

DEDICATION

WE THE UNDERSIGNED, HEREBY WARRANT THAT WE ARE ALL AND THE ONLY PARTIES HAVING ANY FEE TITLE INTEREST IN THE LAND SHOWN ON THIS PLAT, AND WE CONSENT TO THE SUBDIVISION OF SAID LAND IN THE MANNER SHOWN ON THIS PLAT.

WE HEREBY DEDICATE TO THE TOWN OF MARANA ALL RIGHTS-OF-WAY SHOWN ON THIS PLAT, INCLUDING ALL PUBLIC STREETS.

UTILITY EASEMENTS AS SHOWN ON THIS PLAT ARE GRANTED TO THE TOWN OF MARANA, PIMA COUNTY, AND ALL PUBLIC AND PRIVATE UTILITY COMPANIES FOR THE PURPOSE OF INSTALLATION AND MAINTENANCE OF, AND ACCESS TO, PUBLIC AND PRIVATE UTILITIES AND PUBLIC SEWERS.

NO VEHICULAR ACCESS EASEMENTS SHOWN ON THIS PLAT ARE GRANTED TO THE TOWN OF MARANA FOR THE PURPOSE OF ACCESS CONTROL TO ADJACENT COMMON AREAS.

WE AND OUR SUCCESSORS AND ASSIGNS DO HEREBY HOLD THE TOWN OF MARANA, ITS EMPLOYEES, OFFICERS, AND AGENTS HARMLESS FROM AND AGAINST ANY AND ALL CLAIMS FOR DAMAGES RELATED TO THE USE OF THESE LANDS NOW AND IN THE FUTURE BY REASON OF FLOODING, FLOWAGE, EROSION, OR DAMAGE CAUSED BY WATER, WHETHER SURFACE, FLOOD OR RAINFALL. NATURAL DRAINAGE SHALL NOT BE ALTERED, DISTURBED, OR OBSTRUCTED WITHOUT THE WRITTEN APPROVAL OF THE TOWN OF MARANA.

COMMON AREA "A" (DRAINAGE/OPEN SPACE) AS SHOWN ON THIS PLAT IS RESERVED FOR THE PRIVATE USE AND CONVENIENCE OF ALL OWNERS OF PROPERTY WITHIN THIS SUBDIVISION, THEIR GUESTS AND INVITEES.

COMMON AREA "A" (DRAINAGE/OPEN SPACE) IS GRANTED AS AN EASEMENT TO THE TOWN OF MARANA, PIMA COUNTY, AND ALL PUBLIC AND PRIVATE UTILITY COMPANIES FOR THE PURPOSE OF ACCESS, INSTALLATION AND MAINTENANCE OF PUBLIC AND PRIVATE UTILITIES AND PUBLIC SEWERS.

TITLE TO COMMON AREA "A" SHALL BE VESTED IN AN ASSOCIATION OF INDIVIDUAL LOT OWNERS AS ESTABLISHED BY COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD IN THE OFFICE OF THE RECORDER OF PIMA COUNTY, ARIZONA, RECORDED PRIOR TO THE RELEASE OF ASSURANCES. EACH AND EVERY LOT OWNER WITHIN THE SUBDIVISION SHALL BE A MEMBER OF THE ASSOCIATION. RESPONSIBILITY FOR THE CONTROL, MAINTENANCE, SAFETY, AND LIABILITY OF ALL COMMON AREAS WITHIN THIS SUBDIVISION, AS SHOWN ON THIS PLAT, SHALL BE ALLOCATED TO THE ASSOCIATION UNDER SUCH COVENANTS, CONDITIONS AND RESTRICTIONS.

LANDMARK TITLE ASSURANCE AGENCY OF ARIZONA, L.L.C.

AN ARIZONA LIMITED LIABILITY COMPANY, AS TRUSTEE UNDER TRUST NO. 18300-T, AND NOT IN ITS CORPORATE CAPACITY.

TRUST OFFICER

BENEFICIARY

PULTE HOME, L.L.C.
16767 N. PERIMETER DRIVE, SCOTTSDALE, ARIZONA 85620

ASSURANCES

ASSURANCE IN THE FORM OF THIRD PARTY TRUST AGREEMENT FROM LANDMARK TITLE ASSURANCE AGENCY OF ARIZONA, L.L.C., AS TRUSTEE UNDER TRUST NO. 18300-T, AS RECORDED IN SEQUENCE NO. _____ IN THE OFFICE OF THE RECORDER OF PIMA COUNTY, ARIZONA, HAS BEEN PROVIDED TO GUARANTEE INSTALLATION OF REQUIRED STREET, SEWER, ELECTRIC, GAS, AND WATER UTILITIES, DRAINAGE, FLOOD CONTROL AND OTHER SUBDIVISION IMPROVEMENTS MEETING ESTABLISHED MINIMUM STANDARDS OF DESIGN AND CONSTRUCTION.

BY: _____ DATE _____
TOWN OF MARANA

ACKNOWLEDGMENT

STATE OF ARIZONA } S.S.
COUNTY OF PIMA

ON THIS, THE _____ DAY OF _____, 20____, BEFORE ME PERSONALLY APPEARED _____ WHO ACKNOWLEDGED HIMSELF/HERSELF TO BE THE TRUST OFFICIAL OF LANDMARK TITLE ASSURANCE AGENCY, AN ARIZONA LIMITED LIABILITY COMPANY, AS TRUSTEE UNDER TRUST NO. 18300-T AND NOT IN ITS CORPORATE CAPACITY AND ACKNOWLEDGED THAT HE/SHE, AS THE TRUST OFFICIAL, BEING AUTHORIZED TO DO SO, EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE(S) THEREIN CONTAINED.

IN WITNESS WHEREOF: I HEREBY SET MY NAME AND OFFICIAL SEAL.

NOTARY PUBLIC

RECORDING DATA

STATE OF ARIZONA } S.S.
COUNTY OF PIMA

FEE _____
SEQUENCE NO. _____

THIS INSTRUMENT WAS FILED FOR RECORD AT THE REQUEST OF BAKER AND ASSOCIATES ENGINEERING, INC., ON THIS _____ DAY OF _____, 20____, AT _____ M. IN SEQUENCE NO. _____ THEREOF.

F. ANN RODRIGUEZ
PIMA COUNTY RECORDER BY DEPUTY

ASSURED WATER SUPPLY

THE UNDERSIGNED CERTIFIES THAT IT IS DESIGNATED AS HAVING AN ASSURED WATER SUPPLY AND WILL PROVIDE WATER SERVICE TO THIS SUBDIVISION.

