

**CITY CLERK
ORIGINAL**

C-9459
11/24/2014

CITY OF GLENDALE, ARIZONA

QUIT CLAIM DEED

(CDG Joy 1, LLC, Water Easement
20250 N. 75th Avenue)

(PLEASE DO NOT REMOVE ~ THIS IS PART OF THE OFFICIAL DOCUMENT)

When recorded, mail to
Glendale City Clerk
5850 West Glendale Avenue
Glendale, Arizona 85301

QUIT CLAIM DEED

For the consideration of Ten Dollars, and other valuable considerations, the **City of Glendale, an Arizona municipal corporation**, does hereby quitclaim to CDG JOY I, LLC, an Arizona limited liability company, any and all right, title and interest to and in that certain parcel of Real Property situated in Maricopa County and described as follows:

See Attached Description, "Exhibit A"

Dated this 25 day of November, 2014.

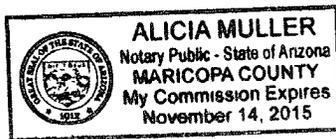


Brenda S. Fischer
City Manager

Exempt Pursuant to A.R.S. §11-1134 (A)(3)

STATE OF ARIZONA)
) ss.
County of Maricopa)

This instrument was acknowledged before me this 25 day of November, 2014 by Brenda S. Fischer, City Manager for the City of Glendale, who acknowledged that she executed this instrument for the purposes therein contained.



Notary Public

My commission expires: Nov. 14, 2015

EXHIBIT A

LEGAL DESCRIPTION
ASPERA
WATER LINE EASEMENT ABANDONMENT

An abandonment of a portion of that Water Line Easement described in Document Number 1998-0483364, Records of Maricopa County, being a portion of the Southeast quarter of Section 23, Township 4 North, Range 1 East of the Gila and Salt River Meridian, Maricopa County, Arizona , also being a portion of Aspera Boulevard, Lot 3 and Lot 4, "Aspera Final Plat", Book 1199, Page 10, Records of Maricopa County, more particularly described as follows:

COMMENCING at the Southeast Corner of said Section 23, being a found Arizona Department of Transportation aluminum cap in a handhole, from which the South Quarter Corner of said Section 23, a found Bureau of Land Management brass cap, bears North $89^{\circ}53'57''$ West, a distance of 2643.29 feet;

thence along the South line of said Section 23, North $89^{\circ}53'57''$ West, 776.27 feet;

thence North $00^{\circ}06'03''$ East, a distance of 521.83 feet to a point on the westerly line of said water line easement and the POINT OF BEGINNING;

thence, along said westerly line, North $13^{\circ}43'29''$ West, 51.74;

thence, continuing along said westerly line, North $00^{\circ}36'24''$ East, 340.73 feet;

thence, continuing along said westerly line, North $39^{\circ}38'53''$ East, 36.16 feet to a point on a non tangent curve, the radius of which bears North $06^{\circ}45'50''$ West, 206.59 feet;

thence, continuing along said westerly line, northeasterly, 305.87 feet along the arc of said curve concave northwest, through a central angle of $84^{\circ}49'51''$ to a point on a non tangent curve, the radius of which bears North $89^{\circ}16'53''$ East, 683.25 feet;

thence, continuing along said westerly line, northerly, 30.02 feet along the arc of said curve concave east, through a central angle of $02^{\circ}31'02''$ to a point on the north line of Aspera Boulevard as shown on said Aspera Final Plat;

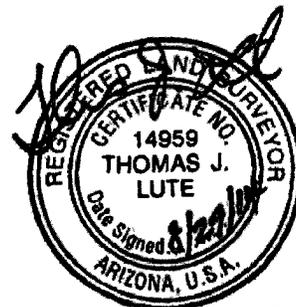
thence, along said north line, North $59^{\circ}02'16''$ East, 23.68 feet to a point on a non tangent curve being a point on the easterly line of said water line, the radius of which bears South $87^{\circ}05'21''$ East, 663.25 feet;

thence, along said easterly line, southerly, 41.83 feet along the arc of said curve concave east, through a central angle of $03^{\circ}36'48''$ to a point on a non tangent curve, the radius of which bears South $88^{\circ}26'12''$ West, 226.59 feet;

thence, continuing along said easterly line, southerly, 31.01 feet along the arc of said curve concave west, through a central angle of $07^{\circ}50'25''$;

