

GENERAL NOTES

- 1. THIS SUBDIVISION IS WITHIN THE SERVICE AREA OF EPCOR WATER ARIZONA, INC. WHICH HAS BEEN DESIGNATED AS HAVING AN ASSURED WATER SUPPLY PURSUANT TO A.R.S. 45-576. A COMMITMENT TO SUPPLY WATER SERVICE TO THIS PLATTED SUBDIVISION HAS BEEN RECEIVED FROM SAID COMPANY AS EVIDENCED BY A WILL-SERVE LETTER PROVIDED BY EPCOR WATER ARIZONA, INC., A COPY OF WHICH IS SUBMITTED WITH THIS PLAT. ADWR CERTIFICATE NO. 86-401382.0001.
2. THIS SUBDIVISION IS COVERED BY ADEQ FILE NO. 20220407. (CERTIFICATE OF APPROVAL OF SANITARY FACILITIES FOR SUBDIVISIONS INCORPORATING SEWAGE COLLECTION SYSTEMS)
3. NO TREES ARE PERMITTED WITHIN THE RIGHT-OF-WAY SIGHT-VISIBILITY TRIANGLE EASEMENTS AND NO TEMPORARY OR PERMANENT OBJECT, STRUCTURE OR LANDSCAPING SHALL EXCEED TWENTY-FOUR INCHES IN HEIGHT WITHIN THE RIGHT-OF-WAY SIGHT-VISIBILITY TRIANGLE EASEMENTS.
4. ALL COLLECTOR AND ARTERIAL INTERSECTIONS INCLUDED WITHIN THE SUBDIVISION SHALL COMPLY WITH THE AASHTO INTERSECTION SIGHT DISTANCE REQUIREMENTS. IT IS THE RESPONSIBILITY OF THE BELLA VISTA FARMS COMMUNITY ASSOCIATION, AN ARIZONA NON-PROFIT CORPORATION TO ENSURE THAT THE HEIGHT RESTRICTIONS WITHIN THE SIGHT TRIANGLES ARE MET.
5. TRACT A, TRACT B, TRACT C, TRACT D, TRACT E, TRACT F AND TRACT G ARE COMMON AREAS WHICH SHALL BE GRANTED AND CONVEYED TO, AND MAINTAINED BY, THE BELLA VISTA FARMS COMMUNITY ASSOCIATION, AN ARIZONA NON-PROFIT CORPORATION.
6. NO STRUCTURE SHALL BE CONSTRUCTED IN, NOR SHALL OTHER IMPROVEMENTS OR ALTERATIONS BE MADE TO, THE STORM WATER RETENTION AREAS OR TO DRAINAGE EASEMENTS WITHOUT PRIOR APPROVAL BY PINAL COUNTY.
7. THE STORM WATER RETENTION VOLUMES REQUIRED BY THE PINAL COUNTY DRAINAGE ORDINANCE HAVE BEEN MET AND THE OVERALL GROSS RETENTION VOLUMES WILL NOT BE CHANGED WITHOUT PRIOR APPROVAL BY PINAL COUNTY. MAINTENANCE OF THE AREAS SUBJECT TO STORM WATER RETENTION SHALL BE THE RESPONSIBILITY OF THE LOT OR TRACT OWNER.
8. ALL NEW OR RELOCATED UTILITIES SHALL BE PLACED UNDERGROUND.
9. MAINTENANCE OF ALL STREET LIGHTING AND LANDSCAPING WITHIN THE COMMON AREA(S) AND THE STREET RIGHTS-OF-WAYS SHALL BE THE RESPONSIBILITY OF THE BELLA VISTA FARMS COMMUNITY ASSOCIATION, AN ARIZONA NON-PROFIT CORPORATION.
10. ALL WORK WITHIN THE SUBDIVISION STREETS, WHETHER PUBLIC OR PRIVATE, AND WITHIN PUBLIC RIGHT-OF-WAYS REQUIRE PERMITS FROM AND INSPECTIONS BY PINAL COUNTY.
11. ALL TRENCH WORK WITHIN PUBLIC UTILITY EASEMENTS REQUIRES PERMITS FROM AND INSPECTIONS BY PINAL COUNTY.
12. ON ALL LOTS THE OWNER AND/OR DEVELOPER SHALL ENSURE THAT RESIDENTIAL DWELLINGS CAN FIT WITHIN THE BUILDING SETBACKS INCLUDING BAY WINDOWS, FIREPLACES, PORCHES, COVERED PATIOS, ETC., AS APPROVED UNDER THE APPLICABLE ZONE CHANGE AND/OR PLANNED AREA DEVELOPMENT.
13. THIS SUBDIVISION IS SUBJECT TO THE REQUIREMENTS OF THE INTERNATIONAL FIRE CODE, AS ADOPTED BY PINAL COUNTY AND ADMINISTERED BY THE PINAL COUNTY COMMUNITY DEVELOPMENT DEPARTMENT BUILDING SAFETY DIVISION.
14. COVENANTS, CONDITIONS AND RESTRICTIONS WERE RECORDED ON 12/22/20 IN FEE NO. 2020-134452 IN THE OFFICIAL RECORDS OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA.

BENCHMARK

PINAL COUNTY CONTROL NETWORK (POINT NO. 308125)
3" ARIZONA HIGHWAY DEPARTMENT BRASS CAP IN HAND HOLE
ELEVATION = 1543.45' (NAVD 88)
(N: 797285.480, E: 824199.670)

BASIS OF BEARINGS

BASIS OF BEARING IS N89°11'59"E ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 8 EAST, OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA.

