FINAL PLAT

PALOMINO RANCH - PARCEL 10

A PORTION OF SECTION 18, TOWNSHIP 5 SOUTH, RANGE 3 EAST
OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA

NOTES

1. THIS SUBDIVISION IS WITHIN THE SERVICE AREA OF GLOBAL WATER, 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 COPY OF WHICH IS SUBMITTED WITH THIS PLAT. ADWR DOCKET NO. W-20446A
2. THIS SUBDIVISION IS COVERED BY ADEQ CERTIFICATION NO. 20240020 (CERTIFICATE OF APPROVAL OF SANITARY FACILITIES FOR SUBDIVISIONS INCORPORATING SEWAGE COLLECTION SYSTEM).
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 THIS SUBDIVISION SHALL COMPLY WITH AASHTO INTERSECTION SIGHT DISTANCE REQUIREMENTS. IT IS THE RESPONSIBILITY OF THE PALOMINO RANCH COMMUNITY ASSOCIATION TO ENSURE THAT THE HEIGHT RESTRICTIONS WITHIN THE SIGHT TRIANGLES ARE MET.
5. NO STRUCTURES 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.
6. 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.
7. ALL NEW OR RELOCATED UTILITIES SHALL BE PLACED UNDERGROUND.
8. MAINTENANCE OF ALL STREET LIGHTING AND LANDSCAPING WITHIN THE COMMON AREA(S) AND THE STREET RIGHTS-OF-WAY SHALL BE THE RESPONSIBILITY OF THE PALOMINO RANCH COMMUNITY ASSOCIATION, AN ARIZONA NONPROFIT CORPORATION.
9. ALL WORK WITHIN THE SUBDIVISIONS STREETS, WHETHER PUBLIC OR PRIVATE, AND WITHIN PUBLIC RIGHT-OF-WAYS REQUIRE PERMITS FROM AND INSPECTIONS BY PINAL COUNTY.
10. ALL TRENCH WORK WITHIN PUBLIC UTILITY EASEMENTS REQUIRE PERMITS FROM AND INSPECTIONS BY PINAL COUNTY.
11. THIS SUBDIVISION IS SUBJECT TO REQUIREMENTS OF THE INTERNATIONAL FIRE CODE, AS ADOPTED BY PINAL COUNTY AND ADMINISTERED BY THE PINAL COUNTY COMMUNITY DEVELOPMENT DEPARTMENT BUILDING SAFETY DIVISION.
12. TRACT O IS COMMON AREA WHICH SHALL BE GRANTED AND CONVEYED TO AND MAINTAINED BY THE PALOMINO RANCH COMMUNITY ASSOCIATION, AN ARIZONA NONPROFIT CORPORATION.
13. 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, ECT. AS APPROVED UNDER THE APPLICABLE ZONE CHANGE AND/OR PLANNED AREA DEVELOPMENT.
14. COVENANTS, CONDITIONS AND RESTRICTIONS WERE RECORDED ON MARCH 4, 2024 IN FEE NO. 2024-015665, IN THE OFFICIAL RECORDS OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA.

SURVEY BENCHMARK

PINAL COUNTY CONTROL NETWORK – 3" PINAL COUNTY ALUMINUM CAP FOUND AT THE SOUTHEAST CORNER OF SECTION 18, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA.

ELEVATION = 1238.50 FEET
DATUM = PINAL COUNTY NETWORK (NAVD 88)

BASIS OF BEARINGS

THE CENTERLINE OF PAPAGO ROAD, BEING THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, THE BEARING OF WHICH IS:

NORTH 88 DEGREES 45 MINUTES 36 SECONDS WEST

LAND USE TABLE

WATER	GLOBAL WATER RESOURCES, INC.
SEWER	GLOBAL WATER RESOURCES, INC.
GAS	SOUTHWEST GAS
ELECTRIC	ED3
TELEPHONE	CENTURYLINK / COX COMMUNICATIONS
REFUSE	MARICOPA DISPOSAL SERVICES
CABLE TV	CENTURYLINK / COX COMMUNICATIONS
FIRE	SOUTH MARICOPA FIRE DISTRICT
POLICE/SHERIFF	PINAL COUNTY SHERIFF

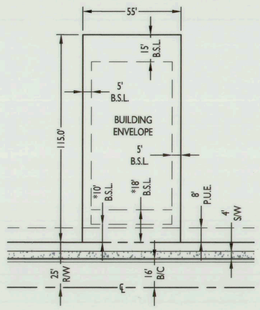
UTILITY PROVIDERS

WATER	SANTA CRUZ WATER CO.
SEWER	PALO VERDE UTILITIES CO.
GAS	SOUTHWEST GAS
ELECTRIC	ED3
TELEPHONE	CENTURYLINK / COX COMMUNICATIONS
REFUSE	MARICOPA DISPOSAL SERVICES
CABLE TV	CENTURYLINK / COX COMMUNICATIONS
FIRE	SOUTH MARICOPA FIRE DISTRICT
POLICE/SHERIFF	PINAL COUNTY SHERIFF

