



cjimenez Jan 13, 2025 12:01pm S:\Projects\2019\19-0635\Land Survey\Drawings\Final Plat\Parcel 6\19-0635 Final Plat - Parcel 6.dwg

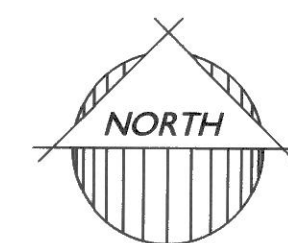
SOUTH QUARTER CORNER  
SECTION 18, T5S, R3E  
FOUND 3" PINAL COUNTY BC



### 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
- FOUND
- 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

|                            |
|----------------------------|
| 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     |



PALOMINO RANCH - PARCEL 6

PINAL COUNTY, ARIZONA

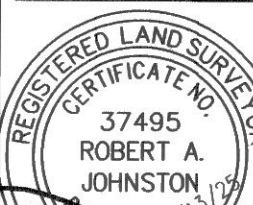
FINAL PLAT

Project:

Revisions:



Drawn by: CAJ  
Reviewed by: RAJ



Job No.  
**19-0635**

**KEY MAP**

Sheet No.  
**2**  
**of 6**

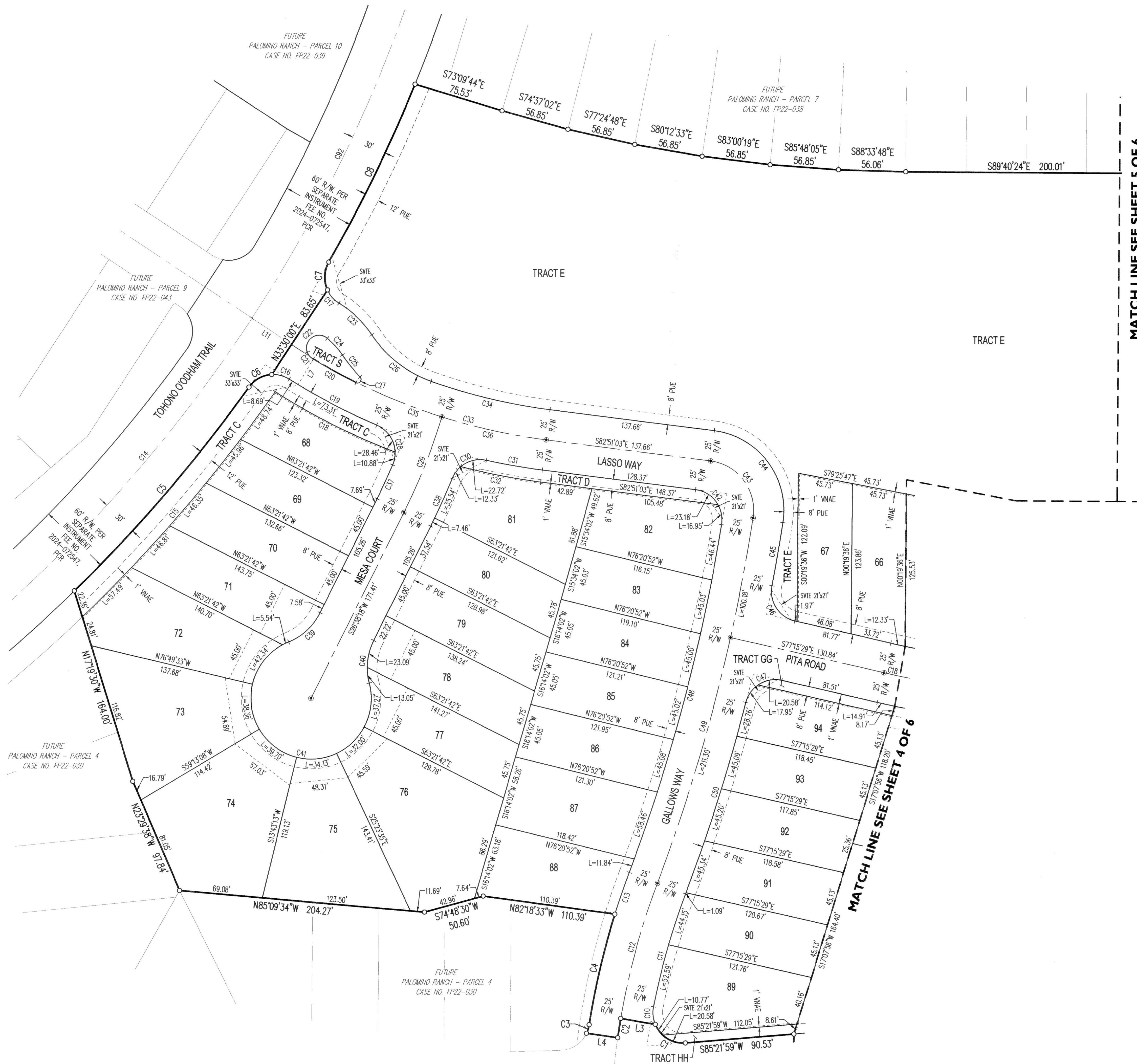
FP22-031

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



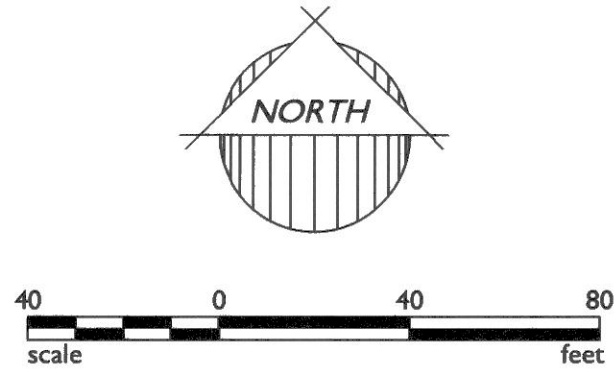
Jan 13, 2025 12:01pm S:\Projects\2019\19-0635\Land Survey\Draws\Final Plat\Parcel 6\19-0635 Final Plat - Parcel 6.dwg

cjimenez



MATCH LINE SEE SHEET 5 OF 6

MATCH LINE SEE SHEET 4 OF 6



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

PALOMINO RANCH - PARCEL 6

FINAL PLAT

Revisions:

|  |  |
|--|--|
|  |  |
|  |  |
|  |  |
|  |  |

Call at least two full working days before you begin excavation.

