

When Recorded/Executed Mail to:

City Clerk
City of Peoria
8401 West Monroe
Peoria, Arizona 85345

DEDICATION OF PUBLIC ROADWAY

The City of Peoria, an Arizona municipal corporation, Grantor, for and in consideration of the sum of One Dollar and other valuable consideration, receipt of which is hereby acknowledged, do hereby dedicate to the public, in Maricopa County, Arizona, the following described property to be used as a public roadway:

(See attached description, Exhibit A)

for public roadway and utility purposes.

The Grantor(s) hereby covenants that it is lawfully seized and possessed on this aforementioned tract or parcel of land; that it has a good and lawful right to dedicate it.

DATED: _____

**GRANTOR: CITY OF PEORIA,
an Arizona municipal corporation**

Henry Darwin, City Manager

ATTEST:

Agnes Goodwine, City Clerk

APPROVED AS TO FORM:

Emily Jurmu, City Attorney

Exhibit A – Legal Description and Sketch

EXHIBIT A LEGAL DESCRIPTION

APN 142-13-030
RIGHT OF WAY EXHIBIT

A PORTION OF LAND LOCATED IN THE THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 3 NORTH, RANGE 1 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 26 FROM WHICH THE NORTHWEST CORNER OF SAID SECTION 26 BEARS NORTH 00°20'58" EAST, A DISTANCE OF 2637.22 FEET;

THENCE ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 26, NORTH 00°20'58" EAST, A DISTANCE OF 1095.35 FEET;

THENCE LEAVING SAID WEST LINE, SOUTH 89°39'02" EAST, A DISTANCE OF 40.00 FEET TO THE POINT OF BEGINNING;

THENCE NORTH 00°20'58" EAST, A DISTANCE OF 120.80 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHWESTERLY WHOSE RADIUS BEARS SOUTH 09°38'56" WEST, A DISTANCE OF 70.00 FEET;

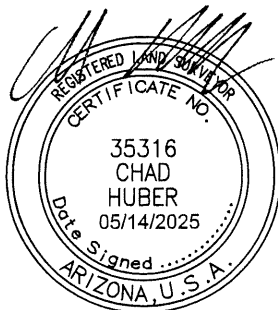
THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 38°05'16", AN ARC LENGTH OF 46.53 FEET;

THENCE SOUTH 42°09'44" EAST, A DISTANCE OF 134.46 FEET;

THENCE NORTH 89°39'02" WEST, A DISTANCE OF 131.06 FEET TO THE POINT OF BEGINNING.

CONTAINING 9,041 SQ.FT. OR 0.208 ACRES MORE OR LESS.

CHAD W. HUBER
RLS 35316
1661 E. CAMELBACK RD, SUITE 400
PHOENIX, ARIZONA 85016
PH. 602-837-5511
chad.huber@kimley-horn.com



Kimley»Horn					
1661 E. CAMELBACK RD, Suite 400 PHOENIX, AZ 85016			Tel. No. (602) 837-5511		
Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
N/A	KEG	CWH	5/13/2025	091028048	1 OF 2

EXHIBIT A

APN 142-13-030

RIGHT OF WAY EXHIBIT



NW 1/4 COR.
SEC. 26,
T3N, R1E

83RD AVENUE
N00°20'58"E 2637.22'

1095.35'

W 1/4 COR.
SEC. 26,
T3N, R1E
POC
LEGEND

CITY OF PEORIA
APN 142-13-030
DOC. 20240061719

COTTON CROSSING

POC = POINT OF COMENCEMENT
POB = POINT OF BEGINNING
R.O.W. = RIGHT OF WAY
APN = ASSESSOR PARCEL NUMBER
BCHH = BRASS CAP IN HAND HOLE
BC = BRASS CAP

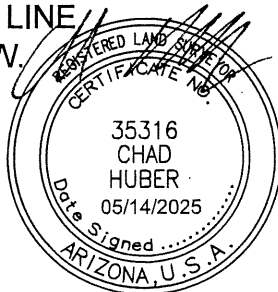
- PARCEL LINE
- RIGHT OF WAY LINE
- - - - - EXISTING R.O.W.
- NEW R.O.W.

CURVE TABLE

C1 = Δ = 38°05'16"
R - 70.00'
L - 46.53'

LINE TABLE

L1 = S89°39'02"E 40.00'
L2 = N00°20'58"E 120.80'
L3 = S42°09'44"E 134.46'
L4 = N89°39'02"W 131.06'



CHAD W. HUBER
RLS 35316
1661 E. CAMELBACK RD, SUITE 400
PHOENIX, ARIZONA 85016
PH. 602-837-5511
chad.huber@kimley-horn.com

Kimley»Horn

1661 E. CAMELBACK RD, Suite 400
PHOENIX, AZ 85016

Tel. No. (602) 837-5511

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
N.T.S.	KEG	CWH	5/13/2025	091028048	2 OF 2