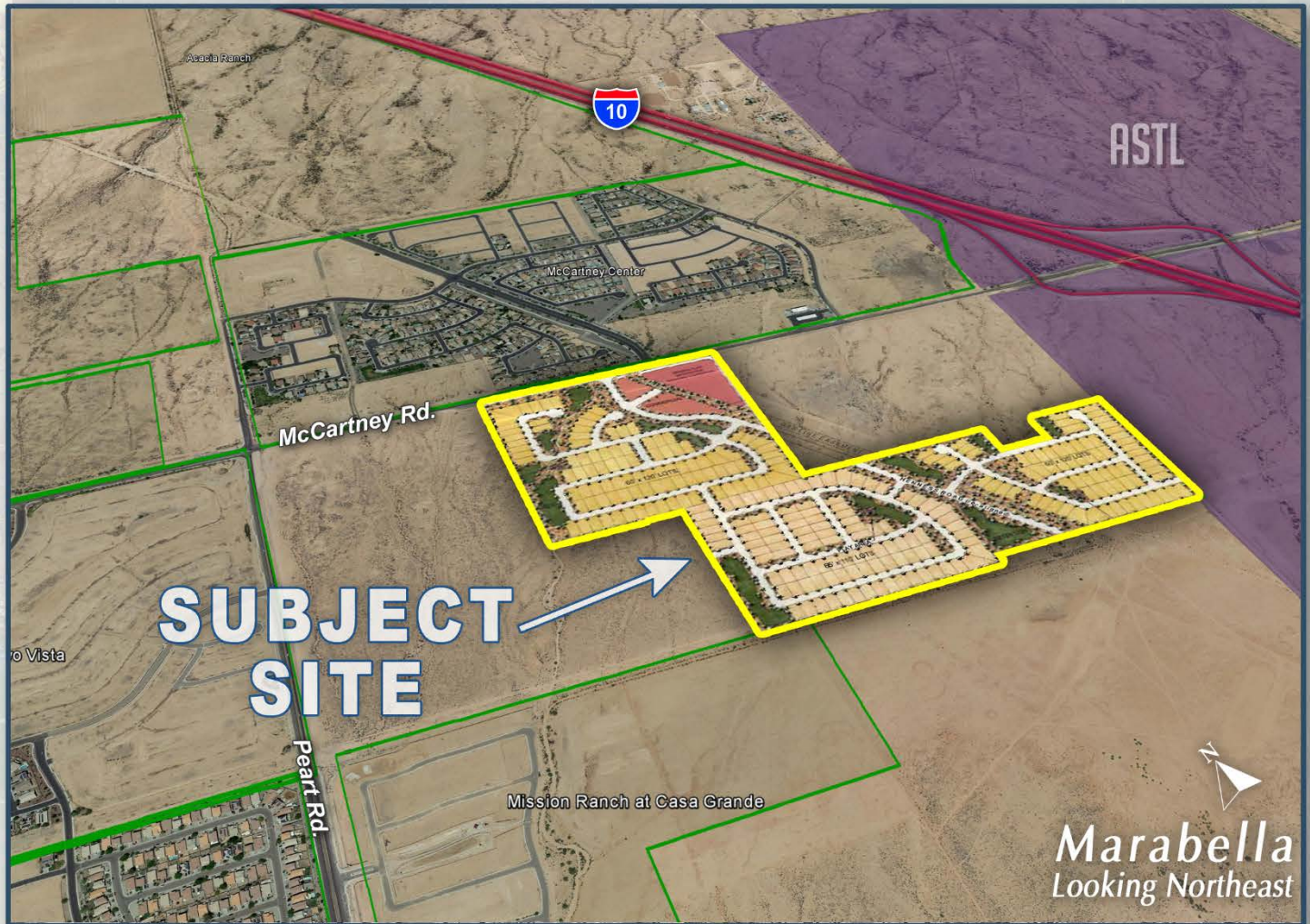


NATHAN & ASSOCIATES, INC.  
EXCLUSIVELY PRESENTS

# MARABELLA

## SW OF MCCARTNEY ROAD AND I-10

CITY OF CASA GRANDE, ARIZONA



**NATHAN & ASSOCIATES, INC.**  
7600 E. DOUBLETREE RANCH ROAD, SUITE 150  
SCOTTSDALE · ARIZONA · 85258-2156  
OFFICE: 480.367.0700 · FAX: 480.367.8341  
[WWW.NATHANANDASSOCIATESINC.COM](http://WWW.NATHANANDASSOCIATESINC.COM)



# MARABELLA

CITY OF CASA GRANDE, ARIZONA

## LOCATION:

Located on the south side of McCartney Road, one half mile west of Interstate 10 in Casa Grande, Arizona.

## SIZE:

±106 Total Acres

- ±6 Acres of Commercial
- 281 Platted and Engineered Lots
- Phase I: 100 Lots – 60' x 120'
- Phase II: 108 Lots – 65' x 110'
- Phase III: 73 Lots – 60' x 120'

## ASSESSOR PARCEL NUMBERS:

505-03-003, 505-03-004A, 505-03-006A and 505-03-007C

## ZONING:

PAD | City of Casa Grande

[Please Click to view PAD](#)

## PRICE:

-

## TERMS:

-

## UTILITIES:

Water: Arizona Water Company  
Sewer: City of Casa Grande  
Electricity: Arizona Public Service  
Gas: Southwest Gas Corporation  
Telephone: Qwest Communications  
Cable: Cox Communications

