



GILA BEND, ARIZONA

LAKE SIDE GILA BEND

FEDERAL LAND

SUBJECT
SITE

ARIZONA
85

PHOENIX

ASTL

Lakeside Gila Bend
Looking Northeast

Public Land Ownership
Federal Land
National Forest
Indian Community
Regional Parks
State Trust Land



PHONE 480.367.0700 / FAX 480.367.8341
www.NathanLandAZ.com

7600 East Doubletree Ranch Road, Suite 150
Scottsdale, AZ 85258



FOR MORE INFORMATION, CONTACT:
NATE NATHAN / nate@nathanlandaz.com
MAX NATHAN / max@nathanlandaz.com
AMBER YOUNG / amber@nathanlandaz.com

MARICOPA COUNTY, ARIZONA

LAKE SIDE GILA BEND

LOCATION

The property is located east of State Route 85 and just south of Tamra's Way in Gila Bend, Arizona within Maricopa County.

SIZE

210.47 Gross Acres

ZONING

PC | Gila Bend

PRICE

\$45,000/Acre or \$9,471,150

TERMS

Cash

COMMENTS

Currently existing adjacent to the property are two water ski lakes, surrounded by 23 private homes, designed for full recreational private water use. There is the potential to build two more lakes. Directly east of the existing lakes is Lakeside Airpark with a private runway. A non-exclusive easement exists for use and access on approximately 1 acre north of lot 107 and the existing 2,400 foot runway.