OPTIONEE APPROVAL

THE UNDERSIGNED, BEING THE OPTIONEE UNDER THAT CERTAIN MEMORANDUM OF OPTION AGREEMENT DATED AUGUST 13, 2023, WHICH IS EVIDENCED BY THE MEMORANDUM OF OPTION AGREEMENT RECORDED ON DECEMBER 14, 2023, IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA, AT FEE NO. 2023-090487, HEREBY APPROVES OF AND CONSENTS TO THIS PLAT.

TNHC ARIZONA MARKETING, LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY: [Signature]
NAME: Corey Hoesca
ITS: Director at Land Dev.

TRACT TABLE
TRACT AREA (ACRES) USE
TRACT A 1.9891 DRAINAGE & COMMON AREA
TRACT B 0.0261 COMMON AREA
TRACT C 0.4853 DRAINAGE & COMMON AREA
TRACT D 1.1972 DRAINAGE & COMMON AREA
TRACT E 0.0585 COMMON AREA
TRACT F 0.0314 COMMON AREA
TRACT G 0.2141 COMMON AREA

- NOTES:
1. COMMON AREAS MAY INCLUDE OPEN SPACE, LANDSCAPING, PEDESTRIAN PATHS AND/OR AMENITIES SPECIFIC EASEMENTS THAT ARE BEING DEDICATED AS PART OF THIS PLAT ARE FULLY DELINEATED ON THE FOLLOWING SHEETS.
2. THE USES SHOWN IN THE TRACTS TABLE ABOVE DO NOT INTEND TO GRANT EASEMENTS THAT ARE BLANKET IN NATURE OVER THE ENTIRE TRACT.

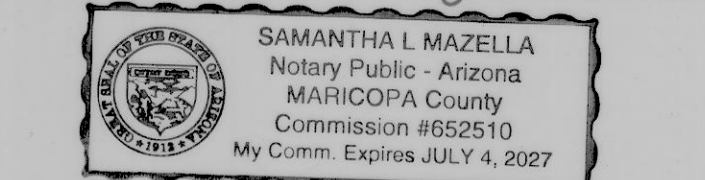
BASE ZONING & ZONING CASE NO.

PLANNED AREA DEVELOPMENT (PAD) ZONING DISTRICT (CR-3)
MAX. BUILDING HEIGHT: 30'
MIN. LOT AREA: 4,950 SF (50')
MIN. LOT WIDTH: 45'
MIN. FRONT YARD SETBACK: 10'
MIN. SIDE YARD SETBACK: 5'
MIN. REAR YARD SETBACK: 20'
MIN. DISTANCE BETWEEN MAIN BUILDINGS: 7**
TARGET DENSITY: 3.9 DU/AC
OVERALL OPEN SPACE: 37%
** MEASURED FROM EAVE TO EAVE.

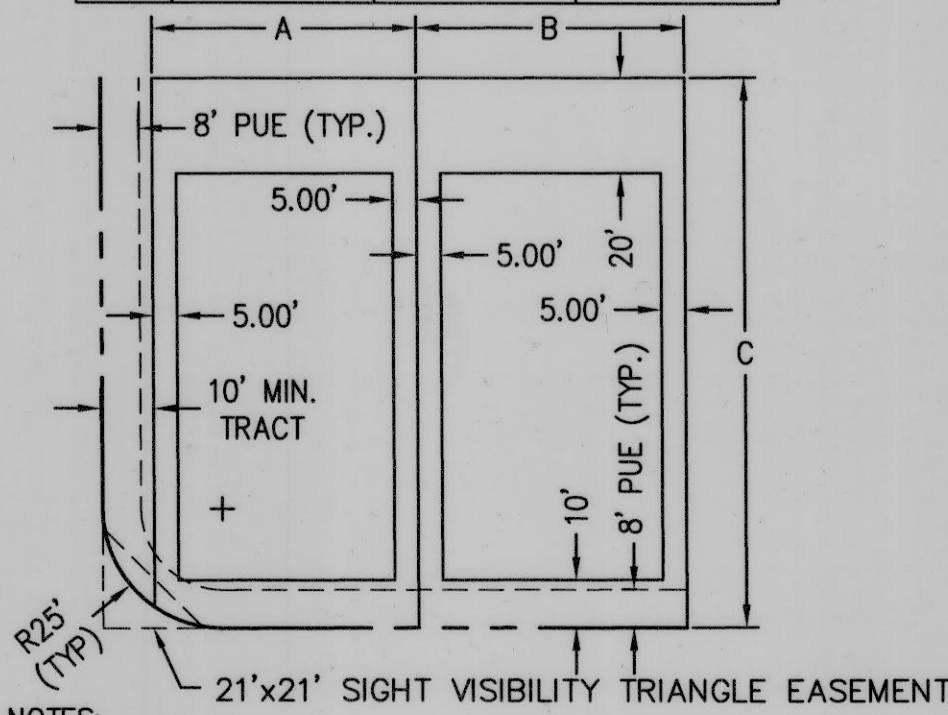
ACKNOWLEDGMENT

STATE OF ARIZONA)
COUNTY OF MARICOPA) SS.
ON THIS 5th DAY OF April, 2024, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED Corey Hoesca WHO ACKNOWLEDGED HIMSELF/HERSELF TO BE AUTHORIZED REPRESENTATIVE OF TNHC ARIZONA MARKETING, LLC, A DELAWARE LIMITED LIABILITY COMPANY AND BEING AUTHORIZED TO DO SO ON BEHALF OF SAID ENTITY, EXECUTED THIS PLAT FOR THE PURPOSES THEREIN CONTAINED.

NOTARY PUBLIC: Samantha L. Mazella
MY COMMISSION EXPIRES: July 4, 2027



45'x115' TYP. 50'x115' TYP. 55'x120' TYP.
A 45' 50' 55'
B 45' 50' 55'
C 115' 115' 120'



TYPICAL LOT LAYOUTS & BUILDING SETBACKS ZONING CR-3 N.T.S.