BY: _____ DATE _____
ITS: CITY OF TUCSON WATER DEPARTMENT

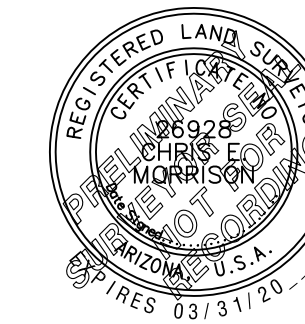
GENERAL NOTES

1. THE GROSS AREA OF THIS SUBDIVISION IS 1,485,482 S.F. (34.1 ACRES).
2. THE TOTAL NUMBER OF LOTS IS 99.
3. THE TOTAL AREA OF COMMON AREA "A" (DRAINAGE/OPEN SPACE) IS 14.6 ACRES (635,788 S.F.).
4. TOTAL MILES OF NEW PUBLIC STREETS IS 0.86.
5. THE APPROVED ZONING FOR THIS PROJECT IS "F" DOVE MOUNTAIN SPECIFIC PLAN AND THE LAND USE DESIGNATION IS "LDR" IN ACCORDANCE WITH THE DOVE MOUNTAIN SPECIFIC PLAN, WHICH WILL REMAIN.
6. MINIMUM ALLOWABLE LOT SIZE IS 6,000 SF (REQUIRED PER THE DOVE MOUNTAIN SPECIFIC PLAN "LDR" DESIGNATION).
MINIMUM PROVIDED LOT SIZE IS 6,194 SF (LOT 473).
AVERAGE LOT SIZE IS 7,050 SF.
MAXIMUM LOT SIZE PROVIDED IS 8615 SF (NOT A RESTRICTION - LOT 512).
MAXIMUM ALLOWABLE BUILDING HEIGHT 35 FT FOR "LDR."
7. THE BUILDING SETBACKS ARE AS FOLLOWS:
FRONT: 20' REAR: 15'
SIDE: 5' CORNER: 20'
8. PARKING PROVISIONS INCLUDE 2 PARKING SPACES FOR EACH LOT (99 LOTS X 2 = 198). ALL REQUIRED PARKING WILL BE OFF-STREET, ON-SITE.
9. THE GROSS DENSITY FOR THIS PROJECT IS 2.9 RAC.
10. NO FURTHER SUBDIVIDING OR LOT SPLITTING SHALL BE DONE WITHOUT THE WRITTEN APPROVAL OF THE TOWN OF MARANA MAYOR AND COUNCIL.
11. APPROVAL OF THIS PLAT DOES NOT AFFIRM, CERTIFY OR APPROVE ANY LAND DIVISION THAT MAY BE CONTRARY TO STATE LAW, NOR DOES IT CERTIFY THE EXISTENCE OF, OR COMPLIANCE WITH, ANY DEED RESTRICTIONS OR EASEMENTS.
12. OBJECTS AND MATERIALS WITHIN THE SIGHT-VISIBILITY TRIANGLES SHALL BE PLACED SO AS NOT TO INTERFERE WITH A VISIBILITY PLANE DESCRIBED BY TWO HORIZONTAL LINES LOCATED 30 INCHES AND 72 INCHES ABOVE THE FINISHED GRADE OF THE ROADWAY SURFACE, AND SHALL CONFORM TO SECTION 4.8 OF THE TOWN OF MARANA SUBDIVISION STANDARDS.
13. THE PROFESSIONAL ENGINEER OF RECORD SHALL CERTIFY IN WRITING THAT ALL IMPROVEMENTS, WHETHER PUBLIC OR PRIVATE, HAVE BEEN CONSTRUCTED, PLACED, INSTALLED, ETC., IN SUBSTANTIAL CONFORMANCE WITH THE ACCEPTED PLANS FOR THIS DEVELOPMENT. CERTIFICATIONS MUST BE SUBMITTED TO THE TOWN OF MARANA PRIOR TO THE REQUEST FOR FINAL INSPECTION AND THE RELEASE OF ASSURANCES.
14. THE AREA BETWEEN 100-YEAR FLOOD LIMITS REPRESENTS AN AREA THAT MAY BE SUBJECT TO FLOODING FROM A 100-YEAR FREQUENCY FLOOD AND ALL LAND IN THIS AREA WILL BE RESTRICTED TO USES THAT ARE COMPATIBLE WITH THE FLOOD PLAIN MANAGEMENT AS APPROVED BY THE FLOOD PLAIN ADMINISTRATOR.
15. BASIS OF BEARING FOR THIS PROJECT IS THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 22, T-11-S, R-12-E. SAID BEARING BEING N0°06'55"E. SEE DETAIL, SHEET #2.
16. INSTALLATION OF ITEMS SUCH AS LANDSCAPE, HARDSCAPE, IRRIGATION DRAINAGE IMPROVEMENTS, SIGNAGE, MONUMENTATION, WALLS, ETC., WITHIN THE PUBLIC RIGHTS-OF-WAY SHALL REQUIRE A LICENSE AGREEMENT FOR INSTALLATION, MAINTENANCE AND INDEMNIFICATION. THIS DOCUMENT SHALL BE EXECUTED PRIOR TO FINAL APPROVAL OF LANDSCAPE PLANS OR IMPROVEMENT PLANS ALLOWING INSTALLATIONS WITHIN THE PUBLIC RIGHTS-OF-WAY.
17. ALL NEW AND EXISTING UTILITIES EXCEPT ELECTRICAL TRANSMISSION LINES CARRYING 46 KV OR GREATER, AND THOSE LINES WHICH CAN BE SHOWN TO EXIST IN CURRENT OR FUTURE ELECTRICAL TRANSMISSION CORRIDORS, WITHIN OR CONTIGUOUS TO THE SITE, SHALL BE PLACED UNDERGROUND.
18. THE WATER PROVIDER TO SERVE THIS SUBDIVISION IS TUCSON WATER COMPANY.

CERTIFICATIONS

I HEREBY CERTIFY THAT THE BOUNDARY SURVEY AS SHOWN ON THIS PLAT WAS PERFORMED UNDER MY DIRECTION AND THAT ALL EXISTING OR PROPOSED SURVEY MONUMENTS AND MARKERS SHOWN ARE CORRECTLY DESCRIBED.

CHRIS E. MORRISON
OPW SURVEYING, LLC
REGISTERED LAND SURVEYOR NO. 26928
STATE OF ARIZONA



I HEREBY CERTIFY THAT THE INTERIOR SUBDIVISION GEOMETRY FOR THIS PLAT WAS REVIEWED AND SHOWN UNDER MY SUPERVISION.

WILLIAM H. BAKER, JR.
BAKER & ASSOCIATES ENGINEERING, INC.
REGISTERED LAND SURVEYOR NO. 16784
STATE OF ARIZONA



I HEREBY CERTIFY THAT THE FLOODPRONE LIMITS AND EROSION HAZARD SETBACKS WERE REVIEWED AND SHOWN UNDER MY SUPERVISION.