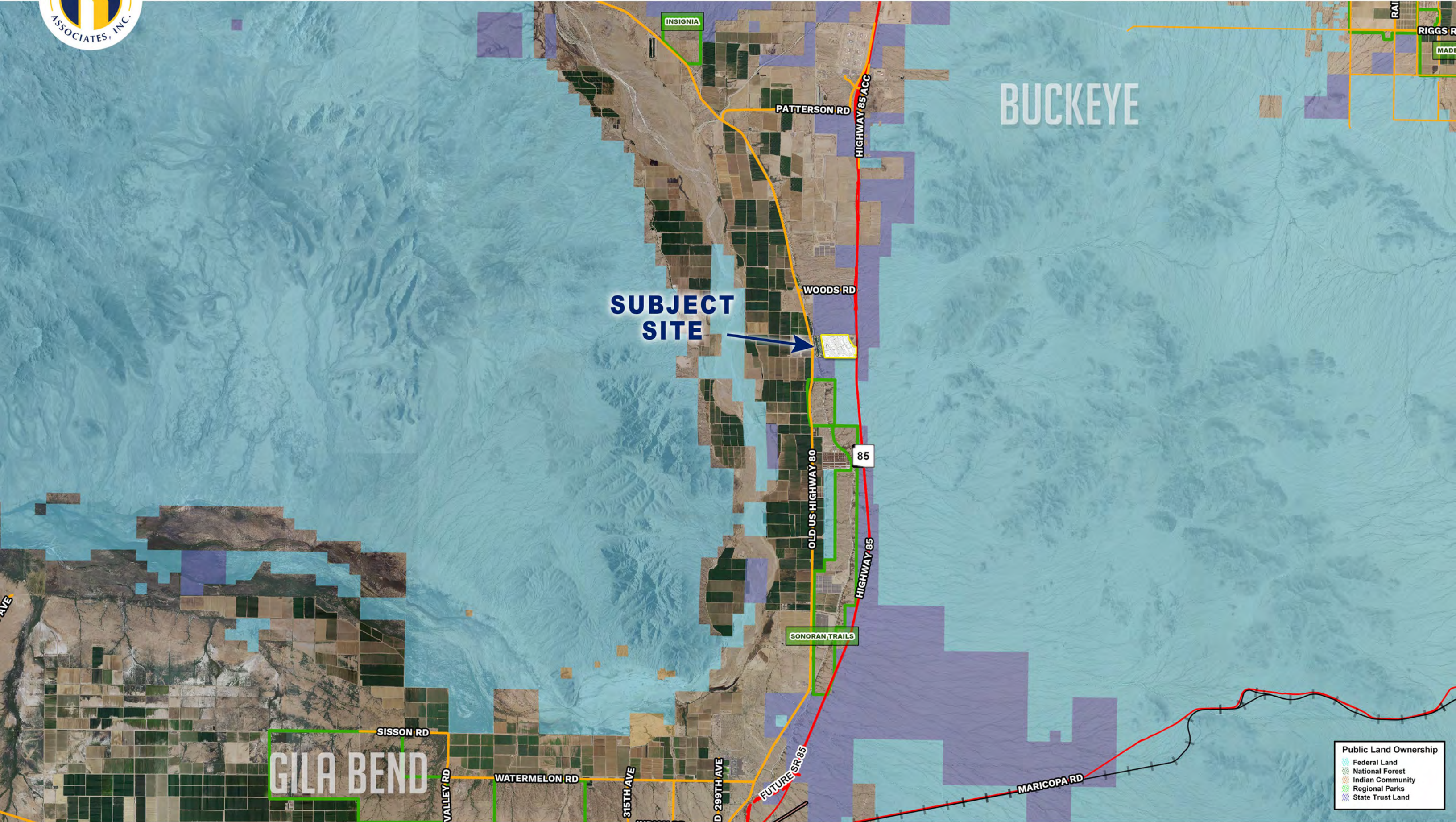
DUE DILIGENCE

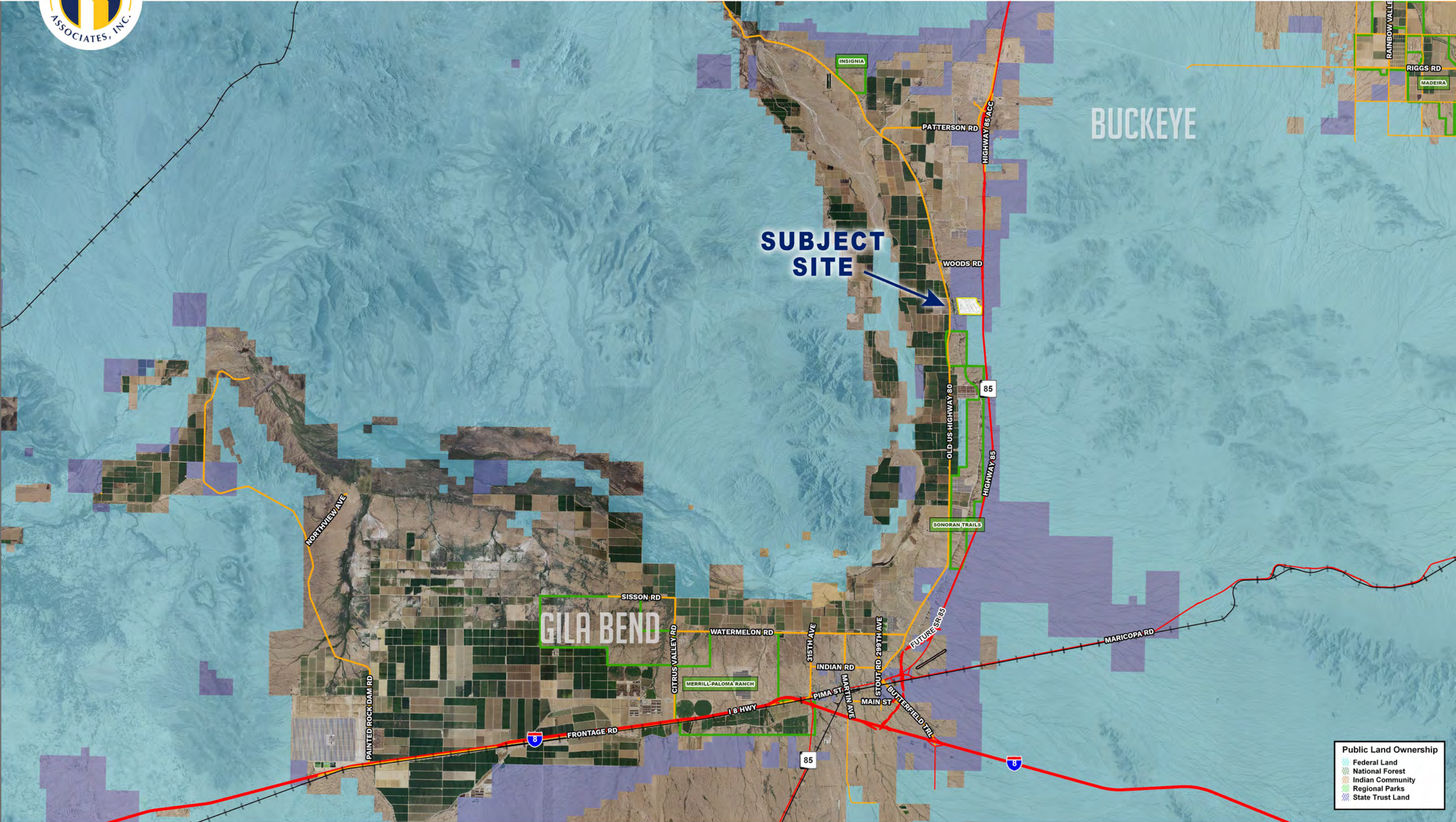
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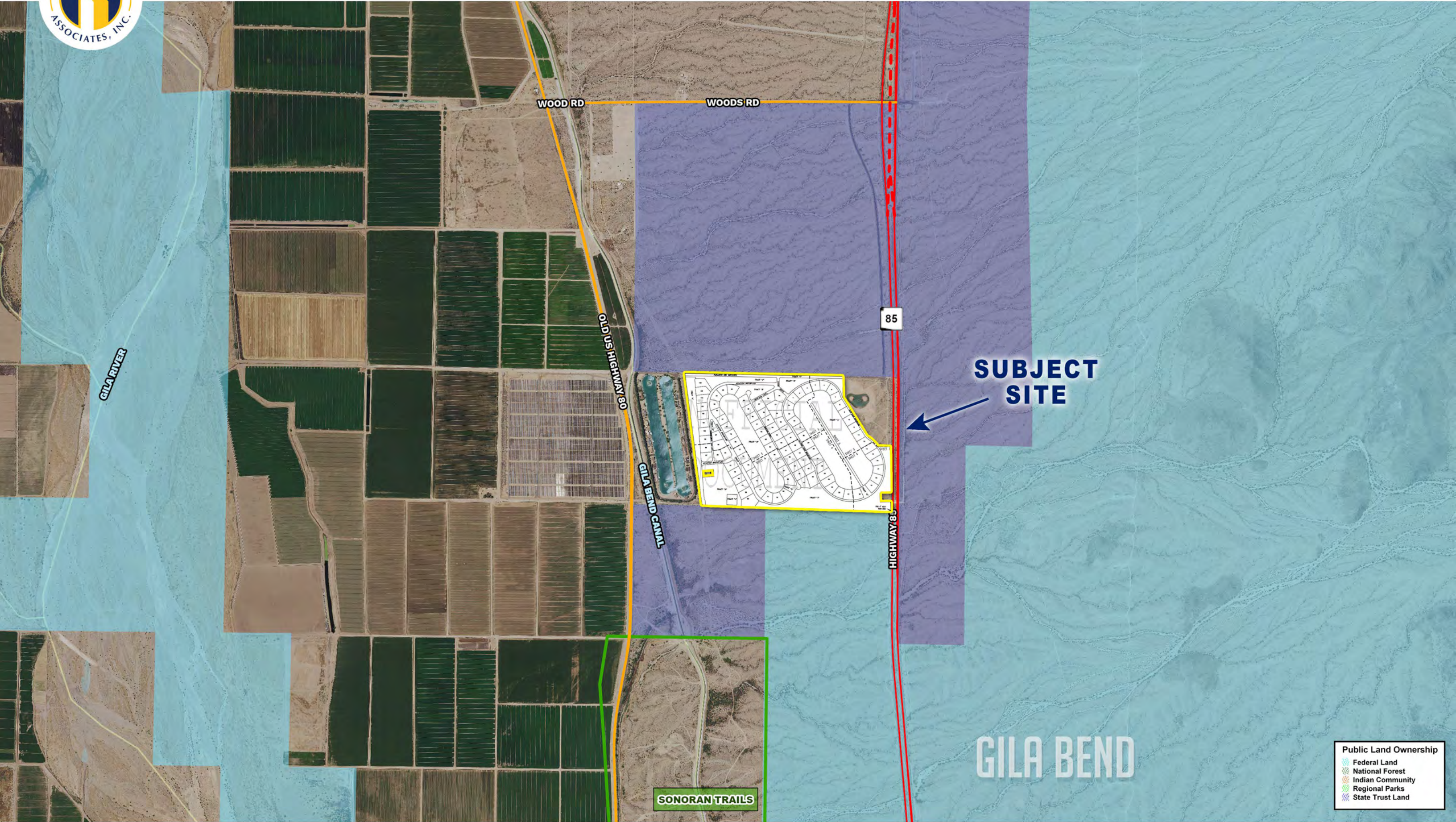
Plat Map
Approved Grading Drainage
Improvement Plans
ADWR Completion Reports
Approved Water Plan & Well Site
Hydrogeological Report
Geological Report for Septic
Supplemental Fire Protection Plan
Adequacy Evaluation
Blaney Criddle Water Balance
ROW Extension Approval
Drinking Water Source Approval
Inorganic Chemical Analysis

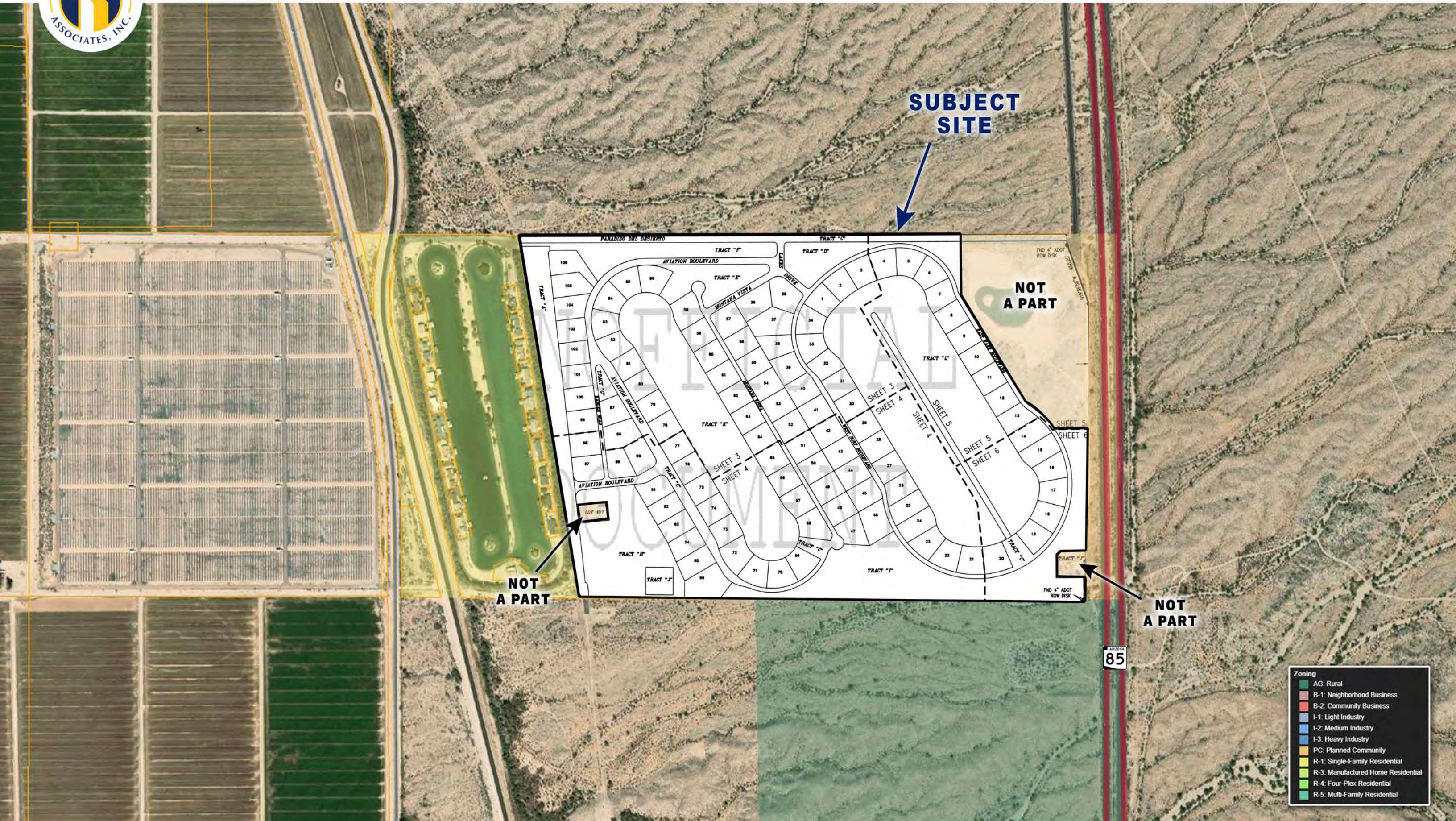
UTILITIES

Electric: APS
Sewer: Septic









Legal Description

Lots 1 to 65, inclusive, and Tract A to N, inclusive, DOS LAGOS, according to Book 973 of Maps, page 43, records of Maricopa County, Arizona;

Except that portion of Tracts B, C and J condemned by Final Order of Condemnation recorded June 29, 2009, in Recording No. 20090592958, records of Maricopa County, Arizona.

