RECORD OF SURVEY/MINOR LAND DIVISION

Assessor's Parcel Number 204-01-007E
Located in the East Half of Section 3, Township 14 North, Range 25 East
Gila & Salt River Base and Meridian
Apache County, Arizona

New Parcel Descriptions

Parcel 1:

A Portion of the East half of Section 3, Township 14 North, Range 25 East of the Gila and Salt River Base and Meridian, Apache County, Arizona, described as follows:

Beginning at the Northeast corner of said Section 3 and the Northeast corner of the parcel described herein, monumented by a 5/8" Rebar with RLS 66631 Tag, from which the Southeast corner of said Section 3, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap, bears South 04° 56' 22" East, a distance of 5388.34 feet;

Thence, on the East line of said Section 3, South 04° 56' 22" East, a distance of 1213.77 feet to a point, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence South 88° 22' 59" West, a distance of 1472.99 feet to a point on the East line of Lot 629 of Woodridge Ranch - Unit XV, Record of Survey, Book 6, Pages 105-108 of the Apache County Recorder's Office, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence, on said East line, North 03° 13' 54" East, a distance of 1219.78 feet to a point on the North line of said Section 3 and the Northeast corner of said Lot 629, monumented by a 1/2" Rebar with RLS 66631 Tag;

Thence, on said North line, North 88° 32' 43" East, a distance of 1299.55 feet to the Point of Beginning;

Said parcel of land contains 38.62 Acres, more or less.

Parcel 2:

A Portion of the East half of Section 3, Township 14 North, Range 25 East of the Gila and Salt River Base and Meridian, Apache County, Arizona, described as follows:

Commencing at the Northeast corner of said Section 3, monumented by a 5/8" Rebar with RLS 66631 Tag, from which the Southeast corner of said Section 3, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap, bears South 04° 56' 22" East, a distance of 5388.34 feet; Thence, on the East line of said Section 3, South 04° 56' 22" East, a distance of 1213.77 feet to the Northeast corner of the parcel described herein, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap, and the Point of Beginning;

Thence, continuing on said East line, South 04° 56' 22" East, a distance of 1097.42 feet to a point, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence South 88° 13' 17" West, a distance of 1566.41 feet to a point on the East line of Lot 629 of Woodridge Ranch - Unit XV, Record of Survey, Book 6, Pages 105-108 of the Apache County Recorder's Office, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence, on said East line, North 02° 17' 07" West, a distance of 658.15 feet to a point, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence, continuing on said East line, North 03° 13' 54" East, a distance of 443.48 feet to a point, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence North 88° 22' 59" East, a distance of 1472.99 feet to the Point of Beginning;

Said parcel of land contains 38.62 Acres, more or less.

Parcel 3:

A Portion of the East half of Section 3, Township 14 North, Range 25 East of the Gila and Salt River Base and Meridian, Apache County, Arizona, described as follows:

Commencing at the Northeast corner of said Section 3, monumented by a 5/8" Rebar with RLS 66631 Tag, from which the Southeast corner of said Section 3, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap, bears South 04° 56' 22" East, a distance of 5388.34 feet; Thence, on the East line of said Section 3, South 04° 56' 22" East, a distance of 2311.19 feet to the Northeast corner of the parcel described herein, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap, and the Point of Beginning;

Thence, continuing on the East line of said Section 3, South 04° 56' 22" East, a distance of 1056.78 feet to a point, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence South 88° 03' 35" West, a distance of 1615.62 feet to a point on the East line of Lot 630 of Woodridge Ranch - Unit XV, Record of Survey, Book 6, Pages 105-108 of the Apache County Recorder's Office, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence, on said East line, North 02° 13' 03" West, a distance of 263.69 feet to the Southerly most corner of Lot 629 of said Woodridge Ranch - Unit XV, monumented by a 1/2" Rebar with PLS 19849 Aluminum Cap;

Thence, on the East line of said Lot 629, North 02° 17' 07" West, a distance of 796.08 feet to a point, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence North 88° 13' 17" East, a distance of 1566.41 feet to the Point of Beginning;

Said parcel of land contains 38.62 Acres, more or less.

