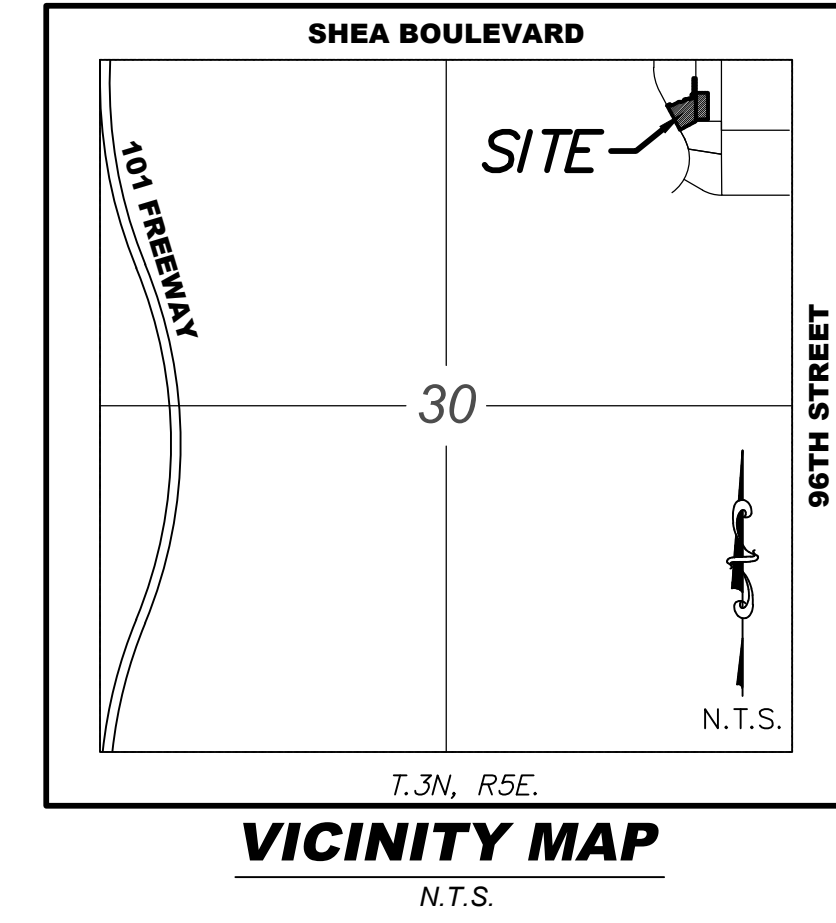


ALTA / NSPS LAND TITLE SURVEY 92ND STREET WEST

A PORTION OF THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 3 NORTH, RANGE 5 EAST OF THE
GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA.



SIG
 SURVEY INNOVATION
 GROUP, INC
Land Surveying Services
 22425 N. 16th ST., SUITE 1
 PHOENIX, ARIZONA 85024
 PHONE (480) 922-0780
 FAX (480) 922-0781
 WWW.SIGSURVEYAZ.COM

NOTES

1. THE SURVEYOR'S SCOPE-OF-SERVICES IS LIMITED TO PROVIDING SERVICES IN A MANNER CONSISTENT WITH THE DEGREE OF CARE AND SKILL ORDINARILY EXERCISED BY MEMBERS OF THE LAND SURVEY PROFESSION CURRENTLY PRACTICING UNDER SIMILAR CONDITIONS. SCHEDULE "B" ITEM DOCUMENTS MAY CONTAIN ENCUMBRANCES WHICH AFFECT THE SUBJECT PROPERTY IN A MANNER THE SURVEYOR IS NOT QUALIFIED TO INTERPRET AND/OR ARE NOT WITHIN THE SURVEYOR'S SCOPE-OF-SERVICES. IT IS RECOMMENDED THAT INTERESTED AND AFFECTED PARTIES OBTAIN LEGAL COUNSEL FOR ADDITIONAL INTERPRETATION OF ALL SCHEDULE "B" DOCUMENTS REFERENCED IN THE TITLE REPORT.
2. THE SURVEYOR HAS RELIED SOLELY ON INFORMATION SUPPLIED TO THE SURVEYOR FROM EITHER THE CLIENT OR THE TITLE COMPANY AND HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR ADDITIONAL EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE, OR ANY OTHER MATTERS THAT MAY AFFECT THE SUBJECT PROPERTY.
3. THIS SURVEY WAS COMPLETED USING GLOBAL POSITIONING SYSTEM (GPS) EQUIPMENT. THE MONUMENTS LOCATED ARE WITHIN THE POSITIONAL TOLERANCES RECOMMENDED AND SHOWN IN SECTION 3E OF THE MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS EFFECTIVE FEBRUARY 23, 2021.
NOTE: IF THE RELATIVE POSITIONAL PRECISION EXCEEDS THE MAXIMUM ALLOWED, THEN THE REASON MUST BE STATED IN THIS NOTE.
5. PARCEL 1, PARCEL 2 AND PARCEL 3 HAVE PHYSICAL ACCESS TO AN ABUTTING STREET, HIGHWAY, OR OTHER PUBLIC OR PRIVATE WAY (92ND STREET) AS OBSERVED IN THE PROCESS OF CONDUCTING THE SURVEY FIELDWORK.
PARCEL 4 DOES NOT HAVE PHYSICAL ACCESS TO AN ABUTTING STREET, HIGHWAY, OR OTHER PUBLIC OR PRIVATE WAY AS OBSERVED IN THE PROCESS OF CONDUCTING THE SURVEY FIELDWORK.
6. PURSUANT TO TABLE "A" ITEM 6, THE SURVEYOR HAS SHOWN THE ZONING CLASSIFICATION AS SET FORTH BY THE LOCAL AGENCY OF JURISDICTION AND OR IDENTIFIED IN A ZONING REPORT OR LETTER AS PROVIDED TO THE SURVEYOR BY THE CLIENT OR CLIENT'S REPRESENTATIVE AS REFERENCED ON THIS SURVEY.
7. PURSUANT TO TABLE "A" ITEM 7, THE BUILDING LINES AND DIMENSIONS SHOWN DEPICT THE EXTERIOR BUILDING FOOTPRINT AT GROUND OR NEAR GROUND LEVEL BASED ON FIELD MEASUREMENTS. THIS INFORMATION IS INTENDED TO DEPICT THE GENERAL CONFIGURATION OF THE BUILDING AT GROUND LEVEL AND MAY OR MAY NOT BE THE BUILDING FOUNDATION. THE BUILDING AREA SHOWN IS BASED ON THE EXTERIOR BUILDING FOOTPRINT AND IS NOT INTENDED TO REFLECT THE INTERIOR OR LEASE AREA.
8. PURSUANT TO TABLE "A" ITEM 16, THE SURVEYOR DID NOT OBSERVE RECENT EARTH MOVING WORK, BUILDING CONSTRUCTION, OR BUILDING ADDITIONS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK
9. PURSUANT TO TABLE "A" ITEM 17, THE SURVEYOR HAS NOT BEEN INFORMED OF ANY CHANGES IN THE PROPOSED RIGHTS OF WAY; ADDITIONALLY, ANY CHANGES IN RIGHTS OF WAY, WHICH HAVE ALREADY OCCURRED, SHOULD BE VERIFIED BY ADDITIONAL TITLE SEARCH. THE SURVEYOR HAS NOT OBSERVED ANY RECENT STREET OR SIDEWALK CONSTRUCTION IN THE PROCESS OF CONDUCTING THE FIELDWORK.
10. THIS SURVEY IS BASED ON COMMITMENT FOR TITLE INSURANCE ISSUED BY COMMONWEALTH LAND TITLE INSURANCE COMPANY NO. 21000696-040-BN1-A98, DATED MARCH 17, 2021.
11. FIELD WORK WAS COMPLETED JUNE 26, 2014.