State 6-1-1 or 1-800-477-ARIZ (477-2749)  
in Maricopa County (902)251-1188

Drawn by: CAJ

Reviewed by: RAJ

Job No.  
19-0635

PLAT

Sheet No.  
3 of 6

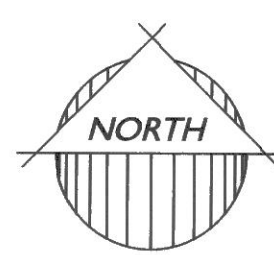
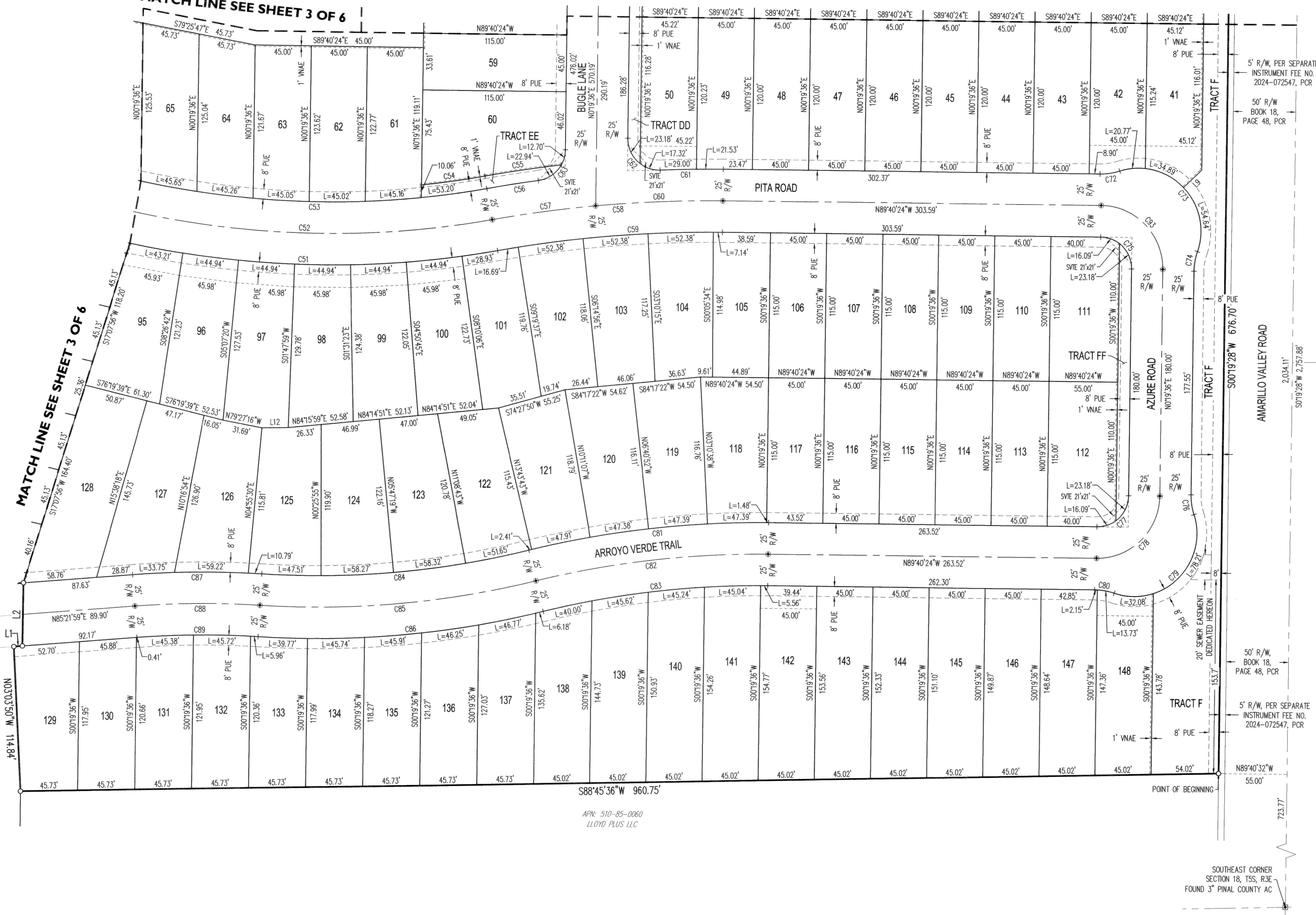
FP22-031

FUTURE  
PALOMINO RANCH - PARCEL 4 -  
CASE NO. FP22-030

MATCH LINE SEE SHEET 3 OF 6

MATCH LINE SEE SHEET 3 OF 6

MATCH LINE SEE SHEET 5 OF 6



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

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

Project: PALOMINO RANCH - PARCEL 6  
PINAL COUNTY, ARIZONA

Revisions:

| No. | Description | By  | Date    |
|-----|-------------|-----|---------|
| 1   | As Shown    | CAJ | 1/13/25 |

