIBED IN THAT CERTAIN DEED RECORDED UNDER DOCUMENT NUMBER 2014-0762303, RECORDS OF MARICOPA COUNTY, SAID CORNER BEING MARKED BY A 1/2" REBAR WITH CAP STAMPED "RLS 48510";

THENCE NORTH 89°58'09" EAST 110.00 FEET TO A POINT ON THE EAST LINE OF SAID LOT 5, BLOCK 1, PLAT OF "HOMELAND", SAID POINT ALSO BEING ON THE WEST RIGHT OF WAY LINE OF N 29TH AVENUE AND MARKED WITH A 1/2" REBAR WITH CAP STAMPED "RLS 48510";

THENCE SOUTH 00°14'22" WEST 126.42 FEET ALONG THE SAID EAST LINE OF SAID LOT 5, BLOCK 1, PLAT OF "HOMELAND" TO THE SOUTHEAST CORNER OF A PARCEL AS DESCRIBED IN THAT CERTAIN DEED RECORDED UNDER DOCUMENT NUMBER 2014-0717418, RECORDS OF MARICOPA COUNTY, SAID CORNER BEING MARKED BY A 3/4" IRON PIPE, 1' BELOW THE SURFACE;

THENCE SOUTH 89°59'04" WEST 628.85 FEET TO A POINT ON THE SAID WEST LINE OF LOT 5, BLOCK 1, PLAT OF "HOMELAND", SAID POINT BEING MARKED BY A MAG NAIL WITH WASHER STAMPED "RLS 48510" SET IN CONCRETE WALL FOOTER;

THENCE SOUTH 00°08'02" WEST 0.60 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH 1/2 OF THE SAID LOT 7, PLAT OF "HOMESITE TRACTS", SAID POINT BEING MARKED BY A MAG NAIL WITH WASHER STAMPED "RLS 48510" SET IN CONCRETE WALL FOOTER;

THENCE SOUTH 89°58'23" WEST 298.61 FEET ALONG THE SAID SOUTH LINE OF THE NORTH 1/2 OF THE SAID LOT 7, PLAT OF "HOMESITE TRACTS" TO A POINT ON THE SAID WEST LINE OF LOT 7, SAID POINT BEING THE SOUTHWEST CORNER OF A PARCEL AS DESCRIBED IN THAT CERTAIN DEED RECORDED UNDER DOCUMENT NUMBER 2014-0659270, RECORDS OF MARICOPA COUNTY, SAID CORNER BEING MARKED BY CHISELED "X" IN CONCRETE;

THENCE NORTH 00°10'43" EAST 141.83 FEET ALONG THE SAID WEST LINE OF LOT 7, PLAT OF "HOMESITE TRACTS" TO THE **POINT OF BEGINNING**;

CONTAINS 129,592 SQUARE FEET, OR 2.975 ACRES, MORE OR LESS.

**PARCEL NO. 7 (2733 WEST MISSOURI AVE-APN NUMBERS: #153-19-125, #153-19-017A, #153-19-019A, #153-19-049 thru #153-19-124, #153-18-004C, #153-19-003D, #153-19-003C):**

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 2 NORTH, RANGE 2 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT A CITY OF PHOENIX BRASS CAP IN HAND HOLE MARKING THE EAST QUARTER CORNER OF SAID SECTION 14, FROM WHICH A CITY OF PHOENIX BRASS CAP IN HAND HOLE MARKING THE SOUTHEAST CORNER OF SAID SECTION 14 BEARS SOUTH 00°20'41" WEST, 2647.11 FEET;

THENCE ALONG THE MID SECTION LINE OF SAID SECTION 14 SOUTH 89°58'09" WEST 658.22 FEET TO A POINT, SAID POINT BEING MARKED BY A CHISELED X;

THENCE DEPARTING SAID MIDSECTION LINE SOUTH 00°01'51" EAST 20.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF MISSOURI STREET, SAID POINT BEING THE **POINT OF BEGINNING**;

THENCE ALONG THE SAID SOUTH RIGHT OF WAY LINE NORTH 89°58'09" EAST 218.45 FEET;

THENCE SOUTH 00°19'57" WEST 140.94 FEET;

THENCE SOUTH 89°58'38" WEST 17.35 FEET;

THENCE SOUTH 00°19'57" WEST 160.94 FEET;

THENCE NORTH 89°59'06" EAST 148.90 FEET TO THE NORTHEAST CORNER OF THE WEST 350 FEET OF LOT 14, BLOCK 2, HOMELAND, A SUBDIVISION RECORDED IN BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE SOUTH 00°19'57" WEST 321.92 FEET;

THENCE SOUTH 89°59'57" WEST 350.00 FEET TO REBAR WITHOUT CAP;

THENCE SOUTH 00°19'57" WEST 16.94 FEET TO A 1 INCH IRON ROD FOUND 1 FOOT BELOW SURFACE;

THENCE NORTH 89°59'06" WEST 627.01 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF NORTH 29TH AVENUE, SAID POINT BEING MARKED BY A 1/2 INCH REBAR WITH CAP MARKED "RLS 48510";

THENCE ALONG SAID EAST RIGHT OF WAY LINE NORTH 00°14'22" EAST 85.28 FEET TO A POINT, SAID POINT BEING MARKED BY A 1/2 INCH REBAR WITH CAP MARKED "RLS 48510";

THENCE DEPARTING SAID EAST RIGHT OF WAY LINE SOUTH 89°59'12" EAST 213.57 FEET;

THENCE NORTH 00°17'09" EAST 80.00 FEET A 1/2 INCH REBAR WITH CAP MARKED "RLS 48510";

THENCE NORTH 89°59'12" WEST 213.64 FEET TO A POINT ON SAID EAST RIGHT OF WAY LINE, SAID POINT BEING MARKED BY A 1/2 INCH REBAR WITH CAP MARKED "RLS 48510";

