

**GENERAL NOTES**

- 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.
- THIS SUBDIVISION IS COVERED BY ADEQ FILE NO. 20220404. (CERTIFICATE OF APPROVAL OF SANITARY FACILITIES FOR SUBDIVISIONS INCORPORATING SEWAGE COLLECTION SYSTEMS)
- 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.
- 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.
- TRACT A, TRACT B, TRACT C, TRACT D, TRACT E, TRACT F, TRACT G, TRACT H, TRACT I, TRACT J, TRACT K AND TRACT L ARE COMMON AREAS WHICH SHALL BE GRANTED AND CONVEYED TO, AND MAINTAINED BY, THE BELLA VISTA FARMS COMMUNITY ASSOCIATION, AN ARIZONA NON-PROFIT CORPORATION.
- 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.
- 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.
- ALL NEW OR RELOCATED UTILITIES SHALL BE PLACED UNDERGROUND.
- 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.
- ALL WORK WITHIN THE SUBDIVISION STREETS, WHETHER PUBLIC OR PRIVATE, AND WITHIN PUBLIC RIGHT-OF-WAYS REQUIRE PERMITS FROM AND INSPECTIONS BY PINAL COUNTY.
- ALL TRENCH WORK WITHIN PUBLIC UTILITY EASEMENTS REQUIRES PERMITS FROM AND INSPECTIONS BY PINAL COUNTY.
- 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.
- 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.
- 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.

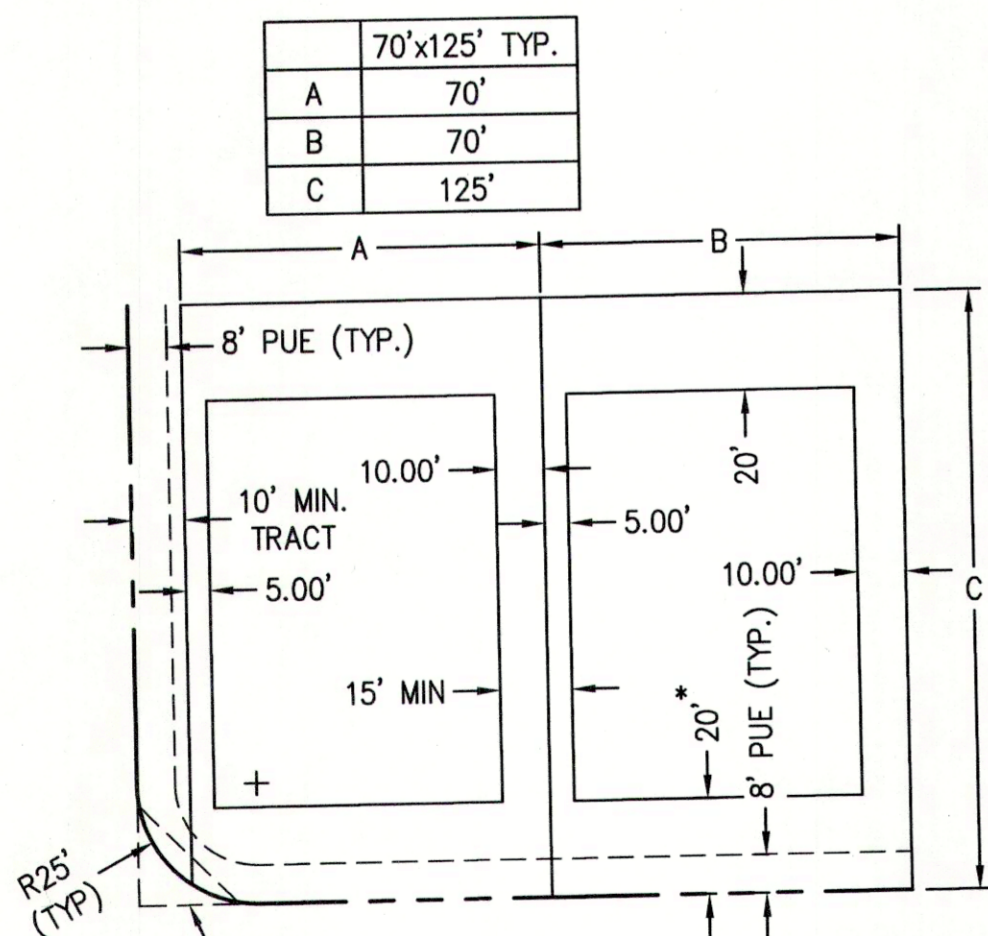
**BASE ZONING & ZONING CASE NO.**

PLANNED AREA DEVELOPMENT (PAD) ZONING DISTRICT (CR-2)	MAX. BUILDING HEIGHT: 30'
CASE # PZ-PD-012-11	MIN. LOT AREA: 8,000 SF
	MIN. LOT WIDTH: 60'
	MIN. FRONT YARD SETBACK: 20'/15'*
	MIN. SIDE YARD SETBACK: 5'/10'
	MIN. REAR YARD SETBACK: 20'
	MIN. DISTANCE BETWEEN MAIN BUILDINGS: 15'
	TARGET DENSITY: 2.9 DU/AC
	OVERALL OPEN SPACE: 37%

\* 20 FEET TO FACE OF GARAGE, 15 FEET TO AN ENCLOSED LIVABLE AREA, PORCH OF SIDE-LOADED GARAGE, MEASURED FROM BACK OF SIDEWALK.