Drawn by: CAJ  
Reviewed by: RAJ

Job No. 19-0635  
PLAT  
Sheet No. 4 of 6



| CURVE TABLE |         |          |            |         |             |
|-------------|---------|----------|------------|---------|-------------|
| CURVE       | LENGTH  | RADIUS   | DELTA      | CHORD   | CHORD BRG   |
| C1          | 31.34'  | 25.00'   | 71°49'45"  | 29.33'  | N58°43'09"W |
| C2          | 16.04'  | 600.03'  | 1°31'55"   | 16.04'  | S08°51'18"W |
| C3          | 7.42'   | 25.00'   | 17°00'42"  | 7.40'   | N17°15'51"E |
| C4          | 93.44'  | 625.00'  | 8°33'57"   | 93.35'  | N13°02'28"E |
| C5          | 221.95' | 1230.00' | 10°20'20"  | 221.65' | N40°41'25"E |
| C6          | 22.40'  | 25.00'   | 51°20'53"  | 21.66'  | N61°11'41"E |
| C7          | 23.88'  | 25.00'   | 54°43'15"  | 22.98'  | N02°27'01"E |
| C8          | 163.31' | 1230.00' | 7°36'27"   | 163.19' | N26°00'25"E |
| C9          | 39.43'  | 25.00'   | 90°21'32"  | 35.47'  | N44°51'10"W |
| C10         | 14.76'  | 25.00'   | 33°49'20"  | 14.54'  | S05°53'37"E |
| C11         | 96.74'  | 575.00'  | 9°38'21"   | 96.62'  | S15°50'14"W |
| C12         | 115.57' | 600.00'  | 11°02'09"  | 115.39' | S15°08'20"W |
| C13         | 36.36'  | 625.00'  | 3°19'58"   | 36.35'  | S18°59'26"W |
| C14         | 742.32' | 1200.00' | 35°26'36"  | 730.54' | N50°58'05"E |
| C15         | 245.35' | 1250.00' | 11°14'46"  | 244.96' | N40°41'56"E |
| C16         | 15.20'  | 25.00'   | 34°50'47"  | 14.97'  | N75°42'29"W |
| C17         | 14.68'  | 25.00'   | 33°39'15"  | 14.47'  | S41°44'14"E |
| C18         | 111.43' | 540.00'  | 11°49'23"  | 111.23' | S63°43'53"E |
| C19         | 82.00'  | 525.00'  | 8°56'56"   | 81.92'  | S62°45'33"E |
| C20         | 40.50'  | 500.53'  | 4°38'11"   | 40.49'  | S61°33'04"E |
| C21         | 7.58'   | 10.33'   | 42°02'43"  | 7.41'   | S41°24'33"E |
| C22         | 27.33'  | 10.37'   | 151°03'25" | 20.08'  | S55°04'05"W |
| C23         | 38.00'  | 89.60'   | 24°17'52"  | 37.71'  | N46°24'56"W |
| C24         | 18.67'  | 60.10'   | 17°47'48"  | 18.59'  | N43°09'54"W |
| C25         | 23.34'  | 129.56'  | 10°19'23"  | 23.31'  | S39°25'45"E |
| C26         | 63.36'  | 100.00'  | 36°18'20"  | 62.31'  | S52°25'10"E |
| C27         | 8.25'   | 3.02'    | 156°31'59" | 5.91'   | N36°02'58"E |
| C28         | 39.34'  | 25.00'   | 90°09'47"  | 35.41'  | N22°09'08"W |
| C29         | 84.85'  | 500.00'  | 9°43'23"   | 84.75'  | N21°46'36"E |
| C30         | 35.06'  | 25.00'   | 80°21'02"  | 32.26'  | S62°07'16"W |
| C31         | 47.16'  | 525.00'  | 5°08'50"   | 47.15'  | S80°16'38"E |
| C32         | 67.79'  | 535.00'  | 7°15'35"   | 67.74'  | S79°13'15"E |
| C33         | 227.74' | 500.00'  | 26°05'50"  | 225.78' | S69°48'08"E |
| C34         | 101.80' | 475.00'  | 12°16'44"  | 101.60' | S76°42'41"E |
| C35         | 138.92' | 500.00'  | 15°55'11"  | 138.48' | N64°42'48"W |
| C36         | 88.82'  | 500.00'  | 10°10'39"  | 88.70'  | N77°45'43"W |
| C37         | 30.75'  | 475.00'  | 3°42'32"   | 30.74'  | N24°47'02"E |
| C38         | 43.00'  | 525.00'  | 4°41'33"   | 42.99'  | N2417°31"E  |
| C39         | 36.14'  | 50.00'   | 41°24'35"  | 35.36'  | N47°20'35"E |
| C40         | 36.14'  | 50.00'   | 41°24'35"  | 35.36'  | S05°56'00"W |
| C41         | 229.35' | 50.00'   | 26°24'09"  | 75.00'  | S63°21'42"E |
| C42         | 40.13'  | 25.00'   | 91°58'34"  | 35.96'  | N36°51'46"W |
| C43         | 65.55'  | 41.00'   | 91°36'37"  | 58.79'  | N37°02'45"W |
| C44         | 105.53' | 66.00'   | 91°36'37"  | 94.64'  | N37°02'45"W |
| C45         | 52.78'  | 1525.00' | 1°58'58"   | 52.77'  | N09°45'03"E |
| C46         | 38.40'  | 25.00'   | 88°00'02"  | 34.73'  | S33°15'28"E |
| C47         | 38.53'  | 25.00'   | 88°18'09"  | 34.83'  | S58°35'26"W |

