

## Letters and Responses from Utilities

**From:** Bryan Veal  
**Sent:** Tuesday, September 5, 2017 3:13 PM  
**To:** susie.beall@aps.com  
**Cc:** Bryan Veal  
**Subject:** Cochise County easement abandonment

Susie,

See the two attached documents related to an easement abandonment request for our property here in Cochise County. We are being instructed by Cochise County to get a coordinated response from APS prior to the County's consideration of our request (page 2 of the Proposed Abandonment letter). The attached Arizona Public Service letter is addressed to Antonia Morales, but it seems that you are the proponent for this question. Please let us know if APS has any issues with our abandonment request. As stated on the attached letter to APS, no utilities currently exist on the proposed abandonment area.

Please provide a reply by September 15, 2017 or sooner. Thanks for your time.

Bryan and Nataliya Veal

9/5/2017

...

Bryan and Nataliya Veal  
9186 E. Clinton Lane  
Hereford, AZ 85615

Arizona Public Service  
Antonia Morales  
1034 F Avenue  
Douglas, AZ 85607

**ATTN: Antonia Morales,**

We purchased parcel ID 104-74-004 at the corner of Clinton Lane and Border Monument Road. A recent property survey marks our proposed fence line along the right of way on Clinton Lane and Border Monument Road and along the southern property line.

We are asking the County to abandon the 50' right of way along our western property line and the 30' right of way on our southern property line. See enclosure 1, Roadway Abandonment Application. **No utilities exist within the proposed abandonment areas highlighted in pink on the attached map, enclosure 2.** The west side of the property is already fenced. We will be fencing the remainder of the parcel for cattle.

We are reaching out to APS, Century Link, Palominas Fire Department, US Customs and Border Protection and adjoining property owners for any comments or issues of concern.

Sincerely,



Bryan and Nataliya Veal

Enclosures: 2

CC: Teresa Murphy, Cochise County Right of Way Agent



ARIZONA PUBLIC SERVICE

**SUSIE BEALL**

*Land Agent II*

*Land Services Department*

Mail Station 3286

P.O. Box 53933

Phoenix, AZ 85072-3933

T: 602.371.7948

C: 602.809.0685

F: 602.371.6586

susie.beall@aps.com

September 26, 2017

Bryan and Nataly Veal  
9186 E. Clinton Lane  
Hereford, Arizona 85615

RE: Release of Public Rights-of-Way

Dear Mr. and Mrs. Veal:

Per your request, dated September 15, 2017, for Arizona Public Service Company's (APS) concurrence to release that portion of the Public Rights-of-Way over the Westerly 50 feet and the Southerly 30 feet, excluding the Easterly 30 feet, of your property located in GLO Lot 1, Section 18, T24S, R22E of the Gila and Salt River Base and Meridian, Cochise County, Arizona, also known as Assessor Parcel Number 104-80-004, the following information is provided:

I have researched our records and found that the subject property is situated within the APS service territory.

These records show that there are no existing facilities within the Westerly 50 feet and the Southerly 30 feet, excluding the Easterly 30 feet, of your property.

APS will agree to the abandonment of said Public Right-of-Way.

Should you have further questions concerning this matter, please contact me.

Sincerely,

A handwritten signature in cursive script that reads "Susie Beall".

Susie Beall, SR/WA  
Land Agent II

cc: file

9/15/2017

\*\*\*

Bryan and Nataliya Veal  
9186 E. Clinton Lane  
Hereford, AZ 85615

Cochise County Community Development  
Highway and Floodplain Division  
Teresa Murphy  
1415 Melody Lane, Building F  
Bisbee, AZ 85603

Teresa,

We contacted Cox at 520-439-0656. Upon providing our address, the Cox representative confirmed that no service is provided in this area.

Sincerely,

  
Bryan and Nataliya Veal  
[vealb@msn.com](mailto:vealb@msn.com)  
520-366-5775

9/5/2017

•••

Bryan and Nataliya Veal  
9186 E. Clinton Lane  
Hereford, AZ 85615

Century Link  
Karl Opperman  
1060 Giulio Cesare Ave  
Sierra Vista, AZ 85635

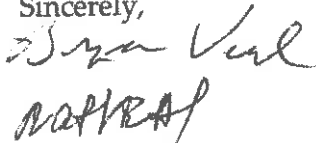
**ATTN: Karl Opperman,**

We purchased parcel ID 104-74-004 at the corner of Clinton Lane and Border Monument Road. A recent property survey marks our proposed fence line along the right of way on Clinton Lane and Border Monument Road and along the southern property line.