## SCHOOLS:

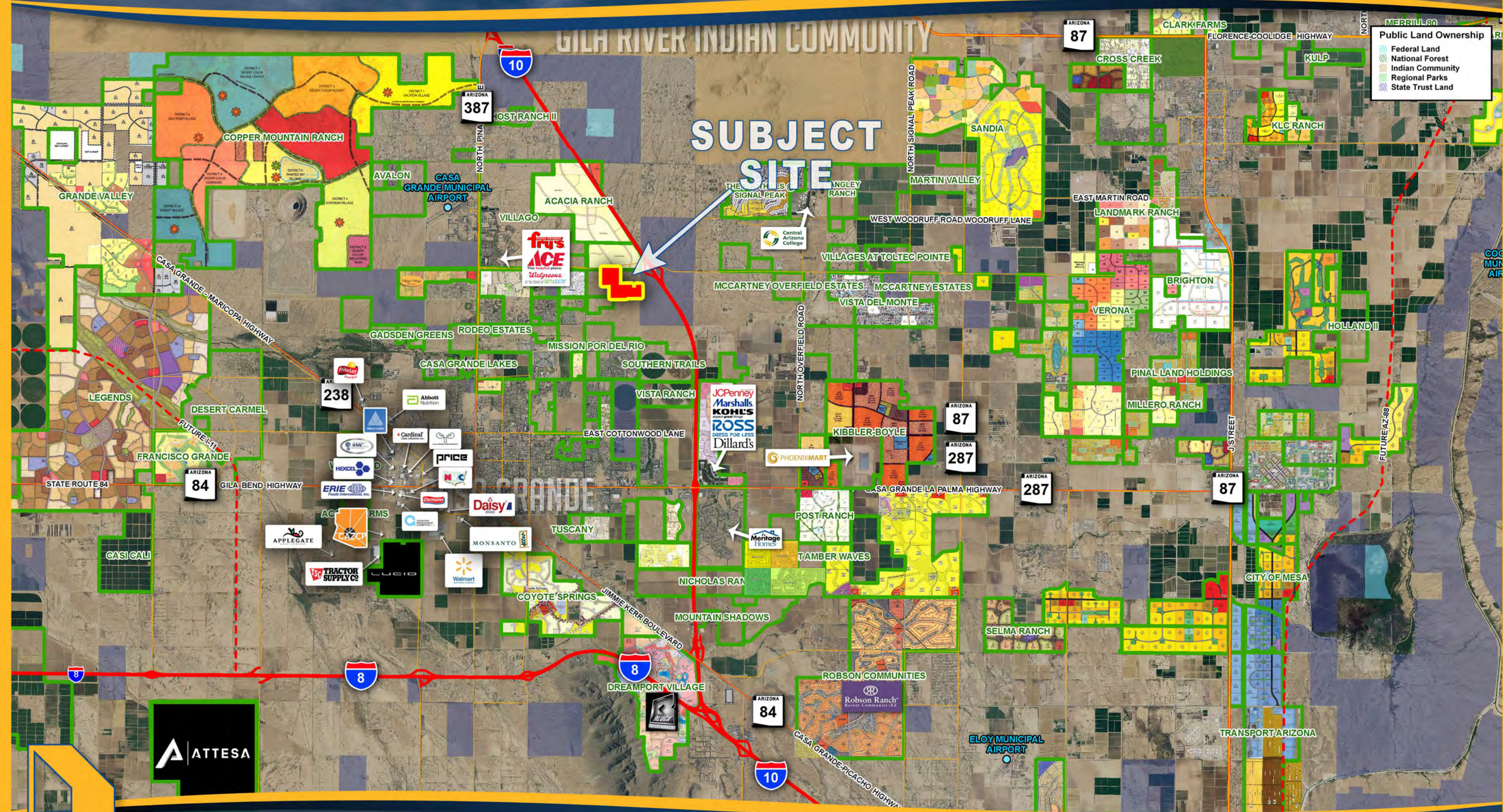
Cholla School (K – 5)  
Cactus Middle School (6 – 8)  
Casa Grande Union High School (9 – 12)

## COMMENTS:

-

# PINAL COUNTY SUBMARKET

## MARABELLA



**Public Land Ownership**

- Federal Land
- National Forest
- Indian Community
- Regional Parks
- State Trust Land

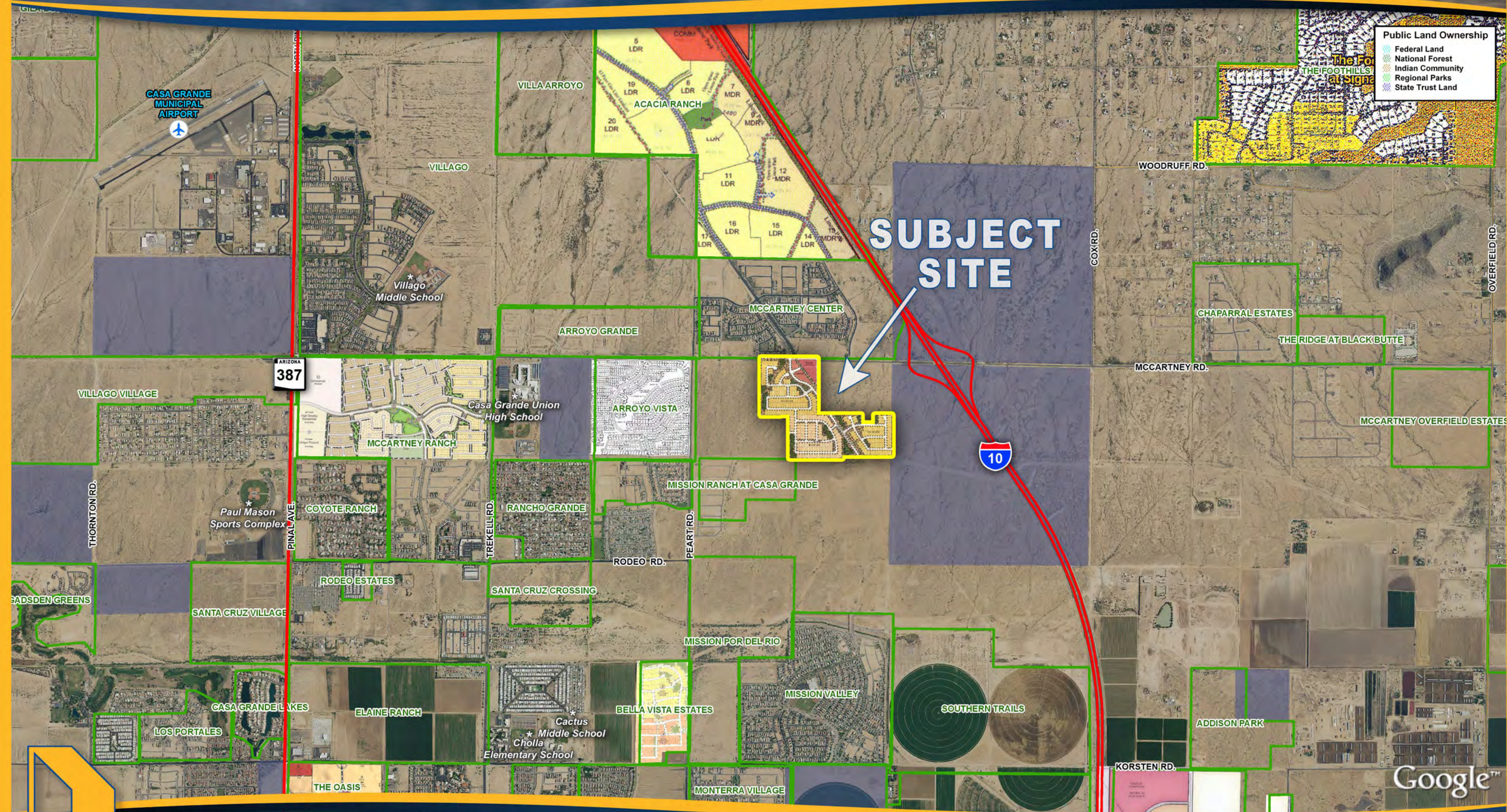
**SUBJECT SITE**

NATHAN & ASSOCIATES, INC.  
 7600 E. DOUBLETREE RANCH ROAD, SUITE 150 • SCOTTSDALE • ARIZONA • 85258-2156  
 OFFICE: 480.367.0700 • FAX: 480.367.8341  
 WWW.NATHANANDASSOCIATESINC.COM

This map was produced using data from private and governmental sources deemed to be reliable. The information herein is provided without representation or warranty.