TRACT	AREA (ACRES)	USE
TRACT A	2.9617	COMMON AREA, DRAINAGE, WATER EASEMENT & MULTI USE PATH
TRACT B	0.0314	COMMON AREA
TRACT C	0.0389	COMMON AREA
TRACT D	0.0655	COMMON AREA
TRACT E	0.0673	COMMON AREA
TRACT F	0.1444	COMMON AREA
TRACT G	0.2220	COMMON AREA
TRACT H	0.9714	COMMON AREA & DRAINAGE
TRACT I	0.0285	COMMON AREA
TRACT J	0.1938	COMMON AREA & DRAINAGE
TRACT K	0.0294	COMMON AREA
TRACT L	0.0310	COMMON AREA

- NOTES:**
- 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.
  - THE USES SHOWN IN THE TRACT TABLE ABOVE DO NOT INTEND TO GRANT EASEMENTS THAT ARE BLANKET IN NATURE OVER THE ENTIRE TRACT.



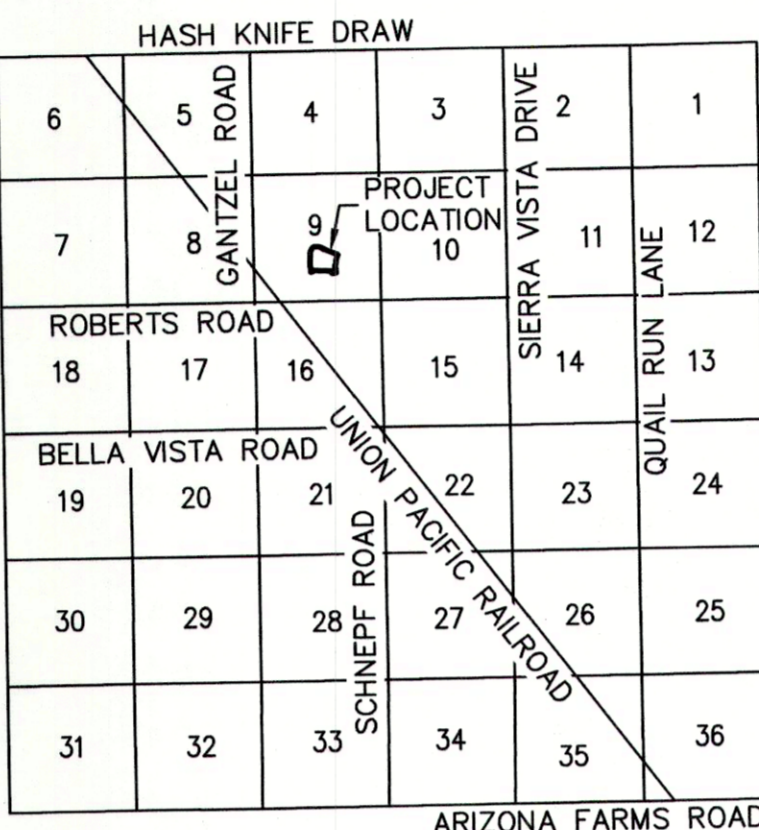
**TYPICAL LOT LAYOUTS & BUILDING SETBACKS**  
**ZONING CR-2**  
N.T.S.

**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
- EASEMENT LINE
- RIGHT-OF-WAY
- PUE PUBLIC UTILITY EASEMENT
- VNAE VEHICLE NON-ACCESS EASEMENT
- PCR PINAL COUNTY RECORDS
- RLS REGISTERED LAND SURVEYOR
- APN ASSESSOR PARCEL NUMBER
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- ① SIGHT VISIBILITY TRIANGLE EASEMENT (21'x21')
- ② SIGHT VISIBILITY TRIANGLE EASEMENT (33'x33')

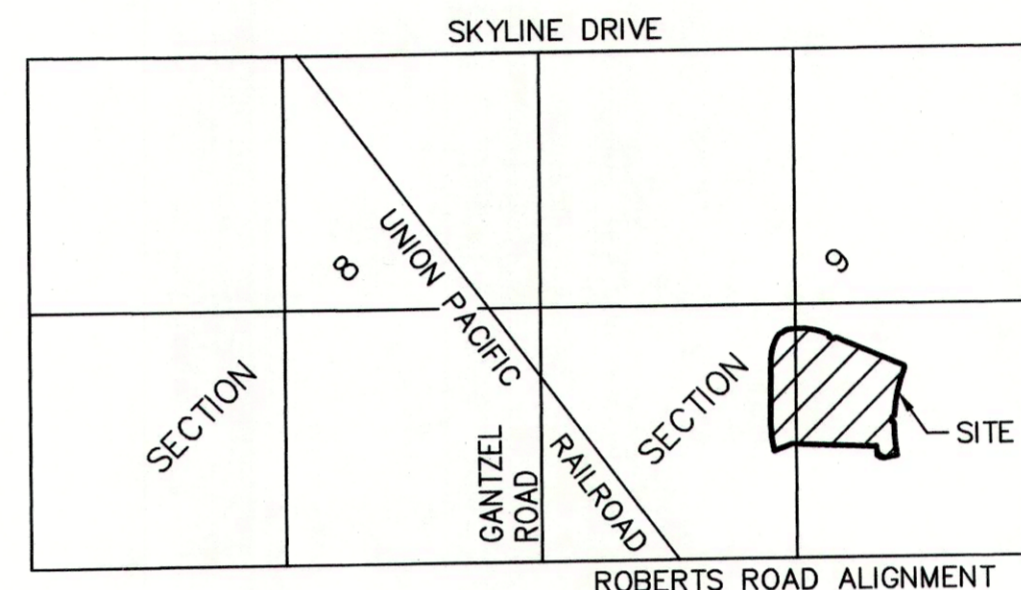


**VICINITY MAP**  
NTS  
T3S-R8E

LAND USE TABLE	
GROSS ACREAGE	33.4261 ACRES
AREA OF STREETS	5.9849 ACRES
NET ACREAGE	27.4412 ACRES
AREA OF TRACTS	7.7853 ACRES
TOTAL NUMBER OF LOTS	91 LOTS
OVERALL DENSITY	2.72 DU/GROSS AC.
AVERAGE AREA PER LOT	9,409 SF.