| CURVE TABLE |         |          |            |         |             |
|-------------|---------|----------|------------|---------|-------------|
| CURVE       | LENGTH  | RADIUS   | DELTA      | CHORD   | CHORD BRG   |
| C48         | 296.87' | 1475.00' | 11°31'54"  | 296.36' | N14°53'28"E |
| C49         | 311.47' | 1500.00' | 11°53'51"  | 310.91' | N14°42'29"E |
| C50         | 165.48' | 1525.00' | 6°13'03"   | 165.40' | N17°32'53"E |
| C51         | 311.77' | 775.00'  | 23°02'57"  | 309.67' | S88°46'58"E |
| C52         | 301.71' | 750.00'  | 23°02'57"  | 299.68' | S88°46'58"E |
| C53         | 291.66' | 725.00'  | 23°02'57"  | 289.69' | S88°46'58"E |
| C54         | 51.33'  | 715.00'  | 4°06'49"   | 51.32'  | N81°44'58"E |
| C55         | 61.85'  | 1035.00' | 3°25'26"   | 61.84'  | S81°24'16"W |
| C56         | 41.59'  | 1025.00' | 2°19'29"   | 41.59'  | S80°51'18"W |
| C57         | 83.68'  | 1000.00' | 4°47'40"   | 83.65'  | N82°05'23"E |
| C58         | 185.60' | 1000.00' | 10°38'03"  | 185.34' | S85°00'35"W |
| C59         | 180.96' | 975.00'  | 10°38'03"  | 180.70' | S85°00'35"W |
| C60         | 101.92' | 1000.00' | 5°50'23"   | 101.88' | N87°24'25"E |
| C61         | 50.53'  | 1025.00' | 2°49'29"   | 50.53'  | S88°54'52"W |
| C62         | 40.50'  | 25.00'   | 92°49'29"  | 36.22'  | S46°05'08"E |
| C63         | 35.64'  | 25.00'   | 81°41'26"  | 32.70'  | N41°10'19"E |
| C64         | 39.27'  | 25.00'   | 90°00'00"  | 35.36'  | S44°40'24"E |
| C65         | 39.27'  | 25.00'   | 90°00'00"  | 35.36'  | S45°19'36"W |
| C66         | 15.57'  | 33.00'   | 27°02'17"  | 15.43'  | N76°09'15"W |
| C67         | 15.57'  | 33.00'   | 27°02'00"  | 15.43'  | N76°48'37"E |
| C68         | 39.27'  | 25.00'   | 90°00'00"  | 35.36'  | N44°40'24"W |
| C69         | 39.27'  | 25.00'   | 90°00'00"  | 35.36'  | S45°19'36"W |
| C70         | 52.36'  | 50.00'   | 60°00'00"  | 50.00'  | N60°19'36"E |
| C71         | 209.44' | 50.00'   | 240°00'00" | 86.60'  | N29°40'24"W |
| C72         | 15.88'  | 50.00'   | 18°11'42"  | 15.81'  | N81°13'46"E |
| C73         | 110.30' | 50.00'   | 126°23'23" | 89.25'  | N44°40'24"W |
| C74         | 15.88'  | 50.00'   | 18°11'42"  | 15.81'  | S09°25'27"W |
| C75         | 39.27'  | 25.00'   | 90°00'00"  | 35.36'  | N44°40'24"W |
| C76         | 15.88'  | 50.00'   | 18°11'42"  | 15.81'  | S08°46'14"E |
| C77         | 39.27'  | 25.00'   | 90°00'00"  | 35.36'  | N45°19'36"E |
| C78         | 78.54'  | 50.00'   | 90°00'00"  | 70.71'  | N45°19'36"E |
| C79         | 110.30' | 50.00'   | 126°23'23" | 89.25'  | N45°19'36"E |
| C80         | 15.88'  | 50.00'   | 18°11'42"  | 15.81'  | N80°34'33"W |
| C81         | 193.96' | 775.00'  | 14°20'22"  | 193.46' | S83°09'25"W |
| C82         | 187.70' | 750.00'  | 14°20'22"  | 187.21' | S83°09'25"W |
| C83         | 181.45' | 725.00'  | 14°20'22"  | 180.97' | S83°09'25"W |
| C84         | 215.74' | 725.00'  | 17°03'00"  | 214.95' | N84°30'44"E |
| C85         | 223.18' | 750.00'  | 17°03'00"  | 222.36' | N84°30'44"E |
| C86         | 230.62' | 775.00'  | 17°03'00"  | 229.77' | N84°30'44"E |
| C87         | 103.76' | 775.00'  | 7°40'15"   | 103.68' | S89°12'07"W |
| C88         | 100.41' | 750.00'  | 7°40'15"   | 100.33' | S89°12'07"W |
| C89         | 97.06'  | 725.00'  | 7°40'15"   | 96.99'  | S89°12'07"W |
| C90         | 36.27'  | 33.00'   | 62°58'08"  | 34.47'  | S31°48'33"W |
| C91         | 36.26'  | 33.00'   | 62°57'35"  | 34.47'  | S31°09'19"E |
| C92         | 343.65' | 1200.00' | 16°24'29"  | 342.47' | N25°02'33"E |
| C93         | 78.54'  | 50.00'   | 90°00'00"  | 70.71'  | N44°40'24"W |

