

Southwest Community Dev.  
2411 West 14th St., Suite 210  
Tempe, AZ 85282

TITLE USA Company of Arizona

MOD RSTR (DF)

33

RECORDED IN OFFICIAL RECORDS  
OF MARICOPA COUNTY, ARIZONA  
JAN 16 87-900  
KEITH POWERS, County Recorder  
FEE 3.00 PGS 20 R.E.  
1 87 027762

FIRST AMENDMENT TO

DECLARATION OF COVENANTS, CONDITIONS  
AND RESTRICTIONS FOR THE TOWNES AT SOUTHPARK

THIS AMENDMENT is made at the date hereinafter set forth by  
SOUTH PARK ASSOCIATES, an Arizona general partnership  
("Declarant").

WHEREAS, Declarant is the sole owner of that certain real  
property situated in the City of Chandler, County of Maricopa,  
which is more particularly described as follows:

Lots 1 through 142, inclusive, THE TOWNES AT SOUTHPARK  
according to Book 288 of Maps, page 16, records of  
Maricopa County, Arizona.

WHEREAS, a Declaration of Covenants, Conditions and  
Restrictions for the subject property was recorded April 6,  
1986, at Document No. 86-167093, records of the Maricopa  
County Recorder;

WHEREAS, Declarant desires and intends to amend the above-  
mentioned document by deleting reference to two construction  
phases and re-phasing the property into eleven (11) phases;

NOW, THEREFORE, Declarant hereby declares that the property  
shall consist of eleven phases, as described on the attached  
Exhibits "A" through "L", inclusive.

Dated this 15th day of January, 1987.

SOUTHPARK ASSOCIATES, an Arizona  
general partnership, BY: Southwest  
Community Developers, Inc., an  
Arizona corporation Its General  
Partner

*Richard R. Rohde*

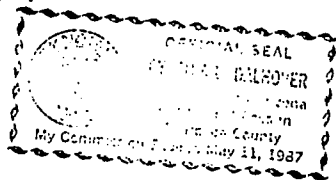
Richard R. Rohde  
Vice President

STATE OF ARIZONA )  
 ) ss  
County of Maricopa )

The foregoing instrument was acknowledged before me this 15th  
day of January by Richard R. Rohde, Vice President of  
Southwest Community Developers, Inc., General Partner of South  
Park Associates, an Arizona general partnership.

*John R. ...*  
Notary Public

My Commission Expires:



87 027762

LEGAL DESCRIPTION  
TOWNES @ SOUTHPARK PHASE 1, PARCEL A  
S.E.C. JOB NO. 729901 - JANUARY 14, 1987

1  
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4 That portion of the "Townes @ Southpark" a subdivision as recorded in Book  
5 288, Page 16, Maricopa County Recorder, being situated in the Southeast  
6 quarter of Section 28, Township 1 South, Range 4 East of the Gila and Salt  
7 River Base and Meridian, Maricopa County, Arizona, being more particularly  
8 described as follows:

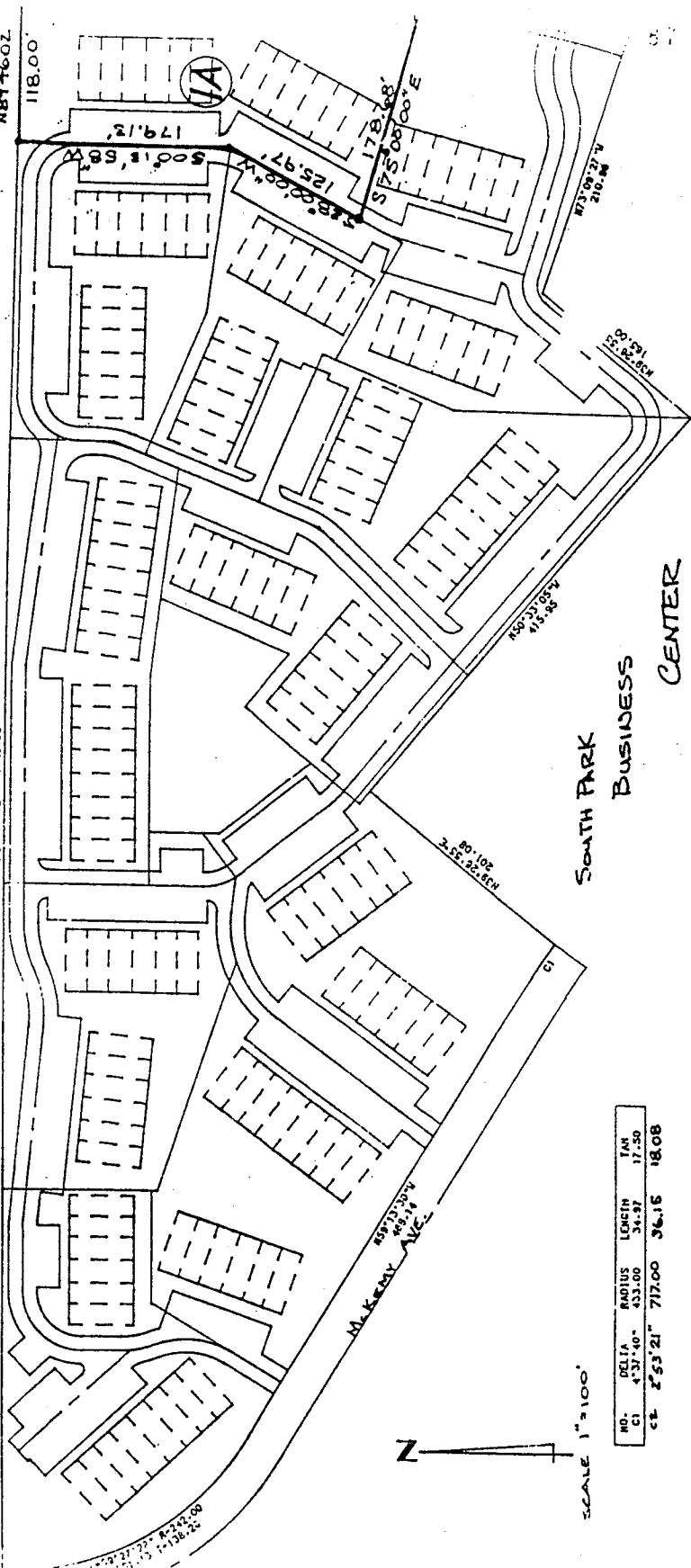
9 Commencing at the Northeast corner of said "Townes @ Southpark";  
10 Thence North  $89^{\circ}46'02''$  West along the north line of said "Townes @  
11 Southpark", a distance of 30.00 feet to a point on the easterly  
12 right-of-way line of Roosevelt Avenue and to the TRUE POINT OF BEGINNING;  
13 Thence continuing North  $89^{\circ}46'02''$  West along said north line, a distance  
14 of 118.00 feet;  
15 Thence South  $00^{\circ}13'58''$  West perpendicular to said north line, a distance  
16 of 179.13 feet;  
17 Thence South  $28^{\circ}00'00''$  West, a distance of 125.97 feet;  
18 Thence South  $75^{\circ}00'00''$  East, a distance of 178.68 feet to a point on the  
19 aforesaid easterly right-of-way line of Roosevelt Avenue, a radius point  
20 to said point bears North  $86^{\circ}52'41''$  West;  
21 Thence northerly along said right-of-way line and the arc of a non-tangent  
22 curve concave westerly said curve having a central angle of  $02^{\circ}53'21''$ , a  
23 radius of 717.00 feet, a distance of 36.16 feet to a point of  
24 non-tangency;  
25 Thence North  $01^{\circ}39'54''$  East continuing along said right-of-way line, a  
26 distance of 120.04 feet;  
27 Thence North  $00^{\circ}13'58''$  East continuing along said right-of-way line and  
28 perpendicular to the aforesaid north line, a distance of 180.00 feet to  
29 the TRUE POINT OF BEGINNING.

30 Prepared by:  
31 SNS  
32 Sage Engineering Corporation  
33 3220 S. Fair Lane, Suite #12  
34 Tempe, Arizona 85282  
35 (602) 438-8257

N 89° 16' 02" W, 30.00'

N 89° 16' 02" W, 118.00'

N 89° 16' 02" W, 1340.38'



SCALE 1" = 100'

NO.	DELTA	RADIUS	LENGTH	TAN
CI	4° 37' 40"	433.00	34.37	17.50
CE	2° 53' 21"	717.00	36.16	18.08

Book 242, Page 17 M.C.R.