Approvals

Data on this plat reviewed this 16th day of June, 2016,
by the Town Engineer of Gila Bend, Arizona.

Richard A. Wallace
Town Engineer

This plat approved by the Town of Gila Bend Planning and Zoning Commission
this 15 day of June, 2016.

Jan Birkin
Chairman
Attest: Beverly Turner
Secretary

Approved by the Town Council of the Town of Gila Bend, Arizona this 16
day of June, 2016.

Shumer
Mayor
Attest: Beverly Turner
Town Clerk

Recording Data

This plat was filed for record in the Office of the Clerk and Recorder at _____ o'clock
____m., _____ 2016, and is duly recorded in Book _____ Page No. _____

County Clerk

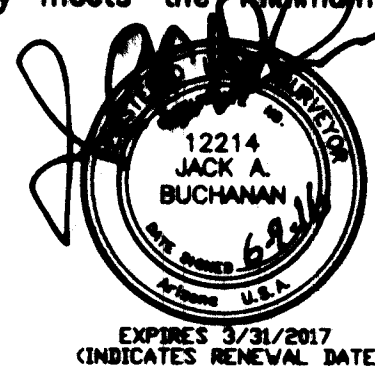
Assurances

An Assurance in the form of _____ from _____ in the amount of \$ _____ has
been posted with the Town of Gila Bend to guarantee installation of required street, water,
sewer, electric, and other utilities, drainage flood control and related improvements that meet
minimum Town standards.

Land Surveyor's Certification

I hereby certify that the survey and subdivision of the premises described and
platted herein were made under my direction the month of April 2016, and 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, and that
all lots are staked or will be staked in accordance with the provisions of the
Town of Gila Bend Subdivision Regulations. This survey meets the minimum
standards for Arizona Land Boundary surveys.

Jack A. Buchanan, RLS 12214



Owner/Developer

Dynatex USA Inc. 10405 N. McDowell Mountain Ranch Road #200 Scottsdale, Arizona 85255 (480) 991-3660	Lakeside Airpark LLC 700 E. Broadway Blvd. #200 Tucson, Arizona 85715 (520) 404-7681	Lakeside 230 LLC 700 E. Broadway Blvd. #200 Tucson, Arizona 85715 (520) 404-7681
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Engineer/Surveyor

The WLB Group
4444 E. Broadway Blvd.
Tucson, Arizona 85711
(520) 881-7480

The WLB Group
WLB
Inc.

Engineering Planning Surveying
Landscape Architecture Urban Design
Offices located in Tucson, Phoenix,
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4444 E. Broadway
Tucson, Arizona (520) 881-7480

FINAL PLAT THE LAKES AT GILA BEND LOTS 1 THROUGH 106, TRACTS A THROUGH L A RESUBDIVISION OF DOS LAGOS LOTS 1-65, TRACTS A-N AS RECORDED IN BOOK 973, PAGE 43 A PORTION OF SECTION 3, TOWNSHIP 4 SOUTH, RANGE 4 WEST, G.&S.R.M., TOWN OF GILA BEND, MARICOPA COUNTY, ARIZONA

Declaration, Certificate of Title and Dedication

State of Arizona } ss.
County of Maricopa }
KNOW ALL MEN BY THESE PRESENTS:

Dynatex USA Inc., an Arizona Corporation, Lakeside 230 LLC, an Arizona Limited Liability Company, and Lakeside Airpark LLC, an Arizona Limited Liability Company, have subdivided under the name of "The Lakes at Gila Bend", located in the North Half of Section 3, Township 4 South, Range 4 West, Gila and Salt River Baseline and Meridian, as shown platted hereon and hereby declares that said plat sets forth the location and gives the dimensions of the lots, streets and easements constituting same and that said lots and streets shall be known by the number, letter or name given each respectively.

Streets shown on said plat are private and are dedicated to the The Lakes at Gila Bend Homeowners Association for roadway purposes including, but not limited to, access, drainage, transmission and communication lines and public utilities. Maintenance of private streets shall be the sole responsibility of The Lakes at Gila Bend Homeowners Association with the Town of Gila Bend having no responsibility thereto. Easements are dedicated to the public for the purposes shown hereon except for Drainage Easements and Drainageways which are dedicated to the Lakes at The Gila Bend Homeowners Association.

Tracts C and D thru G are not dedicated to the public, but are platted as common property with an undivided interest owned in common by each Lot Owner for Lot Owner use and enjoyment as more fully set forth in the Declaration of Covenants, Conditions and Restrictions.

Dynatex USA Inc., Lakeside 230 LLC, and Lakeside Airpark LLC, warrants and represents to the Town of Gila Bend to be the sole owners of the property covered hereby and that every lender, easement holder or other person or entity having any interest in the land adverse to or inconsistent with the dedications, conveyances or other real property interests created or transferred by this plat has consented to or joined in this plat as evidenced by instruments which are recorded with the Maricopa County Recorder's office or which will record not later than the date on which this plat is recorded.

Public utility easements are hereby dedicated to the Town of Gila Bend upon, over, under, across and through the areas designated as such hereon for the installation, maintenance, repair and removal of underground utilities, including, but not limited to, water, sewer, electric, telephone and cable television. Maintenance of the surface areas subject to such public utility easements shall be the responsibility of the lot or tract owner.

OWNERS:
Luis Talamas authorized representative for Dynatex USA Inc., an Arizona Corporation, hereunto caused his name to be affixed and have executed this Subdivision Plat by his undersigned signature on this 22 day of JUNE, 2016.

David Williamson
Representative for Dynatex USA Inc. Date JUNE 22, 2016

OWNERS:
David Williamson authorized representative for Lakeside 230 LLC, an Arizona Limited Liability Corporation, hereunto caused his name to be affixed and have executed this Subdivision Plat by his undersigned signature on this 13th day of JUNE, 2016.

David Williamson
Representative for Lakeside 230 LLC. Date 6-13-16

OWNERS:
David Williamson authorized representative for Lakeside Airpark LLC, an Arizona Limited Liability Corporation, hereunto caused his name to be affixed and have executed this Subdivision Plat by his undersigned signature on this 13th day of JUNE, 2016.

David Williamson
Representative for Lakeside Airpark LLC. Date 6-13-16

Acknowledgment

State of Arizona } ss.
County of Maricopa }

On this 22 day of JUNE, 2016, before me, the undersigned, personally appeared Luis Talamas who acknowledged himself to be an authorized representative for Dynatex USA Inc., an Arizona Corporation, and further acknowledged that he, being duly authorized to do so, executed the within instrument for the purposes herein contained on behalf of such company.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal

By: Clare L. Leeper 5-9-2017
Notary Public My Commission Expires

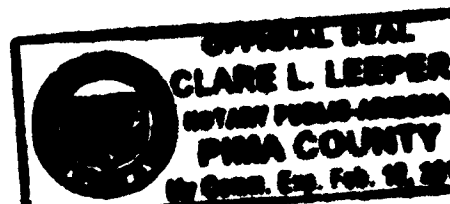
Acknowledgment

State of Arizona } ss.
County of Pima }

On this 13th day of JUNE, 2016, before me, the undersigned, personally appeared David Williamson who acknowledged himself to be an authorized representative for Lakeside 230 LLC, an Arizona Limited Liability Company, and further acknowledged that he, being duly authorized to do so, executed the within instrument for the purposes herein contained on behalf of such company.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal

By: Clare L. Leeper FEB 12, 2017
Notary Public My Commission Expires



Basis of Bearings

The Basis of Bearing is the north line of the north half of Section 3, Township 4 South, Range 4 West, Gila and Salt River Meridian, Maricopa County, Arizona, said bearing being N89°33'00"W as measured between a found brass cap at the Northeast Corner of said Section 3, and a found GLO Witness Corner, a brass cap located N89°33'00"W a distance of 191.40 feet from the calculated Northwest Corner of said Section 3 per GLO Plat.