TRACT TABLE

SEE SHEET 8

TYPICAL LOT DETAIL



OWNER

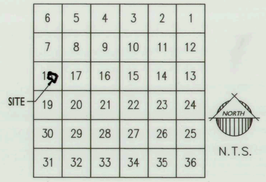
MERITAGE HOMES OF ARIZONA, INC.
18655 N. CLARET DR., SUITE 400
SCOTTSDALE, AZ 85255
TEL: (480) 515-8164
CONTACT: TROY HILL
EMAIL: TROY.HILL@MERITAGEHOMES.COM

DEVELOPER

MERITAGE HOMES OF ARIZONA, INC.
18655 N. CLARET DR., SUITE 400
SCOTTSDALE, AZ 85255
TEL: (480) 515-8164
CONTACT: TROY HILL
EMAIL: TROY.HILL@MERITAGEHOMES.COM

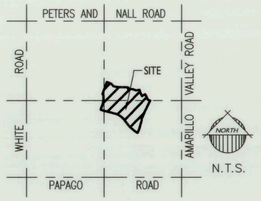
ENGINEER

EPS GROUP, INC.
1130 N. ALMA SCHOOL ROAD, SUITE 120
MESA, AZ 85201
TEL: (480) 503-2250
CONTACT: JOE PETRUCCI



SEC. 18
T.5 S., R.3 E.

VICINITY MAP



SEC. 18
T.5 S., R.3 E.

LOCATION MAP

BASE ZONING & ZONING CASE NO.

CASE NO. PZ-028-02 | PZ-PD-028-02

A PLANNED AREA DEVELOPMENT WITHIN CR-3/PAD ZONE SINGLE FAMILY/LOW DENSITY LOTS

DEVELOPMENT STANDARD	CR-3 PAD
MINIMUM LOT AREA	6,325 SQUARE FEET
MINIMUM LOT WIDTH	55 FEET
MINIMUM FRONT SETBACK	18 FEET / 10 FEET *
MINIMUM SIDE SETBACK	5 FEET
MINIMUM REAR SETBACK	15 FEET
MINIMUM BUILDING SEPARATION	10 FEET
MAXIMUM BUILDING HEIGHT	30 FEET
MAXIMUM BUILDING AREA	60% OF LOT
DETACHED ACCESSORY BUILDINGS	
MINIMUM MAIN BUILDING SETBACK	5 FEET
MINIMUM FRONT SETBACK	60 FEET
MINIMUM SIDE SETBACK	4 FEET
MINIMUM REAR SETBACK	4 FEET
MAXIMUM BUILDING HEIGHT	20 FEET
PERMITTED COVERAGE	33% OF TOTAL AREA (INCLUDING REAR & SIDE SETBACKS)

* FRONT SETBACK SHALL BE 18 FEET, 10 FEET TO LIVABLE OR SIDE ENTRY GARAGE.

LEGEND

◙	FD MON IN HANDHOLE AS NOTED
◉	FD MON FLUSH AS NOTED
⊕	IRON PIPE AS NOTED
●	FND MON AS NOTED
○	SET 1/2" REBAR W/CAP "RLS 52139", UNLESS OTHERWISE NOTED
FD	FOUND
MON	MONUMENT
BCHH	BRASS CAP IN HAND HOLE
BCF	BRASS CAP FLUSH
BC	BRASS CAP
IP	IRON PIPE
SFNF	SEARCHED FOR NOT FOUND
G&SRM	GILA AND SALT RIVER MERIDIAN
PCR	PINAL COUNTY RECORDER
DOC	DOCUMENT
DKT	DOCKET
BK	BOOK
PG	PAGE
R/W	RIGHT OF WAY
AC	ALUMINUM CAP
ESMT	EASEMENT
PUE	PUBLIC UTILITY EASEMENT
VNAE	VEHICULAR NON-ACCESS EASEMENT
SVTE	SIGHT VISIBILITY TRIANGLE EASEMENT

SHEET INDEX

1	COVER, NOTES, DEDICATION, SITE DATA, BASIS OF BEARING & CERTIFICATIONS
2	KEY MAP & LEGEND
3-7	PLAT MAP
8	LOT AREA TABLE, CURVE TABLE, TRACT USE & AREA TABLE & LINE TABLE

LAND SURVEYOR'S CERTIFICATION

THIS IS TO CERTIFY THE SURVEY AND SUBDIVISION OF THE PREMISES DESCRIBED AND PLATTED HEREIN WERE MADE UNDER MY DIRECTION DURING THE MONTH OF AUGUST 2021 AND THIS PLAT REPRESENTS THE SURVEY MADE. I FURTHER CERTIFY THAT 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 RETRACED.

