



95- 06161

OFFICIAL RECORDS OF LA PAZ COUNTY, AZ
PATRICIA WALL, LA PAZ COUNTY RECORDER
REC REQ BY: LA PAZ TITLE
15 Dec 1995 04:34 PM PAGE 1 of 1
RECORDING FEE \$ 64.00

MAP 3 PAGES

Amended
**RECORD
OF
SURVEY**

SURVEY OF: BIG HORN RANCHES II AMENDS 95-3869
T 4N R 11W S46
SURVEY REQUESTED BY: CHICAGO TITLE INSURANCE INC.

VICINITY MAP



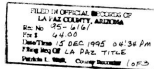
RECORD OF SURVEY

BIG HORN RANCHES

PHASE II

(AMENDED)

A PORTION OF SECTION 26, TOWNSHIP 4 NORTH, RANGE 11 WEST, OF THE
GILA AND SALT RIVER BASE AND MERIDIAN, LA PAZ COUNTY, ARIZONA



DEDICATION OF ROADWAY AND UTILITY EASEMENTS:

KNOW ALL MEN BY THESE PRESENTS, THAT CHICAGO TITLE INSURANCE COMPANY, A MISSOURI CORPORATION, AS TRUSTEE UNDER TRUST NO. 1081, BENEFICIARIES OF SAID TRUST BEING DISCLOSED BY INSTRUMENT NO. 94-06839, RECORDS OF LA PAZ COUNTY, ARIZONA, DOES HEREBY GRANT THESE EASEMENTS TO THE PUBLIC FOR THEIR USE AS ROADWAYS AND UTILITY EASEMENTS AS SHOWN AND PLATTED HEREON, AND HEREBY DECLARES THAT SAID PLAT SETS FORTH THE LOCATIONS AND GIVES THE DIMENSIONS OF THE PARCELS AND ROADWAYS CONSTITUTING SAME, AND EACH PARCEL SHALL BE KNOWN BY THE NUMBER GIVEN TO EACH RESPECTIVELY ON SAID PLAT.

CHICAGO TITLE INSURANCE COMPANY, A MISSOURI CORPORATION, AS TRUSTEE UNDER TRUST NO. 1081, HAS HERETOFORE CAUSED ITS CORPORATE NAME TO BE SIGNED AND THE SEAL TO BE AFFIXED AND THE SAME TO BE ATTESTED BY SIGNATURE OF THE UNDERSIGNED OFFICER AND THEREUNTO DULY AUTHORIZED ON THE 15 DAY OF December, 1995.

CHICAGO TITLE INSURANCE COMPANY,
A MISSOURI CORPORATION.

BY: [Signature]
TRUST OFFICER

ACKNOWLEDGEMENT

STATE OF ARIZONA } SS.
COUNTY OF MARICOPA }

ON THIS 15 DAY OF December, 1995, PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, [Signature] OFFICER FOR CHICAGO TITLE INSURANCE COMPANY, A MISSOURI CORPORATION, WHO EXECUTED THE FOREGOING INSTRUMENT ON BEHALF OF SAID CORPORATION, A WITNESS WHEREOF, I HERETO SET MY INSTRUMENT ON BEHALF OF SAID CORPORATION, IN WITNESS WHEREOF, I HERETO SET MY HAND AND AFFIX MY OFFICIAL SEAL, THE DATE FIRST WRITTEN ABOVE.



2-14-96 NOTARY PUBLIC [Signature]

CERTIFICATION

I, JAMES A. LOFTIS, R.L.S. 26404, HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON WAS COMPLETED BY ME DURING THE MONTH OF JULY 1995 AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Original recording
No. 95-3869



SHEET 1 OF 3

NOTES

1. THE BASIS OF BEARING IS THE EAST LINE OF THE WESTEAST QUARTER OF SECTION 26, TOWNSHIP 4 NORTH, RANGE 11 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, LA PAZ COUNTY, ARIZONA, PER BOOK 1 OF SURVEYS PAGE 35.
2. THIS SURVEY WAS DONE WITHOUT THE BENEFIT OF A TITLE REPORT AND IS SUBJECT TO ALL EASEMENTS OF RECORD.

