

# CAMELBACK LANDS 5

A SUBDIVISION OF LOT 62, CAMELBACK LANDS RECORDED IN BOOK 31 OF MAPS PAGE 26 M.C.R. PORTION OF THE SW 1/4 SECTION 15 TOWNSHIP 2 NORTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA. TOWN OF PARADISE VALLEY

## DEDICATION

STATE OF ARIZONA }  
COUNTY OF MARICOPA }

KNOW ALL MEN BY THESE PRESENTS: THAT BPMVEM LLC; AS LEGAL OWNER OF SAID REAL PROPERTY, HAS SUBDIVIDED LOT 62, CAMELBACK LANDS, RECORDED IN BOOK 31, OF MAPS PAGE 26 M.C.R. SITUATED IN SECTION 15, T2N, R4E OF THE GILA AND SALT RIVER BASE AND MERIDIAN, CITY OF MARICOPA COUNTY, ARIZONA, UNDER THE NAME OF CAMELBACK LANDS 5, AS SHOWN AND PLATTED HEREON AND HEREBY PUBLISH THIS PLAT AND HEREBY DECLARE THAT THIS PLAT SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF THE LOTS AND STREETS CONSTITUTING SAME AND THAT EACH LOT AND STREET SHALL BE KNOWN BY THE NUMBER OR NAME GIVEN EACH RESPECTIVELY ON THIS PLAT, AND HEREBY DEDICATE AND GRANT TO THE TOWN OF PARADISE VALLEY THE STREETS AND RIGHT-OF-WAY SHOWN ON THIS PLAT AND INCLUDED IN THE ABOVE-DESCRIBED PREMISES. EASEMENT ARE HEREBY DEDICATED FOR THE PURPOSES SHOWN.

IN WITNESS WHEREOF: BPMVEM LLC, AS OWNER, HAVE HEREUNTO AFFIXED THEIR SIGNATURE THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2016

BY: \_\_\_\_\_  
BPMVEM LLC

## ACKNOWLEDGEMENT

STATE OF ARIZONA }  
COUNTY OF MARICOPA }

BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2016, THE FOLLOWING PERSONS APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, \_\_\_\_\_ AND \_\_\_\_\_ WHO ACKNOWLEDGED (a) THEMSELVES TO BE \_\_\_\_\_ AND \_\_\_\_\_; AND ACKNOWLEDGED (b) THEMSELVES TO BE THE LEGAL OWNERS OF THE PROPERTY PLATTED HEREON; AND ACKNOWLEDGED (c) THAT THEY, AS LEGAL OWNERS, EXECUTED THIS INSTRUMENT FOR THE PURPOSES HEREIN CONTAINED.