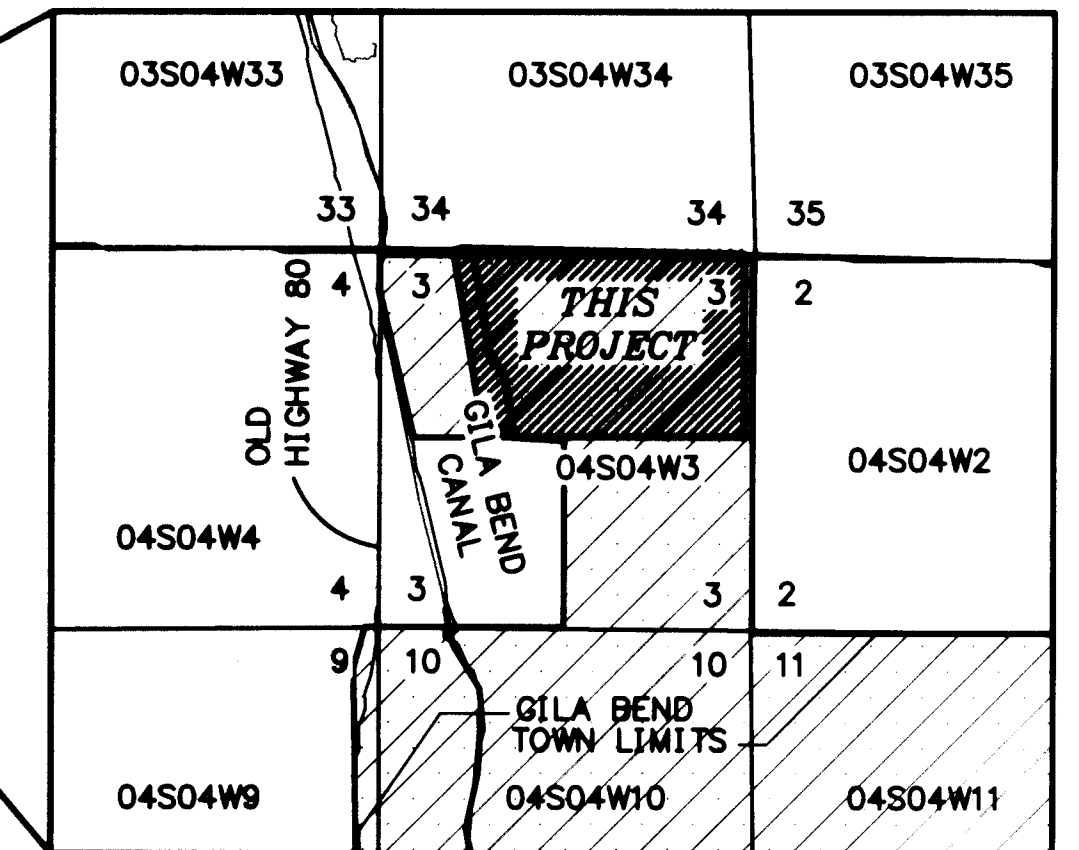
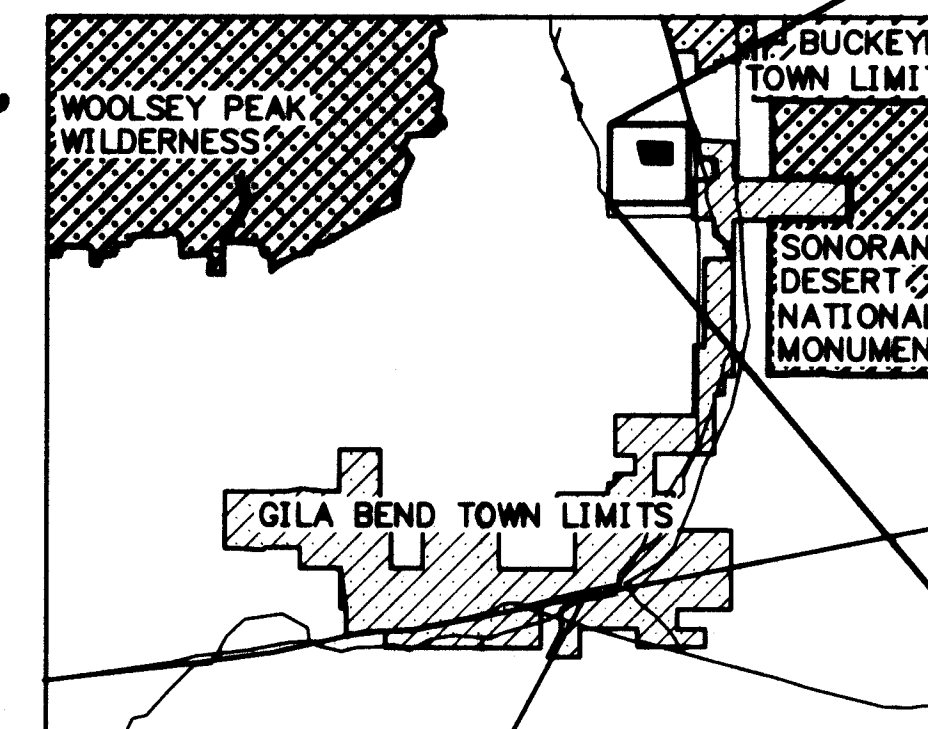
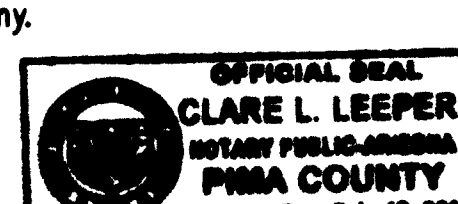
Acknowledgment

State of Arizona } ss.
County of Pima }

On this 13th day of JUNE, 2016, before me, the undersigned, personally appeared David Williamson who acknowledged himself to be an authorized representative for Lakeside Airpark LLC, an Arizona Limited Liability Company, and further acknowledged that he, being duly authorized to do so, executed the within instrument for the purposes herein contained on behalf of such company.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal

By: Clare L. Leeper FEB 12, 2017
Notary Public My Commission Expires



VICINITY MAP

SECTION 3, TOWNSHIP 4 SOUTH, RANGE 4 WEST,
G.&S.R.M., MARICOPA COUNTY, ARIZONA
GILA BEND, ARIZONA,
NOT TO SCALE

INDEX OF SHEETS

Sheet 1. Cover Sheet, Dedication, Certifications, Approvals, and Notes
Sheet 2. Overview and Survey Data
Sheet 3. Lots
Sheet 4. Lots
Sheet 5. Lots
Sheet 6. Lots and Curve and Line Tables

Tracts

TRACT:	AREA:	USE:
A	7.19 acres	Private Airstrip
B	20.83 acres	Commercial
C	21.17 acres	Private streets
D	4.07 acres	Drainage, Utilities & Recreation
E	3.48 acres	Drainage, Utilities & Recreation
F	4.75 acres	Drainage, Utilities & Recreation
G	0.55 acres	Drainage, Utilities & Recreation
H	9.56 acres	Drainage, Utilities & Recreation
I	17.17 acres	Drainage, Utilities & Recreation
J	1.83 acres	Well Sites
K	17.51 acres	Lake
L	34.52 acres	Lake

OFFICIAL RECORDS OF
MARICOPA COUNTY RECORDER
HELEN PURCELL
20160435442 06/22/2016 10:58
BOOK 1278 PAGE 8
PAPER RECORDING

20160523824-1
knucklesa

Typical Lot Setback Lines Per

Master Development Plan for The Lakes At Gila Bend

Building Setbacks Lines Residential:

Front - 20'
Side - 10'

Corner Side - 20'

Rear - 20'

Building Setbacks Lines Tract B

Front - 35'

Side - 15'

Corner Side - 25'

Rear - 15'

TRACT B only - 35 feet or the height of the building, whichever is greater, from
from the project boundary or from the edge of pavement for private streets.

Notes

- The gross area of this subdivision is 233.83 ACRES.
- New area of public street is 0.0 Acres. All streets are private and will remain private.
- All utilities, including electric and communication lines will be placed underground as required by the Arizona Corporation Commission. Construction within utilities easements shall be limited to utilities, fences and driveways.
- The Town of Gila Bend is not responsible for and will not accept the maintenance of any private streets, private utilities, private recreational facilities, or landscaped areas within this subdivision.
- This subdivision is not located within an area that has an assured 100 year water supply.
- The owner will prepare and record Covenants, Conditions, and Restrictions (C.C. & R's) for this project which will provide for the creation of an association of lot owners that will accept the responsibility for the control, maintenance, ad valorem taxes, and liability for all tracts (except Tract B) within this subdivision. Membership in this association of lot owners will be mandatory. The association will be responsible for liability insurance and the maintenance of all recreational and other facilities within this subdivision.
- The Lakes at Gila Bend Homeowners Association will own, maintain and control all common areas including Tract A and Tracts C through L. Tract B is to be retained and maintained by the declarant. All Tract uses are contained within a table located on sheet 1.
- No structures or vegetation that will impede the flow of water may be constructed, planted or allowed to grow within drainage easements.

