

16TH AMENDED PRELIMINARY P.A.D. FOR PAPAGO PARK CENTER AND A REVISED FINAL P.A.D. FOR TRACT B-1, PHASE III OFFICE FACILITY FOR METRO COMMUNITY PROPERTIES

A PORTION OF SECTIONS 8, 9, 10, 15, & 16 OF TOWNSHIP 1 NORTH, RANGE 4 EAST OF THE GILA & SALT RIVER BASE & MERIDIAN MARICOPA COUNTY, ARIZONA

LEGAL DESCRIPTION - PAPAGO PARK CENTER

THENCE ALONG SAID CURVE TO THE RIGHT, BEING CONCAVE TO THE SOUTHWEST, THROUGH A CENTRAL ANGLE OF 66-00-00, HAVING A RADIUS OF 120.00 FEET, ALONG AN ARC LENGTH OF 138.23 FEET TO A POINT OF TANGENCY;

THOSE PORTIONS OF SECTION 8, SECTION 9, SECTION 10, SECTION 15 AND SECTION 16 OF TOWNSHIP 1 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THAT PORTION OF SAID SECTION 8, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 8, SAID POINT ALSO BEING THE TRUE POINT OF BEGINNING.

THENCE SOUTH 1-5-21 WEST ALONG THE EAST SECTION LINE OF SAID SECTION 8, A DISTANCE OF 1200.01 FEET TO A POINT OF NON-TANGENT CURVATURE TO THE RIGHT; SAID POINT BEING ON THE NORTH RIGHT-OF-WAY OF THE SOUTHERN PACIFIC RAILROAD;

THENCE ALONG SAID NORTH RIGHT-OF-WAY, ALONG SAID CURVE TO THE RIGHT BEING CONCAVE TO THE NORTHEAST, THROUGH A CENTRAL ANGLE OF 9-26-14 HAVING A RADIUS OF 1382.89 FEET, ALONG AN ARC LENGTH OF 227.74 FEET TO A POINT OF TANGENCY;

THENCE CONTINUING ALONG SAID RIGHT-OF-WAY, NORTH 73-30-15 WEST, A DISTANCE OF 908.71 FEET TO A POINT;

THENCE NORTH 50-07-49 EAST, LEAVING SAID RIGHT-OF-WAY, A DISTANCE OF 896.41 FEET TO A POINT;

THENCE SOUTH 88-47-58 EAST, A DISTANCE OF 487.97 FEET TO A POINT;

THENCE NORTH 00-19-64 EAST, A DISTANCE OF 344.84 FEET TO A POINT;

THENCE SOUTH 89-40-58 EAST, A DISTANCE OF 215.00 FEET TO A POINT;

THENCE NORTH 00-19-64 EAST, A DISTANCE OF 215.32 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF WASHINGTON STREET;

THENCE SOUTH 81-53-01 EAST, ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 414.13 FEET TO A POINT ON THE SAID EAST LINE OF SAID SECTION 8;

THENCE ALONG SAID EAST LINE, SOUTH 02-22-49 WEST, A DISTANCE OF 502.24 FEET TO SAID WEST QUARTER CORNER AND THE TRUE POINT OF BEGINNING.

TOGETHER WITH THAT PORTION OF SAID SECTION 9 LYING WEST OF THE WESTERLY RIGHT-OF-WAY LINE OF MILL AVENUE, LYING NORTH OF THE NORTH RIGHT-OF-WAY LINE OF THE RED MOUNTAIN FREEWAY AS RECORDED IN RESOLUTION OF ESTABLISHMENT DOCUMENT NO. 89-388247, AND LYING SOUTH OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 8, THENCE SOUTH 02-22-49 WEST ALONG THE WEST LINE OF SAID SECTION 8, A DISTANCE OF 856.39 FEET TO THE TRUE POINT OF BEGINNING OF SAID LINE.

THENCE SOUTH 89-37-11 EAST, A DISTANCE OF 70.00 FEET TO A POINT ON THE CENTERLINE OF DESERT DRIVE AS SHOWN ON THE SUBDIVISION PLAT OF PAPAGO PARK CENTER PHASE I, AS RECORDED IN BOOK 334, PAGE 16, MARICOPA COUNTY RECORDS;

THENCE NORTH 02-22-49 EAST, PARALLEL, WITH SAID WEST LINE OF SECTION 8, AND ALONG THE EAST RIGHT-OF-WAY OF 8TH STREET (PRIEST DRIVE), A DISTANCE OF 187.58 FEET TO A POINT ON THE NORTH BOUNDARY OF SAID SUBDIVISION PLAT;

