NOTES

1.) AREA

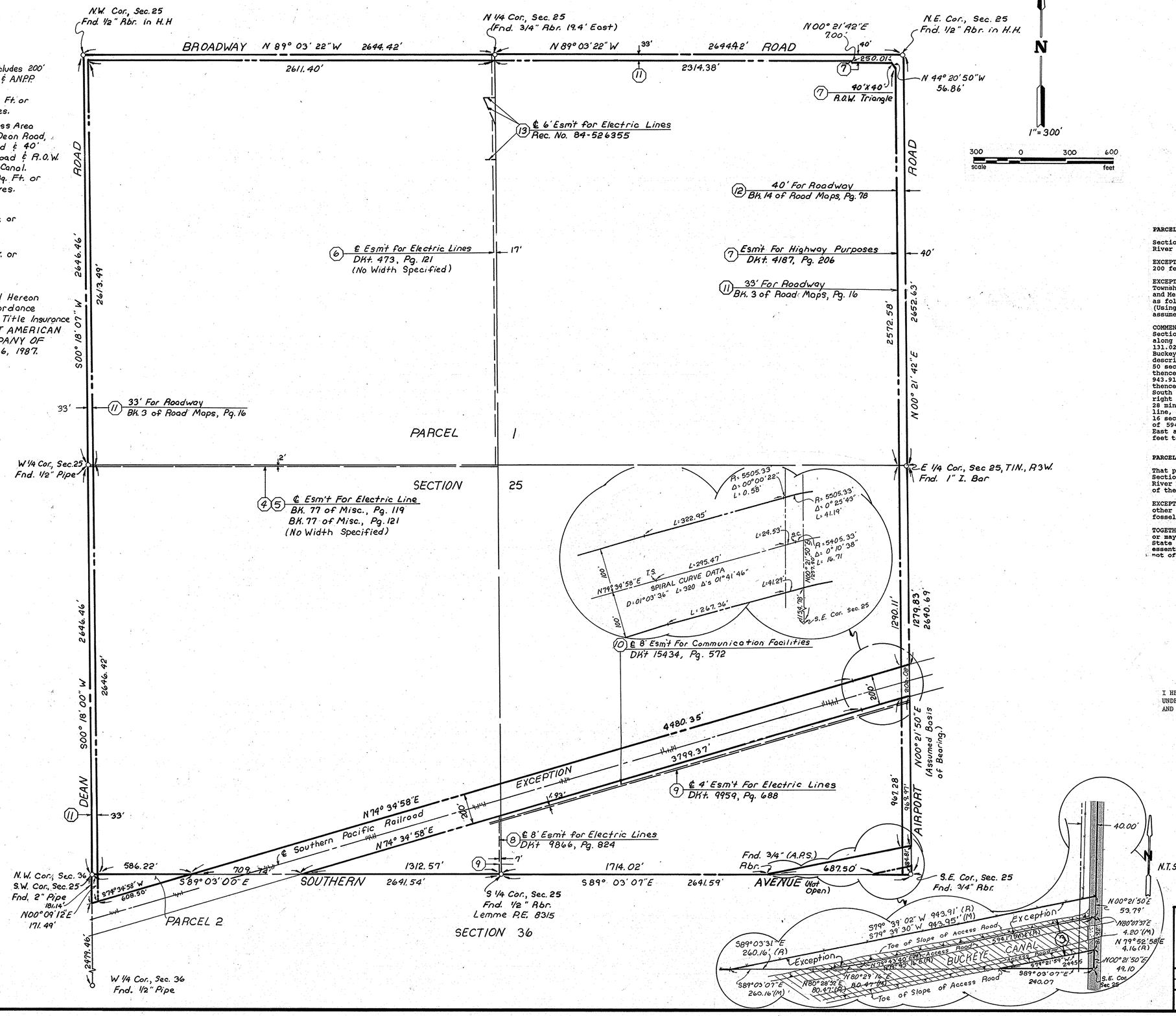
PARCEL 1 – Gross Area (Excludes 200' S.P.R.R. R.O.W. & ANPP Exception)
27,040,475 Sq. Ft. or
620.7639 Acres.