We are asking the County to abandon the 50' right of way along our western property line and the 30' right of way on our southern property line. See enclosure 1, Roadway Abandonment Application. **There are no utilities within the proposed abandonment areas highlighted in pink on the attached map, enclosure 2.** The west side of the property is already fenced. We will be fencing the remainder of the parcel for cattle.

We are reaching out to APS, Century Link, Palominas Fire Department, US Customs and Border Protection and adjoining property owners for any comments or issues of concern

Sincerely,



Bryan and Nataliya Veal

Enclosures: 2

CC: Teresa Murphy, Cochise County Right of Way Agent

Bryan & Nataliya VEAL  
9186 E. Clinton Ln.  
Palominas, AZ

2017-19293

Page 1 of 2

Requested By: Bryan Veal  
David W. Stevens - Recorder

Cochise County, AZ

10-04-2017 08:45 AM Recordings Fee \$10.00

### RELEASE OF EASEMENT

(Parcel # 104-74-004)

Qwest Corporation d/b/a CenturyLink QC, (formerly known as U S West Communications, and Mountain States Telephone and Telegraph) hereinafter called "company", for and in consideration for Ten Dollars (\$10.00) and other good and valuable consideration does hereby release, remise and quitclaim any and all rights, title and interest acquired by the "company" or its assignors in the real property under a 30' Public Utility Easement located on the southern portion of parcel # 104-74-004 (Section 18, T 24S, R 22E), Lot 17, of Palominas Ranches Unit 1 subdivision recorded in Survey Book 2, Page 31B, in Cochise County, Arizona. See attached exhibit.

The purpose of this document is to release that portion of the easement described in the records indicated above, hereby expressly excepting and reserving the company any and all interest otherwise acquired in said property, except as stated above.

Executed this 3<sup>rd</sup> day of October, 2017

By:   
Meron Kidane

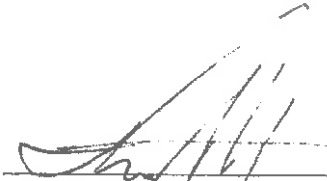
Its: Right of Way Manager

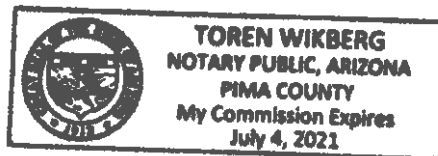
STATE OF ARIZONA  
County of Pima

The foregoing instrument was acknowledged by me this 2<sup>nd</sup> day of October, 2017 by  
Meron Kidane as Right of Way Manager of Qwest Corporation d/b/a CenturyLink QC.

My commission expires July 4<sup>th</sup> 2021

Witness my hand and official seal.

