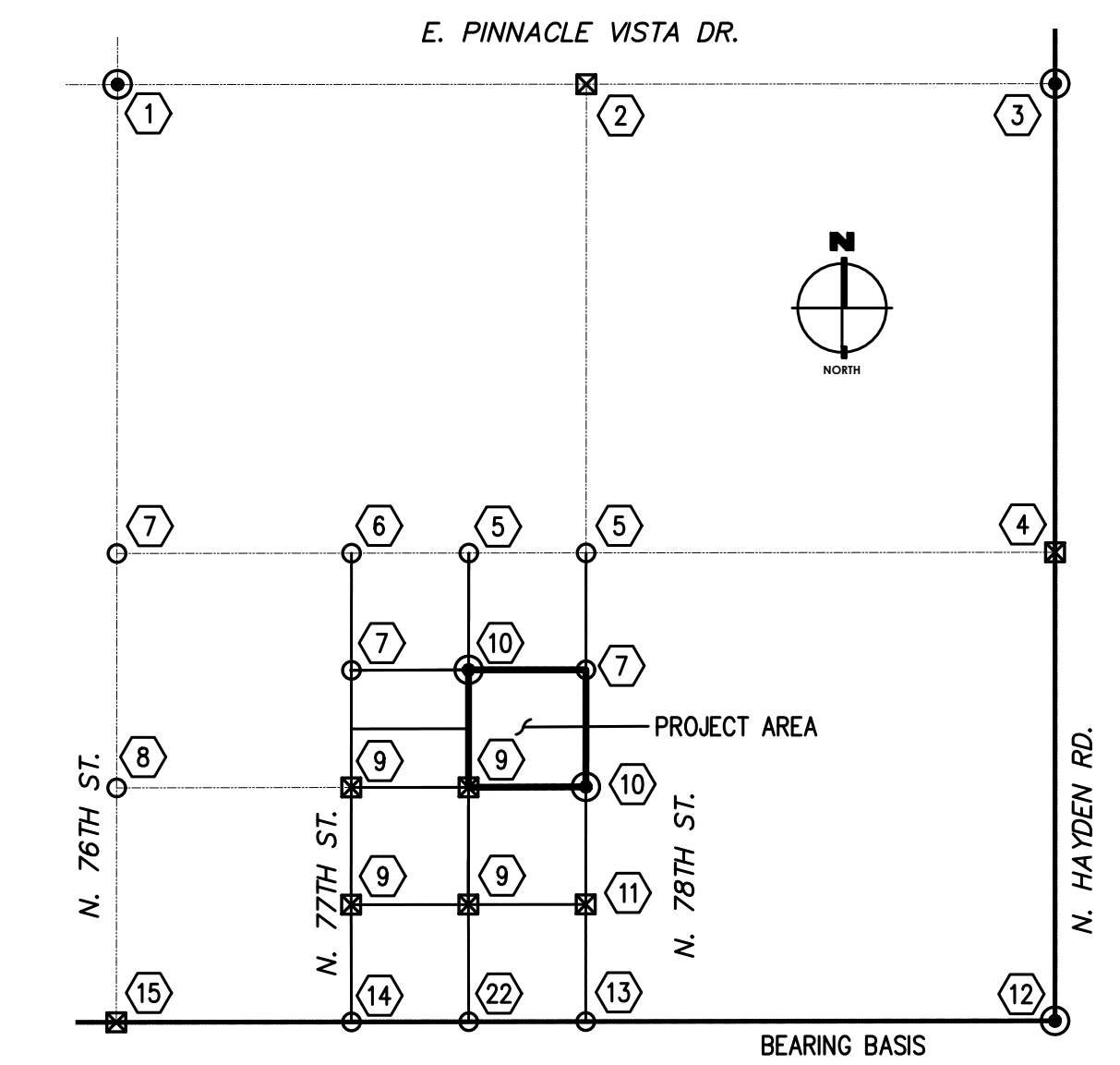


MAP OF RELEASE & DEDICATION

A PORTION OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 5 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER MERIDIAN, COUNTY OF MARICOPA, STATE OF ARIZONA

OWNER: KUNKEL REVOCABLE TRUST



VICINITY MAP

SE 1/4 OF SECTION 35 T5N, R4E G&SRM. SCALE - 1" = 500'

BASIS OF BEARING

THE BASIS OF BEARING FOR THIS SURVEY IS THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 5 NORTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER MERIDIAN BEING N89°54'26"E BETWEEN THE SOUTH QUARTER CORNER OF SAID SECTION 35 AND THE SOUTHEAST CORNER OF SECTION OF SAID SECTION 35.