MARTIN V. MACELLI, P.E.
BAKER & ASSOCIATES ENGINEERING, INC.
REGISTERED ENGINEER NO. 36655
STATE OF ARIZONA



TOWN OF MARANA APPROVALS

BY: _____ P.E. _____ DATE _____
MARANA TOWN ENGINEER/DEVELOPMENT ENGINEER

BY: _____ DATE _____
MARANA PLANNING DIRECTOR

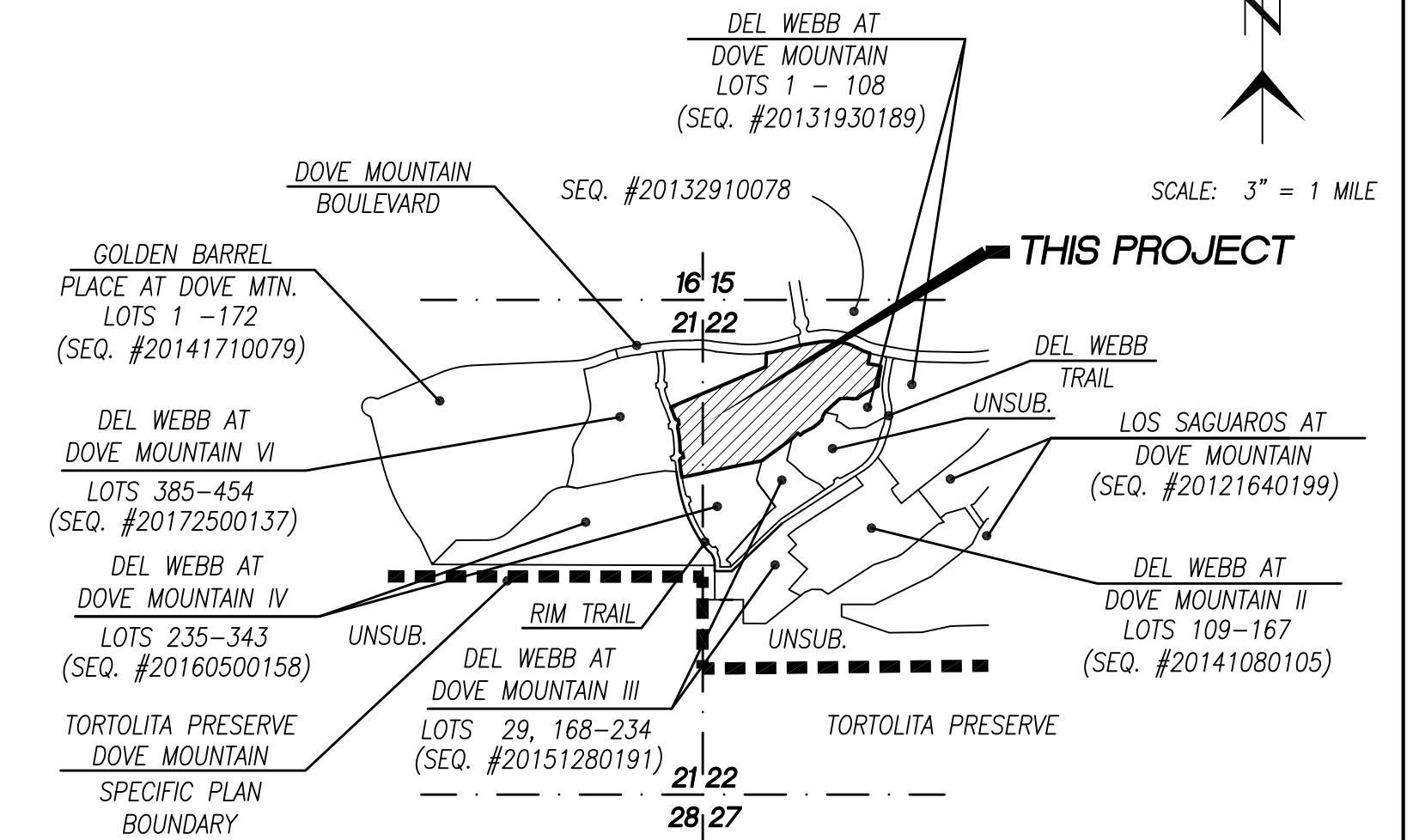
I, _____, CLERK OF THE TOWN OF MARANA, HEREBY CERTIFY THAT THIS PLAT WAS APPROVED BY THE MAYOR AND COUNCIL OF THE TOWN OF MARANA ON THE _____ DAY OF _____, 20____.

BY: _____ DATE _____
CLERK OF THE TOWN OF MARANA

BY: _____ DATE _____
CITY OF TUCSON WATER DEPARTMENT

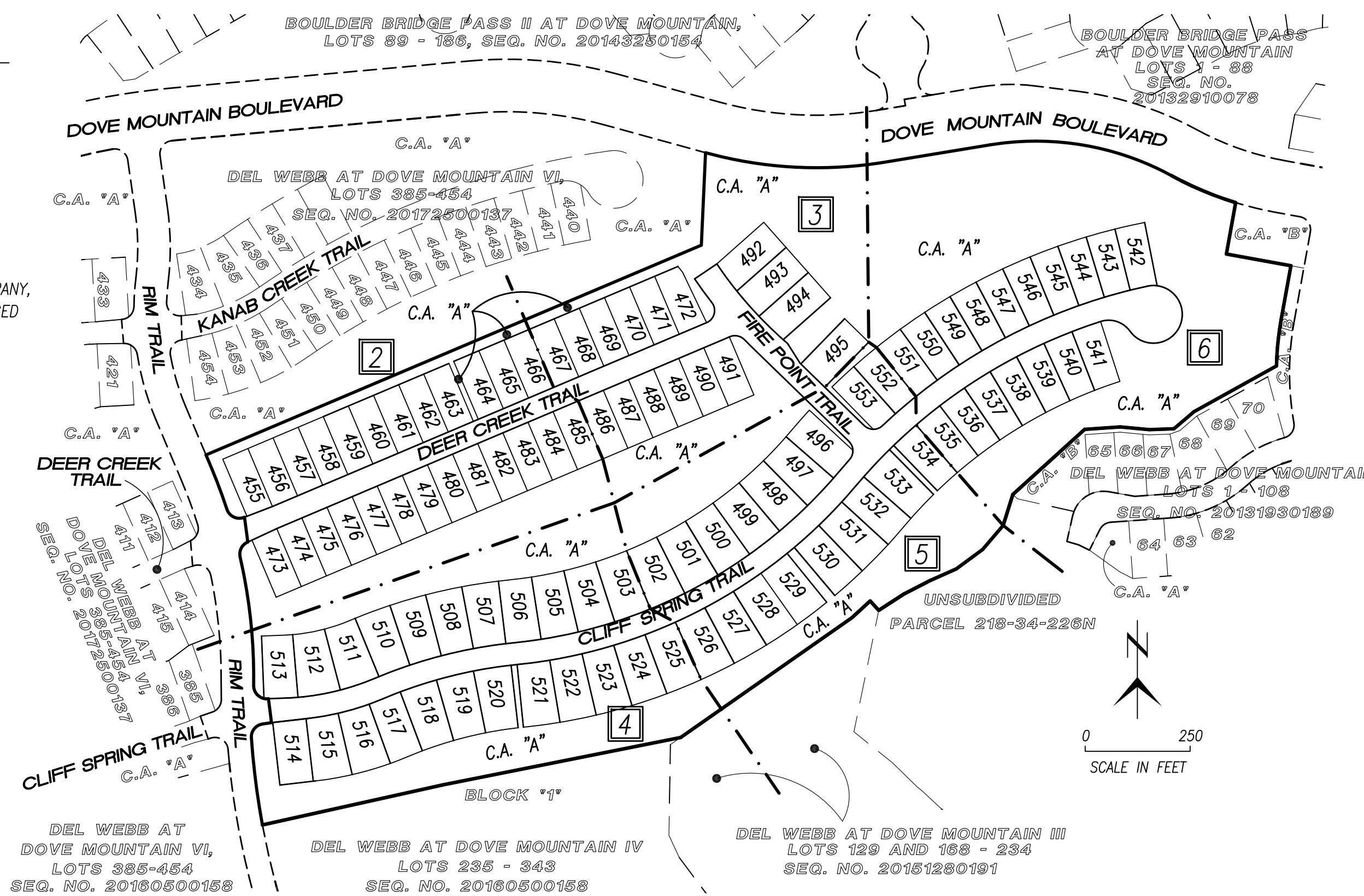
PIMA COUNTY APPROVAL

BY: _____ DATE _____
PIMA COUNTY REGIONAL WASTEWATER RECLAMATION DEPARTMENT



LEGEND

- ▲ SET SURVEY MONUMENT (TAGGED "RLS 22245") - SEE ALSO BASIS OF BEARING, SHEET #2 OF 7
- △ SURVEY MONUMENT TO BE SET PER TOWN OF MARANA STD. DTL. M-103B
- BOUNDARY CORNER TO BE SET (TAGGED "RLS 26928") EXCEPT WHERE OTHERWISE SHOWN
- OR — PROPERTY CORNER TO BE SET BY A REGISTERED LAND SURVEYOR
- SUBDIVISION BOUNDARY
- C23 CURVE DATA (SEE TABLE, SHEET 8 OF 8)
- L10 LINE DATA (SEE TABLE, SHEET 8 OF 8)
- NEW RIGHT-OF-WAY LINE
- EXISTING RIGHT-OF-WAY LINE
- STREET CENTERLINE
- EASEMENT LINE AS SHOWN (SEE ALSO "EASEMENT KEYNOTES," SHEETS #2 - 7)
- DEVELOPED 100 YEAR FLOODPRONE LINE ("F.P.L."); ALSO "FUTURE" 100 YEAR FLOODPRONE LINE WHERE SHOWN
- DEVELOPED EROSION SETBACK LINE ("E.S.L.")
- (R) RADIAL
- [2] COMPOSITE DETAIL PAGE INDEX
- P/L PROPERTY LINE
- NEW PUBLIC STREET NEW PUBLIC RIGHT-OF-WAY DEDICATED BY THIS PLAT
- SVT SIGHT VISIBILITY TRIANGLE EASEMENT AREA GRANTED TO THE PUBLIC BY THIS PLAT (SEE ALSO EASEMENT KEYNOTE "B")



