

DEDICATION LANGUAGE

STATE OF ARIZONA)
) SS
COUNTY OF MARICOPA)

KNOW ALL MEN BY THESE PRESENTS:

PRESCOTT CONVENTION CENTER LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP, AS OWNER OF THE PORTION OF THE PROPERTY INCLUDED IN THIS FINAL PLAT AND DESCRIBED AS PRESCOTT CONVENTION CENTER PROPERTY AND I-10 & PEBBLE CREEK LLC, A DELAWARE LIMITED LIABILITY COMPANY AS OWNER OF THE PORTION OF THE PROPERTY INCLUDED IN THIS FINAL PLAT AND DESCRIBED AS I-10 & PEBBLE CREEK PROPERTY COLLECTIVELY HAVE SUBDIVIDED UNDER THE NAME OF FINAL PLAT OF PEBBLE CREEK RETAIL, A RE-PLAT OF TRACT A OF THE FINAL PLAT OF PEBBLE CREEK MARKETPLACE FILED AS BOOK 1447 OF MAPS, PAGE 1 RECORDS OF MARICOPA COUNTY ARIZONA AND A REPLAT OF A PORTION OF TRACT BD OF THE FINAL PLAT OF PALM VALLEY PHASE VIII FILED AS BOOK 839 OF MAPS, PAGE 49 RECORDS OF MARICOPA COUNTY, ARIZONA, AND A PORTION OF THE NORTHEAST QUARTER OF SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST AND A PORTION OF THE SOUTHEAST QUARTER SECTION OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA AND HEREBY PUBLISHES THIS PLAT AS AND FOR THE PLAT OF SAID FINAL PLAT OF PEBBLE CREEK RETAIL AND HEREBY DECLARE THAT SAID FINAL PLAT SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF THE LOTS, TRACTS, EASEMENTS AND STREETS CONSTITUTING THE SAME. EACH LOT, TRACT AND STREET SHALL BE KNOWN BY THE NUMBER, LETTER OR NAME GIVEN TO EACH RESPECTIVELY ON SAID PLAT.

PRESCOTT CONVENTION CENTER LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP HEREBY DEDICATES TO THE CITY OF GOODYEAR (THE "CITY") NON-EXCLUSIVE ACCESS EASEMENT(S) ON, ACROSS, OVER ACROSS, ABOVE AND THROUGH ALL AREAS WITHIN LOTS 1, 2, 3, AND 4 IDENTIFIED AS "ACCESS EASEMENT DEDICATED HEREON" AS SHOWN ON THIS FINAL PLAT AND INCLUDED WITHIN THE PRESCOTT CONVENTION CENTER PROPERTY DESCRIBED HEREIN (THE "ACCESS EASEMENT AREA(S)"). THE ACCESS EASEMENTS DEDICATED HEREIN ARE FOR USE BY THE CITY OF GOODYEAR AND OTHER ENTITIES FOR THE PURPOSES PROVIDED HEREIN. THE PURPOSE OF THIS EASEMENT IS TO: (I) PROVIDE ACCESS FOR EMERGENCY SERVICES PROVIDERS, INCLUDING THE CITY OF GOODYEAR, TO RESPOND TO CALLS FOR EMERGENCY SERVICES, (II), PROVIDE ACCESS FOR GOVERNMENT SERVICE PROVIDERS, INCLUDING THE CITY OF GOODYEAR, TO PROVIDE GOVERNMENTAL SERVICES; AND (III) TO ALLOW THE CITY OF GOODYEAR INCLUDING ITS CONTRACTORS THE RIGHT, BUT NOT THE OBLIGATION, TO CONSTRUCT, MAINTAIN, REPAIR AND/OR REPLACE IMPROVEMENTS WITHIN THE ACCESS EASEMENT AREAS AS NEEDED TO PROVIDE ACCESS FOR EMERGENCY AND GOVERNMENT SERVICE PROVIDERS. OWNER SHALL CONSTRUCT IMPROVEMENTS WITHIN THE EMERGENCY ACCESS EASEMENT AREAS IN COMPLIANCE WITH ALL APPLICABLE FEDERAL, STATE, AND/OR LOCAL LAWS, ORDINANCES, POLICIES, PROCEDURES OR OTHER REQUIREMENTS APPLICABLE TO EMERGENCY ACCESS WAYS IN EFFECT AT THE TIME OF THE CONSTRUCTION OF THE EMERGENCY ACCESS IMPROVEMENTS, INCLUDING BY WAY OF EXAMPLE, BUT NOT LIMITED TO, THE REQUIREMENTS IN THE CITY OF GOODYEAR ENGINEERING DESIGN STANDARDS AND POLICIES MANUALS FOR IMPROVEMENTS NEEDED FOR EMERGENCY ACCESS (THE "EMERGENCY ACCESS ROAD"). OWNER SHALL MAINTAIN, THE EMERGENCY ACCESS ROAD IN GOOD WORKING CONDITION AND SHALL REPAIR AND REPLACE THE EMERGENCY ACCESS ROAD AS NEEDED TO HAVE AN EMERGENCY ACCESS ROAD IN GOOD WORKING CONDITION. IF OWNER FAILS TO MAINTAIN THE ACCESS FACILITIES AS REQUIRED HEREIN, THE CITY SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO MAINTAIN, INSPECT, REPAIR, AND/OR REMOVE AND REPLACE THE ACCESS FACILITIES CONSISTENT WITH THE APPROVED PLANS, AND OWNER SHALL REIMBURSE THE CITY FOR THE COSTS THE CITY INCURS IN DOING SO. THE ACCESS EASEMENT(S) DEDICATED HEREIN RUN WITH THE LAND AND ARE BINDING UPON OWNER AND ALL SUCCESSORS AND ASSIGNS IN INTEREST OR TITLE TO ALL OR PART OF THE ACCESS EASEMENT AREA(S).