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

MY COMMISSION EXPIRES: \_\_\_\_\_ NOTARY PUBLIC: \_\_\_\_\_

## APPROVAL:

APPROVED BY THE TOWN COUNCIL OF THE TOWN OF PARADISE VALLEY, ARIZONA THIS \_\_\_\_\_ DAY OF 2016

BY: \_\_\_\_\_ ATTEST: \_\_\_\_\_  
MAYOR TOWN CLERK

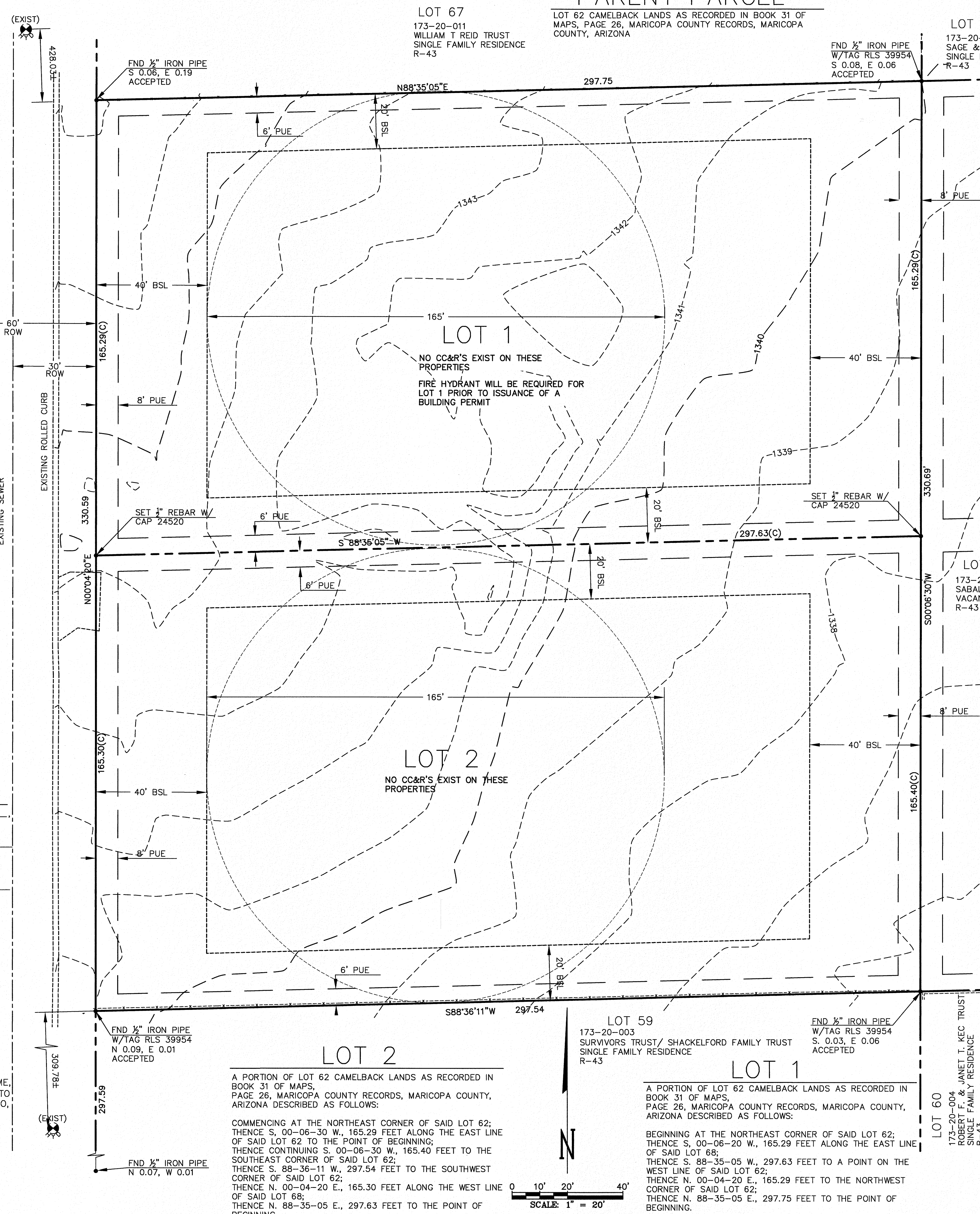
BY: \_\_\_\_\_ PLANNING DIRECTOR  
TOWN ENGINEER

STATE OF ARIZONA }  
COUNTY OF MARICOPA }

BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2015, THE FOLLOWING PERSONS APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, \_\_\_\_\_ WHO ACKNOWLEDGED (a) HIMSELF TO BE \_\_\_\_\_; OF \_\_\_\_\_ BEING DULY AUTHORIZED SO TO DO, EXECUTED THIS INSTRUMENT FOR THE PURPOSE HEREIN CONTAINED BY SIGNING THE NAME OF \_\_\_\_\_, BY HIMSELF AS \_\_\_\_\_