PHASE I, PARCEL A  
 SKETCH TO ACCOMPANY LEGAL DESCRIPTION  
 DATE JAN 14, 1987

87 027762

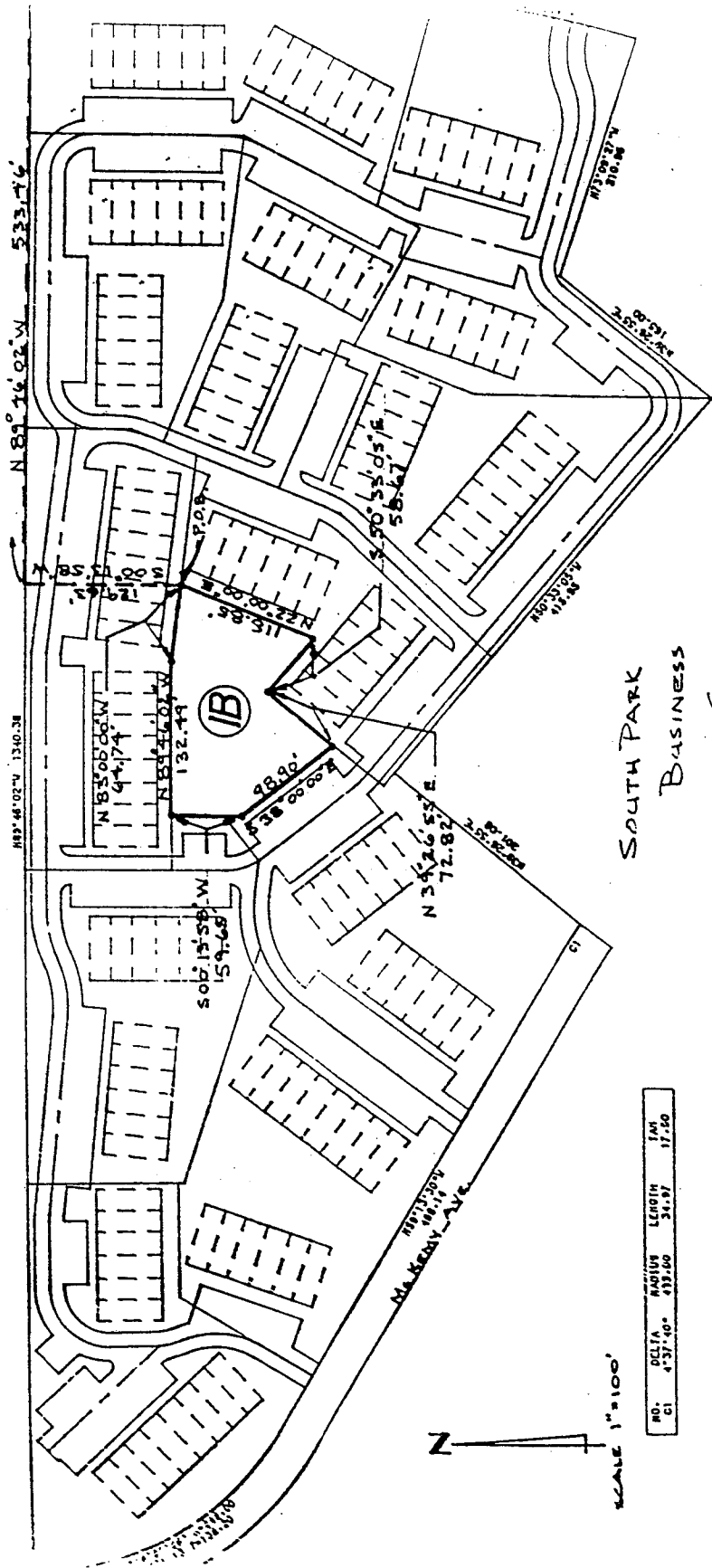
1  
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LEGAL DESCRIPTION  
TOWNES @ SOUTHPARK PHASE 1, PARCEL B  
S.E.C. JOB NO. 729901 - JANUARY 14, 1987

4 That portion of the "Townes @ Southpark" a subdivision as recorded in Book  
5 288, Page 16, Maricopa County Recorder, being situated in the Southeast  
6 quarter of Section 28, Township 1 South, Range 4 East of the Gila and Salt  
7 River Base and Meridian, Maricopa County, Arizona, being more particularly  
8 described as follows:

9 Commencing at the Northeast corner of said "Townes @ Southpark";  
10 Thence North  $89^{\circ}46'02''$  West along the north line of said "Townes @  
11 Southpark", a distance of 533.46 feet;  
12 Thence South  $00^{\circ}13'58''$  West perpendicular to said north line, a distance  
13 of 129.63 feet to the TRUE POINT OF BEGINNING:  
14 Thence North  $83^{\circ}00'00''$  West, a distance of 64.74 feet;  
15 Thence North  $89^{\circ}46'02''$  West, a distance of 132.49 feet;  
16 Thence South  $00^{\circ}13'58''$  West, a distance of 59.65 feet;  
17 Thence South  $38^{\circ}00'00''$  East, a distance of 98.90 feet;  
18 Thence North  $39^{\circ}26'55''$  East, a distance of 72.82 feet;  
19 Thence South  $50^{\circ}33'05''$  East, a distance of 58.67 feet;  
20 Thence North  $22^{\circ}00'00''$  East, a distance of 118.85 feet to the TRUE POINT  
21 OF BEGINNING.

22 Prepared by:  
23 SNS  
24 Sage Engineering Corporation  
25 7220 S. Fair Lane, Suite #12  
26 Tempe, Arizona 85282  
27 (602) 438-8257



SOUTH PARK  
BUSINESS  
CENTER

BOOK 242, PAGE 17 M.C.R.

PAGE 1, PARCEL B  
 WITH TO ACCOMPANY LEGAL DESCRIPTION  
 DATED JAN 14, 1987  
 CASE NO. 729901

SCALE 1"=100'

NO.	DELTA	RADIUS	LENGTH	TIME
CI	4'37".0"	433.00	34.97	17.50

87 027762

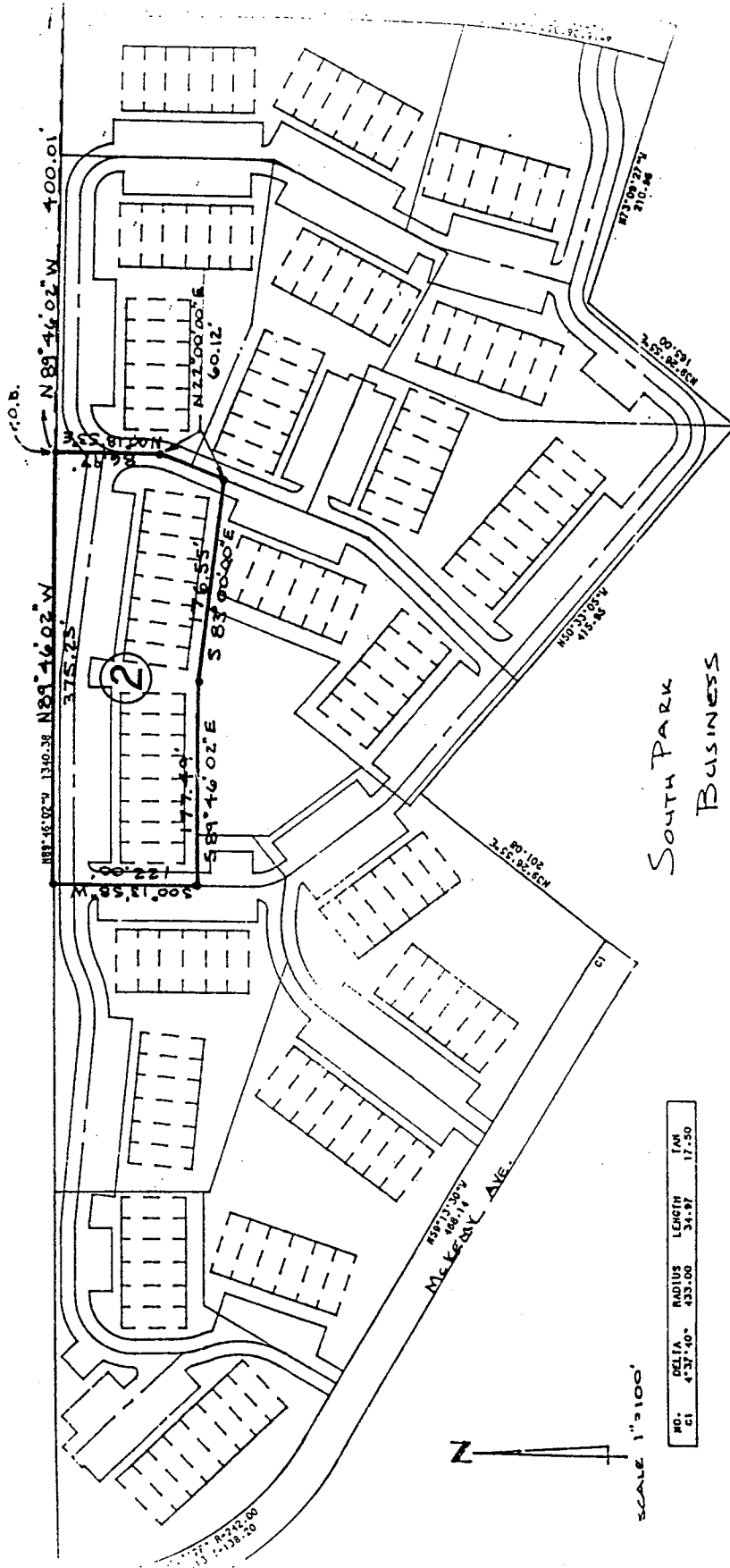
1  
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LEGAL DESCRIPTION  
TOWNES @ SOUTHPARK PHASE 2  
S.E.C. JOB NO. 729901 - JANUARY 14, 1987

4 That portion of the "Townes @ Southpark" a subdivision as recorded in Book  
5 288, Page 16, Maricopa County Recorder, being situated in the Southeast  
6 quarter of Section 28, Township 1 South, Range 4 East of the Gila and Salt  
7 River Base and Meridian, Maricopa County, Arizona, being more particularly  
8 described as follows:

9 Commencing at the Northeast corner of said "Townes @ Southpark";  
10 Thence North  $89^{\circ}46'02''$  West along the north line of said "Townes @  
11 Southpark", a distance of 400.01 feet to the TRUE POINT OF BEGINNING;  
12 Thence continuing North  $89^{\circ}46'02''$  West along said north line, a distance  
13 of 387.23 feet;  
14 Thence South  $00^{\circ}13'58''$  West perpendicular to said north line, a distance  
15 of 122.00 feet ;  
16 Thence South  $89^{\circ}46'02''$  East, a distance of 177.49 feet;  
17 Thence South  $83^{\circ}00'00''$  East, a distance of 176.55 feet;  
18 Thence North  $22^{\circ}00'00''$  East, a distance of 60.12 feet;  
19 Thence North  $00^{\circ}18'53''$  East, a distance of 86.97 feet to the TRUE POINT OF  
20 BEGINNING.