NOTES

THE WORDS CERTIFY, CERTIFICATE AND CERTIFICATION, SHOWN AND USED HEREON, ARE DEFINED/OUTLINED BY ARS 32-151; IN THAT A PERSON OR FIRM REGISTERED BY THE BOARD IS EXPRESSING A PROFESSIONAL OPINION REGARDING THE FACTS OR FINDINGS THAT ARE THE SUBJECT OF THE CERTIFICATION AND DOES NOT CONSTITUTE OR EXPRESS IMPLIED WARRANTY OR GUARANTEE. ALL DIMENSIONS ARE MEASURED UNLESS STATED OR NOTED OTHERWISE.

ZONING AND SETBACK INFORMATION, IF SHOWN OR STATED, IS BASED UPON PUBLICLY AVAILABLE DOCUMENTS FROM THE GOVERNING AGENCIES OF THIS SUBJECT PROPERTY. ZONING AND SETBACKS ARE SUBJECT TO CHANGES AND VARIANCES AT ANYTIME, THEREFORE LANDCOR CONSULTING WILL TAKE NO RESPONSIBILITY IN THESE MATTERS.

SEE SHEET 2 FOR DEDICATIONS INFORMATION.

THE EASEMENTS DESCRIBED WITHIN THE COMMITMENT OF TITLE INSURANCE ARE SHOWN HEREON. NO WARRANTY IS GIVEN BY THIS SURVEY TO THE POSSIBILITY OF OTHER EASEMENTS OR RESTRICTIONS RECORDED OR NOT RECORDED THAT COULD AFFECT THIS PROPERTY.

MONUMENT DESCRIPTIONS

- ① FOUND CITY OF SCOTTSDALE BRASS FLUSH WITH PAVEMENT, ACCEPTED POSITION AS CENTER OF SAID SECTION 35.
- ② FOUND 1/2" IRON PIPE, NO I.D., ACCEPTED.
- ③ FOUND G.L.O. BRASS, ACCEPTED POSITION AS EAST QUARTER CORNER OF SAID SECTION 35.
- ④ FOUND 1/2" REBAR, NO I.D., ACCEPTED.
- ⑤ SEARCHED FOR NOT FOUND, CALCULATED POSITION AS SHOWN HEREON.
- ⑥ SEARCHED FOR NOT FOUND, CALCULATED POSITION AS SHOWN HEREON.
- ⑦ SEARCHED FOR NOT FOUND, CALCULATED POSITION AS SHOWN HEREON.
- ⑧ SEARCHED FOR NOT FOUND, CALCULATED POSITION AS SHOWN HEREON.
- ⑨ FOUND 1/2" REBAR, NO I.D., ACCEPTED AND AFFIXED A BRASS TAG RLS 54336.
- ⑩ FOUND 1/2" REBAR WITH CAP RLS 17591, ACCEPTED.
- ⑪ FOUND 1/2" REBAR, NO I.D., ACCEPTED.
- ⑫ FOUND CITY OF SCOTTSDALE BRASS FLUSH WITH PAVEMENT, ACCEPTED POSITION AS SOUTHEAST CORNER OF SAID SECTION 35.
- ⑬ SEARCHED FOR NOT FOUND, CALCULATED POSITION AS SHOWN HEREON.
- ⑭ SEARCHED FOR NOT FOUND, CALCULATED POSITION AS SHOWN HEREON.
- ⑮ FOUND 1/2" IRON PIPE, NO I.D., ACCEPTED AS SOUTH QUARTER CORNER OF SAID SECTION 35.
- ⑯ FOUND 1/2" REBAR WITH CAP RLS 34399, ACCEPTED.
- ⑰ FOUND 1/2" REBAR, NO I.D., ACCEPTED AND AFFIXED A BRASS TAG RLS 54336.
- ⑱ ALUMINUM CAP RLS 21790, ACCEPTED.
- ⑳ FOUND 1/2" REBAR WITH CAP RLS 17591, ACCEPTED.
- ㉑ FOUND 1/2" REBAR, NO I.D., ACCEPTED.
- ㉒ SEARCHED FOR NOT FOUND, CALCULATED POSITION AS SHOWN HEREON.

