

L.S. 51/38

# SIERRA VERDE RANCH - UNIT XIX

RECORD OF SURVEY  
SHEET 1 OF 5

SECTIONS 5 & 7 T.21N., R.8W., SECTIONS 29 & 33 T.22N., R.8W., G.&S.R.M., YAVAPAI COUNTY, ARIZONA

## GRANT OF EASEMENTS

The undersigned, as owner of the land described on this Survey Map, hereby creates and grants the following permanent easements, which shall run with the land:

(i) The easements as shown for roadway ingress and egress consisting of any easement 30 feet or greater in width, are for the benefit and non-exclusive use of: the owners of any parcels shown on the Survey Map; First American Title Insurance Company, a California Corporation, it's invitees, successors and assigns; Sierra Verde Land, L.L.C., an Arizona Limited Liability Company, it's invitees, successors and assigns; YAVAPAI 10,000 L.L.C., an Arizona Limited Liability Company, it's invitees, successors and assigns; Red Deer Cattle Inc., a Texas Corporation, it's invitees, successors and assigns; the State of Arizona, it's lessees and assigns in order to provide ingress and egress to adjoining State lands, and for the benefit of other properties, adjoining or non-adjoining, as may be designated by First American Title Insurance Company or Sierra Verde Land, L.L.C. or YAVAPAI 10,000 L.L.C. or Red Deer Cattle Inc., which easements shall inure to the respective heirs, successors, assigns, and invitees of the above benefited parties, and for the benefit of the utility providers, including suppliers of electricity, telephone, water, sewer and T.V., and their successors and assigns;

(ii) to utility suppliers, their successors and assigns, an easement for guy wires and anchors within 100 ft. of any parcel boundary as shown on the Survey Map.

No fences or other like obstruction shall be placed or constructed within or across any easement referred to above or as otherwise shown on the Survey Map or provided for within the Conditions, Covenants, and Restrictions recorded on the lands included within the Survey Map, without prior authorization from the undersigned, its successors and assigns.

Dated this 7th Day of JANUARY 2000 1999

FIRST AMERICAN TITLE INSURANCE COMPANY,  
A CALIFORNIA CORPORATION, AS TRUSTEE.

By Roderick A. Collier  
TRUST OFFICER

## ACKNOWLEDGMENT

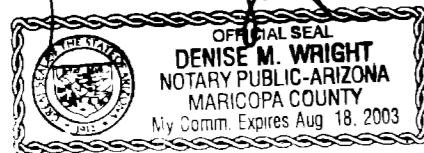
STATE OF ARIZONA  
SS  
COUNTY OF YAVAPAI

ON THIS 7th DAY OF JANUARY 2000, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED, Roderick A. Collier WHO ACKNOWLEDGED HIMSELF TO BE AN OFFICER OF FIRST AMERICAN TITLE INSURANCE COMPANY, A CALIFORNIA CORPORATION, AS TRUSTEE, AND ACKNOWLEDGES THAT HE, AS SUCH OFFICER BEING AUTHORIZED TO DO SO, EXECUTED THAT FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED BY SIGNING THE NAME OF CORPORATION, AS TRUSTEE, BY HIMSELF AS SUCH OFFICER.

IN WITNESS WHEREOF I HEREUNTO SET MY HAND AND OFFICE

SEAL Denise M. Wright  
NOTARY PUBLIC

MY COMMISSION EXPIRES



BASIS OF BEARINGS: NORTH (WGS-84 SPHEROID)  
ESTABLISHED USING TRIMBLE SSI RECEIVERS IN RTK.

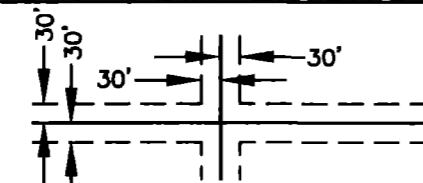
### NOTE:

THIS DRAWING DOES NOT REFLECT ANY RIGHTS-OF-WAY, EASEMENTS, OR OTHER ENCUMBRANCES WHICH WOULD BE REVEALED BY A CURRENT TITLE REPORT.