SERVICE PROVIDERS

- WATER: EPCOR WATER ARIZONA
SEWER: EPCOR WATER ARIZONA
ELEC: SRP
GAS: MESA GAS
TELEPHONE: COX OR CENTURY LINK
CABLE TV: COX OR CENTURY LINK
POLICE: PINAL COUNTY SHERIFF DEPARTMENT
FIRE: RURAL METRO
ELEMENTARY SCHOOL DISTRICT: FLORENCE UNIFIED SCHOOL DISTRICT
HIGH SCHOOL DISTRICT: FLORENCE UNIFIED SCHOOL DISTRICT
SOLID WASTE: WASTE MANAGEMENT

LEGEND

- FOUND MONUMENT AS NOTED
SET BRASS CAP
SET 1/2" REBAR W/ CAP, RLS 32222 OR AS NOTED
BOUNDARY LINE
SECTION LINE
CENTER LINE
RIGHT-OF-WAY
PARCEL LINE
RIGHT-OF-WAY
PUBLIC UTILITY EASEMENT
VEHICLE NON-ACCESS EASEMENT
PINAL COUNTY RECORDS
REGISTERED LAND SURVEYOR
ASSESSOR PARCEL NUMBER
SIGHT VISIBILITY TRIANGLE EASEMENT (21'x21')
SIGHT VISIBILITY TRIANGLE EASEMENT (33'x33')

FINAL PLAT OF BELLA VISTA FARMS PARCELS G&H - PARCEL 3

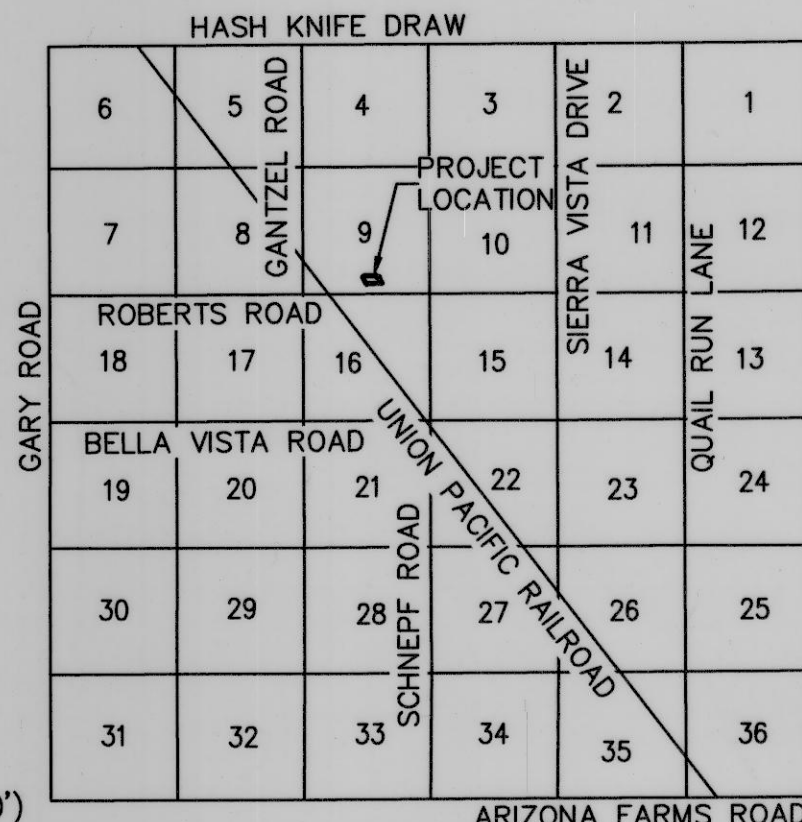
A PORTION OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 8 EAST OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA

OWNER/DEVELOPER

AG EHC II (NWHM) MULTI STATE 3, LLC
8585 E. HARTFORD DRIVE, SUITE 118
SCOTTSDALE, ARIZONA 85255
TEL: (602)-418-0443
CONTACT: STEVEN S. BENSON

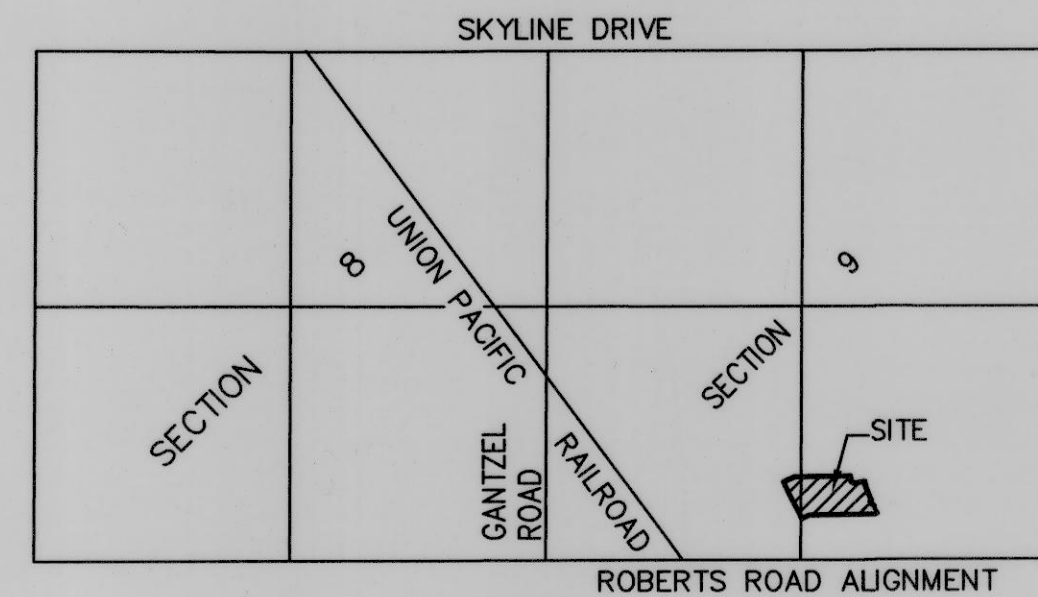
SURVEYOR

HILGARTWILSON, LLC
2141 E. HIGHLAND AVE, SUITE 250
PHOENIX, AZ 85016
PH: 602.490.0535
FAX: 602.368.2436
CONTACT: BRIAN J. BENEDICT, RLS



