

ORDINANCE NO. 021-45

AN ORDINANCE OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, AUTHORIZING THE EXECUTION OF CONVEYANCES OF EASEMENTS, WARRANTY DEEDS AND DEDICATION OF PUBLIC RIGHT-OF-WAYS IN SUPPORT OF THE GLENDALE AVENUE RECONSTRUCTION PROJECT AND DIRECTING THE CITY CLERK TO RECORD A CERTIFIED COPY OF THIS ORDINANCE.

WHEREAS, the City is reconstructing Glendale Avenue from El Mirage Road to 99th Avenue; and

WHEREAS, in some locations, portions of the improvements fall outside of existing public right-of-way; and

WHEREAS, at these locations, owners have agreed to dedicate rights-of-way for roadway purposes, and/or convey ownership or possessory interests in the form of warranty deeds or easements to the City so that the City can maintain, operate, repair, replace and remove, if necessary, the associated infrastructure.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GLENDALE as follows:

SECTION 1. That the real property interests being authorized and accepted are summarized in attached Exhibit 1, Deeds and Easement Table.

SECTION 2. That the City Council hereby authorizes and instructs the City Manager to execute the conveyance of easements, deeds, and dedication of public right-of-way attached hereto as Attachments 1 through 4 granting the interests in the properties therein legally described.

SECTION 3. That the City Clerk is instructed and authorized to forward a certified copy of this ordinance for recording to the Maricopa County Recorder's Office.

SECTION 4. That the provisions of this ordinance shall become effective thirty (30) days after passage of this ordinance by the Glendale City Council.

(Signatures on the following page)

PASSED, ADOPTED AND APPROVED by the Mayor and Council of the City of Glendale, Maricopa County, Arizona, this 22nd day of June, 2021.

Mayor Jerry P. Weiers

ATTEST:

Julie K. Bower, City Clerk (SEAL)

APPROVED AS TO FORM:

Michael D. Bailey, City Attorney

REVIEWED BY:

Kevin R. Phelps, City Manager

ATTACHMENT 1

When recorded, mail to:
City Clerk, City of Glendale
5850 West Glendale Avenue
Glendale, Arizona 85301

SPECIAL WARRANTY DEED

For Ten Dollars and other valuable consideration, I or We, PHOENIX CEMENT INVESTMENT HOLDINGS, LLC, A LIMITED LIABILITY COMPANY FORMED UNDER THE SALT RIVER PIMA-MARICOPA INDIAN COMMUNITY LIMITED LIABILITY COMPANY ACT (“Grantor”), do hereby convey to the City of Glendale, an Arizona Municipal Corporation (“Grantee”), all right, title and interest to and in that certain parcel of Real Property situated in Maricopa County and described as follows:

See Attached Description, “Exhibit A”

It is the intention of the parties to cause the real property on said Exhibit “A” to be dedicated as **public right of way for roadway purposes**, and to vest title in fee simple in the City of Glendale in Trust, for all the uses contemplated in public street dedication.

SUBJECT TO: Existing taxes, assessments, liens encumbrances, covenants, conditions, restrictions, rights of way and easements, or other matters of record or to which reference is made in the public records; any and all matters which an accurate survey and physical inspection of the Property would reveal; zoning and other restrictions, reservations, prohibitions, regulations and requirements imposed by governmental authorities.

And Grantor hereby binds itself and its successors to warrant and defend the title, as against all acts of Grantor herein and none other, subject to the matters above set forth.

Dated this ____ day of _____, 2021.

PHOENIX CEMENT INVESTMENT HOLDINGS,
LLC, A LIMITED LIABILITY COMPANY
FORMED UNDER THE SALT RIVER PIMA-
MARICOPA INDIAN COMMUNITY LIMITED
LIABILITY COMPANY ACT

By:
Its:

Exempt Pursuant to A.R.S.§11-1134 (A)(3)

STATE OF ARIZONA)
County of Maricopa) ss.

The foregoing instrument was acknowledged before me this ____ day of _____, 2021
by _____, _____, who acknowledged that he executed this
instrument for the purposes therein contained.

Notary Public

My commission expires:

Glendale Ave, W. of 107 Ave
Ord. _____

"Exhibit A"

LEGAL DESCRIPTION
RIGHT-OF-WAY IN FEE

PORTIONS OF THE NORTHWEST QUARTER AND THE NORTHEAST QUARTER OF SECTION 7,
TOWNSHIP 2 NORTH, RANGE 1 EAST, GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY,
ARIZONA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 7 BEING A FOUND 3" MCDOT
BRASS CAP IN HANDHOLE STAMPED "N397" FROM WHICH THE NORTH ONE-QUARTER
CORNER BEING A FOUND 3" CITY OF GLENDALE BRASS CAP IN HANDHOLE STAMPED "N397",
BEARS SOUTH 89°34'56" EAST 2593.38 FEET DISTANT;

THENCE SOUTH 89°34'56" EAST 95.00 FEET UPON THE NORTH LINE OF SAID SECTION 7 TO THE
POINT OF BEGINNING;

THENCE CONTINUE SOUTH 89°34'56" EAST 2488.38 FEET UPON SAID NORTH LINE TO SAID NORTH
ONE-QUARTER CORNER;

THENCE SOUTH 89°35'13" EAST 140.00 FEET UPON SAID NORTH LINE;

THENCE SOUTH 00°40'54" WEST 65.00 FEET;

THENCE NORTH 89°35'13" WEST 139.70 FEET;

THENCE NORTH 89°34'56" WEST 2488.11 FEET;

THENCE NORTH 00°10'47" EAST 65.00 FEET TO THE **POINT OF BEGINNING**.