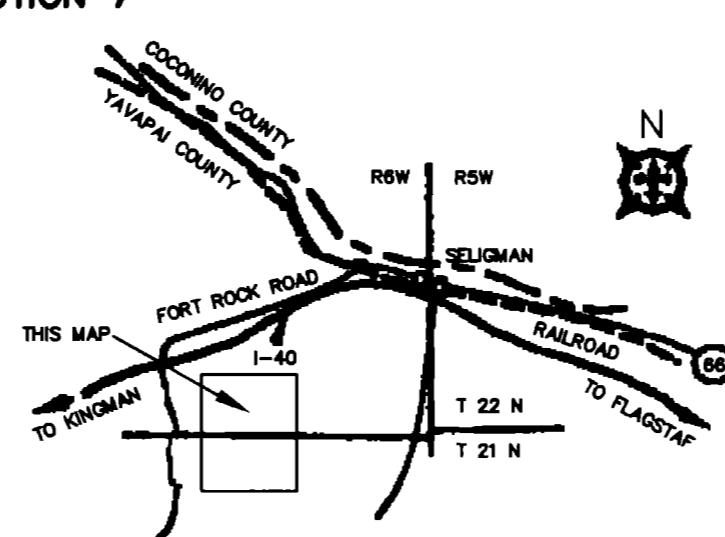
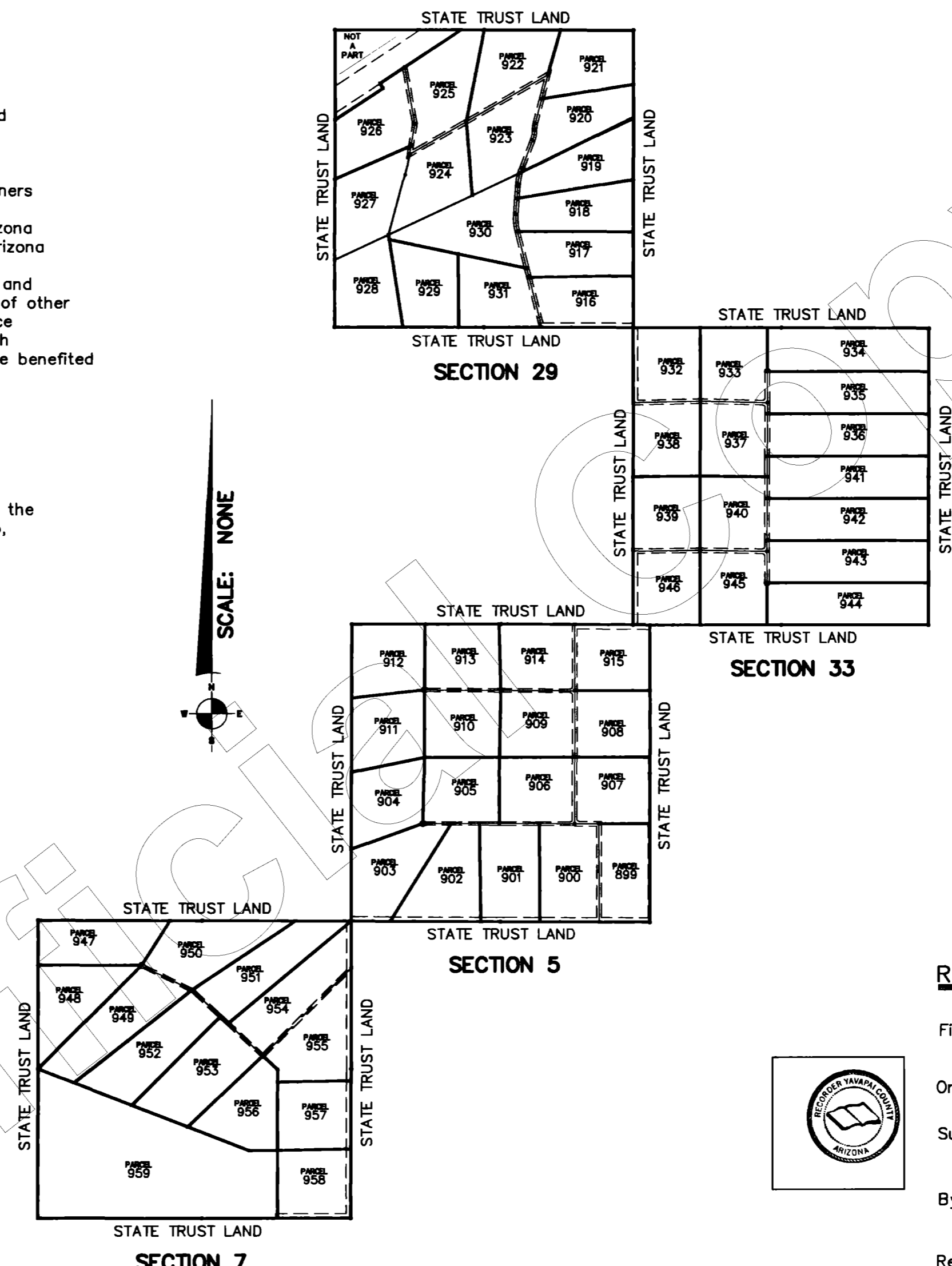
### NOTE:

MULTIPURPOSE NON FENCING EASEMENT: EASEMENTS FOR THE PURPOSES OF ROADS, UTILITY, DRAINAGE, CATTLE, INGRESS & EGRESS, HORSEBACK RIDING AND HIKING, AND ARE NOT TO BE FENCED OFF.

### TYPICAL 30' ROADWAY & UTILITY EASEMENT:



AROUND THE INSIDE OF ALL LOTS.  
UNLESS OTHERWISE NOTED.