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

MY COMMISSION EXPIRES: \_\_\_\_\_ NOTARY PUBLIC: \_\_\_\_\_



## PARENT PARCEL

LOT 62 CAMELBACK LANDS AS RECORDED IN BOOK 31 OF MAPS, PAGE 26, MARICOPA COUNTY RECORDS, MARICOPA COUNTY, ARIZONA

LOT 67  
173-20-011  
WILLIAM T REID TRUST  
SINGLE FAMILY RESIDENCE  
R-43

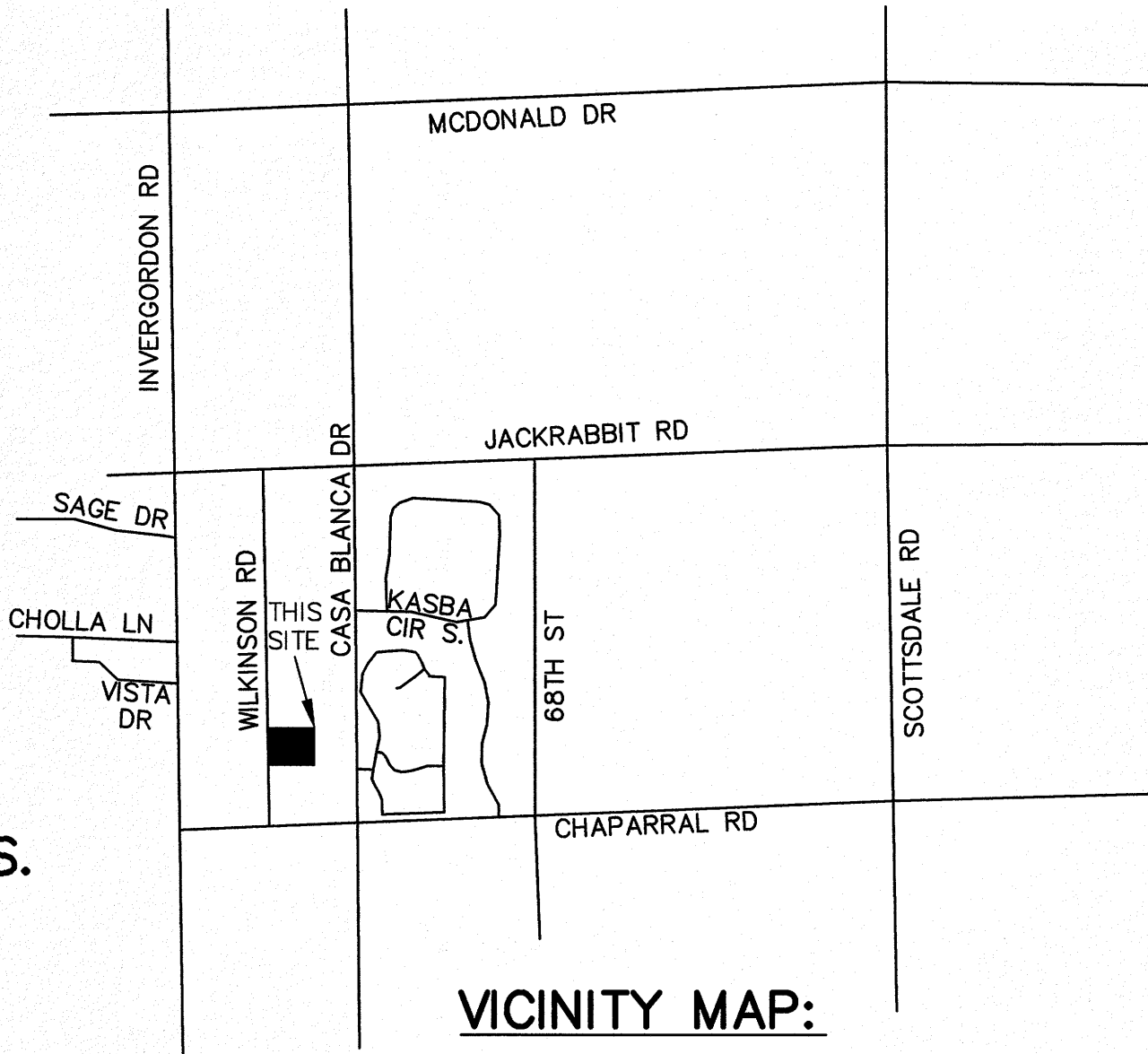
LOT 68  
173-20-012  
SAGE & WENDY LENTZ  
SINGLE FAMILY RESIDENCE  
R-43

LOT 61  
173-20-005  
SABAL PALMS LLC  
VACANT LAND  
R-43

LOT 59  
173-20-003  
SURVIVORS TRUST / SHACKELFORD FAMILY TRUST  
SINGLE FAMILY RESIDENCE  
R-43

LOT 1  
A PORTION OF LOT 62 CAMELBACK LANDS AS RECORDED IN BOOK 31 OF MAPS, PAGE 26, MARICOPA COUNTY RECORDS, MARICOPA COUNTY, ARIZONA DESCRIBED AS FOLLOWS:  
BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 62; THENCE S. 00-06-20 W., 165.29 FEET ALONG THE EAST LINE OF SAID LOT 62;  
THENCE S. 88-35-05 W., 297.63 FEET TO A POINT ON THE WEST LINE OF SAID LOT 62;  
THENCE N. 00-04-20 E., 165.29 FEET TO THE NORTHWEST CORNER OF SAID LOT 62;  
THENCE N. 88-35-05 E., 297.75 FEET TO THE POINT OF BEGINNING.

