

ALTA/NSPS LAND TITLE SURVEY

A PORTION OF THE MAVIS MILL SITE (CANCELLED); LYING IN GOVERNMENT LOT 3, SECTION 1, TOWNSHIP 10 NORTH, RANGE 19 WEST, GILA AND SALT RIVER BASE AND MERIDIAN, TOWN OF PARKER, LA PAZ COUNTY, ARIZONA

APPROVED
By chomuth at 8:15 am, Nov 18, 2022

LEGAL DESCRIPTION (FROM TITLE COMMITMENT - SEE NOTE 5 THIS SHEET)

PROPERTY LOCATED IN LOT 3, SECTION 1, TOWNSHIP 10 NORTH, RANGE 19 WEST, GILA AND SALT RIVER BASE AND MERIDIAN.

SURVEYOR'S NOTES:

- AS TO THE TITLE MATTERS SHOWN HEREON, SHEPARD-WESNITZER, INC. HAS RELIED SOLELY ON THE CONDITION OF TITLE REPORT PREPARED BY ALLANDS, FILE NUMBER 2021-05-1167, EFFECTIVE DATE MAY 13, 2021, SHEPARD-WESNITZER, INC. AND ARON M. REAY, RLS, MAKE NO STATEMENT AS TO THE ACCURACY OR COMPLETENESS OF THE SUBJECT CONDITION OF TITLE REPORT.
- AT THE TIME OF THIS SURVEY, THERE WAS NO VISIBLE EVIDENCE THAT ANY PART OF THIS SITE WAS USED AS A SOILD WASTE DUMP, SLUMP OR SANITARY LAND FILL.
- ALL DIMENSIONS SHOWN HEREON ARE MEASURED UNLESS NOTED OTHERWISE
- THIS DOCUMENT MAY NOT SHOW ALL EASEMENTS OR RIGHTS OF WAY THAT AFFECT THE SUBJECT PARCEL, ONLY EASEMENTS AS LISTED IN THE SCHEDULE B EXCEPTIONS OF THE AFOREMENTIONED TITLE REPORT AS WELL AS EASEMENTS THAT WERE DISCOVERED WHILE RESEARCHING PERTINENT PUBLIC RECORDS AS NECESSARY TO DETERMINE THE BOUNDARY OF THE SUBJECT PARCEL. ARE SHOWN HEREON.
- THE LEGAL DESCRIPTION PROVIDED IN THE AFOREMENTIONED CONDITION OF TITLE REPORT REFERS TO THE SUBJECT PARCEL AS "LOT 3, SECTION 1, TOWNSHIP 10 NORTH, RANGE 19 WEST, HOWEVER THE SUBJECT PARCEL SHOWN ON THIS SURVEY IS ONLY THE UNLEASED PORTION OF SAID LOT 3 AS SHOWN ON UNTITLED EXHIBIT PROVIDED IN SAID CONDITION OF TITLE REPORT AND SHOWN AS "MAVIS MILL SITE PARCEL 1" ON THAT RECORD OF SURVEY RECORDED IN DOCUMENT NUMBER 2004-02933 IN THE LA PAZ COUNTY RECORDER'S OFFICIAL RECORDS.

LAND SURVEYOR CERTIFICATE:

TO: WYATT McMURRAY AND ALLANDS:
THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 4, 8, 11b, 11c, 13, 16, AND 18 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON OCTOBER 1, 2021.