21 Prepared by:  
22 SNS  
23 Sage Engineering Corporation  
24 3220 S. Fair Lane, Suite #12  
25 Tempe, Arizona 85282  
26 (602) 438-8257



SOUTH PARK  
BUSINESS  
CENTER

87 027762

Book 242, Page 17 M.C.R.

PHASE 2  
ACCOMPANY LEGAL DESCRIPTION

NO.	DELTA	RADIUS	LENGTH	IN
1	4° 27' 40"	433.00	31.27	17.50

SCALE 1" = 100'

1  
2  
3

LEGAL DESCRIPTION  
TOWNES @ SOUTH-PARK PHASE 3  
S.E.C. JOB NO. 729901 - JANUARY 14, 1987

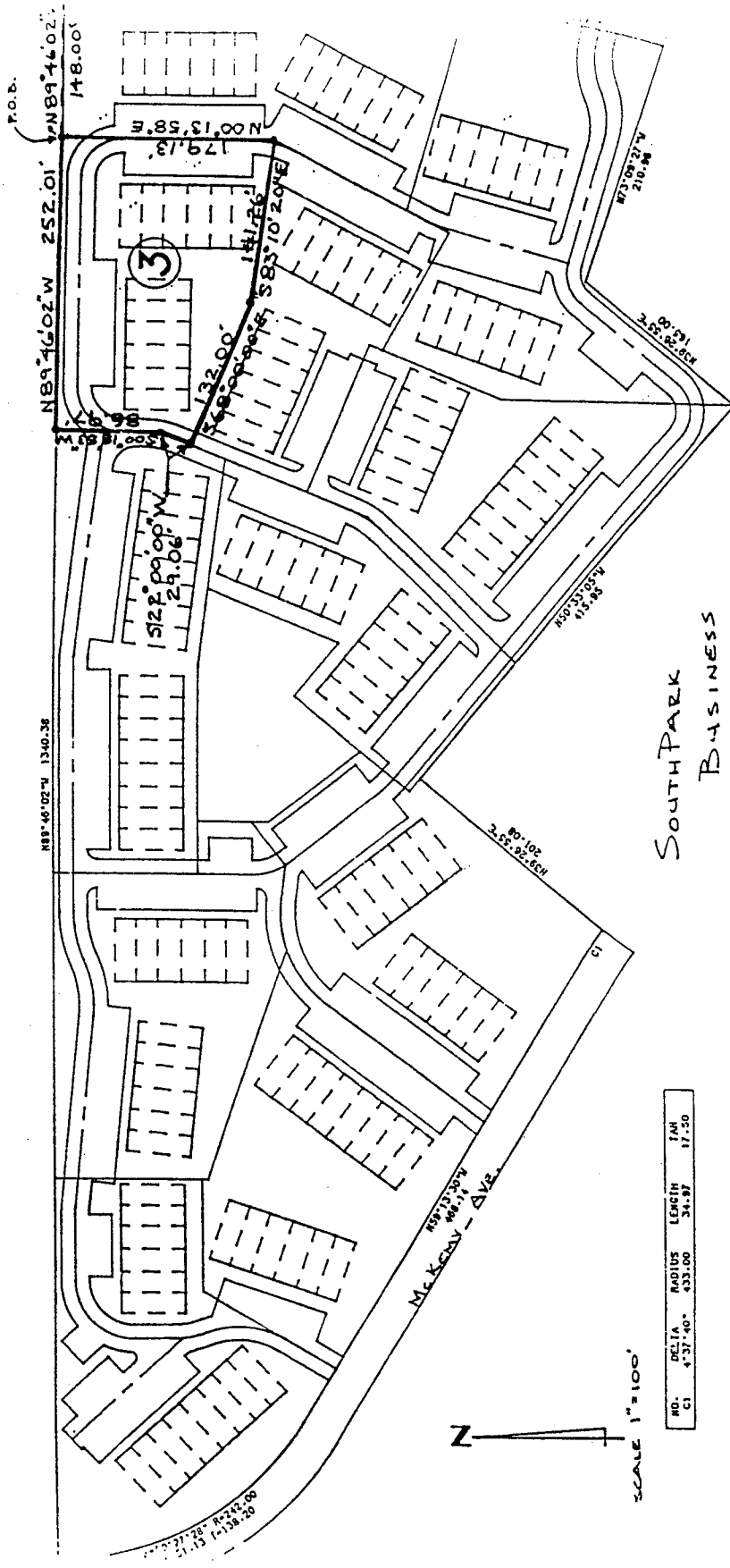
87 027762

4 That portion of the "Townes @ Southpark" a subdivision as recorded in Book  
5 288, Page 16, Maricopa County Recorder, being situated in the Southeast  
6 quarter of Section 28, Township 1 South, Range 4 East of the Gila and Salt  
7 River Base and Meridian, Maricopa County, Arizona, being more particularly  
8 described as follows:

9 Commencing at the Northeast corner of said "Townes @ Southpark";  
10 Thence North  $89^{\circ}46'02''$  West along the north line of said "Townes @  
11 Southpark", a distance of 148.00 feet to the TRUE POINT OF BEGINNING;  
12 Thence continuing North  $89^{\circ}46'02''$  West along said north line, a distance  
13 of 252.01 feet ;  
14 Thence South  $00^{\circ}18'53''$  West leaving said north line, a distance of 86.97  
15 feet;  
16 Thence South  $22^{\circ}00'00''$  West, a distance of 29.06 feet;  
17 Thence South  $68^{\circ}00'00''$  East, a distance of 132.00 feet;  
18 Thence South  $83^{\circ}10'20''$  East, a distance of 141.26 feet;  
19 Thence North  $00^{\circ}13'58''$  East, a distance of 179.13 feet to the TRUE POINT  
20 OF BEGINNING.

21 Prepared by:  
22 SNS  
23 Sage Engineering Corporation  
24 3220 S. Fair Lane, Suite #12  
25 Tempe, Arizona 85282  
26 (602) 438-8257





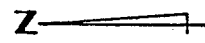
SOUTH PARK  
BUSINESS  
CENTER

Book 242, Page 17 M.C.R.

PHASE 3  
SKETCH TO ACCOMPANY LEGAL DESCRIPTION  
DATE: JAN 14, 1987  
D.E.C. TOP. N. 729901

NO.	DELTA	RADIUS	LENGTH	PI
C1	4°37'40"	433.00	34.97	17.50

SCALE 1" = 100'



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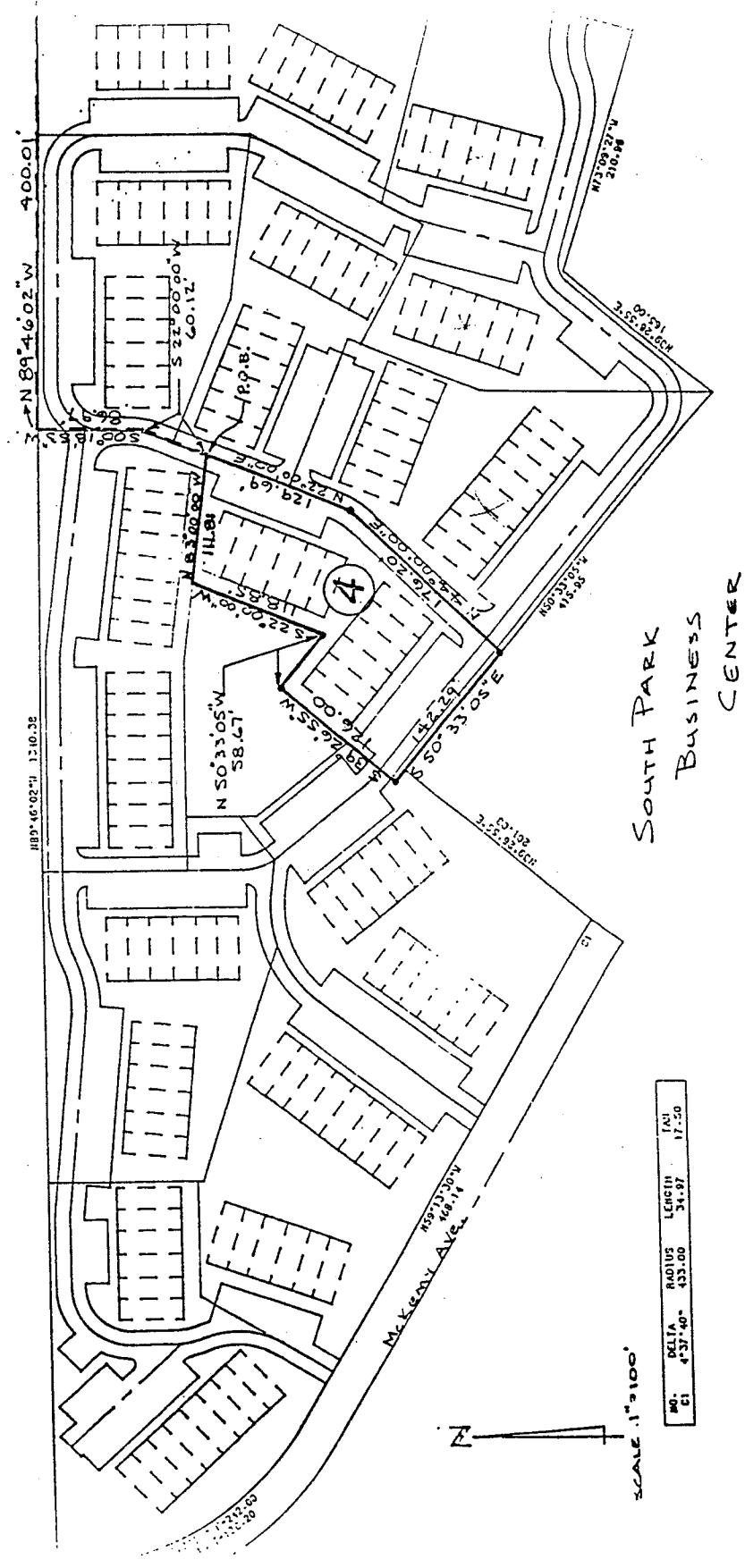
LEGAL DESCRIPTION  
TOWNES @ SOUTHPARK PHASE 4  
S.E.C. JOB NO. 729901 - JANUARY 14, 1987

