

When recorded return to:

City of Goodyear
City Clerk / CB
1900 N. Civic Square
Goodyear, Arizona 85395
QS-047C

EXEMPT UNDER A.R.S. § 11-1134(A)(3)

SPECIAL WARRANTY DEED

For the consideration of One Dollar (\$1.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **GLOBE LAND INVESTORS, LLC, a Delaware limited liability company** (“Grantor”) does hereby grant and convey to the **CITY OF GOODYEAR, an Arizona municipal corporation**, (“Grantee”), its successors and assigns, the following real property, together with all improvements thereon and all rights, privileges, easements, tenements, hereditaments and appurtenances pertaining thereto:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN

SUBJECT ONLY TO current taxes and assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record, the Grantor hereby binds itself to warrant and defend the title as against all acts of the Grantor herein and no other.

IN WITNESS WHEREOF, this instrument is executed this ____ day of _____, 2024.

Signatures, Acknowledgements and Exhibits on Following Pages

GRANTOR:

GLOBE LAND INVESTORS, LLC, a Delaware limited liability company

By: Globe Corporation, an Illinois corporation
Its: Manager

By: _____
George F. Getz
Its: President

State of Arizona)
)ss.
County of Maricopa)

The foregoing instrument (Special Warranty Deed) was acknowledged before me this _____ day of _____, 2024 by George F. Getz, the President of Globe Corporation, an Illinois corporation, the manager of Globe Land Investors, LLC, a Delaware limited liability company on behalf of said entity.

Notary Public

GRANTEE:

ACCEPTED by the CITY OF GOODYEAR, an Arizona municipal corporation, the _____ day of _____, 2024.

By: _____
Wynette Reed
Its: City Manager

State of Arizona)
)ss.
County of Maricopa)

The foregoing instrument (Special Warranty Deed) was acknowledged before me this _____ day of _____, 2024 by Wynette Read, the City Manager of the CITY OF GOODYEAR, an Arizona municipal corporation, on behalf of said corporation.

Notary Public

Exhibit(s) on Following Page(s)

EXHIBIT "A"

LEGAL DESCRIPTION Right-of-Way

GOODYEAR CIVIC SQUARE - ROW DEDICATION

LEGAL DESCRIPTION

The land referred to herein below is situated in a portion of the Southwest quarter of Section 32, Township 2 North, Range 1 West of the Gila and Salt River Meridian, Maricopa County, Arizona, and is described as follows:

A portion of Lot 1B, according to the Final Plat of Goodyear Civic Square Lot 1 and 2, recorded as Book 1789, Page 9, of Maricopa County Records, and is more particularly described as follows:

COMMENCING at a 3-inch City of Goodyear brass cap stamped "2008 / RLS #27239", marking the South quarter corner of said Section 32, whence a 3-inch City of Goodyear brass cap with no identifier stamping, marking the Southwest corner of said Section 32 bears North 89°27'58" West, a distance of 2,619.63 feet;

THENCE North 89°27'58" West, along the South boundary line of the Southwest quarter of said Section 32, a distance of 124.09 feet to a point;

THENCE departing said South boundary line North 00°32'02" East, a distance of 495.51 feet to a point along the Easterly boundary line of said Lot 1B, making the beginning of a non-tangent curve concave to the Southeast, having a radius of 2.49 feet, a chord bearing South 89°39'54" West, and a chord length of 4.60 feet, also marking the POINT OF BEGINNING;

THENCE departing said Easterly boundary line and along said non-tangent curve concave to the Southeast, an arc distance of 5.88 feet to a point;

THENCE South 22°04'54" West, a distance of 11.13 feet to a point;

THENCE North 67°55'06" West, a distance of 9.71 feet to a point;

THENCE North 22°55'15" West, a distance of 89.51 feet to a point;

THENCE North 22°04'54" East, a distance of 24.96 feet to a point marking the beginning of a tangent curve concave to the Southwest, having a radius of 4.49 feet, a chord bearing North 00°18'25" West, and a chord length of 3.46 feet;

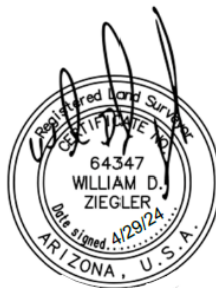
THENCE along said tangent curve concave to the Southwest, and arc distance of 3.55 feet to a point along the Easterly boundary line of said Lot 1B;

THENCE South 22°55'15" East along said Easterly boundary line, a distance of 111.12 feet to the POINT OF BEGINNING;

Comprising of 1,920.598 square feet or 0.0441 acres more or less.