VICINITY MAP

NTS
T3S-R8E



LOCATION MAP

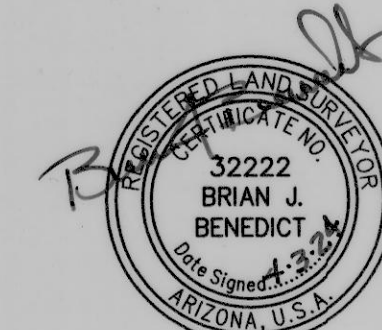
NTS

LAND USE TABLE
GROSS ACREAGE: 17.0250 ACRES
AREA OF STREETS: 2.7410 ACRES
NET ACREAGE: 14.2840 ACRES
AREA OF TRACTS: 4.0010 ACRES
TOTAL NUMBER OF LOTS: 70 LOTS
OVERALL DENSITY: 0.24 DU/GROSS AC.
AVERAGE AREA PER LOT: 6,399 S.F.

LAND SURVEYOR CERTIFICATION

I HEREBY CERTIFY THAT THE SURVEY AND SUBDIVISION OF THE PREMISES DESCRIBED AND PLATTED HEREIN WERE MADE UNDER MY DIRECTION DURING THE MONTH OF JULY 2021, AND THIS PLAT REPRESENTS THE SURVEY MADE. I FURTHER CERTIFY ALL EXTERIOR BOUNDARY MONUMENTS SHOWN HEREON ACTUALLY EXIST AND THEIR LOCATION, SIZE AND MATERIAL ARE ACCURATELY SHOWN AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RE-Traced.

BRIAN J. BENEDICT
RLS 32222
HILGARTWILSON, LLC
2141 E. HIGHLAND AVENUE
SUITE 250
PHOENIX, ARIZONA 85016
PHONE: (602) 490-0535
bbenedict@hilgartwilson.com
DATE: 4/3/2024



APPROVALS

THIS PLAT HAS BEEN APPROVED AS TO FORM BY:
Lindsay Rudell, 4/11/24
PINAL COUNTY COMMUNITY DEVELOPMENT DEPARTMENT PLANNING DIVISION
Wendy Stockel, 4/11/24
PINAL COUNTY COMMUNITY DEVELOPMENT DEPARTMENT AQUIFER PROTECTION DIVISION
[Signature], 6/4/2024
PINAL COUNTY PUBLIC WORKS DEPARTMENT
PINAL COUNTY ENGINEER

ASSURANCES IN THE FORM OF A PERFORMANCE BOND, FEE NO. 2024-009124 HAVE BEEN SUBMITTED TO PINAL COUNTY WITH THIS PLAT TO GUARANTEE INSTALLATION OF ALL REQUIRED MAJOR INFRASTRUCTURE FOR THIS PROJECT.

THIS PLAT HAS BEEN APPROVED AS TO FORM IN ACCORDANCE WITH A.R.S. 11-822, THIS DAY OF APRIL, 2024, APPROVAL OR RECORDECTION OF THIS PLAT SHALL NOT BE DEEMED TO CONSTITUTE OR EFFECT AN ACCEPTANCE BY PINAL COUNTY FOR DESIGNATION OF ANY STREET, HIGHWAY, BICYCLE FACILITY OR OTHER WAY OR OPEN SPACE SHOWN UPON THIS PLAT INTO THE COUNTY MAINTENANCE SYSTEM.

PINAL COUNTY BOARD OF SUPERVISORS
BY: CHAIR ATTEST: CLERK

DECLARATION, TITLE WARRANTY AND DEDICATION

STATE OF ARIZONA)
COUNTY OF PINAL) SS.

KNOW ALL MEN BY THESE PRESENTS:

AG EHC II (NWHM) MULTI STATE 3, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, HAS SUBDIVIDED UNDER THE NAME OF "BELLA VISTA FARMS - PARCELS G&H - PARCEL 3", LOCATED IN THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 8 EAST OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY ARIZONA, AS SHOWN PLATTED HEREON AND HEREBY DECLARES THIS PLAT SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF THE LOTS, TRACTS, STREETS, AND EASEMENTS CONSTITUTING SAME AND THAT SAID LOTS, TRACTS AND STREETS SHALL BE KNOWN BY THE NUMBER, LETTER OR NAME GIVEN EACH RESPECTIVELY.

AG EHC II (NWHM) MULTI STATE 3, LLC, A DELAWARE LIMITED LIABILITY COMPANY IS THE OWNER OF FEE TITLE IN: (A) THE PROPERTY BEING DEDICATED ON THIS PLAT TO THE PUBLIC FOR ROADWAY PURPOSES AND ALL INCIDENTALS THERETO; AND (B) THE PROPERTY UPON OR ACROSS WHICH EASEMENTS ARE BEING DEDICATED ON THIS PLAT TO THE PUBLIC. AG EHC II (NWHM) MULTI STATE 3, LLC, A DELAWARE LIMITED LIABILITY COMPANY HEREBY WARRANTS TO PINAL COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF ARIZONA, THE TITLE TO SUCH PROPERTY AGAINST ALL PERSONS, SUBJECT TO ALL MATTERS OF RECORD.