**OWNER/DEVELOPER**  
KL LHB AZ AIV LLC, A DELAWARE LIMITED LIABILITY COMPANY  
C/O KL SERVICERS LLC  
6900 E. CAMELBACK ROAD, SUITE 1090  
SCOTTSDALE, AZ 85251

**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



**LOCATION MAP**  
NTS

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

**FINAL PLAT**  
**OF**  
**BELLA VISTA FARMS**  
**PARCELS G&H - PARCEL 6**

**DECLARATION, TITLE WARRANTY AND DEDICATION**

STATE OF ARIZONA )  
COUNTY OF PINAL )

KNOW ALL MEN BY THESE PRESENTS:

KL LHB AZ AIV LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, HAS SUBDIVIDED UNDER THE NAME OF "BELLA VISTA FARMS - PARCELS G&H - PARCEL 6", LOCATED IN THE SOUTH HALF 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.

KL LHB AZ AIV 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. KL LHB AZ AIV 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.

NON-EXCLUSIVE DRAINAGE EASEMENTS ARE HEREBY DEDICATED TO THE PUBLIC UPON, OVER, ACROSS AND THROUGH TRACT A, TRACT H AND TRACT J. 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.

PERPETUAL WATER EASEMENT 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 TO OR 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.

GRANTOR SHALL NOT ERCT OR CONSTRUCT OR PERMIT TO BE ERCTED OR CONSTRUCTED ANY BUILDING, STRUCTURE OR SIMILAR IMPROVEMENT WITHIN THE LIMITS OF THE EASEMENT GRANTED HEREIN, GRANTOR SHALL NOT, NOR PERMIT, THE GRADE OVER GRANTEE'S FACILITIES TO BE SUBSTANTIALLY ALTERED WITHOUT, IN EACH INSTANCE, THE PRIOR WRITTEN CONSENT OF GRANTEE, AND GRANTEE AGREES THAT NO OTHER PIPES OR CONDUITS SHALL BE PLACED WITHIN THE PREMISES SUBJECT TO THE EASEMENT GRANTED HEREIN, EXCEPT PIPES CROSSING GRANTEE'S FACILITIES AT RIGHT ANGLES, IN WHICH CASE, A MINIMUM VERTICAL DISTANCE OF TWO (2) FEET (AS MEASURED FROM THE CLOSEST POINTS ON THE OUTSIDE EDGES) SHALL BE MAINTAINED BETWEEN GRANTEE'S FACILITIES AND SUCH OTHER PIPES OR CONDUITS. UNLESS GRANTEE EXPRESSLY CONSENTS IN WRITING OTHERWISE, ANY AND ALL SEWER PIPES CROSSING THE EASEMENT GRANTED HEREIN SHALL BE LAID BELOW GRANTEE'S FACILITIES. HOWEVER, GRANTEE SHALL HAVE THE RIGHT TO CONSTRUCT AND ERECT FENCES, TO INSTALL LANDSCAPING, PARKING FACILITIES AND DRIVEWAYS, AND TO ESTABLISH OTHER USES THAT ARE NOT INCONSISTENT WITH USES WITHIN THE LIMITS OF SAID EASEMENT IN A MANNER THAT WILL NOT UNREASONABLY INTERFERE WITH GRANTEE'S ACCESS TO THE FACILITIES.

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:

KL LHB AZ AIV LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, HAS HEREUNTO CAUSED ITS NAME TO BE AFFIXED AND HAS EXECUTED THIS SUBDIVISION PLAT BY THE SIGNATURE OF THE UNDERSIGNED, DULY AUTHORIZED, THIS DAY OF June 5, 2024.

KL LHB AZ AIV LLC, A DELAWARE LIMITED LIABILITY COMPANY

By: Nathan Holt

ITS: Nathan Holt as Authorized Signatory

**ACKNOWLEDGMENT**

STATE OF ARIZONA )  
COUNTY OF PINAL )

ON THIS 5th DAY OF June, 2024, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED Nathan Holt WHO ACKNOWLEDGED HIMSELF/HERSELF TO BE Authorized Signatory OF KL LHB AZ AIV 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: M MY COMMISSION EXPIRES: 7/14/2026

**APPROVALS**

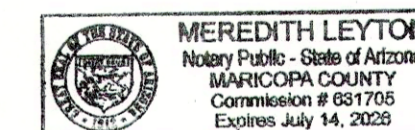
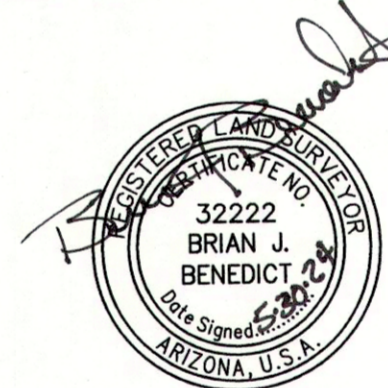
THIS PLAT HAS BEEN APPROVED AS TO FORM BY:

- Brian J. Benedict 6/13/2024  
PINAL COUNTY COMMUNITY DEVELOPMENT DEPARTMENT PLANNING DIVISION
- Chris Sled 6/18/24  
PINAL COUNTY COMMUNITY DEVELOPMENT DEPARTMENT AQUIFER PROTECTION DIVISION
- Valerie 06/17/24  
PINAL COUNTY PUBLIC WORKS DEPARTMENT PINAL COUNTY ENGINEER