DEDICATIONS

STATE OF ARIZONA)
) S.S.
 COUNTY OF MARICOPA)

KNOW ALL MEN BY THESE PRESENTS:

KUNKEL REVOCABLE TRUST, OWNER, HEREBY PUBLISHES THIS MAP OF DEDICATION FOR A PORTION OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 5 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER MERIDIAN, COUNTY OF MARICOPA, STATE OF ARIZONA. THIS MAP SETS FOR THE LOCATION AND GIVES THE DIMENSIONS OF THE LOTS, TRACTS, STREETS AND EASEMENTS CONSTITUTING THE SUBDIVISION. EACH LOT, TRACT, STREET AND EASEMENT SHALL BE KNOWN BY THE NUMBER, LETTER, NAME OR DESCRIPTION GIVEN EACH RESPECTIVELY ON THIS MAP. THE EASEMENTS ARE DEDICATED FOR THE PURPOSES, AND SUBJECT TO THE CONDITIONS, STATED.

EASEMENTS:

KUNKEL REVOCABLE TRUST, OWNER, GRANTOR, DEDICATES TO THE CITY OF SCOTTSDALE, AN ARIZONA MUNICIPAL CORPORATION, GRANTEE:
 NATURAL AREA OPEN SPACE (NAOS), INCLUDING RESTORED DESERT: A PERPETUAL, NON-EXCLUSIVE EASEMENT SHOWN HEREON AS TRACTS, UPON, OVER, UNDER AND ACROSS THE PROPERTY ON THIS PLAT, FOR PRESERVING THE EASEMENT AS NATURAL DESERT OPEN SPACE.

1. GRANTEE SHALL NOT USE THE PROPERTY IN ANY WAY INCONSISTENT WITH THE PRESERVATION OF THE EASEMENT IN ITS UNDISTURBED CONDITION AS PERMANENT NATURAL DESERT OPEN SPACE.
2. GRANTEE SHALL NOT GRADE, GRUB OR EXCAVATE THE EASEMENT, OR CONSTRUCT ANY STRUCTURE ON THE EASEMENT, EXCEPT AS APPROVED BY GRANTEE, IN WRITING, SPECIFICALLY REFERRING TO THIS EASEMENT.
3. GRANTEE SHALL RESTORE THE EASEMENT IN ACCORDANCE WITH PLANS APPROVED BY GRANTEE, IF THE EASEMENT IS DISTURBED. THE RESTORED DESERT SHALL BE PRESERVED AS DESERT OPEN SPACE.
4. GRANTEE MAY ENJOY ANY VIOLATION OF THIS EASEMENT. GRANTEE MAY ENTER THE PROPERTY TO ENFORCE THIS EASEMENT. HOWEVER, THIS EASEMENT DOES NOT CREATE PUBLIC ACCESS TO THE PROPERTY.
5. MENTIONING REMEDIES IN THIS EASEMENT DOES NOT LIMIT GRANTEE'S RIGHT TO OTHER REMEDIES.

WATER & SEWER FACILITIES (WSF):
 A PERPETUAL, NON-EXCLUSIVE EASEMENT SHOWN HEREON UPON, OVER, UNDER AND ACROSS THE PROPERTY ON THIS PLAT FOR WATER AND SEWER PIPES AND OTHER RELATED FACILITIES, AND FOR CONSTRUCTION, OPERATION, USE, MAINTENANCE, REPAIR, MODIFICATION AND REPLACEMENT OF PIPES AND OTHER RELATED FACILITIES.