PRESCOTT CONVENTION CENTER LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP HEREBY DEDICATES, FOR THE BENEFIT OF THE OWNER(S) OF LOTS 1, 2, 3, AND 4 AND THEIR INVITEES NON-EXCLUSIVE ACCESS EASEMENT(S) ON, ACROSS, OVER ACROSS, ABOVE AND THROUGH ALL AREAS WITHIN LOTS 1, 2, 3 AND 4 IDENTIFIED AS "ACCESS EASEMENT DEDICATED HEREON" AS SHOWN ON THIS FINAL PLAT AND INCLUDED WITHIN THE PRESCOTT CONVENTION CENTER PROPERTY DESCRIBED HEREIN (THE "ACCESS EASEMENT AREA(S)"). THE ACCESS EASEMENT(S) DEDICATED HEREIN ARE FOR USE BY THE OWNERS OF LOTS 1, 2, 3, AND 4 AND THEIR INVITEES TO PROVIDE ACCESS TO LOTS 1, 2, 3, AND 4. THERE SHALL BE NO MERGER OF TITLE THAT WOULD MERGE THE ACCESS EASEMENT(S) CREATED HEREIN WITH ANY FEE ESTATE IN THE ACCESS EASEMENT AREA(S) BY REASON OF THE FACT THAT THE SAME PERSON, CORPORATION, FIRM OR OTHER ENTITY CURRENTLY OWNS OR MAY ACQUIRE A FEE ESTATE IN THE ACCESS EASEMENT AREA(S). THE NON-EXCLUSIVE ACCESS EASEMENT DEDICATED HEREIN RUNS WITH THE LAND AND IS BINDING UPON OWNER AND ALL SUCCESSORS AND ASSIGNS IN INTEREST OR TITLE TO ALL OR PART OF THE ACCESS EASEMENT AREA(S).

IN WITNESS WHEREOF:

PRESCOTT CONVENTION CENTER LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP, AS OWNER OF THE PORTION OF THE PROPERTY INCLUDED IN THIS FINAL PLAT AND DESCRIBED AS PRESCOTT CONVENTION CENTER PROPERTY AND I-10 & PEBBLE CREEK LLC, A DELAWARE LIMITED LIABILITY COMPANY AS OWNER OF THE PORTION OF THE PROPERTY INCLUDED IN THIS FINAL PLAT AND DESCRIBED AS I-10 & PEBBLE CREEK PROPERTY HAVE CAUSED THEIR RESPECTIVE NAMES TO BE AFFIXED AND THE SAME TO BE ATTESTED BY THE SIGNATURE OF THE AUTHORIZED AGENTS LISTED BELOW:

BY: PRESCOTT CONVENTION CENTER LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP

BY: PRESCOTT CONVENTION CENTER, INC., AN ARIZONA CORPORATION
ITS: GENERAL PARTNER

BY: _____
HOWARD GRACE
ITS: PRESIDENT AND DIRECTOR.

