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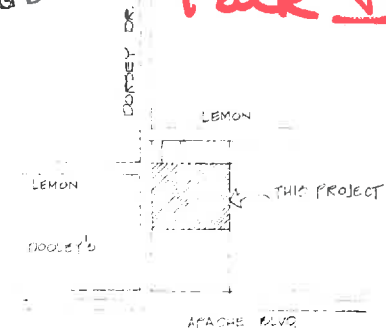
MAR 30 1982

CITY OF TEMPE PLANNING DEPT.

Butterfield Park VI

240 25

Larry Ong



VICINITY MAP

SCALE: 1" = 400'

APPROVALS:
 APPROVED BY THE CITY COUNCIL OF THE CITY OF TEMPE, THIS 19 DAY OF November, 1981.
 BY: Harry E. Withers ATTESTED Pauline J. Smith
 MAYOR CITY CLERK
 APPROVED BY THE CITY ENGINEER, THIS 31 DAY OF March, 1982
 BY: [Signature] CITY ENGINEER
 APPROVED BY PLANNING DIRECTOR THIS 9th DAY OF MARCH, 1982
 BY: [Signature] PLANNING DIRECTOR CITY OF TEMPE.

PROJECT DATA

ZONING: R.O. (PROPOSED R-2)
 LAND AREA: 49,374.54 (7.20 ACRES)
 BUILDING AREA: GROUND FLOOR: 10,720 SQ. FT.
 2ND FLOOR: 10,720 SQ. FT.
 27,440 SQ. FT.
 LOT COVERAGE: 10.0%
 LANDSCAPING REQUIRED
 10% OF LOT AREA = 9,937.50 SQ. FT.
 LANDSCAPING PROVIDED:
 LANDSCAPING ON PROPERTY
 LANDSCAPING IN R.O.W.
 TOTAL LANDSCAPING
 PARKING REQUIRED:
 1.5 SPACES / EA. 1 BEDROOM X 12 = 24 SPACES
 2.0 SPACES / EA. 2 BEDROOM X 52 = 64 SPACES
 GUEST PARKING 1 / EVERY 3 UNITS = 10 SPACES
 RV PARKING = 8
 TOTAL 106 SPACES
 PARKING PROVIDED:
 9' X 20' SPACES (STANDARD) : 60 SPACES
 7.5' X 20' SPACES (SMALL CAR) : 14 SPACES
 10' X 24' SPACES (RV SPACES) : 8 SPACES
 TOTAL 82 SPACES

VARIANCES GRANTED	ORD.	REQUESTED	LOTS
REG. VEHICLE PARKING	10 SPACES	0 SPACES	TRACT "D"
WALL HEIGHT	3 FEET	6 FEET	SCREEN WALLS
FRONT YARD SETBACK	25 FEET	10 FEET	ALONG DORSEY LN.
SIDE YARD SETBACK	7 FEET	20 "	567
REAR YARD SETBACK	15 FEET	24 "	4
		0 FEET	642
		1 FEET	1,2,3,4,5,7,9
		2 FEET	4
		3 FEET	60
		4 FEET	63
		5 FEET	NUSS
		6 FEET	43

LEGAL DESCRIPTION
 BEGINNING ON THE WEST LINE OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER, 50 FT. NORTH OF THE CENTER OF SECTION 23, TOWNSHIP 1 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, AZ.
 THENCE EAST PARALLEL TO THE SOUTH LINE OF THE SOUTHWEST 1/4 OF THE NE 1/4 OF SECTION 23, TOWNSHIP 1 NORTH, RANGE 4 EAST, A DISTANCE OF 540.88 FT. TO A POINT;
 THENCE NORTH 0°32' EAST 003.47' TO A POINT;
 THENCE NORTH 0°30' WEST 356.2' TO A POINT;
 THENCE SOUTH 0°1' EAST ALONG THE WEST LINE OF THE SW 1/4 OF THE NE 1/4 OF SECTION 23 TOWNSHIP 1 NORTH, RANGE 4 EAST TO THE POINT OF BEGINNING;
 EXCEPT SOUTH 500' MEASURED ALONG THE WEST LINE ALSO WEST 50' FOR ROADWAY PURPOSES.