On behalf of Olsson,

*William D. Ziegler
Professional Land Surveyor
Arizona R.L.S. Number: 64347*



PROJECT NO: 022-01627

DRAWN BY: W.ZIEGLER

DATE: 4/29/2024

ROW DEDICATION
LEGAL DESCRIPTION

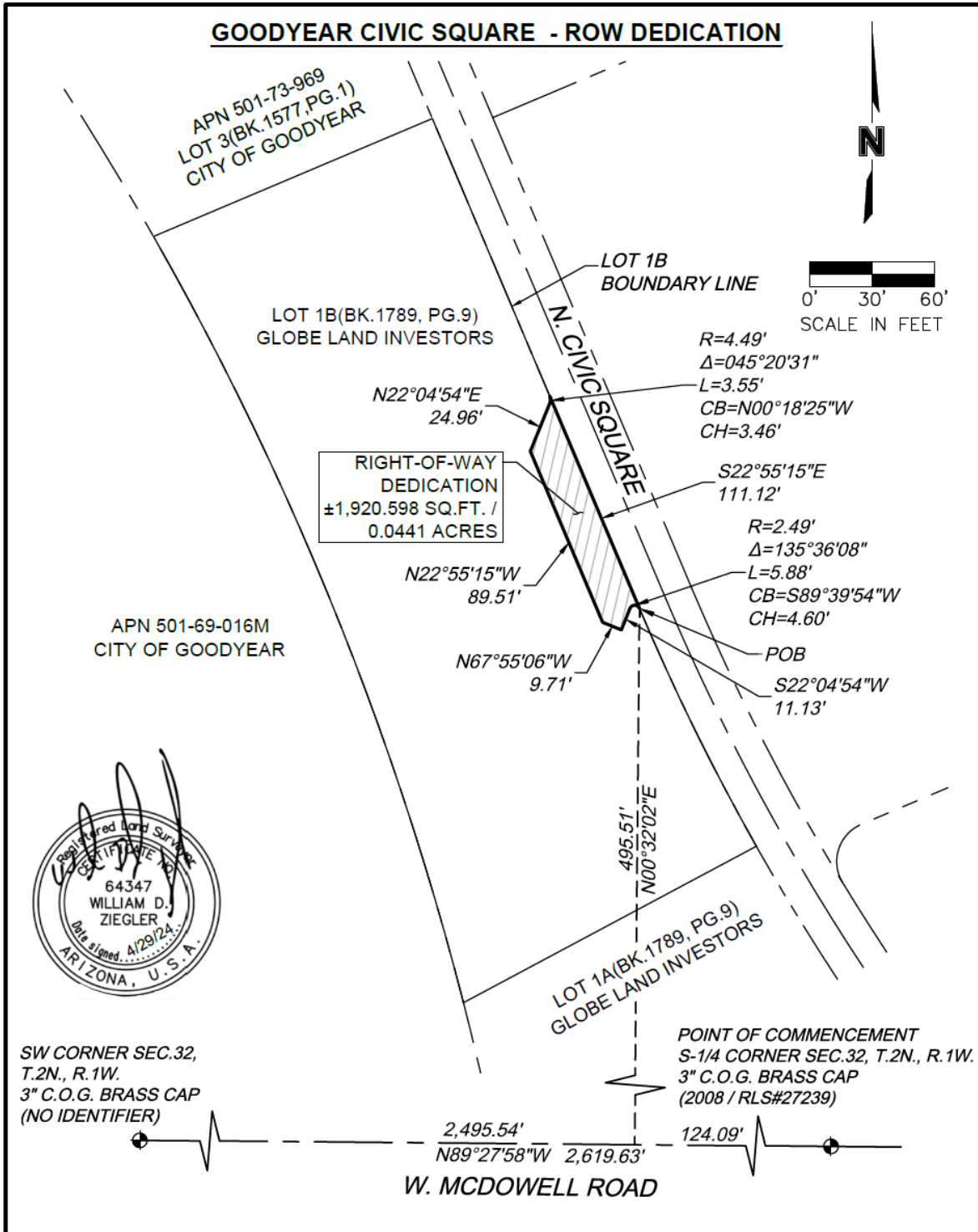
olsson

7878 N. 16th Street
Suite 105
Phoenix, AZ 85020-5282
TEL: 602.748.1000

EXHIBIT "A"

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GOODYEAR CIVIC SQUARE - ROW DEDICATION



PROJECT NO: 022-01627
DRAWN BY: W.ZIEGLER
DATE: 4-29-2024

ROW DEDICATION
EXHIBIT

olsson

7878 N. 10th Street
Suite 105
Phoenix, AZ 85020-5282
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EXHIBIT "A"

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