BY: I-10 & PEBBLE CREEK, LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY: _____
ITS: _____

ACKNOWLEDGMENT

STATE OF ARIZONA)
) SS
COUNTY OF MARICOPA)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____ 20____ BY HOWARD GRACE AS PRESIDENT AND DIRECTOR OF PRESCOTT CONVENTION CENTER, INC., AN ARIZONA CORPORATION AS THE GENERAL PARTNER OF PRESCOTT CONVENTION CENTER LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP ON BEHALF OF SAID ENTITY.

IN WITNESS WEHREOF, I HEREUNTO SET MY HAND AND OFFICIAL SEAL.

BY: _____ MY COMMISSION EXPIRES: _____
NOTARY PUBLIC

FINAL PLAT
OF
PEBBLE CREEK RETAIL
GOODYEAR, ARIZONA

A RE-PLAT OF TRACT A OF THE FINAL PLAT OF PEBBLE CREEK MARKETPLACE, FILED AS BOOK 1447 OF MAPS, PAGE 1 RECORDS OF MARICOPA COUNTY ARIZONA, AND A REPLAT OF A PORTION OF TRACT BD OF THE FINAL PLAT OF PALM VALLEY PHASE VIII, FILED AS BOOK 839 OF MAPS, PAGE 49 RECORDS OF MARICOPA COUNTY, ARIZONA, AND A PORTION OF THE NORTHEAST QUARTER OF SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST AND A PORTION OF THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA

NOTES

- THIS DEVELOPMENT IS WITHIN THE SERVICE AREA OF THE CITY OF GOODYEAR WHICH HAS BEEN DESIGNATED AS HAVING AN ASSURED WATER SUPPLY PURSUANT TO ARS 45-576 SUBSECTION B. THE CITY OF GOODYEAR'S ASSURED WATER SUPPLY DESIGNATION IS SUPPORTED IN PART BY THE CITY'S MEMBERSHIP IN THE CENTRAL ARIZONA GROUNDWATER REPLENISHMENT DISTRICT (CAGRD). PROPERTY WITHIN THIS DEVELOPMENT MAY BE ASSESSED A FEE BASED ON ITS PRO RATA SHARE OF THE CITY'S COST FOR CAGRD PARTICIPATION.
- NO STRUCTURES OF ANY KIND SHALL BE CONSTRUCTED OR PLACED WITHIN OR OVER THE UTILITY EASEMENTS EXCEPT: UTILITIES, ASPHALT PAVING, GRASS, AND WOOD, WIRE OR REMOVABLE SECTION TYPE FENCING. THE CITY OF GOODYEAR SHALL NOT BE REQUIRED TO REPLACE OR PROVIDE REIMBURSEMENT FOR THE COST OF REPLACING ANY OBSTRUCTIONS, PAVING OR PLANTING THAT IS REMOVED DURING THE COURSE OF MAINTAINING, CONSTRUCTING OR RECONSTRUCTING UTILITY FACILITIES.
- THE PROPERTY OWNER SHALL BE RESPONSIBLE FOR THE PROPER MAINTENANCE AND REPAIR OF ALL FACILITIES ASSOCIATED WITH STORMWATER MANAGEMENT ON THE PROPERTY.
- ALL NEW OR RELOCATED UTILITIES SHALL BE PLACED UNDERGROUND, EXCLUDING POWER LINES 69 KV AND LARGER.
- ALL LOT CORNERS SHALL BE MONUMENTED WITH ½" REBAR WITH CAP, TAG OR OTHER MONUMENTATION AS DESCRIBED BEARING THE REGISTRATION NUMBER OF THE SURVEYOR RESPONSIBLE FOR THEIR PLACEMENT.
- THE CITY OF GOODYEAR IS NOT RESPONSIBLE FOR AND WILL NOT ACCEPT MAINTENANCE OF ANY PRIVATE UTILITIES, PRIVATE STREETS, PRIVATE FACILITIES, OR LANDSCAPED AREAS WITHIN THIS DEVELOPMENT.
- THIS PARCEL IS SUBJECT TO ATTENDANT NOISE, VIBRATIONS, DUST, AND ALL OTHER EFFECTS THAT MAY BE CAUSED BY OVERFLIGHTS AND BY THE OPERATION OF AIRCRAFT LANDING AT, OR TAKING OFF FROM PHOENIX-GOODYEAR AIRPORT AND LUKE AIR FORCE BASE.
- STRUCTURES WITHIN VISIBILITY EASEMENTS WILL BE LIMITED TO A HEIGHT OF THREE (3) FEET; LANDSCAPING WITHIN VISIBILITY EASEMENTS WILL BE LIMITED TO GROUND COVER, FLOWERS AND GRANITE LESS THAN TWO (2) FEET (MATURE) IN HEIGHT AND/OR TREES WITH BRANCHES NOT LESS THAN SEVEN (7) FEET ABOVE THE GROUND. TREES SHALL NOT BE PLACED LESS THAN EIGHT (8) FEET APART.
- THIS DEVELOPMENT IS SUBJECT TO ATTENDANT NOISE CAUSED FROM VEHICULAR TRAFFIC ON INTERSTATE 10 AND THE PROPOSED LOOP 303.
- MAINTENANCE OF EASEMENTS THAT LIE WITHIN THE BOUNDARIES OF A SUBDIVISION LOT SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS ASSOCIATION (POA).
- CROSS ACCESS FOR VEHICULAR AND PEDESTRIAN TRAFFIC IS PROVIDED ACROSS LOTS 1-4.