DOOLEY'S PARKING LOT

DORSEY LANE

PARKING LOT



P.A.D. MAP

1" = 20'

Wallbolinger Architects



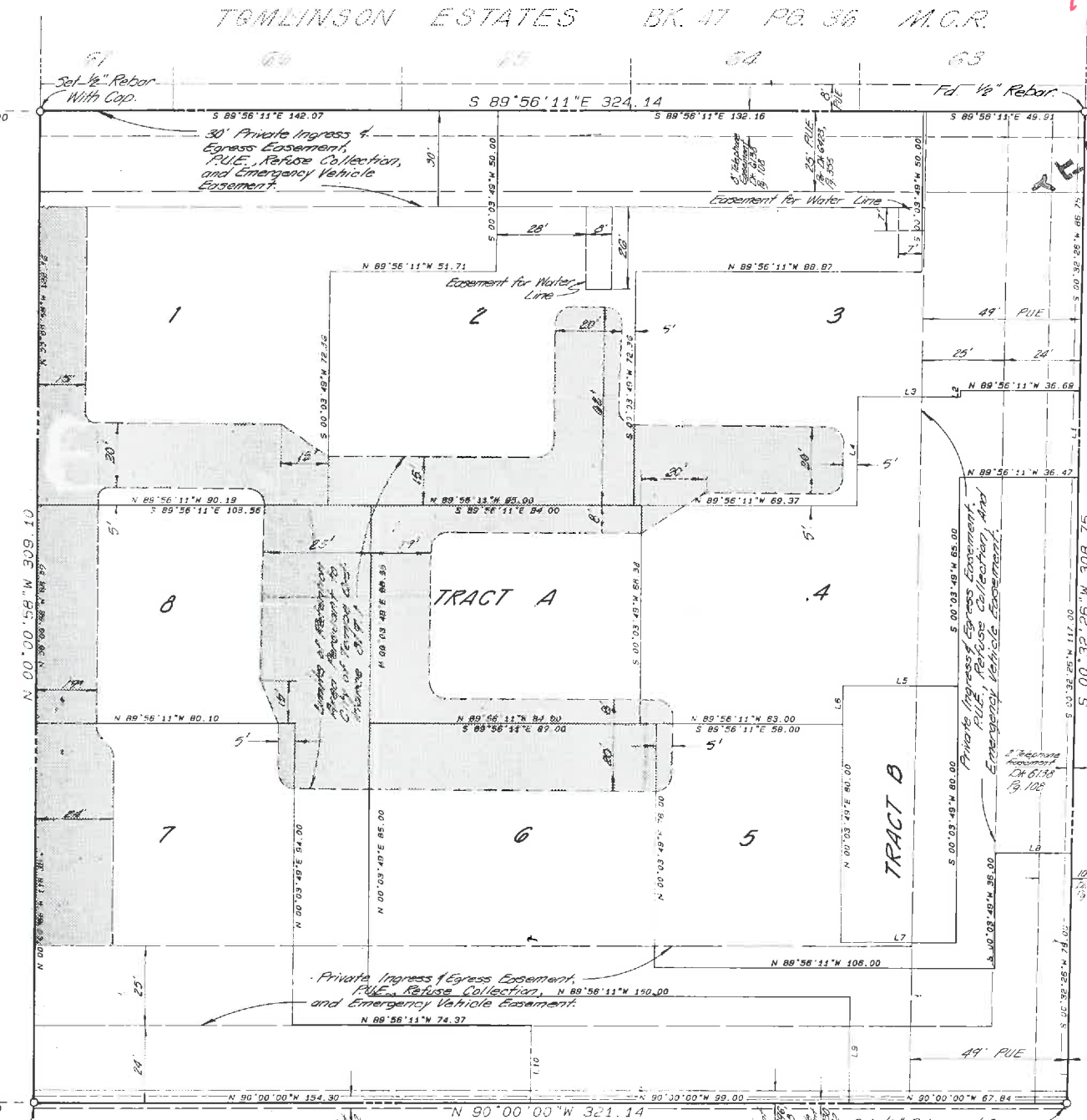
Wallbolinger Architects
 1000 N. 1st St., Suite 100
 Phoenix, AZ 85004
 (602) 254-1111

BUTTERFIELD PARK VI

Located in the NE 1/4 Section 23 T.1N., R.4E., G.5.R.B.4M.