# MARABELLA

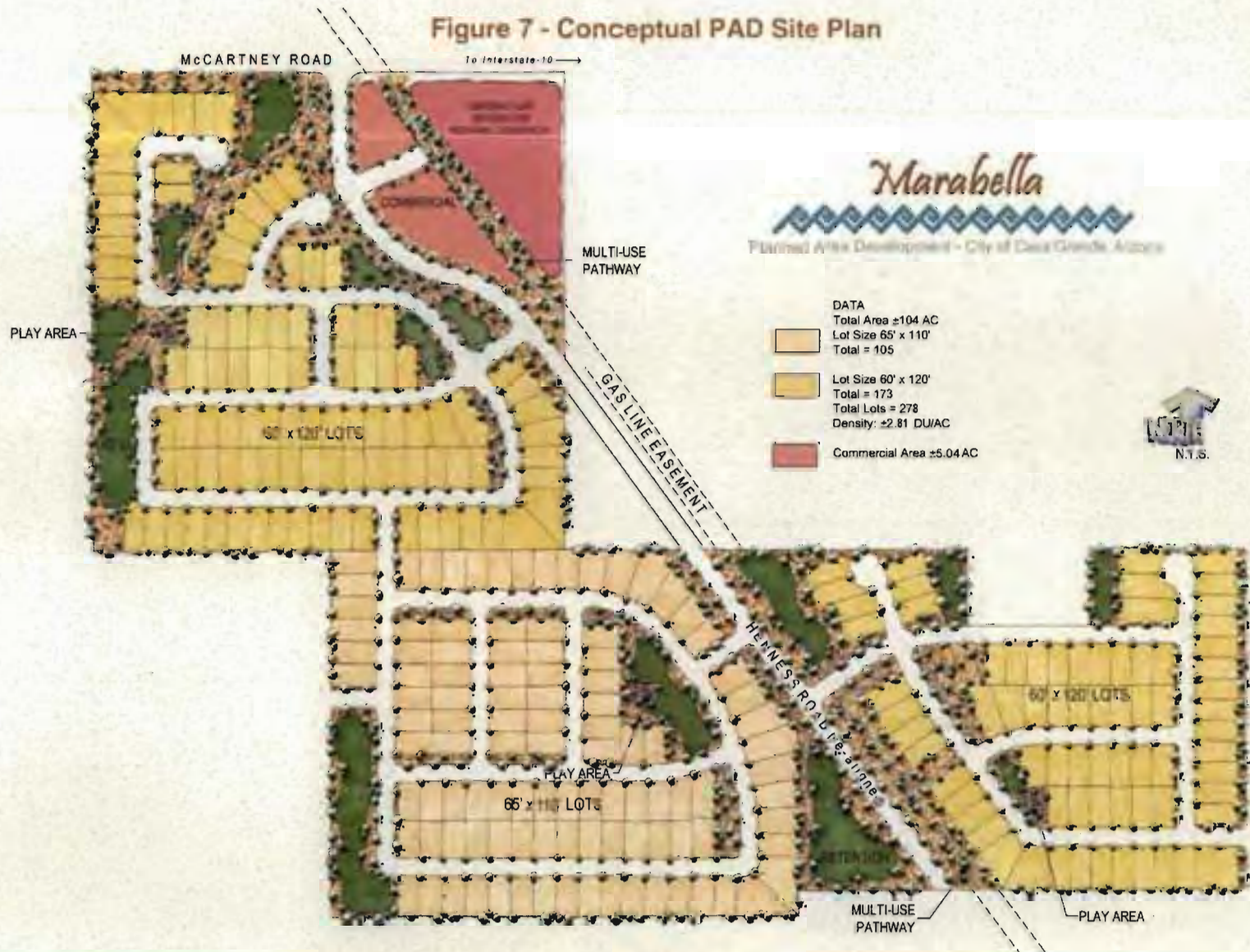
CITY OF CASA GRANDE, ARIZONA



# Marabella

Planned Area Development - City of Casa Grande

Figure 7 - Conceptual PAD Site Plan





14640 N. TATUM BLVD.  
SUITE # 8  
PHOENIX, AZ 85032  
OFFICE: 602.787.0333  
FAX: 602.787.0336



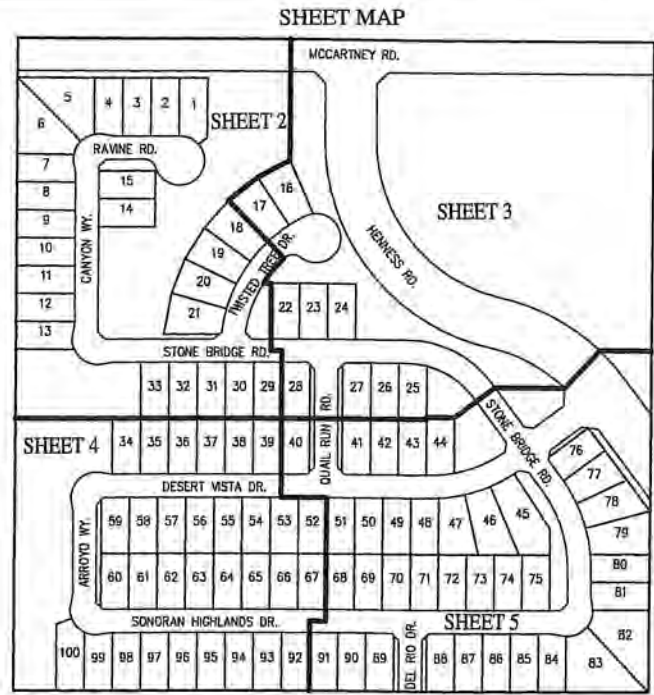
NO.	REVISIONS DESCRIPTION	DATE

LAND PLANNING — HYDROLOGY — LAND DEVELOPMENT — CIVIL INFRASTRUCTURE



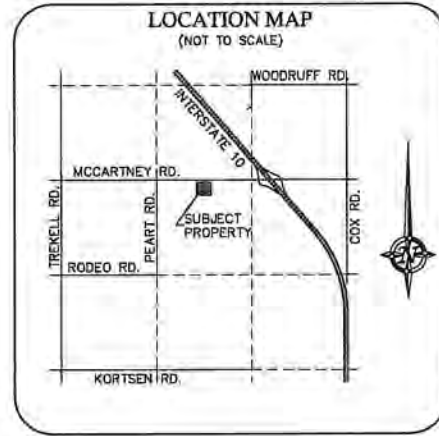
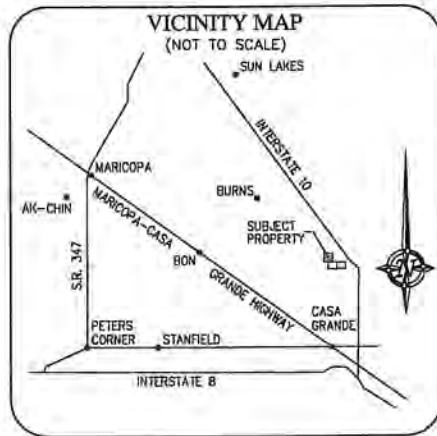
DESIGNER:  
DRAWN:  
CHECKED:      DATE:  
VERSION:  
PROJECT NO:

**TWO WORKING DAYS BEFORE YOU DIG.**  
CALL FOR THE BLUE STAKES  
(602) 263-1100  
OUTSIDE MARICOPA COUNTY  
1-800-STAKE-IT  
1-800-782-5348