  
Notary Public



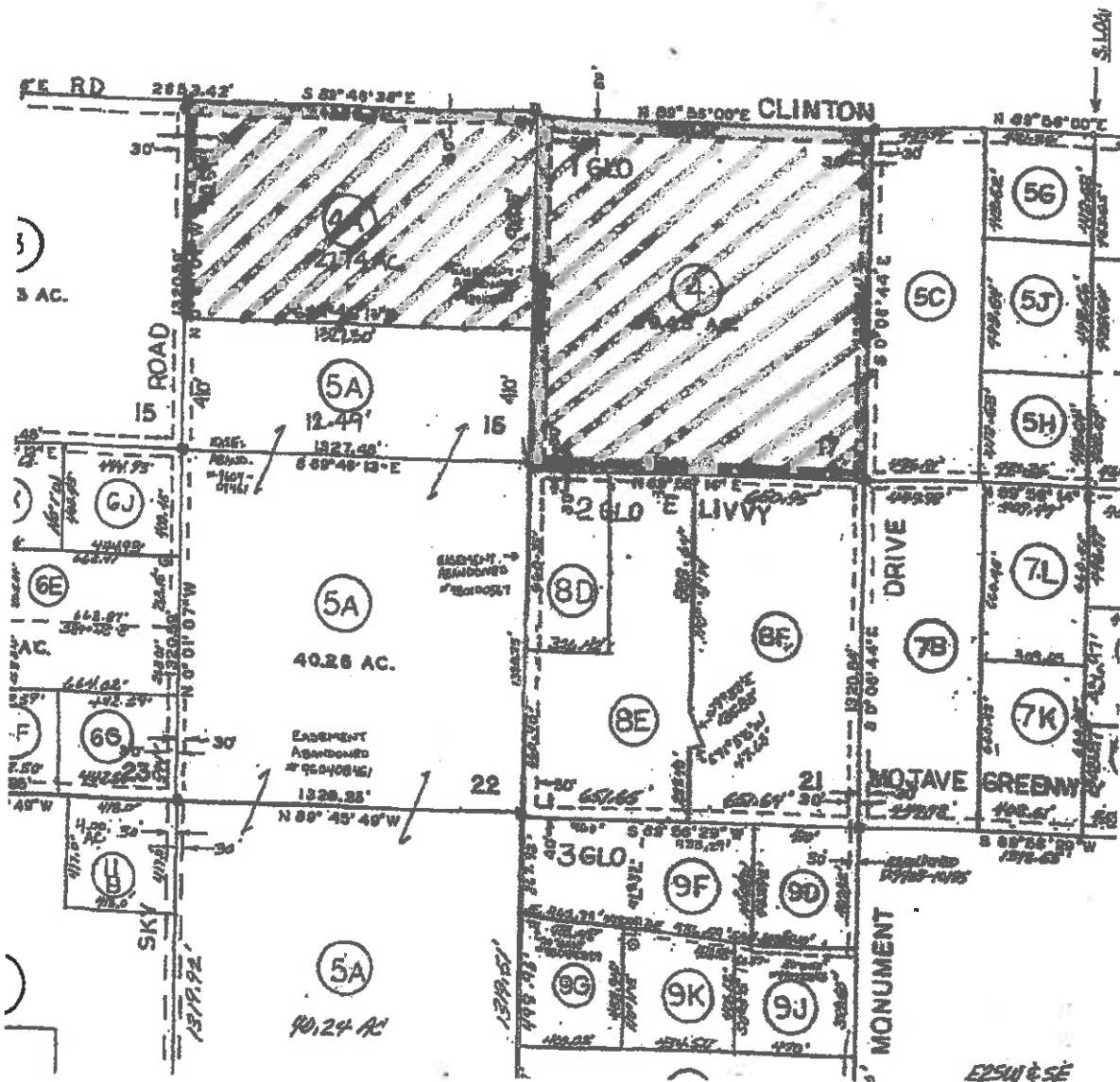
Wire center: PLMNAZMA  
FW #N.298476  
NRE # P792947

Enclosure 2

Veal property  
Proposed abandoned  
Easements retained

104-80  
Sec 13, T24S, R21E

104.74  
Sec 18 T24S, R22E



Bryan & Nataliya VEAL  
9186 E. Clinton Ln.  
Palomina, #2.

2017-19294  
Page 1 of 2  
Requested By: Bryan Veal  
David W. Stevens - Recorder  
Cochise County, AZ  
10-04-2017 08:45 AM Recording Fee \$10.00

**RELEASE OF EASEMENT**  
(Parcel # 104-74-004)

Qwest Corporation d/b/a CenturyLink QC, (formerly known as U S West Communications, and Mountain States Telephone and Telegraph) hereinafter called "company", for and in consideration for Ten Dollars (\$10.00) and other good and valuable consideration does hereby release, remise and quitclaim any and all rights, title and interest acquired by the "company" or its assignors in the real property under a 50' Public Utility Easement located on the western portion of parcel # 104-74-004 (Section 18, T 24S, R 22E), Lot 17, of Palominas Ranches Unit 1 subdivision recorded in Survey Book 2, Page 31B, in Cochise County, Arizona. See attached exhibit.

The purpose of this document is to release that portion of the easement described in the records indicated above, hereby expressly excepting and reserving the company any and all interest otherwise acquired in said property, except as stated above.

Executed this 3<sup>rd</sup> day of October, 2017

By:   
Meron Kidane


Its: Right of Way Manager

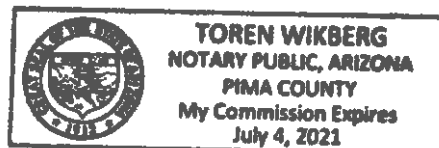
STATE OF ARIZONA  
County of Pima

The foregoing instrument was acknowledged by me this 3<sup>rd</sup> day of October, 2017 by  
Meron Kidane as Right of Way Manager of Qwest Corporation d/b/a CenturyLink QC.

My commission expires July 4<sup>th</sup> 2021

Witness my hand and official seal.