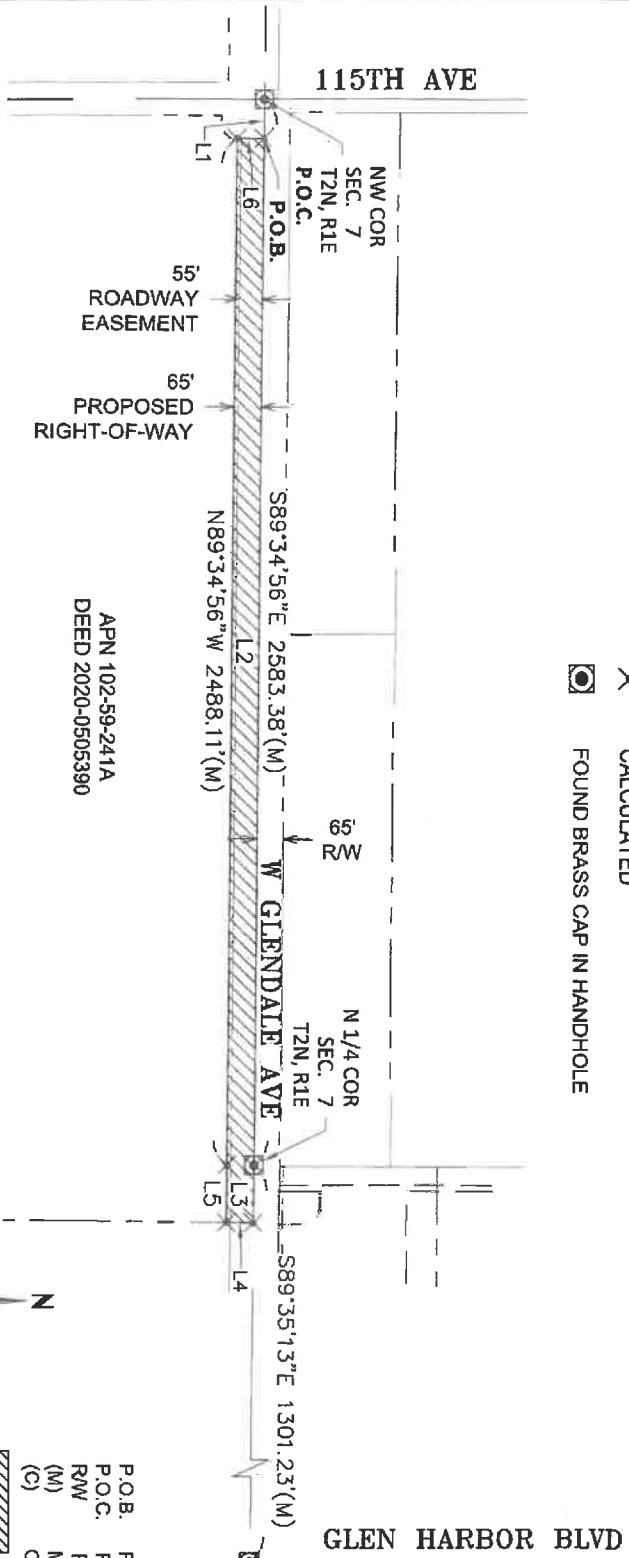
CONTAINING: 170,826.14 SQUARE FEET OR 3.92 ACRES, MORE OR LESS.

CFEDS #1047



Expires: 09/30/2023

"Exhibit A" Cont.



- SYMBOL LEGEND**
- X CALCULATED
 - FOUND BRASS CAP IN HANDHOLE

LINE TABLE		
LINE NO.	DIRECTION	LENGTH
L1	S89°34'56"E	95.00'
L2	S89°34'56"E	2488.38'
L3	S89°35'13"E	140.00'
L4	S0°40'54"W	65.00'
L5	N89°35'13"W	139.70'
L6	N0°10'47"E	65.00'

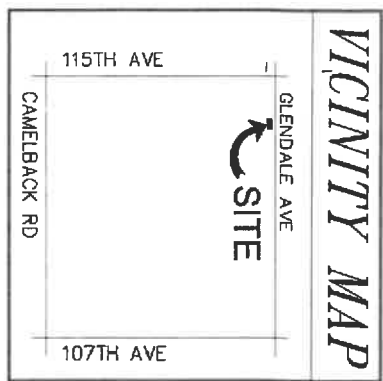
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- R/W RIGHT OF WAY
- (M) MEASURED
- (C) CALCULATED
- ▨ PROPOSED RIGHT-OF-WAY

PROFESSIONAL ASSOCIATES, INC.