THENCE ALONG SAID EAST RIGHT OF WAY LINE NORTH 00°14'22" EAST 463.00 FEET TO THE BEGINNING OF A TANGENTIAL CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 12.00 FEET AND CENTRAL ANGLE OF 89°47'50";

THENCE NORTHEASTERLY ALONG SAID CURVE 18.81 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF WEST MISSOURI AVENUE;

THENCE ALONG SAID SOUTH RIGHT OF WAY LINE NORTH 89°58'09" EAST 616.11 FEET TO THE **POINT OF BEGINNING**;

**EXCEPT** THE INTEREST CONVEYED TO THE CITY OF PHOENIX FOR STREET PURPOSES DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0854087 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT A CITY OF PHOENIX BRASS CAP IN HAND HOLE MARKING THE EAST QUARTER CORNER OF SAID SECTION 14, FROM WHICH A CITY OF PHOENIX BRASS CAP IN HAND HOLE MARKING THE SOUTHEAST CORNER OF SAID SECTION 14 BEARS SOUTH 00°20'41" WEST, 2647.11 FEET;

THENCE ALONG THE MID SECTION LINE OF SAID SECTION 14 SOUTH 89°58'09" WEST 658.22 FEET TO A POINT, SAID POINT BEING MARKED BY A CHISELED X;

THENCE DEPARTING SAID MIDSECTION LINE SOUTH 00°01'51" EAST 20.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF MISSOURI STREET;

THENCE SOUTH 00°19'57" WEST 301.82 FEET TO THE **POINT OF BEGINNING**;

THENCE NORTH 89°59'06" EAST 25.00 FEET;

THENCE SOUTH 00°19'57" WEST 160.91 FEET;

THENCE SOUTH 89°59'35" WEST 25.00 FEET;

THENCE NORTH 00°19'57" EAST 160.91 FEET TO THE **POINT OF BEGINNING**;

CONTAINS 556,527 SQUARE FEET, OR 12.776 ACRES, MORE OR LESS.

**PARCEL NO. 8, INTENTIONALLY OMITTED**

**PARCEL NO. 9 (2810 WEST CAMELBACK ROAD-APN NUMBERS: #153-28-031D, #153-28-031J, #153-28-031H, #153-28-029A, #153-28-003B, #153-28-004A, #153-28-027A, #153-28-027C, #153-28-020, #153-28-025, #153-28-022, #153-28-023, #153-28-024, #153-28-026, #153-28-021, #153-28-028F, #153-28-002B, #153-28-003F, #153-28-027B):**

ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0592163 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS



THE WEST HALF OF LOT 12, BLOCK 4, HOMELAND, ACCORDING TO BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA.

**EXCEPT** THE SOUTH 7 FEET THEREOF; AND

**EXCEPT** THE NORTH 25 FEET THEREOF; AND

**EXCEPT** THE SOUTH 22 FEET OF THE WEST 10 FEET OF LOT 12, BLOCK 4, HOMELAND, ACCORDING TO BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA.

**TOGETHER WITH** THAT PART OF ABANDONED PUBLIC ALLEY RIGHT OF WAY AS ABANDONED BY RESOLUTION NO. 16934 RECORDED DECEMBER 3, 1986 IN INSTRUMENT NO. 86-667936, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

THE EAST 10 FEET OF LOT 11, BLOCK 4, HOMELAND, ACCORDING TO BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA.

**EXCEPT** THE NORTH 25 FEET THEREOF; AND

**EXCEPT** THE SOUTH 22 FEET THEREOF.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0765236 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE WEST HALF OF THAT PORTION OF LOT 2, BLOCK 4, HOMELAND, ACCORDING TO BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA, LYING WEST OF THE WEST LINE OF THE EAST 25 FEET OF SAID LOT 2;

EXCEPT THE SOUTH 150 FEET THEREOF.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0797464 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTH HALF OF THE NORTH TWO-THIRDS OF THE EAST HALF OF THE FOLLOWING DESCRIBED PROPERTY:

LOT 2, BLOCK 4, HOMELAND, ACCORDING TO BOOK 15 OF MAPS, PAGE 18, LYING WEST OF THE WEST LINE OF THE EAST 25 FEET OF SAID LOT 2;

EXCEPT THE SOUTH 150 FEET THEREOF.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0818729 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SOUTH 150 FEET OF LOT 2, BLOCK 4, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED BOOK 15 OF MAPS; PAGE 18;

EXCEPT THE SOUTH 75 FEET THEREOF,

AND EXCEPT THE EAST 145 FEET THEREOF.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0818730 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SOUTH 75 FEET OF THE EAST 164.09 FEET OF LOT 2, BLOCK 4 OF HOMELAND, ACCORDING TO THE PLAT RECORDED IN BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA.

EXCEPT THE EAST 25 FEET THEREOF.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0861541 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTH 60 FEET OF LOT 9, BLOCK 4, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0765234 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 1:

THE SOUTH 60 FEET OF THE NORTH 184 FEET OF LOT 9, BLOCK 4, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, IN BOOK 15 OF MAPS, PAGE 18.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0765234 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 2:

THE SOUTH 60 FEET OF THE NORTH 244 FEET OF LOT 9, BLOCK 4, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, IN BOOK 15 OF MAPS, PAGE 18.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0765234 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 3:

THE SOUTH 60 FEET OF THE NORTH 304 FEET OF LOT 9, BLOCK 4, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, IN BOOK 15 OF MAPS, PAGE 18.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0765234 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 4:

LOT 9, BLOCK 4, OF HOMELAND, ACCORDING TO THE PLAT "OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, IN BOOK 15 OF MAPS, PAGE 18;

EXCEPT THE SOUTH 260 FEET THEREOF; AND

EXCEPT THE NORTH 304 FEET THEREOF.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0063844 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOTS 10 AND 11, BLOCK 4, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18; AND