ROBERT A. JOHNSTON — REGISTRATION NO. 37495
EPS GROUP INC.
1130 N. ALMA SCHOOL RD.
SUITE 120
MESA, AZ 85201
480-503-2250

REGISTERED LAND SURVEYOR — CERTIFICATE NO. 37495 — ROBERT A. JOHNSTON — DATE SIGNED 1/30/25 — ARIZONA U.S.A.

NOTE:
A.R.S. 32-151 STATES THAT THE USE OF THE WORD "CERTIFY" OR "CERTIFICATION" BY A PERSON OR FIRM THAT IS REGISTERED OR CERTIFIED BY THE BOARD IS AN EXPRESSION OF PROFESSIONAL OPINION REGARDING FACTS OR FINDINGS THAT ARE SUBJECT OF THE CERTIFICATION AND DOES NOT CONSTITUTE AN EXPRESS OR IMPLIED WARRANTY OR GUARANTEE.

APPROVALS

THIS PLAT HAS BEEN APPROVED AS TO FORM BY:

PINAL COUNTY COMMUNITY DEVELOPMENT DEPARTMENT
PLANNING DIVISION — DATE 2/5/2025

PINAL COUNTY COMMUNITY DEVELOPMENT DEPARTMENT
AQUIFER PROTECTION DIVISION — DATE 2/4/2025

PINAL COUNTY PUBLIC WORKS DEPARTMENT
PINAL COUNTY ENGINEER — DATE 02/06/2025

ASSURANCES IN THE FORM OF A Subdivision Improvement Performance Bond, FEE NO. 2025-006746 HAVE BEEN SUBMITTED TO PINAL COUNTY WITH THIS PLAT TO GUARANTEE INSTALLATION OF ALL REQUIRED INFRASTRUCTURE FOR THIS PROJECT.

THIS PLAT HAS BEEN APPROVED AS TO FORM IN ACCORDANCE WITH A.R.S. 11-822, THIS _____ DAY OF _____, 2025. 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

DECLARATION, TITLE WARRANTY AND DEDICATION

STATE OF ARIZONA }
} S.S.
COUNTY OF PINAL }

KNOW ALL MEN BY THESE PRESENTS:

MERITAGE HOMES OF ARIZONA, INC., AN ARIZONA CORPORATION, AS OWNER, HAS SUBDIVIDED UNDER THE NAME OF "PALOMINO RANCH – PARCEL 10" LOCATED WITHIN SECTION 18, TOWNSHIP 5 SOUTH, RANGE 3 EAST OF THE GILA AND SALT 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.

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 O. 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 PALOMINO RANCH COMMUNITY ASSOCIATION. 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 COMMUNITY 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.

IN WITNESS WHEREOF:

MERITAGE HOMES OF ARIZONA, INC., AN ARIZONA CORPORATION, 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 January 31, 2025.

BY: _____

ITS: VP - Entitlements

ACKNOWLEDGMENT

STATE OF ARIZONA }
} S.S.
COUNTY OF PINAL MARICOPA }

ON THIS 31 DAY OF January, 2025, BEFORE ME THE UNDERSIGNED, PERSONALLY APPEARED Troy Hill, WHO ACKNOWLEDGED HIMSELF/~~HERSELF~~ TO BE VP Forward Planning OF MERITAGE HOMES OF ARIZONA, INC., ~~A WASHINGTON LIMITED LIABILITY COMPANY~~, AND BEING AUTHORIZED TO DO SO ON BEHALF OF SAID ENTITY, EXECUTED THIS PLAT FOR THE PURPOSES THEREIN CONTAINED.

~~IN WITNESS WHEREOF~~ AN ARIZONA CORPORATION

_____
NOTARY PUBLIC ILONA WHITE

MY COMMISSION EXPIRES: 8/31/28

ILONA WHITE
Notary Public - Arizona
Maricopa County
Commission # 673395
My Comm. Expires Aug 31, 2028

EPS GROUP
1130 N. Alma School Rd, Suite 120
Mesa, AZ 85201
T:480.503.2250 | F:480.835.1799
www.epsgroupinc.com

PALOMINO RANCH - PARCEL 10
PINAL COUNTY, ARIZONA
FINAL PLAT

Project:

Revisions:

Call at least two full working days before you begin excavation.
ARIZONA811
Dial 8-1-1 or 1-800-STAKE-IT (726-5348)
In Maricopa County: (602)263-1100

Drawn by: CAJ
Reviewed by: RAJ

Job No. 19-0635
COVER
Sheet No. 1 of 8

FP22-039

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LEGEND

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⊙	IRON PIPE AS NOTED
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PUE	PUBLIC UTILITY EASEMENT
VNAE	VEHICULAR NON-ACCESS EASEMENT
SVTE	SIGHT VISIBILITY TRIANGLE EASEMENT
LWD	LOT WIDTH

BOUNDARY LINE
PARCEL LINE
LOT LINE
SECTION LINE
MID-SECTION LINE
CENTER LINE ROAD
EXISTING R/W
EASEMENT LINE (SCHEDULE B)
QUARTER-SECTION LINE
EXISTING EASEMENT LINE

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PINAL COUNTY, ARIZONA

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ROBERT A. JOHNSTON
DATE SIGNED
ARIZONA U.S.A.