CFEDS #1047

Expires: 09/30/2023



Section: 7
Township: 2 NORTH
Range: 1 EAST

2432 W. Peoria Ave., Ste 1323
Phoenix, Arizona 85029
Phone: (602) 906-0020
Fax: (602) 906-0019

PROPOSED RIGHT-OF-WAY
UPON THE NW 1/2 OF SEC. 7, T2N, R1E,
GASPAR, MARICOPA COUNTY, AZ.

EXHIBIT "A"

Dtn: J. MALEK
Ck'd: H. EPPERSON
Scale: 1" = 300'

Date: 3/15/21 Job No: 2445.1 Sheet 2 of 2



ATTACHMENT 2

When recorded, mail to:
City Clerk, City of Glendale
5850 West Glendale Avenue
Glendale, Arizona 85301

CONVEYANCE OF EASEMENT

For Ten Dollars and other valuable consideration, We, PHOENIX CEMENT INVESTMENT HOLDINGS, LLC, A LIMITED LIABILITY COMPANY FORMED UNDER THE SALT RIVER PIMA-MARICOPA INDIAN COMMUNITY LIMITED LIABILITY COMPANY ACT (“Grantor”), does hereby convey to the City of Glendale, an Arizona municipal corporation (“Grantee”), an easement to install, repair, operate, maintain and remove a retention basin and storm drain and appurtenances (“facilities”) and ingress-egress for access upon, over and under the surface of the following described property:

See Attached Description, “Exhibit A”

Together with the right of ingress and egress to, from, across and along the Grantor's Property, and with the right to use lands adjacent to said easement during temporary periods of construction; the right to operate, repair, replace, maintain, and remove facilities and appurtenances from said premises; to add to or alter said facilities at any reasonable time; and to trim or remove any trees or shrubs that in the judgment of the City may interfere with the construction, operation or maintenance of said facilities.

Grantor and its successors and assigns shall have the right, at its expense, to relocate said easement and associated facilities to a location upon the written approval of Grantee. Grantee shall release and extinguish all its rights granted pursuant to this easement within 90 days, provided Grantor has relocated said facilities to the location approved by Grantee, and Grantor has provided an easement and constructed and installed new facilities in the new location at its own expense. In exercising any rights and privileges under this paragraph, Grantor agrees to comply with all applicable laws.

By accepting this easement, the City of Glendale agrees to exercise reasonable care to avoid any damage to said real property above described.

Dated this ____ day of _____, 2021.

PHOENIX CEMENT INVESTMENT HOLDINGS,
LLC, A LIMITED LIABILITY COMPANY
FORMED UNDER THE SALT RIVER PIMA-
MARICOPA INDIAN COMMUNITY LIMITED
LIABILITY COMPANY ACT

By:
Its:

**Exempt Pursuant to A.R.S. §11-1134(A)(2),
11-1134(A)(3)**

STATE OF ARIZONA)
County of Maricopa) ss.

The foregoing instrument was acknowledged before me this ____ day of _____, 2021
by _____, _____, who acknowledged that she executed this instrument
for the purposes therein contained.

Notary Public

My commission expires:

Glendale Avenue 110th to 115th Avenues
Ord _____

"Exhibit A"

**LEGAL DESCRIPTION
DRAINAGE EASEMENT**

A PORTION OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 2 NORTH, RANGE 1 EAST, GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 7 BEING A FOUND 3" MCDOT BRASS CAP IN HANDHOLE STAMPED "N397" FROM WHICH THE NORTH ONE-QUARTER CORNER BEING A FOUND 3" CITY OF GLENDALE BRASS CAP IN HANDHOLE STAMPED "N397", BEARS SOUTH 89°34'56" EAST 2593.38 FEET DISTANT;

THENCE SOUTH 89°34'56" EAST 1176.34 FEET UPON THE NORTH LINE OF SAID SECTION 7;

THENCE SOUTH 00°25'04" WEST 65.00 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF GLENDALE AVENUE BEING THE POINT OF BEGINNING;

THENCE SOUTH 89°34'56" EAST 745.00 FEET UPON SAID RIGHT-OF-WAY LINE;

THENCE SOUTH 00°25'04" WEST 80.00 FEET PERPENDICULAR TO SAID RIGHT-OF-WAY LINE;

THENCE NORTH 89°34'56" WEST 745.00 FEET PARALLEL WITH AND 80.00 FEET SOUTH OF SAID RIGHT-OF-WAY LINE;

THENCE NORTH 00°25'04" EAST 80.00 FEET TO THE POINT OF BEGINNING.