THENCE SOUTH 89-41-35 EAST, ALONG SAID NORTH BOUNDARY, A DISTANCE OF 1041.11 FEET TO A POINT OF TANGENT CURVATURE TO THE RIGHT;

THENCE ALONG SAID CURVE TO THE RIGHT, BEING CONCAVE TO THE SOUTHWEST, THROUGH A CENTRAL ANGLE OF 45-00-00, HAVING A RADIUS OF 60.00 FEET, ALONG AN ARC LENGTH OF 39.27 FEET TO A POINT OF TANGENCY;

THENCE SOUTH 44-41-35 EAST, A DISTANCE OF 11.61 FEET TO A POINT OF TANGENT CURVATURE TO THE LEFT;

THENCE ALONG SAID CURVE TO THE LEFT, BEING CONCAVE TO THE NORTHEAST, THROUGH A CENTRAL ANGLE OF 45-00-00, HAVING A RADIUS OF 60.00 FEET, ALONG AN ARC LENGTH OF 39.27 FEET TO A POINT OF TANGENCY;

THENCE SOUTH 89-41-35 EAST, CONTINUING ALONG SAID NORTH BOUNDARY, A DISTANCE OF 309.85 FEET TO A POINT OF TANGENT CURVATURE TO THE RIGHT;

THENCE SOUTH 23-41-35 EAST, A DISTANCE OF 13.12 FEET TO A POINT OF TANGENT CURVATURE TO THE LEFT; THENCE ALONG SAID CURVE TO THE LEFT, BEING CONCAVE TO THE NORTHEAST, THROUGH A CENTRAL ANGLE OF 66-00-00 HAVING A RADIUS OF 100.00 FEET, ALONG AN ARC LENGTH OF 116.18 FEET TO A POINT OF TANGENCY;

THENCE SOUTH 89-41-35 EAST, CONTINUING ALONG SAID NORTH BOUNDARY, A DISTANCE OF 181.34 FEET TO A POINT OF TANGENT CURVATURE TO THE RIGHT;

THENCE ALONG SAID CURVE TO THE RIGHT, BEING CONCAVE TO THE SOUTHWEST, THROUGH A CENTRAL ANGLE OF 66-24-00, HAVING A RADIUS OF 108.10 FEET, ALONG AN ARC LENGTH OF 170.23 FEET TO A POINT OF TANGENCY BEING ON THE EAST BOUNDARY OF SAID SUBDIVISION PLAT;

THENCE SOUTH 00-17-35 EAST, ALONG SAID EAST BOUNDARY, A DISTANCE OF 1235.73 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF WASHINGTON STREET;

THENCE SOUTH 84-83-01 EAST, ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 189.57 FEET TO A POINT ON THE EAST RIGHT-OF-WAY OF PROJECT DRIVE, ACCORDING TO THE PHOENIX-MESA U.S. HIGHWAY 80-70-80-89, TEMPE JUNCTION, F.A. 2 AND NON-F.A. 2, INTERCHANGE ACQUISITION MAP, SIGNED JANUARY 28, 1989, MAP REFERENCES 4485-02-3-36, ON FILE AT THE CITY OF TEMPE RIGHT-OF-WAY DEPARTMENT;

THENCE NORTH 09-30-00 EAST, LEAVING SAID WASHINGTON STREET RIGHT-OF-WAY AND ALONG SAID PROJECT DRIVE RIGHT-OF-WAY, A DISTANCE OF 1053.21 FEET TO A POINT OF TANGENT CURVATURE TO THE RIGHT;

THENCE ALONG SAID CURVE TO THE RIGHT, BEING CONCAVE TO THE SOUTHEAST, THROUGH A CENTRAL ANGLE OF 17-20-30, HAVING A RADIUS OF 605.73 FEET, ALONG AN ARC LENGTH OF 183.34 FEET TO A POINT OF TANGENCY;

THENCE NORTH 38-30-09 EAST, A DISTANCE OF 88.61 FEET TO A POINT OF TANGENT CURVATURE TO THE LEFT;

THENCE ALONG SAID CURVE TO THE LEFT, BEING CONCAVE TO THE NORTHWEST, THROUGH A CENTRAL ANGLE OF 38-42-30, HAVING A RADIUS OF 271.50 FEET, ALONG AN ARC LENGTH OF 158.19 FEET TO A POINT OF TANGENCY;

THENCE NORTH 01-12-21 WEST TO A POINT OF INTERSECTION WITH THE SAID WESTERLY RIGHT-OF-WAY LINE OF MILL AVENUE (VAN BUREN STREET) AS RECORDED IN BOOK 129 OF DEEDS, PAGE 270, BOOK 260 OF DEEDS, PAGE 28, AND IN DOCKET 5222, PAGE 218, SAID POINT ALSO BEING THE TERMINUS OF THIS LINE.