## CERTIFICATION

This is to certify that the survey and monumentation of the above described parcel was made under my direction and supervision and is accurately represented on this plat

David Steven McLaughlin 9 Dec 99  
DAVID STEVEN McLAUGHLIN L.S. 11752 DATE



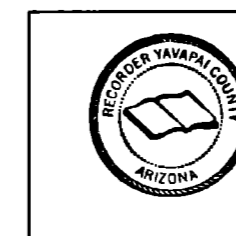
## RECORDATION

Filed and Recorded at Request of First American Title.

On Jan. 10, 2000 11:20 AM in Book 51 of Record of Survey, Page 38 Records of Yavapai County, Arizona.

By Patsy Jenney-Colon COUNTY RECORDER  
Anthony J. Senell DEPUTY RECORDER

Reception No. 322-0927 Fee N/A



53 MULBERRY AVENUE  
LAKE HAVASU CITY, ARIZONA 86403  
520-855-0839

## SIERRA VERDE RANCH

2720 E. THOMAS ROAD SUITE C-250  
PHOENIX, ARIZONA 85016-8217  
602-264-0000

Scale: NOTED	Surveyor: DSM	Approved by:	Drawn by: DTC
Date: 12-09-1999	Survey: 1999	Drawing no.: 99438	Page: 1 OF 5

L.S. 51/39

# SIERRA VERDE RANCH-UNIT XIX

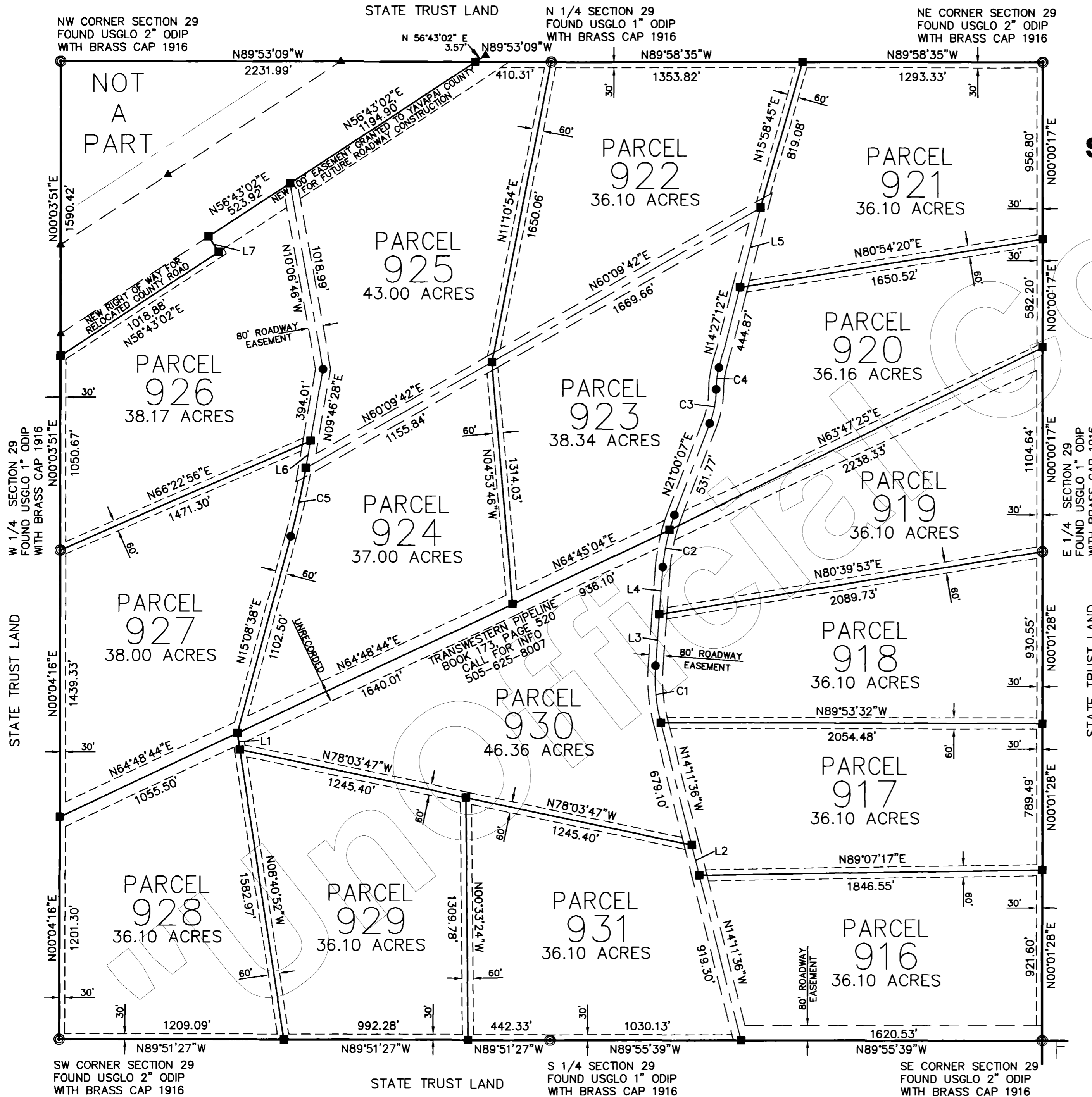
## SECTION 29, T.22N., R.8W., G.&S.R.M., YAVAPAI COUNTY, ARIZONA