LEGAL DESCRIPTION

SCHEDULE 'B' ITEMS

1. PROPERTY TAXES, WHICH ARE A LIEN NOT YET DUE AND PAYABLE, INCLUDING ANY ASSESSMENTS COLLECTED WITH TAXES TO BE LEVIED FOR THE YEAR 2021.
*NOT A SURVEY MATTER
2. RESERVATIONS, EXCEPTIONS AND PROVISIONS CONTAINED IN THE PATENT FROM THE UNITED STATES OF AMERICA, AND IN THE ACTS AUTHORIZING THE ISSUANCE THEREOF. RECORDING DATE: JUNE 9, 1923 RECORDING NO: BOOK 175 OF DEEDS, PAGE 556
*NOT A SURVEY MATTER
3. WATER RIGHTS, CLAIMS OR TITLE TO WATER, WHETHER OR NOT DISCLOSED BY THE PUBLIC RECORDS.
*NOT A SURVEY MATTER
4. COVENANTS, CONDITIONS AND RESTRICTIONS BUT OMITTING ANY COVENANTS OR RESTRICTIONS, IF ANY, INCLUDING BUT NOT LIMITED TO THOSE BASED UPON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, FAMILIAL STATUS, MARITAL STATUS, DISABILITY, HANDICAP, NATIONAL ORIGIN, ANCESTRY, SOURCE OF INCOME, GENDER, GENDER IDENTITY, GENDER EXPRESSION, MEDICAL CONDITION, OR GENETIC INFORMATION, AS SET FORTH IN APPLICABLE STATE OR FEDERAL LAWS, EXCEPT TO THE EXTENT THAT SAID COVENANT OR RESTRICTION IS PERMITTED BY APPLICABLE LAW, AS SET FORTH IN THE DOCUMENT
RECORDED: DECEMBER 1, 1980
RECORDING NO: DOCKET 14863, PAGE 1238
THEREAFTER A DELEGATION RIGHTS RECORDED JUNE 3, 1987, AS RECORDING NO. 87-348552.
*AFFECTS PROPERTY, BLANKET IN NATURE, NOT GRAPHICALLY PLOTTED HEREON.
5. COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS BUT OMITTING ANY COVENANTS OR RESTRICTIONS, IF ANY, INCLUDING BUT NOT LIMITED TO THOSE BASED UPON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, FAMILIAL STATUS, MARITAL STATUS, DISABILITY, HANDICAP, NATIONAL ORIGIN, ANCESTRY, SOURCE OF INCOME, GENDER, GENDER IDENTITY, GENDER EXPRESSION, MEDICAL CONDITION, OR GENETIC INFORMATION, AS SET FORTH IN APPLICABLE STATE OR FEDERAL LAWS, EXCEPT TO THE EXTENT THAT SAID COVENANT OR RESTRICTION IS PERMITTED BY APPLICABLE LAW, AS SET FORTH IN THE DOCUMENT
RECORDED: DECEMBER 1, 1980
RECORDING NO: DOCKET 14863, PAGE 1258
SAID DOCUMENT PROVIDES, AMONG OTHER THINGS, FOR THE LEVY OF SPECIAL USE FEES BY MCCORMICK RANCH PROPERTY OWNERS' ASSOCIATION, AN ARIZONA CORPORATION
*AFFECTS PROPERTY, BLANKET IN NATURE, NOT GRAPHICALLY PLOTTED HEREON.
6. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:
GRANTED TO: CITY OF SCOTTSDALE
PURPOSE: WATER LINE, WATER METERS AND FIRE HYDRANTS
RECORDING DATE: JUNE 26, 1984
RECORDING NO: 84-277079
AFFECTS: THE COMMON AREA
*GRAPHICALLY PLOTTED HEREON.
7. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:
GRANTED TO: CITY OF SCOTTSDALE
PURPOSE: SEWER LINE
RECORDING DATE: AUGUST 14, 1984
RECORDING NO: 84-355083
AFFECTS: THE COMMON AREA
*GRAPHICALLY PLOTTED HEREON.
8. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:
GRANTED TO: CITY OF SCOTTSDALE
PURPOSE: DRAINAGE AND FLOOD CONTROL
RECORDING DATE: AUGUST 14, 1984
RECORDING NO: 84-355084
AFFECTS: THE COMMON AREA
*GRAPHICALLY PLOTTED HEREON.
9. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:
GRANTED TO: CITY OF SCOTTSDALE
PURPOSE: VEHICULAR NON-ACCESS
RECORDING DATE: AUGUST 14, 1984
RECORDING NO: 84-355088
AFFECTS: THE COMMON AREA ALONG 92ND STREET
*GRAPHICALLY PLOTTED HEREON.
10. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:
GRANTED TO: ARIZONA PUBLIC SERVICE COMPANY
PURPOSE: ELECTRIC LINES AND FACILITIES
RECORDING DATE: NOVEMBER 15, 1984
RECORDING NO: 84-497474
AFFECTS: THE COMMON AREA
*BLANKET IN NATURE, NOT GRAPHICALLY PLOTTED HEREON.