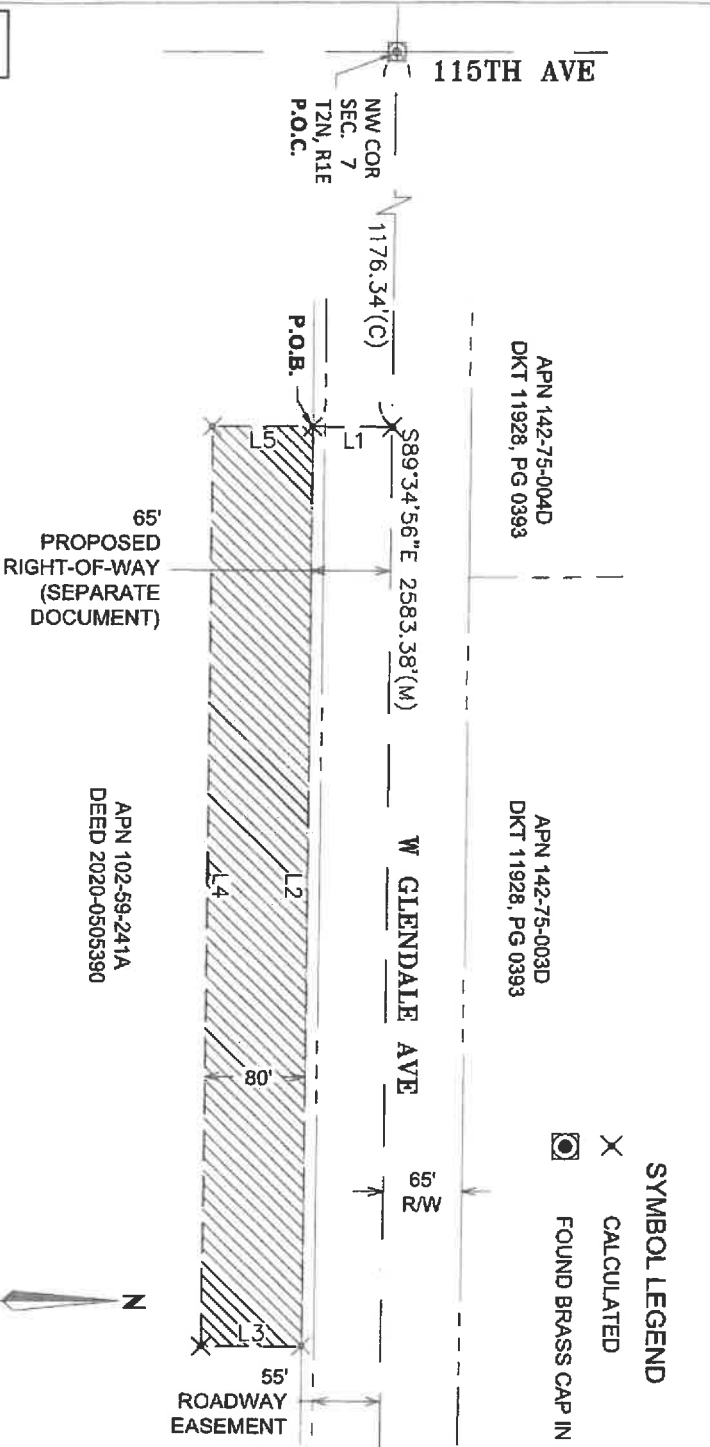
CONTAINING: 59,600.00 SQUARE FEET OR 1.37 ACRES, MORE OR LESS.

CFEDS #1047



Expires: 09/30/2023

"Exhibit A" Cont

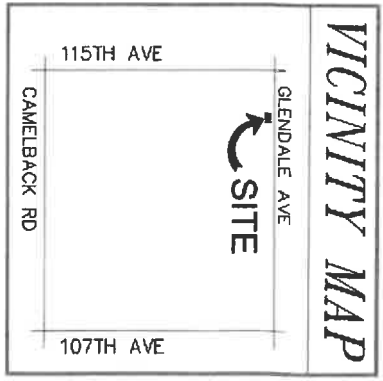


APN 142-75-004D
DKT 11928, PG 0393

APN 142-75-003D
DKT 11928, PG 0393

APN 102-59-241A
DEED 2020-0505390

SYMBOL LEGEND
 X CALCULATED
 [Symbol] FOUND BRASS CAP IN HANDHOLE



LINE NO.	DIRECTION	LENGTH
L1	S0°25'04"W	65.00'
L2	S89°34'56"E	745.00'
L3	S0°25'04"W	80.00'
L4	N89°34'56"W	745.00'
L5	N0°25'04"E	80.00'



PROFESSIONAL ASSOCIATES, INC.

P.O.B. POINT OF BEGINNING
 P.O.C. POINT OF COMMENCEMENT
 RW RIGHT OF WAY
 (M) MEASURED
 (C) CALCULATED
 [Hatched Box] PROPOSED DRAINAGE EASEMENT



Expires: 09/30/2023

Section: 7
 Township: 2 NORTH
 Range: 1 EAST

2432 W. Peoria Ave., Ste 1323
 Phoenix, Arizona 85029
 Phone: (602) 906-0020
 Fax: (602) 906-0019

EXHIBIT "A"
 PROPOSED DRAINAGE EASEMENT
 UPON THE NW 1/4 OF SEC. 7, T2N, R1E
 GASPAR, MARICOPA COUNTY, AZ.