TOMLINSON ESTATES BK. 47 PG. 36 M.C.R.

N 1/4 Cor. Section 23
T.1N., R.4E., G.5.R.B.4M.



SPECIAL EASEMENT

THERE IS HEREBY CREATED A BLANKET EASEMENT UPON, ACCESS, OVER AND UNDER THE ABOVE DESCRIBED PREMISES FOR THE PURPOSES OF INSTALLING, REPLACING, MAINTAINING AND MAINTAINING ALL UTILITIES, INCLUDING, BUT NOT LIMITED TO, WATER, SEWERS, GAS, TELEPHONES AND ELECTRICITY, AND A MASTER TELEVISION ANTENNA SYSTEM. BY THE TERMS OF THIS EASEMENT, IT SHALL BE EXPRESSLY PERMISSIBLE FOR ELECTRICAL AND/OR TELEPHONE COMPANIES TO INSTALL AND MAINTAIN THE NECESSARY POLES AND OTHER NECESSARY EQUIPMENT ON SAID PROPERTY AND TO ATTACH AND MAINTAIN ELECTRICAL AND/OR TELEPHONE WIRES, CABLES AND CONDUITS ON, ABOVE, ACROSS AND UNDER THE ROOFS AND EXTERIOR WALLS OF SAID SIX-FLEXES. NOTWITHSTANDING ANYTHING TO THE CONTRARY CONTAINED IN THIS EASEMENT, NO SEWERS, ELECTRICAL LINES, WATER LINES, OR OTHER UTILITIES MAY BE INSTALLED OR RELOCATED ON SAID PREMISES EXCEPT AS INITIALLY PROGRAMMED AND APPROVED BY THE MAJOR BUILDER OF SAID PREMISES OR THEREAFTER APPROVED BY THE SAID BUILDER OR THE ASSOCIATION'S BOARD OF DIRECTORS. THIS EASEMENT SHALL IN NO WAY AFFECT ANY OTHER RECORDED EASEMENTS ON SAID PREMISES.

EACH LOT AND IMPROVEMENTS THEREON AND THE COMMON ELEMENTS SHALL BE SUBJECT TO AN EASEMENT FOR ENCROACHMENTS CREATED BY CONSTRUCTION, SETTLING AND OVERHANGS, AS DESIGNED OR CONSTRUCTED BY THE ORIGINAL BUILDER. A VALID EASEMENT FOR SAID ENCROACHMENTS AND FOR THE MAINTENANCE OF SAME, SO LONG AS IT STANDS, SHALL AND DOES EXIST.

LINE	BEARING	DISTANCE
1	S 00°32'26"W	27.00
2	S 00°03'49"W	2.00
3	N 89°56'11"W	32.00
4	S 00°03'49"W	33.62
5	N 89°56'11"W	36.00
6	S 00°03'49"W	12.00
7	N 89°56'11"W	36.00
8	N 89°56'11"W	23.49
9	N 00°03'49"E	33.07
10	N 00°03'49"E	24.18
11	S 00°00'58"E	31.25

CERTIFICATION

THIS IS TO CERTIFY THAT THE SURVEY AND SUBDIVISION OF THE PREMISES DESCRIBED AND PLATTED HEREON ARE CORRECT AND ACCURATE AND WERE MADE UNDER MY DIRECTION DURING THE MONTH OF SEPTEMBER, 1981.

DEDICATION

STATE OF ARIZONA }
COUNTY OF MARICOPA }

KNOW ALL MEN BY THESE PRESENTS THAT THE BUTTERFIELD REAL ESTATE CORPORATION, AN ARIZONA CORPORATION, AS OWNER, HAS SUBDIVIDED UNDER THE NAME OF BUTTERFIELD PARK VI, A PORTION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 23, TOWNSHIP 1 NORTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, AS SHOWN PLATTED HEREON AND HEREBY PUBLISHES THIS PLAT AS AND FOR THE PLAT OF SAID BUTTERFIELD PARK VI AND HEREBY DECLARES THAT SAID PLAT SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF THE LOTS AND TRACTS CONSTITUTING THE SAME, AND THAT EACH LOT AND TRACT SHALL BE KNOWN BY THE NUMBER AND LETTER GIVEN TO EACH, RESPECTIVELY ON SAID PLAT.