SCHEDULE 'B' ITEMS

11. COVENANTS, CONDITIONS AND RESTRICTIONS BUT OMITTING ANY COVENANTS OR RESTRICTIONS, IF ANY, INCLUDING BUT NOT LIMITED TO THOSE BASED UPON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, FAMILIAL STATUS, MARITAL STATUS, DISABILITY, HANDICAP, NATIONAL ORIGIN, ANCESTRY, SOURCE OF INCOME, GENDER, GENDER IDENTITY, GENDER EXPRESSION, MEDICAL CONDITION, OR GENETIC INFORMATION, AS SET FORTH IN APPLICABLE STATE OR FEDERAL LAWS, EXCEPT TO THE EXTENT THAT SAID COVENANT OR RESTRICTION IS PERMITTED BY APPLICABLE LAW, AS SET FORTH IN THE DOCUMENT
RECORDING DATE: DECEMBER 5, 1985
RECORDING NO: 85-577841
RE-RECORDED: MARCH 12, 1986
RECORDING NO.: 86-118301
THEREAFTER A SUPPLEMENT RECORDED APRIL 20, 1989, AS RECORDING NO. 89-180814. THEREAFTER AMENDED IN A FIRST AMENDMENT RECORDED APRIL 7, 1995, AS RECORDING NO. 95-0193629, AND RE-RECORDED JANUARY 22, 1996, AS RECORDING NO. 96-0042420.
*BLANKET IN NATURE, NOT GRAPHICALLY PLOTTED HEREON.
12. THE MATTERS SET FORTH IN THE DOCUMENT SHOWN BELOW WHICH, AMONG OTHER THINGS, CONTAINS OR PROVIDES FOR: CERTAIN EASEMENTS; LIENS AND THE SUBORDINATION THEREOF; PROVISIONS RELATING TO PARTITION; RESTRICTIONS ON SEVERABILITY OF COMPONENT PARTS; AND COVENANTS, CONDITIONS AND RESTRICTIONS BUT OMITTING ANY COVENANTS OR RESTRICTIONS, IF ANY, INCLUDING, BUT NOT LIMITED TO THOSE BASED UPON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, FAMILIAL STATUS, MARITAL STATUS, DISABILITY, HANDICAP, NATIONAL ORIGIN, ANCESTRY, SOURCE OF INCOME, GENDER, GENDER IDENTITY, GENDER EXPRESSION, MEDICAL CONDITION, OR GENETIC INFORMATION, AS SET FORTH IN APPLICABLE STATE OR FEDERAL LAWS, EXCEPT TO THE EXTENT THAT SAID COVENANT OR RESTRICTION IS PERMITTED BY APPLICABLE LAW.
ENTITLED: CONDOMINIUM DECLARATION FOR 92ND STREET WEST, A CONDOMINIUM
RECORDING DATE: APRIL 2, 2015
RECORDING NO: 20150226207
RE-RECORDED: APRIL 13, 2015
RECORDING NO: 20150250915
*BLANKET IN NATURE, NOT GRAPHICALLY PLOTTED HEREON.
13. AN UNRECORDED LEASE WITH CERTAIN TERMS, COVENANTS, CONDITIONS AND PROVISIONS SET FORTH THEREIN AS DISCLOSED BY THE DOCUMENT
ENTITLED: TENANT SUBORDINATION, NON-DISTURBANCE AND ATTORNMENT AGREEMENT
LESSOR: PARANTAP LLC
LESSEE: HONOR HEALTH
RECORDING DATE: MAY 20, 2015
RECORDING NO: 2015-354706
*NOT A SURVEY MATTER
14. AN UNRECORDED LEASE WITH CERTAIN TERMS, COVENANTS, CONDITIONS AND PROVISIONS SET FORTH THEREIN AS DISCLOSED BY THE DOCUMENT
ENTITLED: TENANT SUBORDINATION, NON-DISTURBANCE AND ATTORNMENT AGREEMENT
LESSOR: PARANTAP LLC
LESSEE: ARIZONA UROLOGY SPECIALISTS, PLLC
RECORDING DATE: MAY 20, 2015
RECORDING NO: 2015-354707
*NOT A SURVEY MATTER
15. MATTERS CONTAINED IN THAT CERTAIN DOCUMENT
ENTITLED: NOTICE OF FUNDING OF 92ND STREET WEST CONDOMINIUM ASSOCIATION COMMON ELEMENTS EXPENSES
RECORDING DATE: JUNE 30, 2020
RECORDING NO: 20200580941
REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.
*NOT A SURVEY MATTER
16. ANY RIGHTS OF THE PARTIES IN POSSESSION OF A PORTION OF, OR ALL OF, SAID LAND, WHICH RIGHTS ARE NOT DISCLOSED BY THE PUBLIC RECORDS.
*NOT A SURVEY MATTER
17. MATTERS WHICH MAY BE DISCLOSED BY AN INSPECTION AND/OR BY A CORRECT ALTA/NSPS LAND TITLE SURVEY OF SAID LAND THAT IS SATISFACTORY TO THE COMPANY, AND/OR BY INQUIRY OF THE PARTIES IN POSSESSION THEREOF.
*NOT A SURVEY MATTER

FLOOD ZONE

ACCORDING TO THE FLOOD INSURANCE RATE MAP #04013C1760 L, DATED OCTOBER 16, 2013, THIS PROPERTY IS LOCATED IN FLOOD ZONE "X": AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD.

AREA

- PARCEL NO. 1 = 201,373 SQ.FT. OR 4.623 ACRES NET
- PARCEL NO. 2 = 47,038 SQ.FT. OR 1.080 ACRES NET
- PARCEL NO. 3 = 6,621 SQ.FT. OR 0.152 ACRES NET
- PARCEL NO. 4 = 8,913 SQ.FT. OR 0.205 ACRES NET

ZONING

ZONE CODE PUD (CITY OF SCOTTSDALE ZONING JURISDICTION)
OBTAINED FROM MARICOPA COUNTY ASSESSOR'S WEB SITE.