REFERENCE DOCUMENTS

- FINAL PLAT PER BOOK 1447, PAGE 1, MCR
- FINAL PLAT PER BOOK 839, PAGE 49 MCR
- MAP OF DEDICATION PER BOOK 1277, PAGE 13 MCR
- MAP OF DEDICATION PER BOOK 1278, PAGE 25 MCR
- ALTA DONE BY KEOGH ENGINEERING, INC. DATED AUGUST 1, 2017
- ADOT RIGHT OF WAY PLANS, INDEX MAP 010 MA 125 H6878 01R D-7-T-988, DATED 2008, SARIVAL AVE TO DYSART ROAD

PREMISES LEGAL DESCRIPTION

A PORTION OF TRACT A AS SHOWN ON THE FINAL PLAT OF PEBBLE CREEK MARKETPLACE FILED AS BOOK 1447 OF MAPS, PAGE 1 RECORDS OF MARICOPA COUNTY, ARIZONA, AND A PORTION OF TRACT BD OF THE FINAL PLAT OF PALM VALLEY PHASE VIII, FILED AS BOOK 839 OF MAPS, PAGE 49 RECORDS OF MARICOPA COUNTY, ARIZONA, AND A PORTION OF THE NORTHEAST QUARTER OF SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST AND A PORTION OF THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT A FOUND CITY OF GOODYEAR BRASS CAP FLUSH ACCEPTED AS THE NORTHEAST CORNER OF SAID SECTION 6 FROM WHICH A FOUND CITY OF GOODYEAR BRASS CAP FLUSH ACCEPTED AS THE NORTHWEST CORNER OF SAID SECTION 6 THEREOF BEARS NORTH 89°21'40" WEST, 5201.92 FEET;
THENCE NORTH 89°21'40" WEST, 1308.40 FEET ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 6 TO THE **POINT OF BEGINNING**;
THENCE SOUTH 00°21'41" WEST, 963.96 FEET ALONG THE WEST LINE OF THE LOTS 7, 8 AND 1 OF SAID FINAL PLAT TO THE NORTH RIGHT OF WAY LINE OF INTERSTATE 10;
THENCE THE FOLLOWING THREE (3) COURSES ALONG SAID NORTH RIGHT OF WAY LINE;
THENCE SOUTH 81°37'45" WEST, 130.04 FEET;
THENCE NORTH 89°22'11" WEST, 346.76 FEET;
THENCE NORTH 00°37'23" EAST, 470.23 FEET TO THE EAST PROPERTY LINE OF THE MINOR LAND DIVISION OF GRAYSON PLACE APARTMENTS FILED AS BOOK 1474, PAGE 36 RECORDS OF MARICOPA COUNTY, ARIZONA;
THENCE THE FOLLOWING FOUR (4) COURSES ALONG SAID EAST PROPERTY LINE;
THENCE SOUTH 89°23'10" EAST, 23.31 FEET;
THENCE NORTH 00°37'19" EAST, 265.74 FEET;
THENCE NORTH 89°22'07" WEST, 199.99 FEET;
THENCE NORTH 00°37'56" EAST, 278.41 FEET;
THENCE LEAVING SAID EAST PROPERTY LINE, SOUTH 89°21'40" EAST, 647.31 FEET ALONG THE SOUTHERLY RIGHT OF WAY LINE OF MCDOWELL ROAD TO THE NORTHWEST CORNER SAID LOT 7;
THENCE SOUTH 00°21'41" WEST, 30.00 FEET TO THE **POINT OF BEGINNING**.