# FINAL PLAT OF MARABELLA PARCEL I

LOCATED IN A PORTION OF THE NORTH HALF OF SECTION 3, TOWNSHIP 6 SOUTH, RANGE 6 EAST, OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA

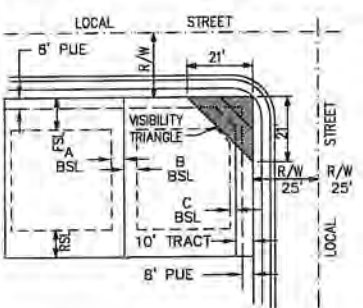


STATE OF ARIZONA }  
 COUNTY OF PINAL } SS  
 I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN CABINET \_\_\_\_\_ SLIDE \_\_\_\_\_  
 DATE: \_\_\_\_\_  
 REQUEST OF: \_\_\_\_\_  
 WITNESS MY HAND AND OFFICIAL SEAL  
 LAURA DEAN-LYILE, PINAL COUNTY RECORDER  
 BY: \_\_\_\_\_ DEPUTY

- NOTES:**
- THIS SUBDIVISION IS WITHIN THE SERVICE AREA OF ARIZONA WATER COMPANY 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 PLATED SUBDIVISION HAS BEEN RECEIVED FROM SAID COMPANY AS EVIDENCED BY A WILL SERVE LETTER, DATED THE \_\_\_\_\_ OF \_\_\_\_\_, 20\_\_\_\_.
  - TRACTS A THROUGH K ARE COMMON AREAS WHICH SHALL BE GRANTED AND CONVEYED TO AND MAINTAINED BY THE MARABELLA HOMEOWNER'S 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/RETENTION AREAS OR TO THE DRAINAGE EASEMENTS WITHOUT PRIOR APPROVAL BY THE CITY OF CASA GRANDE.
  - THE STORM WATER RETENTION VOLUMES REQUIRED BY THE CITY OF CASA GRANDE DRAINAGE ORDINANCE HAVE BEEN MET AND THE OVERALL GROSS RETENTION/RETENTION VOLUMES WILL NOT BE CHANGED WITHOUT PRIOR APPROVAL BY THE CITY OF CASA GRANDE. MAINTENANCE OF THE AREAS SUBJECT TO STORM WATER RETENTION/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 SHALL BE THE RESPONSIBILITY OF THE CITY OF CASA GRANDE.
  - ALL WORK WITHIN PUBLIC RIGHTS-OF-WAYS REQUIRE PERMITS FROM AND INSPECTIONS BY THE CITY OF CASA GRANDE.
  - ALL TRENCH WORK WITHIN UTILITY EASEMENTS REQUIRE PERMITS FROM AND INSPECTIONS BY THE CITY OF CASA GRANDE.
  - THIS SUBDIVISION IS SUBJECT TO THE REQUIREMENTS OF THE INTERNATIONAL FIRE CODE, AS ADOPTED BY PINAL COUNTY AND ADMINISTERED BY THE CITY OF CASA GRANDE BUILDING SAFETY DEPARTMENT.
  - ON ALL LOTS THE OWNER/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.
  - NO TREES ARE PERMITTED WITHIN THE RIGHT-OF-WAY SIGHT-VISIBILITY EASEMENTS AND NO TEMPORARY OR PERMANENT OBJECT, STRUCTURE, OR LANDSCAPING SHALL EXCEED TWENTY-FOUR INCHES IN HEIGHT WITHIN THE RIGHT-OF-WAY SIGHT-VISIBILITY EASEMENTS.
  - ALL DRYWELLS SHOWN ON THIS PROJECT SHALL BE MAINTAINED BY THE MARABELLA HOMEOWNER'S ASSOCIATION AND ARE TO BE REPLACED BY THE MARABELLA HOMEOWNER'S ASSOCIATION WHEN THEY CEASE TO DRAIN THE SURFACE WATER IN A 36-HOUR PERIOD. REGULAR MAINTENANCE OF THE DRYWELL SINKING CHAMBER IS REQUIRED TO ACHIEVE THE BEST OPERATION OF THE WELL.
  - THERE SHALL BE NO SPLITTING OR SUBDIVIDING WITHOUT PRIOR WRITTEN APPROVAL OF THE CITY OF CASA GRANDE, EXCEPT PARCELS/TRACTS SOLD FOR SUBDIVISION DEVELOPMENT IN ACCORDANCE WITH THE APPROVED PLANNED AREA DEVELOPMENT.
  - ALL LOTS WITHIN THIS SUBDIVISION MAY BE SUBJECT TO AN ANNUAL ASSESSMENT FOR STREET LIGHTS THROUGH THE MARABELLA HOMEOWNER'S ASSOCIATION.
  - ALL SUBDIVISION STREETS WHETHER PUBLIC OR PRIVATE, AND WORK WITHIN THE SUBDIVISION STREETS REQUIRE PERMITS AND INSPECTIONS BY THE CITY OF CASA GRANDE.

**BENCH MARK:**  
 USGS BENCHMARK "VAL" (NGS PID 021390), ELEVATION = 1456.6, NAVD'88.

**BASIS OF BEARING:**  
 BASIS OF BEARING IS THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 6 SOUTH, RANGE 6 EAST OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA. (ASSUMED)  
 NORTH QUARTER CORNER: PK NAIL WITH STRADDLERS  
 NORTHEAST CORNER: BRASS CAP (FLUSH)  
 BEARING: S89°11'22"E  
 DISTANCE: 2668.99 FEET



**TYPICAL LOT SETBACKS**

N.T.S.  
 FRONT BUILDING SETBACK (FS) 15'-FOR SIDE ENTRY GARAGE  
 10'-TO FACE OF GARAGE  
 SIDE BUILDING SETBACK (BSL) A-5  
 B-10' OR 5' FOR 50'X110' LOTS  
 C-15' (MAY INCLUDE 10' ADJACENT L.S. TRACT)  
 REAR BUILDING SETBACK (RS) 15'

**TYPICAL LOT NOTES:**

- MAXIMUM LOT COVERAGE:
- MINIMUM LOT AREA:
- MINIMUM LOT WIDTH:
- MINIMUM FRONT SETBACK:
- MINIMUM REAR SETBACK:
- MINIMUM SIDE SETBACK:
- MINIMUM DISTANCE BETWEEN BUILDINGS:

**LEGEND**

- CENTERLINE
- EASEMENT LINE
- SUBDIVISION BOUNDARY
- CENTERLINE MONUMENT SET BRASS CAP (MAG STD. DTL 120-B)
- SUBDIVISION CORNER; SET 1/2" REBAR WITH CAP STAMPED "RLS 28724" UNLESS NOTED OTHERWISE
- FOUND MONUMENT AS NOTED
- BRASS CAP IN A HANDHOLE
- P.U.E. - PUBLIC UTILITY EASEMENT
- V.N.A.E. - VEHICLE NON-ACCESS EASEMENT
- S.F. - SQUARE FEET
- TYP. - TYPICAL
- S.V.T.E. - SIGHT VISIBILITY TRIANGLE EASEMENT