FOR EXTERIOR BOUNDARY ONLY FOR INTERIOR LINEWORK ONLY



EXPIRES: 3/31/2020

**FINAL PLAT for
DEL WEBB AT DOVE MOUNTAIN VII, LOTS 455 - 553,
AND COMMON AREA "A" (DRAINAGE/OPEN SPACE)**

BEING A RESUBDIVISION OF BLOCK "1" OF DEL WEBB AT DOVE MOUNTAIN VI, LOTS 385-454, BLOCK "1" AND COMMON AREAS "A" AND "B," AS RECORDED IN SEQUENCE NUMBER 20172500137, SECTION 21 AND 22, T11S, R12E, G&SRB&M, TOWN OF MARANA, PIMA COUNTY, ARIZONA

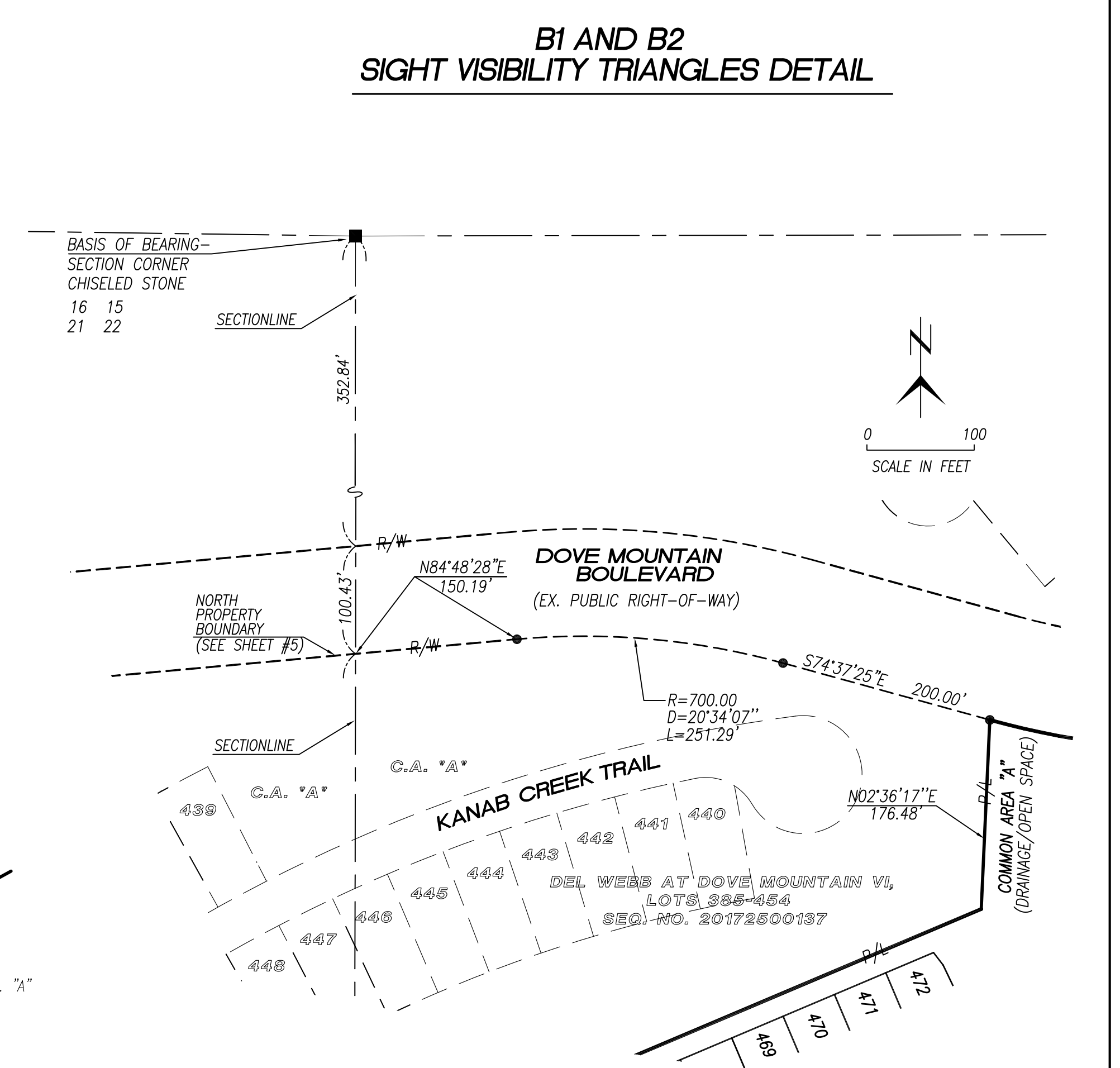
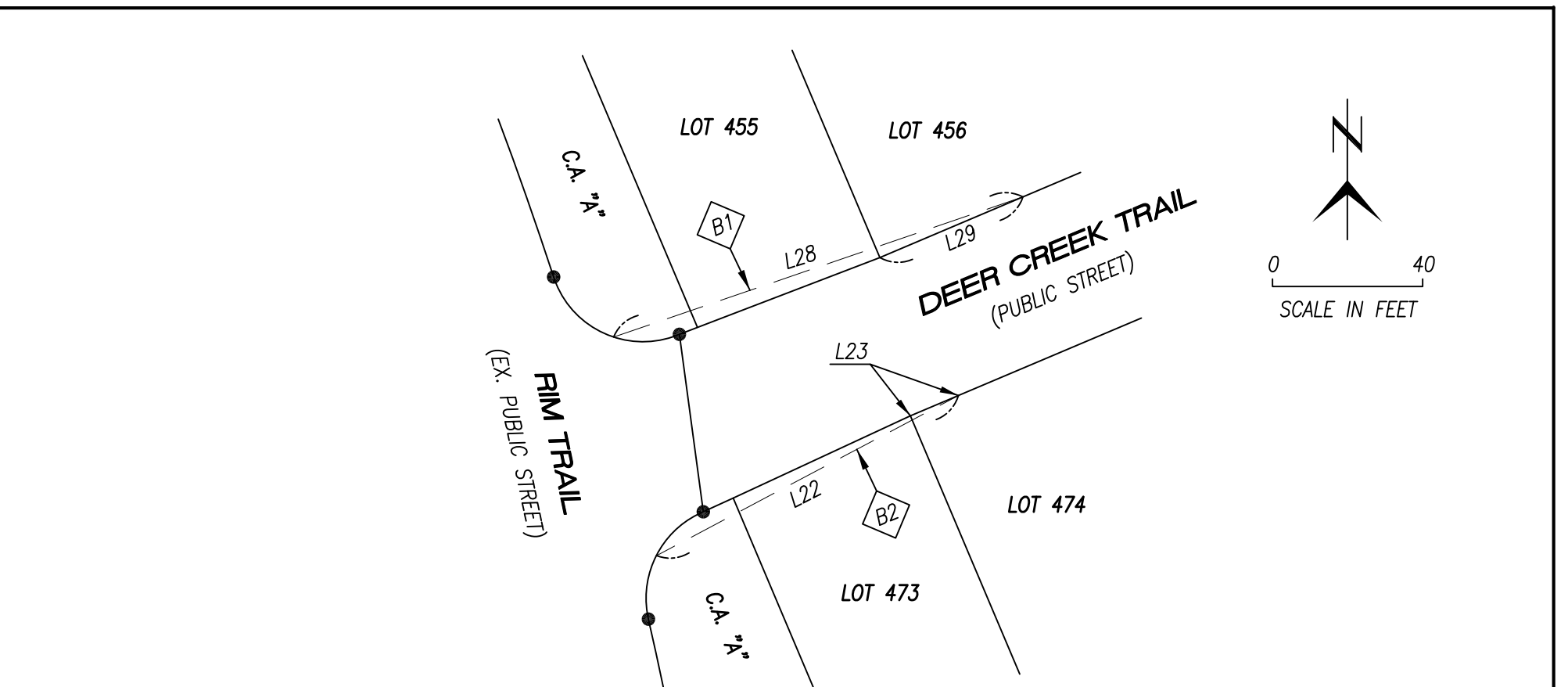
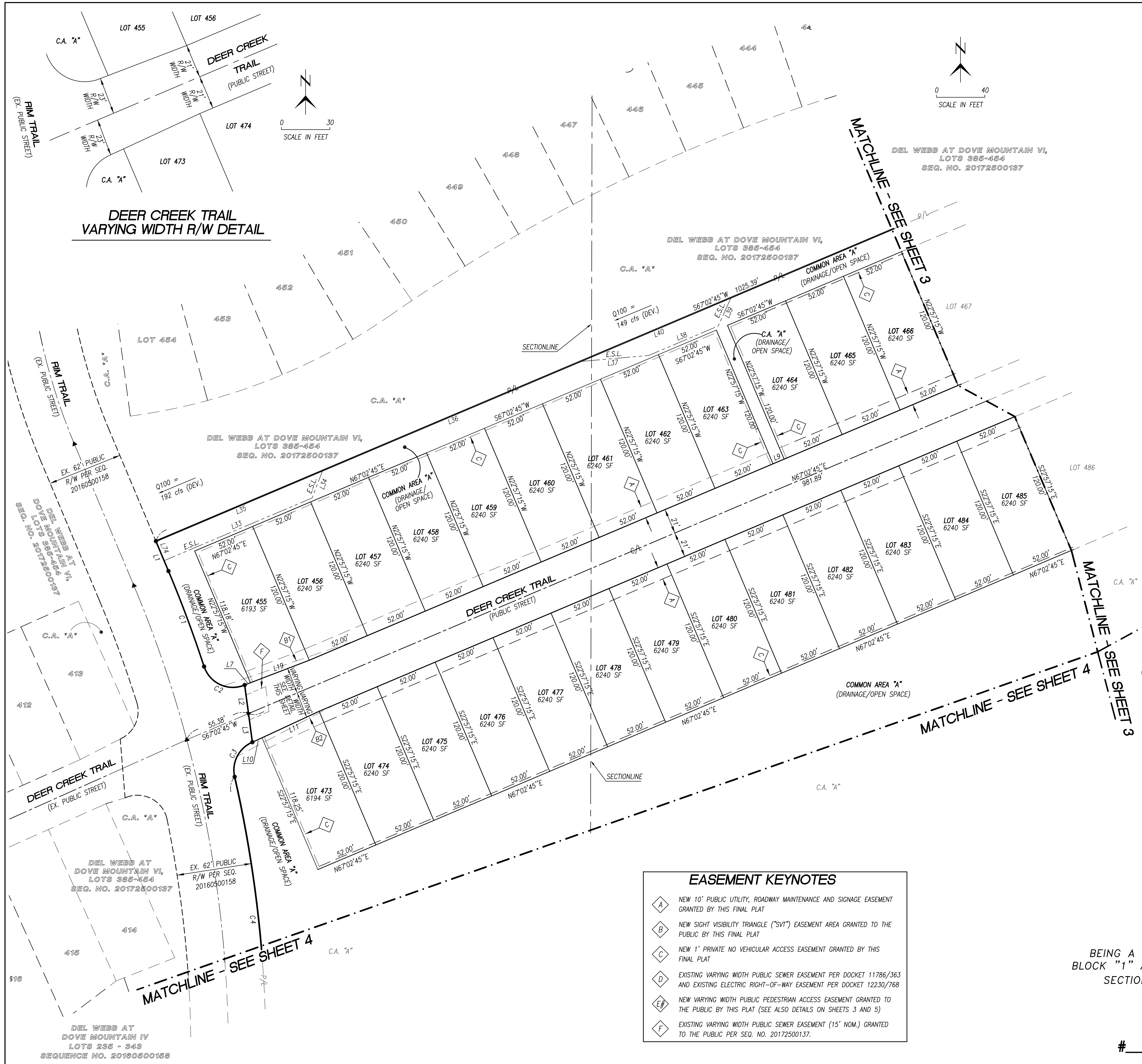