ASSURANCES IN THE FORM OF A PERFORMANCE BOND, FEE NO. 2024-036582 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 APPROVAL OR RECORDATION 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



**BELLA VISTA FARMS - PARCELS G&H - PARCEL 6**

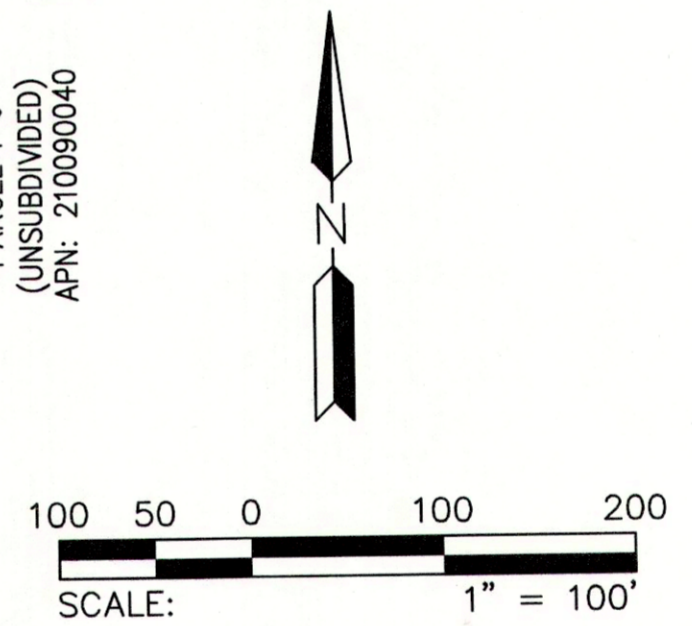
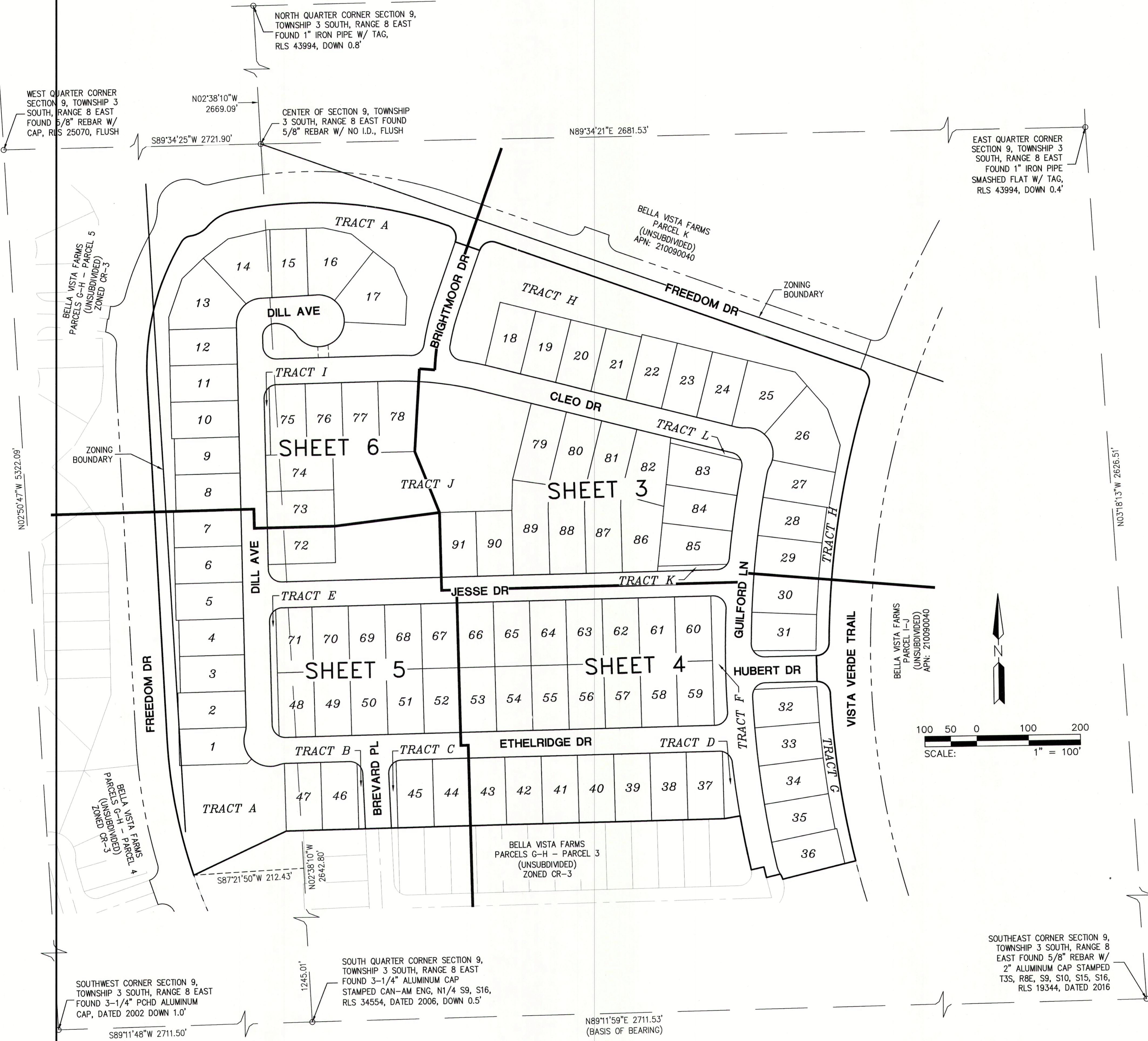
PINAL COUNTY, ARIZONA