TOGETHER WITH THAT PORTION OF SAID SECTION 10; LYING WEST OF THE WEST RIGHT-OF-WAY LINE OF MILL AVENUE.

TOGETHER WITH THAT PORTION OF SAID SECTION 15, LYING NORTH OF THE NORTH RIGHT-OF-WAY LINE OF THE SAID RED MOUNTAIN FREEWAY, AND LYING WEST OF THE WEST RIGHT-OF-WAY LINE OF MILL AVENUE.

TOGETHER WITH THAT PORTION OF SAID SECTION 16; LYING NORTH OF THE NORTH RIGHT-OF-WAY LINE OF THE SAID RED MOUNTAIN FREEWAY AS RECORDED IN SAID DOCUMENT NO. 89-388247;

EXCEPT ANY PORTION OF THE ABOVE DESCRIBED PARCELS LYING WITHIN THE RIGHT-OF-WAY OF ANY PUBLIC STREETS; AND

EXCEPT ANY PORTION OF THE ABOVE DESCRIBED PARCELS LYING WITHIN THE ARIZONA DEPARTMENT OF TRANSPORTATION ADOT "A" PARCEL, ACCORDING TO SAID PHOENIX-MESA U.S. HIGHWAY 80-70-80-89 TEMPE JUNCTION, F.A. 2 AND NON-F.A. 2 INTERCHANGE AND ACQUISITION MAP; AND

EXCEPT ANY PORTION OF THE ABOVE DESCRIBED PARCELS LYING WITHIN THE SOUTHERN PACIFIC RAILROAD RIGHT-OF-WAY AS RECORDED IN DOCUMENT NO. 80-194855, RECORDS OF MARICOPA COUNTY ARIZONA; AND;

EXCEPT ANY PORTION OF THE ABOVE DESCRIBED PARCELS LYING WITHIN THE GRAND CANAL, RIGHT-OF-WAY AS PER MAP RECORDED IN DOCKET 4592, PAGE 34, RECORDS OF MARICOPA COUNTY, ARIZONA; AND;

EXCEPT ANY PORTION OF THE ABOVE DESCRIBED PARCELS LYING WITHIN ANY STREET RIGHT-OF-WAY AS SHOWN IN THE SAID PAPAGO PARK CENTER, PHASE I SUBDIVISION PLAT; AND

EXCEPT ANY PORTION OF THE ABOVE DESCRIBED PARCELS LYING WITHIN THE RIGHT-OF-WAY OF RELOCATED WASHINGTON STREET AS DESCRIBED IN DOCUMENT NUMBER 90-3728 RECORDS OF MARICOPA COUNTY, THE LEGAL DESCRIPTION ABOVE WAS REPRODUCED FROM THE SECOND AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR PAPAGO PARK CENTER, RECORDED BY MARICOPA COUNTY AS DOCUMENT NO. 89-0741037 ON 10/29/93, EXHIBIT A.

STATEMENT OF OWNERS

WE HAVE REVIEWED THIS PLAN AND APPROVED THE DEVELOPMENT AS SHOWN, SIGNED THIS 11th DAY

OF August 2008 BY John M. Williams Jr. ITS PRESIDENT

, SALT RIVER PROJECT AGRICULTURAL IMPROVEMENT AND POWER DISTRICT AS OWNER.

Terrell B. Loran
ATTEST AND COUNTERSIGNING SECRETARY

ACKNOWLEDGMENT

STATE OF ARIZONA
COUNTY OF MARICOPA

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED

BEFORE ME THIS 11th DAY OF Aug, 2008

BY John M. Williams Jr.

AS PRESIDENT, AND Terrell B. Loran
SECRETARY OF SALT RIVER PROJECT AGRICULTURAL IMPROVEMENT AND POWER DISTRICT.

IN WITNESS WHEREOF I HAVE HERETO UNSET MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC:
MY COMMISSION EXPIRES: Stephanie K. Oest stephanie@aznotary.com

VARIANCES

CASE RRC030952: A) A VARIANCE TO REDUCE THE BIKE PARKING FROM 170 SPACES TO 85 SPACES. B) A VARIANCE TO WAIVE THE REQUIRED PARKING SCREEN WALLS ALONG THE CENTER PARKWAY FRONTAGE AND ADJACENT TO PRIEST DRIVE BETWEEN THE NORTH AND SOUTH DRIVEWAY ENTRANCES FOR A TOTAL OF APPROXIMATELY 770 LINEAL FEET. THIS VARIANCE PERTAINS TO THE WELLS FARGO SITE ONLY.