GRANTOR WARRANTS AND COVENANTS TO GRANTEE AND ITS SUCCESSORS AND ASSIGNS THAT GRANTEE IS LAWFULLY SEIZED AND POSSESSED OF THE PROPERTY; THAT GRANTEE HAS A GOOD AND LAWFUL RIGHT TO MAKE THE CONVEYANCE DESCRIBED HEREIN; AND THAT GRANTEE SHALL HAVE TITLE AND QUIET POSSESSION AGAINST CLAIMS OF ALL PERSONS.

THE PERSON EXECUTING THIS DOCUMENT ON BEHALF OF A CORPORATION, TRUST OR OTHER ORGANIZATION WARRANTS HIS OR HER AUTHORITY TO DO SO AND THAT ALL PERSONS NECESSARY TO BIND GRANTEE HAVE JOINED IN THIS DOCUMENT. THIS DOCUMENT RUNS IN FAVOR OF THE GRANTEE'S SUCCESSORS AND ASSIGNS.

DATED THIS _____ DAY OF _____, 2025.

GRANTOR: _____
 JEFFREY FORREST KUNKEL

GRANTOR: _____
 MARY LUCILLE KUNKEL

ACKNOWLEDGMENT

STATE OF ARIZONA)
) S.S.
 COUNTY OF MARICOPA)

THIS DOCUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 20____

BY _____

FOR AND ON BEHALF OF THE KUNKEL REVOCABLE TRUST

NOTARY PUBLIC: _____

MY COMMISSION EXPIRES: _____

LEGAL DESCRIPTION

THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 5 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA.

EXCEPT ALL OIL, GAS AND OTHER MINERAL DEPOSITS AS RESERVED IN THE PATENT TO SAID LAND.

SHEET INDEX

SHEET 1: DEDICATION, RATIFICATION, BOUNDARY, PROPERTY INFORMATION, & APPROVALS.
 SHEET 2: NEW DEDICATIONS.
 SHEET 3: EASEMENT RELEASES.

LEGEND:

- — — — — PROPERTY BOUNDARY
- - - - - EXISTING EASEMENT
- - - - - EXISTING NAOS
- - - - - DEDICATED NAOS
- - - - - ADJACENT PROPERTY LINE
- ⊙ FOUND REBAR AND CAP, LS 17391
- ⊗ FOUND ALUMINUM CAP, LS 54336
- CALCULATED POSITION

SITE INFORMATION

OWNER: JEFFREY KUNKEL & MARY KUNKEL
 ADDRESS: 26800 N 78TH ST SCOTTSDALE, ARIZONA 85266

TAX ASSESSORS PARCEL NUMBER: 212-22-049
 ZONING: R1-70 ESL FO
 LANDFORM CLASSIFICATION: LOWER DESERT
 PARCEL AREA: 109,382 SQFT. / 2.511 AC.
 NAOS PROVIDED: 27,482 SQFT.

CITY OF SCOTTSDALE STAFF PLAT APPROVAL

THIS PLAT HAS BEEN REVIEWED FOR COMPLIANCE WITH THE CITY OF SCOTTSDALE'S DESIGN STANDARDS AND POLICY MANUAL SPECIFICATIONS.

BY: _____ DATE _____
 CHIEF DEVELOPMENT OFFICER

THIS SUBDIVISION HAS BEEN REVIEWED FOR COMPLIANCE WITH THE DEVELOPMENT STANDARDS OF THE CITY OF SCOTTSDALE'S DEVELOPMENT REVIEW BOARD (DRB) CASE NO. _____, AND ZONING CASE(S) NO. _____, AND ALL CASE RELATED STIPULATIONS.

BY: _____ DATE _____
 DEVELOPMENT ENGINEERING MANAGER

CITY OF SCOTTSDALE RELEASE OF EASEMENT

THE CITY OF SCOTTSDALE, ARIZONA, A MUNICIPAL CORPORATION, FOR VALUABLE CONSIDERATION, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, DOES HEREBY RELEASE THE INTEREST OF THE CITY OF SCOTTSDALE, BUT DOES NOT RELEASE ANY INTEREST OWNED OR HELD BY ANY PERSON, FIRM, OR CORPORATION FOR ANY PURPOSE WHATSOEVER, IN THOSE CERTAIN DEDICATED EASEMENTS IDENTIFIED AS:

NATURAL AREA OPEN SPACE AND DRAINAGE EASEMENT AS SHOWN HEREON.

