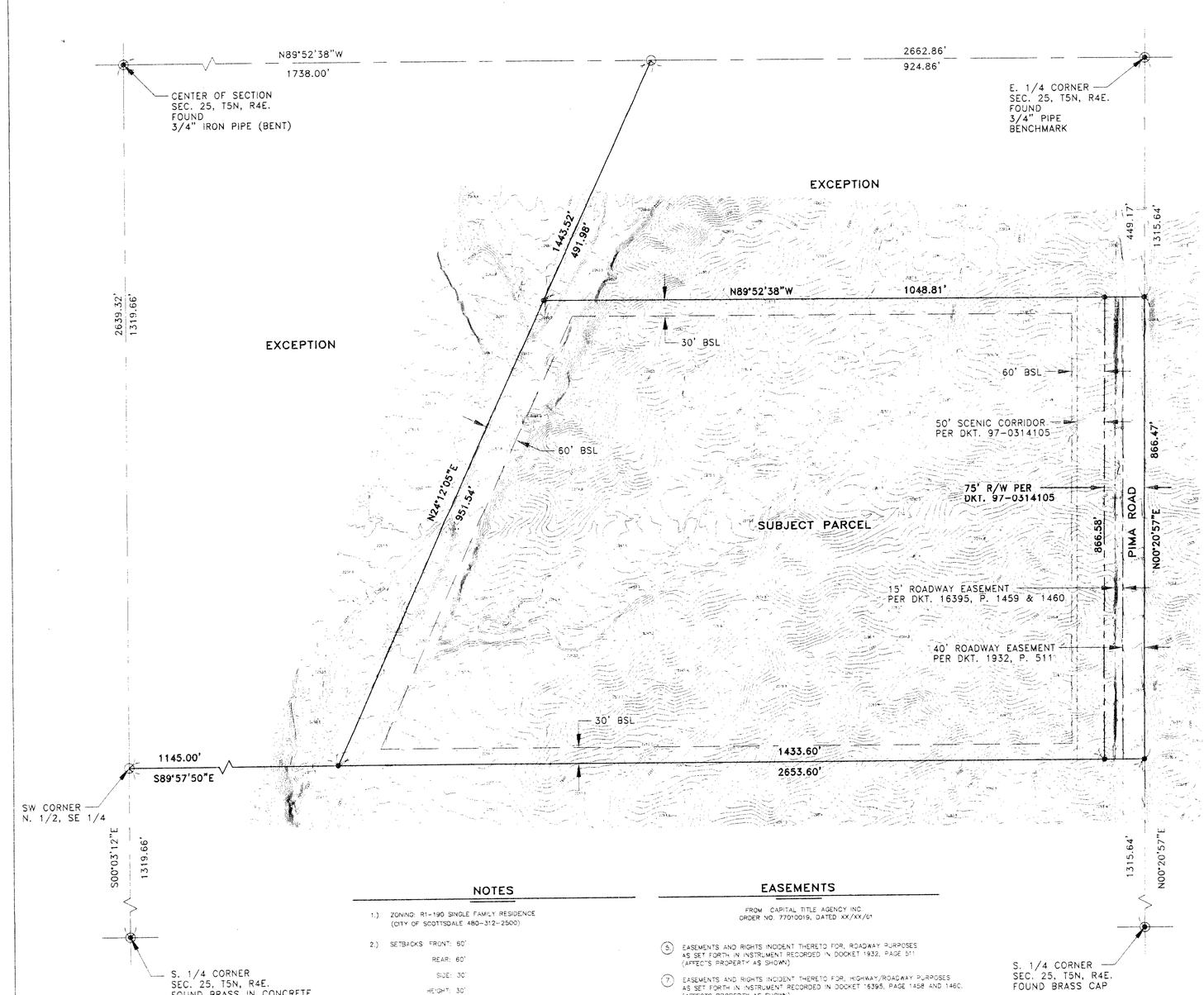
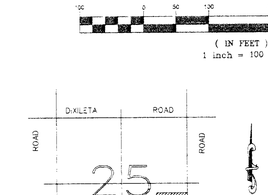


GRAPHIC SCALE

(IN FEET)
1 inch = 100 ft.



VICINITY MAP

LEGEND

- SET 1/2" REBAR w/CAP LS 22768
- FOUND CORNER AS NOTED
- NOT FOUND OR SET
- BSL BACK SET LINE
- DKT. DOCKET
- EASM'T EASEMENT
- E/A EDGE OF ASPHALT
- FND. FOUND
- H/H HAND HOLE
- M.C.R.E. MARICOPA COUNTY RECORDER
- MEAS. MEASURED
- P.C. POINT OF COMMENCEMENT
- P.O.B. POINT OF BEGINNING
- REC. RECORD
- R/W RIGHT OF WAY
- S.F. SQUARE FEET
- TYP. TYPICAL

NOTES

1.) ZONING: R1-190 SINGLE FAMILY RESIDENCE
(CITY OF SCOTTSDALE 480-312-2500)

2.) SETBACKS FRONT: 60'
REAR: 60'
SIDE: 30'
HEIGHT: 30'

3.) FLOOD ZONE: X, AREA OF THE 500 YEAR FLOOD PLAIN,
ACCORDING TO FIRM 04013C1235D DATED 04/15/88

4.) AREA: 1,147,718.7566 SQ. FT., 26.2132 ACRES (GROSS)
AREA: 1,076,729.464± SQ. FT., 24.7183 ACRES (NET)

EASEMENTS

FROM CAPITAL TITLE AGENCY INC.
ORDER NO. 77010019, DATED XX/XX/01

(5) EASEMENTS AND RIGHTS INCIDENT THERETO FOR, ROADWAY PURPOSES AS SET FORTH IN INSTRUMENT RECORDED IN DOCKET 1932, PAGE 511 (AFFECTS PROPERTY AS SHOWN)