87 027762

4 That portion of the "Townes @ Southpark" a subdivision as recorded in Book  
5 288, Page 16, Maricopa County Recorder, being situated in the Southeast  
6 quarter of Section 28, Township 1 South, Range 4 East of the Gila and Salt  
7 River Base and Meridian, Maricopa County, Arizona, being more particularly  
8 described as follows:

9 Commencing at the Northeast corner of said "Townes @ Southpark";  
10 Thence North  $89^{\circ}46'02''$  West along the north line of said "Townes @  
11 Southpark", a distance of 400.01 feet;  
12 Thence South  $00^{\circ}18'53''$  West leaving said north line, a distance of 86.97  
13 feet;  
14 Thence South  $22^{\circ}00'00''$  West, a distance of 60.12 feet to the TRUE POINT OF  
15 BEGINNING:  
16 Thence North  $83^{\circ}00'00''$  West, a distance of 111.81 feet;  
17 Thence South  $22^{\circ}00'00''$  West, a distance of 118.85 feet;  
18 Thence North  $50^{\circ}33'05''$  West, a distance of 58.67 feet;  
19 Thence South  $39^{\circ}26'55''$  West, a distance of 126.00 feet;  
20 Thence South  $50^{\circ}33'05''$  East, a distance of 142.29 feet;  
21 Thence North  $44^{\circ}00'00''$  East, a distance of 176.20 feet;  
22 Thence North  $22^{\circ}00'00''$  East, a distance of 129.69 feet to the TRUE POINT  
23 OF BEGINNING.

24 Prepared by:  
25 SNS  
26 Sage Engineering Corporation  
27 3220 S. Fair Lane, Suite #12  
28 Tempe, Arizona 85282  
29 (602) 438-8257

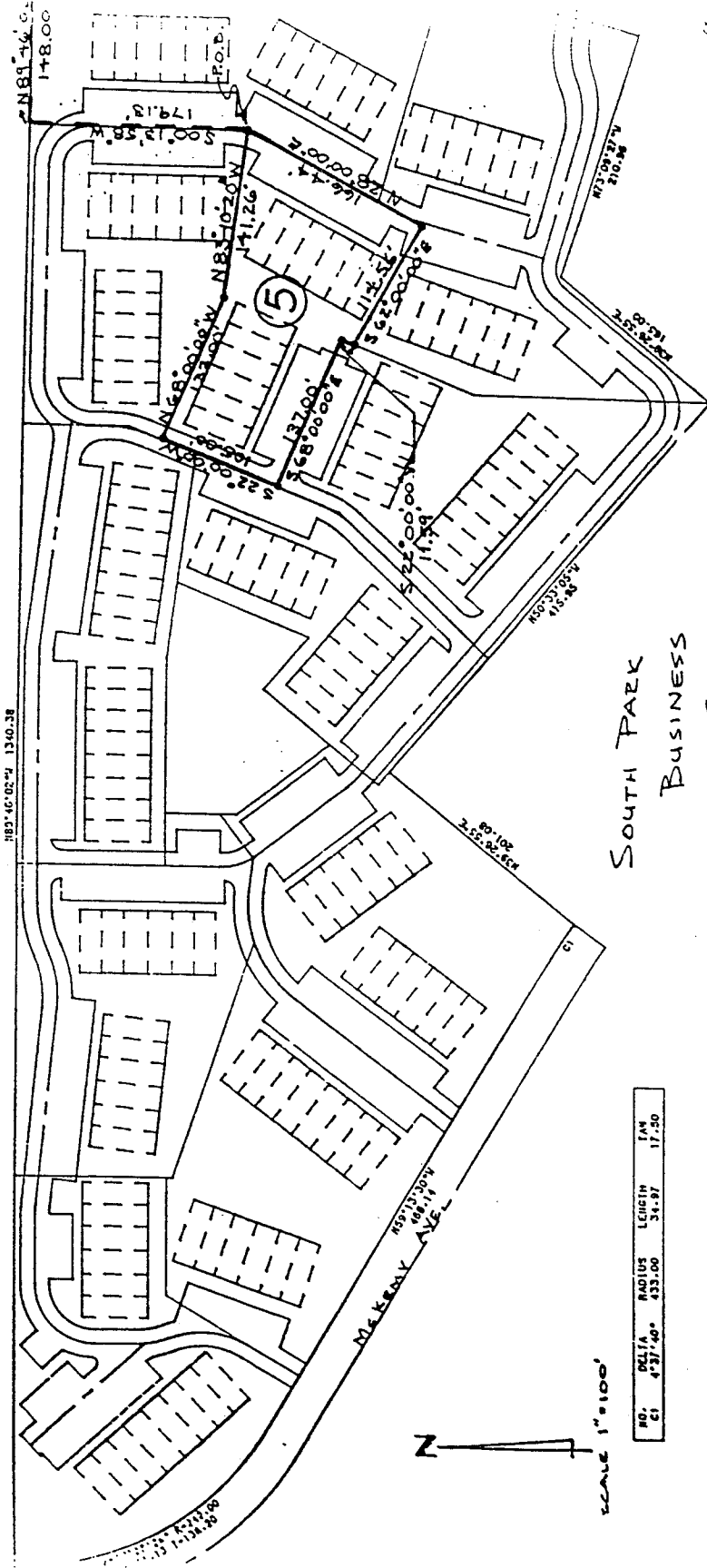


### SOUTH PARK BUSINESS CENTER

Book 242, Page 17 M.C.R

NO.	DELTA	RADIUS	LENGTH	TAU
C1	4°37'40"	435.00	34.87	17.50

PHASE 4  
 SKETCH TO ACCOMPANY LEGAL DESCRIPTION  
 DATE: JAN 14, 1987  
 S.F.E. THE ...



# SOUTH PARK BUSINESS CENTER

NO.	DELT A	RADIUS	LENGTH	TAN
C1	4°37'40"	433.00	34.87	17.50

SCALE 1" = 100'

BOOK 2472, PAGE 17 M.C.R.

PHASE 5  
 SKETCH TO ACCOMPANY LEGAL DESCRIPTION  
 1987  
 7/2/00

87 027762

LEGAL DESCRIPTION  
TOWNES @ SOUTHPARK PHASE 5  
S.E.C. JOB NO. 729901 - JANUARY 14, 1987

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4 That portion of the "Townes @ Southpark" a subdivision as recorded in Book  
5 288, Page 16, Maricopa County Recorder, being situated in the Southeast  
6 quarter of Section 28, Township 1 South, Range 4 East of the Gila and Salt  
7 River Base and Meridian, Maricopa County, Arizona, being more particularly  
8 described as follows:

9 Commencing at the Northeast corner of said "Townes @ Southpark";  
10 Thence North  $89^{\circ}46'02''$  West along the north line of said "Townes @  
11 Southpark", a distance of 148.00 feet;  
12 Thence South  $00^{\circ}13'58''$  West leaving said north line, a distance of 179.13  
13 feet to the TRUE POINT OF BEGINNING:  
14 Thence North  $83^{\circ}10'20''$  West, a distance of 141.26 feet  
15 Thence North  $68^{\circ}00'00''$  West, a distance of 132.00 feet;  
16 Thence South  $22^{\circ}00'00''$  West, a distance of 105.00 feet;  
17 Thence South  $68^{\circ}00'00''$  East, a distance of 137.00 feet;  
18 Thence South  $22^{\circ}00'00''$  West, a distance of 11.59 feet;  
19 Thence South  $62^{\circ}00'00''$  East, a distance of 114.56 feet;  
20 Thence North  $28^{\circ}00'00''$  East, a distance of 166.44 feet to the TRUE POINT  
21 OF BEGINNING.