THE COMMON AREA TRACTS A & B ARE RESERVED FOR THE INDIVIDUAL UNIT OWNERS OF BUTTERFIELD PARK VI FOR THE EXCLUSIVE USE OF THE BUILDING OWNERS OF BUTTERFIELD PARK VI AS MORE FULLY PROVIDED FOR IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS.

EASEMENTS ARE HEREBY DEDICATED AS SHOWN.

THERE IS TO BE RECORDED HEREFTER "THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR BUTTERFIELD PARK VI" IN DOCKET OF PAGE M.C.R. RELATING TO AN ASSOCIATION OF OWNERS WHICH WILL GOVERN THE USE AND MAINTENANCE OF ALL AREAS.

IN WITNESS WHEREOF, THE BUTTERFIELD REAL ESTATE CORPORATION, AN ARIZONA CORPORATION, AS OWNER, HAS CAUSED ITS CORPORATE NAME TO BE SIGNED BY THE UNDERSIGNED OFFICER, THEREUNTO DULY AUTHORIZED THIS DAY OF 1981.

BUTTERFIELD REAL ESTATE CORPORATION, AN ARIZONA CORPORATION:

BY THE UNDERSIGNED SECRETARY:

ACKNOWLEDGEMENT

STATE OF ARIZONA }
COUNTY OF MARICOPA }

ON THIS, THE 19 DAY OF 1981, BEFORE ME THE UNDERSIGNED OFFICER, PERSONALLY APPEARED AND ACKNOWLEDGED HIMSELF TO BE AN OFFICER OF THE BUTTERFIELD REAL ESTATE CORPORATION, AN ARIZONA CORPORATION, AND ACKNOWLEDGED THAT HE BEING AUTHORIZED SO TO DO EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE HEREIN CONTAINED BY SIGNING THE NAME OF CORPORATION BY HIMSELF AS SUCH OFFICER.

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

MY COMMISSION EXPIRES DATE NOTARY PUBLIC

APPROVED AND RATIFIED BY DAVID NICOLAY, GENERAL PARTNER

BENEFICIARY INTEREST IN LAND FOR ROOSEVILLE MINI WAREHOUSE, AN ARIZONA GENERAL PARTNERSHIP.

ACKNOWLEDGEMENT

STATE OF ARIZONA }
COUNTY OF MARICOPA }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS DAY OF 1981, BY DAVID NICOLAY, GENERAL PARTNER ON BEHALF OF ROOSEVILLE MINI WAREHOUSE, AN ARIZONA GENERAL PARTNERSHIP.

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

MY COMMISSION EXPIRES DATE NOTARY PUBLIC

APPROVED AND RATIFIED BY KAY A. YOUNG (as trustee)

KAY A. YOUNG (as trustee) BENEFICIARY OF DESERET TRUST AS RECORDED IN DOCKET 12291, PAGE 353, M.C.R.

ACKNOWLEDGEMENT

STATE OF UTAH }
COUNTY OF SALT LAKE }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS DAY OF 1981, BY KAY A. YOUNG (as trustee) ON BEHALF OF DESERET TRUST.

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

MY COMMISSION EXPIRES DATE NOTARY PUBLIC

APPROVALS

APPROVED BY THE CITY COUNCIL OF THE CITY OF TEMPE, THIS 19 DAY OF November, 1981.

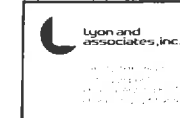
BY: Mayor ATTESTED: City Clerk

APPROVED BY THE CITY ENGINEER OF THE CITY OF TEMPE, THIS 30 DAY OF March, 1982.

BY: City Engineer

APPROVED BY THE PLANNING DIRECTOR OF THE CITY OF TEMPE, THIS 8 DAY OF MARCH, 1982.

BY: Planning Director



BUTTERFIELD PARK VI	
FINAL PLAT	
Date: Sept. 81	Job No: 1432
Sheet 1 of 1	Design: L.H. CM