| LOT AREA TABLE |           |           |
|----------------|-----------|-----------|
| LOT #          | AREA (SF) | AREA (AC) |
| 1              | 5,726     | 0.1315    |
| 2              | 5,750     | 0.1320    |
| 3              | 5,347     | 0.1228    |
| 4              | 5,348     | 0.1228    |
| 5              | 5,175     | 0.1188    |
| 6              | 5,199     | 0.1193    |
| 7              | 5,739     | 0.1317    |
| 8              | 6,423     | 0.1474    |
| 9              | 7,591     | 0.1743    |
| 10             | 10,090    | 0.2316    |
| 11             | 12,435    | 0.2855    |
| 12             | 8,889     | 0.2041    |
| 13             | 12,647    | 0.2903    |
| 14             | 7,425     | 0.1704    |
| 15             | 5,175     | 0.1188    |
| 16             | 5,175     | 0.1188    |
| 17             | 5,175     | 0.1188    |
| 18             | 5,175     | 0.1188    |
| 19             | 5,175     | 0.1188    |
| 20             | 5,177     | 0.1188    |
| 21             | 5,177     | 0.1188    |
| 22             | 5,175     | 0.1188    |
| 23             | 5,175     | 0.1188    |
| 24             | 5,175     | 0.1188    |
| 25             | 5,175     | 0.1188    |
| 26             | 5,175     | 0.1188    |
| 27             | 5,175     | 0.1188    |
| 28             | 5,260     | 0.1207    |
| 29             | 5,429     | 0.1246    |
| 30             | 5,587     | 0.1283    |
| 31             | 5,177     | 0.1189    |
| 32             | 5,175     | 0.1188    |
| 33             | 5,175     | 0.1188    |
| 34             | 5,175     | 0.1188    |
| 35             | 5,175     | 0.1188    |
| 36             | 5,175     | 0.1188    |
| 37             | 5,175     | 0.1188    |
| 38             | 5,175     | 0.1188    |
| 39             | 5,175     | 0.1188    |
| 40             | 5,176     | 0.1188    |
| 41             | 5,469     | 0.1256    |
| 42             | 5,298     | 0.1216    |
| 43             | 5,400     | 0.1240    |
| 44             | 5,400     | 0.1240    |
| 45             | 5,400     | 0.1240    |
| 46             | 5,400     | 0.1240    |
| 47             | 5,400     | 0.1240    |
| 48             | 5,400     | 0.1240    |
| 49             | 5,402     | 0.1240    |
| 50             | 5,442     | 0.1249    |

