

RECORD OF SURVEY

MINOR LAND DIVISION

APN 306-40-104L

SEC. 21, T17N, R2W, G&SRB&M,

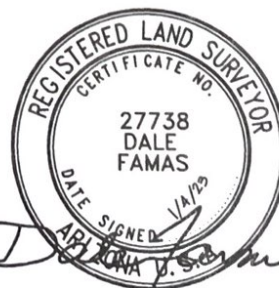
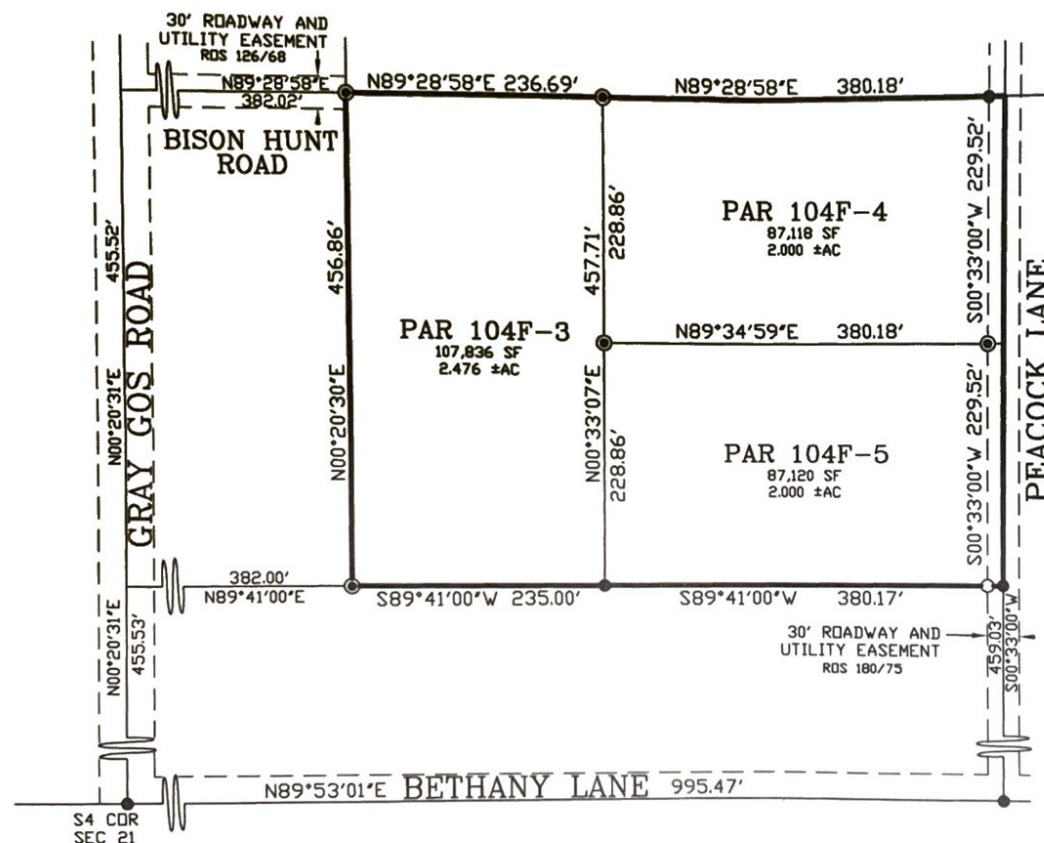
YAVAPAI COUNTY, ARIZONA



SCALE REDUCED

LEGEND

- = FOUND 1/2" REBAR MARKED LS 27738 OR AS NOTED
 - ⊙ = FOUND 1/2" REBAR MARKED LS 33861
 - = SET 1/2" REBAR WITH PLASTIC CAP STAMPED "FAMAS" LS 27738
 - * = AFFIXED BRASS TAG "FAMAS" LS 27738
 - () = RECORD INFORMATION
- BOOK 126 SURVEYS PAGE 68 YCRO
DEED #2022-0049995 YCRO
NOTE THAT ALL EASEMENTS OF RECORD
MAY NOT BE SHOWN ON THIS PLAT



EMPIRE SURVEYING, Inc

P.O. BOX 67 PAULDEN AZ 86334
PHONE (928)-636-6992 empire_surveying@earthlink.net

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|---|
| SURVEY FOR: ST. JOHN'S HANDS FOR CHILDREN |
| DATE DRAWN: 1-4-23 FILE NO: 22Y000 |
| DRAWN BY: DEF DRAWING: 300Y22 |

EMPIRE SURVEYING, INC.
P.O. BOX 67, PAULDEN, AZ 86334-0067
PHONE (928)-636-6992

Property Description
PARCEL "104F-3"
2.476 ACRES



January 4, 2023

"LOT 104F-3", as shown on the Record of Survey recorded in Book 126 of Land Surveys, Page 68, Yavapai County Recorder's Office, all in Section 21, Township 17 North, Range 2 West, of the Gila and Salt River Base and Meridian, Yavapai County, Arizona, described as follows:

COMMENCING at the South Quarter corner of Section 21, marked with a one-half inch rebar;

Thence North $00^{\circ} 20' 31''$ East (North $00^{\circ} 17' 36''$ East record) 455.53 feet along the midsection line to a point;

Thence North $89^{\circ} 41' 00''$ East 382.00 feet to a one-half inch rebar and **THE TRUE POINT OF BEGINNING**;

Thence North $00^{\circ} 20' 30''$ East 456.86 feet to a one-half inch rebar;

Thence North $89^{\circ} 28' 58''$ East 236.69 feet to a one-half inch rebar;

Thence South $00^{\circ} 33' 07''$ West 457.71 feet to a one-half inch rebar;

Thence South $89^{\circ} 41' 00''$ West 235.00 feet to **THE TRUE POINT OF BEGINNING**.

Containing 2.476 acres.

RESERVING, SUBJECT TO and TOGETHER WITH a 15.00 foot ROADWAY and PUBLIC UTILITY EASEMENT as recorded in Book 4308, Page 522, Official Records of Yavapai County.

AND

RESERVING, SUBJECT TO and TOGETHER WITH a 15.00 foot ROADWAY and PUBLIC UTILITY EASEMENT as recorded in Book 4335, Page 417, Official Records of Yavapai County.