FINAL PLAT FOR THE LAKES AT GILA BEND LOTS 1 THROUGH 106, TRACTS A THROUGH L A RESUBDIVISION OF DOS LAGOS, LOTS 1 THROUGH 65, TRACTS A THROUGH N AS RECORDED IN BOOK 973, PAGE 43

SECTION 3, TOWNSHIP 4S, RANGE 4W, G.&S.R.M.
TOWN OF GILA BEND, MARICOPA COUNTY, ARIZONA

JUNE 2016
WLB NO. 107005-0001-0106

SHEET 1 OF 6

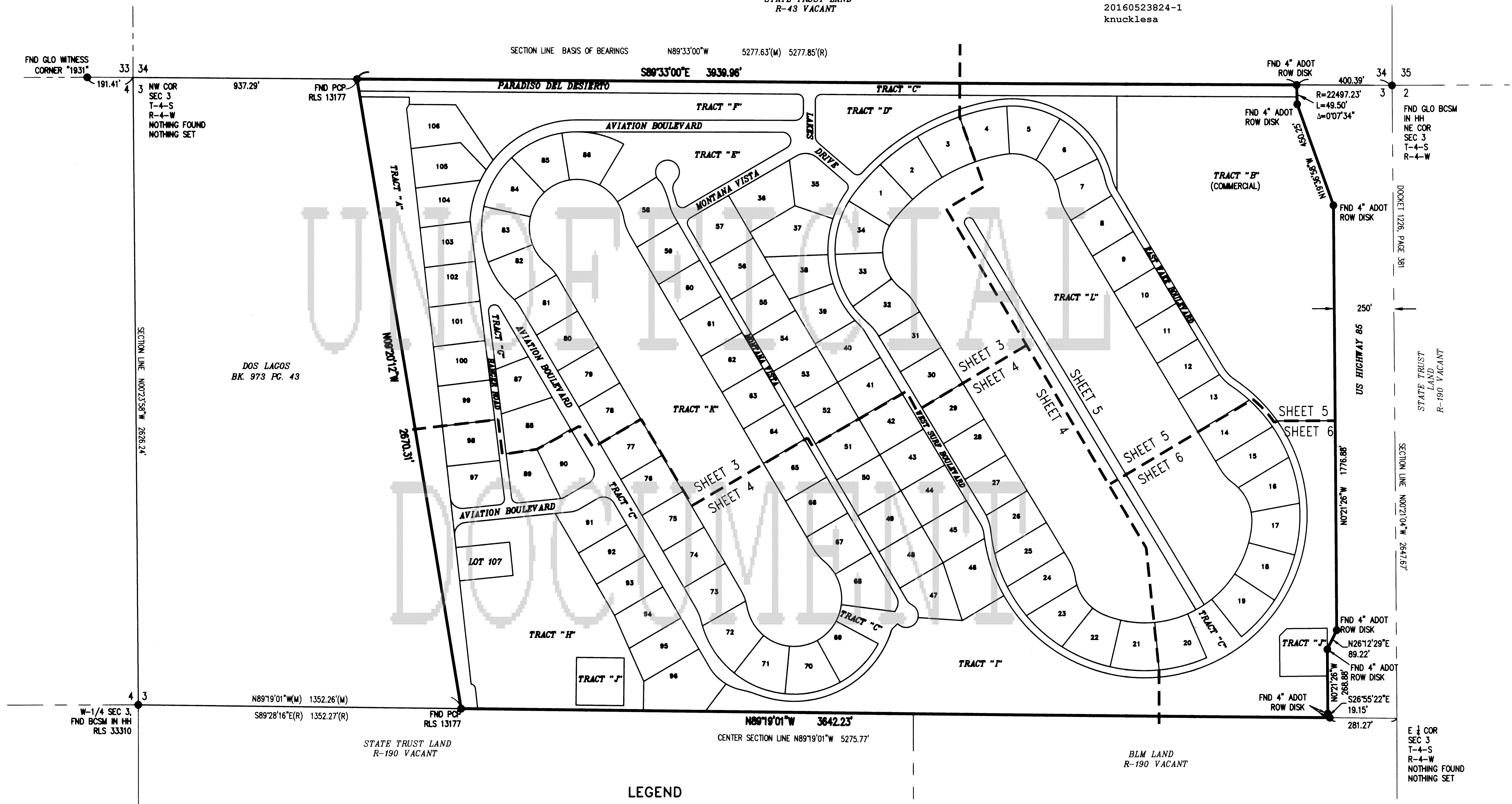
INDEX MAP

SCALE: 1"=600'

STATE TRUST LAND
R-43 VACANT

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MARICOPA COUNTY RECORDER
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BOOK 1278 PAGE 8
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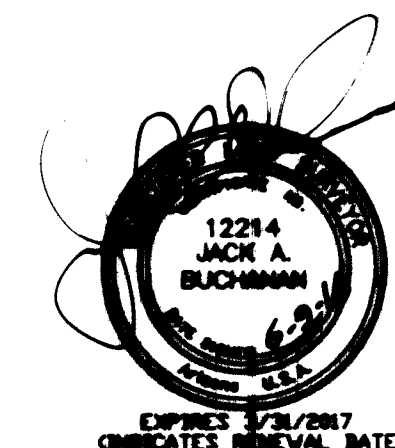
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LEGEND

- SUBDIVISION BOUNDARY
- SECTION LINE
- MATCH LINE
- LOT LINE
- PUBLIC UTILITY EASEMENT LINE
- INDICATES 1/2" IRON PIN TAGGED BY AN R.L.S. TO BE SET UPON COMPLETION OF CONSTRUCTION.
- FOUND SURVEY MONUMENT AS NOTED (IRON PIN, BRASS CAP, ETC.)
- INDICATES BRASS DISK SURVEY MONUMENT TO BE SET BY A R.L.S. UPON COMPLETION OF ROADWAY IMPROVEMENTS.

- ACP ALUMINUM CAP
- PCP PLASTIC CAP
- GLO GOVERNMENT LAND OFFICE
- WC WITNESS CORNER
- RLS REGISTERED LAND SURVEYOR
- PUE PUBLIC UTILITY EASEMENT
- PDE PRIVATE DRAINAGE EASEMENT



**FINAL PLAT FOR
THE LAKES AT GILA BEND**
LOTS 1 THROUGH 108, TRACTS A THROUGH L
A RESUBDIVISION OF DOS LAGOS, LOTS 1 THROUGH 65, TRACTS A THROUGH N
AS RECORDED IN BOOK 973, PAGE 43
SECTION 3, TOWNSHIP 4S, RANGE 4W, G. & S.R.M.
TOWN OF GILA BEND, MARICOPA COUNTY, ARIZONA

JUNE 2016
WLB NO. 107005-C001-0106

SHEET 2 OF 6

The WLB Group Inc.

Engineering Planning Surveying
Landscape Architecture Urban Design
Offices located in Tucson, Phoenix,
Flagstaff, AZ and Las Vegas, NV
4444 East Broadway
Tucson, Arizona (520) 881-7480



0' 200' 400' 600'

FND PCP
RLS 13177

PARADISO DEL DESIERTO
TRACT "C"

STATE TRUST LAND
R-43 VACANT

TRACT "A"
313,055 sq.ft.
7.19 acres

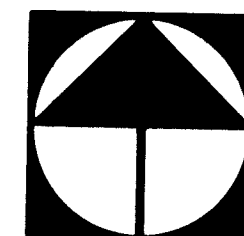
LAKESIDE SKI VILLAGES

OFFICIAL RECORDS OF
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BOOK 1278 PAGE 8
PAPER RECORDING

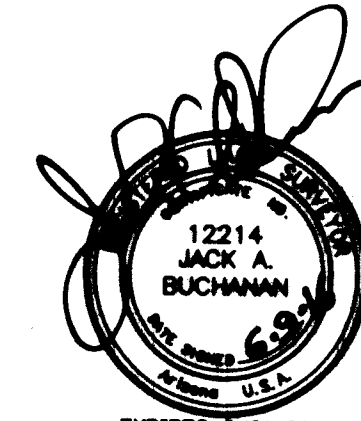
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The
WLB
Group **WLB**
Inc.

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Offices located in Tucson, Phoenix,
Flagstaff, AZ and Las Vegas, NV
4444 East Broadway
Tucson, Arizona (520) 881-7480



0' 100' 200' 300'



EXPIRES 3/31/2017
(INDICATES RENEWAL DATE)