CASE RRC030975: A) A VARIANCE TO REDUCE THE NUMBER OF MOTOR VEHICLE PARKING SPACES FROM 178 TO 108. B) A VARIANCE TO REDUCE THE REQUIRED NUMBER OF BICYCLE PARKING SPACES FROM 28 TO 13.

CASE RRC030988: A) VARIANCE TO WAIVE THE REQUIRED SCREENING OF A LOADING/SERVICE BAY LOCATED AT 1150 WEST WASHINGTON STREET IN THE I-1, LIGHT INDUSTRIAL, AND RIO SALADO OVERLAY DISTRICTS.

CASE RRC040095: A) A VARIANCE TO REDUCE THE REQUIRED LANDSCAPE SETBACK FROM 30 FEET TO 16 FEET TO ALLOW PARKING, MANEUVERING LANE, AND TRASH ENCLOSURES TO ENCRoACH INTO THE STREET LANDSCAPE AREA ALONG THE WASHINGTON STREET FRONTAGE. B) A VARIANCE TO REDUCE THE REAR YARD AND SIDE YARD SETBACK FROM 12 FEET TO 6 FEET.

CASE BA070178: A) VARIANCE TO REDUCE REQUIRED BICYCLE PARKING FROM 224 SPACES (ASU COMMUTING DISTRICT) TO 112 SPACES.

NOTE: REFER TO PREVIOUS AMENDMENTS FOR OTHER VARIANCES.

USE PERMITS

CASE RRC030442: A) USE PERMIT TO ALLOW RESTAURANT WITH OUTDOOR DINING IN THE I-1, LIGHT INDUSTRIAL ZONING DISTRICT.

CASE RRC040095: A) USE PERMIT TO ALLOW A DRIVE-THROUGH SERVICE WINDOW.

NOTE: REFER TO PREVIOUS AMENDMENTS FOR OTHER USE PERMITS.

PLANNED USES

	NET ACRES	TAX	BUILDING AREA
OFFICE	116.89	116,89	2,559,779
HOTEL-RETAIL	23.06	23,06	1,307,361
R&D-INDUSTRIAL	30.74	30,74	424,000
EXPOSITION CENTER	18.56	18,56	176,208
THE GRAND - OFFICE, RETAIL, HOTEL	91.82	1,989,050	
RED RIVER OPRY - ENTERTAINMENT	4.58	45,800	
RIVERWALK - RIO SALADO	12.56	468,092	
TOTAL	295.53	6,998,099	

NUMBERS OF TRACTS, LOTS AND PARCELS: 13 (+3 OUTSIDE TEMPE JURISDICTION)

PARKING REQUIRED: 28,940 STD
PARKING PROVIDED: REFER TO FINAL P.A.D.'S
LOT COVERAGE PERMITTED: 50%
LANDSCAPE REQUIRED (RIO SALADO): 10%

APPROVAL

APPROVAL BY: [Signature] 11/2/06
DEVELOPMENT SERVICES DATE:



CONDITIONS OF APPROVAL: SPD-2005.90

- THE PUBLIC WORKS DEPARTMENT SHALL APPROVE ALL ROADWAY, ALLEY AND UTILITY EASEMENT DEDICATIONS, DRIVEWAYS, STORM WATER RETENTION, AND STREET DRAINAGE PLANS, WATER AND SEWER CONSTRUCTION DRAWINGS, REFUSE PICKUP, AND OFF-SITE IMPROVEMENTS, INCLUDING:
 - OFF-SITE IMPROVEMENTS TO BRING ROADWAYS TO CURRENT STANDARDS INCLUDE:
 - WATER LINES AND FIRE HYDRANTS
 - SEWER LINES
 - STORM DRAINS
 - ROADWAY IMPROVEMENTS INCLUDING STREET LIGHTS, CURB, GUTTER, BIKE PATH, SIDEWALK, BUS SHELTER, AND RELATED AMENITIES.
- FEES TO BE PAID WITH THE DEVELOPMENT OF THIS PROJECT INCLUDE:
 - WATER AND SEWER DEVELOPMENT FEES.
 - WATER AND/OR SEWER PARTICIPATION CHARGES.
 - INSPECTION AND TESTING FEES.
- ALL STREET DEDICATIONS SHALL BE MADE WITHIN SIX (6) MONTHS OF CITY COUNCIL APPROVAL.
- PUBLIC IMPROVEMENTS MUST BE INSTALLED PRIOR TO THE ISSUANCE OF ANY OCCUPANCY PERMITS. ANY PHASING SHALL BE APPROVED BY THE PUBLIC WORKS DEPARTMENT.
- ALL NEW AND EXISTING, AS WELL AS ON-SITE AND OFF-SITE, UTILITY LINES (OTHER THAN TRANSMISSION LINES) SHALL BE PLACED UNDERGROUND PRIOR TO THE ISSUANCE OF AN OCCUPANCY PERMIT FOR THIS DEVELOPMENT IN ACCORDANCE WITH THE CODE OF THE CITY OF TEMPE - SECTION 25.120.
- THE OWNER(S) SHALL PROVIDE A CONTINUING CARE CONDITION, COVENANT AND RESTRICTION FOR ALL OF THE PROJECT'S LANDSCAPING, REQUIRED BY ORDINANCE OR LOCATED IN ANY COMMON AREA ON SITE. THE CC&R'S SHALL BE IN A FORM SATISFACTORY TO THE DEVELOPMENT SERVICES MANAGER AND CITY ATTORNEY.
- THE APPLICANT SHALL COMPLY WITH ALL APPLICABLE STATE AND FEDERAL LAWS REGARDING ARCHEOLOGICAL ARTIFACTS ON THIS SITE.
- THE AMENDED PLANNED AREA DEVELOPMENT FOR PAPAGO PARK CENTER TRACT B-1 PHASE III SHALL BE PUT INTO PROPER ENGINEERED FORMAT WITH APPROPRIATE SIGNATURE BLANKS AND KEPT ON FILE WITH THE CITY OF TEMPE'S DEVELOPMENT SERVICES DEPARTMENT PRIOR TO ISSUANCE OF BUILDING PERMITS.
- THE APPLICANT SHALL RESOLVE ALL LIGHTING AND SECURITY DETAILS WITH THE PLANNING AND POLICE DEPARTMENT STAFF PRIOR TO THE ISSUANCE OF A BUILDING PERMIT.

SHEET 1 OF 8

SMITHGROUP

architecture engineering interiors planning
SMITHGROUP, INC.
405 NORTH THIRD STREET
SUITE 200
PHOENIX, ARIZONA 85004
P 602.265.2200
F 602.265.2244
www.smithgroup.com

ISSUED FOR: P.A.D. REVISION NO. 16 DATE: 10/21/2008



REC05057

SPD-2005.90

DS051062

DS051062

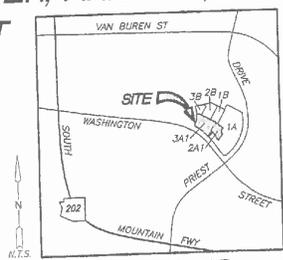
SPD-2005.90

REC05057

9N

PAPAGO PARK CENTER-PHASE III

A REPLAT OF PARCELS 2A and 3A of "TRACT B-1 to 2A1 and 3A1" A REPLAT OF PARCELS 2A AND 3A OF TRACT B-1 OF PAPAGO PARK CENTER - PHASE I, AS RECORDED IN BOOK 593 OF MAPS, PAGE 4, MARICOPA COUNTY RECORDER, ARIZONA, LOCATED WITHIN SECTION 9, TOWNSHIP 1 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA



VICINITY MAP

DEDICATION

STATE OF ARIZONA }
 COUNTY OF MARICOPA } ss.
 KNOW ALL MEN BY THESE PRESENTS:

THAT SALT RIVER AGRICULTURAL IMPROVEMENT AND POWER DISTRICT, AN AGRICULTURAL IMPROVEMENT DISTRICT, AS OWNER HAS REPLATTED UNDER THE NAME "PAPAGO PARK CENTER-PHASE III", THAT PORTION OF SECTION 9, TOWNSHIP 1 NORTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, AS SHOWN AND PLATTED HEREON AND HEREBY PUBLISHES THIS PLAT AS AND FOR THE PLAT OF SAID: "PAPAGO PARK CENTER - PHASE III", AND HEREBY DECLARES THAT THIS PLAT SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF THE LOT, STREETS AND EASEMENTS CONSTITUTING THE SAME AND THAT EACH LOT AND STREET SHALL BE KNOWN BY THE NUMBER OR NAME GIVEN TO EACH RESPECTIVELY ON SAID PLAT AND HEREBY DEDICATES TO THE PUBLIC FOR USE AS SUCH THE STREETS AND PUBLIC UTILITY EASEMENTS SHOWN ON SAID PLAT AND INCLUDED IN THE ABOVE DESCRIBED PREMISES.