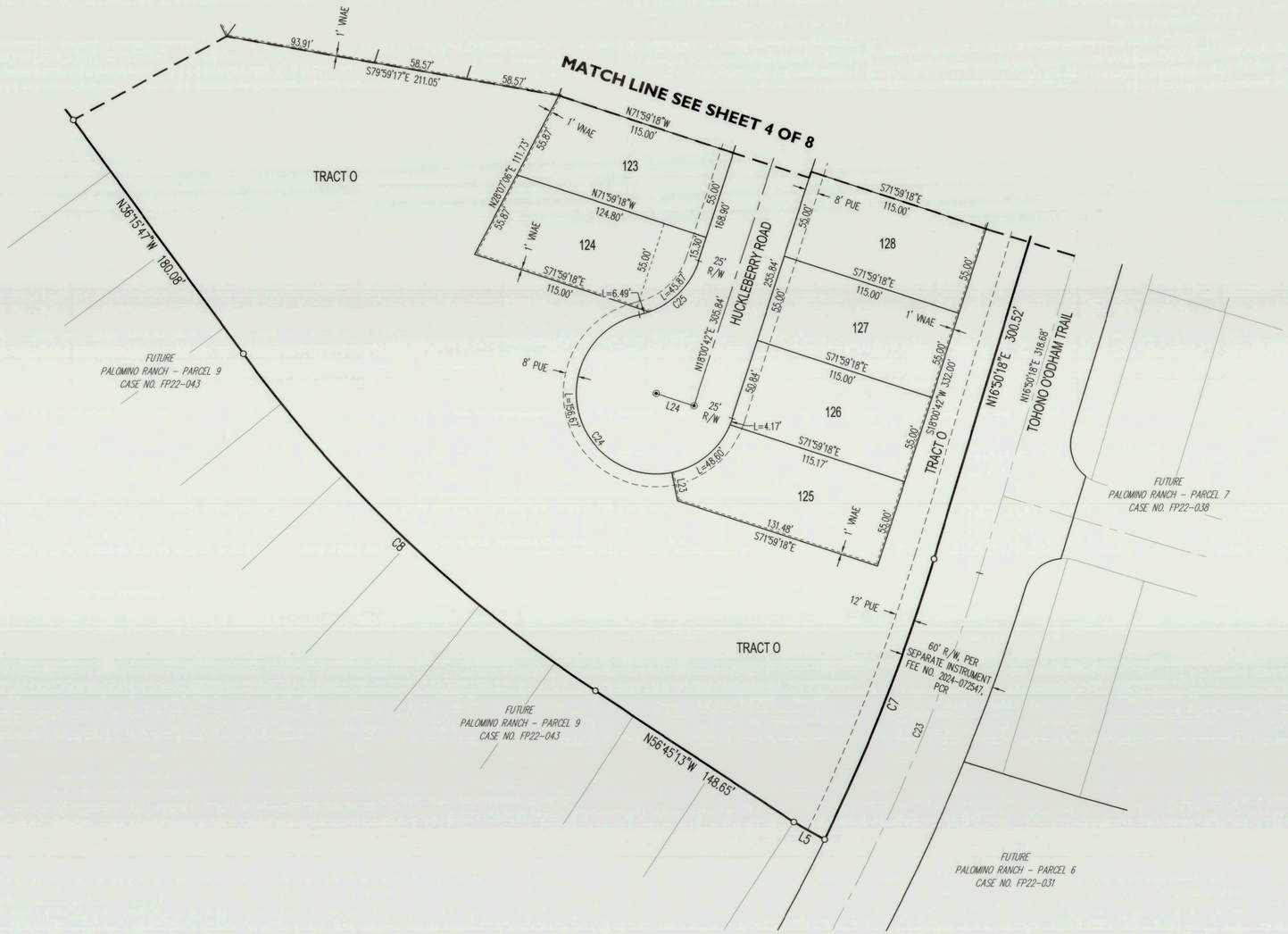
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19-0635

KEY MAP

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PLAT

Sheet No.
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of 8

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PALOMINO RANCH - PARCEL 10
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Drawn by: CAJ
Reviewed by: RAJ

REGISTERED LAND SURVEYOR CERTIFICATE NO. 37495 ROBERT A. JOHNSTON DATE SIGNED 10-27-25 ARIZONA U.S.A.

Job No. 19-0635

PLAT

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ROBERT A. JOHNSTON
DATE SIGNED 1-30-25
ARIZONA U.S.A.