ADDRESS

10301 NORTH 92ND STREET
SCOTTSDALE, ARIZONA 85258

BASIS OF BEARING

THE NORTH LINE OF NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 3 NORTH, RANGE 5 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, SAID LINE BEARS NORTH 89 DEGREES 56 MINUTES 30 SECONDS EAST.

CERTIFICATION

TO: KUSYCO, INC., AN ARIZONA CORPORATION; WISHING WELL RESIDENTIAL, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS TO PARCEL 1; PARANTAP, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS TO PARCEL 2; AND 92ND ST EAST TOWER LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS TO PARCEL 3; FIRST ARIZONA TITLE AGENCY; FIRST AMERICAN TITLE INSURANCE COMPANY; KEYSTONE REAL ESTATE LENDING FUND, L.P., A DELAWARE LIMITED PARTNERSHIP, AND ITS SUCCESSOR AND ASSIGNS.

THIS IS TO CERTIFY THAT THIS MAP AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 2, 3, 4, 6(A), 8, 9, 13, 16 AND 17 OF TABLE A THEREOF.

FIELD WORK WAS COMPLETED JUNE, 2014

----- DATE
 JASON SEGNERI
 7301 EAST EVANS ROAD
 SCOTTSDALE, ARIZONA, 85260
 PHONE: 480-922-0780
 JASONS@SIGSURVEYAZ.COM

**ALTANSPS LAND TITLE SURVEY
92ND STREET WEST
SCOTTSDALE, ARIZONA**

REVISIONS:

△	4/9/21
ADDED TOPOGRAPHY	
△	4/13/21
REVISED AREAS	
△	

DRAWING NAME:
13-186 ALTA 2/21
 JOB NO. 13186
 DRAWN: RMH
 CHECKED: JAS
 DATE: 3/29/21
 SCALE: N.T.S.
 SHEET: 1 OF 3

ALTANSPS LAND TITLE SURVEY
92ND STREET WEST
SCOTTSDALE, ARIZONA

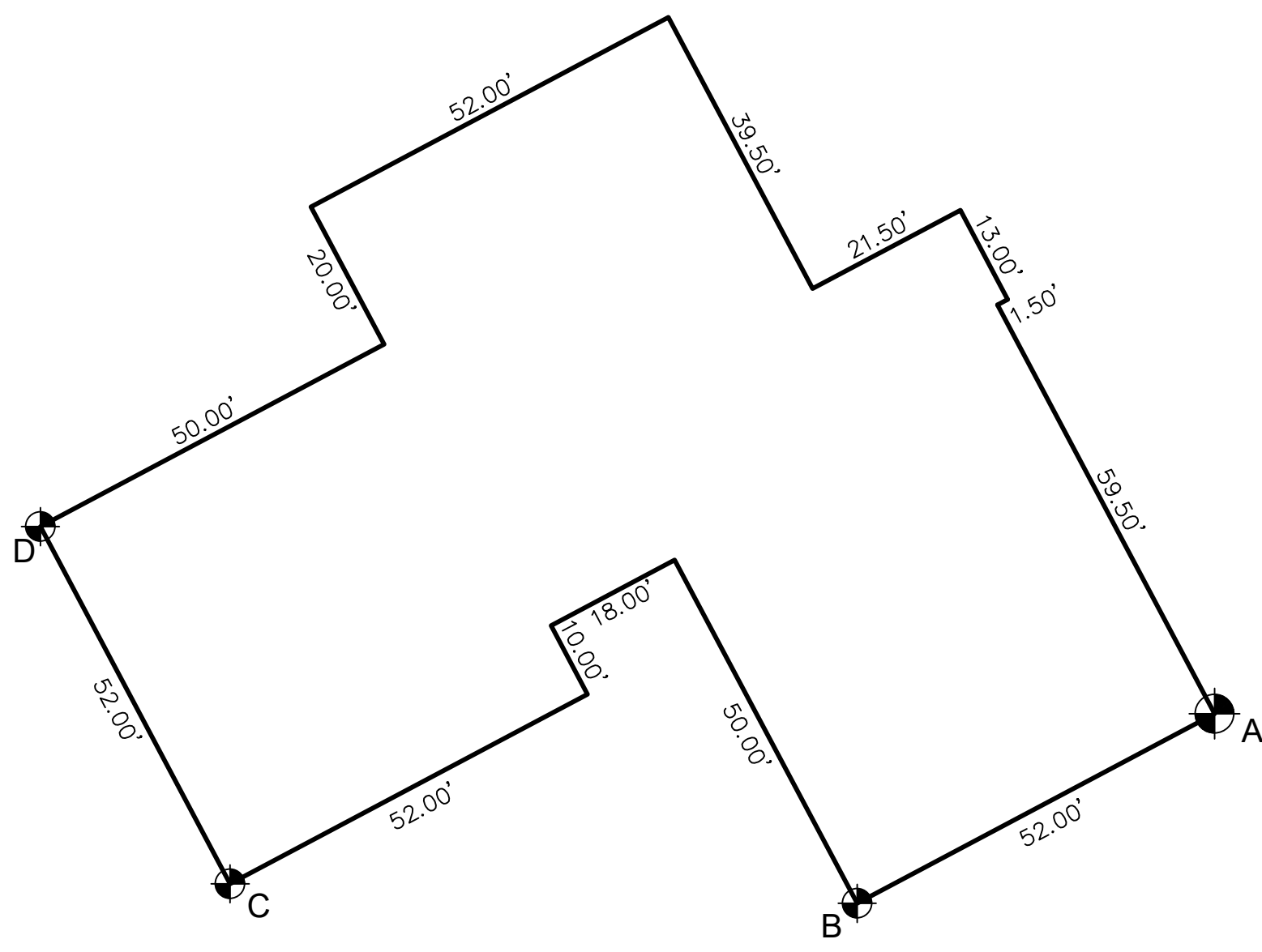
REVISIONS:

△	4/9/21
+	ADDED TOPOGRAPHY
△	4/13/21
△	REVISED AREAS

DRAWING NAME: 13-186 ALTA 2/21
 JOB NO. 13186
 DRAWN: RMH
 CHECKED: JAS
 DATE: 3/29/21
 SCALE: 1"=50'
 SHEET: 2 OF 3

BASIS OF BEARING
 N89°56'30"E(R2,R7,M) 2642.28'(R7,M) N89°59'59"E(R5) 2642.42'(R5) N89°59'24"E(R1)
 821.38'(R1,R2) 822.25'(C)

