

Affidavit of Authorization to Act for Property Owner



1. This affidavit concerns the following parcel of land:
 - a. Street Address: 18777 N Scottsdale Road, Scottsdale, AZ 85255
 - b. County Tax Assessor's Parcel Number: 215-05-007
 - c. General Location: SE Corner of Scottsdale Road and the 101 Freeway
 - d. Parcel Size: 21.88 Gross Acres / 15.637 Net Acres
 - e. Legal Description: See attached Legal Description
 (If the land is a platted lot, then write the lot number, subdivision name, and the plat's recording number and date. Otherwise, write "see attached legal description" and attach a legal description.)
2. I am the owner of the land or I am the duly and lawfully appointed agent of the owner of the land and have authority from the owner to sign this affidavit on the owner's behalf. If the land has more than one owner, then I am the agent for all of the owners, and the word "owner" in this affidavit refers to all of them.
3. I have authority from the owner to act for the owner before the City of Scottsdale with regard to any and all reviews, zoning map amendments, general plan amendments, development variances, abandonments, plats, lot splits, lot ties, use permits, building permits and other land use regulatory or related matters of every description involving the land, or involving adjacent or nearby lands in which the owner has (or may acquire) an interest, and all applications, dedications, payments, assurances, decisions, agreements, legal documents, commitments, waivers and other matters relating to any of them.
4. The City of Scottsdale is authorized to rely on my authority as described in this affidavit until three work days after the day the owner delivers to the Director of the Scottsdale Planning & Development Services Department a written statement revoking my authority.
5. I will immediately deliver to the Director of the City of Scottsdale Planning & Development Services Department written notice of any change in the ownership of the land or in my authority to act for the owner.
6. If more than one person signs this affidavit, each of them, acting alone, shall have the authority described in this affidavit, and each of them warrant to the City of Scottsdale the authority of the others.
7. Under penalty of perjury, I warrant and represent to the City of Scottsdale that this affidavit is true and complete. I understand that any error or incomplete information in this affidavit or any applications may invalidate approvals or other actions taken by the City of Scottsdale, may otherwise delay or prevent development of the land, and may expose me and the owner to other liability. I understand that people who have not signed this form may be prohibited from speaking for the owner at public meetings or in other city processes.

Name (printed)

Mark Riehle

Date

April 25, 2022

Signature

_____, 20__

_____, 20__

_____, 20__

Planning and Development Services

7447 E Indian School Road, Suite 105, Scottsdale, AZ 85251 ♦ www.ScottsdaleAZ.gov



First American

Exhibit A

ISSUED BY

First American Title Insurance Company

File No: NCS-917508-PHX1

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The Land referred to herein below is situated in the County of Maricopa, State of Arizona, and is described as follows:

PARCEL NO 1:

A PARCEL OF LAND LYING WITHIN SECTION 26, TOWNSHIP 4 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 26;
 THENCE ALONG THE SOUTH LINE OF SAID SECTION, SOUTH 89 DEGREES 58 MINUTES 26 SECONDS EAST, A DISTANCE OF 68.49 FEET TO THE EASTERLY LINE OF PARCEL NO. 7-5398, TRACT NO. 1, AS RECORDED IN INSTRUMENT NO. 2000-0992995, MARICOPA COUNTY RECORDS, AND THE POINT OF BEGINNING;
 THENCE LEAVING SAID SOUTH LINE ALONG SAID EASTERLY LINE, NORTH 01 DEGREES 28 MINUTES 38 SECONDS EAST, A DISTANCE OF 625.29 FEET;
 THENCE NORTH 89 DEGREES 57 MINUTES 52 SECONDS EAST, A DISTANCE OF 25.00 FEET;
 THENCE NORTH 00 DEGREES 02 MINUTES 08 SECONDS WEST, A DISTANCE OF 124.88 FEET;
 THENCE NORTH 50 DEGREES 34 MINUTES 37 SECONDS EAST, A DISTANCE OF 71.10 FEET;
 THENCE SOUTH 79 DEGREES 08 MINUTES 03 SECONDS EAST, A DISTANCE OF 1176.65 FEET TO THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF SAID SECTION 26;
 THENCE LEAVING SAID EASTERLY LINE ALONG SAID EAST LINE, SOUTH 00 DEGREES 02 MINUTES 11 SECONDS EAST, A DISTANCE OF 573.88 FEET TO SAID SOUTH LINE OF SAID SECTION;
 THENCE LEAVING SAID EAST LINE ALONG SAID SOUTH LINE, NORTH 89 DEGREES 58 MINUTES 26 SECONDS WEST, A DISTANCE OF 1251.89 FEET TO THE POINT OF BEGINNING;
 EXCEPT THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 4 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN DESCRIBED AS FOLLOWS:
 COMMENCING AT A UNITED STATES GENERAL LAND OFFICE BRASS CAP MARKING THE SOUTHWEST CORNER OF SECTION 26, BEING NORTH 89 DEGREES 58 MINUTES 35 SECONDS WEST 2641.00 FEET FROM A 3/4 INCH REBAR MARKING THE SOUTH QUARTER CORNER OF SAID SECTION 26;
 THENCE ALONG THE WEST LINE OF SAID SECTION 26, NORTH 0 DEGREES 02 MINUTES 26 SECONDS WEST 625.01 FEET TO A POINT BEING SOUTH 0 DEGREES 02 MINUTES 26 SECONDS EAST 2015.76 FEET FROM A MARICOPA COUNTY HIGHWAY BRASS CAP MARKING THE WEST QUARTER CORNER OF SAID SECTION 26;
 THENCE NORTH 89 DEGREES 57 MINUTES 34 SECONDS EAST 110.00 FEET TO THE POINT OF BEGINNING ON THE SOUTHERLY RIGHT OF WAY LINE OF STATE ROUTE 101L (PIMA FREEWAY);
 THENCE ALONG SAID SOUTHERLY RIGHT OF WAY LINE, SOUTH 89 DEGREES 57 MINUTES 54 SECONDS WEST 25.00 FEET;
 THENCE CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY, SOUTH 01 DEGREES 28 MINUTES 41 SECONDS WEST 50.00 FEET;
 THENCE NORTH 27 DEGREES 44 MINUTES 09 SECONDS EAST 56.49 FEET TO THE POINT OF BEGINNING; AND ALSO EXCEPT THAT PART OF SECTION 26, TOWNSHIP 4 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 26;
 THENCE ALONG THE SOUTH LINE OF SAID SECTION, NORTH 89 DEGREES 58 MINUTES 26 SECONDS WEST, A DISTANCE OF 1320.38 FEET, TO THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF SAID SECTION, AND THE POINT OF BEGINNING;
 THENCE LEAVING SAID EAST LINE, CONTINUING ALONG SAID SOUTH LINE, NORTH 89 DEGREES 58 MINUTES 26 SECONDS WEST, A DISTANCE OF 256.95 FEET, TO THE BEGINNING OF A NON-TANGENT CURVE;

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THENCE LEAVING SAID SOUTH LINE, WESTERLY ALONG SAID CURVE, HAVING A RADIUS OF 1655.00 FEET, CONCAVE SOUTHERLY, WHOSE RADIUS BEARS SOUTH 14 DEGREES 50 MINUTES 19 SECONDS WEST, THROUGH A CENTRAL ANGLE OF 05 DEGREES 56 MINUTES 54 SECONDS, A DISTANCE OF 171.82 FEET, TO A POINT OF INTERSECTION WITH A NON-TANGENT LINE;

THENCE NORTH 00 DEGREES 02 MINUTES 11 SECONDS WEST, A DISTANCE OF 39.77 FEET;

THENCE SOUTH 89 DEGREES 58 MINUTES 26 SECONDS EAST, A DISTANCE OF 350.00 FEET;

THENCE NORTH 00 DEGREES 02 MINUTES 11 SECONDS WEST, A DISTANCE OF 472.51 FEET;

THENCE NORTH 79 DEGREES 08 MINUTES 03 SECONDS WEST, A DISTANCE OF 57.82 FEET;