Job No.
19-0635
PLAT

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NORTH QUARTER CORNER
SECTION 18, T5S, R3E
FOUND 3" AC

APN: 510-85-0030
PALOMINO RANCH PARTNERS LP

APN: 510-85-0040
PRP 350 LLC

N21°45'57"E 67.80'

S68°14'03"E 164.02'

N19°47'45"E 392.42'

2,304.59'

438.03'

S0°21'27"W 5,484.93'

N0°00'45"E 83.91'

N10°15'18"E 140.68'

291.39'

L1 L2 L3 L4 L5 L6 L7 L8 L9 L10 L11 L12 L13 L14 L15

TRACT O

TRACT FFF

TRACT EEE

TRACT DDD

TRACT CCC

MOSQUITO LANE

PITAHAYA LANE

HOLLOW TREE LANE

NIGHT HAWK TRAIL

AMARILLO VALLEY ROAD

S78°32'31"E 133.22'

S87°56'47"E 230.76'

S87°56'47"E 89.26'

S17°44'09"W 54.92'

S42°24'44"E 130.65'

S69°42'15"W 64.90'

S78°22'31"E 253.67'

S87°56'47"E 181.42'

S88°22'17"E 103.96'

N78°22'31"W 74.76'

N78°22'31"W 56.36'

N78°22'31"W 56.51'

N78°22'31"W 50.74'

N83°29'31"W 59.70'

S79°25'42"W 127.89'

N87°54'29"E 68.40'

N87°54'29"E 71.30'

S87°54'29"W 52.08'

N88°25'23"E 2,703.08'

WEST QUARTER CORNER
SECTION 18, T5S, R3E
NOTHING FOUND OR SET

CENTER OF SECTION
SECTION 18, T5S, R3E
NOTHING FOUND OR SET

SOUTH QUARTER CORNER
SECTION 18, T5S, R3E
FOUND 3" PINAL COUNTY AC

EAST QUARTER CORNER
SECTION 18, T5S, R3E
NOTHING FOUND OR SET

N0°19'28"E 2,757.88'

MATCH LINE SEE SHEET 7 OF 8

MATCH LINE SEE SHEET 5 OF 8

NORTH

40 0 40 80
scale feet

FP22-039

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6
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LOT #	AREA (SF)	AREA (AC)
1	8,351	0.1917
2	9,096	0.2088
3	9,997	0.2295
4	10,313	0.2367
5	9,617	0.2208
6	9,055	0.2079
7	8,733	0.2005
8	7,500	0.1722
9	9,882	0.2269
10	11,113	0.2551
11	8,077	0.1854
12	8,606	0.1976
13	9,203	0.2113
14	7,996	0.1836
15	7,567	0.1737
16	10,075	0.2313
17	11,563	0.2654
18	14,855	0.3410
19	10,969	0.2518
20	9,936	0.2281
21	9,661	0.2218
22	7,294	0.1675
23	10,685	0.2453
24	7,435	0.1707
25	7,802	0.1791
26	9,433	0.2166
27	8,685	0.1994
28	7,811	0.1793
29	7,283	0.1672
30	8,854	0.1574
31	8,156	0.1872
32	8,550	0.1963
33	7,886	0.1810
34	7,767	0.1783
35	7,528	0.1728
36	7,421	0.1704
37	7,827	0.1797
38	9,358	0.2148
39	6,864	0.1576
40	6,900	0.1584
41	7,169	0.1646
42	7,476	0.1716
43	6,709	0.1540
44	6,700	0.1538

LOT #	AREA (SF)	AREA (AC)
45	7,662	0.1759
46	8,809	0.2022
47	7,348	0.1687
48	7,883	0.1810
49	6,715	0.1542
50	6,710	0.1540
51	6,710	0.1540
52	7,763	0.1782
53	7,207	0.1654
54	8,883	0.1993
55	8,721	0.2002
56	7,805	0.1792
57	8,426	0.1934
58	9,019	0.2070
59	7,465	0.1714
60	7,578	0.1694
61	7,605	0.1746
62	9,608	0.2206
63	8,116	0.1863
64	7,554	0.1734
65	7,053	0.1619
66	7,234	0.1661
67	13,584	0.3119
68	12,650	0.2904
69	9,348	0.2146
70	11,027	0.2531
71	10,434	0.2395
72	8,588	0.1972
73	8,805	0.2021
74	8,574	0.1968
75	6,438	0.1478
76	6,607	0.1517
77	6,961	0.1598
78	7,200	0.1653
79	7,120	0.1634
80	7,077	0.1625
81	7,175	0.1647
82	7,153	0.1642
83	7,091	0.1628
84	7,054	0.1619
85	7,025	0.1613
86	7,003	0.1608
87	6,977	0.1602
88	6,837	0.1569