RECORD OF SURVEY  
SHEET 2 OF 5

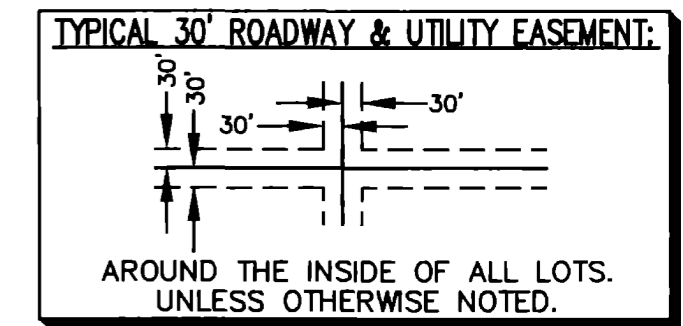
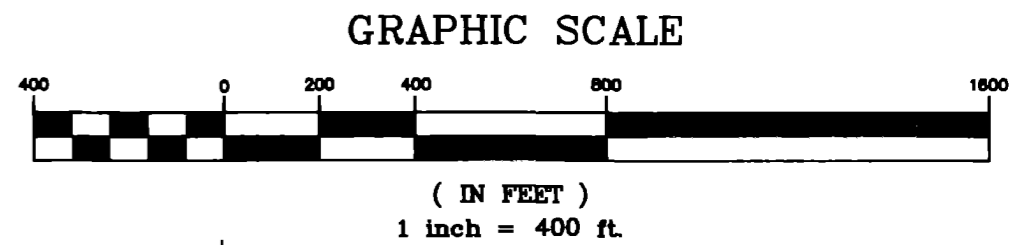
LINE TABLE		
LINE	LENGTH	BEARING
L1	89.71	N08°40'52"W
L2	168.43	N14°11'36"W
L3	277.84	N04°09'06"E
L4	256.80	N04°09'06"E
L5	444.87	N14°27'12"E
L6	149.64	N09°46'28"E
L7	100.00	N33°16'58"W

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD
C1	313.14	978.00	18°20'43"	157.92	311.80
C2	202.39	978.00	11°51'25"	101.56	202.03
C3	188.98	522.00	20°44'33"	95.53	187.95
C4	118.41	478.00	14°11'37"	59.51	118.11
C5	376.91	4022.00	5°22'09"	188.59	376.77

### SECTION 29



No. 3220927  
 FILED AND RECORDED AT REQUEST OF  
First American Title Co.  
Jan 10, A.D. 2020  
 AT 11:20 O'CLOCK AM  
 BOOK 54 of Land Survey  
 PAGE 39  
 RECORDED IN YAVAPAI COUNTY, ARIZONA  
Patsy Janney-Colon  
 County Recorder  
Anthony J. Benell  
 Deputy Recorder



LEGEND:	
---	EASEMENT (SEE NOTE)
■	SET 2" ALUM. CAP LS 11752
●	SET 1 1/2" ALUM. CAP LS 11752
⊙	MONUMENT (SEE DESCRIPTION)
▲	FOUND ADOT ALUMINUM CAP