Baker & Associates Engineering, Inc.
3561 E. Sunrise Drive, Suite #225 Tucson, Arizona 85718 (520) 318-1950 Fax (520) 318-1930

REF.: #PRV 1703-002; PRV 1601-001 JOB #2258.11 DATE: JANUARY 23, 2018 SHEET 1 OF 6

SEQUENCE # _____

SEQUENCE # _____



EASEMENT KEYNOTES

A	NEW 10' PUBLIC UTILITY, ROADWAY MAINTENANCE AND SIGNAGE EASEMENT GRANTED BY THIS FINAL PLAT
B	NEW SIGHT VISIBILITY TRIANGLE ("SVT") EASEMENT AREA GRANTED TO THE PUBLIC BY THIS FINAL PLAT
C	NEW 1' PRIVATE NO VEHICULAR ACCESS EASEMENT GRANTED BY THIS FINAL PLAT
D	EXISTING VARYING WIDTH PUBLIC SEWER EASEMENT PER DOCKET 11786/363 AND EXISTING ELECTRIC RIGHT-OF-WAY EASEMENT PER DOCKET 12230/768
ED	NEW VARYING WIDTH PUBLIC PEDESTRIAN ACCESS EASEMENT GRANTED TO THE PUBLIC BY THIS PLAT (SEE ALSO DETAILS ON SHEETS 3 AND 5)
F	EXISTING VARYING WIDTH PUBLIC SEWER EASEMENT (15' NOM.) GRANTED TO THE PUBLIC PER SEQ. NO. 20172500137.

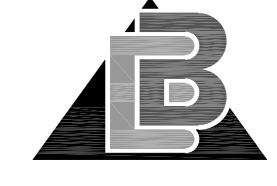
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Baker & Associates Engineering, Inc.
 3561 E. Sunrise Drive, Suite #225 Tucson, Arizona 85718 (520) 318-1950 Fax (520) 318-1930

REF.: #PRV 1703-002; PRV 1601-001 JOB #2258.11 DATE: JANUARY 23, 2018 SHEET 2 OF 6

SEQUENCE # _____

SEQUENCE # _____

EASEMENT KEYNOTES

- A** NEW 10' PUBLIC UTILITY, ROADWAY MAINTENANCE AND SIGNAGE EASEMENT GRANTED BY THIS FINAL PLAT
- B** NEW SIGHT VISIBILITY TRIANGLE ("SVT") EASEMENT AREA GRANTED TO THE PUBLIC BY THIS FINAL PLAT
- C** NEW 1' PRIVATE NO VEHICULAR ACCESS EASEMENT GRANTED BY THIS FINAL PLAT
- D** EXISTING VARYING WIDTH PUBLIC SEWER EASEMENT PER DOCKET 11786/363 AND EXISTING ELECTRIC RIGHT-OF-WAY EASEMENT PER DOCKET 12230/768
- E1** NEW VARYING WIDTH PUBLIC PEDESTRIAN ACCESS EASEMENT GRANTED TO THE PUBLIC BY THIS PLAT (SEE ALSO DETAILS ON SHEETS 3 AND 5)
- E2** EXISTING VARYING WIDTH PUBLIC SEWER EASEMENT (15' NOM.) GRANTED TO THE PUBLIC PER SEQ. NO. 20172500137.