THENCE NORTH 10 DEGREES 51 MINUTES 57 SECONDS EAST, A DISTANCE OF 10.00 FEET;

THENCE NORTH 79 DEGREES 08 MINUTES 03 SECONDS WEST, A DISTANCE OF 473.18 FEET;

THENCE NORTH 10 DEGREES 51 MINUTES 56 SECONDS EAST, A DISTANCE OF 30.00 FEET, TO THE EASTERLY LINE OF PARCEL NO. 7-5398, TRACT NO. 1, AS RECORDED IN INSTRUMENT NO. 2000-0992995, MARICOPA COUNTY RECORDS;

THENCE ALONG SAID EASTERLY LINE, SOUTH 79 DEGREES 08 MINUTES 03 SECONDS EAST, A DISTANCE OF 599.67 FEET; TO A POINT ON SAID LINE OF THE WEST HALF OF THE WEST HALF;

THENCE LEAVING SAID EASTERLY LINE, ALONG SAID EAST LINE, SOUTH 00 DEGREES 02 MINUTES 11 SECONDS EAST, A DISTANCE OF 573.88 FEET, TO THE POINT OF BEGINNING;

EXCEPT FROM THIS DESCRIPTION ONLY, THE FOLLOWING DESCRIBED PROPERTY:

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 26, A B.L.M. BRASS CAP;

THENCE ALONG THE SOUTH LINE OF SAID SECTION, NORTH 89 DEGREES 58 MINUTES 26 SECONDS WEST, A DISTANCE OF 1320.38 FEET, TO THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF SAID SECTION;

THENCE LEAVING SAID SOUTH LINE, ALONG SAID EAST LINE, NORTH 00 DEGREES 02 MINUTES 11 SECONDS WEST, A DISTANCE OF 573.88 FEET, TO THE EASTERLY LINE OF PARCEL NO. 7-5398, TRACT NO. 1, AS RECORDED IN INSTRUMENT NO. 2000-0992995, MARICOPA COUNTY RECORDS;

THENCE LEAVING SAID EAST LINE, ALONG SAID EASTERLY LINE, NORTH 79 DEGREES 08 MINUTES 03 SECONDS WEST, A DISTANCE OF 429.73 FEET TO THE POINT OF BEGINNING;

THENCE LEAVING SAID EASTERLY LINE, SOUTH 10 DEGREES 51 MINUTES 57 SECONDS WEST, A DISTANCE OF 30.00 FEET;

THENCE NORTH 79 DEGREES 08 MINUTES 03 SECONDS WEST, A DISTANCE OF 37.52 FEET;

THENCE NORTH 10 DEGREES 51 MINUTES 57 SECONDS EAST, A DISTANCE OF 30.00 FEET, TO THE EASTERLY LINE OF SAID PARCEL;

THENCE ALONG SAID EASTERLY LINE, SOUTH 79 DEGREES 08 MINUTES 03 SECONDS EAST, A DISTANCE OF 37.52 FEET TO THE POINT OF BEGINNING;

AND ALSO CONTINUING TO EXCEPT FROM THE ORIGINAL PARCEL:

EXCEPT THAT PORTION SECTION 26, TOWNSHIP 4 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 26;

THENCE ALONG THE SOUTH LINE OF SAID SECTION, SOUTH 89 DEGREES 58 MINUTES 26 SECONDS EAST, A DISTANCE OF 68.49 FEET, TO THE EASTERLY LINE OF PARCEL NO. 7-5398, TRACT NO. 1, AS RECORDED IN INSTRUMENT NO. 2000-0992995, MARICOPA COUNTY RECORDS;

THENCE LEAVING SAID SOUTH LINE, ALONG SAID EASTERLY LINE, NORTH 01 DEGREES 28 MINUTES 38 SECONDS EAST, A DISTANCE OF 55.02 FEET;

THENCE LEAVING SAID EASTERLY LINE, SOUTH 89 DEGREES 58 MINUTES 26 SECONDS EAST, A DISTANCE OF 5.06 FEET TO THE POINT OF BEGINNING;

