

## Public Non-Motorized Access Easement

A portion of Lot 1 as shown on the final plat of Agave Residential, recorded in Book 1288, Page 33, Maricopa County Records, lying within a portion of the southeast quarter of Section 27, Township 2 North, Range 4 East, of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, more particularly described as follows:

**Beginning** at the southwest corner of said Lot 1;

**Thence** along the easterly right-of-way line of N 71<sup>st</sup> Street, North 00°09'17" East, a distance of 222.52 feet;

**Thence** leaving said easterly right-of-way line, North 44°42'15" East, a distance of 17.10 feet, to the southerly right-of-way line of E Osborn Road;

**Thence** along said southerly right-of-way line, North 89°15'13" East, a distance of 544.48 feet;

**Thence** leaving said southerly right-of-way line, South 00°44'47" East, a distance of 1.00 feet;

**Thence** leaving said easterly line, South 89°15'13" West, a distance of 543.79 feet;

**Thence** South 44°42'15" West, a distance of 13.84 feet;

**Thence** South 00°09'17" West, a distance of 16.46 feet;

**Thence** South 89°50'43" East, a distance of 2.00 feet;

**Thence** South 00°09'17" West, a distance of 207.31 feet, to the southerly line of said Lot 1;

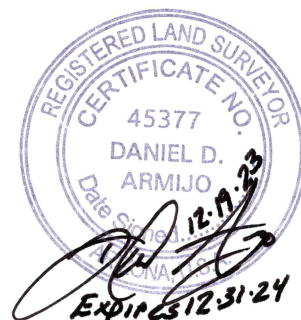
**Thence** along said southerly line, South 89°13'56" West, a distance of 5.00 feet, to the **Point of Beginning**.

Containing 1,647 Square Feet or 0.04 Acres more or less.