Date: 3/15/21 Job No: 2445.1 Sheet 2 of 2

Dr.: J. MALEK
 Cr.: H. EPPERSON
 Scale: 1" = 100'

CFEDS #1047

ATTACHMENT 3

When recorded, mail to:
City Clerk, City of Glendale
5850 West Glendale Avenue
Glendale, Arizona 85301

WARRANTY DEED

Exempt Pursuant to A.R.S. §11-1134 (A)(3)

For Ten Dollars and other valuable consideration, I or We, Jacob F. Long as Trustee of **JOHN F LONG FAMILY REVOCABLE LIVING TRUST** Under Agreement dated February 26, 2008 (“Grantor”), do hereby convey to the **City of Glendale**, an Arizona Municipal Corporation (“Grantee”), all right, title and interest to and in that certain parcel of Real Property situated in Maricopa County and described as follows:

See Attached Description, “Exhibit A”

It is the intention of the parties to cause the real property on said Exhibit “A” to be dedicated as **public right of way for roadway purposes**, and to vest title in fee simple in the City of Glendale in Trust, for all the uses contemplated in public street dedication.

And I or We do warrant the title against all persons whomsoever, subject only to those encumbrances or liens of record, or as above set forth, if any.

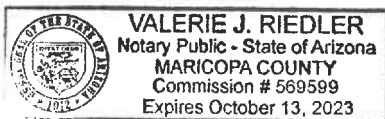
Dated this 26 day of March, 2021.

Grantor:
JOHN F LONG FAMILY REVOCABLE LIVING TRUST Under Agreement dated February 26, 2008

By: Jacob F Long
Jacob F. Long
Trustee

STATE OF ARIZONA)
) §
County of Maricopa)

The foregoing instrument was acknowledged before me this 26th day of March, 2021, by Jacob F. Long, solely in his capacity as Trustee of **JOHN F. LONG FAMILY REVOCABLE LIVING TRUST** under Agreement dated February 26, 2008, on behalf of the trust.



Valerie J Riedler
Notary Public

My commission expires: 10.13.2023

W. Glendale Ave
Ord _____

“Exhibit A”

**LEGAL DESCRIPTION
RIGHT-OF-WAY IN FEE**

THE NORTH 75.00 FEET OF LOT 2 OF THAT MINOR LAND DIVISION RECORDED IN BOOK 1529, PAGE 40 MARICOPA COUNTY RECORDER’S OFFICE BEING PART OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 2 NORTH, RANGE 1 EAST, GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH ONE-QUARTER CORNER OF SAID SECTION 7 BEING A FOUND 3” CITY OF GLENDALE BRASS CAP IN HANDHOLE STAMPED “N397” FROM WHICH A FOUND 3” CITY OF GLENDALE BRASS CAP IN HANDHOLE AT THE INTERSECTION OF GLENDALE AVENUE AND GLEN HARBOR BOULEVARD BEARS SOUTH 89°35'13" EAST 1301.23 FEET DISTANT;

THENCE SOUTH 89°35'13" EAST 140.00 FEET UPON THE CENTERLINE OF SAID GLENDALE AVENUE TO THE NORTHWEST CORNER OF SAID LOT 2 AND THE **POINT OF BEGINNING**;

THENCE CONTINUE SOUTH 89°35'13" EAST 1011.29 FEET UPON SAID CENTER LINE TO THE NORTHEAST CORNER OF SAID LOT 2;

THENCE SOUTH 00°24'47" WEST 75.00 FEET UPON THE EAST LINE OF SAID LOT 2;

THENCE NORTH 89°35'13" WEST 1011.61 FEET TO THE WESTERLY BOUNDARY LINE OF SAID LOT 2;

THENCE NORTH 00°40'54" EAST 75.00 FEET UPON SAID WESTERLY LINE TO THE **POINT OF BEGINNING**.

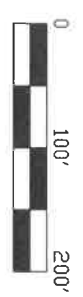
CONTAINING: 75859.94 SQUARE FEET OR 1.74 ACRES, MORE OR LESS.

CFEDS #1047



Expires: 09/30/2023

PROFESSIONAL ASSOCIATES, INC.