THENCE NORTH 00 DEGREES 02 MINUTES 08 SECONDS WEST, A DISTANCE OF 191.48 FEET, TO SAID EASTERLY LINE;

THENCE ALONG SAID EASTERLY LINE, NORTH 01 DEGREES 28 MINUTES 38 SECONDS EAST, A DISTANCE OF 378.73 FEET;

THENCE NORTH 89 DEGREES 57 MINUTES 52 SECONDS EAST, A DISTANCE OF 25.00 FEET;

THENCE NORTH 00 DEGREES 02 MINUTES 08 SECONDS WEST, A DISTANCE OF 124.88 FEET;

THENCE NORTH 50 DEGREES 34 MINUTES 36 SECONDS EAST, A DISTANCE OF 25.15 FEET;

THENCE LEAVING SAID EASTERLY LINE, SOUTH 01 DEGREES 42 MINUTES 56 SECONDS WEST, A DISTANCE OF 711.28 FEET;

THENCE NORTH 89 DEGREES 58 MINUTES 26 SECONDS WEST, A DISTANCE OF 32.70 FEET, TO THE POINT OF BEGINNING; AND ALSO

EXCEPT THAT PORTION OF SECTION 26, TOWNSHIP 4 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 26;
THENCE ALONG THE SOUTH LINE OF SAID SECTION, SOUTH 89 DEGREES 58 MINUTES 24 SECONDS EAST, A DISTANCE OF 68.49 FEET, TO THE EASTERLY LINE OF PARCEL NO. 7-5398, TRACT NO. 1, AS RECORDED IN INSTRUMENT NO. 2000-0992995, MARICOPA COUNTY RECORDS;
THENCE LEAVING SAID SOUTH LINE, ALONG SAID EASTERLY LINE, NORTH 01 DEGREES 28 MINUTES 38 SECONDS EAST, A DISTANCE OF 55.02 FEET;
THENCE LEAVING SAID EASTERLY LINE, SOUTH 89 DEGREES 58 MINUTES 26 SECONDS EAST, A DISTANCE OF 37.76 FEET, TO THE POINT OF BEGINNING;
THENCE NORTH 01 DEGREES 42 MINUTES 56 SECONDS EAST, A DISTANCE OF 25.01 FEET;
THENCE SOUTH 89 DEGREES 58 MINUTES 26 SECONDS EAST, A DISTANCE OF 531.94 FEET, TO THE BEGINNING OF A CURVE;
THENCE EASTERLY ALONG SAID CURVE, HAVING A RADIUS OF 1680.00 FEET, CONCAVE SOUTHERLY THROUGH A CENTRAL ANGLE OF 08 DEGREES 43 MINUTES 49 SECONDS, A DISTANCE OF 255.98 FEET, TO A POINT OF INTERSECTION WITH A NON-TANGENT LINE;
THENCE SOUTH 00 DEGREES 02 MINUTES 11 SECONDS EAST, A DISTANCE OF 25.30 FEET, TO THE BEGINNING OF A NON-TANGENT CURVE;
THENCE WESTERLY ALONG SAID CURVE, HAVING A RADIUS OF 1655.00 FEET, CONCAVE SOUTHERLY, WHOSE RADIUS BEARS SOUTH 08 DEGREES 53 MINUTES 25 SECONDS WEST, THROUGH A CENTRAL ANGLE OF 08 DEGREES 51 MINUTES 51 SECONDS, A DISTANCE OF 256.04 FEET, TO THE CURVE'S END;
THENCE NORTH 89 DEGREES 58 MINUTES 26 SECONDS WEST, A DISTANCE OF 532.68 FEET, TO THE POINT OF BEGINNING; AND ALSO