**SERVICE PROVIDERS:**

WATER: ARIZONA WATER COMPANY  
 SEWER: CITY OF CASA GRANDE  
 APS/ED2  
 TELEPHONE: QWEST  
 SOUTHWEST GAS  
 CABLE TV: COX CABLE  
 FIRE: CITY OF CASA GRANDE  
 POLICE: CITY OF CASA GRANDE  
 SCHOOLS: CASA GRANDE SCHOOL DISTRICT  
 SOLID WASTE: CITY OF CASA GRANDE

**LAND USE TABLE:**

CURRENT ZONING:	PAD
GROSS ACREAGE:	43.698 ACRES
NET ACREAGE:	38.585 ACRES
GROSS LOT ACREAGE:	17.821 ACRES
GROSS TRACT ACREAGE:	14.480 ACRES
GROSS R.O.W. ACREAGE:	6.264 ACRES
TOTAL LOTS:	100

**LAND SURVEYOR'S CERTIFICATE:**  
 I HEREBY CERTIFY THAT THE SURVEY AND SUBDIVISION OF THE PREMISES DESCRIBED AND PLATTED HEREIN WERE MADE UNDER MY DIRECTION DURING THE MONTH(S) OF JANUARY, 2006, AND THAT THIS PLAT REPRESENTS THE SURVEY MADE. I FURTHER CERTIFY 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.

MATTHEW A. GRAHAM  
 ARIZONA REGISTERED LAND SURVEYOR, #26724  
 M ENGINEERING, INC.  
 14640 N. TATUM BL. #8  
 PHOENIX, AZ 85032

PRELIMINARY



NOT FOR RECORDING

**LEGAL DESCRIPTION:**  
 GLO LOT 3, SECTION 3, TOWNSHIP 6 SOUTH, RANGE 6 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, PINAL COUNTY, ARIZONA;

EXCEPT THE WEST 642.44 FEET THEREOF; AND  
 THE WEST HALF OF GLO LOT 2, SECTION 3, TOWNSHIP 6 SOUTH, RANGE 6 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, PINAL COUNTY, ARIZONA;

EXCEPT ONE-HALF OF ALL COAL, OIL, GAS AND OTHER MINERALS AS RESERVED IN DEED RECORDED IN DOCKET 163, PAGE 3, RECORDS OF PINAL COUNTY.

**ENGINEER:**  
 M ENGINEERING, INC.  
 14640 N. TATUM BL.  
 SUITE #8  
 PHOENIX, AZ 85032  
 PHONE: (602) 787-0333  
 FAX: (602) 787-0336  
 CONTACT: TAMARA MONTGOMERY, P.E.

**OWNER / DEVELOPER:**  
 NORTHBRIDGE DEVELOPMENT LLC  
 5212 N. QUAIL RUN PLACE  
 PARADISE VALLEY, ARIZONA 85253  
 PHONE: 602.818.7931  
 FAX: 480.425.0272  
 CONTACT: MICHAEL DODLEY

**ASSURANCE STATEMENT:**  
 ASSURANCES IN THE FORM OF \_\_\_\_\_ HAVE BEEN SUBMITTED TO THE CITY OF CASA GRANDE 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. SEC. 11-806.01 ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_. APPROVAL OR RECORDATION OF THIS PLAT SHALL NOT BE DEEMED TO CONSTITUTE OR EFFECT AN ACCEPTANCE BY THE CITY FOR DESIGNATION OF ANY STREET, HIGHWAY, BICYCLE FACILITY OR OTHER WAY OR OPEN SPACE SHOWN UPON THE PLAT INTO THE CITY MAINTENANCE SYSTEM.

CITY OF CASA GRANDE BOARD OF SUPERVISORS:

BY: \_\_\_\_\_ CHAIRMAN ATTEST: \_\_\_\_\_ CLERK

**APPROVALS:**  
 THIS PLAT HAS BEEN APPROVED AS TO FORM BY:

PINAL COUNTY PLANNING & ZONING COMMISSION DATE \_\_\_\_\_  
 PINAL COUNTY ENGINEER DATE \_\_\_\_\_

CITY OF CASA GRANDE, CITY COUNCIL

BY: \_\_\_\_\_ MAYOR ATTEST: \_\_\_\_\_ CITY CLERK

FINAL PLAT  
 MARABELLA  
 PARCEL I

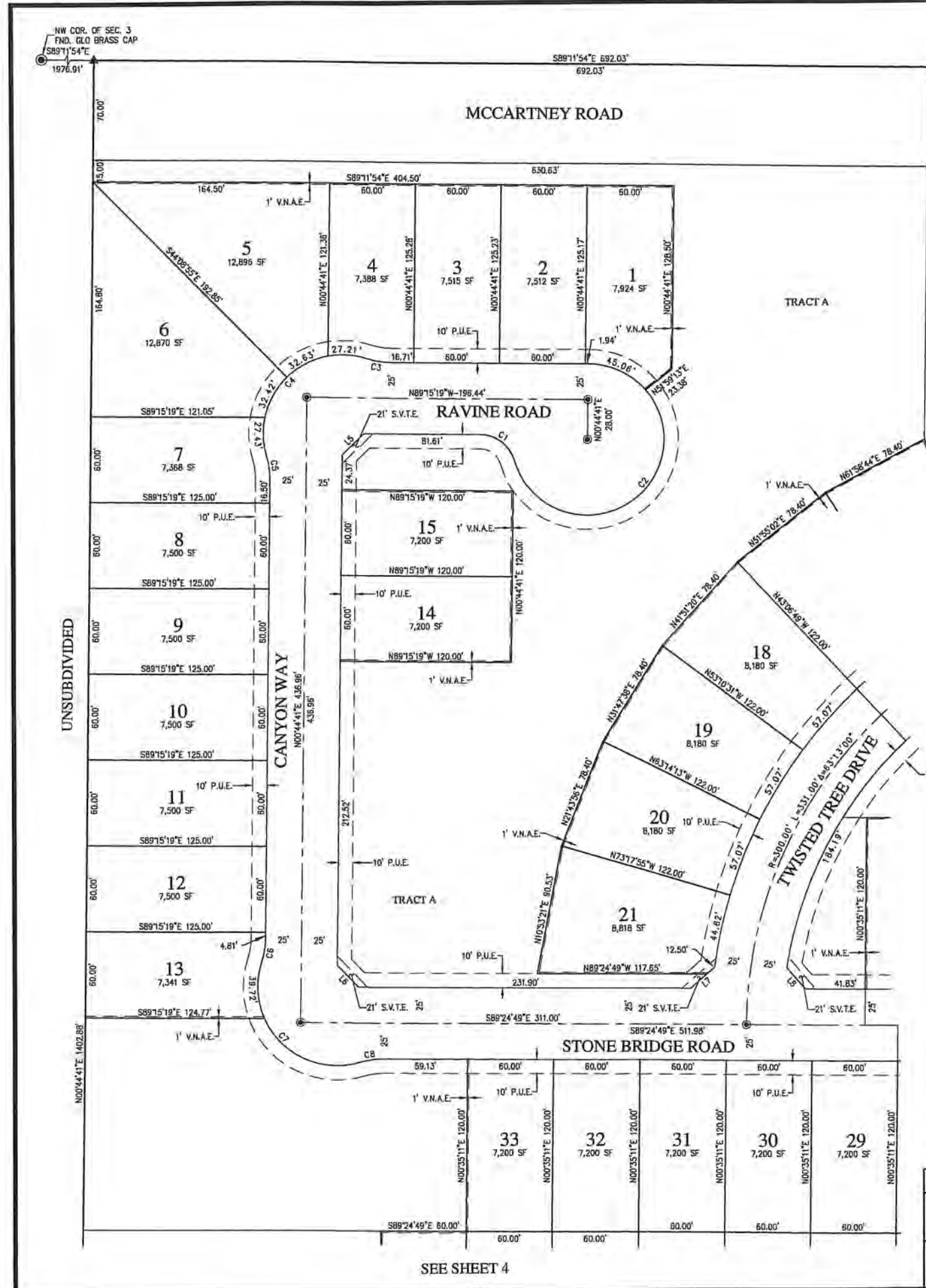


14640 N. TATUM BL. #8  
 PHOENIX, AZ 85032  
 OFFICE: 602.787.0333  
 FAX: 602.787.0336

FIELDWORK: MAG  
 DRAWN: PCG  
 CHECKED: DATE: MAG/MLM 3/12/07  
 PROJECT NO: 05-232  
 SHEET 1 OF 5

V.1

STATE OF ARIZONA }  
 COUNTY OF PINAL } SS  
 I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS  
 FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN  
 CABINET \_\_\_\_\_ SLIDE \_\_\_\_\_  
 DATE: \_\_\_\_\_  
 REQUEST OF:  
 WITNESS MY HAND AND OFFICIAL SEAL  
 LAURA DEAN-LYTTLE, PINAL COUNTY RECORDER  
 BY: \_\_\_\_\_ DEPUTY



CURVE	RADIUS	LENGTH	DELTA
C1	25.00'	32.12'	73°37'02"
C2	53.00'	234.60'	253°37'02"
C3	55.00'	16.65'	172°0'29"
C4	55.00'	119.69'	124°40'58"
C5	55.00'	16.65'	172°0'29"
C6	55.00'	16.65'	172°0'29"
C7	55.00'	119.84'	124°50'29"
C8	55.00'	16.65'	172°0'29"
C9	25.00'	35.80'	82°02'28"
C10	53.00'	227.13'	245°32'31"
C11	55.00'	16.65'	172°0'29"
C12	55.00'	119.69'	124°40'58"
C13	55.00'	16.65'	172°0'29"
C14	55.00'	16.65'	172°0'29"
C15	55.00'	119.69'	124°40'58"
C16	55.00'	16.65'	172°0'29"
C17	55.00'	16.65'	172°0'29"
C18	55.00'	119.69'	124°40'58"
C19	55.00'	16.65'	172°0'29"
C20	55.00'	16.65'	172°0'29"
C21	55.00'	119.69'	124°40'58"
C22	55.00'	16.65'	172°0'29"
C23	55.00'	16.65'	172°0'29"
C24	55.00'	119.69'	124°40'58"
C25	55.00'	16.65'	172°0'29"
C26	53.00'	234.60'	253°37'02"
C27	25.00'	32.12'	73°37'02"
C28	25.00'	32.12'	73°37'02"
C29	53.00'	234.60'	253°37'02"
C30	55.00'	16.65'	172°0'29"
C31	55.00'	84.44'	87°58'09"
C32	55.00'	16.65'	172°0'29"

LINE	BEARING	DISTANCE
L1	N44°11'28"W	35.36'
L2	N45°48'38"E	35.36'
L3	N03°55'03"E	38.27'
L4	N81°08'03"W	35.36'
L5	S45°44'41"W	21.21'
L6	N44°20'04"W	21.18'
L7	N48°27'13"E	22.25'
L8	N41°01'27"W	19.82'
L9	N44°24'49"W	21.21'
L10	S45°35'11"W	21.21'
L11	S45°35'11"W	21.21'
L12	N44°24'49"W	21.21'
L13	S45°35'11"W	21.21'
L14	N44°24'49"W	21.21'
L15	N44°19'42"W	21.16'
L16	N45°40'16"E	21.24'
L17	N45°35'11"E	21.21'
L18	N81°11'28"W	21.19'
L19	S08°51'57"W	21.21'
L20	N08°47'55"E	21.24'
L21	N81°08'03"W	21.21'
L22	N44°14'35"W	21.21'
L23	S45°45'25"W	21.21'
L24	N44°14'35"W	21.21'
L25	S45°45'25"W	21.21'
L26	N44°14'35"W	21.21'
L27	N45°39'39"E	21.25'
L28	S81°00'57"E	21.21'
L29	N09°52'30"E	21.54'
L30	N81°00'57"W	35.36'
L31	N08°59'03"E	35.36'
L32	N26°02'50"E	20.73'
L33	N61°23'03"W	20.73'
L34	N45°45'25"E	21.21'
L35	N44°14'35"W	21.21'
L36	N45°45'25"E	21.21'
L37	N44°14'35"W	21.21'
L38	N45°45'25"E	21.21'
L39	N44°14'35"W	21.21'
L40	S45°45'25"W	21.21'
L41	N44°14'35"W	21.21'
L42	N44°14'35"W	21.21'
L43	N45°45'25"E	21.21'
L44	S81°00'57"E	35.36'
L45	N08°59'03"E	35.36'
L46	N25°20'42"E	21.92'
L47	N60°45'14"W	21.93'
L48	N28°14'27"E	19.89'
L49	N86°16'03"W	20.91'
L50	N45°38'32"E	21.23'
L51	N44°21'28"W	21.19'
L52	N45°41'53"E	21.21'
L53	N44°18'07"W	21.21'
L54	N10°15'22"E	20.74'
L55	N79°56'22"W	21.61'
L56	N62°39'32"W	26.81'
L57	N45°41'53"E	21.21'
L58	N44°18'07"W	21.21'
L59	N44°18'07"W	35.36'
L60	N45°41'53"E	35.36'

- LEGEND**
- CENTERLINE
  - EASEMENT LINE
  - SUBMISSION BOUNDARY
  - CENTERLINE MONUMENT SET BRASS CAP (MAG STD. DTL. 120-B)
  - ▲ SUBMISSION CORNER; SET 1/2" REBAR WITH CAP STAMPED "RLS 28724" UNLESS NOTED OTHERWISE
  - FOUND MONUMENT AS NOTED
  - ⊙ BRASS CAP IN A HANDHOLE
  - PUE - PUBLIC UTILITY EASEMENT
  - VNAE - VEHICLE NON-ACCESS EASEMENT
  - S.F. - SQUARE FEET
  - TYP. - TYPICAL
  - S/VTE - SIGHT VISIBILITY TRIANGLE EASEMENT
  - WME - WALL MAINTENANCE EASEMENT
  - \* - MODEL LOT