EXCEPT FROM SAID LOT 11, THE EAST 10 FEET, AND THE SOUTH 9 FEET OF THE EAST 20 FEET THEREOF; AND

EXCEPT FROM LOT 11, THE NORTH 25 FEET THEREOF; AND

EXCEPT FROM LOT 10, THAT PORTION DESCRIBED IN THREE DEEDS TO THE CITY OF PHOENIX, RECORDED IN DOCKET 7814, PAGE 736, IN DOCKET 7814, PAGE 740, AND IN DOCKET 7814, PAGE 742, RECORDS OF MARICOPA COUNTY, ARIZONA; AND

EXCEPT THE SOUTH 7 FEET OF LOT 10; AND THE SOUTH 7 FEET OF LOT 11, EXCEPT THE EAST 20 FEET THEREOF, AS CONVEYED TO THE CITY OF PHOENIX, BY QUIT CLAIM DEED RECORDED IN DOCKET 9771, PAGE 604.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0592156 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SOUTH 260 FEET OF LOT 9, BLOCK 4, HOMELAND, ACCORDING TO BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA;

**EXCEPT** THE FOLLOWING DESCRIBED PROPERTY:

THE SOUTH 7 FEET OF LOT 9, BLOCK 4, HOMELAND, ACCORDING TO BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA, TOGETHER WITH A PARCEL OF LAND BOUNDED ON THE WEST BY THE WEST LINE OF SAID LOT 9, ON THE SOUTH BY THE NORTH LINE OF THE SOUTH 7 FEET OF SAID LOT 9, AND ON THE NORTHEAST BY THE ARC OF A CIRCULAR CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 12 FEET, AND BEING TANGENT TO SAID WEST LINE AND SAID NORTH LINE.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0067973 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SOUTH 64 FEET OF THE NORTH 124 FEET OF LOT 9, BLOCK 4, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD ON THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18.

CONTAINS 386,502 SQUARE FEET, OR 8.872 ACRES, MORE OR LESS.

**PARCEL NO. 10 (5228 & 5232 N 29TH AVE-APN NUMBERS: #153-18-011F, #153-18-011G, #153-18-011H, #153-18-011E, #153-18-011J, #153-18-012B ):**

ALL PORTIONS DESCRIBED IN THOSE CERTAIN WARRANTY DEEDS RECORDED UNDER DOCUMENT NUMBERS 2009-0318019, 2014-0430190, 2014-0430302, 2015-0091853, 2015-0202005 RECORDS OF MARICOPA COUNTY, ARIZONA, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 11, BLOCK 1, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD WITH THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18;

EXCEPT THE NORTH 25 FEET OF SAID LOT 11.

TOGETHER WITH ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0810054 RECORDS OF MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTH 60 FEET OF THE EAST HALF OF LOT 12, BLOCK 1, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18.

CONTAINS 90,601 SQUARE FEET, OR 2.080 ACRES, MORE OR LESS.

**PARCEL NO. 11 (2720 WEST CAMELBACK ROAD-APN # 153-28-037B):**

ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 1999-0007199, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

THE SOUTH HALF OF LOTS 15 AND 16, BLOCK 4, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18.

EXCEPT THE SOUTH 9 FEET THEREOF; AND

EXCEPT THE EAST 167 FEET THEREOF.

CONTAINS 39,056 SQUARE FEET, OR 0.897 ACRES, MORE OR LESS.

**PARCEL NO. 12 (2910 WEST VERMONT AVENUE-APN NUMBERS: #153-18-007T, #153-18-007S, #153-18-007P, #153-18-007Q, #153-18-007R, #153-18-007F, #153-18-007J.):**

ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN QUIT CLAIM DEED RECORDED UNDER DOCUMENT NUMBER 2014-0592152, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

THE EAST HALF OF THE WEST HALF OF THE EAST 323 FEET OF LOT 6, BLOCK 1, HOMELAND, ACCORDING TO BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA.

**EXCEPT** THE NORTH 8.00 FEET THEREOF.

**EXCEPT** ANY PORTION LYING WITHIN THE FOLLOWING DESCRIBED PARCEL;

**BEGINNING** AT THE SOUTHWEST CORNER OF LOT 6;

THENCE NORTH ALONG THE WEST LINE OF LOT 6, TO THE INTERSECTION WITH THE PERIMETER OF A CIRCULAR CURVE TO THE RIGHT CONCAVE SOUTHERLY, HAVING A CENTRAL ANGLE OF 40°07'59" AND A RADIUS OF 45 FEET;

THENCE SOUTHEASTERLY ALONG THE PERIMETER OF SAID CIRCULAR CURVE, A DISTANCE OF 31.5 FEET TO A POINT OF REVERSE CURVATURE;

THENCE EASTERLY ALONG THE PERIMETER OF A CIRCULAR CURVE TO THE LEFT, HAVING A RADIUS OF 40 FEET AND A CENTRAL ANGLE OF 40°07'59" A DISTANCE OF 28.02 FEET TO A POINT OF TANGENCY WITH THE NORTH LINE OF THE SOUTH LINE OF LOT 6;

THENCE EAST, PARALLEL WITH AND 25 FEET NORTH OF THE SOUTH LINE OF LOT 6, TO A POINT WHICH IS 25 FEET NORTH AND 10 FEET WEST OF THE SOUTHEAST CORNER THEREOF;

THENCE NORTHEASTERLY TO A POINT ON THE EAST LINE OF LOT 6, A DISTANCE OF 35 FEET NORTH OF THE SOUTHEAST CORNER THEREOF;

THENCE SOUTH ALONG THE EAST LINE OF LOT 6, A DISTANCE OF 35 FEET TO THE SOUTHEAST CORNER THEREOF;

THENCE WEST ALONG THE SOUTH LINE OF LOT 6 AND THE **POINT OF BEGINNING**;

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN QUIT CLAIM DEED RECORDED UNDER DOCUMENT NUMBER 2014-0592153, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

THE WEST HALF OF THE WEST HALF OF THE EAST 323 FEET OF LOT 6, BLOCK 1, HOMELAND, ACCORDING TO BOOK 15 OF MAPS PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA.