PARCEL 4 BUILDING B UNIT 100



BUILDING COORDINATE TABLE

POINT	NORTHING	EASTING
A	8582.33	2321.59
B	8557.94	2275.67
C	8560.45	2195.08
D	8606.38	2170.70

LEGEND

- FOUND BRASS CAP FLUSH
 - ⊙ FOUND PK NAIL
 - FOUND 1/2" REBAR
 - ⊠ FOUND CHISELED X IN CONCRETE
 - ⊙ FOUND BRASS CAP IN HANDHOLE
 - SET 1/2" REBAR WITH CAP, RLS 35833
 - ▲ BUILDING CORNER COORDINATE
- BOUNDARY LINE
 ADJACENT BOUNDARY LINE
 CENTER LINE
 EASEMENT LINE
- V.N.A.E. VEHICULAR NON-ACCESS EASEMENT
 P.U.E. PUBLIC UTILITY EASEMENT
 (R1) RECORD DATA PER TITLE COMMITMENT
 (R2) RECORD DATA PER BOOK 705 PAGE 41 M.C.R.
 (R3) RECORD DATA PER BOOK 648 PAGE 25 M.C.R.
 (R4) RECORD DATA PER BOOK 219 PAGE 10 M.C.R.
 (R5) RECORD DATA PER BOOK 185 PAGE 44 M.C.R.
 (R6) RECORD DATA PER DOC. 2006-640767 M.C.R.
 (R7) RECORD DATA PER BOOK 1221 PAGE 46 M.C.R.
 (M) MEASURED DATA PER THIS SURVEY
 (C) CALCULATED DATA PER THIS SURVEY

LINE TABLE

LINE	(R1)	(R2)	(M/C)
L1			N27°59'38"W 40.00'
L2	N62°19'22"E 54.50'	N62°16'17"E 54.55'	N62°19'22"E 54.37'
L3	S27°56'09"E 36.00'	S27°55'33"E 36.04'	S27°56'09"E 36.00'
L4	N62°19'22"E 147.48'	N62°24'22"E 147.52'	N62°19'22"E 147.65'
L5	N89°54'23"E 41.76'	N89°54'23"E 41.76'	N89°54'23"E 41.76'
L6		S00°05'37"E 7.54'	S00°05'37"E 6.77'
L7	N62°03'51"E 57.50'	N62°03'51"E 57.50'	N62°05'02"E 57.19'
L8	N27°56'09"W 18.08'	N27°56'09"W 18.08'	N27°56'09"W 18.08'
L9	N62°03'51"E 27.00'	N62°03'51"E 27.00'	N62°05'02"E 27.00'
L10	S27°56'09"E 18.08'	S27°56'09"E 18.08'	S27°56'09"E 18.08'
L11	N62°03'51"E 50.35'	N62°03'51"E 50.35'	N62°05'02"E 50.58'
L12	S27°56'09"E 21.68'	S27°56'09"E 21.68'	S27°38'36"E 21.95'
L13	N62°03'51"E 36.12'	N62°03'51"E 36.13'	N61°48'01"E 36.44'
L14		N89°54'23"E 31.12'	N89°54'23"E 30.95'
L15	N00°05'37"W 41.00'	N00°05'37"W 41.00'	N00°05'37"W 41.00'
L16	S89°54'23"W 30.00'	S89°54'23"W 30.00'	S89°54'23"W 29.63'
L17	N00°05'37"W 27.00'	N00°05'37"W 27.00'	N00°05'37"W 27.00'
L18	N89°54'23"E 30.00'	N89°54'23"E 30.00'	N89°54'23"E 29.63'
L19	N89°54'23"E 45.00'	N89°54'23"E 45.00'	N89°54'23"E 45.00'
L20			S89°54'23"W 45.00'

FOUND BRASS CAP IN HANDHOLE
 NORTH QUARTER CORNER
 SECTION 30, T3N, R5E

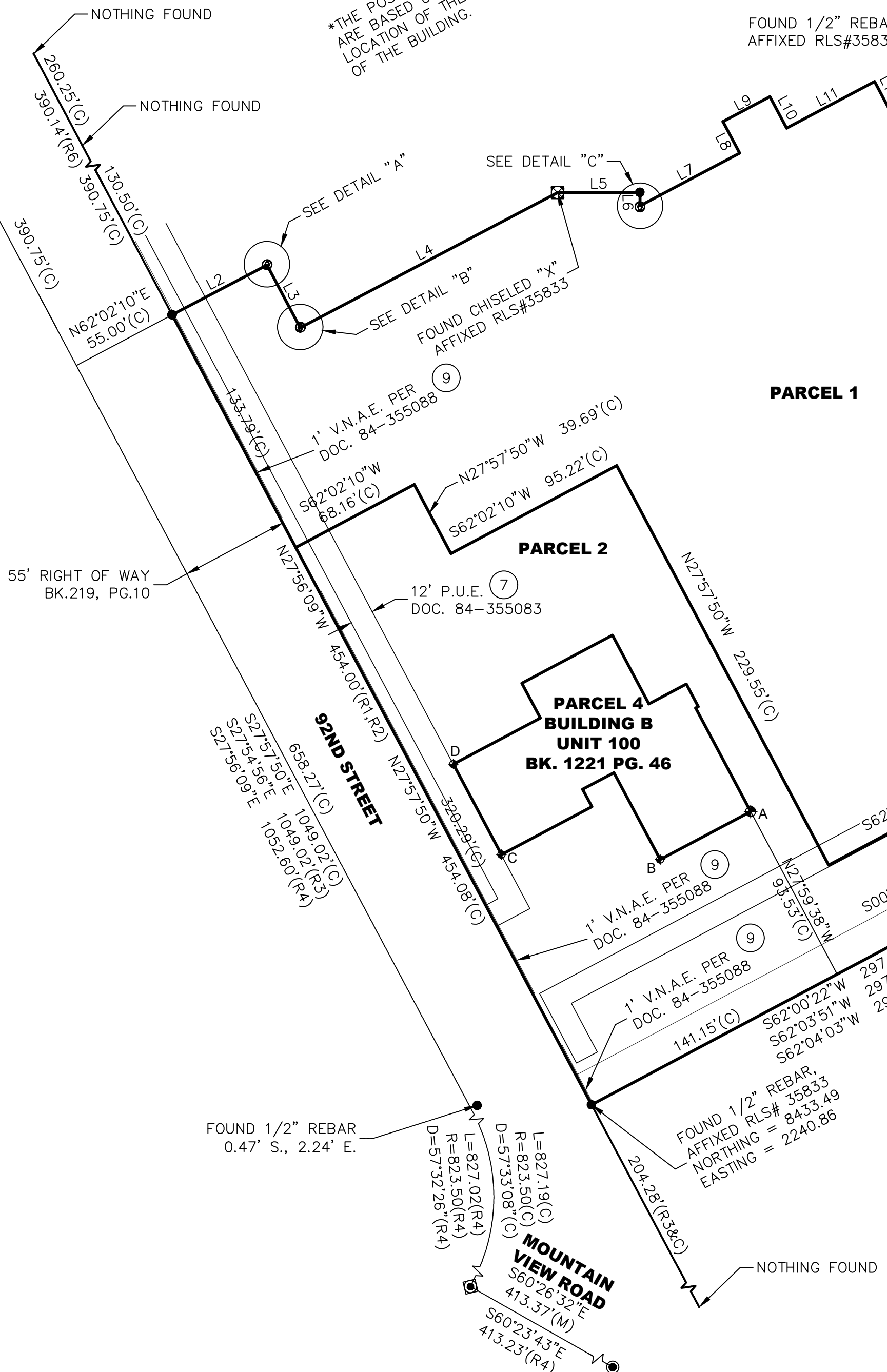
S00°03'32"E 149.65'(C)
 N00°00'01"E 150.00'(R5)