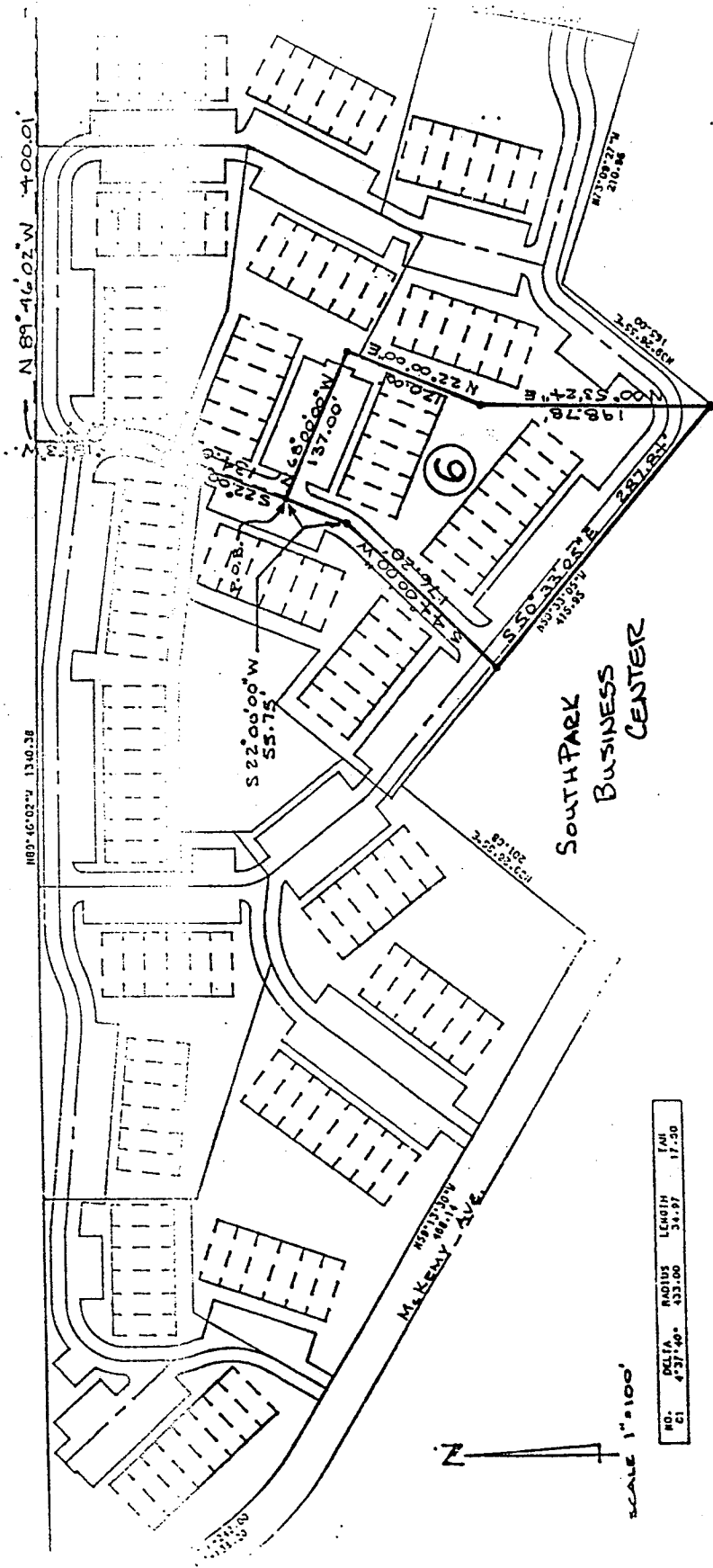
22 Prepared by:  
23 SNS  
24 Sage Engineering Corporation  
25 3220 S. Fair Lane, Suite #12  
26 Tempe, Arizona 85282  
27 (602) 438-8257

87 027762

LEGAL DESCRIPTION  
TOWNES @ SOUTHPARK PHASE 6  
S.E.C. JOB NO. 729901 - JANUARY 14, 1987

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4 That portion of the "Townes @ Southpark" a subdivision as recorded in Book  
5 288, Page 16, Maricopa County Recorder, being situated in the Southeast  
6 quarter of Section 28, Township 1 South, Range 4 East of the Gila and Salt  
7 River Base and Meridian, Maricopa County, Arizona, being more particularly  
8 described as follows:  
  
9 Commencing at the Northeast corner of said "Townes @ Southpark";  
10 Thence North  $89^{\circ}46'02''$  West along the north line of said "Townes @  
11 Southpark", a distance of 400.01 feet;  
12 Thence South  $00^{\circ}18'53''$  West leaving said north line, a distance of 86.97  
13 feet;  
14 Thence South  $22^{\circ}00'00''$  West, a distance of 134.06 feet to the TRUE POINT  
15 OF BEGINNING;  
16 Thence continuing South  $22^{\circ}00'00''$  West, a distance of 55.75 feet;  
17 Thence South  $44^{\circ}00'00''$  West, a distance of 176.20 feet to a point lying on  
18 the northerly line of lot 41 of "Southpark Business Center" as recorded in  
19 Book 242, Page 17, Maricopa County Recorder, said point also lying on the  
20 southerly line of the aforesaid "Townes @ Southpark";  
21 Thence South  $50^{\circ}33'05''$  East along said northerly line of lots 41, 40 and  
22 39 and said souther line of the "Townes @ Southpark", a distance of 287.84  
23 feet;  
24 Thence North  $00^{\circ}53'24''$  East leaving said lines, a distance of 198.78 feet;  
25 Thence North  $22^{\circ}00'00''$  East, a distance of 120.00 feet;  
26 Thence North  $68^{\circ}00'00''$  West, a distance of 137.00 feet to the TRUE POINT  
27 OF BEGINNING.

28 Prepared by:  
29 SNS  
30 Sage Engineering Corporation  
31 3220 S. Fair Lane, Suite #12  
32 Tempe, Arizona 85282  
33 (602) 438-8257



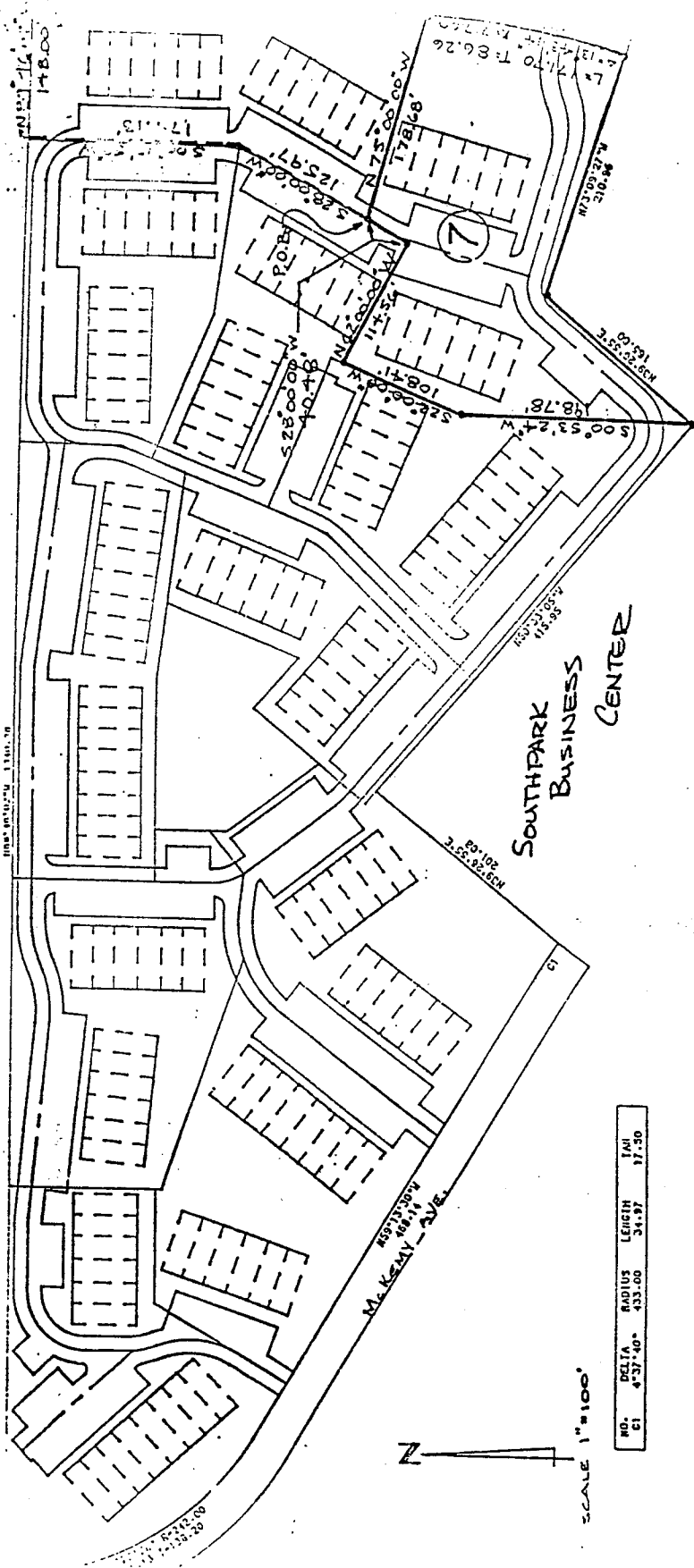
Book 242, PAGE 17 MCR

PHASE 6  
 SKETCH TO ACCOMPANY LEGAL DESCRIPTION  
 DATE: JAN 14, 1987  
 S.E.C. JOB NO. 729901



SCALE 1"=100'

NO.	DELTA	RADIUS	LENGTH	TIME
C1	4°37'40"	433.00	34.87	17:50



SOUTHPARK  
BUSINESS  
CENTER

M. KENY - AVE

SCALE 1"=100'

NO.	DELTA	RADIUS	LENGTH	TAN
61	4°37'.40"	433.00	34.97	17.30

Book 24Z, PAGE 17 M.C.R.

