

LEGAL DESCRIPTION

All that portion of the land lying within Sections 23, 24, 25, 26, 27, and 35, Township 15 North, Range 2 West of the Gila and Salt River Base and Meridian, Yavapai County, Arizona, more particularly described as follows:

BEGINNING at the northwest corner of Section 27;

Thence South $89^{\circ} 49' 53''$ East, along the north line of said Section 27, a distance of 5278.96 feet to the northeast corner of said Section 27, being the common corner of Sections 22, 23, 26, and 27;

Thence South $89^{\circ} 50' 08''$ East, along the south line of said Section 23, a distance of 2631.07 feet to the south quarter corner of said Section 23;

Thence South $89^{\circ} 48' 50''$ East, continuing along said south line, a distance of 770.42 feet to the easterly right of way line of State Route 89 as recorded in Book 4954 of Official Records, Page 79, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence along a non-tangent curve, along said easterly right of way line, concave to the east, having a radius of 11347.16 feet, a central angle of $01^{\circ} 06' 28''$, an arc length of 219.37 feet, a chord bearing of North $10^{\circ} 09' 38''$ West and a chord length of 219.37 feet;

Thence North $09^{\circ} 36' 24''$ West, along said easterly right of way line, a distance of 200.00 feet;

Thence along a tangent curve, along said easterly right of way line, concave to the west, having a radius of 11571.16 feet, a central angle of $03^{\circ} 40' 37''$, an arc length of 724.55 feet, a chord bearing of North $11^{\circ} 26' 42''$ West and a chord length of 742.42 feet;

Thence North $13^{\circ} 17' 00''$ West, along said easterly right of way line, a distance of 1566.23 feet to the southwest corner of that certain parcel as described in Instrument Number 2017-0001272, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence South $89^{\circ} 54' 21''$ East, along the south line of said certain parcel, a distance of 2498.82 feet to the quarter corner common to Sections 23 and 24;

Thence South $01^{\circ} 15' 09''$ West, along the west line of said Section 24, a distance of 1333.81 feet;

Thence South $89^{\circ} 44' 14''$ East, a distance of 1343.89 feet;

Thence South $01^{\circ} 10' 11''$ West, a distance of 281.00 feet;

Thence North 90° 00' 00" East, a distance of 934.90 feet to the northwest corner of that certain parcel described in Book 4785 of Official Records, Page 985, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence South 00° 00' 08" West, along the west line of said certain parcel, a distance of 450.88 feet to a point on the north line of the Prescott Municipal Airport as shown on the Results of Survey recorded in Book 10 of Land Surveys, Page 46, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence South 41° 34' 45" West, along said north line, a distance of 809.47 feet to a point on the south section line of said Section 24;

Thence South 41° 33' 16" West, along said north line, a distance of 1937.01 feet to a point on the northerly right of way line of Ruger Road as recorded in Book 22 of Maps and Plats, Page 25, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence North 34° 38' 59" West, along said north line, a distance of 263.81 feet;

Thence South 46° 49' 14" West, along said north line, a distance of 634.87 feet;

Thence South 51° 42' 41" East, along said north line, a distance of 314.98 feet to a point on the northerly right of way line of said Ruger Road;

Thence South 41° 33' 16" West, along said north line and said northerly right of way line of Ruger Road, a distance of 93.55 feet;

Thence South 23° 49' 49" West, along said north line and said northerly right of way line of Ruger Road, a distance of 741.70 feet to a point on the east-west center section line of said Section 26;

Thence South 89° 53' 46" West, along said east-west center section line, a distance of 137.47 feet to the southeast corner of that certain parcel described in Book 2579 of Official Records, Page 724, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence North 06° 34' 54" East, along the easterly line of said certain parcel, a distance of 181.22 feet;

Thence North 88° 37' 47" West, along the northerly line of said certain parcel, a distance of 71.79 feet;

Thence South 05° 23' 40" West, a distance of 317.36 feet;

Thence South 70° 00' 43" East, a distance of 107.51 feet to a point on the northerly right of way line of said Ruger Road;