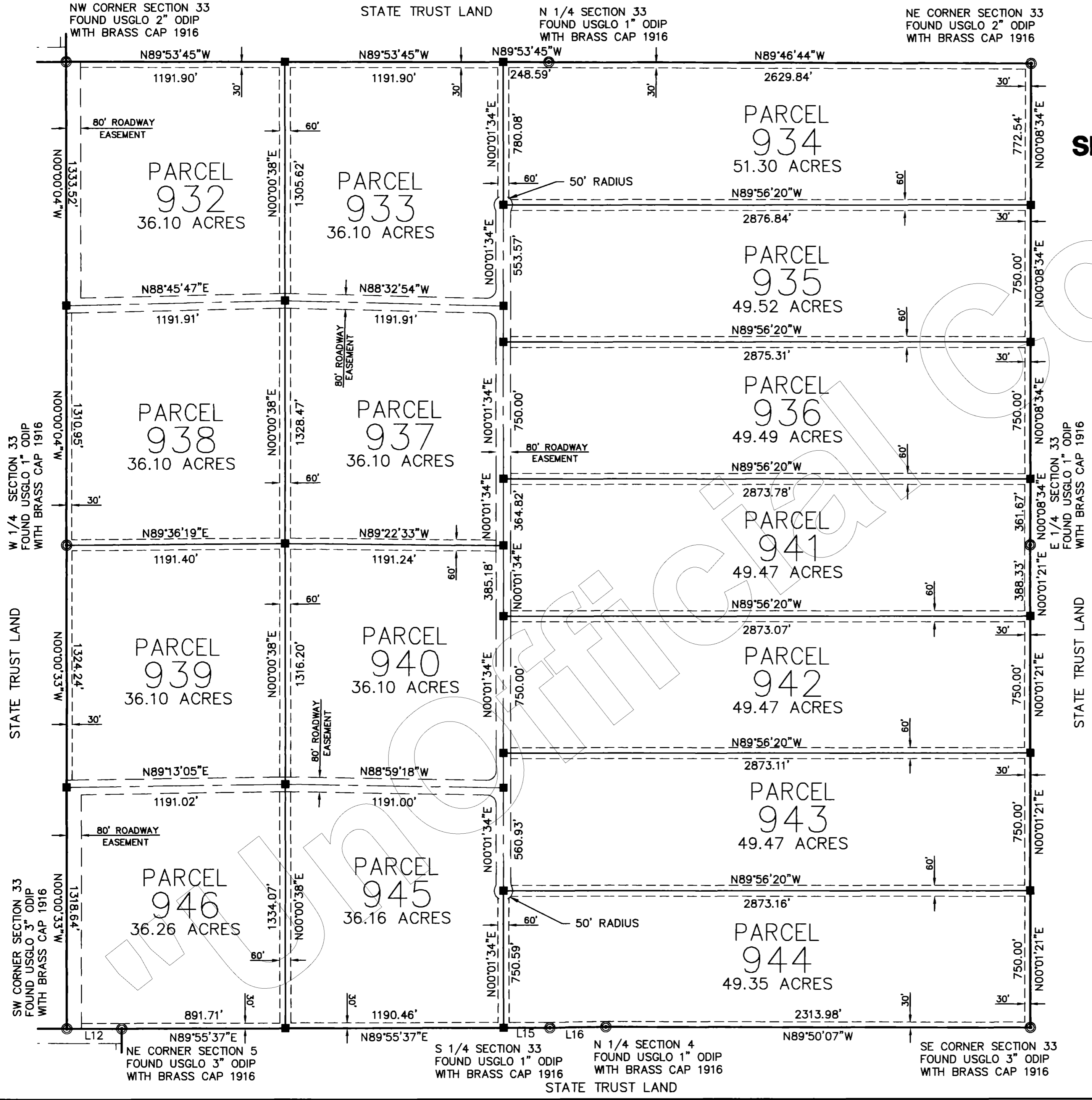
**NORTHWEST SURVEYING INC.**  
 P.O. BOX 1014  
 LAKE HAVASU CITY, AZ 86405  
 (520) 855-0839

L.S. 51/40

# SIERRA VERDE RANCH-UNIT XIX

SECTION 33, T.22N., R.8W., G.&S.R.M., YAVAPAI COUNTY, ARIZONA

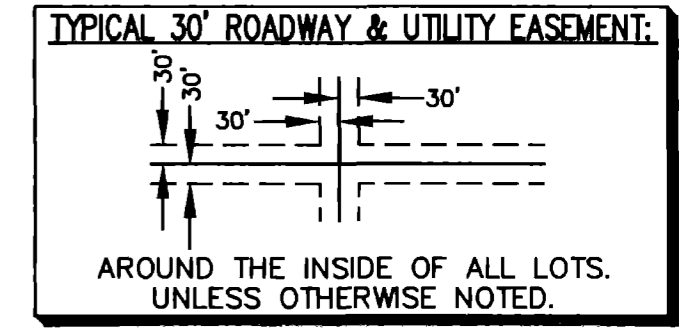
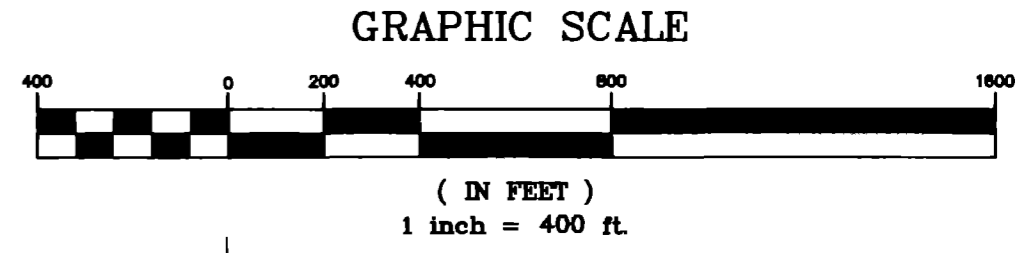
RECORD OF SURVEY  
SHEET 3 OF 5



LINE TABLE		
LINE	LENGTH	BEARING
L12	298.74	N89°56'23"W
L15	252.66	N89°55'37"E
L16	306.60	N89°16'40"E

## SECTION 33

No. 3220927  
 FILED AND RECORDED AT REQUEST OF  
*First American Title Co.*  
 Jan 12, AD 2000  
 AT 11:20 O'CLOCK AM  
 BOOK 51 of Land Surveys  
 PAGE 40  
 RECORDED IN YAVAPAI COUNTY, ARIZONA  
**Patsy Jenney-Colon**  
 County Recorder  
*Anthony J. Semell*  
 Deputy Recorder