NUMBER	DELTA	RADIUS	LENGTH
C1	04°40'46"	1031.00	84.20
C2	94°50'02"	25.00	41.38
C3	79°54'40"	25.00	34.87
C4	13°08'46"	1031.00	236.55
C5	97°09'58"	25.00	42.40
C6	02°08'15"	477.00	17.79
C7	84°33'12"	25.00	36.89
C8	06°29'25"	1477.00	167.31
C9	08°54'45"	570.00	88.67
C10	11°32'17"	660.00	132.91
C11	37°54'32"	540.00	357.28
C12	24°42'17"	800.00	344.94
C13	00°25'25"	1469.00	10.86
C14	07°54'46"	800.00	110.48
C15	03°51'05"	800.00	53.78
C16	04°04'57"	1040.00	74.11
C17	33°37'59"	1040.00	610.49
C18	44°10'01"	950.00	732.32
C19	17°08'50"	906.00	271.14
C20	19°57'44"	500.00	174.20
C21	04°23'25"	500.00	38.31
C22	11°49'54"	200.00	41.30
C23	04°46'41"	770.00	64.21
C24	04°45'49"	770.00	64.02
C25	04°46'56"	770.00	64.27
C26	09°48'60"	479.00	82.07
C27	01°56'58"	479.00	16.30
C28	04°42'09"	885.00	72.64
C29	04°42'09"	885.00	72.64
C30	04°42'09"	885.00	72.64
C31	00°44'56"	885.00	11.57
C32	04°27'05"	641.00	34.86
C33	04°27'05"	929.00	72.17
C34	04°27'05"	929.00	72.17
C35	04°27'05"	929.00	72.17
C36	04°27'05"	929.00	72.17
C37	04°27'05"	929.00	72.17
C38	04°27'05"	929.00	72.17
C39	04°27'05"	929.00	72.17
C40	04°27'05"	929.00	72.17
C41	00°59'37"	929.00	16.11
C42	43°35'10"	25.00	19.02
C43	43°59'10"	25.00	19.19
C44	04°00'46"	1019.00	71.37
C45	00°38'14"	1019.00	11.33
C46	03°15'37"	1019.00	57.97
C47	03°15'35"	1019.00	57.97
C48	03°15'35"	1019.00	57.97
C49	03°15'35"	1019.00	57.97
C50	03°15'35"	1019.00	57.97
C51	03°15'35"	1019.00	57.97
C52	03°15'35"	1019.00	57.97
C53	03°15'35"	1019.00	57.97
C54	03°06'59"	521.00	28.34
C55	03°42'03"	1091.00	70.47
C56	03°42'03"	1091.00	70.47
C57	03°42'03"	1091.00	70.47
C58	03°42'03"	1091.00	70.47
C59	03°42'03"	1091.00	70.47
C60	03°42'03"	1091.00	70.47

NUMBER	DELTA	RADIUS	LENGTH
C61	03°42'03"	1091.00	70.47
C62	03°42'03"	1091.00	70.47
C63	03°42'03"	1091.00	70.47
C64	03°42'03"	1091.00	70.47
C65	03°52'22"	1047.00	70.77
C66	03°52'22"	1047.00	70.77
C67	03°52'22"	1047.00	70.77
C68	03°52'22"	1047.00	70.77
C69	01°04'08"	1047.00	19.53
C70	02°45'22"	1181.00	56.81
C71	02°45'22"	1181.00	56.81
C72	02°45'22"	1181.00	56.81
C73	00°25'25"	1181.00	10.86
C74	02°45'22"	1181.00	56.81
C75	02°45'22"	1181.00	56.81
C76	02°45'22"	1181.00	56.81
C77	02°45'22"	1181.00	56.81
C78	02°45'22"	1181.00	56.81
C79	02°45'22"	1181.00	56.81
C80	02°49'19"	1181.00	58.17
C81	06°46'55"	641.00	75.87
C82	06°24'17"	641.00	71.65
C83	19°39'57"	55.00	18.88
C84	22°52'32"	55.00	217.78
C85	72°14'46"	50.00	63.05
C86	70°53'42"	25.00	30.93
C87	02°26'16"	221.00	9.40
C88	02°17'26"	765.00	30.58
C89	04°42'09"	765.00	62.79
C90	04°42'09"	765.00	62.79
C91	04°42'09"	765.00	62.79
C92	03°06'59"	641.00	34.86
C93	01°16'58"	899.00	20.13
C94	03°15'37"	899.00	51.15
C95	03°15'35"	899.00	51.15
C96	03°15'35"	899.00	51.15
C97	03°15'35"	899.00	51.15
C98	03°15'35"	899.00	51.15
C99	03°15'35"	899.00	51.15
C100	03°15'35"	899.00	51.15
C101	03°15'35"	899.00	51.15
C102	02°35'11"	1181.00	53.31
C103	02°45'22"	1181.00	56.81
C104	00°35'11"	1047.00	10.72
C105	00°59'37"	809.00	14.03
C106	04°27'05"	809.00	62.85
C107	04°27'05"	809.00	62.85
C108	04°27'05"	809.00	62.85
C109	04°27'05"	809.00	62.85
C110	04°27'05"	809.00	62.85
C111	04°27'05"	809.00	62.85
C112	04°27'05"	809.00	62.85
C113	04°27'05"	809.00	62.85
C114	04°27'05"	809.00	62.85
C115	03°06'43"	809.00	43.94
C116	02°24'31"	1091.00	45.86
C117	03°35'42"	1091.00	70.47
C118	08°11'46"	359.00	51.36
C119	09°48'60"	359.00	61.51
C120	01°50'46"	359.00	11.57

NUMBER	DELTA	RADIUS	LENGTH
C121	01°19'16"	821.00	18.93
C122	104°59'37"	25.00	45.81
C123	01°16'58"	1019.00	22.81
C124	43°35'10"	25.00	19.02
C125	01°39'18"	1061.00	30.65
C126	43°59'10"	25.00	19.19
C127	01°49'29"	1061.00	33.79
C128	02°45'22"	1061.00	51.04
C129	02°45'22"	1061.00	51.04
C130	02°45'22"	1061.00	51.04
C131	02°45'22"	1061.00	51.04
C132	02°45'22"	1061.00	51.04
C133	02°45'22"	1061.00	51.04
C134	02°45'22"	1061.00	51.04
C135	02°45'22"	1061.00	51.04
C136	02°45'22"	1061.00	51.04
C137	02°45'22"	1061.00	51.04
C138	01°49'10"	1061.00	33.69
C139	00°35'11"	927.00	9.49
C140	03°52'22"	927.00	62.66
C141	03°52'22"	927.00	62.66
C142	03°52'22"	927.00	62.66
C143	03°52'22"	927.00	62.66
C144	01°04'08"	927.00	17.30
C145	03°06'43"	929.00	50.46
C146	02°24'31"	971.00	40.82
C147	03°42'03"	971.00	62.72
C148	03°42'03"	971.00	62.72
C149	01°02'56"	971.00	17.78
C150	03°42'03"	971.00	62.72
C151	03°42'03"	971.00	62.72
C152	03°42'03"	971.00	62.72
C153	03°42'03"	971.00	62.72
C154	03°42'03"	971.00	62.72
C155	03°42'03"	971.00	62.72
C156	03°42'03"	971.00	62.72
C157	03°42'03"	971.00	62.72
C158	03°42'03"	971.00	62.72
C159	02°17'26"	885.00	35.38
C160	08°11'46"	479.00	68.52
C161	06°46'55"	521.00	61.67
C162	00°49'15"	770.00	11.03
C163	06°24'17"	521.00	58.24
C164	04°00'46"	899.00	62.96
C165	19°50'24"	25.00	8.66
C166	00°31'45"	1061.00	9.80
C167	19°25'11"	540.00	183.03
C168	02°39'41"	540.00	25.08
C169	46°45'42"	55.00	44.89
C170	03°08'33"	899.00	49.31
C171	02°03'17"	1091.00	39.13
C172	15°03'01"	641.00	168.37
C173	02°15'16"	1477.00	58.12
C174	03°53'37"	821.00	55.79
C175	03°12'56"	479.00	26.88
C176	02°26'18"	1019.00	43.37
C177	03°44'38"	929.00	60.70
C178	77°19'34"	25.00	33.74

CURVE TABLE

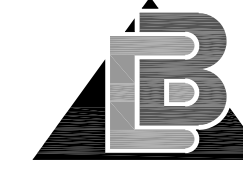
FOR EXTERIOR BOUNDARY ONLY FOR INTERIOR LINWORK ONLY