**EXCEPT** THE NORTH 8.00 FEET THEREOF.

**EXCEPT** ANY PORTION LYING WITHIN THE FOLLOWING DESCRIBED PARCEL;

**BEGINNING** AT THE SOUTHWEST CORNER OF LOT 6;

THENCE NORTH ALONG THE WEST LINE OF LOT 6, TO THE INTERSECTION WITH THE PERIMETER OF A CIRCULAR CURVE TO THE RIGHT CONCAVE SOUTHERLY, HAVING A CENTRAL ANGLE OF 40°07'59" AND A RADIUS OF 45 FEET;

THENCE SOUTHEASTERLY ALONG THE PERIMETER OF SAID CIRCULAR CURVE, A DISTANCE OF 31.5 FEET TO A POINT OF REVERSE CURVATURE;

THENCE EASTERLY ALONG THE PERIMETER OF A CIRCULAR CURVE TO THE LEFT, HAVING A RADIUS OF 40 FEET AND A CENTRAL ANGLE OF 40°07'59" A DISTANCE OF 28.02 FEET TO A POINT OF TANGENCY WITH THE NORTH LINE OF THE SOUTH LINE OF LOT 6;

THENCE EAST, PARALLEL WITH AND 25 FEET NORTH OF THE SOUTH LINE OF LOT 6, TO A POINT WHICH IS 25 FEET NORTH AND 10 FEET WEST OF THE SOUTHEAST CORNER THEREOF;

THENCE NORTHEASTERLY TO A POINT ON THE EAST LINE OF LOT 6, A DISTANCE OF 35 FEET NORTH OF THE SOUTHEAST CORNER THEREOF;

THENCE SOUTH ALONG THE EAST LINE OF LOT 6, A DISTANCE OF 35 FEET TO THE SOUTHEAST CORNER THEREOF;

THENCE WEST ALONG THE SOUTH LINE OF LOT 6 AND THE **POINT OF BEGINNING**;

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0011503, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:  
PARCEL NO. 1:

THE EAST 60 FEET OF THE WEST 150 FEET OF THE EAST 473 FEET OF LOT 6, BLOCK 1, HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, RECORDED IN BOOK 15 OF MAPS, PAGE 18;

**EXCEPT** THE SOUTH 25 FEET; AND

**EXCEPT** THE NORTH 8 FEET.

PARCEL NO. 2:

THE EAST 15 FEET OF THE WEST 90 FEET OF THE EAST 473 FEET OF LOT 6, BLOCK 1, HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, RECORDED IN BOOK 15 OF MAPS, PAGE 18;

**EXCEPT** THE SOUTH 25 FEET; AND

**EXCEPT** THE NORTH 8 FEET.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0096953, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

PARCEL NO. 2:

THE NORTH HALF OF THE EAST 160 FEET OF THE EAST 323 FEET OF LOT 6, BLOCK 1, HOMELAND, ACCORDING TO BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA;

**EXCEPT** THE NORTH 8 FEET THEREOF, AS QUITCLAIMED TO THE CITY OF PHOENIX, BY INSTRUMENT RECORDED IN DOCKET 15358, PAGE 554, RECORDS OF MARICOPA COUNTY, ARIZONA.

**EXCEPT** ANY PORTION LYING WITHIN THE FOLLOWING DESCRIBED PARCEL:

**BEGINNING** AT THE SOUTHWEST CORNER OF SAID LOT 6;

THENCE NORTH, ALONG THE WEST LINE OF SAID LOT 6, TO THE INTERSECTION WITH THE PERIMETER OF A CIRCULAR CURVE TO THE RIGHT, CONCAVE SOUTHERLY, HAVING A CENTRAL ANGLE OF 40 DEGREES 07 MINUTES 59 SECONDS, A DISTANCE OF 28.02 FEET TO A POINT OF TANGENCY WITH THE NORTH LINE OF THE SOUTH 25 FEET OF SAID LOT 6;

THENCE EAST, PARALLEL TO AND 25 FEET NORTH OF THE SOUTH LINE OF SAID LOT 6, TO A POINT WHICH IS 25 FEET NORTH AND 10 FEET WEST OF THE SOUTHEAST CORNER THEREOF;

THENCE NORTHEASTERLY TO A POINT ON THE SOUTH, ALONG THE EAST LINE OF SAID LOT 6, A DISTANCE OF 35 FEET TO THE SOUTHEAST CORNER THEREOF;

THENCE WEST, ALONG THE SOUTH LINE OF SAID LOT 6, TO THE SOUTHWEST CORNER OF SAID LOT 6 AND THE **POINT OF BEGINNING**;

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0728865, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

THE SOUTH HALF OF THE EAST 160 FEET OF THE EAST 323 FEET OF LOT 6, BLOCK 1, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18;

**EXCEPT** ANY PORTION LYING WITHIN THE FOLLOWING DESCRIBED PARCEL:

**BEGINNING** AT THE SOUTHWEST CORNER OF LOT 6;

THENCE NORTH ALONG THE WEST LINE OF LOT 6, TO THE INTERSECTION WITH THE PERIMETER OF A CIRCULAR CURVE TO THE RIGHT, CONCAVE SOUTHERLY, HAVING A CENTRAL ANGLE OF 40 DEGREES 07 MINUTES 59 SECONDS, A DISTANCE OF 28.02 FEET TO A POINT OF TANGENCY WITH THE NORTH LINE OF THE SOUTH 25 FEET OF LOT 6;

THENCE EAST, PARALLEL WITH AND 25 FEET NORTH OF THE SOUTH LINE OF LOT 6, TO A POINT WHICH IS 25 FEET NORTH AND 10 FEET WEST OF THE SOUTHEAST CORNER THEREOF;

THENCE NORTHEASTERLY TO A POINT ON THE EAST LINE OF LOT 6, DISTANT 35 FEET NORTH OF THE SOUTHEAST CORNER THEREOF;

THENCE SOUTH ALONG THE EAST LINE OF LOT 6, A DISTANCE OF 35 FEET TO THE SOUTHEAST CORNER THEREOF;

THENCE WEST ALONG THE SOUTH LINE OF LOT 6, TO THE SOUTHWEST CORNER OF LOT 6 AND THE **POINT OF BEGINNING**.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 1988-0286757, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

THE WEST 65 FEET OF THE EAST 463 FEET OF LOT 6, BLACK 1, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18.