**LEGEND:**

- EASEMENT (SEE NOTE)
- SET 2" ALUM. CAP LS 11752
- SET 1 1/2" ALUM. CAP LS 11752
- MONUMENT (SEE DESCRIPTION)
- ▲ FOUND ADOT ALUMINUM CAP

**NORTHWEST SURVEYING INC.**  
 P.O. BOX 1014  
 LAKE HAVASU CITY, AZ 86405  
 (520) 855-0839

L.S. 51/41

# SIERRA VERDE RANCH-UNIT XIX

## SECTION 5, T.21N., R.8W., G.&S.R.M., YAVAPAI COUNTY, ARIZONA

RECORD OF SURVEY  
SHEET 4 OF 5

NW CORNER SECTION 5 FOUND USGLO 3" ODIP WITH BRASS CAP 1916  
S 1/4 SECTION 32 FOUND USGLO 1" ODIP WITH BRASS CAP 1916  
N 1/4 SECTION 5 FOUND USGLO 1" ODIP WITH BRASS CAP 1916  
STATE TRUST LAND  
SW CORNER SECTION 33 FOUND USGLO 3" ODIP WITH BRASS CAP 1916  
NE CORNER SECTION 5 FOUND USGLO 3" ODIP WITH BRASS CAP 1916

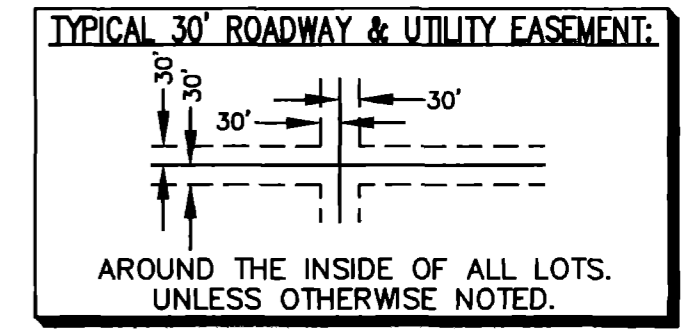
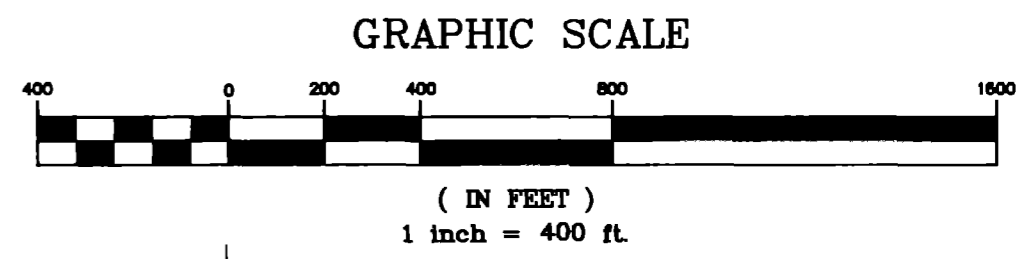
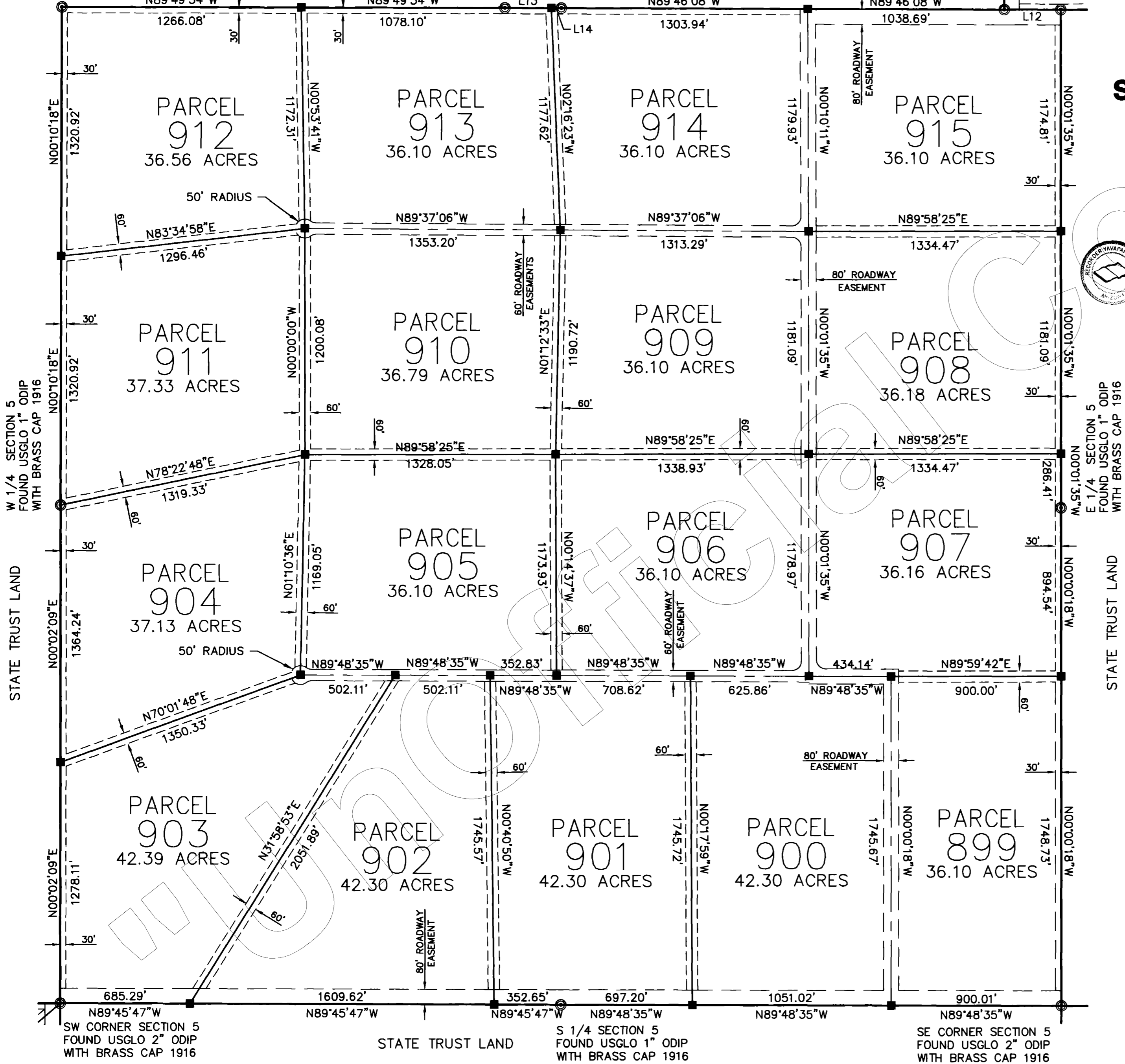
LINE TABLE		
LINE	LENGTH	BEARING
L12	298.74	N89°56'23"W
L13	246.68	N89°43'02"W
L14	52.54	N89°43'02"W