  
Notary Public



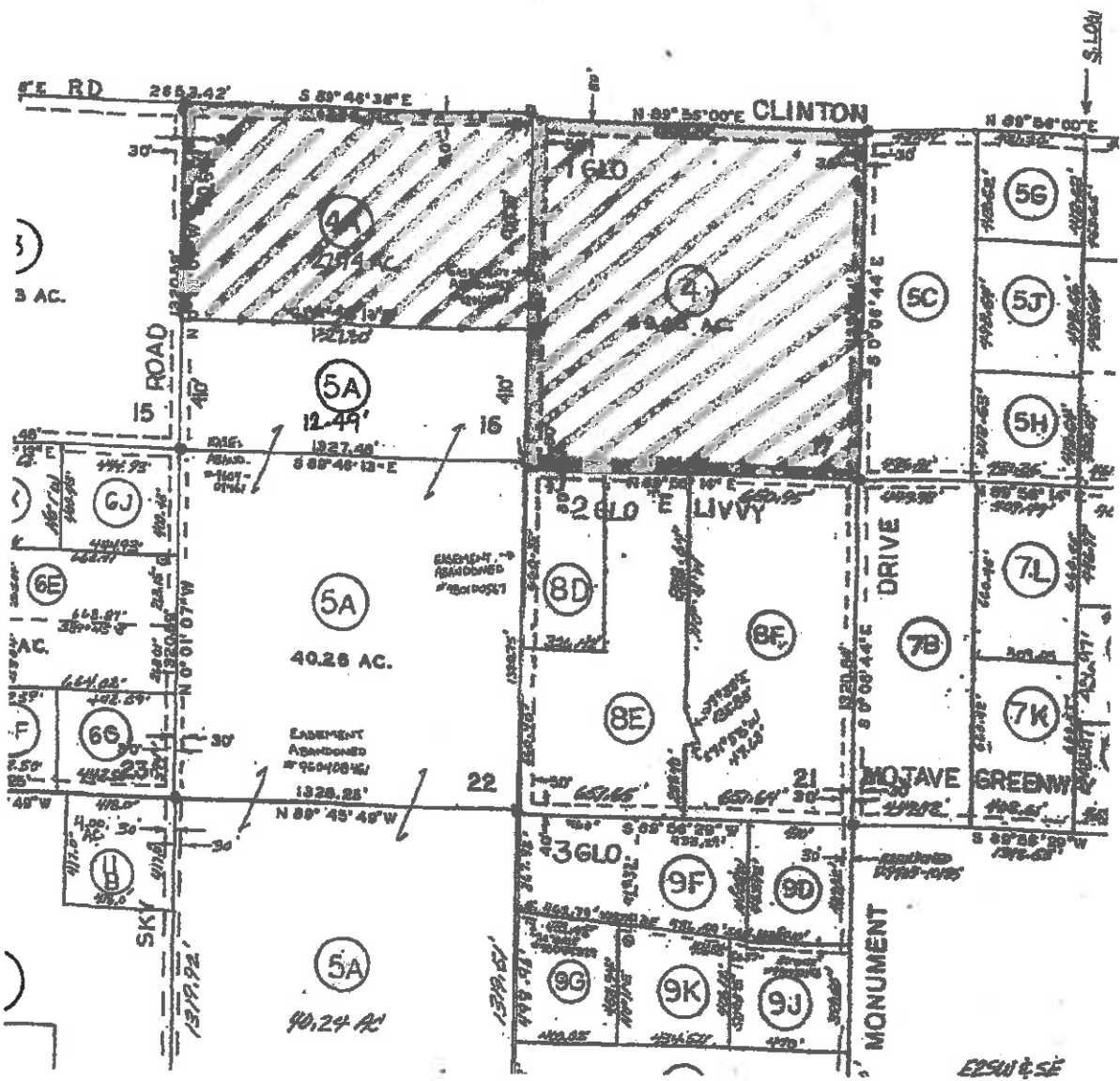
Wire center: PLMNAZMA  
FW #N.298476  
NRE # P792947

Enclosure 2

Veal property  
Proposed abandoned  
Easements retained

104-80  
Sec 13, T24S, R21E

104.74  
Sec 18 T24S, R20E



EDSW & SE

9/5/2017

Bryan and Nataliya Veal  
9186 E. Clinton Lane  
Hereford, AZ 85615

Palominas Fire District  
Chief Mark Matthews  
9695 E Highway 92  
Hereford, AZ 85615

**ATTN: Chief Mark Matthews,**

We purchased parcel ID 104-74-004 at the corner of Clinton Lane and Border Monument Road. A recent property survey marks our proposed fence line along the right of way on Clinton Lane and Border Monument Road and along the southern property line.