| LOT AREA TABLE |           |           |
|----------------|-----------|-----------|
| LOT #          | AREA (SF) | AREA (AC) |
| 51             | 5,176     | 0.1188    |
| 52             | 5,175     | 0.1188    |
| 53             | 5,175     | 0.1188    |
| 54             | 5,175     | 0.1188    |
| 55             | 5,175     | 0.1188    |
| 56             | 5,175     | 0.1188    |
| 57             | 5,175     | 0.1188    |
| 58             | 5,175     | 0.1188    |
| 59             | 5,175     | 0.1188    |
| 60             | 7,649     | 0.1756    |
| 61             | 5,453     | 0.1252    |
| 62             | 5,554     | 0.1275    |
| 63             | 5,529     | 0.1269    |
| 64             | 5,562     | 0.1277    |
| 65             | 5,649     | 0.1297    |
| 66             | 5,613     | 0.1289    |
| 67             | 5,534     | 0.1270    |
| 68             | 5,523     | 0.1268    |
| 69             | 5,753     | 0.1321    |
| 70             | 6,213     | 0.1426    |
| 71             | 6,560     | 0.1506    |
| 72             | 8,170     | 0.1876    |
| 73             | 9,856     | 0.2263    |
| 74             | 11,389    | 0.2614    |
| 75             | 9,465     | 0.2173    |
| 76             | 11,898    | 0.2731    |
| 77             | 5,961     | 0.1369    |
| 78             | 6,369     | 0.1462    |
| 79             | 6,035     | 0.1385    |
| 80             | 5,662     | 0.1300    |
| 81             | 7,295     | 0.1675    |
| 82             | 6,318     | 0.1450    |
| 83             | 5,298     | 0.1216    |
| 84             | 5,412     | 0.1242    |
| 85             | 5,476     | 0.1257    |
| 86             | 5,478     | 0.1258    |
| 87             | 6,987     | 0.1604    |
| 88             | 6,317     | 0.1450    |
| 89             | 6,978     | 0.1602    |
| 90             | 5,468     | 0.1255    |
| 91             | 5,378     | 0.1235    |
| 92             | 5,315     | 0.1220    |
| 93             | 5,312     | 0.1219    |
| 94             | 5,337     | 0.1225    |
| 95             | 6,225     | 0.1429    |
| 96             | 6,025     | 0.1383    |
| 97             | 6,316     | 0.1450    |
| 98             | 6,166     | 0.1416    |
| 99             | 5,965     | 0.1369    |
| 100            | 5,922     | 0.1359    |