Net Area = Gross Area Less 33' for Deon Road, Broadway Road & 40' for Airport Road & R.O.W. for Buckeye Canal.
26,455,308 Sq. Ft. or
607.3303 Acres.

PARCEL 2 – Gross Area
56,078 Sq. Ft. or
1.2874 Acres

Net Area
50,260 Sq. Ft. or
1.1538 Acres.

2.) This Survey Platted Hereon Was Performed in Accordance With Commitment for Title Insurance No. 876352 From FIRST AMERICAN TITLE INSURANCE COMPANY OF ARIZONA, Dated Oct. 6, 1987.



LEGEND

- Monument Line
- Right-of-Way
- Easement
- Brass Cap
- Railroad
- Buckeye Canal R.O.W. as Claimed by Buckeye Irrigation Co. Item Per Schedule "B" of Title Report.

LEGAL DESCRIPTION

PARCEL NO. 1

Section 25, Township 1 North, Range 3 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

EXCEPT the right of way of the Southern Pacific Railroad Company, 200 feet in width; and

EXCEPT a parcel of land in the Southeast quarter of Section 25, Township 1 North, Range 3 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, more particularly described as follows:
(Using as a base the East line of said Southeast quarter with an assumed bearing of North 0 degrees 21 minutes 50 seconds East)

COMMENCING at the Southeast corner of said Southeast quarter of Section 25; thence North 0 degrees 21 minutes 50 seconds East along the East line of said Southeast quarter, a distance of 131.02 feet to a point on the Northerly right of way line of the Buckeye Canal and the true point of beginning of the parcel described herein; thence continuing North 0 degrees 21 minutes 50 seconds East along said East line, a distance of 53.79 feet; thence South 79 degrees 39 minutes 02 seconds West a distance of 943.91 feet to a point on the South line of said Southeast quarter; thence South 89 degrees 03 minutes 31 seconds East along said South line, a distance of 260.16 feet to a point on the Northerly right of way line of said Buckeye Canal; thence North 80 degrees 28 minutes 52 seconds East along said Northerly right of way line, a distance of 80.47 feet; thence North 79 degrees 43 minutes 16 seconds East along said Northerly right of way line, a distance of 594.17 feet; thence North 79 degrees 52 minutes 58 seconds East along said Northerly right of way line, a distance of 4.16 feet to the true point of beginning of the parcel herein described.

PARCEL NO. 2

That portion of the Northwest quarter of the Northwest quarter of Section 36, Township 1 North, Range 3 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, lying Northerly of the Southern Pacific Railroad right of way;

EXCEPT all oil, gas, and other hydrocarbon substances, helium or other substances of a gaseous nature, coal, metals, minerals, fossels, fertilizer of every name and description;

TOGETHER with all uranium, thorium, or other materials which is or may be determined by the laws of the United States, or of the State of Arizona, or the decisions of Court to be peculiarly essential to the production of fissionable materials, whether or not of commercial value.

CERTIFICATION

I HEREBY CERTIFY THAT THE SURVEY PLATTED HEREON WAS PERFORMED UNDER MY DIRECTION AND SUPERVISION DURING Nov. 1987, AND IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

REGISTERED LAND SURVEYOR
CERTIFICATE NO.
12531
FRED L.
BAKER
Date Signed 11/19/87
ARIZONA, U.S.A.

DIN#
56951

BOUNDARY SURVEY OF SECTION 25 & A PORTION OF SECTION 36 T1N. – R3W.

DRAWN: K.S.	DATE	JOB NO.	SCALE	SHEET
CHECK: F.H	NOV. 87	2913	1"=300'	1 OF 1

BAKER LAND SURVEYING
7600 N. 15TH ST. STE. 210 PHX., AZ (602)395-0074