Parcel 4:

A Portion of the East half of Section 3, Township 14 North, Range 25 East of the Gila and Salt River Base and Meridian, Apache County, Arizona, described as follows:

Commencing at the Northeast corner of said Section 3, monumented by a 5/8" Rebar with RLS 66631 Tag, from which the Southeast corner of said Section 3, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap, bears South 04° 56' 22" East, a distance of 5388.34 feet; Thence, on the East line of said Section 3, South 04° 56' 22" East, a distance of 3367.97 feet to the Northeast corner of the parcel described herein, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap, and the Point of Beginning;

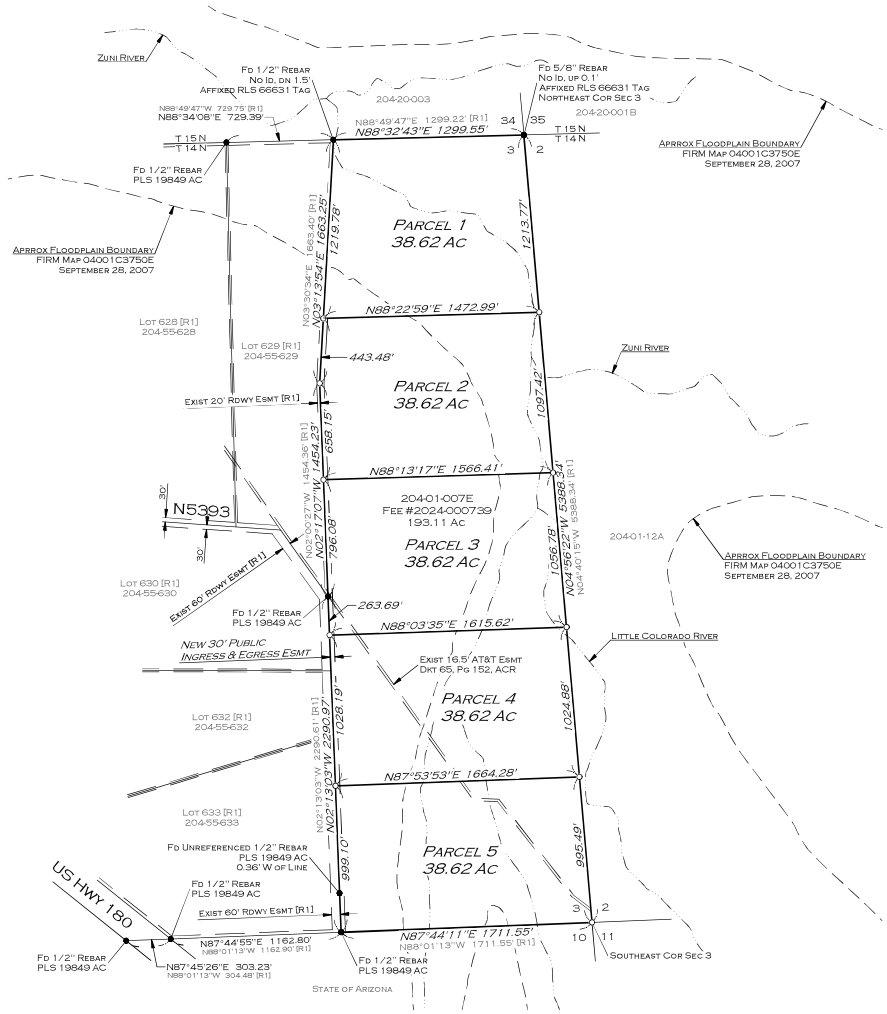
Thence, continuing on the East line of said Section 3, South 04° 56' 22" East, a distance of 1024.88 feet to a point, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence South 87° 53' 53" West, a distance of 1664.28 feet to a point on the East line of Lot 633 of Woodridge Ranch - Unit XV, Record of Survey, Book 6, Pages 105-108 of the Apache County Recorder's Office, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence, on the East line of said Lot 633, the East line of Lot 632, and the east line of Lot 630 of said Woodridge Ranch - Unit XV, North 02° 13' 03" West, a distance of 1028.19 feet to a point on the East Line of said Lot 630, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence North 88° 03' 35" East, a distance of 1615.62 feet to the Point of Beginning;

Said parcel of land contains 38.62 Acres, more or less.