EXCEPT THAT PORTION OF SECTION 26, TOWNSHIP 4 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 26;
THENCE ALONG THE SOUTH LINE OF SAID SECTION, SOUTH 89 DEGREES 58 MINUTES 26 SECONDS EAST, A DISTANCE OF 68.49 FEET, TO THE EASTERLY LINE OF PARCEL NO. 7-5398, TRACT NO. 1, AS RECORDED IN INSTRUMENT NO. 2000-0992995, MARICOPA COUNTY RECORDS, AND THE POINT OF BEGINNING;
THENCE LEAVING SAID SOUTH LINE, ALONG SAID EASTERLY LINE, NORTH 01 DEGREES 28 MINUTES 38 SECONDS EAST, A DISTANCE OF 55.02 FEET, TO THE NORTH LINE OF A PROPOSED 55 FOOT RIGHT-OF-WAY, OF UNION HILLS DRIVE;

THENCE LEAVING SAID EASTERLY LINE, ALONG SAID NORTH LINE, SOUTH 89 DEGREES 58 MINUTES 26 SECONDS EAST, A DISTANCE OF 570.44 FEET, TO THE BEGINNING OF A CURVE;
THENCE EASTERLY ALONG SAID CURVE, HAVING A RADIUS OF 1655.00 FEET, CONCAVE SOUTHERLY, THROUGH A CENTRAL ANGLE OF 14 DEGREES 48 MINUTES 45 SECONDS, A DISTANCE OF 427.86 FEET, TO A POINT OF INTERSECTION WITH A NON-TANGENT LINE, BEING ALSO THE SAID SOUTH LINE OF SAID SECTION 26;
THENCE LEAVING SAID NORTH LINE, NORTH 89 DEGREES 58 MINUTES 26 SECONDS WEST, A DISTANCE OF 994.94 FEET, TO THE POINT OF BEGINNING; AND ALSO

EXCEPT THAT PORTION OF SECTION 26, TOWNSHIP 4 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 26;
THENCE ALONG THE SOUTH LINE OF SAID SECTION, SOUTH 89 DEGREES 58 MINUTES 26 SECONDS EAST, A DISTANCE OF 68.49 FEE, TO THE EASTERLY LINE OF PARCEL NO. 7-5398, TRACT NO. 1, AS RECORDED IN INSTRUMENT NO. 2000-0992995, MARICOPA COUNTY RECORDS;
THENCE LEAVING SAID SOUTH LINE, ALONG SAID EASTERLY LINE, NORTH 01 DEGREES 28 MINUTES 38 SECONDS EAST, A DISTANCE OF 55.02 FEET, TO THE POINT OF BEGINNING;
THENCE CONTINUING ALONG SAID EASTERLY LINE, NORTH 01 DEGREES 28 MINUTES 38 SECONDS EAST, A DISTANCE OF 191.54 FEET;
THENCE LEAVING SAID EASTERLY LINE, SOUTH 00 DEGREES 02 MINUTES 08 SECONDS EAST, A DISTANCE OF 191.48 FEET;
THENCE NORTH 89 DEGREES 58 MINUTES 26 SECONDS WEST, A DISTANCE OF 5.06 FEET, TO THE POINT OF BEGINNING.

PARCEL NO. 2:

ALL EASEMENTS AND RIGHTS INCIDENT THERETO AS DISCLOSED IN DEED BETWEEN BDC INVESTMENT HOLDINGS,

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LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED TWENTY-FIVE PERCENT (25%) INTEREST; SMC INVESTMENT HOLDINGS, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED TWENTY-FIVE (25%) INTEREST; CCF INVESTMENT HOLDINGS, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED TWENTY-FIVE (25%) INTEREST; AND RKC INVESTMENT HOLDINGS, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED TWENTY-FIVE PERCENT (25%) INTEREST AND THE CITY OF SCOTTSDALE DATED MAY 5, 2003 AND RECORDED MAY 9, 2003 IN INSTRUMENT NO. 2003-0589748; AND THAT CERTAIN RIGHT PERMITTING ACCESS TO SCOTTSDALE ROAD AS MORE FULLY DESCRIBED IN FINAL ORDER OF CONDEMNATION RECORDED DECEMBER 28, 2000 IN INSTRUMENT NO. 2000-0992995, RECORDS OF MARICOPA COUNTY, ARIZONA.

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