(7) EASEMENTS AND RIGHTS INCIDENT THERETO FOR, HIGHWAY/ROADWAY PURPOSES AS SET FORTH IN INSTRUMENT RECORDED IN DOCKET 16395, PAGE 1458 AND 1460. (AFFECTS PROPERTY AS SHOWN)

(9) CITY OF SCOTTSDALE LOT SPLIT AND EASEMENTS AS SET FORTH IN INSTRUMENT RECORDED IN DOCUMENT NO. 97-0314105. (AFFECTS PROPERTY AS SHOWN)

BENCHMARK

3/4" IRON PIPE, EAST 1/4 CORNER SECTION 25, T5N, R4E.
ELEV. = 2306.391 CCS NAVD '88 DATUM

PARCEL DESCRIPTION

FROM CAPITAL TITLE AGENCY INC.
ORDER NO. 77010019, DATED XX/XX/01

THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 5 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY ARIZONA;

EXCEPT THAT PORTION DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER OF SAID SECTION 25;

THENCE EASTERLY ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER A DISTANCE OF 1738.00 FEET;

THENCE SOUTHWESTERLY TO A POINT ON THE SOUTH LINE OF SAID NORTH HALF OF THE SOUTHEAST QUARTER, WHICH LIES 1145.00 FEET EAST OF THE SOUTH-WEST CORNER OF THE NORTH HALF OF THE SAID SOUTHEAST QUARTER;

THENCE WESTERLY ALONG SAID SOUTH LINE, 1145.00 FEET TO THE SOUTH-WEST CORNER OF SAID NORTH HALF OF THE SOUTHEAST QUARTER;

THENCE NORTHERLY ALONG THE WEST LINE OF SAID NORTH HALF OF THE SOUTHEAST QUARTER A DISTANCE OF 1320.00 FEET, MORE OR LESS, TO THE POINT OF BEGINNING; AND

EXCEPT THE NORTH 449.17 FEET OF THE FOLLOWING DESCRIBED PARCEL:

THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 5 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY ARIZONA;

EXCEPT THAT PORTION DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER OF SAID SECTION 25;

THENCE EASTERLY ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER A DISTANCE OF 1738.00 FEET;

THENCE SOUTHWESTERLY TO A POINT ON THE SOUTH LINE OF SAID NORTH HALF OF THE SOUTHEAST QUARTER, WHICH LIES 1145.00 FEET EAST OF THE SOUTH-WEST CORNER OF THE NORTH HALF OF THE SAID SOUTHEAST QUARTER;

THENCE WESTERLY ALONG SAID SOUTH LINE, 1145.00 FEET TO THE SOUTH-WEST CORNER OF SAID NORTH HALF OF THE SOUTHEAST QUARTER;

THENCE NORTHERLY ALONG THE WEST LINE OF SAID NORTH HALF OF THE SOUTHEAST QUARTER A DISTANCE OF 1320.00 FEET, MORE OR LESS, TO THE POINT OF BEGINNING; AND

EXCEPT THE EAST 75.00 FEET THEREOF; AND

ALSO EXCEPTING ALL MINERALS AND ALL URANIUM, THORIUM OR ANY OTHER MATERIAL WHICH IS OR MAY BE DETERMINED TO BE PECULIARLY ESSENTIAL TO THE PRODUCTION OF FISSIONABLE MATERIALS AS RESERVED BY THE UNITED STATES OF AMERICA IN DOCKET 1415, PAGE 212.

CERTIFICATE OF SURVEY

To: THE FIRST ASSEMBLY OF GOD OF THE CITY OF PHOENIX, AN ARIZONA NON-PROFIT CORPORATION; AND CAPITAL TITLE AGENCY INC.;

This is to certify that this map or plat and the survey on which it is based were made in accordance with "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys" jointly established and adopted by ALTA, ACSM and NSPS in 1999, and includes items 1 - 6, and 14 - 16 of Table A thereof.
Pursuant to the Accuracy Standards as adopted by ALTA,NSPS, and ACSM and in effect on the date of this certification, undersigned further certifies that the Positional Uncertainties resulting from the survey measurements made on the survey do not exceed the allowable Positional Tolerance.

REVISIONS

DESIGNED BY:	DRAWN BY:	CHECKED BY:
PHIL	PHIL	LONG

HULTT-ZOLLARS
Engineering
Hultt-Zollars Inc.
4742 N. 24th Street, Suite 100 Phoenix, AZ 85016
Phone (602) 952-8435 Fax (602) 952-8995

ALTA/ACSM LAND TITLE SURVEY
SCOTTSDALE DREAM CENTER

PART OF THE SOUTHEAST 1/4, SECTION 25,
TOWNSHIP 5 NORTH, RANGE 4 EAST, G&S.R.B&M.
MARICOPA COUNTY, ARIZONA

STEVEN R. LONG
8-8-01

DATE: AUGUST 8, 2001

H-Z JOB NO.: 05-1265-01

SHEET 1 OF 1

FILE: G:\PROJ\05126501\SURVEY\ALTA.DWG

develop
review b
si
not for cons

case #88-PA
DR9.
ALTA
1"=
scottsdale first asse
DREAM CENT
pima road | via
scottsdale, ar
0 50' 100' 200
septemb
© copyrig
DeBARTOLO archi
4450 north twelf
num
phoenix, arizona
tel 602.2
fax 602.2

88-PA-01 # 2
11/26/02

36-DR-2003
05/20/2003