New Parcel Descriptions

Parcel 5:

A Portion of the East half of Section 3, Township 14 North, Range 25 East of the Gila and Salt River Base and Meridian, Apache County, Arizona, described as follows:

Beginning at the Southeast corner of said Section 3 and the Southeast corner of the parcel described herein, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap, from which the Northeast corner of said Section 3, monumented by a 5/8" Rebar with RLS 66631 Tag, bears North 04° 56' 22" West, a distance of 5388.34 feet;

Thence, on the South Line of said Section 3, South 87° 44' 11" West, a distance of 1711.55 feet to the Southeast corner of Lot 633 of Woodridge Ranch - Unit XV, Record of Survey, Book 6, Pages 105-108 of the Apache County Recorder's Office, monumented by a 1/2" Rebar with PLS 19849 Aluminum Cap;

Thence, on the East line of Said Lot 633, North 02° 13' 03" West, a distance of 999.10 feet to a point, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence North 87° 53' 53" East, a distance of 1664.28 feet to a point on the East line of said Section 3, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence, on said East line, South 04° 56' 22" East, a distance of 995.49 feet to the Point of Beginning;

Said parcel of land contains 38.62 Acres, more or less.

New Ingress and Egress Easement Description:

Being a parcel for public Ingress and Egress over a portion of the East half of Section 3, Township 14 North, Range 25 East of the Gila and Salt River Base and Meridian, Apache County, Arizona, described as follows:

A 30 foot wide strip of land adjacent to and along the Easterly side of the following described line:

Commencing at the Southeast corner of said Section 3, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap, from which the Northeast corner of said Section 3, monumented by a 5/8" Rebar with RLS 66631 Tag, bears North 04° 56' 22" West, a distance of 5388.34 feet; Thence, on the South line of said Section 3, South 87° 44' 11" West, a distance of 1711.55 feet to the Southwest corner of the 193.10 Acre Exception Parcel of Woodridge Ranch - Unit XV, Record of Survey, Book 6, Pages 105-108 of the Apache County Recorder's Office, monumented by a 1/2" Rebar with PLS 19849 Aluminum Cap and the Point of Beginning;

Thence, on the West line of said Exception parcel, North 02° 13' 03" West, a distance of 2290.97 feet to an angle point in said West line, monumented by a 1/2" Rebar with PLS 19849 Aluminum Cap;

Thence, continuing on the West line of said Exception parcel, North 02° 17' 01" West, a distance of 1454.23 feet to an angle point in said West line, monumented by a 5/8" Rebar with RLS 66631 Aluminum Cap;

Thence, continuing on the West line of said Exception parcel, North 03° 13' 54" East, a distance of 446.02 feet to the End of the line;

Said parcel of land contains 2.88 Acres, more or less.

Legend

●	Found Monument, as Noted
O	Set Rebar and Cap, LS 66631
[R"x"]	Record Bearing and/or Distance
xxx-xx-xxxx	Assessor's Parcel Number
Ac	Acres
AC	Aluminum Cap
ACR	Apache County Recorder
APN	Assessor's Parcel Number
Approx	Approximate
Bk	Book
Cor	Corner
Dn	Down
E	East
Esmt	Easement
Fd	Found
FIRM	Flood Insurance Rate Map
Id	Identification
LS	Land Surveyor
N	North
PC	Plastic Cap
Pg(s)	Page or Pages
PLS	Professional Land Surveyor
RLS	Registered Land Surveyor
S	South
Sec	Section
W	West

Surveyor's Notes:

1. The Basis of Bearings is Grid North, NAD83, Arizona East, determined by GPS observations.
2. All distances are ground scale measurements.
3. This survey was performed without the benefit of a title report; easements, rights of way, etc., which could exist may not be shown.
4. This survey was prepared for the purpose of splitting APN 204-01-007E, NCR, as shown.
5. The owners of the subject property at the time of this survey are Michael and Magdalena Vercio.
6. All distances are measured unless otherwise noted.
7. This survey was performed for Michael Vercio.
8. It is the owner's responsibility to comply with all state, county, and local regulations and guidelines.

REGISTERED LAND SURVEYOR CERTIFICATE NO. 66631 MARK COENBACH ARIZONA U.S.A.

Scale: 1" = 400 ft

References

- [R1] Record of Survey - Bk 6 of Surveys, Pgs 105-108, ACR
- [R2] Warranty Deed - Fee #2024-000739, ACR

Surveyor's Certification

I hereby certify this plat and the field survey on which it is based was performed in the field under my direct supervision; and the information shown hereon is true and correct to the best of my knowledge and belief; and that each lot corner is or will be monumented within 6 months by a rebar and cap stamped LS 66631.

High Plains Surveying (928) 241-2990	APN 204-01-007E Michael Vercio			Record of Survey Minor Land Division	
Drawn: J.M.	Date: 8/5/24	Approved: M.O.	Scale: 1"=400'	Project No. 24-017	