IN WITNESS WHEREOF, SALT RIVER AGRICULTURAL IMPROVEMENT AND POWER DISTRICT, AN AGRICULTURAL IMPROVEMENT DISTRICT, AS OWNER, HAS HERELUNTO CAUSED ITS NAME TO BE SIGNED BY THE UNDERSIGNED OFFICER THEREUNTO DULY AUTHORIZED THIS 10th DAY OF July, 2006.

By: John M. Williams Jr.
 PRINT NAME: John M. Williams Jr.
 PRINT TITLE: President
 ATTEST AND COUNTERSIGN
 By: Severin A. Simon
 ITS SECRETARY

ACKNOWLEDGMENT

STATE OF ARIZONA }
 COUNTY OF MARICOPA } ss.

ON THIS 10th THE DAY OF July, 2006, BEFORE ME THE UNDERSIGNED OFFICER, PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED HIMSELF TO BE President OF SALT RIVER AGRICULTURAL IMPROVEMENT AND POWER DISTRICT, ACKNOWLEDGED THAT HE AS SUCH OFFICER, BEING DULY AUTHORIZED SO TO DO, EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED.

IN WITNESS WHEREOF, I HEREBY SET MY HAND AND OFFICIAL SEAL.

 Stephanie K. Reed
 NOTARY PUBLIC
 MY COMMISSION EXPIRES 

RATIFICATION

BY THIS RATIFICATION, PAPAGO BUTTES CORPORATE LLC, A DELAWARE LIMITED LIABILITY COMPANY, ACKNOWLEDGES AND ACCEPTS RECOGNITION OF SAID PLAT.

BY: PRINCIPAL REAL ESTATE INVESTORS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, ITS AUTHORIZED SIGNATORY
 BY: Jay Fisher
 BY: Linda Wootter

ACKNOWLEDGMENT

STATE OF IOWA }
 COUNTY OF POLK } ss.

ON THIS 10th DAY OF MAY 2006, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE SAID STATE, PERSONALLY APPEARED JAY FISHER AND LINDA J. WOOTTER, TO ME PERSONALLY KNOWN TO BE THE IDENTICAL PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT, WHO BEING BY ME DULY SWORN, DID SAY THAT THEY ARE THE INVESTMENT DIRECTOR - ASSET MANAGEMENT, AND SENIOR DEVELOPMENT MANAGER, RESPECTIVELY, OF PRINCIPAL REAL ESTATE INVESTORS, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AUTHORIZED SIGNATORY OF PAPAGO BUTTES CORPORATE, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AND THAT THE SEAL AFFIXED TO THE INSTRUMENT IS THE SEAL OF PRINCIPAL REAL ESTATE INVESTORS, LLC; THAT THE INSTRUMENT WAS SIGNED AND SEALED ON BEHALF OF THE COMPANY BY PRINCIPAL REAL ESTATE INVESTORS, LLC, AS AUTHORIZED SIGNATORY OF PAPAGO BUTTES CORPORATE, LLC BY AUTHORITY OF ITS MEMBER, AND THAT THE AFORESAID INDIVIDUALS EACH ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT TO BE THE VOLUNTARY ACT AND DEED OF PRINCIPAL REAL ESTATE INVESTORS, LLC, AS AUTHORIZED SIGNATORIES OF SAID COMPANY, BY IT AND BY THEM VOLUNTARILY EXECUTED.

By: Dotty Fessling
 NOTARY PUBLIC IN AND FOR SAID STATE
 MY COMMISSION EXPIRES 

CERTIFICATION

I, GEORGE L. EVANS CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF ARIZONA, AND THAT THIS MAP, CONSISTING OF TWO SHEETS, CORRECTLY REPRESENTS A SURVEY MADE UNDER MY DIRECTION DURING THE MONTH OF MAY, 2005, THAT THE SURVEY IS TRUE AND CORRECT AS SHOWN, THAT ALL MONUMENTS AND LOT CORNERS ACTUALLY EXIST AS SHOWN, THAT THEIR POSITIONS ARE CORRECTLY SHOWN AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

 GEORGE L. EVANS #18531
 DATE: 6-29-06

PROPERTY OWNER

SALT RIVER AGRICULTURAL AND POWER DISTRICT
 1521 NORTH PROJECT DRIVE
 TEMPE, ARIZONA 85281
 PH#: 602-238-3188
 CONTACT: JAYNE LEWIS

PROPERTY LESSEE

PRINCIPAL LIFE INSURANCE, DOING BUSINESS AS
 PAPAGO BUTTES CORPORATE, LLC
 801 GRAND AVENUE
 DES MOINES, IOWA 50392-1370
 ATTN: LINDA WOOTTER

NOTES

1. BEARINGS AND DISTANCES ARE BASED ON ACTUAL FIELD MEASUREMENTS BETWEEN MONUMENTS ON THE DRAWING.
2. THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF TEMPE WATER SERVICE AREA AND HAS BEEN DESIGNATED AS HAVING AN ASSURED WATER SUPPLY.

