

Recording Requested By:
Stewart Title & Trust of Tucson

When Recorded Return To:

Stewart Title and Trust of Tucson
6400 N. Oracle Road, Suite 102
Tucson, AZ 85704

File: 05504-5844 - SL



SEQUENCE: 20181420267
No. Pages: 6
5/22/2018 12:43 PM

F. ANN RODRIGUEZ, RECORDER
Recorded By: JSH(e-recording)



WARRANTY DEED

Exempt Pursuant to ARS § 11-1134 A3

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WARRANTY DEED

Exempt Pursuant to ARS § 11-1134 A3

WARRANTY DEED

For and in consideration of Ten Dollars (\$10.00), and other valuable consideration, the undersigned, REGIONAL TRANSPORTATION AUTHORITY OF PIMA COUNTY, a political, public improvement, taxing subdivision and municipal corporation of the State of Arizona ("Grantor"), does hereby grant and convey to CITY OF TUCSON, a municipal corporation ("Grantee"), all of Grantor's right, title and interest in and to the real property described in Exhibit "A" attached hereto and incorporated herein (the "Property"). The title conveyed hereby is subject to all matters of public record, all matters disclosed or discoverable by an accurate instrument survey of the Property, and all matters disclosed or discoverable by a diligent physical inspection of the Property. Grantor warrants the title to the Property against all persons whomsoever, subject to the matters identified herein.

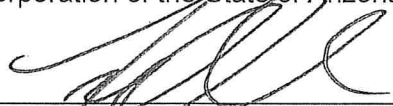
See Attached Exhibit "A" (Legal Description) and "A-1" (S-Drawing)

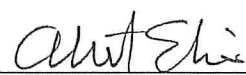
Affidavit Exempt A.R.S. §11-1134 (A) (3)

For purposes of a street, alley, drainage, right-of-way.

REGIONAL TRANSPORTATION AUTHORITY OF PIMA COUNTY, a political, public improvement, taxing subdivision and municipal corporation of the State of Arizona (Grantor)

CITY OF TUCSON, a municipal corporation (Grantee)


By: Farhad Moghimi
As: RTA Executive Director


By: Albert Elias
As: City Manager

Date: 2-21-2018

Date: 2-26-2018

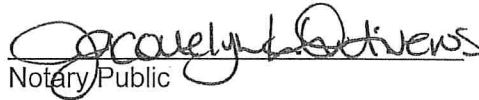
Notary Certification

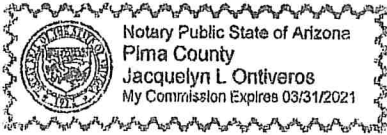
STATE OF ARIZONA)
) ss.
COUNTY OF PIMA)

The foregoing instrument was acknowledged before me this 21 day of February, 2018, by Farhad Moghimi, as RTA Executive Director, of the Regional Transportation Authority of Pima County, a political, public improvement, taxing subdivision and municipal corporation of the State of Arizona.

Witness my hand and official seal.

My Commission Expires: 3-31-2021


Notary Public

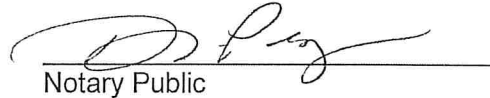


STATE OF ARIZONA)
) ss.
COUNTY OF PIMA)

The foregoing instrument was acknowledged before me this 26 day of February, 2018, by Albert Elias, as City Manager, on behalf of City of Tucson, a municipal corporation.

Witness my hand and official seal.

My Commission Expires:


Notary Public

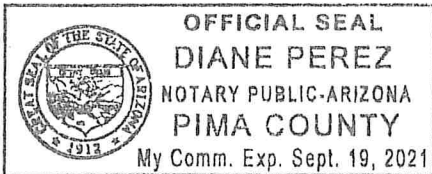


EXHIBIT "A"
LEGAL DESCRIPTION FOR NEW RIGHT-OF-WAY

THAT PORTION OF LOT 5 OF BLOCK 1 OF "SAWTELLE PLACE", RECORDED IN BOOK 4 OF MAPS & PLATS, PAGE 73 IN THE OFFICE OF THE PIMA COUNTY RECORDER'S OFFICE, LOCATED WITHIN THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 25, TOWNSHIP 13 SOUTH, RANGE 13 EAST, G&SRM, PIMA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND BRASS CAP SURVEY MONUMENT STAMPED "RLS 17479" AT THE INTERSECTION OF STONE AVENUE AND PRINCE ROAD, FROM WHICH A BRASS CAP SURVEY MONUMENT STAMPED "LS 13019" AT THE INTERSECTION OF STONE AVENUE AND FORT LOWELL ROAD BEARS SOUTH 00°23'03" EAST, A DISTANCE OF 2,637.49 FEET; THENCE ALONG THE CENTERLINE OF SAID STONE AVENUE, SOUTH 00°23'03" EAST, 728.88 FEET;

THENCE DEPARTING SAID CENTERLINE, NORTH 89°36'57" EAST, 39.60 FEET TO THE SOUTHWEST CORNER OF SAID LOT 5, SAID CORNER BEING ON THE EAST RIGHT-OF-WAY LINE OF SAID STONE AVENUE, SAME BEING THE **POINT OF BEGINNING**;