0 200 400 600
GRAPHIC SCALE 1" = 400'



CONSULTING
LAND SURVEYORS

7030 EAST FIRST AVENUE, SUITE C
SCOTTSDALE, ARIZONA 85251
PHONE (602) 940-0945
FAX (602) 944-9097

JOB NO.
950711

161 RECORD OF SURVEY
r2 BIG HORN RANCHES
PHASE II
(AMENDED)

Note: Access is off of Salome Rd

SEE SHEET 1

A PORTION OF SECTIONS 34 & 35, TOWNSHIP 4 NORTH, RANGE 11 WEST, OF
THE GILA AND SALT RIVER BASE AND MERIDIAN, LA PAZ COUNTY, ARIZONA

LEGEND

FOUND MONUMENT (TYPE SHOWN)

— PROPERTY LINE

SET 1/2" REBAR W/CAP LS 26404
(UNLESS NOTED OTHERWISE)

— * ROADWAY AND UTILITY EASEMENT TYP.
(UNLESS NOTED OTHERWISE)

SHEET 2 OF 3

CONSULTING
LAND SURVEYORS

7020 EAST FIRST AVENUE, SUITE C
SCOTTSDALE, ARIZONA 85251
PHONE (602) 990-0545
FAX (602) 994-9097

JOB NO
950711

Lot A

Lot B

Lot E

Lot D

Lot C

RECORD OF SURVEY BIG HORN RANCHES PHASE II (AMENDED)

95-6161
PAGE 3 of 3

A PORTION OF SECTION 26, TOWNSHIP 4 NORTH, RANGE 11 WEST, OF THE
GILA AND SALT RIVER BASE AND MERIDIAN, LA PAZ COUNTY, ARIZONA



LEGEND

- FOUND MONUMENT (TYPE SHOWN)
- PROPERTY LINE
- SET 1/2" REBAR W/CAP L.S. 26404 (UNLESS NOTED OTHERWISE)
- ROADWAY AND UTILITY EASEMENT TYP. (UNLESS NOTED OTHERWISE)



SHEET 3 OF 3



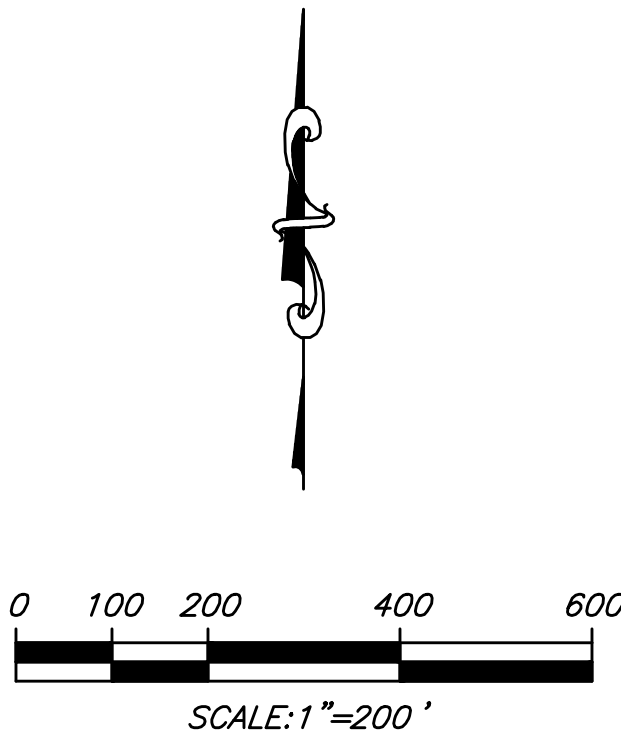
CONSULTING
LAND SURVEYORS

7030 EAST FIRST AVENUE, SUITE C
SCOTTSDALE, ARIZONA 85251
PHONE (602) 990-0848
FAX (602) 994-8097

JOB NO.
950711

RECORD OF SURVEY

A PORTION OF THE NORTHEAST QUARTER OF SECTION 3,
TOWNSHIP 3 NORTH, RANGE 11 WEST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN,
LA PAZ COUNTY, ARIZONA.