**FINAL PLAT**

PROJ. NO.: 1359  
 DATE: MAY 2024  
 SCALE: AS SHOWN  
 DRAWN: GS/HRM/RG  
 APPROVED: BUB

STATUS:  
 MUNICIPAL TRACKING NO:

DWG. NO.  
**FP02**  
 SHT. 2 OF 6



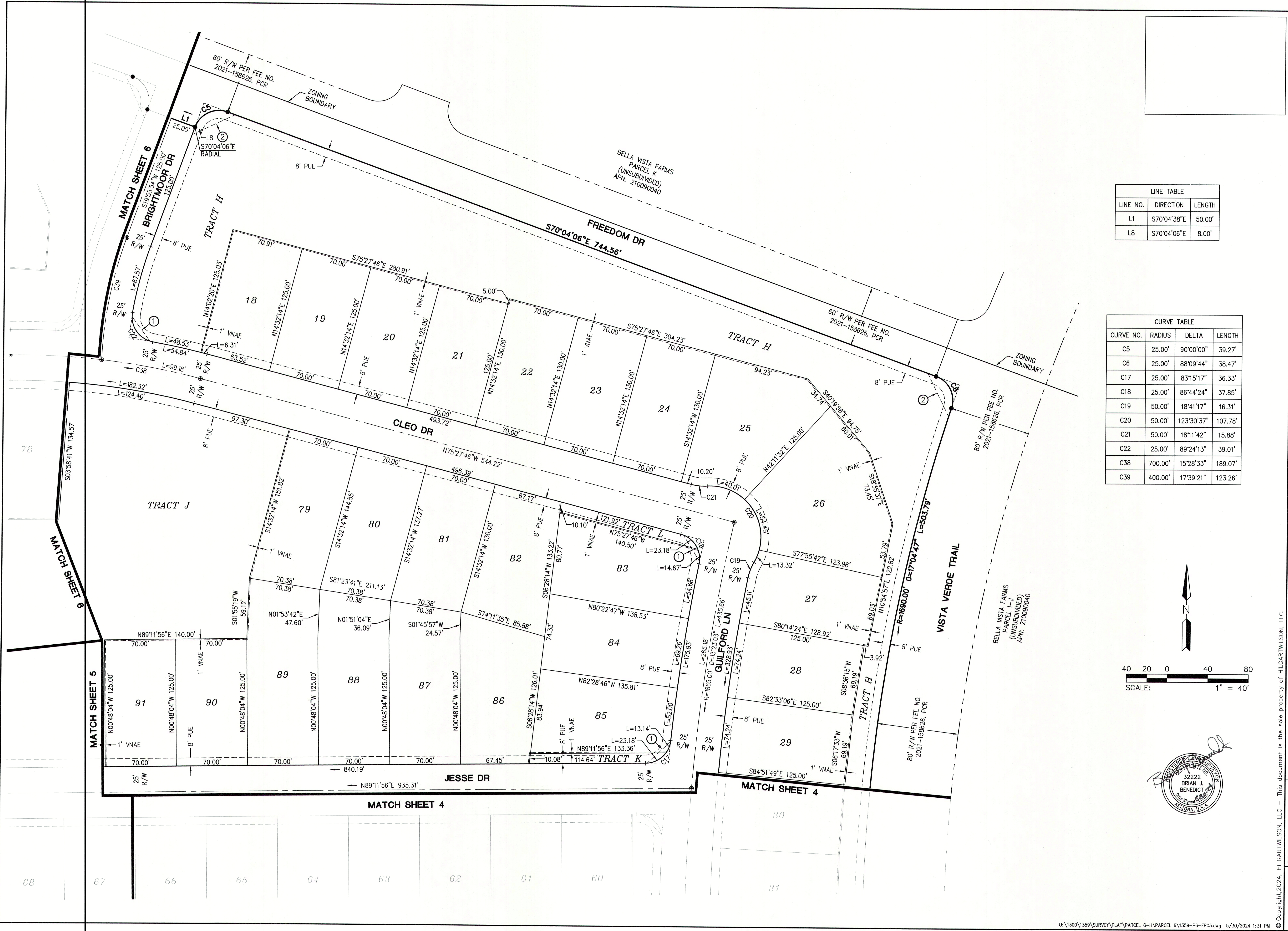
LOT TABLE		
LOT NO.	AREA (SQ.FT)	AREA (ACRES)
LOT : 1	9039	0.2075
LOT : 2	9100	0.2089
LOT : 3	8750	0.2009
LOT : 4	8750	0.2009
LOT : 5	9100	0.2089
LOT : 6	9100	0.2089
LOT : 7	9100	0.2089
LOT : 8	8750	0.2009
LOT : 9	8750	0.2009
LOT : 10	9100	0.2089
LOT : 11	9100	0.2089
LOT : 12	9100	0.2089
LOT : 13	13200	0.3030
LOT : 14	12117	0.2782
LOT : 15	9139	0.2098
LOT : 16	12305	0.2825
LOT : 17	13074	0.3001
LOT : 18	8796	0.2019
LOT : 19	8750	0.2009
LOT : 20	8750	0.2009
LOT : 21	8750	0.2009
LOT : 22	9100	0.2089
LOT : 23	9100	0.2089
LOT : 24	9100	0.2089
LOT : 25	12339	0.2833