THENCE ALONG SAID EAST RIGHT-OF-WAY LINE, NORTH 00°23'03" WEST, 77.25 FEET;

THENCE DEPARTING SAID EAST RIGHT-OF-WAY LINE, SOUTH 14°25'15" EAST, 38.00 FEET;

THENCE NORTH 89°36'57" EAST, 4.90 FEET;

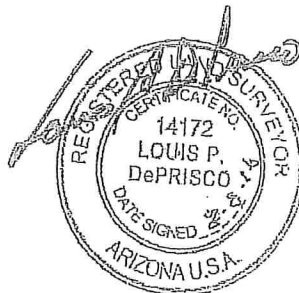
THENCE SOUTH 00°23'03" EAST, 38.69 FEET;

THENCE SOUTH 89°36'57" WEST, 4.67 FEET;

THENCE SOUTH 00°23'03" EAST, 1.60 FEET TO THE SOUTH LINE OF SAID LOT 5;

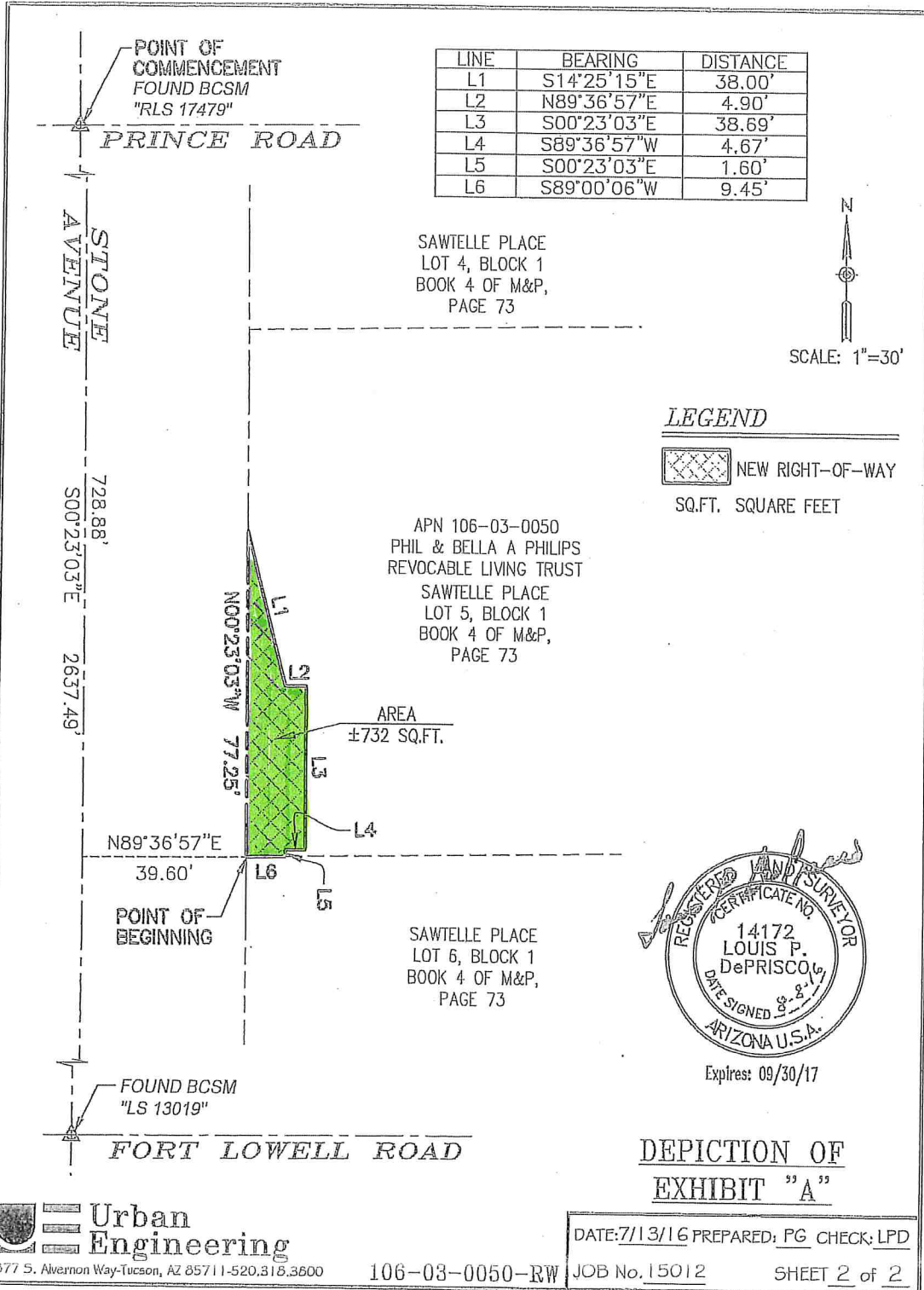
THENCE ALONG SAID SOUTH LINE, SOUTH 89°00'06" WEST, 9.45 FEET TO THE **POINT OF BEGINNING**.

Prepared by:
URBAN ENGINEERING, INC.



EXPIRES 9/30/17

Exhibit "A-1"



Urban Engineering
877 S. Alvernon Way-Tucson, AZ 85711-520,318,3600

106-03-0050-RW

DATE: 7/13/16 PREPARED: PG CHECK: LPD
JOB No. 15012 SHEET 2 of 2