PHASE 7  
 SKETCH TO ACCOMPANY LEGAL DESCRIPTION  
 DATE: JAN 14, 1987  
 S.E.C. JOB NO. 729901



LEGAL DESCRIPTION  
TOWNES @ SOUTHPARK PHASE 7  
S.E.C. JOB NO. 729901 - JANUARY 14, 1987

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4 That portion of the "Townes @ Southpark" a subdivision as recorded in Book 288,  
5 Page 16, Maricopa County Recorder, being situated in the Southeast quarter of  
6 Section 28, Township 1 South, Range 4 East of the Gila and Salt River Base and  
7 Meridian, Maricopa County, Arizona, being more particularly described as  
8 follows:

9 Commencing at the Northeast corner of said "Townes @ Southpark";  
10 Thence North  $89^{\circ}46'02''$  West along the north line of said "Townes @ Southpark",  
11 a distance of 148.00 feet;  
12 Thence South  $00^{\circ}13'58''$  West perpendicular to said north line, a distance of  
13 272.13 feet;  
14 Thence South  $28^{\circ}00'00''$  West, a distance of 125.97 feet to the TRUE POINT OF  
15 BEGINNING;  
16 Thence continuing South  $28^{\circ}00'00''$  West, a distance of 40.48 feet;  
17 Thence North  $62^{\circ}00'00''$  West, a distance of 114.56 feet;  
18 Thence South  $22^{\circ}00'00''$  West, a distance of 108.41 feet to the most southerly  
19 corner of said "Townes @ Southpark" and a point on the northerly line of lots  
20 41, 40 and 39 and the most southwesterly corner of Lot 42 of "Southpark  
21 Business Center" as recorded in Book 242, Page 17, Maricopa County Recorder;  
22 Thence North  $39^{\circ}26'55''$  East along a line common with the westerly line of said  
23 Lot 42 and the "Townes @ Southpark", a distance of 165.00 feet to the most  
24 southwesterly corner of said Lot 42;  
25 Thence South  $73^{\circ}09'27''$  East along the northerly line of said lot 42 and the  
26 southerly line of the aforesaid "Townes @ Southpark" and a radial line, a  
27 distance of 210.96 feet to a point on the westerly right-of-way line of  
28 Roosevelt Avenue;  
29 Thence along said westerly right-of-way line and the arc of a curve concave  
30 westerly said curve having a central angle of  $13^{\circ}43'14''$ , a radius of 717.00  
31 feet, a distance of 171.70 feet to a point of non-tangency;  
32 Thence North  $75^{\circ}00'00''$  West, a distance of 178.68 feet to the TRUE POINT OF  
33 BEGINNING.

34 Prepared by:  
35 SRS  
36 Sage Engineering Corporation  
37 3020 S. Fair Lane, Suite #12  
38 Tempe, Arizona 85282  
39 (602) 438-8257

LEGAL DESCRIPTION  
TOWNES @ SOUTHPARK PHASE 8  
S.E.C. JOB NO. 729901 - JANUARY 14, 1987

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4 That portion of the "Townes @ Southpark" a subdivision as recorded in Book  
5 288, Page 16, Maricopa County Recorder, being situated in the Southeast  
6 quarter of Section 28, Township 1 South, Range 4 East of the Gila and Salt  
7 River Base and Meridian, Maricopa County, Arizona, being more particularly  
8 described as follows:

9 Commencing at the Northeast corner of said "Townes @ Southpark";  
10 Thence North 89°46'02" West along the north line of said "Townes @  
11 Southpark", a distance of 775.23 feet to the TRUE POINT OF BEGINNING;  
12 Thence North 89°46'02" West continuing along said north line, a distance  
13 of 264.35 feet;  
14 Thence South 00°13'58" West perpendicular to said north line, a distance  
15 of 130.00 feet;  
16 Thence South 71°17'54" East, a distance of 211.14 feet to a point on a  
17 non-tangent curve, said point having a radial bearing of South 18°22'22"  
18 East;  
19 Thence along the arc of said curve concave southerly said curve having a  
20 central angle of 25°22'21", a radius of 100.00 feet, a distance of 44.28  
21 feet to a point of tangency;  
22 Thence South 83°00'00" East, a distance of 29.18 feet;  
23 Thence North 52°00'00" East, a distance of 46.37 feet;  
24 Thence North 00°13'58" East, a distance of 45.10 feet;  
25 Thence North 89°46'02" West, a distance of 45.00 feet;  
26 Thence North 00°13'58" East, perpendicular to the aforesaid north line, a  
27 distance of 122.00 feet to the TRUE POINT OF BEGINNING.

28 Prepared by:  
29 SNS  
30 Sage Engineering Corporation  
31 3220 S. Fair Lane, Suite #12  
32 Tempe, Arizona 85282  
33 (602) 438-8257

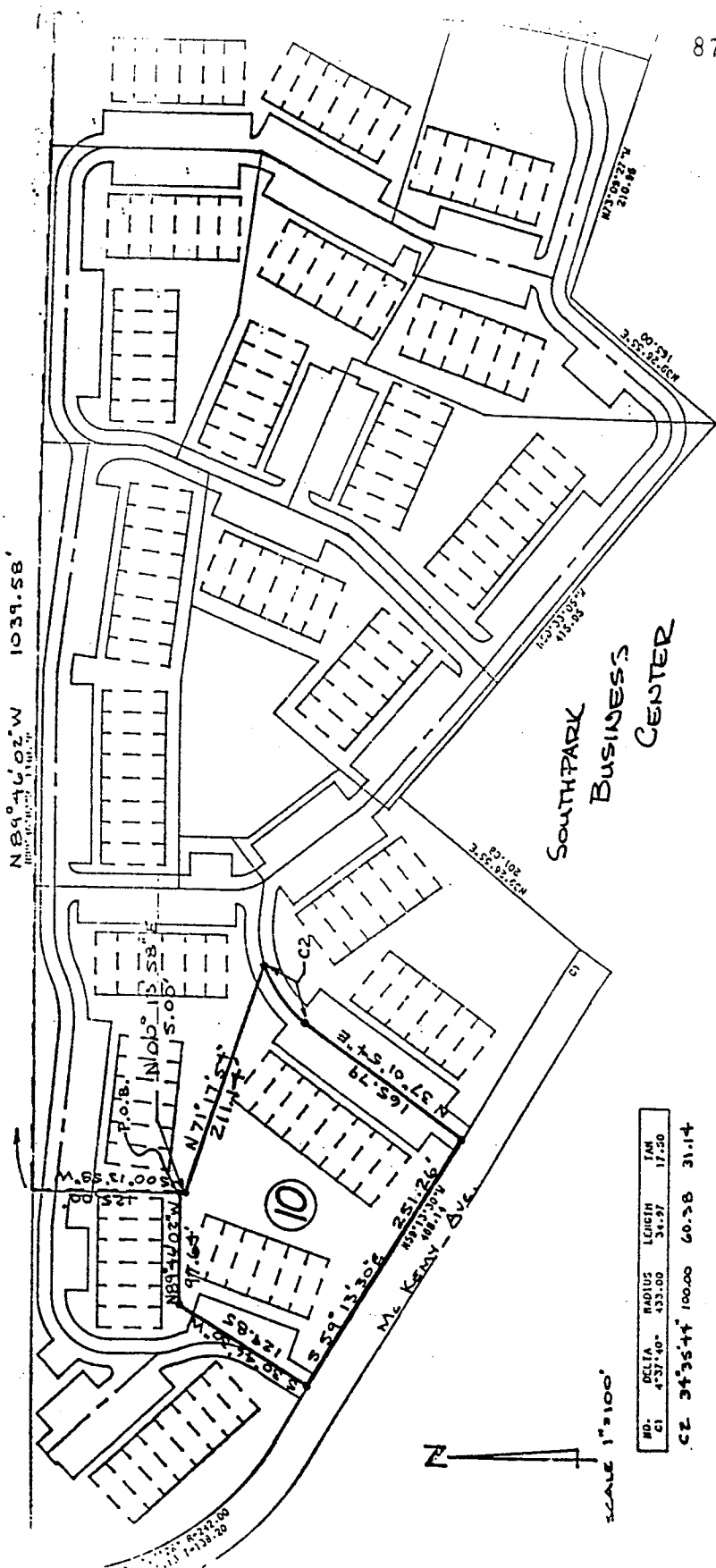
87 027762

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LEGAL DESCRIPTION  
TOWNES @ SOUTHPARK PHASE 11  
S.E.C. JOB NO. 729901 - JANUARY 14, 1987

4 That portion of the "Townes @ Southpark" a subdivision as recorded in Book  
5 288, Page 16, Maricopa County Recorder, being situated in the Southeast  
6 quarter of Section 28, Township 1 South, Range 4 East of the Gila and Salt  
7 River Base and Meridian, Maricopa County, Arizona, being more particularly  
8 described as follows:

9 Commencing at the Northeast corner of said "Townes @ Southpark";  
10 Thence North  $89^{\circ}46'02''$  West along the north line of said "Townes @  
11 Southpark", a distance of 730.23 feet;  
12 Thence South  $00^{\circ}13'58''$  West perpendicular to said north line, a distance  
13 of 167.10 feet to the TRUE POINT OF BEGINNING;  
14 Thence South  $52^{\circ}00'00''$  West, a distance of 46.37 feet;  
15 Thence North  $83^{\circ}00'00''$  West, a distance of 29.18 feet;  
16 Thence westerly along the arc of a tangent curve concave southerly, said  
17 curve having a central angle of  $59^{\circ}58'05''$ , a radius of 100.00 feet, a  
18 distance of 104.66 feet to a point of tangency;  
19 Thence South  $37^{\circ}01'54''$  West, a distance of 165.79 feet to a point on the  
20 easterly right-of-way line of McKemy Street;  
21 Thence South  $59^{\circ}13'30''$  East along said right-of-way, a distance of 160.27  
22 feet;  
23 Thence southeasterly along said right-of-way line and the arc of a tangent  
24 curve concave southwesterly, said curve having a central angle of  
25  $04^{\circ}37'40''$ , a radius of 433.00 feet, a distance of 34.97 feet to the most  
26 westerly corner of Lot 41 of "Southpark Business Center", as recorded in  
27 Book 242, Page 17, Maricopa County Recorder, and the southwesterly corner  
28 of the aforesaid "Townes @ Southpark" and a point of non-tangency;  
29 Thence North  $39^{\circ}26'55''$  East along a line common with said Lot 41 and said  
30 "Townes @ Southpark", a distance of 201.08 feet to the most northerly  
31 corner of said Lot 41;  
32 Thence North  $50^{\circ}33'05''$  West leaving said common line, a distance of 14.18  
33 feet;



87 027762

Book 242, Page 17

PHASE 10  
 SKETCH TO ACCOMPANY LEGAL DESCRIPTION  
 DATE: JAN 14, 1987  
 S.E.C. TOWN 00 729901

SOUTHPARK  
 BUSINESS  
 CENTER

ID.	DELTA	RADIUS	LENGTH	TAN
C1	4°37'40"	433.00	34.97	17.50

C2 34°35'44" 100.00 60.28 31.14

SCALE 1"=100'



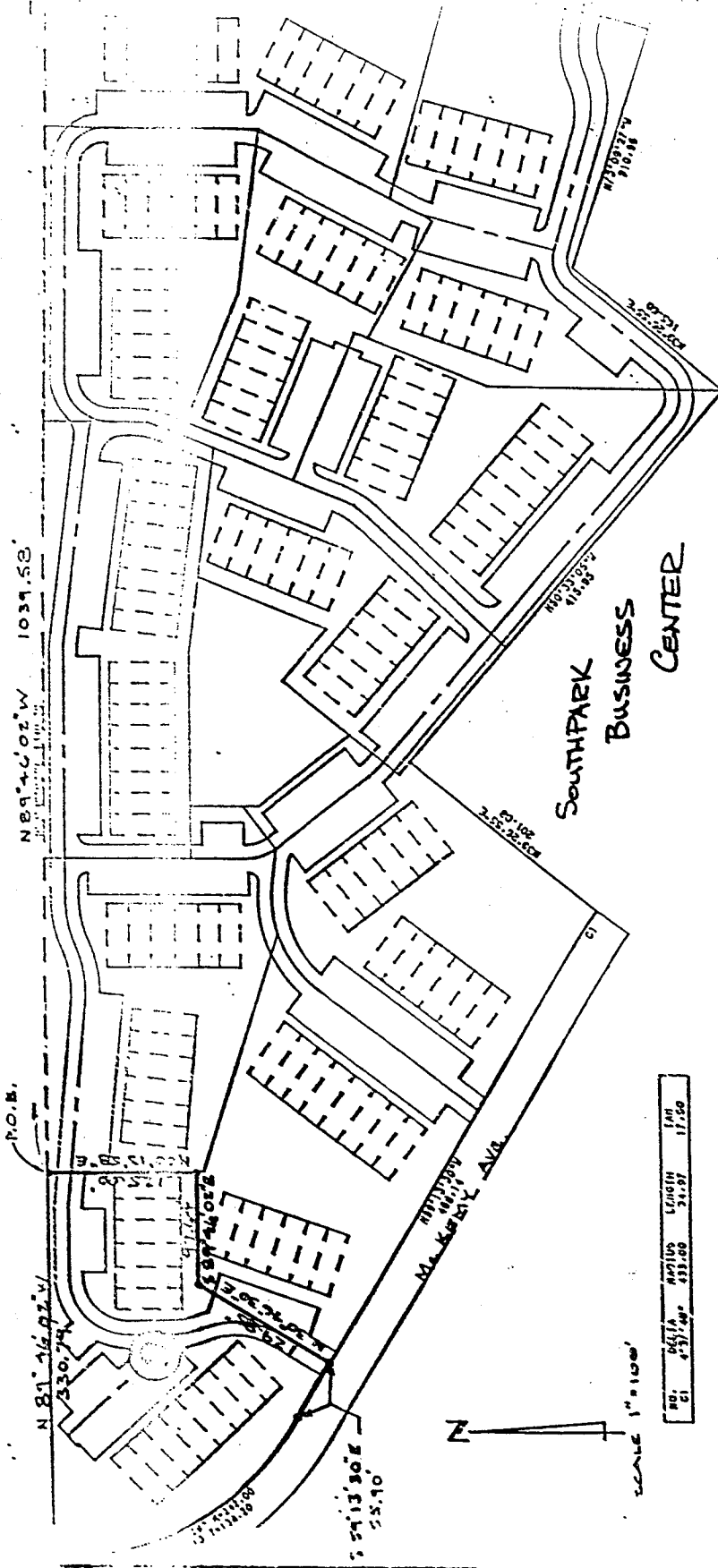
1  
2  
3

LEGAL DESCRIPTION 87 027762  
TOWNES @ SOUTHPARK PHASE 10  
S.E.C. JOB NO. 729901 - JANUARY 14, 1987

4 That portion of the "Townes @ Southpark" a subdivision as recorded in Book  
5 230, Page 16, Maricopa County Recorder, being situated in the Southeast  
6 quarter of Section 28, Township 1 South, Range 4 East of the Gila and Salt  
7 River Base and Meridian, Maricopa County, Arizona, being more particularly  
8 described as follows:

- 9 Commencing at the Northeast corner of said "Townes @ Southpark";  
10 Thence North  $89^{\circ}46'02''$  West along the north line of said "Townes @  
11 Southpark", a distance of 1039.58 feet;  
12 Thence South  $00^{\circ}13'58''$  West perpendicular to said north line, a distance  
13 of 125.00 feet to the TRUE POINT OF BEGINNING:  
14 Thence North  $89^{\circ}46'02''$  West, a distance of 97.64 feet;  
15 Thence South  $30^{\circ}46'30''$  West, a distance of 129.85 feet to a point lying on  
16 the easterly right-of-way line of McKemy Street;  
17 Thence South  $59^{\circ}13'30''$  East along said easterly right-of-way line, a  
18 distance of 251.26 feet;  
19 Thence North  $37^{\circ}01'54''$  East leaving said right-of-way line, a distance of  
20 165.79 feet;  
21 Thence easterly along the arc of a tangent curve concave southerly, said  
22 curve having a central angle of  $34^{\circ}35'44''$ , a radius of 100.00 feet, a  
23 distance of 60.38 feet to a point of non-tangency;  
24 Thence North  $71^{\circ}17'54''$  West, a distance of 211.14 feet;  
25 Thence North  $00^{\circ}13'58''$  East, a distance of 5.00 feet to the TRUE POINT OF  
26 BEGINNING.

27 Prepared by:  
28 S.E.C.  
29 Sals Engineering Corporation  
30 3220 S. Fair Lane, Suite #12  
31 Tempe, Arizona 85282  
32 (602) 438-8257



Book 242, PAGE 17 M.C.R.

PHASE 9  
 SKETCH TO ACCOMPANY LEGAL DESCRIPTION  
 DATE: JAN 14, 1987  
 S.E.C. JOB NO. 729901

NO.	DEPT.	APPROX	LENGTH	AREA
01	4-3/4"	433.00	21.07	17.50

SCALE 1" = 100'