LOT TABLE		
LOT NO.	AREA (SQ.FT)	AREA (ACRES)
LOT : 26	15082	0.3462
LOT : 27	9184	0.2108
LOT : 28	8981	0.2062
LOT : 29	8981	0.2062
LOT : 30	8981	0.2062
LOT : 31	8960	0.2057
LOT : 32	8960	0.2057
LOT : 33	8981	0.2062
LOT : 34	8981	0.2062
LOT : 35	8981	0.2062
LOT : 36	9167	0.2104
LOT : 37	9098	0.2089
LOT : 38	9100	0.2089
LOT : 39	9100	0.2089
LOT : 40	9100	0.2089
LOT : 41	9100	0.2089
LOT : 42	9100	0.2089
LOT : 43	9100	0.2089
LOT : 44	9100	0.2089
LOT : 45	9093	0.2087
LOT : 46	9079	0.2084
LOT : 47	9100	0.2089
LOT : 48	8738	0.2006
LOT : 49	8750	0.2009
LOT : 50	8750	0.2009

LOT TABLE		
LOT NO.	AREA (SQ.FT)	AREA (ACRES)
LOT : 51	8750	0.2009
LOT : 52	8750	0.2009
LOT : 53	8750	0.2009
LOT : 54	8750	0.2009
LOT : 55	8750	0.2009
LOT : 56	8750	0.2009
LOT : 57	8750	0.2009
LOT : 58	8750	0.2009
LOT : 59	8750	0.2009
LOT : 60	8750	0.2009
LOT : 61	8750	0.2009
LOT : 62	8750	0.2009
LOT : 63	8750	0.2009
LOT : 64	8750	0.2009
LOT : 65	8750	0.2009
LOT : 66	8750	0.2009
LOT : 67	8750	0.2009
LOT : 68	8750	0.2009
LOT : 69	8750	0.2009
LOT : 70	8750	0.2009
LOT : 71	8736	0.2006
LOT : 72	9116	0.2093
LOT : 73	9100	0.2089
LOT : 74	9100	0.2089
LOT : 75	9479	0.2176

LOT TABLE		
LOT NO.	AREA (SQ.FT)	AREA (ACRES)
LOT : 76	9494	0.2179
LOT : 77	9520	0.2186
LOT : 78	9948	0.2284
LOT : 79	10373	0.2381
LOT : 80	9864	0.2264
LOT : 81	9355	0.2148
LOT : 82	10011	0.2298
LOT : 83	10483	0.2406
LOT : 84	9829	0.2256
LOT : 85	10026	0.2302
LOT : 86	10451	0.2399
LOT : 87	10870	0.2495
LOT : 88	11675	0.2680
LOT : 89	12480	0.2865
LOT : 90	8750	0.2009
LOT : 91	8750	0.2009



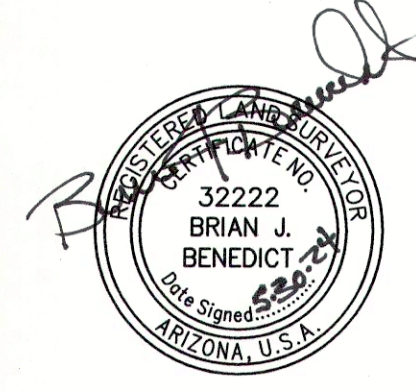
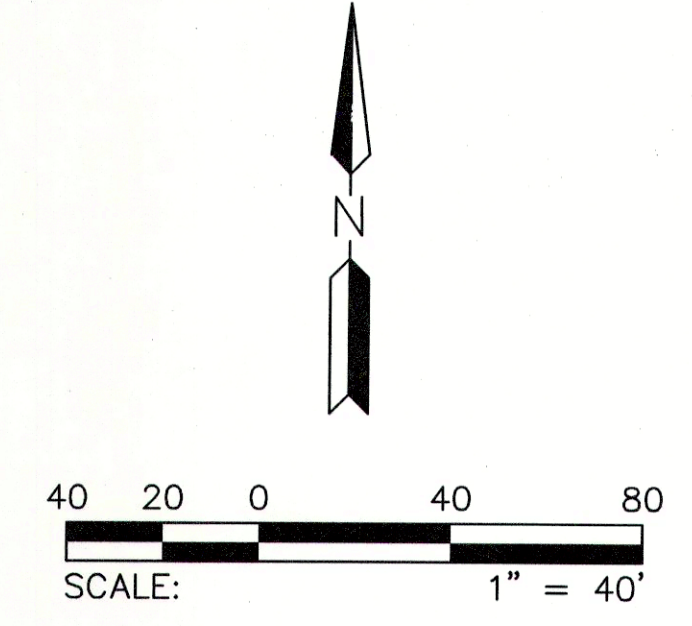