EXPIRES: 3/31/2020

**FINAL PLAT for
DEL WEBB AT DOVE MOUNTAIN VII, LOTS 455 - 553,
AND COMMON AREA "A" (DRAINAGE/OPEN SPACE)**

BEING A RESUBDIVISION OF BLOCK "1" OF DEL WEBB AT DOVE MOUNTAIN VI, LOTS 385-454, BLOCK "1" AND COMMON AREAS "A" AND "B," AS RECORDED IN SEQUENCE NUMBER 20172500137, SECTION 21 AND 22, T11S, R12E, G&SRB&M, TOWN OF MARANA, PIMA COUNTY, ARIZONA



Baker & Associates Engineering, Inc.
3561 E. Sunrise Drive, Suite #225 Tucson, Arizona 85718 (520) 318-1950 Fax (520) 318-1930







REF: #PRV 1703-002; PRV 1601-001 JOB #2258.11 DATE: JANUARY 23, 2018 SHEET 3 OF 6

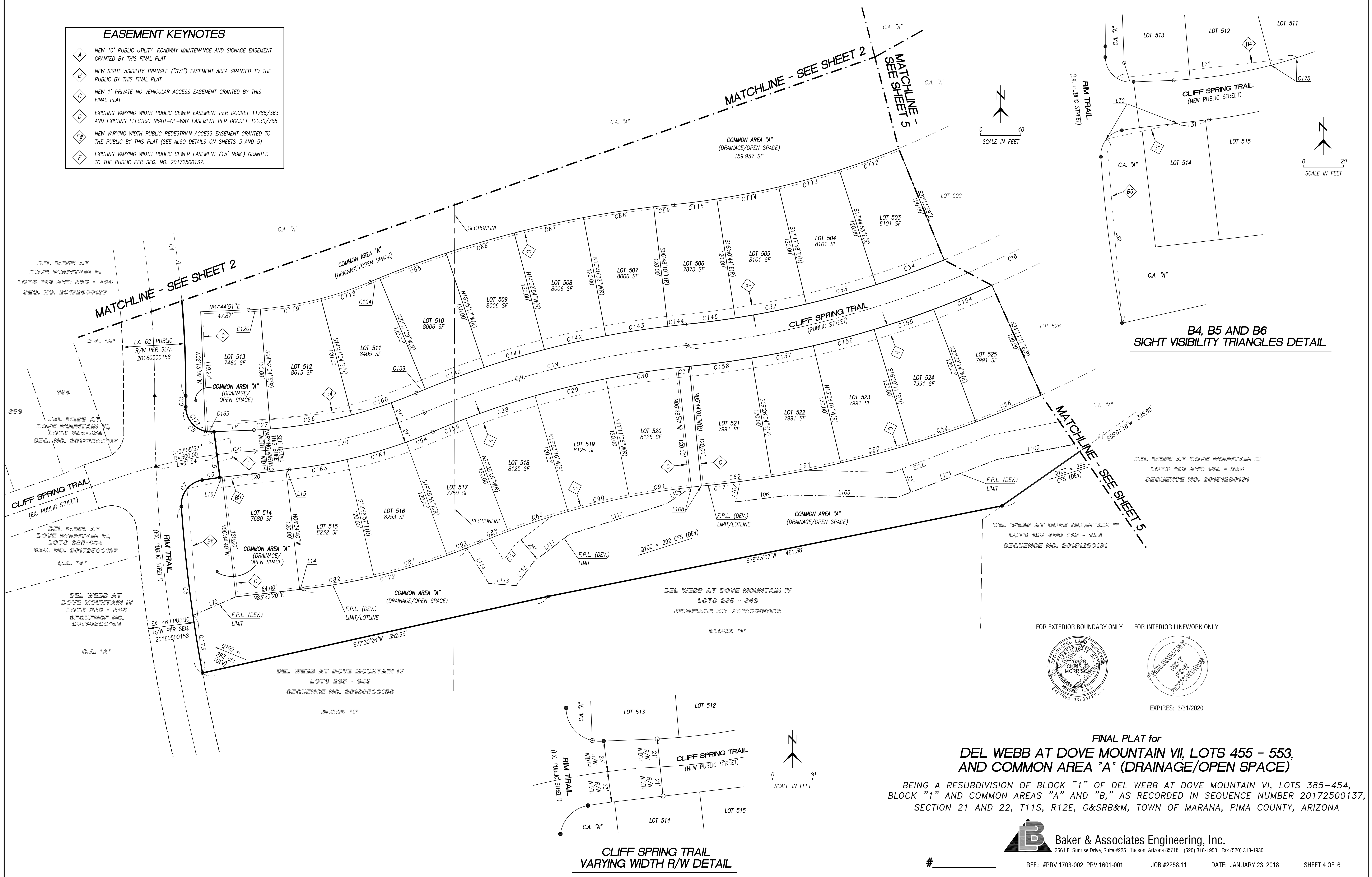
E1 AND E2 - PUBLIC PEDESTRIAN ACCESS EASEMENT DETAIL

B3 - SIGHT VISIBILITY TRIANGLE DETAIL

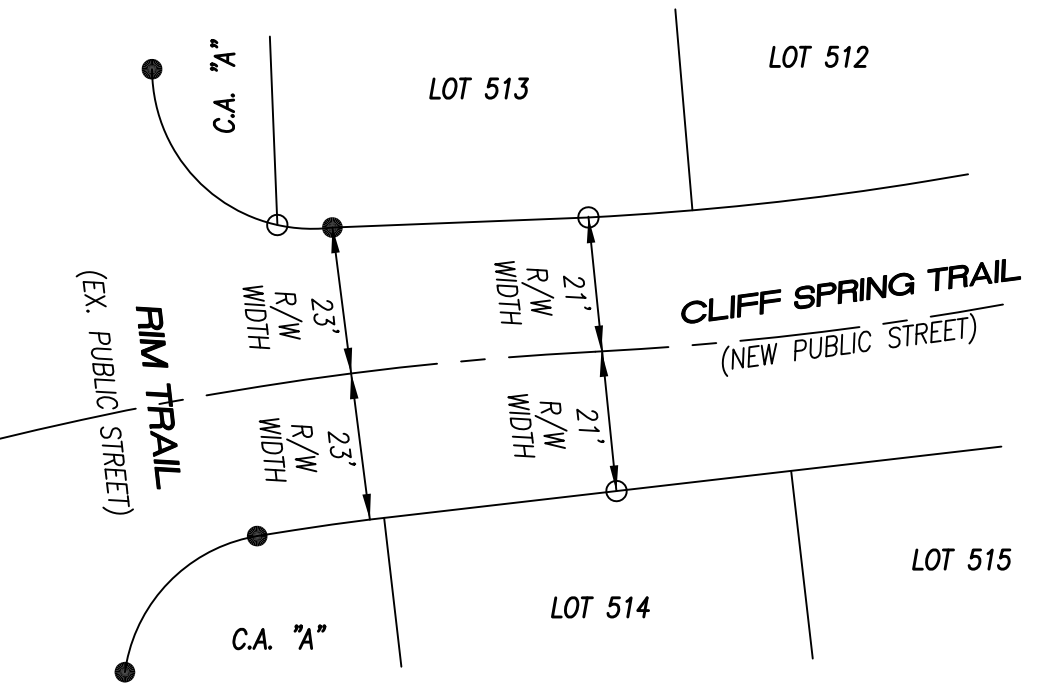
FIRE POINT TRAIL VARYING WIDTH R/W DETAIL

EASEMENT KEYNOTES

-  NEW 10' PUBLIC UTILITY, ROADWAY MAINTENANCE AND SIGNAGE EASEMENT GRANTED BY THIS FINAL PLAT
-  NEW SIGHT VISIBILITY TRIANGLE ("SVT") EASEMENT AREA GRANTED TO THE PUBLIC BY THIS FINAL PLAT
-  NEW 1' PRIVATE NO VEHICULAR ACCESS EASEMENT GRANTED BY THIS FINAL PLAT
-  EXISTING VARYING WIDTH PUBLIC SEWER EASEMENT PER DOCKET 11786/363 AND EXISTING ELECTRIC RIGHT-OF-WAY EASEMENT PER DOCKET 12230/768
-  NEW VARYING WIDTH PUBLIC PEDESTRIAN ACCESS EASEMENT GRANTED TO THE PUBLIC BY THIS PLAT (SEE ALSO DETAILS ON SHEETS 3 AND 5)
-  EXISTING VARYING WIDTH PUBLIC SEWER EASEMENT (15' NOM.) GRANTED TO THE PUBLIC PER SEQ. NO. 20172500137.