STREETS SHOWN ON THIS PLAT ARE DEDICATED TO THE PUBLIC FOR ROADWAY PURPOSES INCLUDING, BUT NOT LIMITED TO, ACCESS, DRAINAGE, TELECOMMUNICATIONS AND PUBLIC UTILITIES.

RIGHT-OF-WAY SIGHT VISIBILITY TRIANGLE EASEMENTS AS DESIGNATED ON THIS PLAT ARE HEREBY DEDICATED TO THE PUBLIC AT ALL INTERSECTIONS WITH A PUBLIC STREET, 21' X 21' AT LOCAL TO LOCAL INTERSECTIONS AND 33' X 33' AT ARTERIAL OR COLLECTOR INTERSECTIONS WITH A PUBLIC STREET.

AS DESIGNATED ON THIS PLAT, ONE FOOT WIDE NEGATIVE EASEMENTS PROHIBITING VEHICULAR INGRESS AND EGRESS ARE HEREBY DEDICATED TO THE PUBLIC UPON ALL LOTS ADJACENT TO PUBLIC DRAINAGE EASEMENTS, TRACTS, OR FACILITIES AND/OR ADJACENT TO PUBLIC ARTERIAL OR COLLECTOR STREETS.

PERPETUAL SEWER EASEMENT ("EASEMENTS") AS DESCRIBED IN THE PLAT ARE GRANTED TO EPCOR WATER ARIZONA INC, AND ITS SUCCESSORS AND ASSIGNS (COLLECTIVELY, "GRANTEE"), TO CONSTRUCT, OPERATE, AND MAINTAIN WATER AND SEWER LINES AND APPURTENANT FACILITIES (COLLECTIVELY, "FACILITIES") UPON, ACROSS, OVER AND UNDER THE SURFACE OF THE EASEMENTS, TOGETHER WITH THE RIGHT TO OPERATE, REPAIR, REPLACE, MAINTAIN, AND REMOVE THE FACILITIES FROM THE PREMISES; TO ADD OR TO ALTER THE FACILITIES, AND TO PROVIDE GRANTEE WITH REASONABLE INGRESS AND EGRESS TO THE FACILITIES. GRANTEE WILL HAVE UNRESTRICTED ACCESS TO THE EASEMENT FOR THE ACTIVITIES DESCRIBED ABOVE, AND FORMAL NOTIFICATION OR APPROVAL BY ANY ASSOCIATION PRIOR TO ACCESSING THE EASEMENT WILL NOT BE REQUIRED.

NON-EXCLUSIVE DRAINAGE EASEMENTS ARE HEREBY DEDICATED TO THE PUBLIC UPON, OVER, ACROSS AND THROUGH TRACT A, TRACT C, AND TRACT D. NO USE SHALL BE PERMITTED WITHIN THE DRAINAGE EASEMENTS WHICH WOULD PROHIBIT OR INTERFERE WITH THE DRAINAGE USE. MAINTENANCE OF THE DRAINAGE EASEMENTS SHALL BE THE RESPONSIBILITY OF THE BELLA VISTA FARMS COMMUNITY ASSOCIATION, AN ARIZONA NON-PROFIT CORPORATION. SHOULD THE ASSOCIATION NOT ADEQUATELY MAINTAIN THE DRAINAGE EASEMENTS, THE GOVERNING ENTITY HAVING JURISDICTION OVER THE AREA IN WHICH THE DRAINAGE EASEMENTS ARE LOCATED, AT ITS DISCRETION, MAY ENTER UPON AND MAINTAIN THE DRAINAGE EASEMENTS, AND CHARGE THE HOMEOWNERS ASSOCIATION THE COST OF THE MAINTENANCE. ALL OTHER EASEMENTS ARE SUBORDINATE TO THE DRAINAGE EASEMENTS.

PUBLIC UTILITY EASEMENTS ARE HEREBY DEDICATED TO THE PUBLIC UPON, OVER, UNDER, ACROSS AND THROUGH THOSE AREAS DESIGNATED AS SUCH HEREON FOR THE INSTALLATION, MAINTENANCE, REPAIR, AND REMOVAL OF UNDERGROUND UTILITIES, INCLUDING, BUT NOT LIMITED TO, WATER, SEWER, GAS, ELECTRIC, AND TELECOMMUNICATIONS. MAINTENANCE OF THE AREAS SUBJECT TO SUCH PUBLIC UTILITY EASEMENTS SHALL BE THE RESPONSIBILITY OF THE LOT OR TRACT OWNER.

IT IS AGREED THAT PRIOR TO THE SALE OF ANY LOT OR THE ISSUANCE OF ANY BUILDING PERMITS, WHICHEVER OCCURS FIRST, ALL LOTS WILL BE ACCURATELY STAKED AND MARKED, AS DESIGNATED ON THIS PLAT, AND A CERTIFICATION FILED WITH PINAL COUNTY BY AN ARIZONA REGISTERED LAND SURVEYOR CERTIFYING SUCH LOTS ARE ACCURATELY STAKED AND MARKED, AS DESIGNATED ON THIS PLAT, AND DESCRIBING THE TYPE OF MARKERS USED.

IN WITNESS WHEREOF:

AG EHC II (NWHM) MULTI STATE 3, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, HAS HERETO CAUSED ITS NAME TO BE AFFIXED AND HAS EXECUTED THIS SUBDIVISION PLAT BY THE SIGNATURE OF THE UNDERSIGNED, DULY AUTHORIZED, THIS 4 DAY OF April, 2024.