APPROVALS:

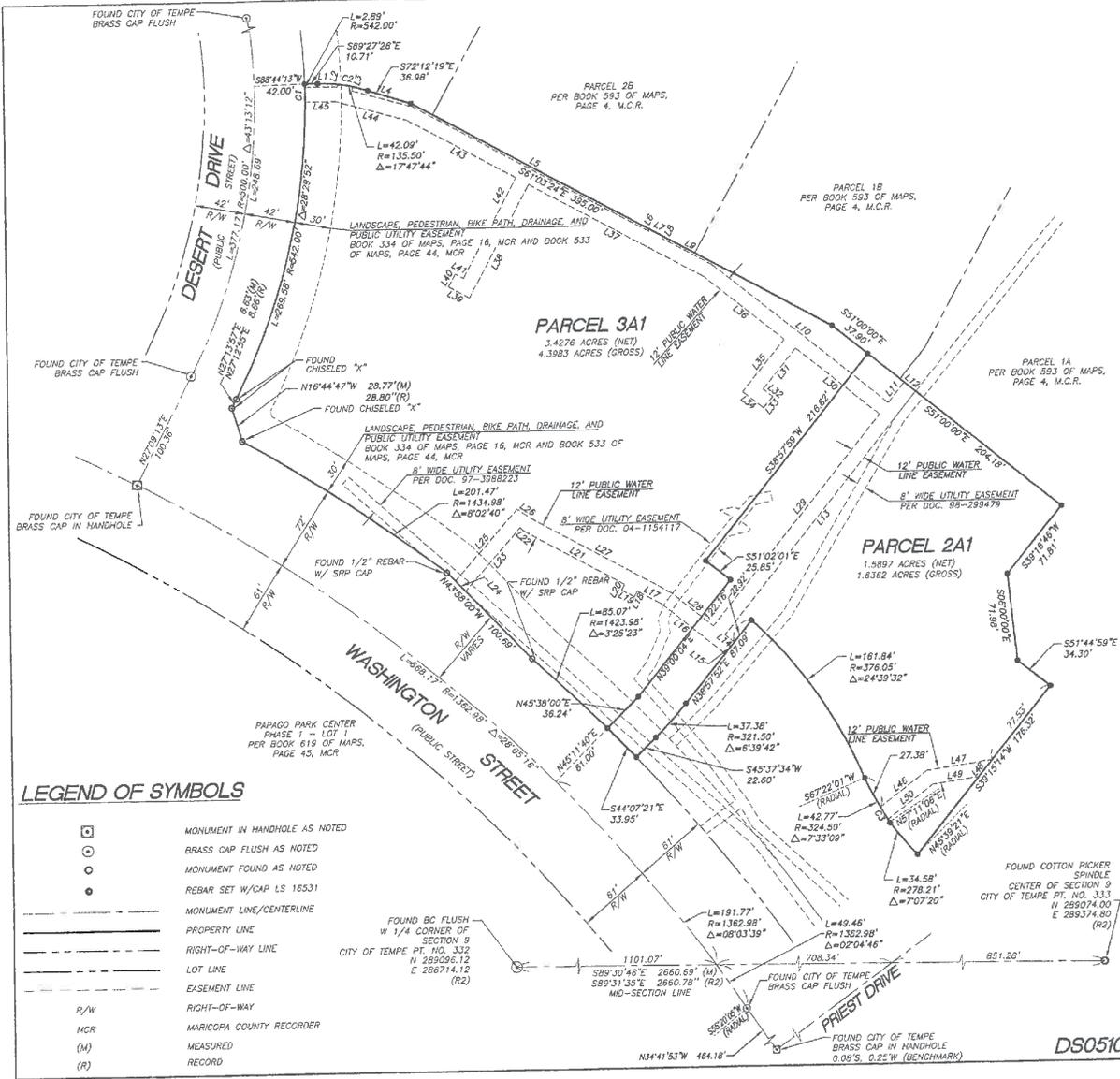
APPROVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF TEMPE, ARIZONA ON THIS 17th DAY OF November, 2006.
 BY: Duff G. Smith DATE: 7/16/06
 MAYOR
 BY: Kate Wray DATE: 7/16/06
 CITY CLERK
 BY: Angela DATE: 7/13/06
 CITY ENGINEER
 BY: _____ DATE: 7/17/06
 DEVELOPMENT SERVICES