***FINAL PLAT FOR
THE LAKES AT GILA BEND***
LOTS 1 THROUGH 106, TRACTS A THROUGH L
A RESUBDIVISION OF DOS LAGOS, LOTS 1 THROUGH 65, TRACTS A THROUGH N
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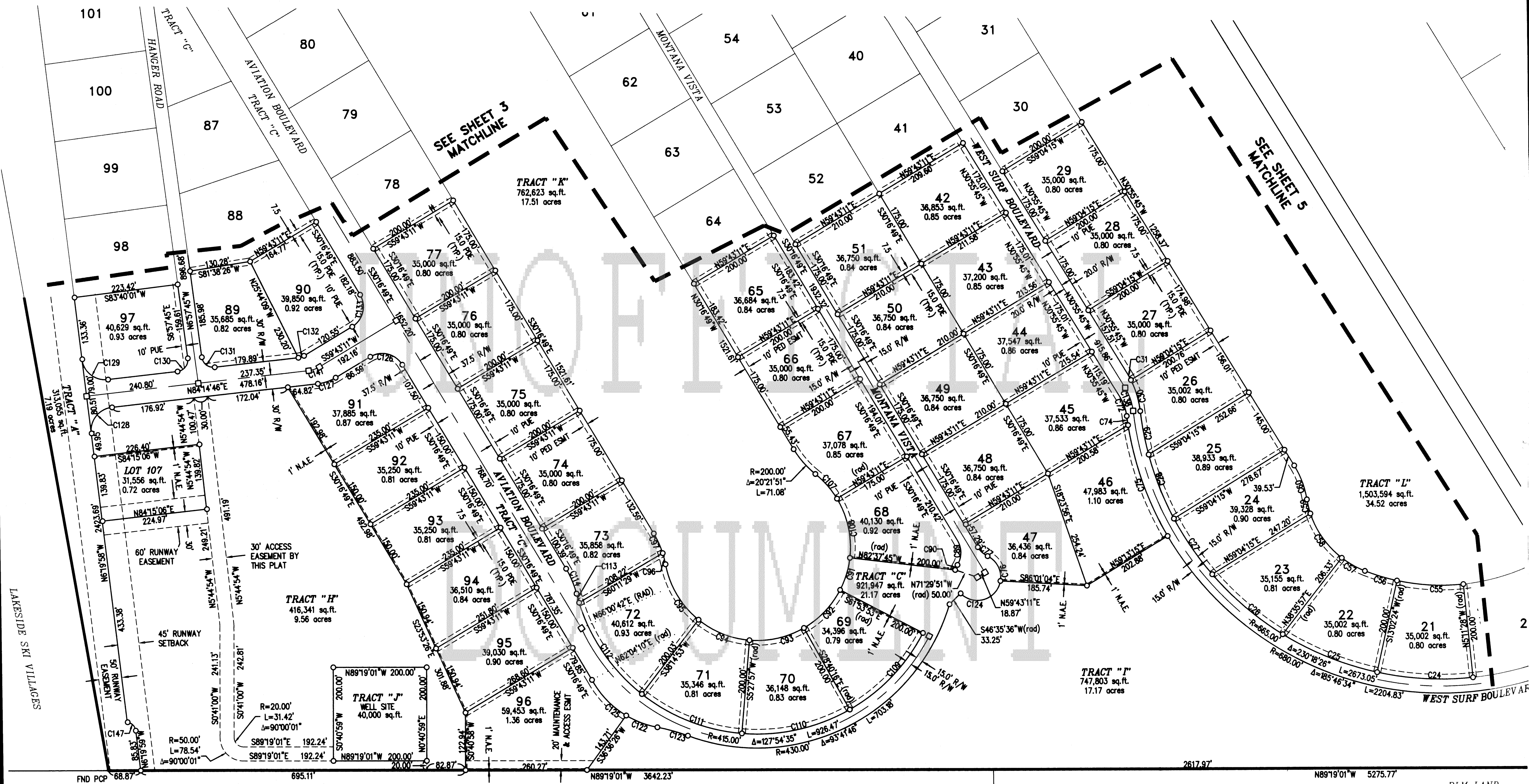
JUNE 2016

WLB NO. 107005-C001-0106

SHEET 3 OF 6

Plotted: Jun. 09, 2016

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STATE TRUST LAND
R-190 VACANT

BLM LAND
R-190 VACANT

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MARICOPA COUNTY RECORDER
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**FINAL PLAT FOR
THE LAKES AT GILA BEND**

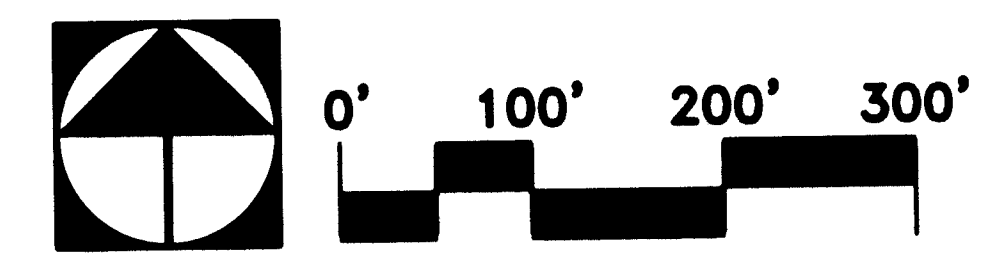
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JUNE 2016
SCALE: 1"=100'
WLB NO. 107005-C001-0106

SHEET 4 OF 6

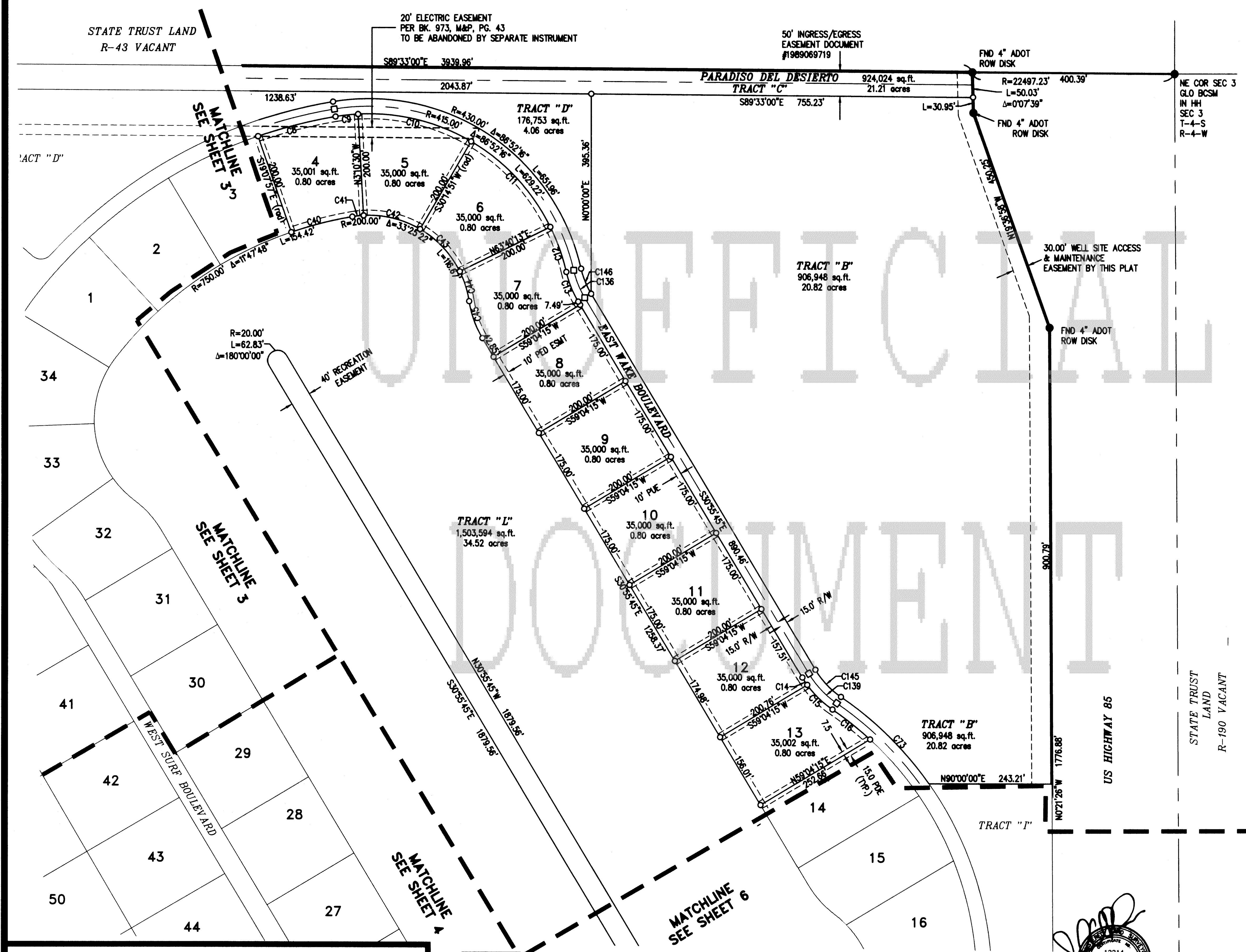
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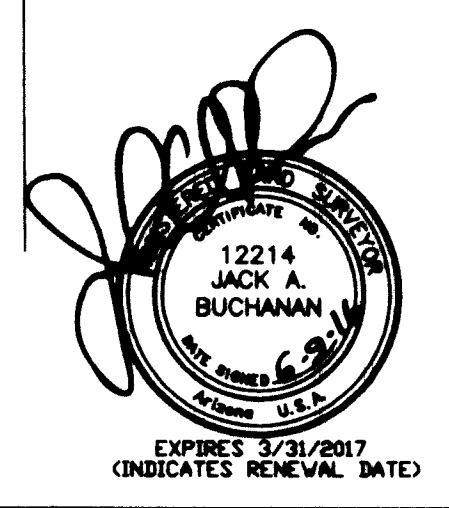
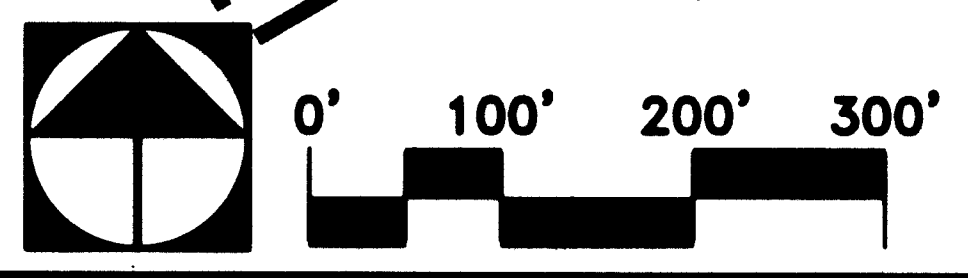