EXCEPT THE SOUTH 25 FEET.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-067922, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

EXHIBIT "A"

LOT 6, BLOCK 1, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18;

**EXCEPT THE EAST 528 FEET; AND**

**EXCEPT ANY PORTION LYING WITHIN THE FOLLOWING DESCRIBED PARCEL:**

**BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 6;**

THENCE NORTH ALONG THE WEST LINE OF SAID LOT 6, TO THE INTERSECTION WITH THE PERIMETER OF A CIRCULAR CURVE TO THE RIGHT, CONCAVE SOUTHERLY, HAVING A CENTRAL ANGLE OF 40° 07' 59" AND A RADIUS OF 45 FEET;

THENCE SOUTHEASTERLY, ALONG THE PERIMETER OF SAID CIRCULAR CURVE, A DISTANCE OF 31.05 FEET TO A POINT OF REVERSE CURVATURE;

THENCE EASTERLY, ALONG THE PERIMETER OF CIRCULAR CURVE TO THE LEFT, HAVING A RADIUS OF 40 FEET AND A CENTRAL ANGLE OF 40° 07' 59", A DISTANCE OF 28.02 FEET TO A POINT OF TANGENCY WITH THE NORTH LINE OF THE SOUTH 25 FEET OF SAID LOT 6;

THENCE EAST, PARALLEL WITH AND 25 FEET NORTH OF THE SOUTH LINE OF SAID LOT 6, TO A POINT WHICH IS 25 FEET NORTH AND 10 FEET WEST OF THE SOUTHEAST CORNER THEREOF;

THENCE NORTHEASTERLY TO A POINT ON THE EAST LINE OF SAID LOT 6, DISTANCE 35 FEET NORTH OF THE SOUTHEAST CORNER THEREOF;

THENCE SOUTH, ALONG THE EAST LINE OF SAID LOT 6, A DISTANCE OF 35 FEET TO THE SOUTHEAST CORNER THEREOF;

THENCE WEST, ALONG THE SOUTH LINE OF LOT 6, TO THE SOUTHWEST CORNER OF SAID LOT 6 AND THE **POINT OF BEGINNING**.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN QUIT CLAIM DEED RECORDED UNDER DOCUMENT NUMBER 2014-0799296, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

EXHIBIT "A"

THE WEST 65 FEET OF THE EAST 528 FEET OF LOT 6, BLOCK 1, OF HOMELAND, ACCORDING TO THE PLAT IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18;

**EXCEPT ANY PORTION LYING WITHIN THE FOLLOWING DESCRIBED PARCEL:**

**BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 6;**

THENCE NORTH ALONG THE WEST LINE OF SAID LOT 6, TO THE INTERSECTION WITH THE PERIMETER OF A CIRCULAR CURVE TO THE RIGHT, CONCAVE SOUTHERLY, HAVING A CENTRAL ANGLE OF 40° 07' 59" AND A RADIUS OF 45 FEET;

THENCE SOUTHEASTERLY, ALONG THE PERIMETER OF SAID CIRCULAR CURVE, A DISTANCE OF 31.05 FEET TO A POINT OF REVERSE CURVATURE;



THENCE EASTERLY, ALONG THE PERIMETER OF CIRCULAR CURVE TO THE LEFT, HAVING A RADIUS OF 40 FEET AND A CENTRAL ANGLE OF 40° 07' 59", A DISTANCE OF 28.02 FEET TO A POINT OF TANGENCY WITH THE NORTH LINE OF THE SOUTH 25 FEET OF SAID LOT 6;

THENCE EAST, PARALLEL WITH AND 25 FEET NORTH OF THE SOUTH LINE OF SAID LOT 6, TO A POINT WHICH IS 25 FEET NORTH AND 10 FEET WEST OF THE SOUTHEAST CORNER THEREOF;

THENCE NORTHEASTERLY TO A POINT ON THE EAST LINE OF SAID LOT 6, DISTANCE 35 FEET NORTH OF THE SOUTHEAST CORNER THEREOF;

THENCE SOUTH, ALONG THE EAST LINE OF SAID LOT 6, A DISTANCE OF 35 FEET TO THE SOUTHEAST CORNER THEREOF;

THENCE WEST, ALONG THE SOUTH LINE OF LOT 6, TO THE SOUTHWEST CORNER OF SAID LOT 6 AND THE **POINT OF BEGINNING**.

CONTAINS 84,295 SQUARE FEET, OR 1.935 ACRES, MORE OR LESS.

**PARCEL NO. 13 (2920 W GEORGIA AVENUE APN NUMBERS: #153-18-008B, #153-18-030, #153-18-008C, #153-18-008D, #153-18-008H, #153-18-00F, #153-18-00J, #153-18-029):**

ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBERS 2014-0798733, RECORDS OF MARICOPA COUNTY, ARIZONA, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

EXHIBIT "A"

LOT 2, LORETTA, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 53 OF MAPS, PAGE 32;

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN QUIT CLAIM DEED RECORDED UNDER DOCUMENT NUMBER 2014-0783527, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

EXHIBIT A

THE EAST 175 FEET OF LOT 8, BLOCK 1, HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18;

**EXCEPT** THE SOUTH 85 FEET THEREOF.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN QUIT CLAIM DEED RECORDED UNDER DOCUMENT NUMBER 2014-0359195, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

LOT ONE (1) LORETTA, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, IN BOOK 53 OF MAPS, PAGE 32.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0747028, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

EXHIBIT "A"

THE SOUTH 85 FEET OF THE EAST 175 FEET OF LOT 8, BLOCK 1, HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18;