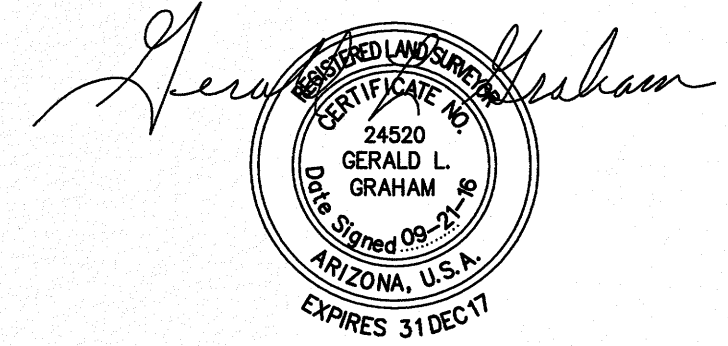
LOT 2  
A PORTION OF LOT 62 CAMELBACK LANDS AS RECORDED IN BOOK 31 OF MAPS, PAGE 26, MARICOPA COUNTY RECORDS, MARICOPA COUNTY, ARIZONA DESCRIBED AS FOLLOWS:  
COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 62; THENCE S. 00-06-30 W., 165.29 FEET ALONG THE EAST LINE OF SAID LOT 62 TO THE POINT OF BEGINNING;  
THENCE CONTINUING S. 00-06-30 W., 165.40 FEET TO THE SOUTHEAST CORNER OF SAID LOT 62;  
THENCE S. 88-36-11 W., 297.54 FEET TO THE SOUTHWEST CORNER OF SAID LOT 62;  
THENCE N. 00-04-20 E., 165.30 FEET ALONG THE WEST LINE OF SAID LOT 62;  
THENCE N. 88-35-05 E., 297.63 FEET TO THE POINT OF BEGINNING.



## SURVEY CERTIFICATION:

I AM A LAND SURVEYOR REGISTERED TO PRACTICE IN ARIZONA; THIS PLAT WAS MADE UNDER MY DIRECTION; THIS PLAT MEETS THE MINIMUM STANDARDS FOR ARIZONA LAND BOUNDARY SURVEYS; THE SURVEY AND DIVISION OF THE SUBJECT PROPERTY DESCRIBED AND PLATTED HEREON WERE MADE DURING THE MONTH OF FEBRUARY, 2016; THE SURVEY IS TRUE AND COMPLETE AS SHOWN, MONUMENTS SHOWN ACTUALLY EXIST, THEIR POSITIONS ARE CORRECTLY SHOWN; AND SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

NAME: GERALD L. GRAHAM  
REGISTERED LAND SURVEYOR # RLS 24520



## NOTES:

BEARINGS & DISTANCES ARE RECORDED PER PLAT OF CAMELBACK LANDS, RECORDED IN BOOK 31 OF MAPS PAGE 26 M.C.R. UNLESS OTHERWISE NOTED

## LIST OF PERTINENT DOCUMENTS:

CAMELBACK LANDS RECORDED IN BOOK 31 OF MAPS PAGE 26 M.C.R.

DEEDS: DOCUMENT 2013/0148137

## UTILITIES:

ELECTRIC- A.P.S.  
TELEPHONE- QWEST (CENTRY LINK)  
NATURAL GAS- SOUTHWEST GAS  
CABLE TV- COX CABLE  
SEWER- TOWN OF PARADISE VALLEY  
WATER- EPCOR WATER

## OWNER:

BPMVEM LLC  
PO BOX 185  
ANGEL FIRE, NM 87710

## SITE ADDRESS:

5111 N WILKINSON RD  
PARADISE VALLEY, AZ 85253

## ASSESSORS PCL. NO.:

173-20-006

## ZONING:

R-43

## LOT DATA:

LOT AREA = 98,376 S.F. / 2.25867 AC.±(NET)

## NEW LOT DATA:

LOT 1 AREA = 49,188 S.F. / 1.12920 AC.±(NET)  
LOT 2 AREA = 49,188 S.F. / 1.12920 AC.±(NET)

## DATE:

LOT SPLIT	08-22-16	PS
PV	09-21-16	PS
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## GRAHAM SURVEYING & ENGINEERING INC.

Civil Engineers & Land Surveyors  
P.O. BOX 1240, Carefree, Arizona 85377  
(480) 488-4393

LOT 62 CAMELBACK LANDS, SHT. 1 OF 1, JOB #16-011