Plotted: Jun. 09, 2016
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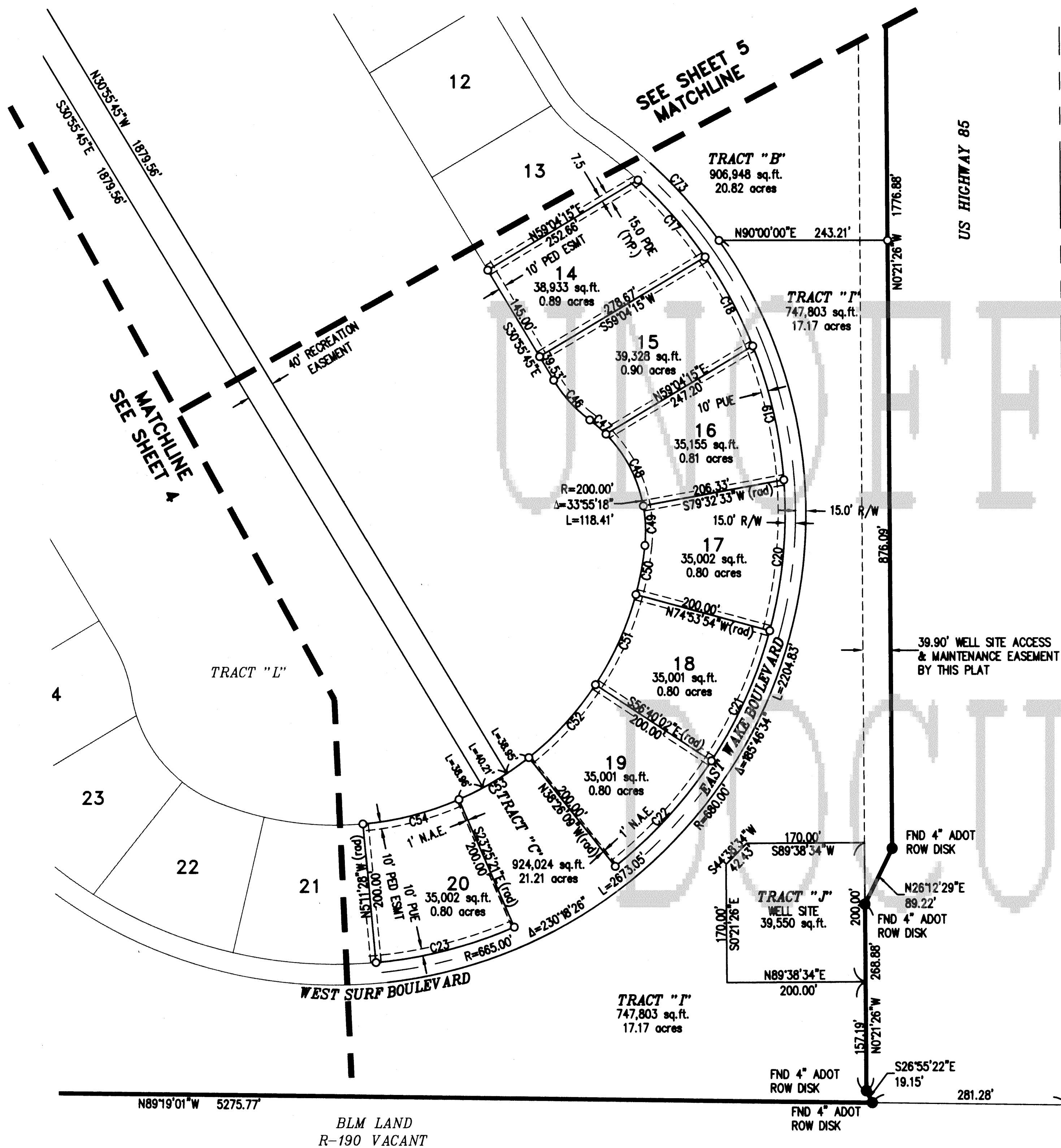
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JUNE 2016
WLB NO. 107005-C001-0106
SCALE: 1"=100'



STATE TRUST
LAND
R-190 VACANT

E 1/4 COR SEC 3
NOTHING FOUND
NOTHING SET

Curve Table					
Curve	Length	Radius	Delta	Chord	Dist.
C1	38.80'	25.00	88°54'43"	S45°40'16"W	35.02'
C2	28.85'	35.00	48°01'24"	S24°30'42"E	28.04'
C3	38.58'	25.00	88°25'34"	N88°45'48"E	34.87'
C4	44.88'	400.00	6°25'50"	N34°31'55"E	44.87'
C5	157.98'	950.00	9°31'37"	N42°30'38"E	157.78'
C6	185.80'	950.00	11°47'48"	N53°10'21"E	185.25'
C7	185.80'	950.00	11°47'48"	N64°58'08"E	185.25'
C8	157.98'	950.00	9°31'37"	N75°37'52"E	157.78'
C9	44.88'	400.00	6°25'49"	N83°38'35"E	44.87'
C10	233.33'	400.00	33°25'22"	S78°27'50"E	230.04'
C11	233.33'	400.00	33°25'22"	S43°02'28"E	230.04'
C12	94.81'	400.00	13°35'44"	S19°31'55"E	94.88'
C13	63.51'	200.00	18°11'42"	S21°48'54"E	63.25'
C14	17.48'	200.00	5°00'41"	S33°28'05"E	17.48'
C15	88.97'	200.00	20°02'47"	S45°57'48"E	88.62'
C16	95.08'	650.00	8°22'55"	S51°47'45"E	95.01'
C17	147.63'	650.00	13°00'48"	S41°05'54"E	147.31'
C18	145.47'	650.00	12°48'22"	S28°10'48"E	145.17'
C19	198.04'	650.00	17°32'41"	S12°58'47"E	198.28'
C20	218.24'	650.00	19°19'32"	S5°26'20"W	218.20'
C21	208.83'	650.00	18°13'52"	S24°13'02"W	205.96'
C22	208.83'	650.00	18°13'52"	S42°28'54"W	205.96'
C23	208.83'	650.00	18°13'53"	S75°41'35"W	205.96'
C24	208.83'	650.00	18°13'53"	N88°04'32"W	205.96'
C25	218.24'	650.00	19°19'32"	N67°17'50"W	218.20'
C26	198.04'	650.00	17°32'41"	N48°51'43"W	198.28'
C27	145.47'	650.00	12°48'22"	N33°40'42"W	145.17'
C28	147.63'	650.00	13°00'48"	N20°45'37"W	147.31'
C29	95.08'	650.00	8°22'55"	N10°03'45"W	95.01'
C30	88.97'	200.00	20°02'47"	N15°53'41"W	88.62'
C31	17.48'	200.00	5°00'41"	N28°25'25"W	17.48'
C32	63.51'	200.00	18°11'42"	N40°01'36"W	63.25'
C33	94.81'	400.00	13°35'43"	N42°19'35"W	94.88'
C34	233.33'	400.00	33°25'22"	N18°48'03"W	230.04'
C35	233.33'	400.00	33°25'22"	N14°38'19"E	230.04'
C36	22.45'	200.00	6°25'50"	S34°31'55"W	22.43'
C37	124.71'	750.00	9°31'37"	S42°30'38"W	124.58'
C38	154.42'	750.00	11°47'48"	S53°10'21"W	154.15'
C39	154.42'	750.00	11°47'48"	S64°58'08"W	154.15'
C40	124.71'	750.00	9°31'37"	S75°37'52"W	124.58'
C41	22.45'	200.00	6°25'49"	S83°38'35"W	22.43'
C42	118.67'	200.00	33°25'22"	N78°27'50"W	115.02'
C43	118.67'	200.00	33°25'22"	N43°02'28"W	115.02'
C44	61.90'	200.00	17°43'56"	N17°27'48"W	61.85'
C45	77.95'	200.00	22°19'54"	S19°45'48"E	77.46'
C46	77.95'	200.00	22°19'54"	S42°05'42"E	77.46'
C47	31.00'	200.00	8°52'54"	N48°48'12"W	30.97'
C48	118.41'	200.00	33°55'18"	N27°25'08"W	116.89'
C49	57.24'	200.00	16°23'54"	N21°5'30"W	57.05'
C50	71.95'	450.00	9°08'39"	N10°31'16"E	71.87'