ACKNOWLEDGMENT

STATE OF ARIZONA)
) SS
COUNTY OF MARICOPA)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____ 20____ BY _____ AS _____ OF I-10 & PEBBLE CREEK LLC, A DELAWARE LIMITED LIABILITY COMPANY AS THE GENERAL PARTNER OF PRESCOTT CONVENTION CENTER LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP ON BEHALF OF SAID ENTITY.

IN WITNESS WEHREOF, I HEREUNTO SET MY HAND AND OFFICIAL SEAL.

BY: _____ MY COMMISSION EXPIRES: _____
NOTARY PUBLIC

OWNER

PRESCOTT CONVENTION CENTER PROEPRTY
6925 E INDIAN SCHOOL ROAD
SCOTTSDALE, AZ 85251
CONTACT: JOHN DORSETT

OWNER

I-10 AND PEBBLE CREEK PROPERTY
6925 E INDIAN SCHOOL ROAD
SCOTTSDALE, AZ 85251
CONTACT: JOHN DORSETT

SURVEYOR

HILGARTWILSON, LLC
2141 E. HIGHLAND AVE., STE. 250
PHOENIX, ARIZONA 85016
PHONE: (602) 490-0535
CONTACT: BRIAN J. BENEDICT, RLS

AREA:

LOT	GROSS/NET SQ. FT.	GROSS/NET ACRES	OWNERSHIP / MAINTENANCE
1	55,670	1.2780	PRESCOTT CONVENTION CENTER LP
2	55,430	1.2725	PRESCOTT CONVENTION CENTER LP
3	62,947	1.4451	PRESCOTT CONVENTION CENTER LP
4	347,394	7.9751	PRESCOTT CONVENTION CENTER LP
OVERALL	521,441	11.9706	

SHEET INDEX

FP01 COVER SHEET, VICINITY MAP, NOTES, PARENT LEGAL DESCRIPTION
FP02 PLAN SHEET

BASIS OF BEARING

BASIS OF BEARING IS N89°21'40"W ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 6, TOWNSHIP 1 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA AS SHOWN ON THE MAP OF DEDICATION OF 159TH AVENUE AND MCDOWELL ROAD FILED AS BOOK 1277, PAGE 13 RECORDS OF MARICOPA COUNTY, ARIZONA BETWEEN THE MONUMENTS AS SHOWN HEREON.

FLOOD ZONE DESIGNATION

THE SUBJECT PROPERTY LIES WITHIN ZONE "X" WITH A DEFINITION OF: AREAS OF 0.2-PERCENT-ANNUAL-CHANCE FLOODPLAIN, AREAS OF 1-PERCENT-ANNUAL-CHANCE (BASE FLOOD) SHEET FLOW FLOODING WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT, AREAS OF BASE FLOOD STREAM FLOODING WITH A CONTRIBUTING DRAINAGE AREA OF LESS THAN 1 SQUARE MILE, OR AREAS PROTECTED FROM THE BASE FLOOD BY LEVEES. NO BFES OR DEPTHS ARE SHOWN IN THIS ZONE, AND INSURANCE PURCHASE IS NOT REQUIRED. DESIGNATION DETERMINED BY FEMA FLOOD ZONE MAP 04013C2135L, PANEL NUMBER 2135 OF 4425, EFFECTIVE DATE SEPTEMBER 14, 2018

UTILITY PROVIDERS	
SEWER	GOODYEAR
WATER	GOODYEAR
FIRE	GOODYEAR
ELECTRIC	APS
NATURAL GAS	SW GAS
TELEPHONE	COX, CENTURY LINK AND AT&T

APPROVALS

APPROVED BY THE CITY COUNCIL OF THE CITY OF GOODYEAR, ARIZONA THIS _____ DAY OF _____, 2022.