Thence South 36° 17' 49" West, along said northerly right of way line of Ruger Road, a distance of 68.67 feet;

Thence South 53° 42' 11" East, a distance of 60.00 feet to a point on the southerly right of way line of said Ruger Road, also being the northern most corner of that certain parcel described as Parcel 21, recorded in Book 4612 of Official Records, Page 948, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence continuing South 53° 42' 11" East, along the northeasterly line of said certain parcel, a distance of 87.45 feet;

Thence South 14° 28' 06" West, along the easterly line of said certain parcel, a distance of 34.47 feet;

Thence South 06° 38' 34" West, along said easterly line, a distance of 66.70 feet;

Thence South 06° 24' 04" West, along said easterly line, a distance of 183.77 feet;

Thence North 53° 42' 09" West, along the southwesterly line of said certain parcel, a distance of 257.89 feet to a point on the southerly right of way line of said Ruger Road;

Thence continuing North 53° 42' 09" West, a distance of 60.00 feet to a point on the northerly right of way line of said Ruger Road, also being the easterly line of that certain parcel platted as Apache Hills Unit 1 as recorded in Book 10 of Maps and Plats, Page 38, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence North 30° 29' 44" West, along the easterly line of said certain parcel, a distance of 472.28 feet to a point on said east-west center section line of Section 26;

Thence South 89° 53' 46" West, a distance of 718.79 feet to a point on the westerly right of way line of State Route 89 as recorded in Book 4954 of Official Records, Page 79, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence North 13° 16' 50" West, along said westerly right of way line, a distance of 63.51 feet to the northeast corner of that certain parcel described in Book 4951 of Official Records, Page 377, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence South 76° 44' 54" West, along the northerly line of said certain parcel, a distance of 208.81 feet;

Thence South 13° 15' 06" East, along the westerly line of said certain parcel, a distance of 600.22;

Thence South 89° 38' 04" East, along the southerly line of said certain parcel, a distance of 215.19 feet to a point on the westerly right of way line of said State Route 89;

Thence South 13° 16' 50" East, along said westerly right of way line, a distance of 412.60 feet to the northeast corner of the Villas at the Ridge as recorded in Book 45 of Maps and Plats, Page 84, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence South 76° 38' 51" West, along the northerly line of said Villas at the Ridge, a distance of 314.74 feet to the northwest corner of said Villas at the Ridge;

Thence South 01° 29' 38" East, along the westerly line of said Villas at the Ridge, a distance of 896.74 feet to the northwest corner of Antelope Village as recorded in Book 14 of Maps and Plats, Page 70, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence South 01° 33' 51" East, along the westerly line of said Antelope Village, a distance of 686.92 feet to a point on south line of said Section 26;

Thence North 89° 35' 04" East, along said south line, a distance of 705.10 feet to a point on the westerly right of way line of said State Route 89;

Thence South 13° 16' 50" East, along said westerly right of way line, a distance of 3602.56 feet;

Thence South 76° 43' 10" West, along said westerly right of way line, a distance of 34.75 feet;

Thence South 13° 16' 50" East, along said westerly right of way line, a distance of 410.18 feet;

Thence South 31° 44' 03" West, a distance of 20.89 feet to a point on the northerly right of way line of Pioneer Parkway shown on the Right of Way Plans as recorded in Book 29 Maps and Plats, Page 40, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence South 76° 45' 09" West, along said northerly right of way line, a distance of 435.64 feet;

Thence along a tangent curve, along said northerly right of way line, concave to the southeast, having a radius of 2274.96 feet, a central angle of 04° 54' 22", an arc length of 194.80 feet, a chord bearing of South 74° 17' 58" West and a chord length of 194.74 feet;

Thence South 50° 36' 51" West, along said northerly right of way line, a distance of 854.82 feet;

Thence South 58° 18' 02" West, along said northerly right of way line, a distance of 318.97 feet;

Thence along a tangent curve, along said northerly right of way line, concave to the northwest, having a radius of 1928.41 feet, a central angle of 30° 20' 32", an arc length of 1021.23 feet, a chord bearing of South 73° 28' 18" West and a chord length of 1009.34 feet;