thence, continuing along said easterly line, South 81°08'27" East, 28.08 feet;
thence, continuing along said easterly line, South 08°51'33" West, 12.00 feet;
thence, continuing along said easterly line, North 81°08'27" West, 27.85 feet to a point on a non tangent curve, the radius of which bears North 80°41'16" West, 226.59 feet;
thence, continuing along said easterly line, southwesterly, 275.62 feet along the arc of said curve concave northwest, through a central angle of 69°41'41" to a point ;
thence, continuing along said easterly line, South 09°44'22" East, 19.79 feet;
thence, continuing along said easterly line, South 80°15'38" West, 12.00 feet;
thence, continuing along said easterly line, North 09°01'06" West, 16.83 feet;
thence, continuing along said easterly line, South 39°38'53" West, 16.77 feet;
thence, continuing along said easterly line, South 00°36'24" West, 188.84 feet;
thence, continuing along said easterly line, South 89°23'36" East, 21.33 feet;
thence, continuing along said easterly line, South 00°36'24" West, 12.00 feet;
thence, continuing along said easterly line, North 89°23'36" West, 21.33 feet;
thence, continuing along said easterly line, South 00°36'24" West, 130.28 feet;
thence, continuing along said easterly line, South 13°43'29" East, 49.22 feet;
thence, leaving said easterly line, South 76°16'31" West, 20.00 feet to the POINT OF BEGINNING.

Said parcel containing 16,126 square feet or 0.370 acres, more or less.



Expires 06/30/2015

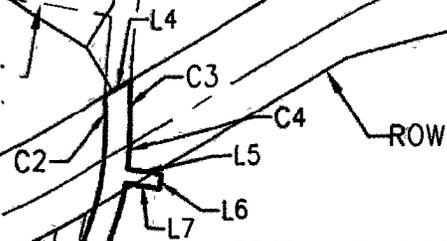


TRACT B

TRACT A

LOT 2

20' WATER ESMT.
DOC NO 1998-0483364, M C R.



ROW

ASPERA BOULEVARD

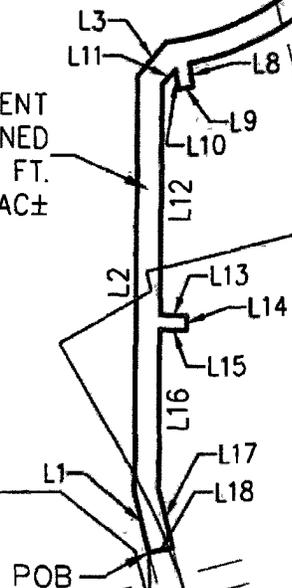
PROPOSED WATER AND
SEWER EASEMENTS

LOT 3

WATER EASEMENT
ABANDONED
16,126 SQ. FT.
0.370 AC±

20' SEWER ESMT
DOC. NO.
1996-0378562
M C R

APN 200-20-006X



LOT 4

NOTE:
SEE SHEET 2 FOR TABLES

POB

S.R. 101L

S. 1/4 COR
SEC. 23, T.4N., R.1E.,
FD. BLM BRASS CAP

S.E. COR. SEC. 23, T.4N., R.1E.
FD. ALUM. CAP IN HANDHOLE
MKD. A.D.O.T.

1867.02'

521.83'
N00°06'03"E

776.27'

N89°53'57"W 2643.29'

DATE: 8/2014

SCALE:
1"=150'

SHEET
1 OF 2

WATER EASEMENT ABANDONMENT
DOC. NO. 1998-0483364, M.C.R
ASPERA BOOK 1199, PAGE 10, M.C.R.



**DAVID EVANS
AND ASSOCIATES INC.**
4600 East Washington Street, Suite 430
Phoenix Arizona 85034
Phone: 602.678.5151

EASEMENT LINE TABLE		
LINE	BEARING	LENGTH
L1	N13°43'29"W	51.74'
L2	N0°36'24"E	340.73'
L3	N39°38'53"E	36.16'
L4	N59°02'16"E	23.68'
L5	S81°08'27"E	28.08'
L6	S8°51'33"W	12.00'
L7	N81°08'27"W	27.85'
L8	S9°44'22"E	19.79'
L9	S80°15'38"W	12.00'

EASEMENT LINE TABLE		
LINE	BEARING	LENGTH
L10	N9°01'06"W	16.83'
L11	S39°38'53"W	16.77'
L12	S0°36'24"W	188.84'
L13	S89°23'36"E	21.33'
L14	S0°36'24"W	12.00'
L15	N89°23'36"W	21.33'
L16	S0°36'24"W	130.28'
L17	S13°43'29"E	49.22'
L18	S76°16'31"W	20.00'

EASEMENT CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD LENGTH
C1	206.59'	305.87'	84°49'51"	N40°49'15"E	278.69'
C2	683.25'	30.02'	2°31'02"	N00°32'24"E	30.02'
C3	663.25'	41.83'	3°36'48"	S01°06'14"W	41.82'
C4	226.59'	31.01'	7°50'25"	S02°21'25"W	30.98'
C5	226.59'	275.62'	69°41'41"	S44°09'35"W	258.94'

DATE: 8/2014

SCALE: N.T.S.	WATER EASEMENT ABANDONMENT ASPERA FINAL PLAT BOOK 1199, PAGE 10, M.C.R.	 DAVID EVANS AND ASSOCIATES INC. 4600 East Washington Street, Suite 430 Phoenix Arizona 85034 Phone: 602.678.5151
SHEET 2 OF 2		