FINAL PLAT

MARABELLA  
PARCEL I

PRELIMINARY

RECORDING

**ENGINEERING**

14640 N. TATUM BL. #8  
PHOENIX, AZ 85032  
OFFICE: 602.787.0333  
FAX: 602.787.0336

FIELDWORK: MAG  
DRAWN: PCG  
CHECKED: DATE: 3/12/07  
PROJECT NO: 05-232  
SHEET 2 OF 5

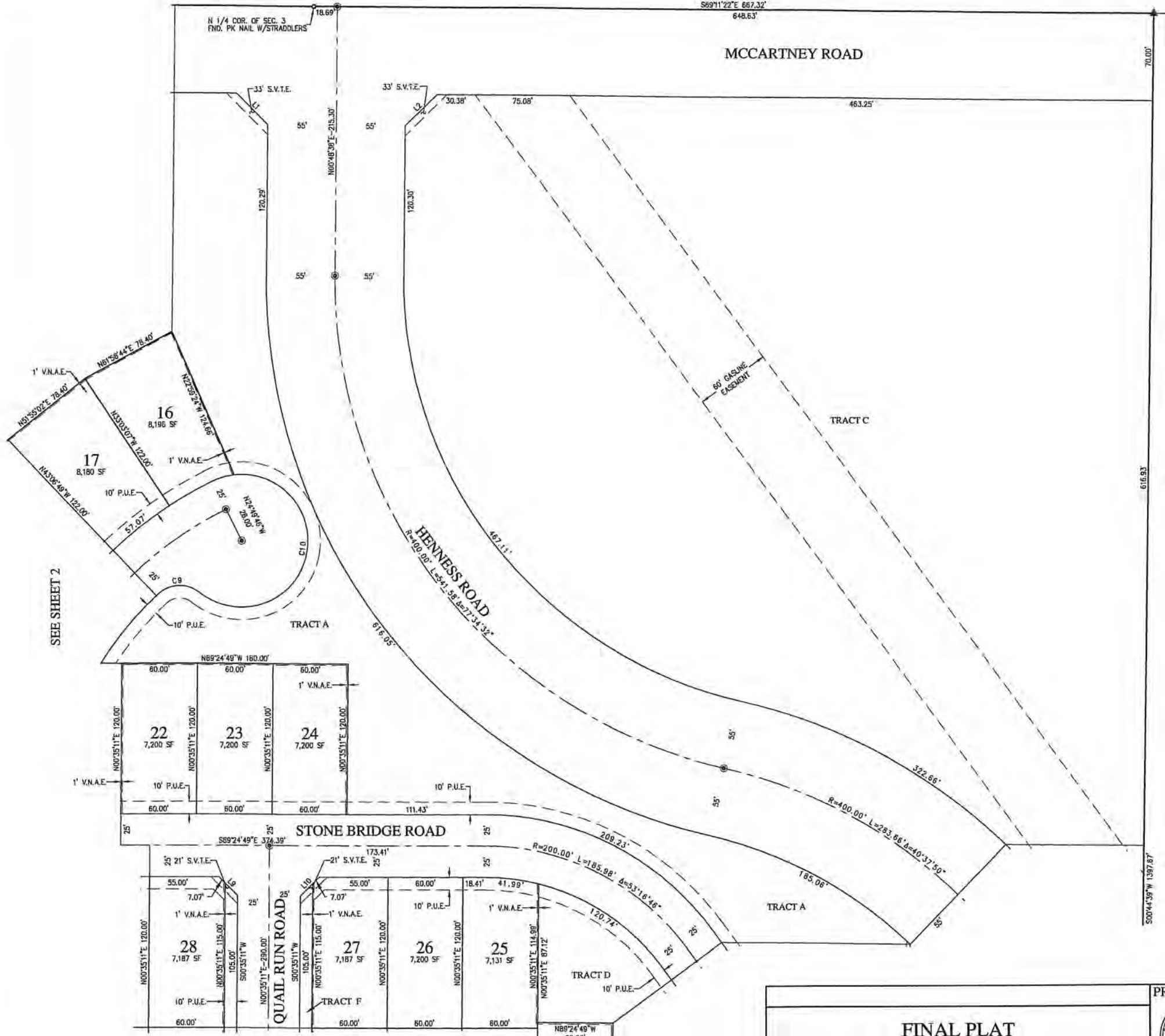


STATE OF ARIZONA }  
 COUNTY OF PINAL } SS  
 I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS  
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 CABINET \_\_\_\_\_ SLIDE \_\_\_\_\_  
 DATE: \_\_\_\_\_  
 REQUEST OF:  
 WITNESS MY HAND AND OFFICIAL SEAL  
 LAURA DEAN-LYTTLE, PINAL COUNTY RECORDER  
 BY: \_\_\_\_\_ DEPUTY

COUNTY SEAL

NE COR. OF SEC. 3  
 FND. BRASS CAP  
 S89°11'22"E  
 2001.67

MCCARTNEY ROAD



SEE SHEET 2

SEE SHEET 5

UNSUBDIVIDED



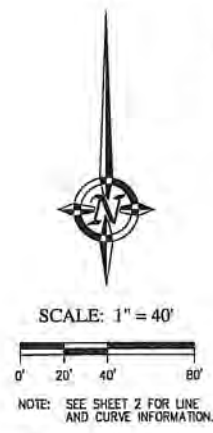
- LEGEND**
- CENTERLINE
  - - - EASEMENT LINE
  - SUBDIVISION BOUNDARY
  - CENTERLINE MONUMENT SET BRASS CAP; (MAG STD. DTL. 120-B)
  - ▲ SUBDIVISION CORNER; SET 1/2" REBAR WITH CAP STAMPED "PLS 28724" UNLESS NOTED OTHERWISE
  - FOUND MONUMENT AS NOTED
  - ⊙ BRASS CAP IN A HANDHOLE
  - ⊖ PUBLIC UTILITY EASEMENT
  - V.N.A.E. - VEHICLE NON-ACCESS EASEMENT
  - S.F. - SQUARE FEET
  - TYP. - TYPICAL
  - S.V.T.E. - SIGHT VISIBILITY TRIANGLE EASEMENT
  - W.M.E. - WALL MAINTENANCE EASEMENT
  - \* - MODEL LOT

NOTE: SEE SHEET 2 FOR LINE AND CURVE INFORMATION.

V.1

<b>FINAL PLAT</b>				14640 N. TATUM BL. #8 PHOENIX, AZ 85032 OFFICE: 602.787.0333 FAX: 602.787.0336	FIELDWORK: MAG
MARABELLA PARCEL I					DRAWN: PCG
		RECORDING	ENGINEERING		CHECKED: DATE: 3/12/07
					PROJECT NO: 05-232
					SHEET 3 OF 5

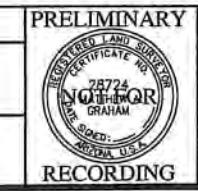
STATE OF ARIZONA }  
 COUNTY OF PINAL } SS  
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 DATE: \_\_\_\_\_  
 REQUEST OF:  
 WITNESS MY HAND AND OFFICIAL SEAL  
 LAURA DEAN-LYILE, PINAL COUNTY RECORDER  
 BY: \_\_\_\_\_ DEPUTY