LINE TABLE

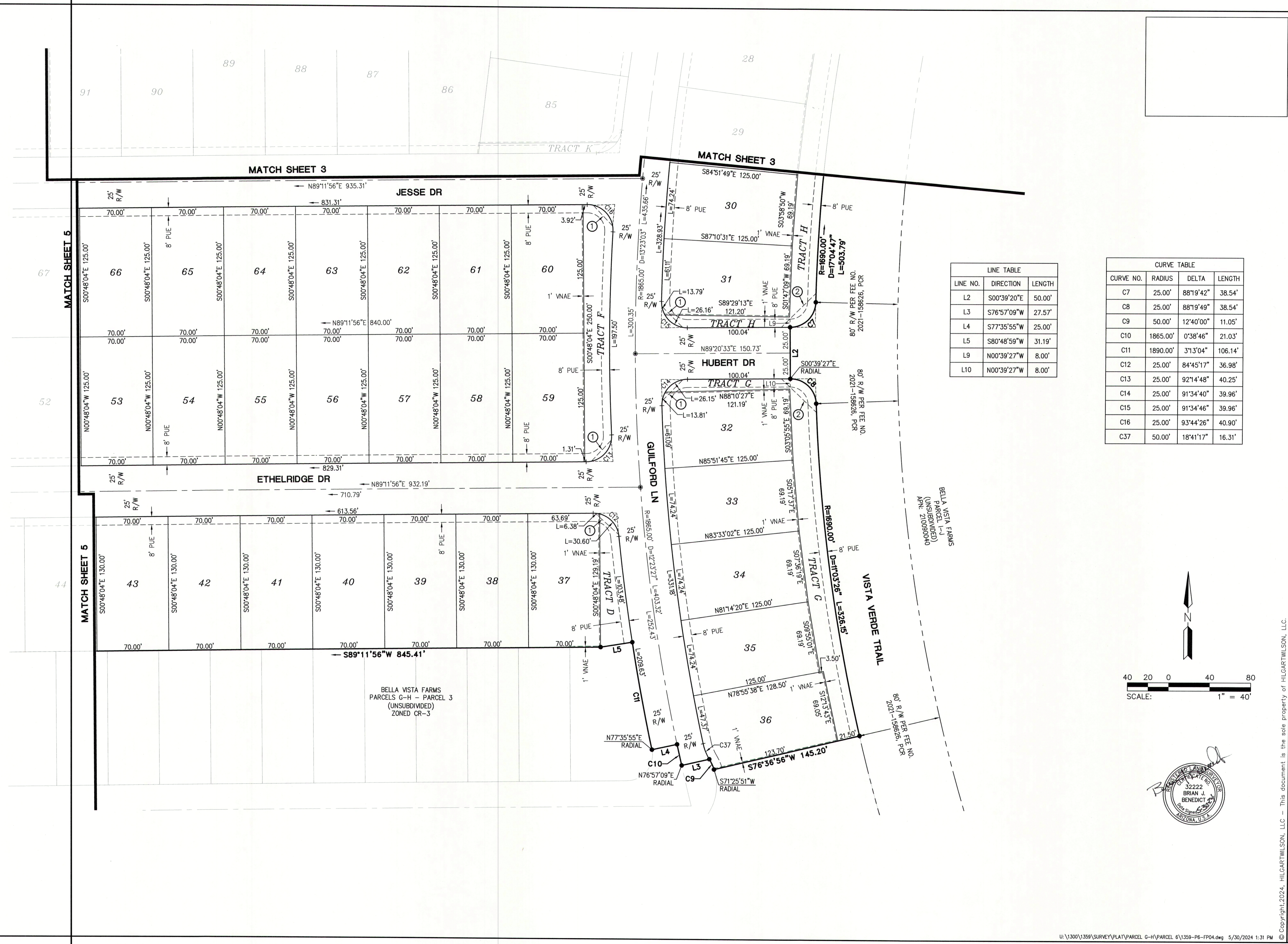
LINE NO.	DIRECTION	LENGTH
L1	S70°04'38"E	50.00'
L8	S70°04'06"E	8.00'

CURVE TABLE

CURVE NO.	RADIUS	DELTA	LENGTH
C5	25.00'	90°00'00"	39.27'
C6	25.00'	88°09'44"	38.47'
C17	25.00'	83°15'17"	36.33'
C18	25.00'	86°44'24"	37.85'
C19	50.00'	18°41'17"	16.31'
C20	50.00'	123°30'37"	107.78'
C21	50.00'	18°11'42"	15.88'
C22	25.00'	89°24'13"	39.01'
C38	700.00'	15°28'33"	189.07'
C39	400.00'	17°39'21"	123.26'



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**LINE TABLE**

LINE NO.	DIRECTION	LENGTH
L2	S00°39'20"E	50.00'
L3	S76°57'09"W	27.57'
L4	S77°35'55"W	25.00'
L5	S80°48'59"W	31.19'
L9	N00°39'27"W	8.00'
L10	N00°39'27"W	8.00'

**CURVE TABLE**

CURVE NO.	RADIUS	DELTA	LENGTH
C7	25.00'	88°19'42"	38.54'
C8	25.00'	88°19'49"	38.54'
C9	50.00'	12°40'00"	11.05'
C10	1865.00'	0°38'46"	21.03'
C11	1890.00'	3°13'04"	106.14'
C12	25.00'	84°45'17"	36.98'
C13	25.00'	92°14'48"	40.25'
C14	25.00'	91°34'40"	39.96'
C15	25.00'	91°34'46"	39.96'
C16	25.00'	93°44'26"	40.90'
C37	50.00'	18°41'17"	16.31'