AG EHC II (NWHM) MULTI STATE 3, LLC, A DELAWARE LIMITED LIABILITY COMPANY
BY: ESSENTIAL HOUSING ASSET MANAGEMENT, LLC, AN ARIZONA LIMITED LIABILITY COMPANY
ITS: AUTHORIZED AGENT

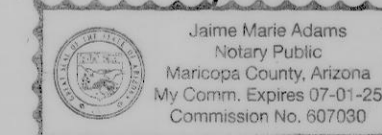
BY: Wendy Stockel
WENDY STOCKEL, AUTHORIZED REPRESENTATIVE

ACKNOWLEDGMENT

STATE OF ARIZONA)
COUNTY OF MARICOPA) SS.

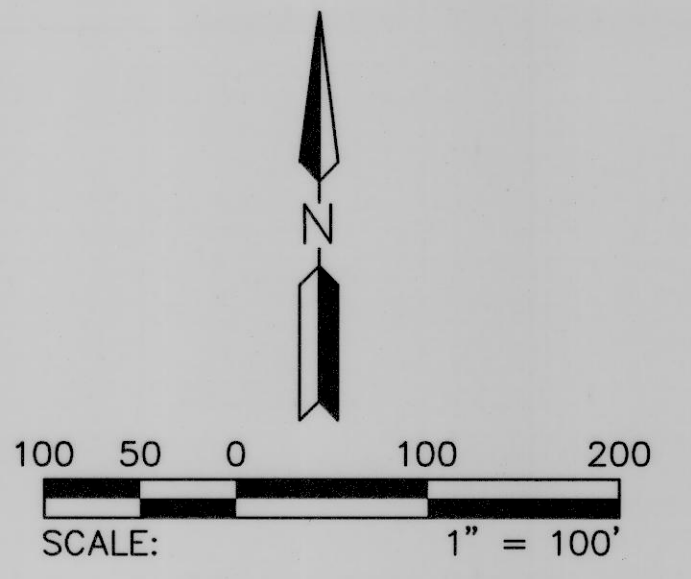
ON THIS 4 DAY OF April, 2024, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED WENDY STOCKEL WHO ACKNOWLEDGED HERSELF TO BE THE AUTHORIZED REPRESENTATIVE OF ESSENTIAL HOUSING ASSET MANAGEMENT, LLC, AN ARIZONA LIMITED LIABILITY COMPANY AND BEING AUTHORIZED TO DO SO ON BEHALF OF SAID ENTITY, EXECUTED THIS PLAT FOR THE PURPOSES THEREIN CONTAINED.

NOTARY PUBLIC: [Signature] MY COMMISSION EXPIRES: 07/01/2025



BELLA VISTA FARMS - PARCELS G&H - PARCEL 3

PINAL COUNTY, ARIZONA
FINAL PLAT
STATUS:
PROJ. NO.: 1359
DATE: APR 2024
SCALE: NONE
DRAWN: RG
APPROVED: BUB
DWG. NO.
FP01
SHT. 1 OF 4