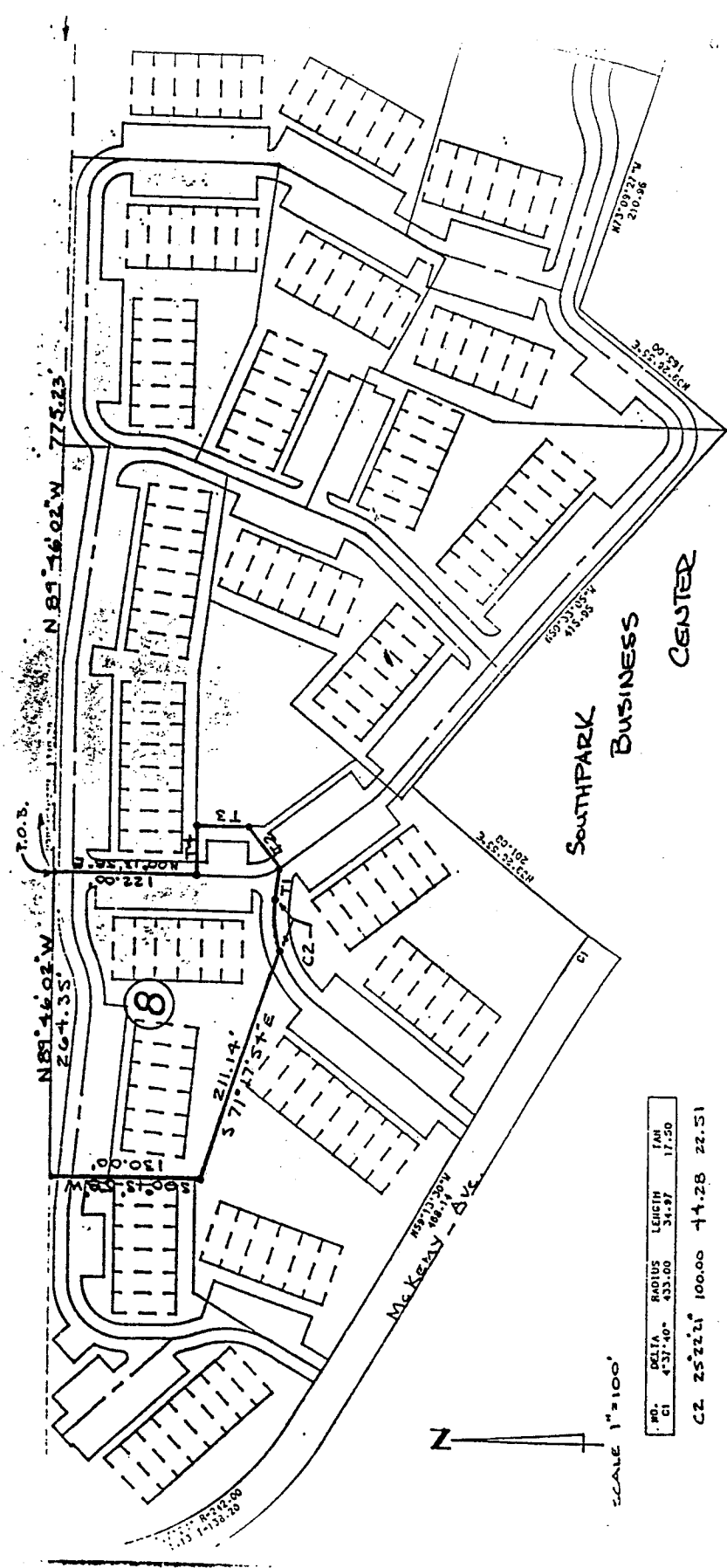


LEGAL DESCRIPTION  
 TOWNES @ SOUTHPARK PHASE 9  
 S.E.C. JOB NO. 729901 - JANUARY 14, 1987

1  
 2  
 3  
 4 A portion of the "Townes @ Southpark" a subdivision as recorded in Book  
 5 2, Page 16, Maricopa County Recorder, being situated in the Southeast  
 6 quarter of Section 28, Township 1 South, Range 4 East of the Gila and Salt  
 7 River Base and Meridian, Maricopa County, Arizona, being more particularly  
 8 described as follows:

9 Beginning at the Northeast corner of said "Townes @ Southpark";  
 10 Thence North  $9^{\circ}46'02''$  West along the north line of said "Townes @  
 11 Southpark", a distance of 1039.58 feet to the TRUE POINT OF BEGINNING;  
 12 Thence continuing North  $89^{\circ}46'02''$  West along said north line, and a radial  
 13 line, a distance of 330.79 feet to a point on the easterly right-of-way  
 14 line of McKemy Street;  
 15 Thence southeasterly along said easterly right-of-way line and the arc of  
 16 a tangent curve concave northeasterly said curve having a central angle of  
 17  $89^{\circ}27'28''$ , a radius of 242.00 feet, a distance of 251.13 feet to a point  
 18 of tangency;  
 19 Thence South  $59^{\circ}13'30''$  East along said easterly right-of-way, a  
 20 distance of 55.90 feet;  
 21 Thence North  $30^{\circ}46'30''$  East, leaving said right-of-way line, a distance of  
 22 11.65 feet;  
 23 Thence South  $89^{\circ}46'02''$  East, a distance of 97.64 feet;  
 24 Thence North  $00^{\circ}13'58''$  East, a distance of 125.00 feet to the TRUE POINT  
 25 OF BEGINNING.

26 Prepared by:  
 27 [Redacted]  
 28 [Redacted] Engineering Corporation  
 29 100 S. Fair Lane, Suite #12  
 30 Phoenix, Arizona 85282  
 31 (602) 438-8257



Book 242, PAGE 17 M.C.R.

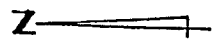
PHASE 8  
 SKETCH TO ACCOMPANY LEGAL DESCRIPTION  
 DATE: JAN 14, 1987  
 S.E.C. JOB NO. 729901

NO.	CHINA	RADIUS	LENGTH	IAM
C1	437.40'	435.00'	34.87'	17.50'

C2 25'22" 100.00 14.28 22.51

NO.	BEARING	DISTANCE
T1	S 83° 00' 00" E	29.18'
T2	N 52° 00' 00" E	16.37'
T3	N 00° 13' 58" E	45.10'
T4	N 89° 16' 02" W	45.00'

SCALE 1"=100'

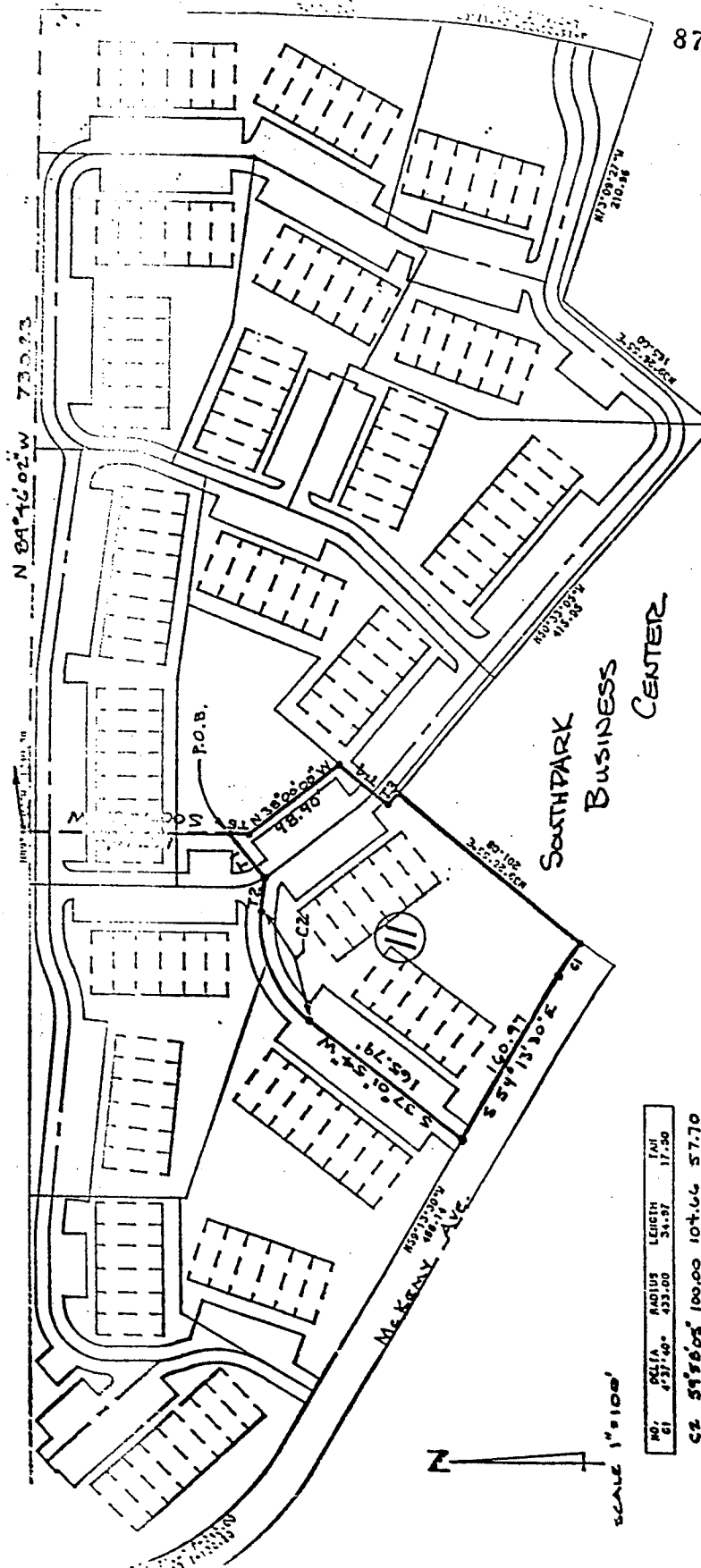




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1 LEGAL DESCRIPTION  
2 TOWNES @ SOUTHPARK PHASE 11  
3 S.E.C. JOB NO. 729901 - JANUARY 14, 1987  
4 Thence North 39°26'55" East, a distance of 53.18 feet;  
5 Thence North 38°00'00" West, a distance of 98.90 feet;  
6 Thence North 00°13'58" East, a distance of 14.55 feet to the TRUE POINT OF  
7 BEGINNING.

8 Prepared by:  
9 SNS  
10 Sage Engineering Corporation  
11 3220 S. Fair Lane, Suite #12  
12 Tempe, Arizona 85282  
13 (602) 438-8257



87 027762

Book 2A2, PAGE 17 M.C.R.

PHASE II  
 SKETCH TO ACCOMPANY LEGAL DESCRIPTION  
 DATE: JAN 14, 1987  
 S.E.C. JOB NO. 729901



SCALE 1"=100'

NO.	AREA	RADIUS	LENGTH	IN
01	451.00	431.00	54.97	17.30
C2	595605	100.00	104.66	57.70

NO.	BEARING	DISTANCE
T1	S 52°00'00"W	46.37
T2	N 83°00'00"W	29.18
T3	N 30°33'05"W	14.18
T4	N 34°26'55"E	53.18
T5	N 06°15'38"E	14.55