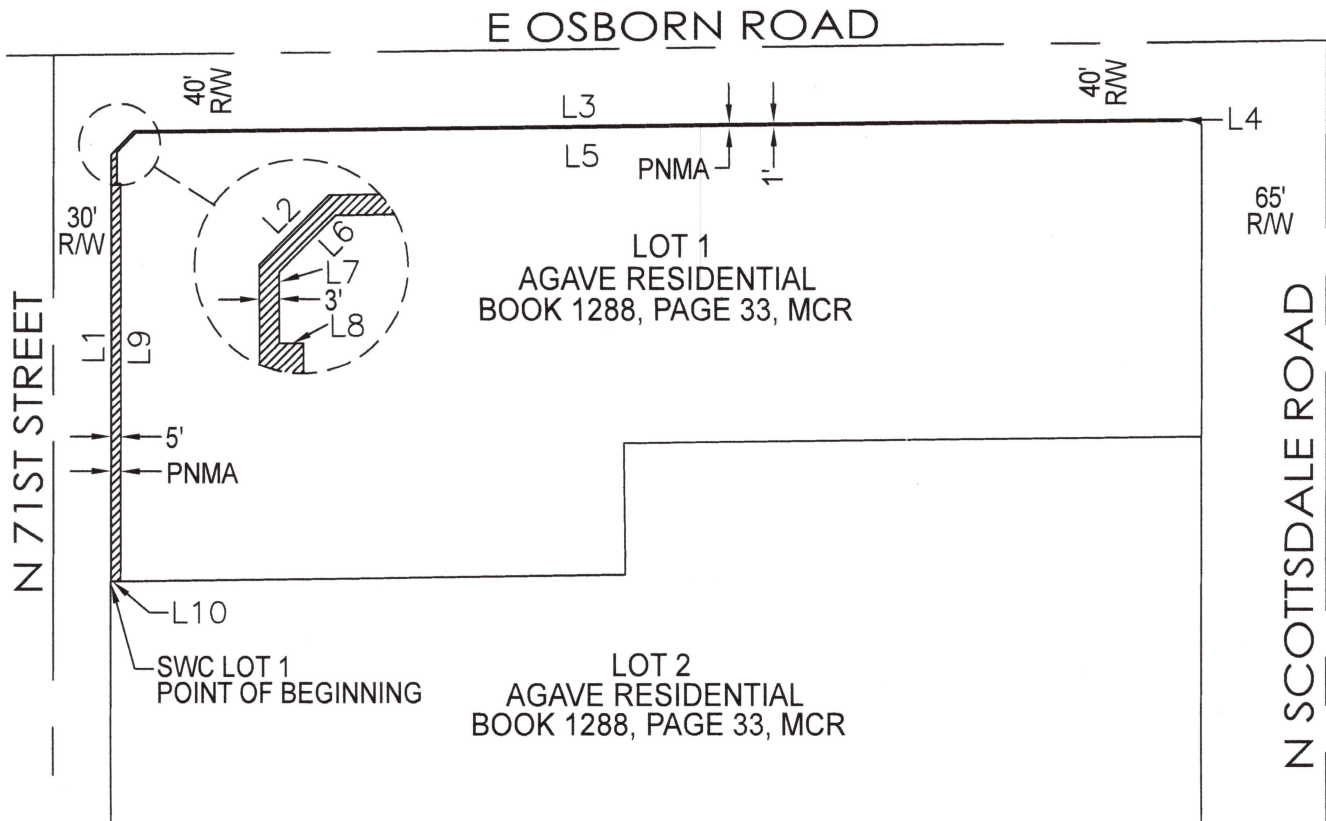


P.O. Box 2170, Chandler, AZ 85244  
Daniel D. Armijo, RLS (480) 244-7630  
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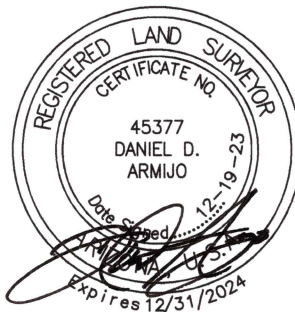
December 19, 2023  
AWLS #21-009



# EXHIBIT A



| LINE | BEARING       | DISTANCE |
|------|---------------|----------|
| L1   | N 00°09'17" E | 222.52'  |
| L2   | N 44°42'15" E | 17.10'   |
| L3   | N 89°15'13" E | 544.48'  |
| L4   | S 00°44'47" E | 1.00'    |
| L5   | S 89°15'13" W | 543.79'  |
| L6   | S 44°42'15" W | 13.84'   |
| L7   | S 00°09'17" W | 16.46'   |
| L8   | S 89°50'43" E | 2.00'    |
| L9   | S 00°09'17" W | 207.31'  |
| L10  | S 89°13'56" W | 5.00'    |



PUBLIC NON-MOTORIZED ACCESS EASEMENT

AW LAND SURVEYING, LLC  
PO BOX 2170  
CHANDLER, AZ 85244  
PH: 480-244-7630  
No: 21-009 SHEET 2 OF 2

PNMA

Closure Report

Tue Dec 19 10:16:23 2023

| Northing  | Easting   | Bearing              | Distance |
|-----------|-----------|----------------------|----------|
| 904674.56 | 696479.91 | N 00°09'17" E 222.52 |          |
| 904897.08 | 696480.51 | N 44°42'15" E 17.10  |          |
| 904909.23 | 696492.54 | N 89°15'13" E 544.48 |          |
| 904916.33 | 697036.97 | S 00°44'47" E 1.00   |          |
| 904915.33 | 697036.98 | S 89°15'13" W 543.79 |          |
| 904908.24 | 696493.25 | S 44°42'15" W 13.84  |          |
| 904898.41 | 696483.51 | S 00°09'17" W 16.46  |          |
| 904881.95 | 696483.47 | S 89°50'43" E 2.00   |          |
| 904881.94 | 696485.47 | S 00°09'17" W 207.31 |          |
| 904674.63 | 696484.91 | S 89°13'56" W 5.00   |          |
| 904674.56 | 696479.91 |                      |          |

Closure Error Distance> 0.0001 Error Bearing> S 89°13'56" W  
Closure Precision> 1 in 15735060.6 Total Distance> 1573.51  
Area: 1647 sq ft, 0.0378 acres