### SECTION 5

No. 3220927

FILED AND RECORDED AT REQUEST OF  
*First American Title Co.*  
Jan. 10, A.D. 2000  
AT 11:20 O'CLOCK P.M.

BOOK 51  
PAGE 41  
RECORDED IN YAVAPAI COUNTY, ARIZONA  
**Patsy Jenney-Colon**  
County Recorder  
*Anthony J. Sanelli*  
Deputy Recorder



**LEGEND:**

- EASEMENT (SEE NOTE)
- SET 2" ALUM. CAP LS 11752
- SET 1 1/2" ALUM. CAP LS 11752
- ⊙ MONUMENT (SEE DESCRIPTION)
- ▲ FOUND ADOT ALUMINUM CAP

**NORTHWEST SURVEYING INC.**  
P.O. BOX 1014  
LAKE HAVASU CITY, AZ 86405  
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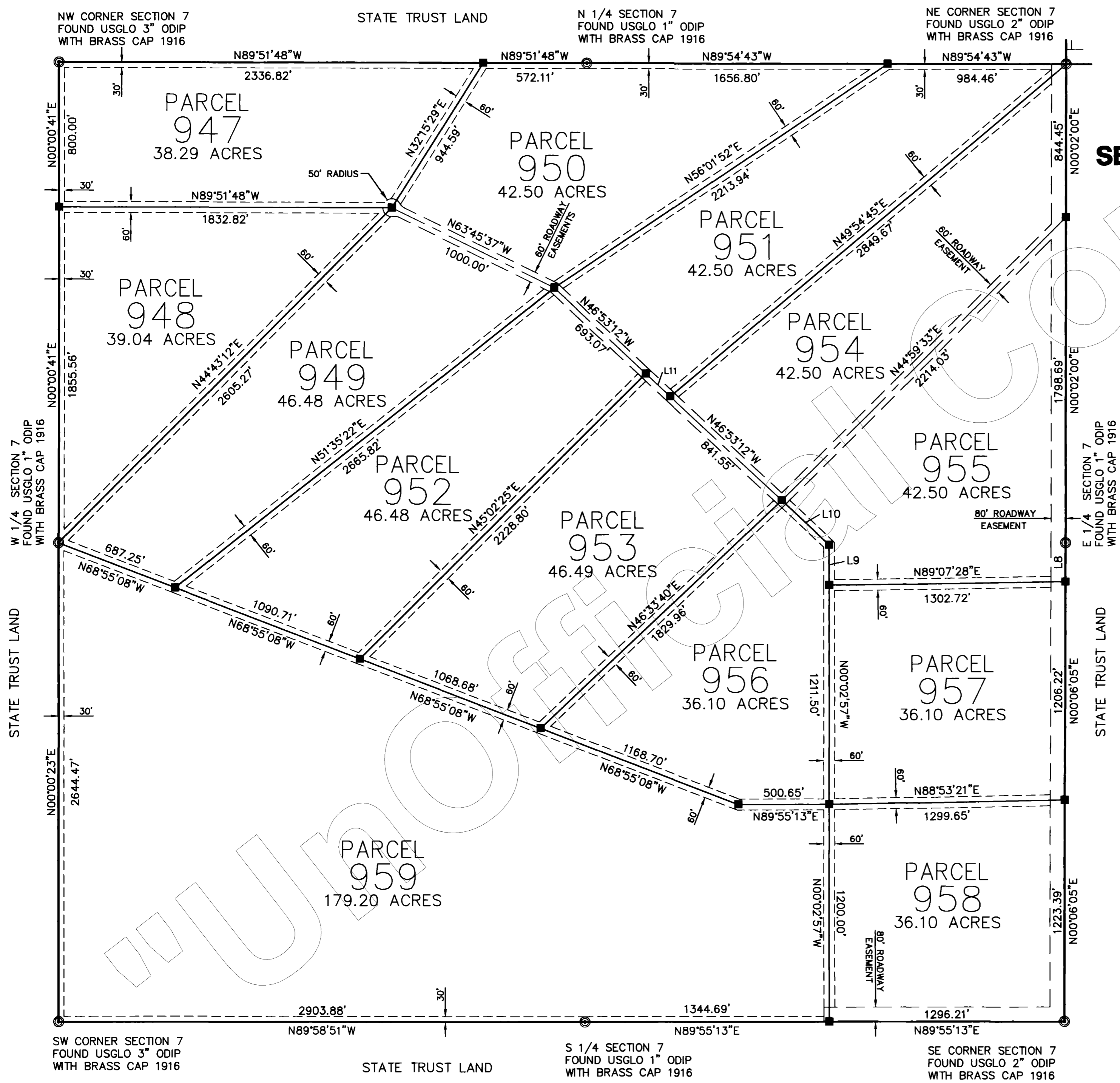
L.S. 51/42