LOT #	AREA (SF)	AREA (AC)
89	6,868	0.1577
90	7,055	0.1620
91	7,103	0.1631
92	7,596	0.1744
93	7,101	0.1630
94	7,099	0.1630
95	7,209	0.1655
96	7,146	0.1640
97	7,013	0.1610
98	6,381	0.1465
99	7,896	0.1813
100	6,745	0.1548
101	7,330	0.1683
102	7,116	0.1634
103	7,021	0.1612
104	9,092	0.2087
105	7,541	0.1731
106	6,785	0.1558
107	7,185	0.1650
108	9,804	0.2251
109	7,706	0.1769
110	6,807	0.1563
111	9,018	0.2070
112	10,895	0.2501
113	10,808	0.2481
114	11,410	0.2619
115	8,070	0.1853
116	8,946	0.2054
117	11,899	0.2732
118	8,942	0.2053
119	7,616	0.1749
120	7,193	0.1651
121	6,760	0.1552
122	6,325	0.1452
123	6,595	0.1514
124	6,899	0.1584
125	6,972	0.1601
126	6,325	0.1452
127	6,325	0.1452
128	6,325	0.1452
129	6,325	0.1452
130	6,519	0.1497

CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BRG
C1	49.88'	107.00'	2°40'13"	49.87'	S23°54'01"W
C2	14.43'	25.00'	33°03'52"	14.23'	S41°46'04"W
C3	14.80'	25.00'	33°55'27"	14.59'	S08°08'25"W
C4	143.70'	1500.00'	5°29'22"	143.65'	S22°32'42"W
C5	29.53'	67.00'	25°15'21"	29.29'	S13°41'26"W
C6	29.76'	25.00'	68°11'49"	28.03'	S17°15'36"E
C7	187.14'	117.00'	91°39'52"	168.94'	S21°25'14"W
C8	305.41'	854.00'	20°29'26"	303.79'	N46°30'30"W
C9	441.94'	646.00'	39°12'49"	433.27'	N55°51'42"W
C10	156.91'	475.00'	18°55'37"	156.20'	S20°06'08"E
C11	361.04'	1100.00'	18°48'19"	359.42'	N15°49'39"E
C12	24.90'	25.00'	57°03'45"	23.88'	N86°49'35"E
C13	24.41'	25.00'	55°56'56"	23.45'	N36°39'47"W
C14	26.22'	110.00'	13°39'23"	26.16'	S57°48'35"E
C15	19.19'	80.50'	13°39'23"	19.14'	S57°48'35"E
C16	26.70'	8.50'	180°00'00"	17.00'	N25°21'45"E
C17	10.16'	3.50'	166°20'37"	6.95'	S32°11'27"W
C18	173.47'	1550.00'	6°24'44"	173.38'	S22°09'23"W
C19	189.12'	1500.00'	7°13'26"	189.00'	S21°25'30"W
C20	30.27'	1500.00'	1°09'24"	30.27'	S17°25'30"W
C21	8.94'	7.50'	68°20'06"	8.89'	S82°13'51"E
C22	9.00'	25.00'	20°37'47"	8.95'	N61°40'24"W
C23	345.65'	1200.00'	16°30'29"	344.47'	N25°02'33"E
C24	209.44'	50.00'	240°00'00"	86.60'	S41°59'18"E
C25	52.36'	50.00'	60°00'00"	50.00'	N48°00'42"E
C26	39.27'	25.00'	90°00'00"	35.36'	S45°00'42"W
C27	39.93'	25.00'	91°30'29"	35.82'	N27°44'32"W
C28	36.01'	975.00'	2°06'59"	36.01'	N74°33'16"W
C29	64.84'	1025.00'	3°37'28"	64.83'	S73°48'02"E
C30	64.84'	1025.00'	3°37'28"	64.83'	N73°48'02"W
C31	63.26'	1000.00'	3°37'28"	63.25'	S73°48'02"E
C32	61.67'	975.00'	3°37'28"	61.66'	S73°48'02"E
C33	63.26'	1000.00'	3°37'28"	63.25'	N73°48'02"W
C34	134.09'	50.00'	153°39'23"	97.37'	S32°58'28"E
C35	39.27'	25.00'	90°00'00"	35.36'	S26°59'18"E
C36	22.55'	50.00'	25°50'31"	22.36'	N30°55'58"E
C37	39.27'	25.00'	90°00'00"	35.36'	N26°59'18"W
C38	38.40'	25.00'	88°00'48"	34.44'	N64°00'18"E
C39	63.28'	975.00'	3°43'07"	63.27'	S19°27'59"E
C40	64.90'	1000.00'	3°43'07"	64.89'	S19°27'59"E
C41	30.98'	1025.00'	1°43'55"	30.98'	S20°51'52"W
C42	49.41'	1033.00'	2°44'25"	49.40'	S20°21'37"W
C43	785.65'	605.00'	74°24'13"	731.60'	S34°47'11"E
C44	874.96'	630.00'	79°34'26"	806.36'	S32°12'05"E
C45	297.67'	655.00'	26°02'19"	295.12'	S58°58'08"E
C46	19.80'	663.00'	1°42'38"	19.79'	S71°07'59"E
C47	112.87'	663.00'	9°45'13"	112.73'	S49°15'45"E
C48	40.44'	25.00'	92°41'31"	36.18'	N08°52'15"E
C49	35.41'	25.00'	81°08'58"	32.52'	N86°31'28"W
C50	141.11'	275.00'	29°23'59"	139.57'	N67°36'02"E
C51	148.87'	250.00'	34°07'10"	146.68'	N65°14'27"E
C52	106.36'	225.00'	27°05'01"	105.37'	N68°45'31"E
C53	32.18'	50.00'	36°52'12"	31.62'	S79°15'52"E
C54	229.02'	50.00'	262°26'34"	75.22'	S12°03'04"E
C55	39.77'	50.00'	45°34'23"	38.73'	S59°30'30"W
C56	185.34'	655.00'	16°12'46"	184.73'	S29°22'07"E
C57	223.81'	663.00'	19°20'29"	222.75'	S29°22'07"E

CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BRG
C58	36.50'	25.00'	83°39'17"	33.34'	N63°05'22"W
C59	36.56'	25.00'	88°32'38"	34.85'	N31°22'02"E
C60	133.25'	475.00'	16°04'22"	132.81'	N83°35'32"E
C61	163.25'	500.00'	18°42'26"	162.53'	N82°16'30"E
C62	151.61'	525.00'	16°32'43"	151.08'	N83°23'22"E
C63	209.44'	50.00'	240°00'00"	86.60'	S31°37'43"W
C64	52.36'	50.00'	60°00'00"	50.00'	S58°22'17"E
C65	226.77'	66.00'	196°49'23"	132.66'	S04°35'14"E
C66	188.27'	655.00'	16°28'07"	187.67'	S04°35'14"E
C67	79.35'	475.00'	9°34'17"	79.26'	S83°09'39"E
C68	83.57'	500.00'	9°34'17"	83.47'	S83°09'39"E
C69	48.27'	525.00'	5°16'05"	48.25'	S85°18'45"E
C70	67.05'	533.00'	7°12'28"	67.01'	S84°20'33"E
C71	41.41'	25.00'	94°54'23"	36.84'	S49°52'06"W
C72	35.79'	25.00'	82°01'20"	32.81'	N37°21'51"W
C73	209.44'	50.00'	240°00'00"	86.60'	S41°37'29"W
C74	52.36'	50.00'	60°00'00"	50.00'	S48°22'31"E
C75	39.27'	25.00'	90°00'01"	35.36'	N47°03'12"E
C76	38.87'	25.00'	89°04'32"	35.07'	N43°24'31"W
C77	454.21'	375.00'	69°23'56"	426.95'	S33°24'13"E
C78	429.58'	350.00'	70°19'23"	403.12'	S33°06'29"E
C79	398.89'	325.00'	70°19'23"	374.32'	S33°06'29"E
C80	39.27'	25.00'	90°00'00"	35.36'	N23°16'11"W
C81	40.74'	25.00'	93°21'40"	36.38'	S66°24'39"W
C82	139.41'	525.00'	15°12'50"	138.99'	N60°39'45"W
C83	127.27'	500.00'	15°12'50"	126.93'	N60°39'45"W
C84	98.27'	475.00'	11°51'11"	98.09'	N58°58'56"W
C85	62.91'	475.00'	7°35'19"	62.87'	S56°51'00"E
C86	101.07'	500.00'	11°34'55"	100.90'	S58°50'48"E
C87	52.68'	525.00'	5°44'57"	52.66'	S55°55'49"E
C88	41.01'	25.00'	93°59'35"	36.57'	N72°21'33"E
C89	39.27'	25.00'	90°00'00"	35.36'	S19°38'15"E
C90	34.00'	25.00'	77°55'27"	31.44'	N19°50'29"W
C91	137.04'	50.00'	157°01'53"	98.00'	S59°23'37"E
C92	57.93'	25.00'	88°48'42"	34.40'	S85°33'17"W
C93	311.57'	325.00'	54°55'41"	299.77'	N02°06'50"W
C94	335.54'	350.00'	54°55'41"	322.83'	N02°06'50"W
C95	359.90'	375.00'	54°55'41"	345.89'	N02°06'50"W
C96	119.22'	317.00'	21°32'52"	118.52'	N14°35'19"E
C97	37.75'	25.00'	86°31'03"	34.26'	N22°05'21"E
C98	37.31'	25.00'	85°30'11"	33.94'	N27°19'01"W
C99	232.92'	343.75'	38°49'22"	228.49'	N84°20'35"E
C100	253.12'	318.75'	45°29'58"	246.53'	N66°21'04"E
C101	133.27'	293.75'	25°59'38"	132.13'	N78°20'41"E
C102	14.12'	50.00'	16°10'40"	14.07'	N84°20'04"W
C103	57.41'	50.00'	65°47'15"	54.31'	N55°45'52"W
C104	217.78'	50.00'	249°33'10"	82.14'	S32°21'11"W
C105	165.17'	500.00'	18°55'37"	164.42'	S20°06'08"E
C106	96.50'	525.00'	10°31'52"	96.36'	S15°54'15"E
C107	116.71'	533.00'	12°32'44"	116.47'	S16°42'20"E
C108	53.92'	103.00'	29°59'26"	53.31'	S74°07'03"E
C109	54.21'	967.00'	3°12'44"	54.20'	N74°00'24"W
C110	33.00'	50.00'	37°48'52"	32.40'	S89°06'16"W
C111	331.73'	630.00'	30°10'10"	327.91'	S56°54'13"E
C112	272.04'	630.00'	24°44'26"	269.93'	S29°26'55"E
C113	271.19'	630.00'	24°39'50"	269.11'	S04°44'47"E