LEGAL DESCRIPTION:

APN# 303-14-003A PARCEL 1
WEST ONE THIRD (1/3), NORTHEAST QUARTER(1/4),
SECTION 3, TOWNSHIP 3 NORTH, RANGE 11
WEST OF THE GILA AND SALT RIVER BASE AND
MERIDIAN, LA PAZ COUNTY, ARIZONA

APN# 303-14-003C PARCEL 2
EAST ONE THIRD (1/3), NORTHEAST QUARTER(1/4),
SECTION 3, TOWNSHIP 3 NORTH, RANGE 11
WEST OF THE GILA AND SALT RIVER BASE AND
MERIDIAN, LA PAZ COUNTY, ARIZONA

REFERENCE DATA:

THIS SURVEY IS SUPPORTED BY THE
FOLLOWING RECORD INFORMATION:

(R1) RESULTS OF SURVEY FOR EAGLE
RANCHES 94-2441 LA PAZ COUNTY

(R2) BIG HORN RANCHES (AMENDED)
95-6161 LA PAZ COUNTY

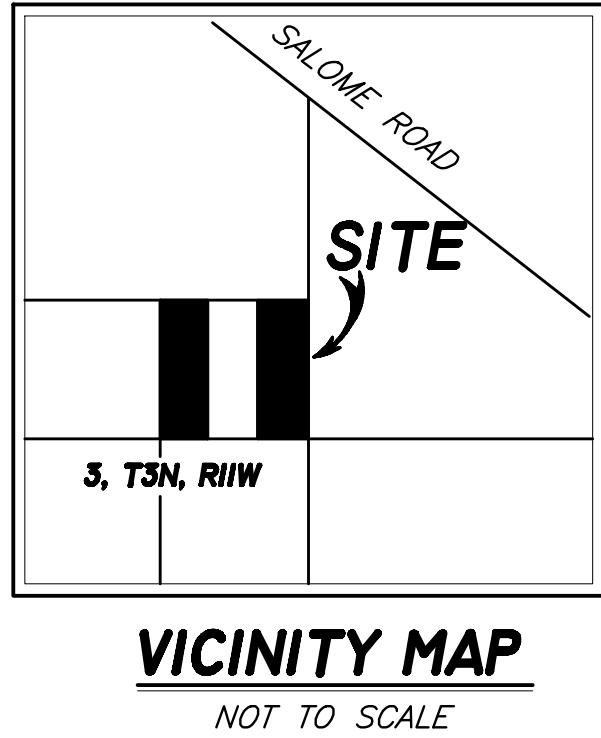
MONUMENT NOTES:

- ALL MONUMENTATION SHOWN HEREON WAS
ACCEPTED UNLESS OTHERWISE NOTED
- 1 FOUND GLO BRASS CAP FLUSH DATED 1914
NORTHEAST CORNER OF SECTION 3, T3N,
R11W.
 - 2 FOUND GLO BRASS CAP FLUSH DATED 1914,
EAST QUARTER OF SECTION 3, T3N, R11W
 - 3 CALCULATED CENTER OF SECTION 3, T3N,
R11W, SET 1/2" REBAR WITH CAP RLS# 46643
 - 4 FOUND GLO BRASS CAP ON PIPE DATED
1914, NORTH QUARTER CORNER OF SECTION
3, T3N, R11W
 - 5 FOUND GLO BRASS CAP ON PIPE DATED
1914, WEST QUARTER CORNER OF SECTION
3, T3N, R11W
 - 6 FOUND GLO BRASS CAP ON PIPE DATED
1914, SOUTH QUARTER CORNER OF SECTION
3, T3N, R11W
 - 7 FOUND GLO BRASS CAP ON PIPE DATED
1914, EAST QUARTER CORNER OF SECTION
35, T4N, R11W