**EXCEPT** THE SOUTH 25 FEET THEREOF.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0046093, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:  
EXHIBIT A

THE EAST 350 FEET OF LOT 8, BLOCK 1, HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18;

**EXCEPT** THE SOUTH 25 FEET; AND

**EXCEPT** THE EAST 175 FEET.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0825453, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

EXHIBIT "A"

THE WEST 60 FEET OF THE EAST 410 FEET OF LOT EIGHT (8), BLOCK ONE (1), HOMELAND, ACCORDING TO BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA;

**EXCEPT** THE SOUTH 25 FEET;

**EXCEPT** THE NORTH 8 FEET THEREOF AS QUITCLAIMED TO THE CITY OF PHOENIX, A MUNICIPAL CORPORATION, FOR ROADWAY AND ALLEY PURPOSES IN DEED RECORDED FEBRUARY 13, 1959, IN DOCKET 2753, PAGE 368 OF OFFICIAL RECORDS.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0145589, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

EXHIBIT "A"

THE WEST 60 FEET OF THE EAST 470 FEET OF LOT 8, BLOCK 1, HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, BOOK 15 OF MAPS, PAGE 18 THEREOF;

**EXCEPT** THE SOUTH 25 FEET THEREOF; AND

**EXCEPT** THE NORTH 8 FEET THEREOF AS QUITCLAIMED TO THE CITY OF PHOENIX, A MUNICIPAL CORPORATION, FOR ALLEY PURPOSES IN DEED RECORDED FEBRUARY 13, 1959, IN DOCKET 2753, PAGE 369 OF OFFICIAL RECORDS.

**TOGETHER WITH ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0212769, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:**

THE EAST HALF OF THE FOLLOWING DESCRIBED PROPERTY:

LOT 8, BLOCK 1, OF HOMELAND, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY RECORDED IN BOOK 15 OF MAPS, PAGE 18;

EXCEPT THE EAST 470 FEET THEREOF; AND

EXCEPT THAT PORTION THEREOF CONVEYED TO THE CITY OF PHOENIX, BY DEED RECORDED IN DOCKET 2753, PAGE 368, AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 8;

THENCE NORTH ALONG THE WEST LINE OF LOT 8, A DISTANCE OF 165.36 FEET TO THE NORTHWEST CORNER OF SAID LOT 8;

THENCE EAST ALONG THE NORTH LINE OF SAID LOT 8 TO A POINT WHICH IS 470 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT 8;

THENCE SOUTH PARALLEL TO AND 470 FEET WEST OF THE EAST LINE OF SAID LOT 8, A DISTANCE OF 8 FEET;

THENCE WEST PARALLEL TO AND 8 FEET SOUTH OF THE NORTH LINE OF SAID LOT 8 TO A POINT WHICH IS 8 FEET SOUTH AND 25 FEET EAST OF THE NORTHWEST CORNER OF SAID LOT 8;

THENCE SOUTH PARALLEL TO AND 25 FEET EAST OF THE WEST LINE OF SAID LOT 8 TO A POINT WHICH IS 35 FEET NORTH AND 25 FEET EAST OF THE SOUTHWEST CORNER OF SAID LOT 8;

THENCE SOUTHEASTERLY TO A POINT WHICH IS 25 FEET NORTH AND 35 FEET EAST OF THE SOUTHWEST CORNER OF SAID LOT 8;

THENCE EAST PARALLEL TO AND 25 FEET NORTH OF THE SOUTH LINE OF SAID LOT 8 TO A POINT ON THE EAST LINE OF SAID LOT 8;

THENCE SOUTH ALONG THE EAST OF SAID LOT 8 A DISTANCE OF 25 FEET TO THE SOUTHEAST CORNER OF SAID LOT 8;

THENCE WEST ALONG THE SOUTH LINE OF SAID LOT 8 A DISTANCE OF 627.75 FEET TO THE POINT OF BEGINNING.

CONTAINS 81,256 SQUARE FEET, OR 1.865 ACRES, MORE OR LESS.

**PARCEL NO. 14 (2931 W VERMONT AVENUE APN NUMBERS: #153-19-031, #153-19-033A, #153-19-034, #153-19-035, #153-19-036, #153-19-037, #153-19-038):**

ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0778247, RECORDS OF MARICOPA COUNTY, ARIZONA, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

EXHIBIT "A"

LOT 3, OF LORETTA, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 53 OF MAPS, PAGE 32;

**EXCEPTING** THEREFROM A PORTION CONVEYED TO THE CITY OF PHOENIX BY QUIT-CLAIM DEEDS RECORDED MARCH 5, 1959 AS DOCKET 2778, PAGES 116 AND 117 OF OFFICIAL RECORDS.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0799407, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

LOT 4 AND LOT 5, LORETTA, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 53 OF MAPS, PAGE 32;

**EXCEPT** THE SOUTH 8 FEET OF SAID LOT 4.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0655931, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

LOT 6, LORETTA, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 53 OF MAPS, PAGE 32;

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0798703, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

LOTS 7 AND 8, LORETTA, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 53 OF MAPS, PAGE 32;

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0308774, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

LOT 9, OF LORETTA, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 53 OF MAPS, PAGE 32;

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0853298, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

LOT 10, OF LORETTA, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 53 OF MAPS, PAGE 32;

CONTAINS 62,046 SQUARE FEET, OR 1.424 ACRES, MORE OR LESS.

**PARCEL NO. 15, INTENTIONALLY OMITTED**

**PARCEL NO. 16 (2802 WEST COLTER ST APN #153-19-022, #153-19-023):**

ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBERS 2015-0096953, RECORDS OF MARICOPA COUNTY, ARIZONA, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 1, BLOCK 1, OF PENNIE TRACT, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 43 OF MAPS, PAGE 5.