LINE	BEARING	LENGTH
L1	S01°34'37"E	28.42'
L2	S25°21'45"W	93.41'
L3	S25°14'08"W	57.56'
L4	S18°03'44"W	53.18'
L5	N60°42'31"W	22.06'
L6	N07°41'58"W	5.00'
L7	N07°30'36"E	46.29'
L8	N02°14'01"E	33.33'
L9	N00°02'44"E	7.04'
L10	N01°46'19"W	28.22'
L11	N21°05'39"W	55.93'
L12	N40°25'00"W	22.91'
L13	N02°03'12"E	4.87'
L14	S82°45'06"E	45.19'
L15	S75°35'07"E	45.35'
L16	S54°40'52"E	5.46'
L17	N64°38'15"W	34.13'
L18	S64°38'15"E	32.33'
L19	N50°58'51"W	27.94'
L20	S50°58'51"E	33.13'
L21	N39°01'09"E	29.50'
L22	S70°17'57"W	7.58'
L23	N11°31'24"W	18.00'
L24	S71°59'18"E	25.00'

LINE	BEARING	LENGTH
L25	N48°10'52"E	23.55'
L26	N07°41'58"W	5.00'
L27	N72°55'18"E	27.44'
L28	N01°37'45"E	25.00'
L29	N32°27'06"E	18.00'
L30	S37°28'22"E	18.00'
L31	N11°37'29"E	25.00'
L32	S89°28'23"E	18.00'
L33	S10°03'31"E	22.97'
L34	S10°03'31"E	29.92'
L35	S34°11'08"E	12.24'
L36	S24°11'08"E	6.83'
L37	S57°10'14"W	13.55'
L38	N63°36'05"E	39.52'
L39	N19°06'03"E	19.74'
L40	S78°13'33"E	23.73'
L41	S25°21'45"W	48.40'
L42	N87°56'47"W	40.99'
L43	S54°46'07"E	110.01'
L44	S25°21'45"W	57.48'
L45	N64°38'15"W	121.15'
L46	S64°38'15"E	18.66'
L47	S25°21'45"W	39.00'

TRACT	USE	AREA (SF)	AREA (AC)
TRACT AAA	LANDSCAPE / OPEN SPACE / PUE	1,650	0.0379
TRACT BBB	LANDSCAPE / OPEN SPACE / PUE	853	0.0196
TRACT CCC	LANDSCAPE / OPEN SPACE / PUE	1,692	0.0388
TRACT DDD	LANDSCAPE / OPEN SPACE / PUE	1,715	0.0394
TRACT EEE	LANDSCAPE / OPEN SPACE / PUE	1,642	0.0377
TRACT FFF	LANDSCAPE / OPEN SPACE / PUE	905	0.0208
TRACT GGG	LANDSCAPE / OPEN SPACE / PUE	1,325	0.0304
TRACT HHH	LANDSCAPE / OPEN SPACE / PUE	1,017	0.0233
TRACT III	LANDSCAPE / OPEN SPACE / PUE	933	0.0214
TRACT J	LANDSCAPE / OPEN SPACE / PUE	13,686	0.3142
TRACT K	LANDSCAPE / OPEN SPACE / PUE	6,497	0.1492
TRACT O	LANDSCAPE / OPEN SPACE / RETENTION / AMENITY / PUE	374,875	8.6059
TRACT T	LANDSCAPE MEDIAN	1,333	0.0306
TRACT XX	LANDSCAPE / OPEN SPACE / PUE	819	0.0188
TRACT YY	LANDSCAPE / OPEN SPACE / PUE	1,080	0.0248
TRACT ZZ	LANDSCAPE / OPEN SPACE / PUE	1,148	0.0264

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Project:

PALOMINO RANCH - PARCEL 10

PINAL COUNTY, ARIZONA

FINAL PLAT

Revisions:

Civil or basic (see full wording here)
Date
Date 8 ft x 11 in T 480-BTMOB-ref (703) 0948-
in Maricopa County (602)263-1100

ARIZONA811

Drawn by: CAJ
Reviewed by: RAJ

REGISTERED LAND SURVEYOR
ROBERT A. JOHNSTON
37455
ARIZONA, U.S.A.

Job No.
19-0635

TABLES

Sheet No.
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of 8

FP22-039

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Jan 30, 2025 7:26am S:\Projects\2019\19-0635\Land Survey\Dwgs\Final Plat\Parcel 10\19-0635_Final Plat - Parcel 10.dwg