 Evans, Kuhn & Associates, Inc.
 7227 N. 16th Street,
 Phoenix, AZ 85020
 602.241.0762 phone
 602.248.9198 fax

REC05056 SBD-2005-89 DS051062

9N



BASIS OF BEARINGS

A BEARING OF S00°17'35"E ALONG THE MONUMENT LINE OF PRIEST DRIVE, ACCORDING TO THE PLAT RESUBDIVISION OF TRACT B-1 FOR TOSCO OFFICE COMPLEX, TEMPE, ARIZONA, AS RECORDED IN BOOK 593 OF MAPS, PAGE 4, M.C.R.

FLOODPLAIN NOTE

FEDERAL EMERGENCY MANAGEMENTS AGENCY, FIRM MAP NO. 04013C2155G, REVISED SEPTEMBER, 2005 DELINEATES SUBJECT PROPERTY LYING WITHIN "SHADED ZONE X", FLOOD AREA, DESIGNATED AS AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 120-YEAR FLOOD, (SAID FIRM MAP DOES NOT DESIGNATE "SHADED ZONE X" AS BEING A SPECIAL FLOOD HAZARD AREA);

LEGAL DESCRIPTION

PARCELS 1A, 1B AND 2B, OF FINAL PLAT FOR TRACT B-1, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 593 OF MAPS, PAGE 4.

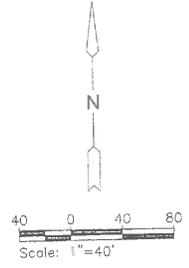
SUPPORTING DOCUMENTS

- (R) FINAL PLAT FOR TRACT B-1, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 593 OF MAPS, PAGE 4.
- (R2) CITY OF TEMPE SURVEY CONTROL, DATED 3-6-06.

LINE TABLE		CURVE TABLE	
LINE	LENGTH	CURVE	LENGTH / RADIUS
L1	27.14'	C1	12.00' / 1,842.00'
L2	2.02'	C2	12.00' / 1,155.00'
L3	3.32'	C3	12.00' / 324.50'
L4	51.73'		
L5	222.03'		
L6	1.63'		
L7	12.00'		
L8	11.81'		
L9	46.18'		
L10	186.83'		
L11	21.50'		
L12	12.00'		
L13	167.37'		
L14	9.68'		
L16	66.85'		
L17	22.23'		
L18	6.37'		
L19	12.00'		
L20	6.36'		
L21	84.49'		
L22	4.67'		
L23	69.29'		
L24	12.04'		
L25	78.22'		
L26	15.48'		
L27	129.10'		
L28	45.54'		
L29	55.25'		
L30	88.62'		
L31	43.04'		
L32	9.63'		
L33	12.00'		
L34	21.83'		
L35	55.03'		
L36	85.19'		
L37	163.60'		
L38	28.88'		
L39	19.69'		
L40	12.00'		
L41	7.67'		
L42	17.63'		
L43	102.15'		
L44	60.73'		
L45	65.54'		
L46	48.88'		
L47	54.61'		
L48	17.79'		
L49	38.43'		
L50	46.89'		

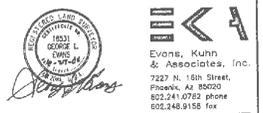
CURVE TABLE	
CURVE	LENGTH / RADIUS
C1	12.00' / 1,842.00'
C2	12.00' / 1,155.00'
C3	12.00' / 324.50'

BOOK 853 PAGE 12
 OFFICIAL RECORDS BY
 MARICOPA COUNTY RECORDER
 HELEN PURCELL
 2006-0951198
 01/10/06 01/11/06



LEGEND OF SYMBOLS

- MONUMENT IN HANDHOLE AS NOTED
- BRASS CAP FLUSH AS NOTED
- MONUMENT FOUND AS NOTED
- REBAR SET W/CAP LS 16531
- MONUMENT LINE/CENTERLINE
- PROPERTY LINE
- RIGHT-OF-WAY LINE
- LOT LINE
- EASEMENT LINE
- RIGHT-OF-WAY
- MCR MARICOPA COUNTY RECORDER
- (M) MEASURED
- (R) RECORD



5/26/06 EKJ 5438

REC05056 SBD-2005-89 DS051062

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