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0726186, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

LOT 2, BLOCK 1, OF PENNIE TRACT, ACCORDING TO BOOK 43 OF MAPS, PAGE 5, RECORDS OF MARICOPA COUNTY, ARIZONA;

CONTAINS 17,181 SQUARE FEET, OR 0.394 ACRES, MORE OR LESS

**PARCEL NO. 17 (5127 N 28TH DRIVE APN #153-28-042):**

ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBERS 2015-0018051, RECORDS OF MARICOPA COUNTY, ARIZONA, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL NO. 1:

LOT 3, RANDY ACRES, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 83 OF MAPS, PAGE 2.

CONTAINS 8,416 SQUARE FEET, OR 0.193 ACRES, MORE OR LESS.

**PARCEL NO. 18 (5160 NORTH 28TH DRIVE-APN NUMBERS: #153-28-001A)**

ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBERS 2015-0783192, RECORDS OF MARICOPA COUNTY, ARIZONA, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTH 146 FEET OF LOT 1, BLOCK 4, HOMELAND, ACCORDING TO BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA.

CONTAINS 39,919 SQUARE FEET, OR 0.916 ACRES, MORE OR LESS.

**PARCEL NO. 19 (2530 W COLTER ST , APN #153-20-029E):**

ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBERS 2015-0542670 AND 2015-0208325 RECORDS OF MARICOPA COUNTY, ARIZONA, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

EXHIBIT "A-1":

A PORTION OF LOTS 14, 15 AND 16 OF ELLAZONA, A SUBDIVISION RECORDED IN BOOK 18 OF MAPS, PAGE 19, RECORDS OF MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE NORTHEAST CORNER OF LOT 14, ELLAZONA, A SUBDIVISION RECORDED IN BOOK 18 OF MAPS, PAGE 19, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE SOUTH 00 DEGREES 04 MINUTES 14 SECONDS WEST, 330.04 FEET ALONG THE EAST LINE OF SAID LOT 14 TO THE SOUTH LINE OF THE NORTH 330.00 FEET OF LOTS 14, 15 AND 16 OF SAID ELLAZONA;

THENCE NORTH 89 DEGREES 11 MINUTES 07 SECONDS EAST, 326.35 FEET ALONG SAID SOUTH LINE OF THE NORTH 330.00 FEET OF LOTS 15 AND 16 TO THE EAST LINE OF SAID LOT 16 AND THE WESTERLY RIGHT OF WAY LINE OF INTERSTATE 17;

THENCE DEPARTING SAID SOUTH LINE OF THE NORTH 330.00 FEET OF LOT 15 AND 16, SOUTH 00 DEGREES 05 MINUTES AND 38 SECONDS WEST, 271.71 FEET ALONG SAID EAST LINE OF LOT 16 AND THE WESTERLY RIGHT OF WAY LINE OF INTERSTATE 17 TO THE NORTH LINE OF THE SOUTH 30.00 FEET OF SAID LOTS 14, 15 AND 16;

THENCE DEPARTING SAID EAST LINE OF SAID LOT 16 AND THE WESTERLY RIGHT OF WAY LINE OF INTERSTATE 17, SOUTH 89 DEGREES 11 MINUTES 56 SECONDS WEST, 426.25 FEET ALONG SAID NORTH LINE OF THE SOUTH 30.00 FEET OF SAID LOTS 14, 15 AND 16 TO THE WEST LINE OF THE EAST 100.00 FEET OF SAID LOT 14;

THENCE DEPARTING SAID NORTH LINE OF THE SOUTH 30.00 FEET OF LOTS 14, 15 AND 16, NORTH 00 DEGREES 04 MINUTES 14 SECONDS EAST, 601.64 FEET ALONG SAID WEST LINE OF THE EAST 100.00 FEET OF LOT 14 TO THE NORTH LINE OF SAID LOT 14;

THENCE DEPARTING SAID WEST LINE OF THE EAST 100.00 FEET OF LOT 14, NORTH 89 DEGREES 11 MINUTES 07 SECONDS EAST, 100.01 FEET ALONG SAID NORTH LINE TO THE **POINT OF BEGINNING**.

**EXCEPTING** THEREFROM THAT PORTION CONVEYED TO THE CITY OF PHOENIX, A MUNICIPAL CORPORATION BY QUIT-CLAIM DEED RECORDED SEPTEMBER 15, 2008 AS 2008-794918 OF OFFICIAL RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS:

THAT PART OF THE SOUTHWEST QUARTER OF SECTION 13 TOWNSHIP 2 NORTH, RANGE 2 EAST, G&SRB&M, DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE SOUTHWEST CORNER OF SAID SECTION 13, BEING ALSO THE INTERSECTION OF THE MONUMENT LINES OF 27TH AVENUE AND CAMELBACK ROAD;

THENCE NORTH 00° 20' 40" EAST, AN ASSUMED BEARING, ALONG THE WEST LINE OF SAID SECTION 13 A DISTANCE OF 1324.17 FEET TO A 1/16TH CORNER, BEING ALSO THE INTERSECTION OF THE MONUMENT LINES OF 27TH AVENUE AND COLTER STREET;

THENCE NORTH 89° 31' 06" EAST, ALONG SAID 1/16TH. LINE, A DISTANCE OF 1304.66 FEET;

THENCE NORTH 00° 26' 58" EAST A DISTANCE OF 30.00 FEET TO THE INTERSECTION OF THE EXISTING NORTH RIGHT OF WAY LINE OF COLTER STREET WITH THE EXISTING WEST RIGHT OF WAY LINE OF 1-17, AND THE **POINT OF BEGINNING**;

THENCE SOUTH 89° 31' 06" WEST ALONG SAID EXISTING NORTH RIGHT OF WAY LINE A DISTANCE OF 25.00 FEET;

THENCE NORTH 44° 59' 02" EAST A DISTANCE OF 35.64 FEET TO A POINT IN SAID EXISTING WEST RIGHT OF WAY LINE WHICH 25.00 FEET NORTH OF SAID EXISTING NORTH RIGHT OF WAY LINE;

THENCE SOUTH 00° 26' 58" WEST ALONG SAID EXISTING WEST RIGHT OF WAY LINE A DISTANCE OF 25.00 FEET TO THE **POINT OF BEGINNING**.

