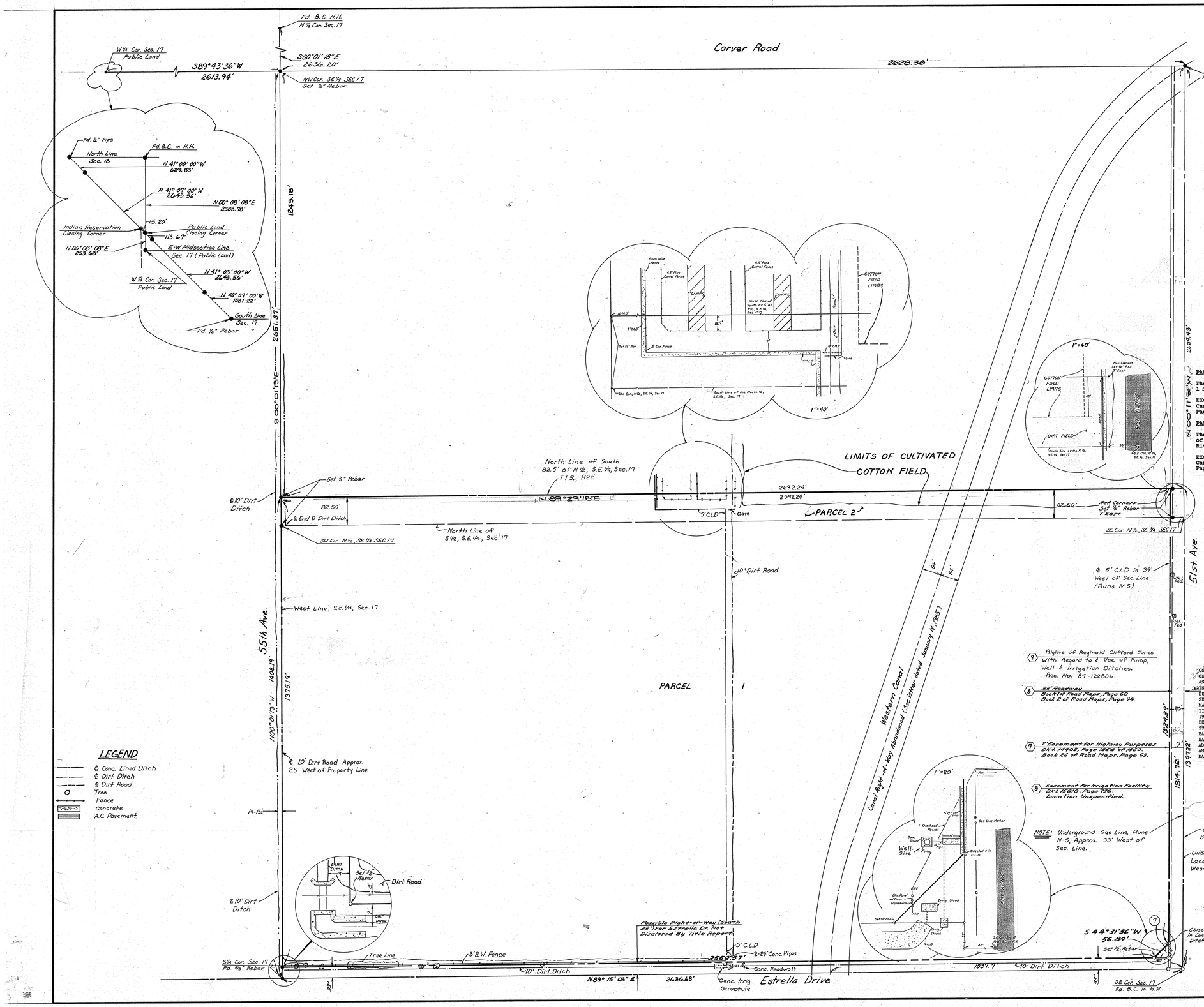


## LEGAL DESCRIPTION

**PARCEL NO. 1:**

The South half of the Southeast quarter of, Section 17, Township 1 South, Range 2 East of the Gila and Salt River Base and Meridian.

EXCEPT that portion lying within the right of way of Western Canal, as set forth in instrument recorded in Book 113 of Deeds, Page 254.

**PARCEL NO. 2:**

The South 82.5 feet of the North half of the Southeast quarter, of Section 17, Township 1 South, Range 2 East of the Gila and Salt River Base and Meridian.

EXCEPT that portion lying within the right of way of the Western Canal, as set forth in instrument recorded in Book 113 of Deeds, Page 254.

## AREA

PARCEL 1 & PARCEL 2

Gross = 3,695,193 Sq. Ft. or 84.83 Acres More or Less.

Net = 3,552,813 Sq. Ft. or 81.56 Acres More or Less

(Net Less 33' Estrella Drive & 40' Right-of-Way 51ST Avenue)

## CERTIFICATION

ON THE BASIS OF MY KNOWLEDGE, INFORMATION, AND BELIEF, I, FRED L. BAKER, CERTIFY TO FIRST AMERICAN TITLE INSURANCE COMPANY OF ARIZONA, TEMPE ASSOCIATES, A CALIFORNIA LIMITED PARTNERSHIP, AND HARBOR SOUTHWEST INVESTMENTS (ARIZONA), INC., AN ARIZONA CORPORATION THAT AS A RESULT OF A SURVEY MADE ON THE GROUND, UNDER MY DIRECTION AND SUPERVISION DURING, SEPTEMBER, 1987 AND THAT THIS PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE "MINIMUM STANDARD DETAIL REQUIREMENTS FOR LAND TITLE SURVEYS" JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND ACSM IN MARCH, 1986, AND MEETS WITH THE ACCURACY REQUIREMENTS OF A CLASS "A" SURVEY AS DEFINED THEREIN, AND TO THE NORMAL STANDARD OF CARE OF PROFESSIONAL LAND SURVEYORS PRACTICING IN ARIZONA. EXCEPT AS SHOWN HEREON, THERE ARE NO EASEMENTS, ENCROACHMENTS OR RIGHTS-OF-WAY AFFECTING THE LAND, OR OTHER EASEMENTS, ENCROACHMENTS OR RIGHTS-OF-WAY OF WHICH THE UNDERSIGNED HAS BEEN ADVISED OR HAS KNOWLEDGE. THIS SURVEY WAS PREPARED IN ACCORDANCE WITH FIRST AMERICAN TITLE INSURANCE COMPANY OF ARIZONA, TITLE REPORT NO. 201-871457, DATED JULY 21, 1987.

REGISTERED LAND SURVEYOR CERTIFICATE NO. 12531 FRED L. BAKER ARIZONA U.S.A.

## LEGEND

- ℄ Conc. Lined Ditch
- ℄ Dirt Ditch
- ℄ Dirt Road
- Tree
- Fence
- Concrete
- A.C. Pavement

DIN # 56812

# A.L.T.A. SURVEY

A Portion of The

SE¼ SECTION 17, T1S, R2E, G&SRB&M

| DESIGN: | DATE | JOB NO. | SCALE | SHEET |
|---|---|---|---|---|
| DRAWN: | Oct. 87 | 2889 | 1"=100' | 1 OF 1 |
| CHECK: | | | | |

BAKER LAND SURVEYING
4120 N. 20TH ST. PHX., AZ (602) 957-8387