BY: _____
MAYOR

ATTEST: _____
CITY CLERK

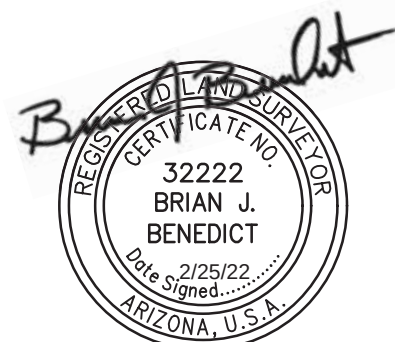
APPROVED BY THE CITY ENGINEER OF THE CITY OF GOODYEAR, ARIZONA THIS _____ DAY OF _____, 2022.

BY: _____
CITY OF ENGINEER

LAND SURVEYOR CERTIFICATION

I, BRIAN J. BENEDICT, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF ARIZONA; THAT THIS PLAT CONSISTING OF 2 SHEETS CORRECTLY REPRESENTS A BOUNDARY SURVEY MADE UNDER MY DIRECTION DURING THE MONTH OF MAY, 2021; THAT THE SURVEY IS TRUE AND CORRECT AS SHOWN; MEETS THE MINIMUM STANDARDS FOR ARIZONA LAND BOUNDARY SURVEYS, THAT ALL EXTERIOR BOUNDARY MONUMENTS ACTUALLY EXIST AS SHOWN; THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

BRIAN J. BENEDICT
RLS# 32222
HILGARTWILSON, LLC
2141 E. HIGHLAND AVE., STE. 250
PHOENIX, ARIZONA 85016
P: 602.490.0535
bbenedict@hilgartwilson.com



NOTE:
A.R.S. 32-151 STATES THAT THE USE OF THE WORD "CERTIFY" OR "CERTIFICATION" BY A PERSON OR FIRM THAT IS REGISTERED OR CERTIFIED BY THE BOARD IS AN EXPRESSION OF PROFESSIONAL OPINION REGARDING FACTS OR FINDINGS THAT ARE SUBJECT OF THE CERTIFICATION AND DOES NOT CONSTITUTE AN EXPRESS OR IMPLIED WARRANTY OR GUARANTEE.

HILGARTWILSON
ENGINEER | PLAN | SURVEY | MANAGE
2141 E. HIGHLAND AVE., STE. 250 | P: 602.490.0535 / F: 602.368.2436
PHOENIX, AZ 85016
www.hilgartwilson.com

PEBBLE CREEK RETAIL

MCDOWELL ROAD & 159TH AVENUE

GOODYEAR, ARIZONA

FINAL PLAT

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STATUS:

PROJ. NO.: 1958

DATE: FEB 2022

SCALE: NONE

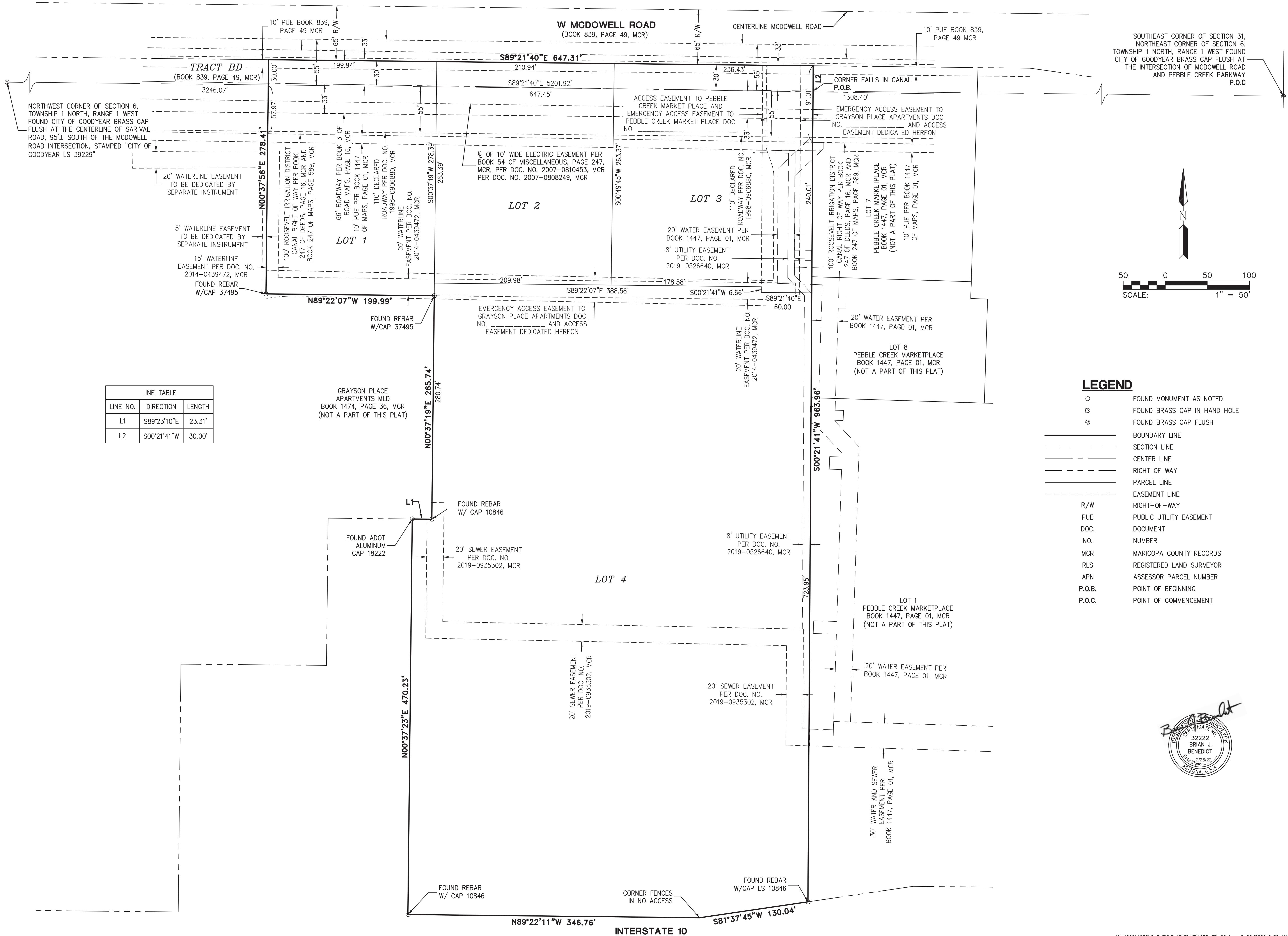
DRAWN: GS/WRM

APPROVED: BJB

DWG. NO.

FP01

SHT. 1 OF 2



LINE TABLE		
LINE NO.	DIRECTION	LENGTH
L1	S89°23'10"E	23.31'
L2	S00°21'41"W	30.00'

LEGEND

- FOUND MONUMENT AS NOTED
- ⊠ FOUND BRASS CAP IN HAND HOLE
- ⊙ FOUND BRASS CAP FLUSH
- BOUNDARY LINE
- - - SECTION LINE
- - - CENTER LINE
- - - RIGHT OF WAY
- - - PARCEL LINE
- - - EASEMENT LINE
- - - RIGHT-OF-WAY
- R/W RIGHT-OF-WAY
- PUE PUBLIC UTILITY EASEMENT
- DOC. DOCUMENT
- NO. NUMBER
- MCR MARICOPA COUNTY RECORDS
- RLS REGISTERED LAND SURVEYOR
- APN ASSESSOR PARCEL NUMBER
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT



PEBBLE CREEK RETAIL
MCDOWELL ROAD & 159TH AVENUE
GOODYEAR, ARIZONA
FINAL PLAT

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STATUS:

PROJ. NO.: 1958

DATE: FEB 2022

SCALE: AS SHOWN

DRAWN: GS/WRM

APPROVED: BJB

MUNICIPAL TRACKING NO:

DWG. NO.

FP02

SHT. 2 OF 2