We are asking the County to abandon the 50' right of way along our western property line and the 30' right of way on our southern property line. See enclosure 1, Roadway Abandonment Application. **There are no utilities within the proposed abandonment areas highlighted in pink on the attached map, enclosure 2.** The west side of the property is already fenced. We will be fencing the remainder of the parcel for cattle.

We are reaching out to APS, Century Link, Palominas Fire District, US Customs and Border Protection and adjoining property owners for any comments or issues of concern.

Sincerely,

*Bryan Veal*  
*NATALIYA*

Bryan and Nataliya Veal

Enclosures: 2

CC: Teresa Murphy, Cochise County Right of Way Agent

**From:** mark@palominasfire.com  
**Sent:** Tuesday, September 5, 2017 2:38 PM  
**To:** Bryan Veal  
**Subject:** RE: FW: Chief Matthews email

That is correct we see not issues.

On 2017-09-05 14:37, Bryan Veal wrote:

> Chief,  
>  
> Thanks your reply. The fence will be a 5 strand 4 point barb wire with  
> a gate. It will not block access to other adjoining properties. They  
> have their own easements. So just confirm, the Fire District has no  
> issues, correct?

>  
> Sincerely,

>  
> Bryan Veal

>  
> Sent from Mail [1] for Windows 10

>  
> FROM: mark@palominasfire.com  
> SENT: Tuesday, September 5, 2017 1:12 PM  
> TO: Bryan Veal  
> SUBJECT: Re: FW: Chief Matthews email

>  
> Bryan,

>  
> I do not see any issues for the Fire District as long as the fence  
> does  
> not block any access to the lots and will the fence be standard 3  
> strand  
> cattle wire or a more durable fence?

>  
> Mark Matthews  
> Fire Chief  
> Palominas Fire District

>  
> On 2017-09-02 13:17, Bryan Veal wrote:

>> Chief Matthews,  
>>  
>> Please see the attached documents in reference to an easement  
>> abandonment on our property. Please let me know if there is any  
>> additional information that is needed from us. Thanks for your time!

>>  
>> Sincerely,

>>  
>> Bryan Veal

>>

>> 366-5775  
>>  
>> Sent from Mail [1] for Windows 10  
>>  
>> FROM: JRV  
>> SENT: Saturday, September 2, 2017 9:23 AM  
>> TO: 'Bryan Veal'  
>> SUBJECT: Chief Matthews email  
>>  
>> Hi Bryan,  
>>  
>> Here is the email address for Chief Matthews:  
>>  
>> Mark Matthews <[mark@palominasfire.com](mailto:mark@palominasfire.com)>  
>>  
>>  
>> Links:  
>> -----  
>> [1] <https://go.microsoft.com/fwlink/?LinkId=550986>  
> Does the abandonment block any access to Lots  
>  
>  
>  
> Links:  
> -----  
> [1] <https://go.microsoft.com/fwlink/?LinkId=550986>

9/5/2017

\*\*\*

Bryan and Nataliya Veal  
9186 E. Clinton Lane  
Hereford, AZ 85615

US Customs and Border Protection  
Naco Station  
Jeff Snavelly, Deputy Patrol Agent in Charge  
2136 S Naco Hwy  
Bisbee, AZ 85603

**ATTN: Deputy Patrol Agent in Charge (Jeff Snavelly)**

We purchased parcel ID 104-74-004 at the corner of Clinton Lane and Border Monument Road. The recent property survey marks our proposed fence line along the right of way on Clinton Lane and Border Monument Road and along the southern property line.

We are asking the County to abandon the 50' right of way along our western property line and the 30' right of way on our southern property line. See enclosure 1, Roadway Abandonment Application. **There are no utilities within the proposed abandonment areas highlighted in pink on the attached map, enclosure 2.** The west side of the property is already fenced. We will be fencing the remainder of the parcel for cattle.

We are reaching out to APS, Century Link, Palominas Fire Department, US Customs and Border Protection and adjoining property owners for any comments or issues of concern.

Sincerely,

*Bryan Veal*  
*NATALIYA*

Bryan and Nataliya Veal

Enclosures: 2

CC: Teresa Murphy, Cochise County Right of Way Agent

*U.S.B.P. BRIAN A. TERRY STATION  
HAS NO CONCERN REGARDING THE  
DESCRIBED ABANDONMENT.  
THANK YOU  
Bryan M. Terry*