Curve Table					
Curve	Length	Radius	Delta	Chord	Dist.
C51	143.19'	450.00	18°13'52"	N24°13'02"E	142.58'
C52	143.19'	450.00	18°13'52"	N42°28'54"E	142.58'
C53	117.92'	450.00	15°00'48"	N59°04'15"E	117.58'
C54	143.19'	450.00	18°13'53"	N75°41'35"E	142.58'
C55	143.19'	450.00	18°13'53"	S88°04'32"E	142.58'
C56	71.95'	450.00	9°08'39"	S72°22'46"E	71.87'
C57	57.24'	200.00	16°23'54"	S59°36'00"E	57.05'
C58	118.41'	200.00	33°55'18"	S34°26'24"E	116.89'
C59	31.00'	200.00	8°52'54"	S13°02'18"E	30.97'
C60	77.95'	200.00	22°19'54"	N19°45'48"W	77.46'
C61	77.95'	200.00	22°19'54"	N42°05'42"W	77.46'
C62	61.90'	200.00	17°43'56"	S44°23'41"E	61.85'
C63	118.67'	200.00	33°25'22"	S18°48'03"E	115.02'
C64	118.67'	200.00	33°25'22"	S14°36'19"W	115.02'
C65	36.90'	25.00	84°33'31"	N6°31'29"W	33.64'
C66	132.17'	430.00	17°36'38"	N26°56'58"E	131.85'
C67	151.97'	430.00	20°15'00"	N8°01'08"E	151.18'
C68	122.15'	430.00	16°16'38"	N10°14'40"W	121.74'
C69	181.05'	430.00	24°07'27"	N30°26'41"W	179.72'
C70	31.82'	430.00	4°12'48"	N44°36'47"W	31.61'
C71	27.56'	100.00	15°47'25"	N38°48'28"W	27.47'
C72	42.88'	100.00	24°27'33"	N18°41'59"W	42.37'
C73	245.72'	680.00	20°42'14"	N45°38'06"W	244.38'
C74	19.88'	680.00	1°40'33"	S71°8'29"E	19.89'
C75	253.52'	680.00	21°21'38"	S18°49'35"E	252.05'
C76	64.15'	50.00	73°30'25"	S28°31'32"E	58.84'
C77	28.80'	50.00	32°59'55"	S48°46'47"E	28.40'
C78	38.28'	25.00	90°02'41"	S14°44'31"W	35.37'
C79	93.22'	75.00	71°12'44"	N84°37'46"W	87.33'
C80	91.38'	35.00	148°35'52"	N15°02'04"W	67.55'
C81	48.58'	25.00	108°45'31"	S88°51'23"E	40.13'
C82	48.01'	430.00	6°07'52"	S16°32'33"E	45.99'
C83	55.46'	50.00	63°32'52"	S12°08'57"W	52.66'
C84	216.82'	50.00	248°27'07"	S80°17'11"E	82.88'
C85	20.48'	50.00	23°28'19"	S38°14'54"E	20.34'
C86	18.75'	50.00	21°28'58"	S37°14'34"E	18.64'
C87	93.05'	400.00	13°19'43"	S19°50'12"E	92.84'
C88	48.27'	185.00	17°08'29"	S21°43'35"E	48.08'
C89	54.57'	50.00	62°31'40"	S0°58'01"W	51.90'
C90	11.98'	50.00	13°44'42"	S25°22'30"W	11.97'
C91	72.37'	200.00	20°43'52"	N17°44'11"E	71.97'
C92	113.99'	200.00	32°38'17"	N44°25'46"E	112.45'
C93	121.16'	200.00	34°42'33"	N78°06'41"E	119.31'
C94	119.51'	200.00	34°14'17"	S67°24'55"E	117.74'
C95	140.85'	200.00	40°22'48"	S30°08'22"E	138.05'
C96	24.64'	200.00	7°03'29"	N13°26'43"W	24.62'
C97	46.45'	200.00	13°18'22"	N23°37'39"W	46.34'
C98	10.98'	200.00	3°08'48"	N31°51'13"W	10.98'
C99	60.10'	200.00	17°13'05"	N42°02'08"W	58.88'
C100	102.36'	200.00	28°19'22"	S35°58'58"E	101.24'

Curve Table					
Curve	Length	Radius	Delta	Chord	Dist.
C101	118.19'	200.00	33°51'29"	S42°23'33"E	116.47'
C102	119.75'	200.00	34°18'18"	S29°41'20"W	117.97'
C103	119.18'	200.00	34°08'33"	S63°54'46"W	117.42'
C104	129.88'	200.00	37°12'24"	N80°24'45"W	127.61'
C105	104.17'	200.00	29°50'37"	N46°53'15"W	103.00'
C106	76.97'	200.00	22°02'58"	N20°56'28"W	76.49'
C107	70.47'	200.00	20°11'18"	N40°33'02"W	70.11'
C108	132.04'	200.00	37°46'38"	N11°32'34"W	129.66'
C109	229.97'	400.00	32°56'27"	S44°34'21"W	226.82'
C110	240.32'	400.00	34°25'23"	S78°51'15"W	236.72'
C111	233.94'	400.00	33°30'36"	N67°46'45"W	230.82'
C112	240.61'	400.00	34°27'53"	N33°47'30"W	237.00'
C113	20.08'	400.00	2°52'36"	N15°07'15"W	20.08'
C114	57.94'	200.00	16°35'52"	N21°58'53"W	57.74'
C115	43.52'	200.00	12°27'59"	N36°30'49"W	43.43'
C116	14.42'	200.00	4°07'53"	N44°48'45"W	14.42'
C117	178.42'	400.00	25°33'24"	N34°06'00"W	176.94'
C118	236.37'	400.00	30°53'29"	N42°33'33"W	232.95'
C119	238.49'	400.00	34°18'18"	N29°41'20"E	235.93'
C120	238.38'	400.00	34°08'33"	N63°54'46"E	234.85'
C121	268.73'	400.00	38°29'33"	N79°46'11"W	263.70'
C122	71.83'	201.63	20°24'38"	S68°31'48"E	71.45'
C123	67.94'	400.00	9°43'54"	S73°52'10"E	67.86'
C124	110.27'	50.00	126°21'56"	N73°24'38"E	89.25'
C125	106.98'	201.63	30°23'38"	S43°07'39"E	105.71'
C126	78.54'	50.00	90°00'00"	N75°16'49"W	70.71'
C127	40.67'	95.00	24°31'35"	S71°58'58"W	40.36'
C128	79.04'	50.00	90°34'44"	N38°57'24"E	71.07'
C129	78.03'	50.00	89°25'16"	S51°02'36"E	70.35'
C130	38.80'	25.00	91°12'31"	N38°38'30"E	35.73'
C131	38.74'	25.00	88°47'29"	N51°21'30"W	34.98'
C132	12.84'	30.00	24°31'35"	S71°58'58"W	12.74'
C133	78.54'	50.00	90°00'00"	S14°31'11"W	70.71'
C134	68.37'	25.00	156°40'56"	N71°22'43"E	48.97'
C135	170.16'	450.00	21°39'56"	N15°08'17"E	169.15'
C136	58.75'	185.00	18°11'42"	S21°49'54"E	58.50'
C137	36.83'	120.00	17°35'05"	N39°43'18"W	36.69'
C138	52.88'	120.00	25°14'58"	N18°18'16"W	52.46'
C139	80.91'	185.00	25°03'27"	S43°27'29"E	80.26'
C140	50.00'	450.00	6°21'56"	N29°09'14"E	49.97'
C141	24.61'	57.50	24°31'35"	N71°58'58"E	24.43'
C142	50.00'	450.00	6°21'56"	N35°31'10"E	49.97'
C143	55.08'	35.00	90°10'00"	N45°05'00"E	49.57'
C144	38.68'	24.74	89°32'58"	N45°23'40"W	34.84'
C145	74.35'	170.00	25°03'27"	S43°27'29"E	73.76'
C146	53.99'	170.00	18°11'42"	S21°49'54"E	53.76'
C147	27.62'	21.00	75°21'04"	N44°00'30"W	25.67'

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**FINAL PLAT FOR
THE LAKES AT GILA BEND**
LOTS 1 THROUGH 106, TRACTS A THROUGH L
A RESUBDIVISION OF DOS LAGOS, LOTS 1 THROUGH 65, TRACTS A THROUGH N
AS RECORDED IN BOOK 973, PAGE 43
SECTION 3, TOWNSHIP 4S, RANGE 4W, G&S.R.M.
TOWN OF GILA BEND, MARICOPA COUNTY, ARIZONA
JUNE 2016
WLB NO. 107005-C001-0106
SHEET 6 OF 6

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