IT IS EXPRESSLY UNDERSTOOD THAT THIS RELEASE IS INTENDED TO AFFECT ONLY THAT INTEREST HELD BY THE CITY OF SCOTTSDALE, ARIZONA, IN THE ABOVE MENTIONED EASEMENTS, AND DOES NOT INCLUDE NOR AFFECT ANY PROPERTY OR PORTION THEREOF WHICH IS NOT HEREIN ABOVE DESCRIBED SPECIFICALLY.

DATED THIS _____ DAY OF _____, 20____
 CITY OF SCOTTSDALE

BY: _____

ACKNOWLEDGMENT

STATE OF ARIZONA)
) S.S.
 COUNTY OF MARICOPA)

THIS DOCUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 20____

BY:

FOR AND ON BEHALF OF THE CITY OF SCOTTSDALE, AN ARIZONA MUNICIPAL CORPORATION.

NOTARY PUBLIC: _____

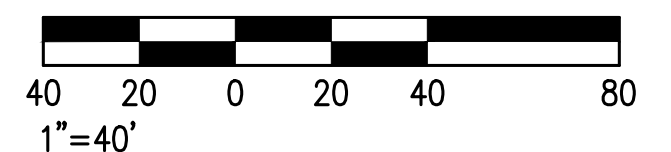
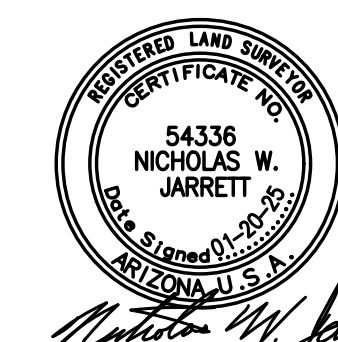
MY COMMISSION EXPIRES: _____

REFERENCE DOCUMENTS

1. MCR DOCKET NUMBER 3262, PAGE 163
2. MCR DOCUMENT NUMBER 1993-776111
3. MCR DOCUMENT NUMBER 1993-776112
4. MCR DOCUMENT NUMBER 1993-776114
5. MCR DOCUMENT NUMBER 2024-0548689
6. TITLE COMMITMENT INFORMATION:
 COMPANY: SECURITY TITLE AGENCY, INC.
 6909 E GREENWAY PKWY, SUITE 180
 SCOTTSDALE ARIZONA, 85254
 480-481-8650
 DOC NUMBER: ST54240210

SURVEYORS CERTIFICATION

I, NICHOLAS W. JARRETT, HEREBY CERTIFY THAT I AM A LICENSED SURVEYOR IN THE STATE OF ARIZONA, HOLDING ARIZONA PROFESSIONAL SURVEYOR LICENSE NUMBER 54336 AS PRESCRIBED BY THE STATE OF ARIZONA, AND THAT THE SURVEY OF THE DESCRIBED PROPERTY HERON WAS PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION DURING THE MONTH OF DECEMBER, 2024. FURTHERMORE, ALL MEASUREMENTS AND DIMENSIONS ARE SHOWN TO BE TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE.



1955 S VAL VISTA DR #121
 MESA, AZ 85205
 PH: (480) 553-9433
 landcorconsulting.com



26800 N 78TH STREET
 MAP OF DEDICATION
 SCOTTSDALE, ARIZONA

BOUNDARY CONTROL, DEDICATIONS,
 PROPERTY INFORMATION, & APPROVALS

MRD

DATE: 01-20-25

PROJ. #: 2194

1 OF 3

MAP OF RELEASE & DEDICATION - NAOS & GLOPE

A PORTION OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 5 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER MERIDIAN, COUNTY OF MARICOPA, STATE OF ARIZONA

EASEMENT DEDICATIONS AS SHOWN HEREON & EXISTING EASEMENTS

LEGEND:

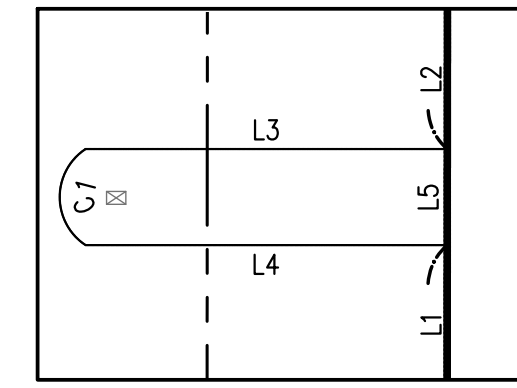
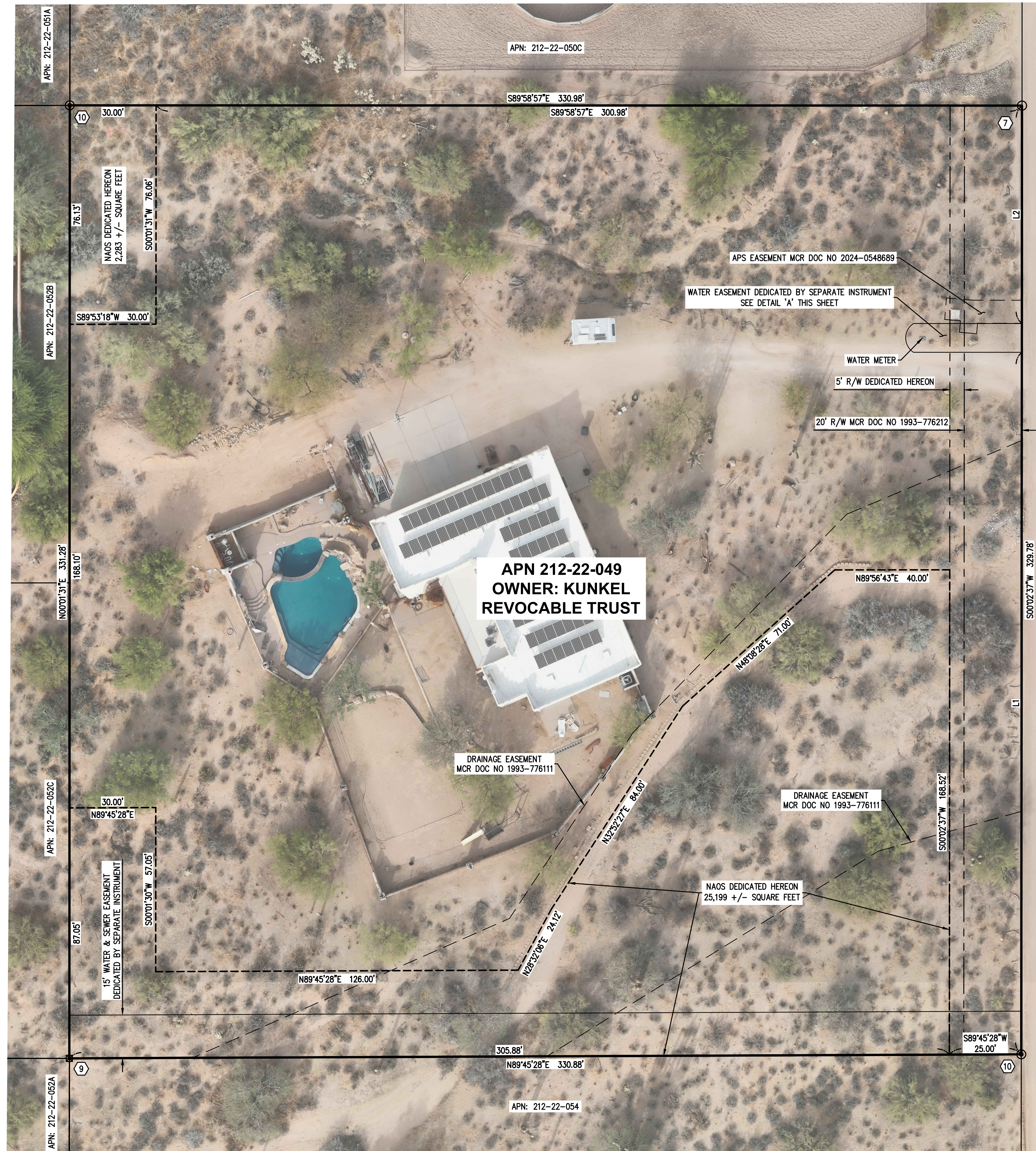
- PROPERTY BOUNDARY
- EXISTING EASEMENT
- EXISTING NAOS
- DEDICATED NAOS
- ADJACENT PROPERTY LINE
- FOUND REBAR AND CAP, LS 17391
- FOUND ALUMINUM CAP, LS 54336
- CALCULATED POSITION
- WATER METER