CENTER OF SECTION 9,
 TOWNSHIP 3 SOUTH, RANGE 8 EAST
 FOUND 5/8" REBAR W/ NO I.D., FLUSH

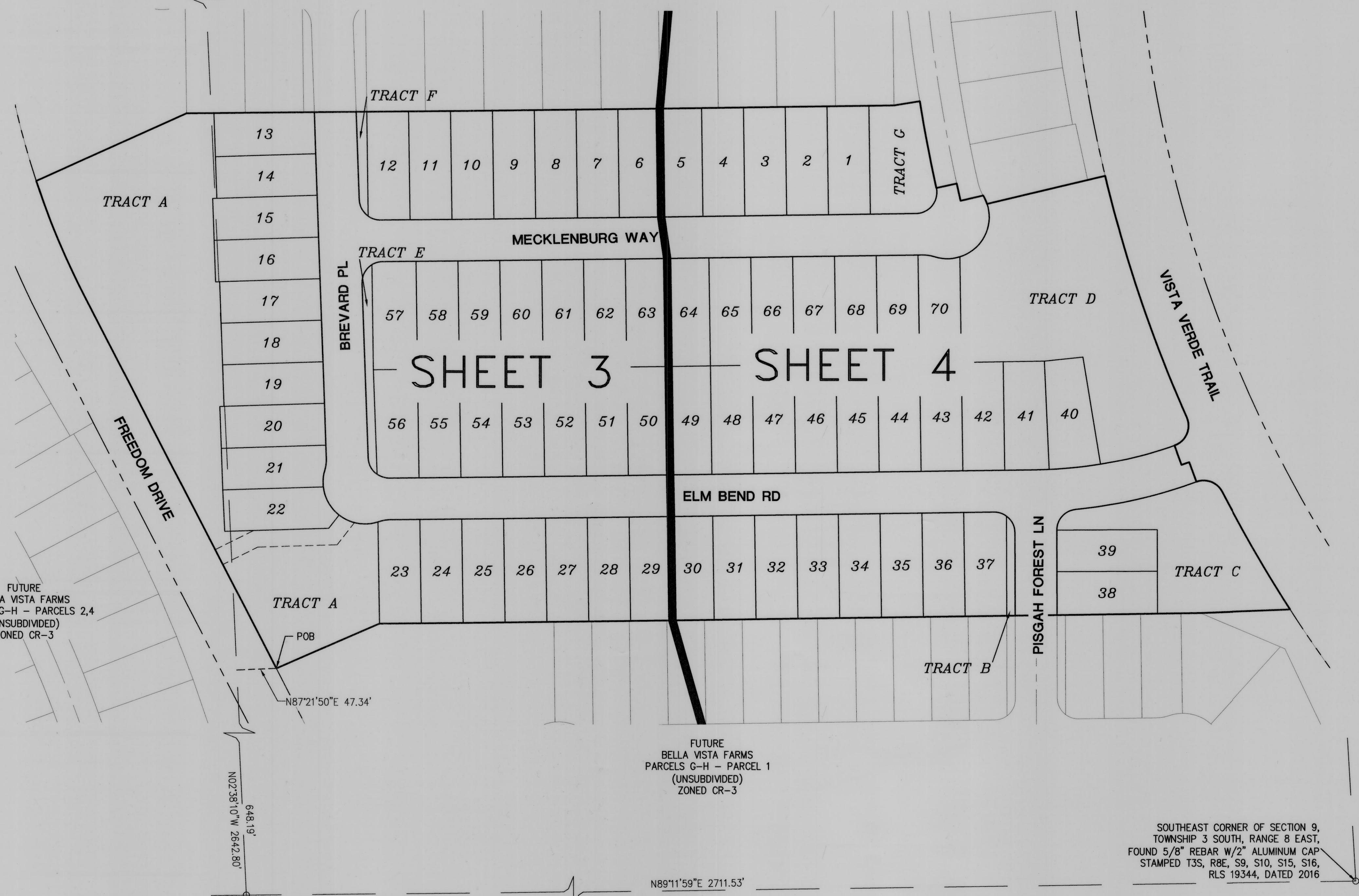
FUTURE
 BELLA VISTA FARMS
 PARCELS G-H - PARCEL 6
 (UNSUBDIVIDED)
 ZONED CR-3

FUTURE
 BELLA VISTA FARMS
 PARCELS G-H - PARCELS 2,4
 (UNSUBDIVIDED)
 ZONED CR-3

FUTURE
 BELLA VISTA FARMS
 PARCELS G-H - PARCEL 1
 (UNSUBDIVIDED)
 ZONED CR-3

SOUTHEAST CORNER OF SECTION 9,
 TOWNSHIP 3 SOUTH, RANGE 8 EAST,
 FOUND 5/8" REBAR W/2" ALUMINUM CAP
 STAMPED T3S, R8E, S9, S10, S15, S16,
 RLS 19344, DATED 2016

SOUTH QUARTER CORNER OF SECTION 9,
 TOWNSHIP 3 SOUTH, RANGE 8 EAST
 FOUND 3-1/4" ALUMINUM CAP
 STAMPED CAN-AM ENG, N1/4
 S9, S16, RLS 34554, DATED 2006
 DOWN 0.5" P.O.C.



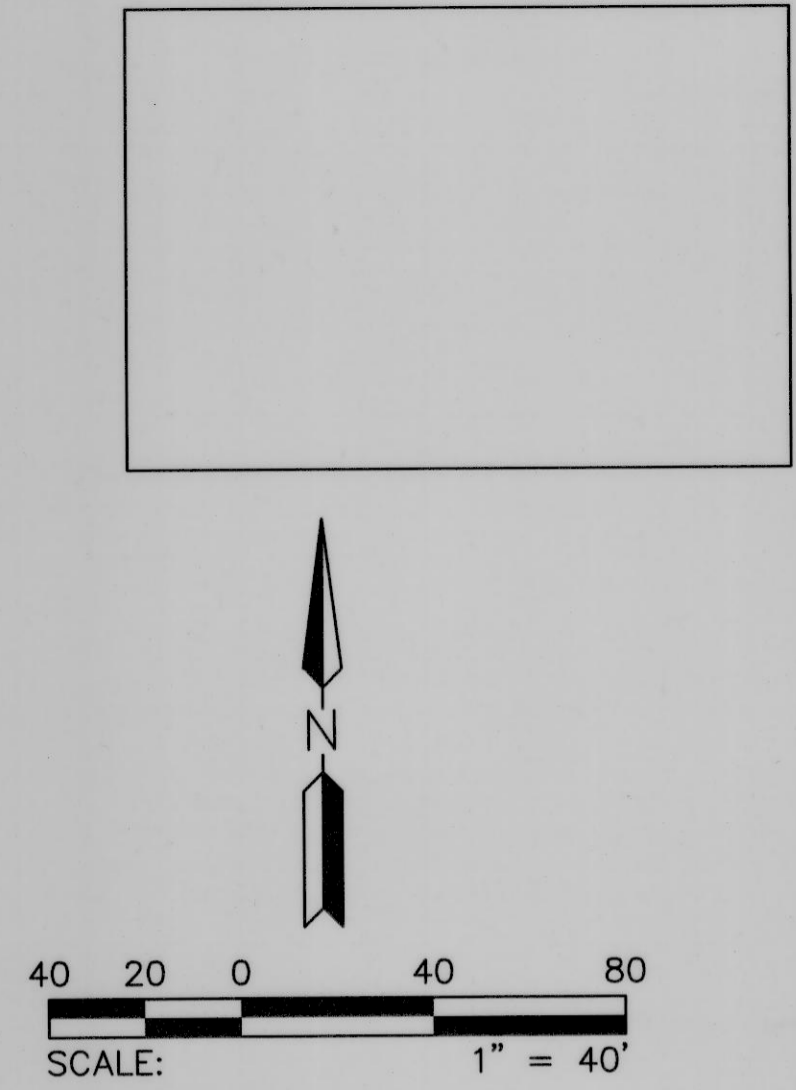
LOT TABLE		
LOT NO.	AREA (SQ.FT)	AREA (ACRES)
LOT : 1	6500	0.1492
LOT : 2	6500	0.1492
LOT : 3	6500	0.1492
LOT : 4	6500	0.1492
LOT : 5	6500	0.1492
LOT : 6	6500	0.1492
LOT : 7	6500	0.1492
LOT : 8	6500	0.1492
LOT : 9	6500	0.1492
LOT : 10	6500	0.1492
LOT : 11	6500	0.1492
LOT : 12	6479	0.1487
LOT : 13	6150	0.1412
LOT : 14	6000	0.1377
LOT : 15	6250	0.1435
LOT : 16	6250	0.1435
LOT : 17	6000	0.1377
LOT : 18	6000	0.1377
LOT : 19	6000	0.1377
LOT : 20	6250	0.1435