ARON M. REAY, RLS 60237

RECORD INFORMATION

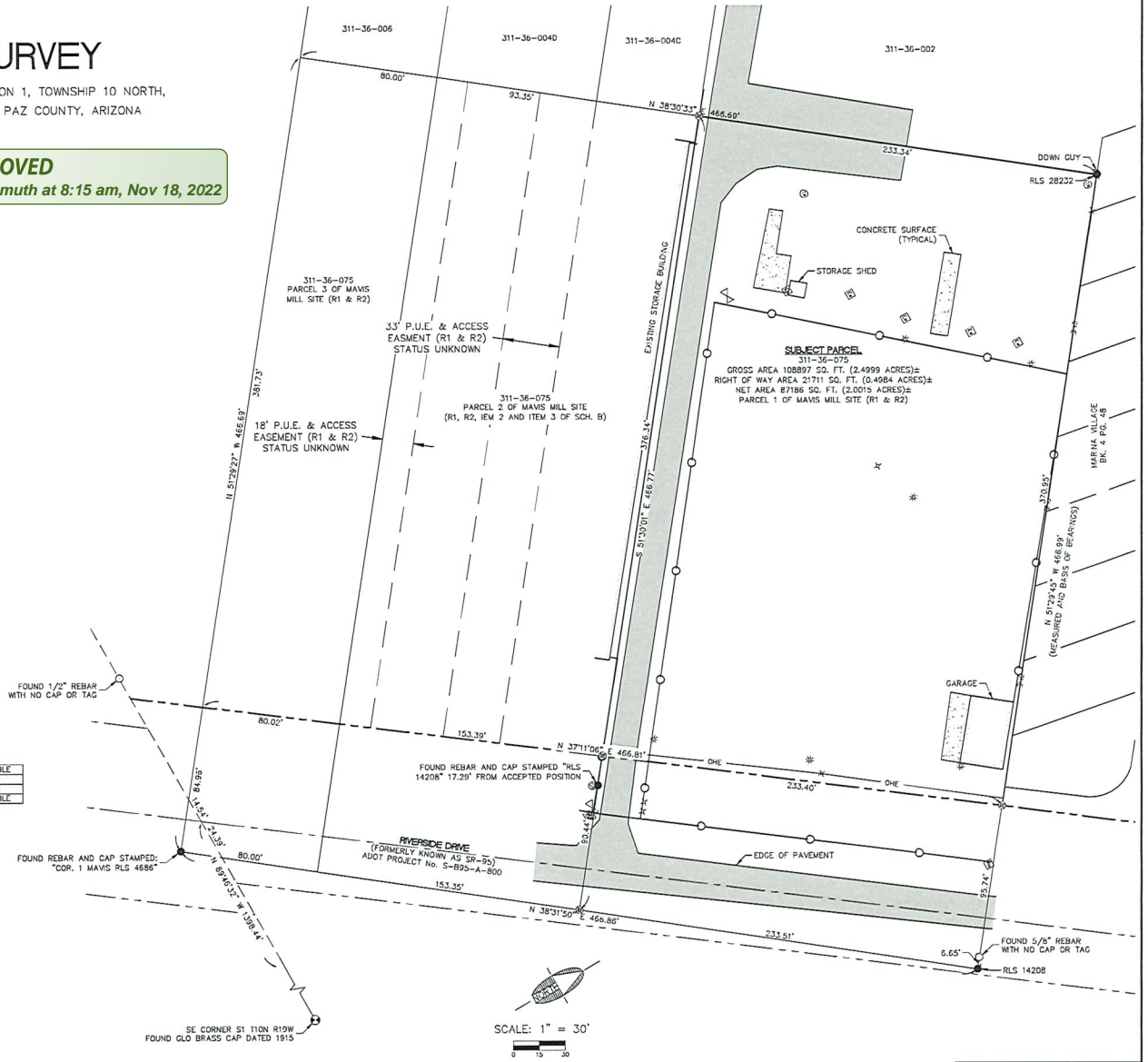
- (R1) DOCUMENT NUMBER 92-1552 IN THE LA PAZ COUNTY RECORDER'S OFFICIAL RECORDS
- (R2) DOCUMENT NUMBER 2004-02933 IN THE LA PAZ COUNTY RECORDER'S OFFICIAL RECORDS
- (R3) SUPPLEMENTAL PLAT OF SECTIONS 1 AND 12, OFFICIALLY FILED 4-29-1964, BLM

SCHEDULE B:

ITEM NO.	BOOK/PAGE OR DOCUMENT #	DESCRIPTION	LOCATION
1		ROW No. 72-80583 DATED 8-26-1942 FOR ELECTRIC LINE AND ROAD	NOT PLOTTABLE
2		COMMERCIAL LEASE No. 03-95250 DATED 12-16-2007	AS SHOWN
3		COMMERCIAL LEASE No. 03-88530 DATED 11-30-2014	AS SHOWN
4		ROW No. 18-91029 DATED 6-14-2015 TO APS FOR ELECTRIC LINE	NOT PLOTTABLE

LEGEND

- SUBJECT PARCEL BOUNDARY
- ADJACENT BOUNDARY LINE
- RIGHT OF WAY - RIVERSIDE DRIVE
- CHAIN LINK FENCE
- EASEMENT LINE
- OVERHEAD UTILITY LINE
- UTILITY POLE
- LIGHT POLE
- FOUND REBAR WITH CAP AS NOTED
- FOUND REBAR WITH NO CAP OR TAG
- FOUND GLO BRASS CAP DATED 1915
- SEWER CLEANOUT
- WATER METER
- WATER VALVE



Call at least two full working days before you begin recording.
ARIZONA 811
Arizona One-Call
Dial 8-1-1 or 1-800-STATE-IT (782-5348)

REVISIONS			
NO.	DESCRIPTION	DATE	BY

SWI
Shepard & Wesnitzer, Inc.

75 Kalliof Place
Scottsdale, AZ 85258
928.282.1051
928.282.2058 fax
www.swiaz.com

JOB NO:	21168
DATE:	OCT. 2021
SCALE:	AS SHOWN
DRAWN:	AMR
DESIGN:	N/A
CHECKED:	MS

McMURRAY

PARKER ARIZONA
ALTA/NSPS LAND TITLE SURVEY
A PORTION OF APN: 311-36-075



DRAWING NO.	
A1	
SHT NO.	OF
1	1