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

BELLA VISTA FARMS  
 PARCEL 6  
 (UNSUBDIVIDED)  
 APN: 2100900040

80' R/W PER FEE NO.  
 2021-158626, PCR

VISTA VERDE TRAIL

GUILFORD LN

HUBERT DR

JESSE DR

ETHEL RIDGE DR

MATCH SHEET 5

MATCH SHEET 5

MATCH SHEET 3

MATCH SHEET 3

TRACT K

TRACT H

TRACT H

TRACT C

TRACT G

TRACT G

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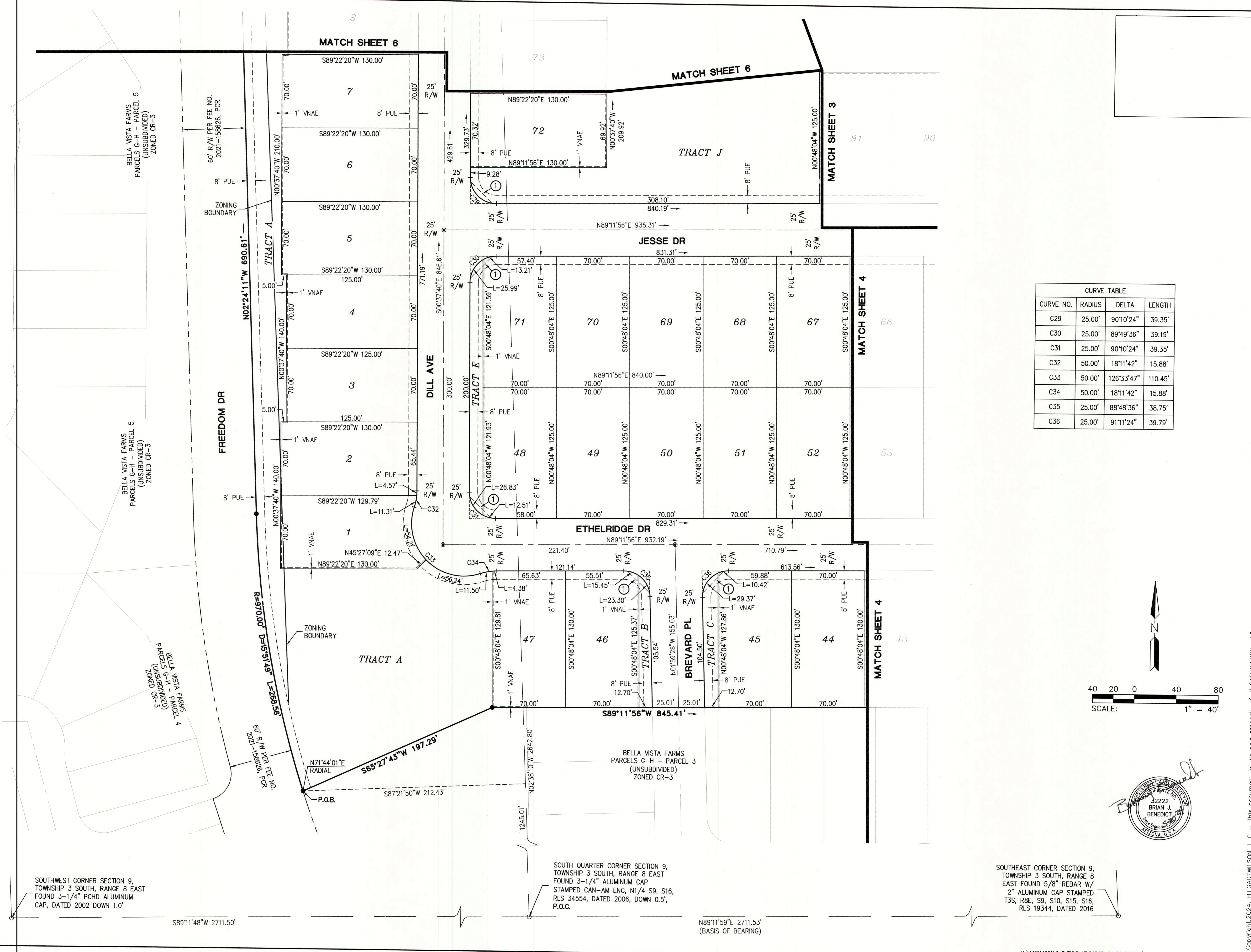
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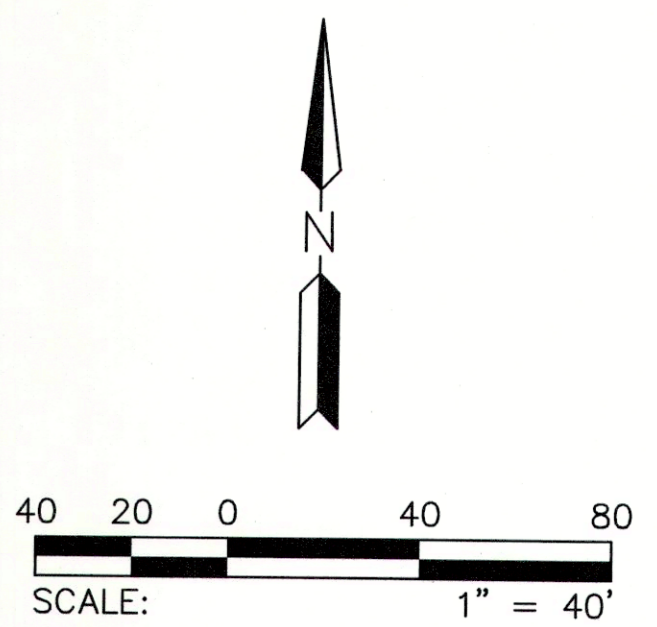
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CURVE TABLE

CURVE NO.	RADIUS	DELTA	LENGTH
C29	25.00'	90°10'24"	39.35'
C30	25.00'	89°49'36"	39.19'
C31	25.00'	90°10'24"	39.35'
C32	50.00'	181°1'42"	15.88'
C33	50.00'	126°33'47"	110.45'
C34	50.00'	181°1'42"	15.88'
C35	25.00'	88°48'36"	38.75'
C36	25.00'	91°11'24"	39.79'



SOUTHWEST CORNER SECTION 9, TOWNSHIP 3 SOUTH, RANGE 8 EAST FOUND 3-1/4" PCHD ALUMINUM CAP, DATED 2002 DOWN 1.0'

SOUTH QUARTER CORNER 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.

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