LOT TABLE		
LOT NO.	AREA (SQ.FT)	AREA (ACRES)
LOT : 21	6152	0.1412
LOT : 22	6372	0.1463
LOT : 23	6236	0.1432
LOT : 24	6250	0.1435
LOT : 25	6250	0.1435
LOT : 26	6250	0.1435
LOT : 27	6250	0.1435
LOT : 28	6250	0.1435
LOT : 29	6250	0.1435
LOT : 30	6250	0.1435
LOT : 31	6250	0.1435
LOT : 32	6250	0.1435
LOT : 33	6250	0.1435
LOT : 34	6250	0.1435
LOT : 35	6250	0.1435
LOT : 36	6250	0.1435
LOT : 37	6279	0.1442
LOT : 38	6197	0.1423
LOT : 39	6000	0.1377
LOT : 40	7057	0.1620

LOT TABLE		
LOT NO.	AREA (SQ.FT)	AREA (ACRES)
LOT : 41	6648	0.1526
LOT : 42	6502	0.1493
LOT : 43	6500	0.1492
LOT : 44	6500	0.1492
LOT : 45	6500	0.1492
LOT : 46	6500	0.1492
LOT : 47	6500	0.1492
LOT : 48	6500	0.1492
LOT : 49	6500	0.1492
LOT : 50	6500	0.1492
LOT : 51	6500	0.1492
LOT : 52	6500	0.1492
LOT : 53	6500	0.1492
LOT : 54	6500	0.1492
LOT : 55	6500	0.1492
LOT : 56	6648	0.1526
LOT : 57	6836	0.1569
LOT : 58	6500	0.1492
LOT : 59	6500	0.1492
LOT : 60	6500	0.1492

LOT TABLE		
LOT NO.	AREA (SQ.FT)	AREA (ACRES)
LOT : 61	6500	0.1492
LOT : 62	6500	0.1492
LOT : 63	6500	0.1492
LOT : 64	6500	0.1492
LOT : 65	6500	0.1492
LOT : 66	6500	0.1492
LOT : 67	6500	0.1492
LOT : 68	6500	0.1492
LOT : 69	6500	0.1492
LOT : 70	6360	0.1460





LINE TABLE

LINE NO.	DIRECTION	LENGTH
L1	S37°52'35\"	20.32'

CURVE TABLE

CURVE NO.	RADIUS	DELTA	LENGTH
C1	50.00'	18°11'42\"	15.88'
C2	50.00'	125°11'59\"	109.26'
C3	50.00'	18°11'42\"	15.88'
C4	25.00'	88°48'36\"	38.75'
C5	25.00'	91°11'24\"	39.79'
C6	25.00'	88°48'36\"	38.75'



HILGARTWILSON
ENGINEER | PLANNING | SURVEY | MANAGEMENT
2141 E. HIGHLAND AVE., STE. 250 | PHOENIX, AZ 85016
www.hilgartwilson.com

BELLA VISTA FARMS - PARCELS G&H - PARCEL 3

PINAL COUNTY, ARIZONA

FINAL PLAT

STATUS: _____

PROJ. NO.: 1359

DATE: APR 2024

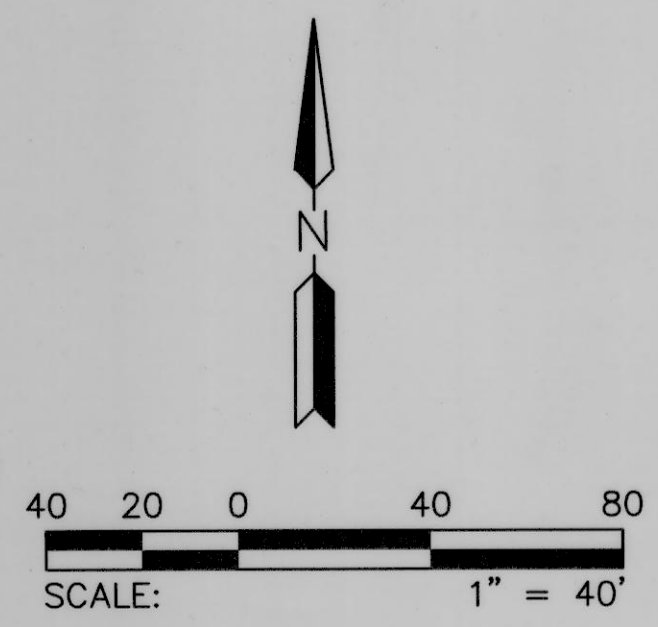
SCALE: AS SHOWN

DRAWN: RG

APPROVED: BJB

DWG. NO. **FP03**

SHT. 3 OF 4



LINE TABLE		
LINE NO.	DIRECTION	LENGTH
L2	N80°48'59"E	31.19'
L3	N77°35'55"E	25.00'
L4	N76°57'09"E	27.57'
L5	S19°16'45"E	25.00'
L6	S20°18'39"E	25.00'
L7	N84°02'30"E	46.45'

CURVE TABLE			
CURVE NO.	RADIUS	DELTA	LENGTH
C7	25.00'	90°40'03"	39.56'
C8	25.00'	84°36'20"	36.92'
C9	50.00'	18°11'42"	15.88'
C10	50.00'	138°37'47"	120.98'
C11	1865.00'	1°53'25"	61.53'
C12	25.00'	101°36'01"	44.33'
C13	1890.00'	3°13'04"	106.14'
C14	1865.00'	0°38'46"	21.03'
C15	50.00'	12°40'00"	11.05'
C16	25.00'	94°29'33"	41.23'
C17	550.00'	1°01'54"	9.90'
C18	25.00'	83°10'53"	36.29'