Thence along a non-tangent curve, along said northerly right of way line, concave to the north, having a radius of 1800.00 feet, a central angle of 02° 54' 33", an arc length of 91.39 feet, a chord bearing of South 87° 25' 00" West and a chord length of 91.38 feet;

Thence North 75° 44' 49" West, a distance of 291.17 feet to a point on the westerly right of way line of Willow Creek Road, as described in Book 279 Official Records, Page 274, and as shown in Book 9 Maps and Plats, Page 56, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence South 19° 53' 31" West, along said westerly right of way line, a distance of 136.54 feet;

Thence North 87° 55' 15" West, a distance of 209.44 feet;

Thence North 02° 04' 45" East, a distance of 220.00 feet;

Thence North 87° 55' 15" West, a distance of 250.00 feet;

Thence South 02° 04' 45" West, a distance of 249.61 feet to a point on the northerly right of way line of said Pioneer Parkway;

Thence North 87° 59' 25" West, along said northerly right of way line, a distance of 1214.52 feet to a point labeled station "294+80.87, 113.78 LT," as shown on said Right of Way Plan;

Thence North 89° 21' 51" West, along said northerly right of way line, a distance of 509.35 feet to a point labeled station "282+70.84, 112.78 LT," as shown on said Right of Way Plan;

Thence North 89° 40' 34" West, along said northerly right of way line, a distance of 99.73 feet to a point labeled station "281+78.12, 116.68 LT," as shown on said Right of Way Plan also being a point on the west line of said Section 35;

Thence North 00° 34' 16" East, along the west line of said Section 35, a distance of 4738.41 feet to the southwest corner of that certain parcel as described in Book 4786 of Official Records, Page 134, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence North 89° 39' 34" East, along the south line of said certain parcel, a distance of 340.00 feet;

Thence North 00° 34' 16" East, along the east line of said certain parcel, a distance of 340.00 feet to a point on the north line of said Section 35;

Thence North 89° 39' 34" East, along the north line of said Section 35, a distance of 971.99 feet;

Thence North 01° 35' 08" West, a distance of 2640.60 feet to a point on the east-west center section line of said Section 26;

Thence South 89° 54' 09" West, along the east-west center section line of said Section 26, a distance of 1313.92 feet to the west quarter corner of said Section 26;

Thence South 01° 37' 27" East, along the west line of said Section 26, a distance of 1843.16 feet to the northeast corner of that certain parcel as described in Book 4786 of Official Records, Page 134, Yavapai County Recorder's Office, Yavapai County, Arizona;

Thence South 89° 33' 54" West, along the north line of said certain parcel, a distance of 495.09 feet;

Thence South 01° 37' 27" East, along the west line of said certain parcel, a distance of 803.17 feet to a point on the south line of said Section 27;

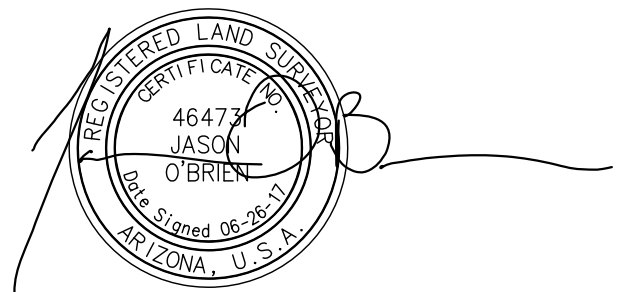
Thence South 89° 33' 01" West, along the south line of said Section 27, a distance of 4786.29 feet to the southwest corner of said Section 27;

Thence North 01° 34' 53" West, along the west line of said Section 27, a distance of 5349.45 feet to the POINT OF BEGINNING

Containing 80,812,460.19 sf. or 1,855.20 acres more or less.

06/26/17
LE #903-10
903-10 Area A.doc

JASON O'BRIEN, R.L.S.



EXPIRES 6/30/19

MAP TO ACCOMPANY
LEGAL DESCRIPTION

AREA A
SECTIONS 23, 24, 26, 27, & 35
T15N R2W

