

When Recorded Mail to:

Town of Prescott Valley
Town Clerk Diane Russell
7501 E. Civic Circle
Prescott Valley, AZ 86314

WARRANTY DEED

Exempt per ARS 11-1134-A3

For the consideration of TEN DOLLARS, and other valuable considerations, I or we,

Prescott Valley Equities LLC, an Arizona limited liability company, the GRANTOR

do/does hereby convey to

TOWN OF PRESCOTT VALLEY, a Municipal Corporation of Arizona, the GRANTEE

the following described property situated in Yavapai County, Arizona:

See EXHIBIT "A", attached hereto and made a part hereof.

Subject to: Current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations, and liabilities as may appear of record.

And the GRANTOR binds itself and its successors to warrant and defend the title, against all acts of the GRANTOR herein, and no other, subject to the matters set forth.

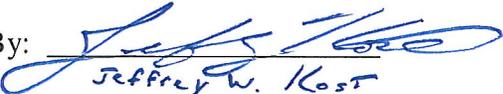
DATED: FEBRUARY 13, 2012

GRANTOR:

Prescott Valley Equities LLC, an Arizona limited liability company

By: Par Four Equities LLC, an Arizona limited liability company

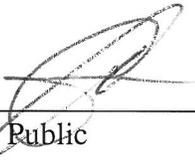
Its: Manager

By: 
Jeffrey W. Kost

Its: MEMBER

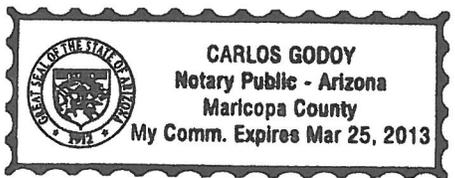
STATE OF ARIZONA)
) ss.
County of Maricopa)

On this 13 day of Feb, 2012 before me, the undersigned, a Notary Public, in and for the State of Arizona, personally appeared Jeffrey W Kost, who acknowledged that he is a member of Par Four Equities LLC, an Arizona limited liability company, manager on behalf of Prescott Valley Equities LLC, an Arizona limited liability company that he executed the foregoing instrument for the purpose herein contained on behalf of said company.



Notary Public

My commission expires:
March 25, 2013



RIGHT-OF-WAY DEDICATION - Legal Description

A PORTION OF SECTION 34, TOWNSHIP 14 NORTH, RANGE 1 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, YAVAPAI COUNTY, ARIZONA.

BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 34, THENCE ALONG THE SOUTH LINE OF SAID SECTION 34, SOUTH 89 DEGREES 37 MINUTES 48 SECONDS EAST, A DISTANCE OF 2439.96 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF STATE ROUTE 69;

THENCE, NORTHERLY ALONG SAID EAST RIGHT-OF-WAY LINE OF STATE ROUTE 69, NORTH 21 DEGREES 49 MINUTES 38 SECONDS WEST, A DISTANCE OF 1,741.93 FEET A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF BRADSHAW MOUNTAIN ROAD AS RECORDED IN BOOK 52 OF MAPS, PAGES 1-8, YAVAPAI COUNTY RECORDER;

THENCE, EASTERLY ALONG SAID SOUTH RIGHT-OF-WAY LINE OF BRADSHAW MOUNTAIN ROAD, NORTH 69 DEGREES 32 MINUTES 13 SECONDS EAST, A DISTANCE OF 112.99 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHERLY WITH A RADIUS OF 900.00 FEET;

THENCE EASTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 155.47 FEET THROUGH A CENTRAL ANGLE OF 09 DEGREES 53 MINUTES 51 SECONDS TO THE TRUE POINT OF BEGINNING;

THENCE, CONTINUING EASTERLY ALONG CURVE ON SAID SOUTH RIGHT-OF-WAY LINE OF BRADSHAW MOUNTAIN ROAD WITH A RADIUS OF 900.00 FEET, A DISTANCE OF 51.30 FEET THROUGH A CENTRAL ANGLE OF 03 DEGREES 15 MINUTES 57 SECONDS;

THENCE DEPARTING SAID RIGHT-OF-WAY, SOUTH 21 DEGREES 49 MINUTES 38 SECONDS EAST, A DISTANCE OF 217.26 FEET;

THENCE SOUTH 68 DEGREES 10 MINUTES 22 SECONDS WEST, A DISTANCE OF 50.00 FEET;

THENCE NORTH 21 DEGREES 49 MINUTES 38 SECONDS WEST, A DISTANCE OF 228.71 FEET TO THE TRUE POINT OF BEGINNING;

SAID PARCEL CONTAINS 11,161.66 SQUARE FEET OR 0.2562 ACRES, MORE OR LESS.