L=481.58(R5)
 R=1000.00'(C)
 D=27°56'11"(R5)

L=481.58(R5)
 R=1000.00'(R5)
 D=27°56'10"(R5)

APN 217-36-960-L
 OWNER SHEA AND 92ND OPGO LLC
 NOT A PART

*THE POSITION OF LINES L7, L11 AND L12 ARE BASED UPON THE MEASURED LOCATION OF THE NORTHWESTERLY FACE OF THE BUILDING.



SHEA BOULEVARD

1820.03'(R7,C)
 1821.14'(R1)
 1820.89'(R2)

65' R/W

S00°05'37"E(R1)&(C) 484.63'(C)
 484.74'(R1)

S00°05'37"E(R7,C) 729.08'(C)
 S00°05'28"E 729.19'(R1)

147.13'(C)
 147.13'(C)

N00°05'37"W(R1,R2,C) 289.98'(R1,R2,C)
 289.29'(C)

97.32'(C)
 122.16'(C)

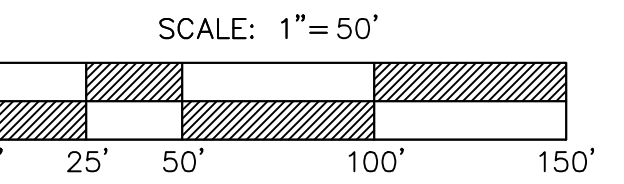
FOUND PK NAIL, RLS#37936
 0.05' S., 0.67' W.

N89°54'33"E(R1) N89°54'23"E (R2,C)
 200.00'(R1,R2,C)

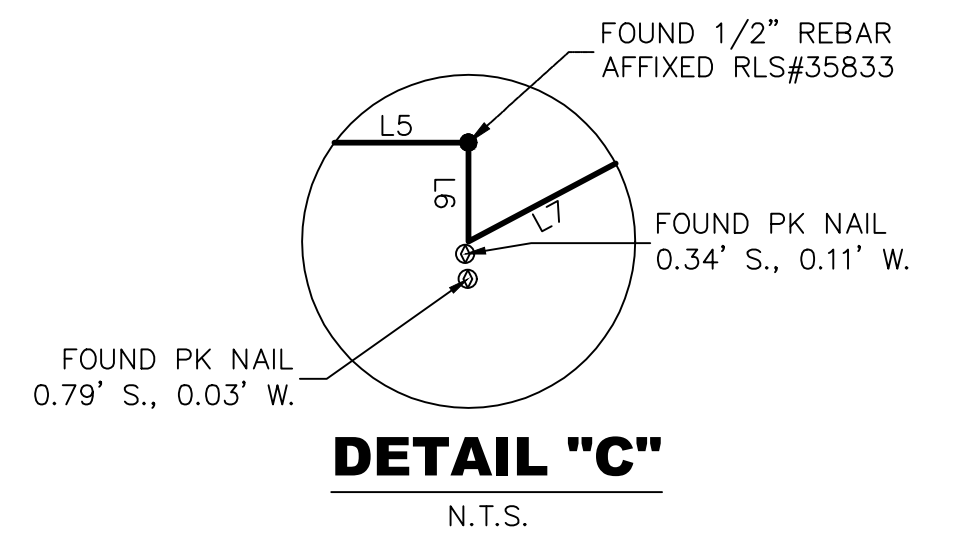
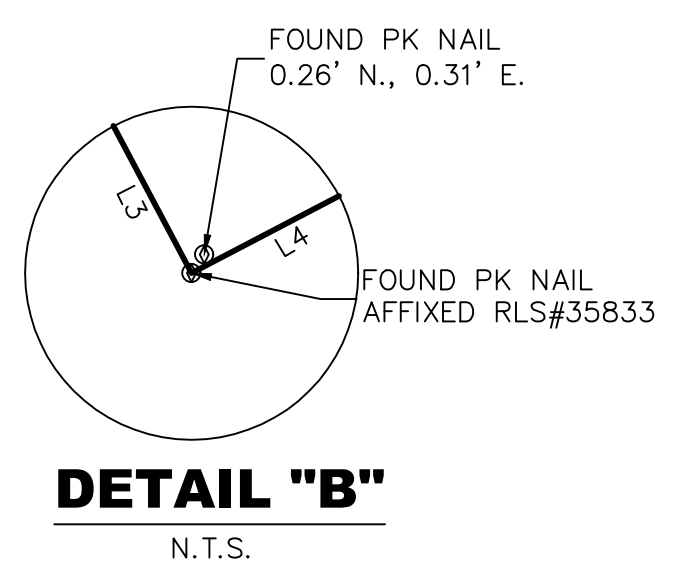
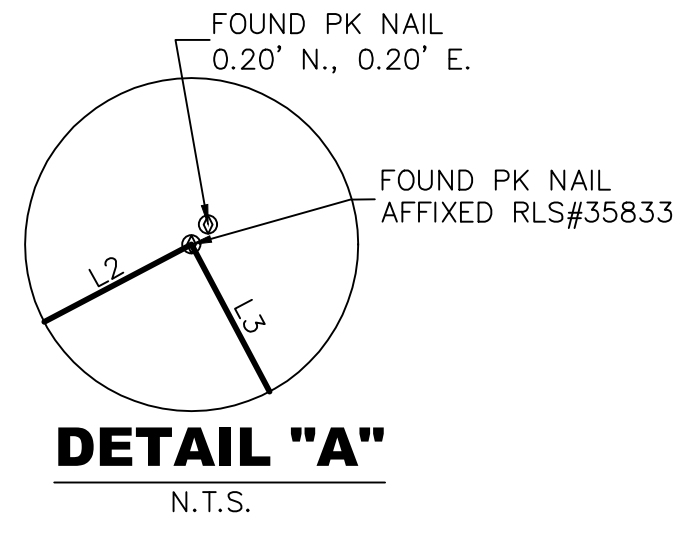
FOUND 1/2" REBAR, RLS#45835
 0.19' N., 0.56' W.