# SIERRA VERDE RANCH-UNIT XIX

## SECTION 7, T.21N., R.8W., G.&S.R.M., YAVAPAI COUNTY, ARIZONA

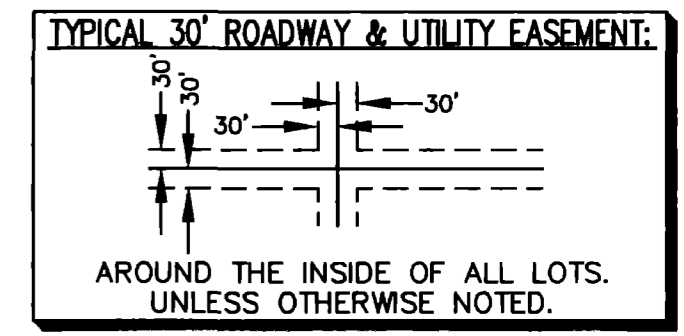
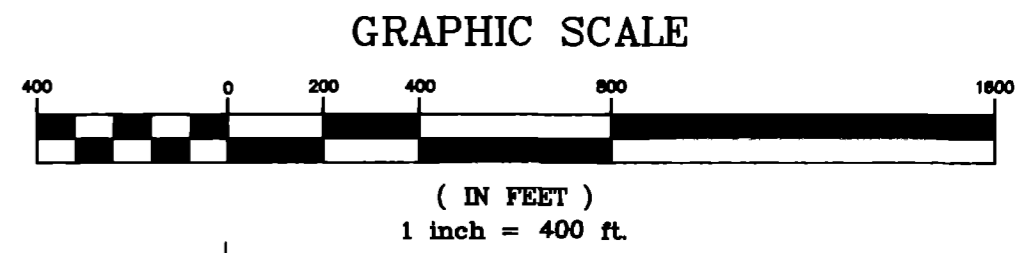
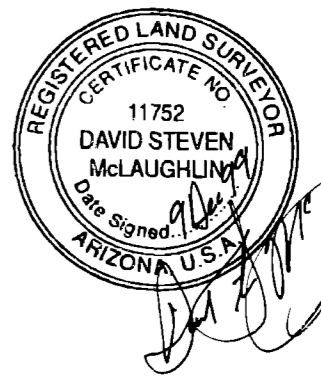
### RECORD OF SURVEY SHEET 5 OF 5

LINE TABLE		
LINE	LENGTH	BEARING
L8	213.58	N00°06'05"E
L9	221.91	N00°02'57"W
L10	357.75	N46°53'12"W
L11	184.19	N46°53'12"W



No. 3220927

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*First American Title Co.*  
Jan 10, A.D. 2000  
AT 11:20 O'CLOCK P.M.  
BOOK 51 of Land Survey  
PAGE 42  
RECORDED IN YAVAPAI COUNTY ARIZONA  
**Patsy Jenney-Colon**  
County Recorder  
*Anthony J. Semelli*  
Deputy Recorder



**LEGEND:**

- EASEMENT (SEE NOTE)
- SET 2" ALUM. CAP LS 11752
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