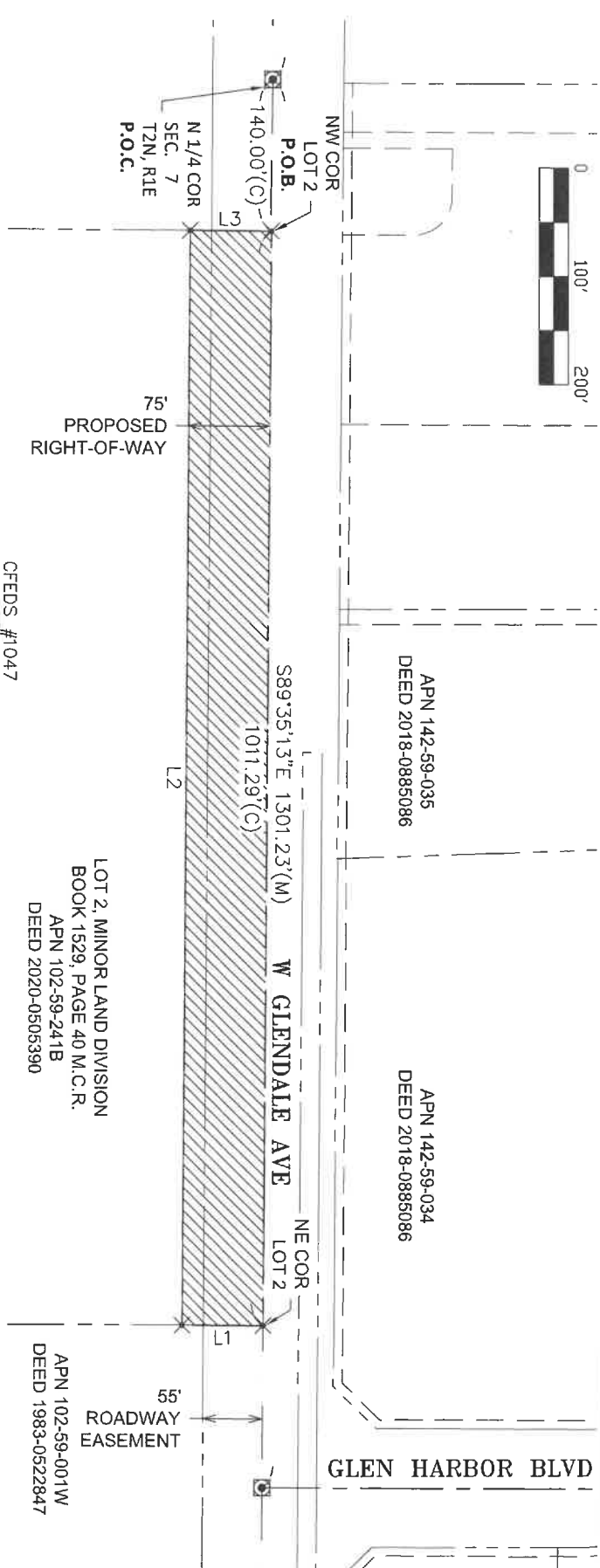
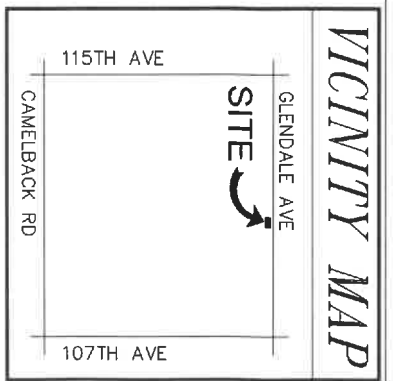


SCALE 1" = 100'

SYMBOL LEGEND

- X CALCULATED
- FOUND BRASS CAP IN HANDHOLE

LINE TABLE			
LINE NO.	DIRECTION	LENGTH	
L1	S0°24'47"W	75.00'	
L2	N89°35'13"W	1011.61'	
L3	N0°40'54"E	75.00'	



CFEDS #1047

P.O.B. POINT OF BEGINNING
 P.O.C. POINT OF COMMENCEMENT
 M.C.R. MARICOPA COUNTY RECORDER
 R/W RIGHT OF WAY
 (M) MEASURED
 (C) CALCULATED
 PROPOSED RIGHT-OF-WAY



Expires: 09/30/2023

Section: 7
 Township: 2 NORTH
 Range: 1 EAST

2432 W. Peoria Ave., Ste 1323
 Phoenix, Arizona 85029
 Phone: (602) 906-0020
 Fax: (602) 906-0019



EXHIBIT "A"
 PROPOSED RIGHT-OF-WAY
 UPON THE NW 1/4 OF SEC. 7, T2N, R1E,
 G&SRM, MARICOPA COUNTY, AZ.
 Date: 3/17/21 Job No: 2445.1
 Dwn: J. MALEK
 Ck'd: H. EPPERSON
 Scale: 1" = 100'
 Sheet 2 of 2

ATTACHMENT 4

When recorded, mail to:
City Clerk, City of Glendale
5850 West Glendale Avenue
Glendale, Arizona 85301

WARRANTY DEED

For Ten Dollars and other valuable consideration, I or We, CRE HOLDING LLC, a Delaware limited liability company (“Grantor”), do hereby convey to the City of Glendale, an Arizona Municipal Corporation (“Grantee”), all right, title and interest to and in that certain parcel of Real Property situated in Maricopa County and described as follows:

See Attached Description, “Exhibit A”

It is the intention of the parties to cause the real property on said Exhibit “A” to be dedicated as **public right of way for roadway purposes**, and to vest title in fee simple in the City of Glendale in Trust, for all the uses contemplated in public street dedication.

And I or We do warrant the title against all persons whomsoever, subject only to those encumbrances or liens of record, or as above set forth, if any.

Dated this ____ day of _____, 2021.