FOUND BRASS CAP IN HANDHOLE
 NORTHEAST CORNER
 SECTION 30, T3N, R5E
 POINT OF COMMENCEMENT

APN 217-36-001-M
 OWNER: 94 HUNDRED SHEA LLLP
 NOT A PART



APN 217-36-001-P
 OWNER: 94 HUNDRED SHEA LLLP
 NOT A PART



IRONWOOD OFFICE SUITES CONDOMINIUM
 PER BOOK 648, PAGE 25
 NOT A PART

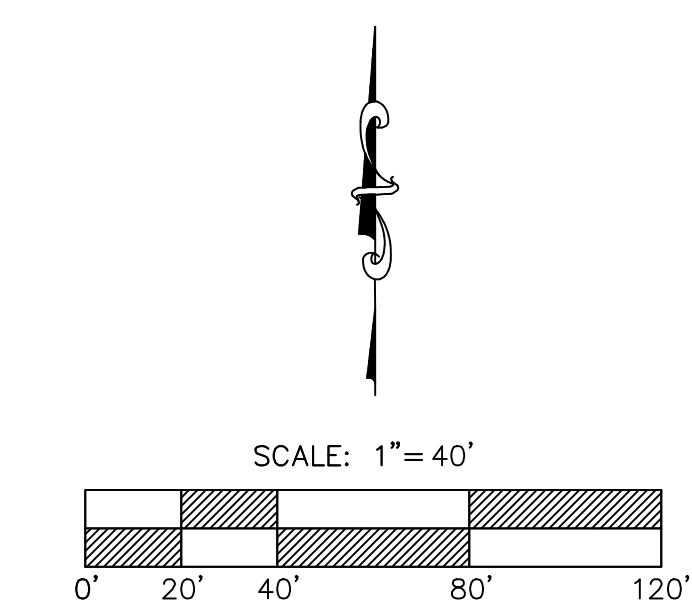
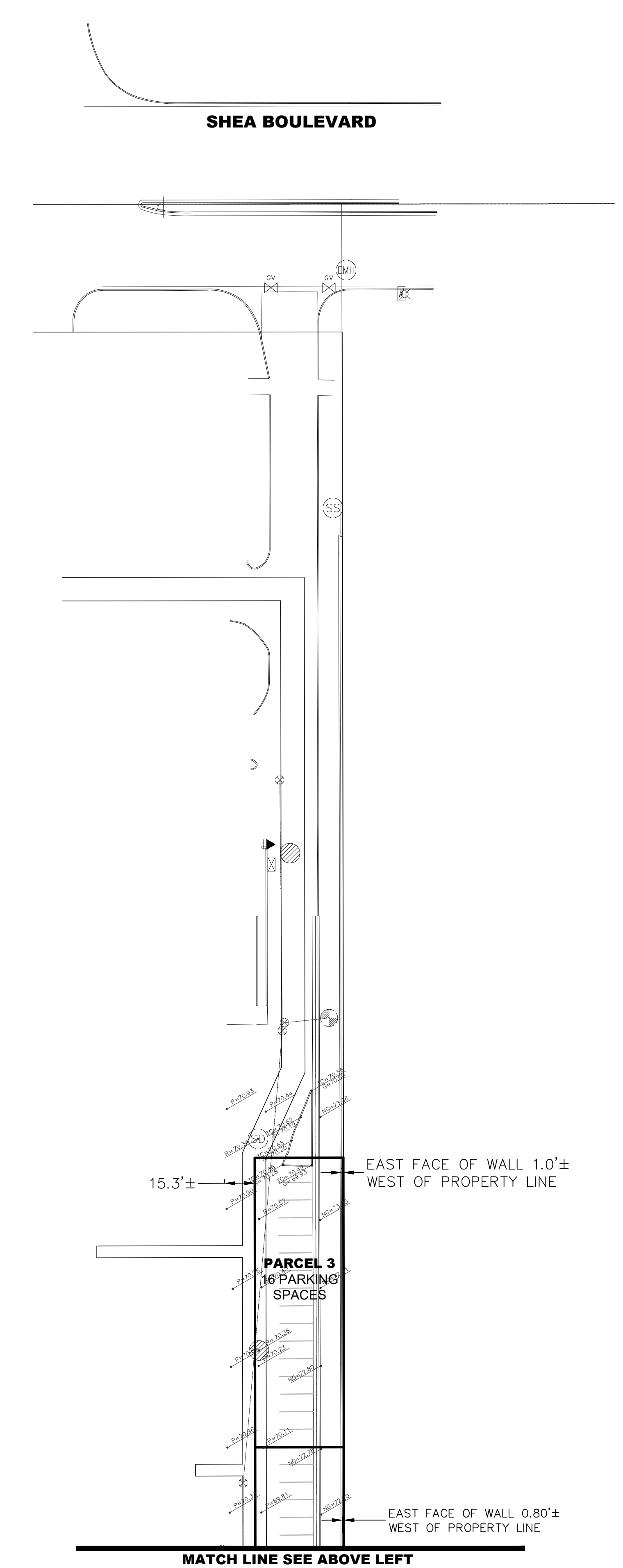
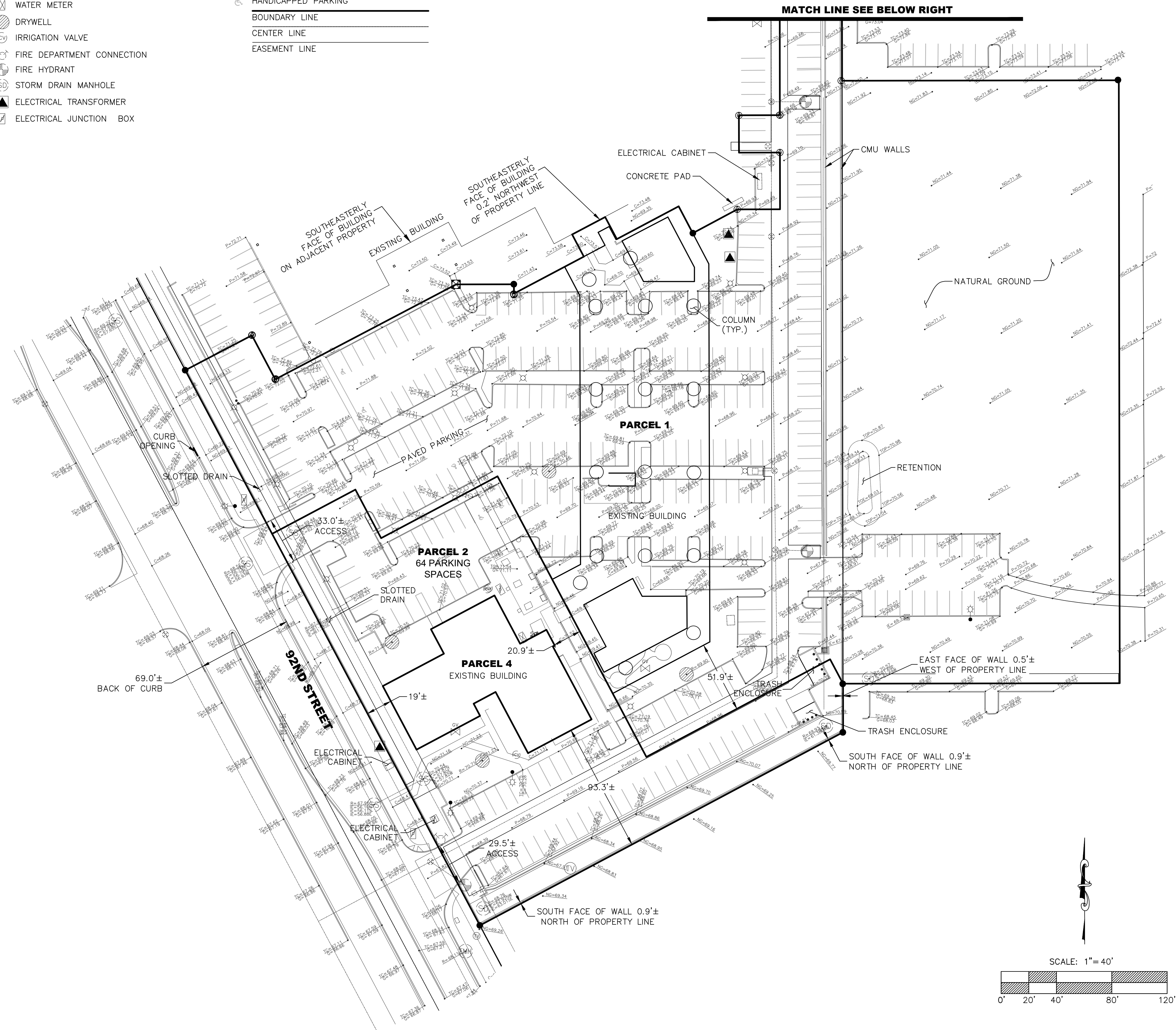
MOUNTAIN VIEW ROAD
 560'23'43"E
 413.23'(R4)