RECORD OWNER:

APN#303-14-003A
BRUCE A BODNER
CHAPTER 11 TRUST

APN#303-14-003C
BODNER BRUCE A



LEGEND:

- BOUNDARY LINE
- - - MONUMENT LINE
- - - EASEMENT LINE
- ADJOINING PROPERTY
- SET 1/2" REBAR RLS #46643
UNLESS OTHERWISE NOTED
- FOUND MONUMENT AS NOTED
- CALCULATED POINT, NOTHING
FOUND AND NOTHING SET
- (M) MEASURED DATA
- (R) RECORDED DATA
- LCR LA PAZ COUNTY RECORDS
- R/W RIGHT-OF-WAY
- APN ASSESSOR'S PARCEL NUMBER
- # MONUMENT NOTE

SURVEYOR'S NOTES:

1. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY SURVEYOR. ALL
INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS, AND OTHER
DOCUMENTS WHICH MIGHT AFFECT THE QUALITY OF TITLE TO TRACT SHOWN
HEREON WAS GAINED FROM A COMMITMENT FOR TITLE INSURANCE ISSUED BY
??? TITLE INSURANCE COMPANY ORDER NUMBER 73202323-032-SAH DATED
JUNE 4, 2019 AT 7:30 A.M.
2. OWNERSHIP INFORMATION SHOWN HEREON WAS OBTAINED FROM THE LA PAZ
COUNTY ASSESSOR'S WEBSITE AND MAY BE INACCURATE OR OUT-OF-DATE.
3. ALL BUILDINGS, SURFACE AND SUBSURFACE IMPROVEMENTS ON AND
ADJACENT TO THE SITE ARE NOT NECESSARILY SHOWN.
4. THE LOCATION AND/OR EXISTENCE OF UTILITY SERVICE LINES TO THE
PROPERTY SURVEYED ARE UNKNOWN AND ARE NOT SHOWN.
5. THIS SURVEY SHOULD NOT BE CONSTRUED AS DEDICATING ANY EASEMENTS
OR RIGHTS OF WAY.
6. PER TITLE REPORT PARCELS HAVE A LACK OF RIGHT OF ACCESS TO AND
FROM SAID LAND. HOWEVER PER BIG HORN RANCHES (R2) NORTH OF SUBJECT
PARCELS THE SUBDIVISION MAP DEPICTS A 33 FOOT ROAD WAY AND UTILITY
EASEMENT ALONG WITH A 66 FOOT EASEMENT SOUTH OF SALOME ROAD. THE
SURVEYOR FOUND NO DEFINED ROAD WITHIN ±1304 FEET OF SUBJECT
PARCELS AT THE TIME OF THIS SURVEY.

SURVEYOR'S STATEMENT:

I, LANCE C. DICKSON, BEING A LICENSED LAND SURVEYOR IN THE STATE OF
ARIZONA HEREBY STATE THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH
IT WAS BASED WAS MADE UNDER MY SUPERVISION AND IT IS CORRECT TO
THE BEST OF MY KNOWLEDGE AND THAT THE MONUMENTS SHOWN HEREON DO
EXIST AS INDICATED.

PRELIMINARY



LANCE C. DICKSON RLS #46643

DATE

REVISIONS

RECORD OF SURVEY

A PORTION OF THE NORTHEAST QUARTER OF SECTION 3,
TOWNSHIP 3 NORTH, RANGE 11 WEST, OF THE GILA AND SALT
RIVER BASE AND MERIDIAN,
LA PAZ COUNTY, ARIZONA.

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FIELDWORK BY : CP/CS

DRAWN BY : LCD

CHECKED BY : LCD

JOB # P19-192

DATE : 07/08/19

SHEET NO.

/

1 OF 1