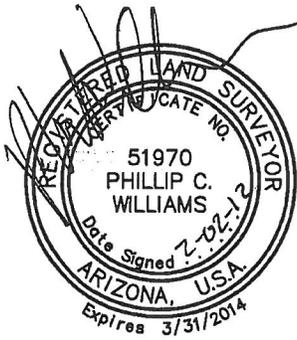


R.B. WILLIAMS & ASSOCIATES, INC.

CONSULTING ENGINEERS

646 W. JASPER DRIVE
GILBERT, ARIZONA 85233

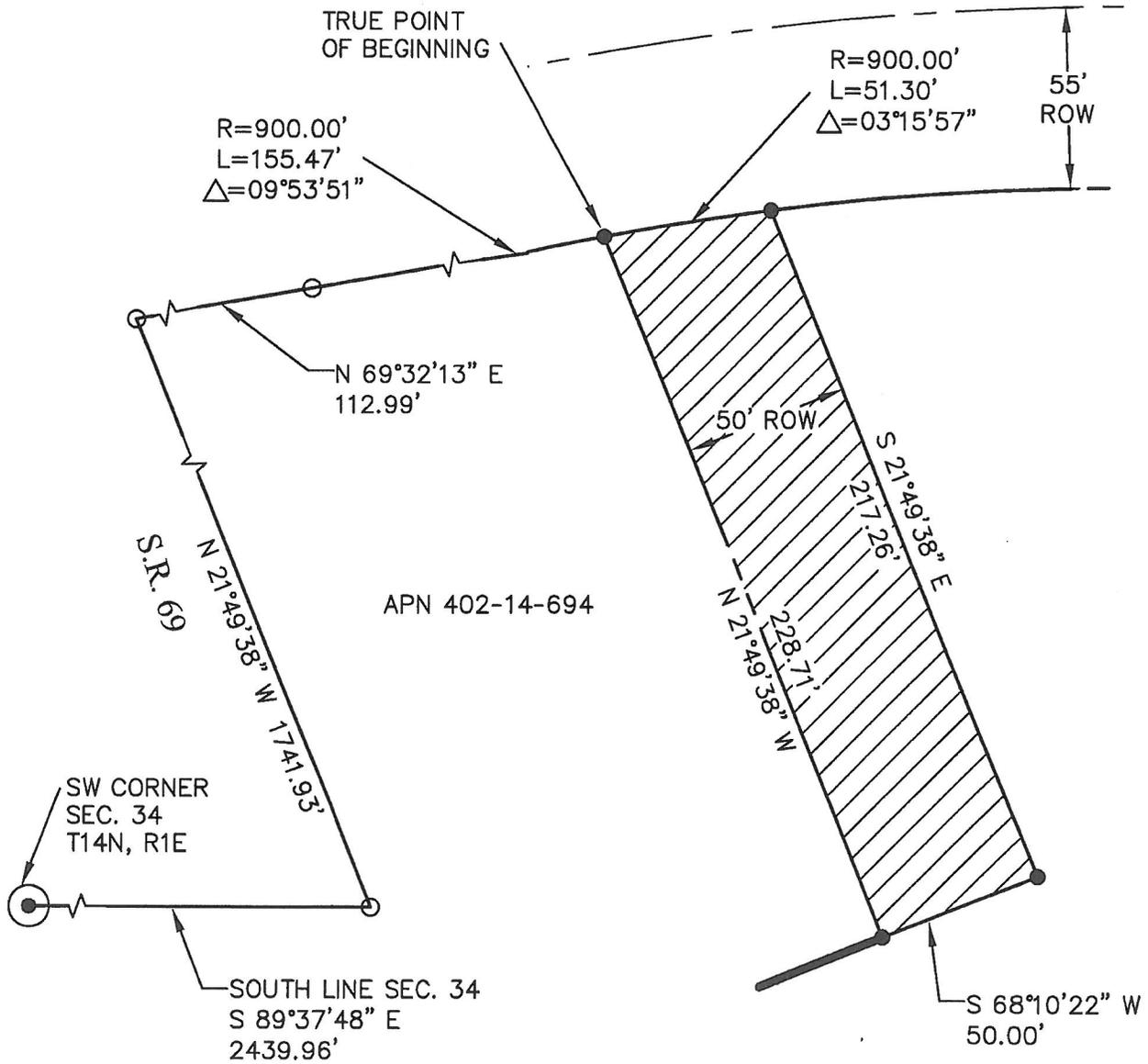
PHONE: (480) 424-2352
FAX: (480) 424-2353



LEGEND

- DEDICATION CORNER
- ⊙ GLO BRASS CAP
- RIGHT-OF-WAY

BRADSHAW MOUNTAIN ROAD
BK 52 OF MAPS, PAGES 1-8



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NORTH
SCALE=1"=50'

RIGHT-OF-WAY DEDICATION