NOTES

SEE SHEET 1 FOR SECTION TIES.
ALL BEARINGS AND DISTANCES ARE MEASURED UNLESS OTHERWISE NOTED.
SEE SHEET 1 FOR MONUMENT DESCRIPTIONS.

NAOS CALCULATIONS

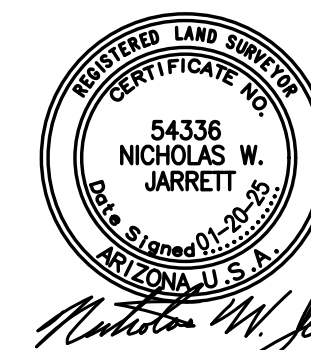
EXISTING NAOS = 27,482 +/- SQUARE FEET
PROPOSED NAOS = 27,482 +/- SQUARE FEET



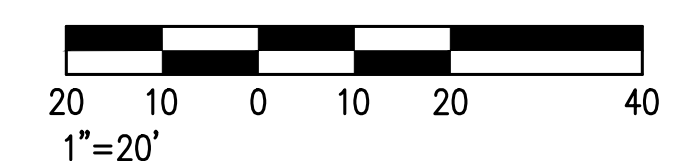
DETAIL 'A'
WATER EASEMENT DEDICATED BY SEPARATE INSTRUMENT
396 +/- SQUARE FEET
SCALE: 1" = 20'

LINE TABLE		
NO.	LENGTH	DIRECTION
L1	244.03'	N00°02'37"E
L2	75.75'	N00°02'37"E
L3	37.69'	N90°00'00"E
L4	37.68'	N90°00'00"W
L5	10.00'	S00°02'37"W

CURVE TABLE					
CURVE NO.	LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	11.82'	6.00'	112°53'07"	N00°00'00"E	10.00'