CRE HOLDING LLC, a Delaware limited liability company

By:

Exempt Pursuant to A.R.S.§11-1134 (A)(3)

STATE OF ARIZONA)
) ss.
County of Maricopa)

The foregoing instrument was acknowledged before me this ____ day of _____, 2021 by, _____ who acknowledged that he executed this instrument for the purposes therein contained.

Notary Public

My commission expires:

7101 N. Glen Harbor Blvd
Ord _____

Exhibit A

LEGAL DESCRIPTION RIGHT-OF-WAY IN FEE

A PORTION OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 2 NORTH, RANGE 1 EAST, GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 6 BEING A 3" MARICOPA COUNTY BRASS CAP FLUSH FROM WHICH A FOUND 3" CITY OF GLENDALE BRASS CAP IN HANDHOLE AT THE INTERSECTION OF GLENDALE AVENUE AND GLEN HARBOR BOULEVARD BEARS NORTH 89°35'10" WEST 1338.71 FEET DISTANT;

THENCE NORTH 89°35'10" WEST 1049.94 FEET UPON THE SOUTH LINE OF SAID SECTION 6;

THENCE NORTH 00°24'50" EAST 60.71 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF GLENDALE AVENUE BEING THE **POINT OF BEGINNING**;

THENCE NORTH 89°16'27" WEST 194.87 FEET UPON SAID RIGHT-OF-WAY LINE;

THENCE NORTH 44°37'44" WEST 55.20 FEET UPON SAID RIGHT-OF-WAY LINE TO THE EASTERLY RIGHT-OF-WAY LINE OF GLEN HARBOR BOULEVARD;

THENCE NORTH 00°19'43" EAST 19.21 FEET UPON SAID RIGHT-OF-WAY LINE;

THENCE SOUTH 44°35'10" EAST 76.34 FEET;

THENCE SOUTH 89°35'10" EAST 180.00 FEET PARALLEL WITH AND 66.00 FEET NORTH OF SAID SOUTH SECTION LINE;

THENCE SOUTH 00°43'33" WEST 5.29 FEET TO THE **POINT OF BEGINNING**.

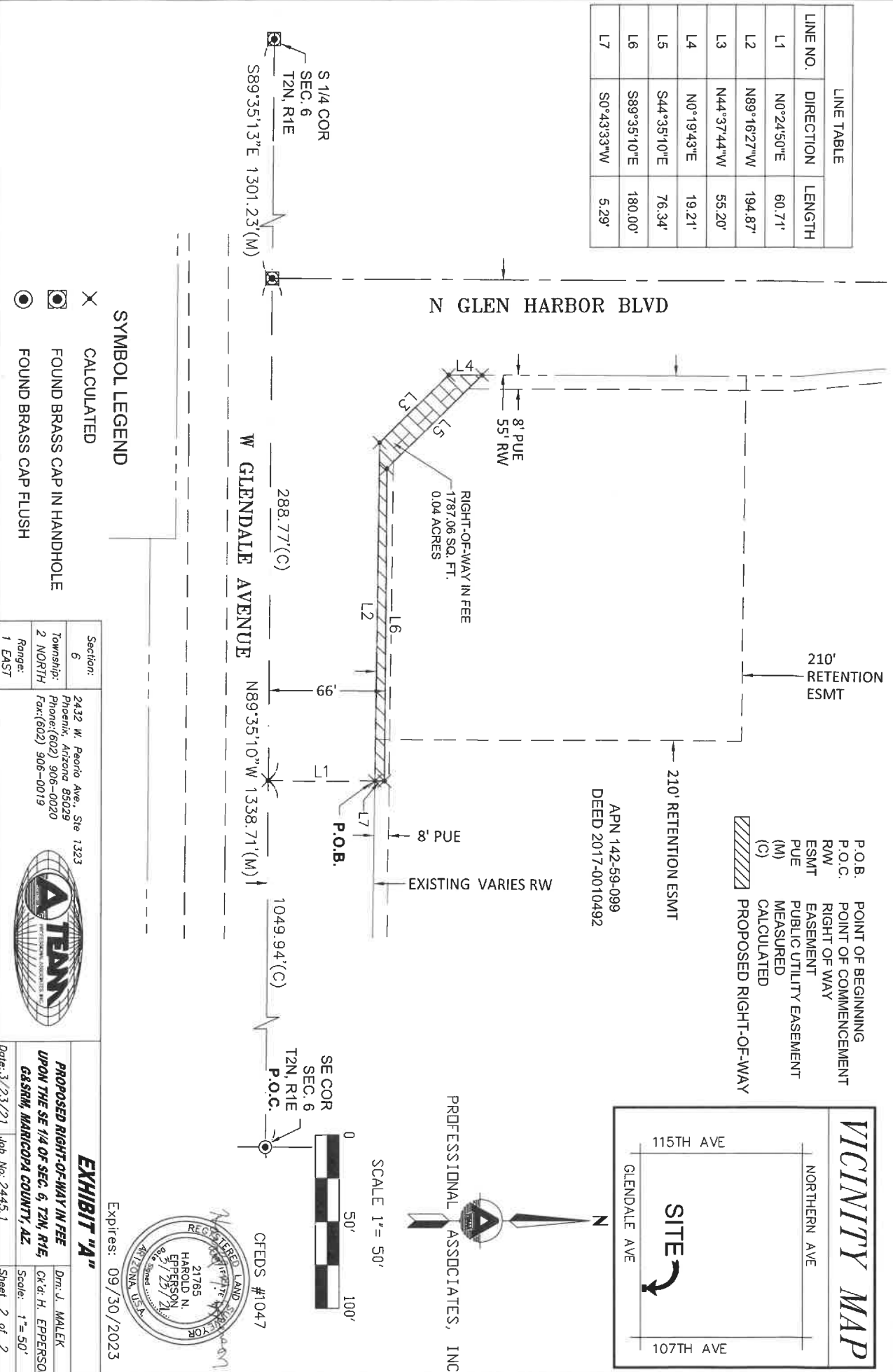
CONTAINING: 1,787.06 SQUARE FEET OR .04 ACRES, MORE OR LESS.