| LOT AREA TABLE |           |           |
|----------------|-----------|-----------|
| LOT #          | AREA (SF) | AREA (AC) |
| 101            | 5,713     | 0.1311    |
| 102            | 5,813     | 0.1335    |
| 103            | 5,800     | 0.1332    |
| 104            | 5,711     | 0.1311    |
| 105            | 5,211     | 0.1196    |
| 106            | 5,175     | 0.1188    |
| 107            | 5,175     | 0.1188    |
| 108            | 5,175     | 0.1188    |
| 109            | 5,175     | 0.1188    |
| 110            | 5,175     | 0.1188    |
| 111            | 6,301     | 0.1447    |
| 112            | 6,301     | 0.1447    |
| 113            | 5,175     | 0.1188    |
| 114            | 5,175     | 0.1188    |
| 115            | 5,175     | 0.1188    |
| 116            | 5,175     | 0.1188    |
| 117            | 5,175     | 0.1188    |
| 118            | 5,887     | 0.1352    |
| 119            | 5,917     | 0.1358    |
| 120            | 5,971     | 0.1371    |
| 121            | 6,019     | 0.1382    |
| 122            | 6,085     | 0.1397    |
| 123            | 6,407     | 0.1471    |
| 124            | 6,381     | 0.1465    |
| 125            | 6,209     | 0.1426    |
| 126            | 6,390     | 0.1467    |
| 127            | 7,271     | 0.1669    |
| 128            | 8,191     | 0.1880    |
| 129            | 5,720     | 0.1313    |
| 130            | 5,453     | 0.1252    |
| 131            | 5,556     | 0.1275    |
| 132            | 5,549     | 0.1274    |
| 133            | 5,438     | 0.1248    |
| 134            | 5,389     | 0.1237    |
| 135            | 5,464     | 0.1254    |
| 136            | 5,664     | 0.1300    |
| 137            | 5,992     | 0.1376    |
| 138            | 6,318     | 0.1450    |
| 139            | 6,663     | 0.1530    |
| 140            | 6,877     | 0.1579    |
| 141            | 6,964     | 0.1599    |
| 142            | 6,938     | 0.1593    |
| 143            | 6,883     | 0.1580    |
| 144            | 6,827     | 0.1567    |
| 145            | 6,772     | 0.1555    |
| 146            | 6,716     | 0.1542    |
| 147            | 6,661     | 0.1529    |
| 148            | 6,462     | 0.1483    |

| TRACT USE TABLE |                                               |           |           |
|-----------------|-----------------------------------------------|-----------|-----------|
| TRACT           | USE                                           | AREA (SF) | AREA (AC) |
| TRACT BB        | LANDSCAPE / OPEN SPACE / PUE                  | 1,040     | 0.0239    |
| TRACT C         | LANDSCAPE / OPEN SPACE / PUE                  | 6,492     | 0.1490    |
| TRACT CC        | LANDSCAPE / OPEN SPACE / PUE                  | 2,106     | 0.0483    |
| TRACT D         | LANDSCAPE / OPEN SPACE / PUE                  | 2,037     | 0.0468    |
| TRACT DD        | LANDSCAPE / OPEN SPACE / PUE                  | 2,142     | 0.0492    |
| TRACT E         | LANDSCAPE / OPEN SPACE / RETENTION / PUE      | 181,433   | 4.1651    |
| TRACT EE        | LANDSCAPE / OPEN SPACE / PUE                  | 1,079     | 0.0248    |
| TRACT F         | LANDSCAPE / OPEN SPACE / PUE / SEWER EASEMENT | 20,533    | 0.4714    |
| TRACT FF        | LANDSCAPE / OPEN SPACE / PUE                  | 2,080     | 0.0477    |