Nicholas W. Jarrett



1955 S VAL VISTA DR #121
Mesa, AZ 85209
PH: (480) 553-9433
landcorconsulting.com



26800 N 78TH STREET
MAP OF DEDICATION
SCOTTSDALE, ARIZONA

NAOS DEDICATION
WATER/SEWER DEDICATIONS

MRD

DATE: 01-20-25

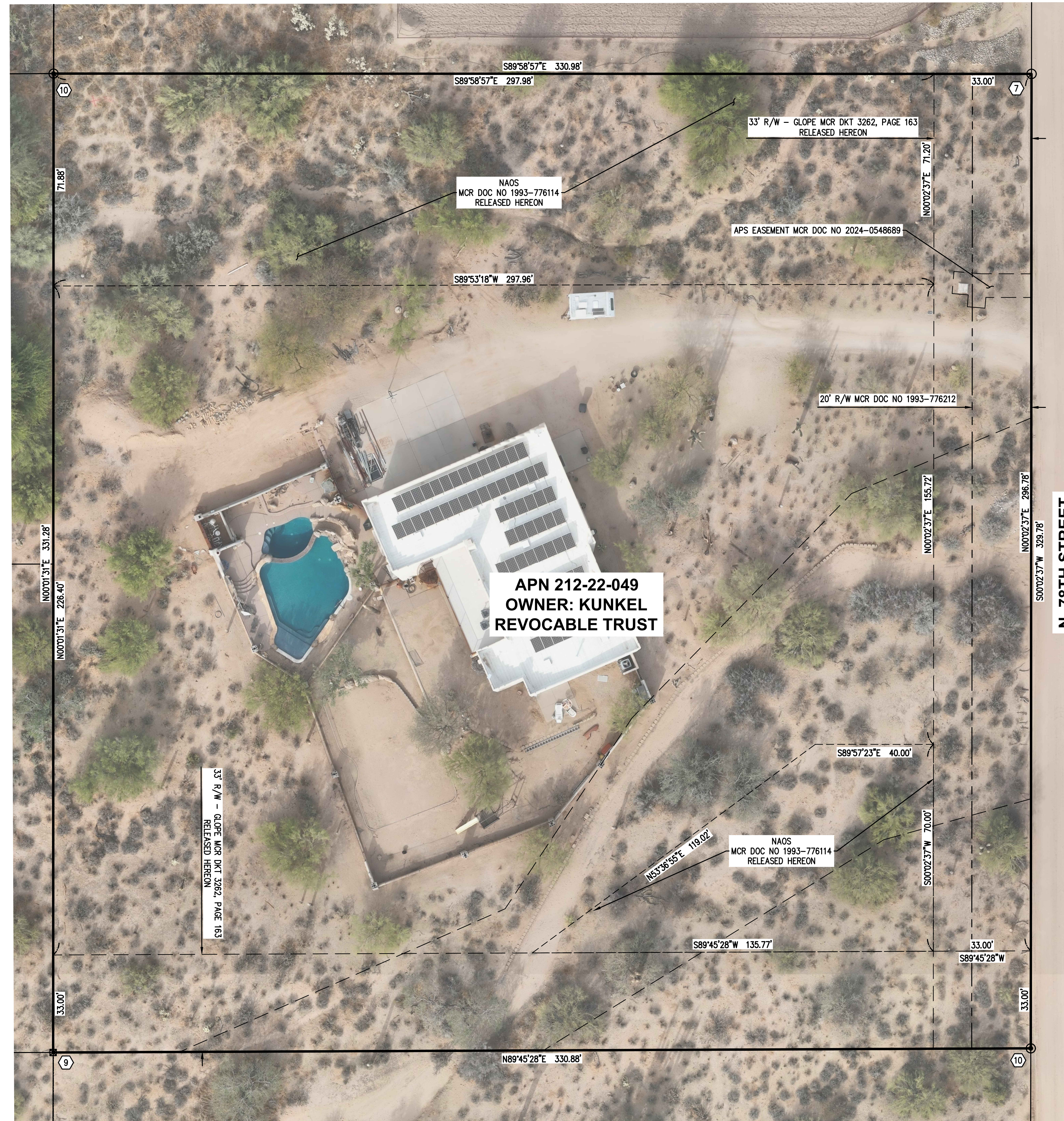
PROJ. #: 2194

2 OF 3

MAP OF RELEASE & DEDICATION - NAOS & GLOPE

A PORTION OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 5 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER MERIDIAN, COUNTY OF MARICOPA, STATE OF ARIZONA

RELEASE OF NAOS & GLOPE AS SHOWN HEREON



LEGEND:

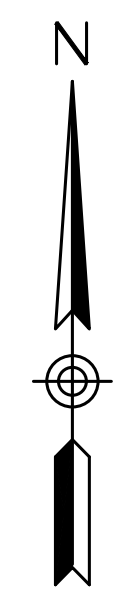
- PROPERTY BOUNDARY
- EXISTING EASEMENT
- EXISTING NAOS
- DEDICATED NAOS
- ADJACENT PROPERTY LINE
- FOUND REBAR AND CAP, LS 17391
- FOUND ALUMINUM CAP, LS 54336
- CALCULATED POSITION

NOTES

SEE SHEET 1 FOR SECTION TIES.
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SEE SHEET 1 FOR MONUMENT DESCRIPTIONS.



Nicholas W. Jarrett



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PH: (480) 553-9433
landcorconsulting.com



26800 N 78TH STREET
MAP OF DEDICATION
SCOTTSDALE, ARIZONA

NAOS & GLOPE RELEASE

MRD

DATE: 01-20-25

PROJ. #: 2194

3 OF 3