CFEDS #1047

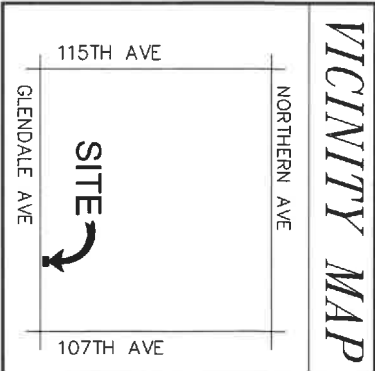


Expires: 09/30/2023

LINE TABLE		
LINE NO.	DIRECTION	LENGTH
L1	N0°24'50"E	60.71'
L2	N89°16'27"W	194.87'
L3	N44°37'44"W	55.20'
L4	N0°19'43"E	19.21'
L5	S44°35'10"E	76.34'
L6	S89°35'10"E	180.00'
L7	S0°43'33"W	5.29'



- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- RAW RIGHT OF WAY
- ESMT EASEMENT
- PUE PUBLIC UTILITY EASEMENT
- (M) MEASURED
- (C) CALCULATED
- PROPOSED RIGHT-OF-WAY



PROFESSIONAL ASSOCIATES, INC.



Expires: 09/30/2023

- SYMBOL LEGEND**
- X CALCULATED
 - FOUND BRASS CAP IN HANDHOLE
 - FOUND BRASS CAP FLUSH

Section: 6
 Township: 2 NORTH
 Range: 1 EAST

2432 W. Peoria Ave., Ste 1323
 Phoenix, Arizona 85029
 Phone: (602) 906-0020
 Fax: (602) 906-0019



EXHIBIT "A"

PROPOSED RIGHT-OF-WAY IN FEE
 UPON THE SE 1/4 OF SEC. 6, T2N, R1E,
 G&SRM, MARICOPA COUNTY, AZ

DATE: 3/23/21 Job No: 2445.1

DR: J. MALEK
 CK: H. EPPERSON
 Scale: 1" = 50'
 Sheet 2 of 2

APN 142-59-099
 DEED 2017-0010492

S 1/4 COR
 SEC. 6
 T2N, R1E

SE COR
 SEC. 6
 T2N, R1E
 P.O.C.

CFEDS #1047

N GLEN HARBOR BLVD

W GLENDALE AVENUE

210' RETENTION ESMT

210' RETENTION ESMT

EXISTING VARIES RW

1049.94'(C)

N89°35'10"W 1338.71'(M)

288.77'(C)

S89°35'13"E 1301.23'(M)

SCALE 1" = 50'

PROFESSIONAL ASSOCIATES, INC.

CFEDS #1047



Expires: 09/30/2023

- SYMBOL LEGEND**
- X CALCULATED
 - FOUND BRASS CAP IN HANDHOLE
 - FOUND BRASS CAP FLUSH

Section: 6
 Township: 2 NORTH
 Range: 1 EAST

2432 W. Peoria Ave., Ste 1323
 Phoenix, Arizona 85029
 Phone: (602) 906-0020
 Fax: (602) 906-0019



EXHIBIT "A"

PROPOSED RIGHT-OF-WAY IN FEE
 UPON THE SE 1/4 OF SEC. 6, T2N, R1E,
 G&SRM, MARICOPA COUNTY, AZ

DATE: 3/23/21 Job No: 2445.1

DR: J. MALEK
 CK: H. EPPERSON
 Scale: 1" = 50'
 Sheet 2 of 2

APN 142-59-099
 DEED 2017-0010492

S 1/4 COR
 SEC. 6
 T2N, R1E

SE COR
 SEC. 6
 T2N, R1E
 P.O.C.

CFEDS #1047

N GLEN HARBOR BLVD

W GLENDALE AVENUE

210' RETENTION ESMT

210' RETENTION ESMT

EXISTING VARIES RW

1049.94'(C)

N89°35'10"W 1338.71'(M)

288.77'(C)

S89°35'13"E 1301.23'(M)

SCALE 1" = 50'

PROFESSIONAL ASSOCIATES, INC.



Expires: 09/30/2023