- LEGEND**
- CENTERLINE
  - - - EASEMENT LINE
  - SUBDIVISION BOUNDARY
  - CENTERLINE MONUMENT SET BRASS CAP (MAG STD. DTL. 120-B)
  - ▲ SUBDIVISION CORNER; SET 1/2" REBAR WITH CAP STAMPED "RLS 28724" UNLESS NOTED OTHERWISE
  - FOUND MONUMENT AS NOTED
  - ⊙ BRASS CAP IN A HANDHOLE
  - PUE PUBLIC UTILITY EASEMENT
  - VNAE VEHICLE NON-ACCESS EASEMENT
  - S.F. SQUARE FEET
  - TYP. TYPICAL
  - SVTE SIGHT VISIBILITY TRIANGLE EASEMENT
  - WME WALL MAINTENANCE EASEMENT
  - \* MODEL LOT

FINAL PLAT

MARABELLA  
 PARCEL I

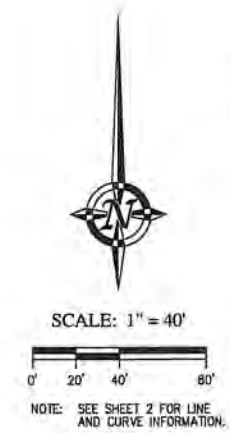
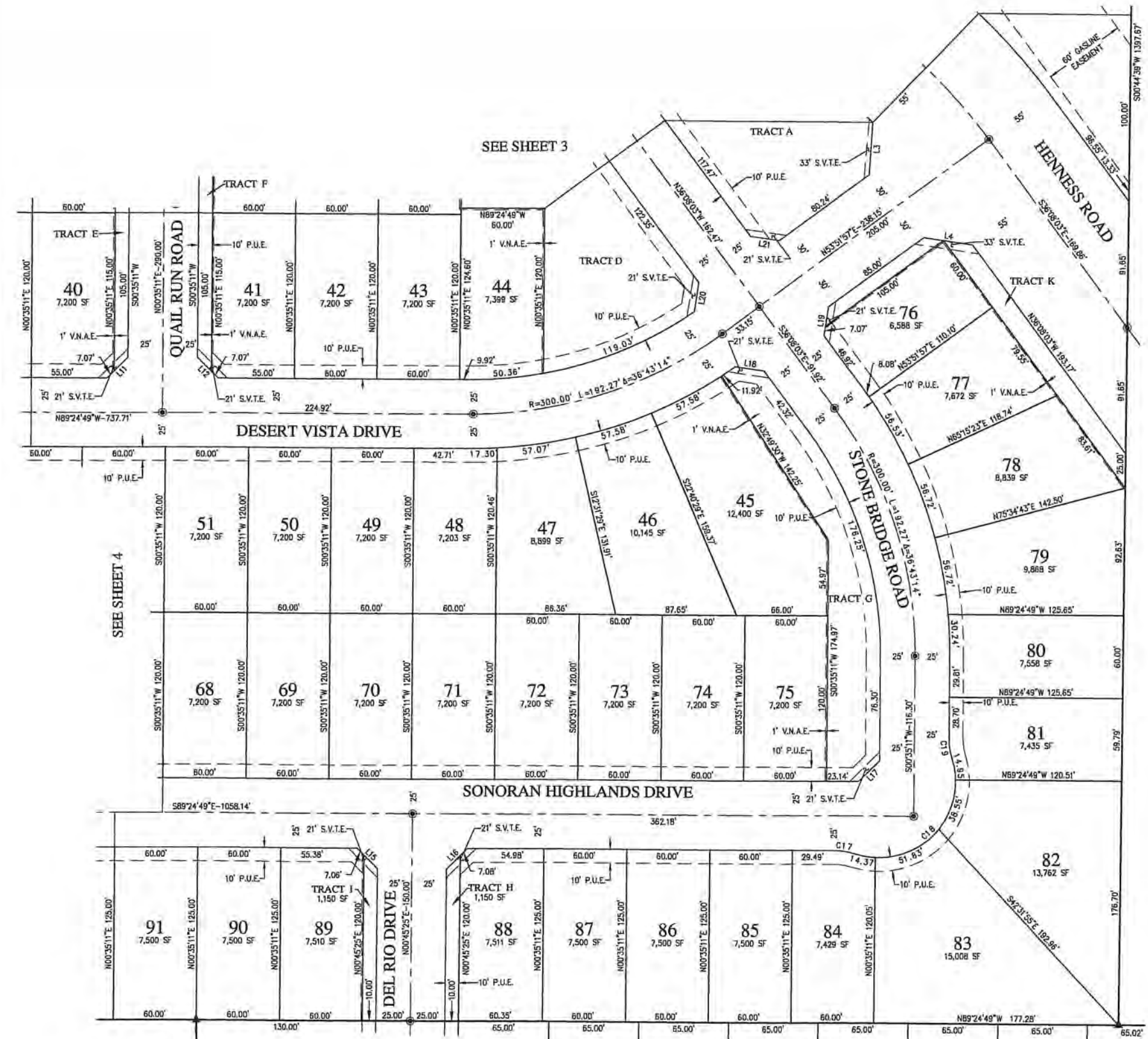


14640 N. TATUM BL. #8  
 PHOENIX, AZ 85032  
 OFFICE: 602.787.0333  
 FAX: 602.787.0336

FIELDWORK:	MAG
DRAWN:	PCG
CHECKED:	MAG/TLM
DATE:	3/12/07
PROJECT NO:	05-232
SHEET 4 OF 5	

V.1

STATE OF ARIZONA }  
 COUNTY OF PINAL } SS  
 I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS  
 FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN  
 CABINET \_\_\_\_\_ SLIDE \_\_\_\_\_  
 DATE: \_\_\_\_\_  
 REQUEST OF: \_\_\_\_\_  
 WITNESS MY HAND AND OFFICIAL SEAL  
 LAURA DEAN-LYTLE, PINAL COUNTY RECORDER  
 BY: \_\_\_\_\_ DEPUTY



- LEGEND**
- CENTERLINE
  - - - EASEMENT LINE
  - SUBDIVISION BOUNDARY
  - CENTERLINE MONUMENT SET BRASS CAP (MAG STD. DTL. 120-B)
  - ▲ SUBDIVISION CORNER; SET 1/2" REBAR WITH CAP STAMPED "RLS 28724" UNLESS NOTED OTHERWISE
  - FOUND MONUMENT AS NOTED
  - ⊙ BRASS CAP IN A HANDHOLE
  - P.U.E. PUBLIC UTILITY EASEMENT
  - V.N.A.E. VEHICLE NON-ACCESS EASEMENT
  - S.F. SQUARE FEET
  - TYP. TYPICAL
  - S.V.T.E. SIGHT VISIBILITY TRIANGLE EASEMENT
  - W.M.E. WALL MAINTENANCE EASEMENT
  - \* MODEL LOT

UNSUBDIVIDED

MARABELLA  
 PARCEL II

FINAL PLAT

MARABELLA  
 PARCEL I



14640 N. TATUM BL. #B  
 PHOENIX, AZ 85032  
 OFFICE: 602.787.0533  
 FAX: 602.787.0336

FIELDWORK:	MAG
DRAWN:	PCG
CHECKED:	DATE: 3/12/07
PROJECT NO.:	05-232
SHEET 5 OF 5	

V.1