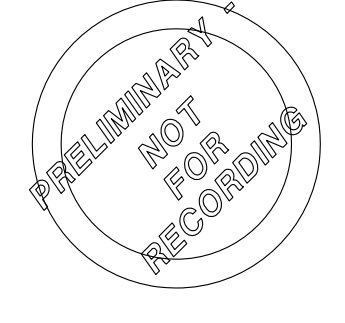


**B4, B5 AND B6
SIGHT VISIBILITY TRIANGLES DETAIL**



**CLIFF SPRING TRAIL
VARYING WIDTH R/W DETAIL**

FOR EXTERIOR BOUNDARY ONLY FOR INTERIOR LINWORK ONLY



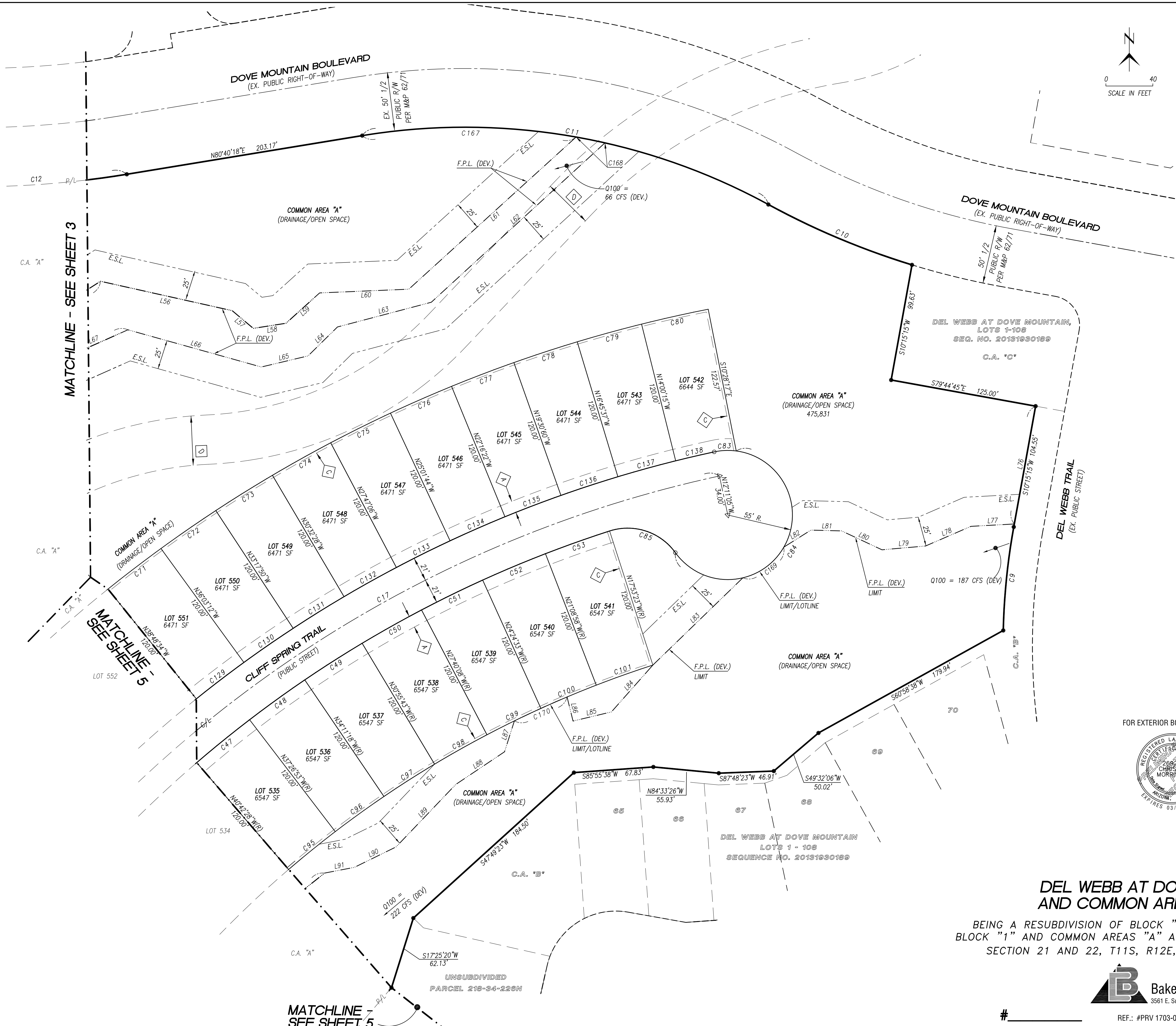
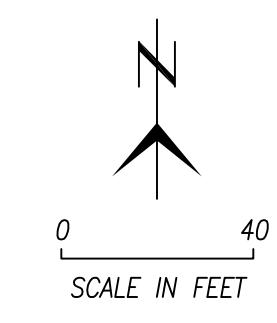
EXPIRES: 3/31/2020

**FINAL PLAT for
DEL WEBB AT DOVE MOUNTAIN VII, LOTS 455 - 553,
AND COMMON AREA "A" (DRAINAGE/OPEN SPACE)**

BEING A RESUBDIVISION OF BLOCK "1" OF DEL WEBB AT DOVE MOUNTAIN VI, LOTS 385-454, BLOCK "1" AND COMMON AREAS "A" AND "B," AS RECORDED IN SEQUENCE NUMBER 20172500137, SECTION 21 AND 22, T11S, R12E, G&SRB&M, TOWN OF MARANA, PIMA COUNTY, ARIZONA

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REF.: #PRV 1703-002; PRV 1601-001 JOB #2258.11 DATE: JANUARY 23, 2018 SHEET 4 OF 6



EASEMENT KEYNOTES

	NEW 10' PUBLIC UTILITY, ROADWAY MAINTENANCE AND SIGNAGE EASEMENT GRANTED BY THIS FINAL PLAT
	NEW SIGHT VISIBILITY TRIANGLE ("SVT") EASEMENT AREA GRANTED TO THE PUBLIC BY THIS FINAL PLAT
	NEW 1' PRIVATE NO VEHICULAR ACCESS EASEMENT GRANTED BY THIS FINAL PLAT
	EXISTING VARYING WIDTH PUBLIC SEWER EASEMENT PER DOCKET 11786/363 AND EXISTING ELECTRIC RIGHT-OF-WAY EASEMENT PER DOCKET 12230/768
	NEW VARYING WIDTH PUBLIC PEDESTRIAN ACCESS EASEMENT GRANTED TO THE PUBLIC BY THIS PLAT (SEE ALSO DETAILS ON SHEETS 3 AND 5)
	EXISTING VARYING WIDTH PUBLIC SEWER EASEMENT (15' NOM.) GRANTED TO THE PUBLIC PER SEQ. NO. 20172500137.

FOR EXTERIOR BOUNDARY ONLY FOR INTERIOR LINework ONLY

PRELIMINARY NOT FOR RECORDING

EXPIRES: 3/31/2020

FINAL PLAT for
DEL WEBB AT DOVE MOUNTAIN VII, LOTS 455 - 553,
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REF.: #PRV 1703-002; PRV 1601-001 JOB #2258.11 DATE: JANUARY 23, 2018 SHEET 6 OF 6

MATCHLINE - SEE SHEET 3

MATCHLINE - SEE SHEET 5

MATCHLINE - SEE SHEET 5

SEQUENCE #

SEQUENCE #