CONTAINS 148,477 SQUARE FEET, OR 3.409 ACRES, MORE OR LESS.

**PARCEL NO. 20 (5136 N 29TH AVENUE-APN NUMBERS: #153-29-009C, #153-29-009D, #153-29-012A):**

ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0741790, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

THE SOUTH 265 FEET OF LOT 7, BLOCK 3, HOMELAND, A SUBDIVISION RECORDED IN BOOK 15 OF MAPS, PAGE 18, RECORDS OF MARICOPA COUNTY, ARIZONA.

**EXCEPT THE WEST 204 FEET.**

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2014-0829515, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

LOT 7, BLOCK 3, HOMELAND, ACCORDING TO THE MAP OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18;

**EXCEPT THE WEST 204 FEET; AND**

**EXCEPT THE SOUTH 265 FEET.**

**TOGETHER WITH** ALL THAT PORTION AS DESCRIBED IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED UNDER DOCUMENT NUMBER 2015-0028764, RECORDS OF MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

THAT PART OF LOT 8, BLOCK 3, HOMELAND, ACCORDING TO THE MAP OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 15 OF MAPS, PAGE 18;

**BEGINNING AT THE NORTHEAST CORNER OF LOT 8;**

THENCE WEST 94.36 FEET;

THENCE SOUTH 65 FEET;

THENCE EAST 94.36 FEET;

THENCE NORTH 65.00 FEET TO THE TRUE **POINT OF BEGINNING**.

CONTAINS 37,577 SQUARE FEET, OR 0.863 ACRES, MORE OR LESS

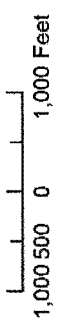
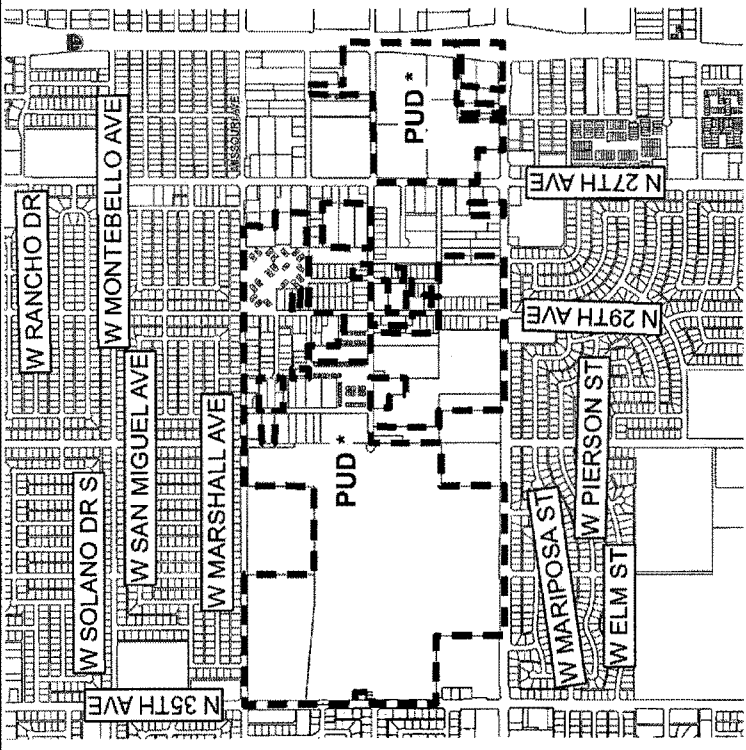


ATTACHMENT B

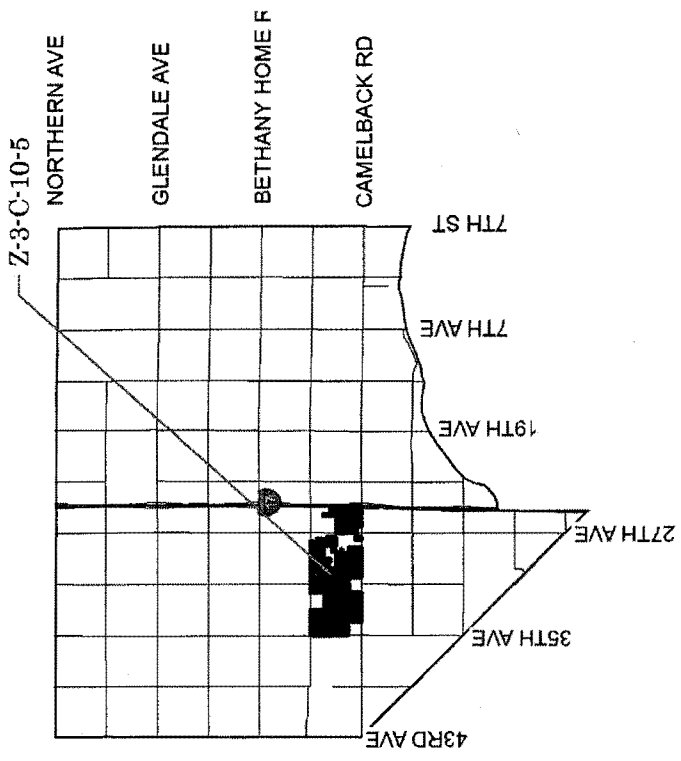
ORDINANCE LOCATION MAP

Zoning Case Number: Z-3-C-10-5  
Zoning Overlay:  
Planning Village: Alhambra

ZONING SUBJECT TO STIPULATIONS: \*  
SUBJECT AREA: ■ ■ ■ ■ ■



NOT TO SCALE



Drawn Date: 4/6/2016

S:\Department Share\IS Share\PL GIS\IS\_Team\Core\_Functions\Zoning\SuppMaps\_OrdMaps\2016 Ord5\_4\_16\Z-3-C-10-5.mxd