

When recorded return to:
Clerk of the Board
PO Box 827
Florence, AZ 85132

DRAINAGE EASEMENT

EXEMPT: A.R.S. § 11-1134(A)(2)

THAT, **James D. Page and Nelisa L. Page, husband and wife**, as Grantor(s), does hereby grant and convey to the public a non-exclusive drainage easement upon, over, across and through that certain parcel of land situated in Pinal County, Arizona, and described in the attached Exhibit A and made part hereof.

The drainage easement shall be for any drainage purpose including without limitation retention, detention, conveyance and blockage of surface water flows. No use by the Grantor of the area subject to the Drainage Easement shall prohibit or interfere with the drainage use by the public. No use shall be permitted within the drainage easement which would prohibit or interfere with the drainage use.

Maintenance of the drainage easement shall be the responsibility of the Grantor. Should Grantor not adequately maintain the drainage easement, the governing entity having jurisdiction over the area which the drainage easement is located, at its discretion, may enter upon and maintain the drainage easement and charge Grantor the cost of maintenance. Grantor shall have the responsibility to construct, operate, maintain, remove and replace all pipes, mains and water drainage, storage systems and facilities necessary in connection therewith.

All provisions herein shall be binding upon the heirs, successors and assigns of the Grantor.

DATED this 19 day of July, 2023.

Signature of **GRANTOR(s)**:

By:

James D. Page

By:

Nelisa L. Page

State of AZ

County of Pinal

) ss.
)

The foregoing Drainage Easement was acknowledged before me this 19 day of July, 2023, by James D. Page and Nelisa L. Page, husband and wife as for and on behalf thereof.



My Commission Expires 2/6/2026

Mayra Madrid
Notary Public

The undersigned hereby executes this DRAINAGE EASEMENT, effective as of the date first written above.

GRANTEE:

Pinal County, a political subdivision of the State of Arizona

Name: Jeff Serdy

Its: Chairman of the Board

By: _____

ATTEST:

Clerk/Deputy Clerk of the Board

APPROVED AS TO FORM:

Deputy County Attorney

Exhibit A
Legal Description of Easement Area

Dedication Legal Description

242 West Sedgwick Street
Legal Description
Dedication of Public Drainage Easement
Page 1 of 1

EA #2455.01
May 30, 2022

That part of Lot 15, of "WHITEWING AT SAN TAN MAGMA" according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Cabinet G, Slide 168, also a part of the west half of Section 31, Township 3 South, Range 8 East of the Gila and Salt River Base and Meridian, Pinal County, State of Arizona, more particularly described as follows:

COMMENCING at the Southeast corner of said Lot 15;

THENCE along the South line of said Lot 15, North 81 degrees 47 minutes 17 seconds West a distance of 32.57 feet, to the TRUE POINT OF BEGINNING;

THENCE along the west line of the Public Drainage Easement, North 02 degrees 31 minutes 54 seconds West, to a point on the Public Drainage Easement, a distance of 170.55 feet;

THENCE west along the north line of the Public Drainage Easement, North 89 degrees 58 minutes 38 seconds West a distance of 8.01 feet;

THENCE South 02 degrees 31 minutes 54 seconds East a distance of 169.39 feet; to a point on said South line of Lot 15;

THENCE continuing along said South line of Lot 15, South 81 degrees 47 minutes 17 seconds East a distance of 8.14 feet, to the southwest corner of the Public Drainage Easement, Said point being the TRUE POINT OF BEGINNING;

Containing 1,359.76 Square Feet more or less.



NEC OF LOT 15

46' PUBLIC
DRAINAGE
EASEMENT
ABANDONED

N89°58'38"W - 228.55'
131.87'

5' EXCEPTION
TO ABANDONMENT

131.87'

S89°58'38"E - 151.89'

41' PUBLIC DRAINAGE
EASEMENT ABANDONED

32' EX. PUBLIC
DRAINAGE
EASEMENT

LOT 15 OF
"WHITEWING AT SAN TAN MAGMA"
CABINET G, SLIDE 168
PINAL COUNTY RECORDER

8' PUBLIC DRAINAGE
EASEMENT DEDICATED
HEREON

N81°47'17"W - 167.61'

TRUE POINT
OF BEGINNING

SOUTHEAST CORNER
OF LOT 15

NORTH



3/24/23

JOB NO. 2455.01

DATE: 05/30/2023

SCALE: 1"=40'



ERIE & ASSOCIATES, INC.
3120 NORTH 24th STREET
PHOENIX, ARIZONA 85016
(602) 954-6399

242 SEDGWICK STREET
DEDICATION EXHIBIT