L=827.19'(C)
 R=823.50'(C)
 D=57°33'08"(C)

L=827.19'(C)
 R=823.50'(R4)
 D=57°32'26"(R4)

LEGEND

- FOUND BRASS CAP FLUSH
- FOUND PK NAIL
- FOUND 1/2" REBAR
- ⊠ FOUND CHISELED X IN CONCRETE
- ⊠ FOUND BRASS CAP IN HANDHOLE
- SET 1/2" REBAR WITH RLS 35833
- ⊝ SANITARY SEWER MANHOLE
- ⊝ WATER VALVE
- ⊝ CLEANOUT
- ⊝ WATER METER
- ⊝ DRYWELL
- ⊝ IRRIGATION VALVE
- ⊝ FIRE DEPARTMENT CONNECTION
- ⊝ FIRE HYDRANT
- ⊝ STORM DRAIN MANHOLE
- ⊠ ELECTRICAL TRANSFORMER
- ⊠ ELECTRICAL JUNCTION BOX
- ⊝ LIGHT POLE WITH MAST
- ⊝ LIGHT POLE
- BOLLARD
- ⊝ CATV RISER
- ⊝ CATCH BASIN
- ⊝ ELECTRICAL MANHOLE
- ⊝ GAS VALVE
- ⊝ AIR RELIEF VALVE
- ⊝ SIGN
- ⊝ HANDICAPPED PARKING
- BOUNDARY LINE
- CENTER LINE
- EASEMENT LINE



SIG
 SURVEY INNOVATION
 GROUP, INC
Land Surveying Services

22425 N. 16th ST., SUITE 1
 PHOENIX, ARIZONA 85024
 PHONE (480) 922-0780
 FAX (480) 922-0781
 WWW.SIGSURVEYAZ.COM

**ALTANSPS LAND TITLE SURVEY
 92ND STREET WEST
 SCOTTSDALE, ARIZONA**

REVISIONS:

△	4/9/21
+	ADDED TOPOGRAPHY
△	4/13/21
△	REVISED AREAS

DRAWING NAME:
 13-186 ALTA 2/21
 JOB NO. 13186
 DRAWN: RMH
 CHECKED: JAS
 DATE: 3/29/21
 SCALE: 1"=40'
 SHEET: 3 OF 3