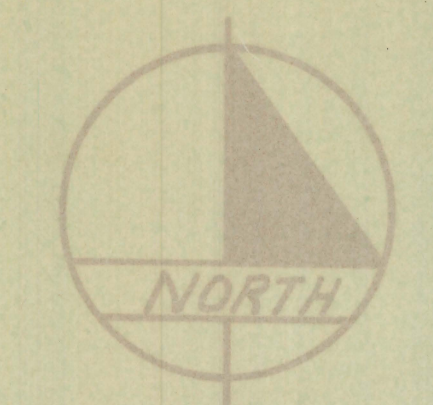
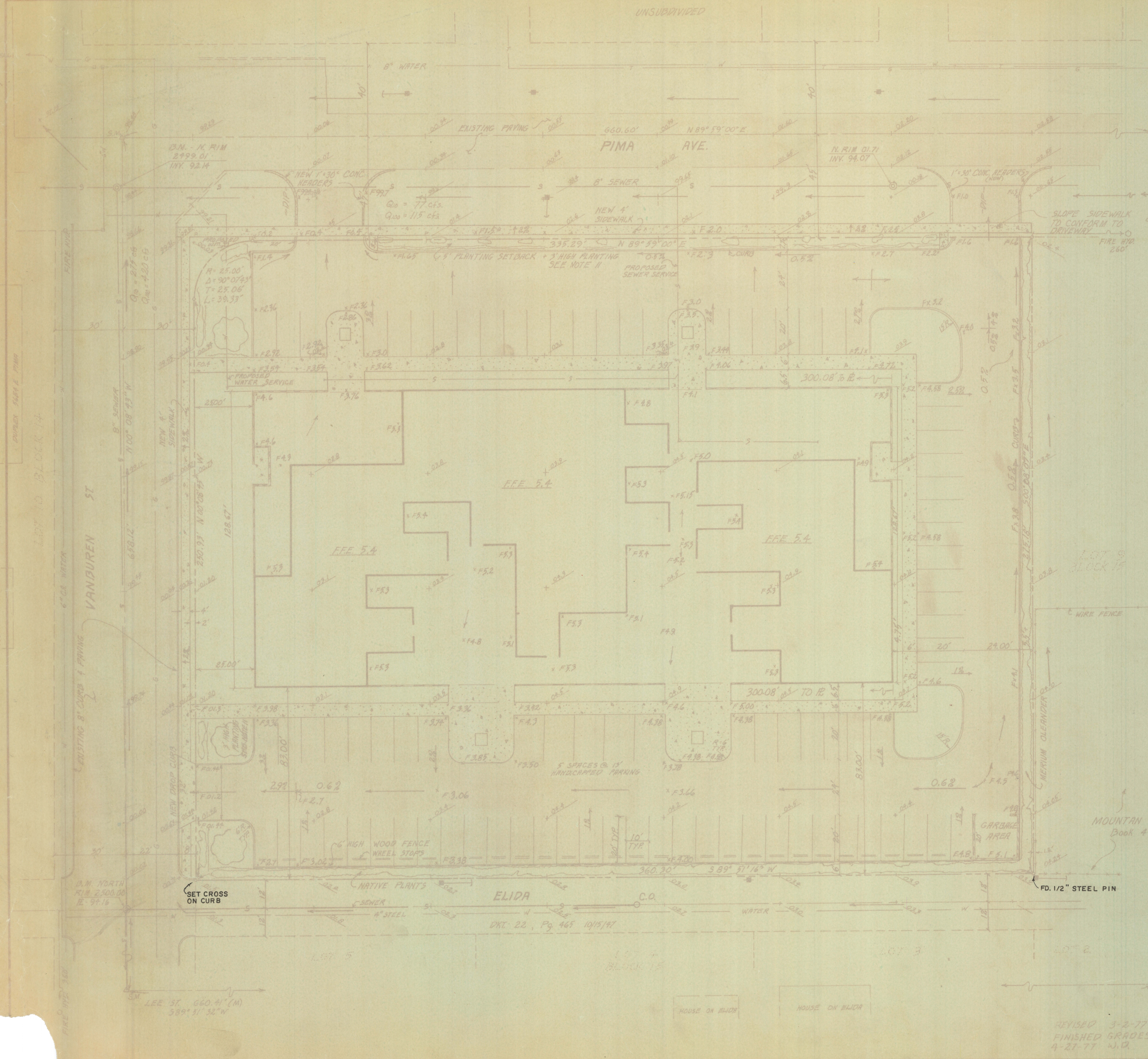


DISCLAIMER:

This unrecorded Record of Survey was donated to the City of Tucson. The City of Tucson provides this data for your personal use "as is." Additionally, the City of Tucson provides this information with the understanding that it is not guaranteed to be accurate, correct or complete and conclusions drawn from such information are the responsibility of the user.



SCALE: 1" = 20'

GRANT NO.			
17-75	17-76	17-77	17-78
Northwest	Northwest	Northwest	Northwest
17-75	17-76	17-77	17-78
17-79	17-80	17-81	17-82
17-83	17-84	17-85	17-86
17-87	17-88	17-89	17-90
17-91	17-92	17-93	17-94
17-95	17-96	17-97	17-98
17-99	17-100	17-101	17-102

LOCATION PLAN
 Section 1, Township 17S, Range 11E,
 6E, R.R. 11M, Pima County, Arizona
 Scale: 2" = 1 Mile

NOTES:

1. GROSS AREA - 2.28 ACRES.
2. EXISTING ZONING, R-25, PROPOSED ZONING, R-4.
3. APPROXIMATE NUMBER SQUARE FEET IN BUILDINGS - 19,750.
4. PROPOSED NUMBER OF DOCTORS - 13.
5. NUMBER OF TYPICAL 10'-20' PARKING SPACES - 87. 7 MORE SPACES WOULD BE AVAILABLE WITH A TYPICAL WIDTH OF 9'-5" - 18 DOCTOR'S ALLOWABLE.
6. BASIS OF BEARING - PIMA VERDE, BOOK 8, PAGE 89, SHOWS THE BEARING OF PIMA AVE EAST OF VAN BUREN AS S 89° 59' 00" W.
7. THE OWNER COVENANTS THAT ANY UTILITIES THAT MAY HAVE TO BE RELOCATED AS A RESULT OF THIS DEVELOPMENT WILL BE DONE SO AT NO EXPENSE TO THE CITY OF TUCSON.
8. SIDEWALKS WILL BE PROVIDED TO CITY OF TUCSON STANDARDS ALONG PIMA AVE AND VAN BUREN ST. AS SHOWN.
9. PARKING AREAS ARE TO BE PAVED BUT NOT NECESSARILY TO CITY OF TUCSON STANDARDS. PLANS NOW ARE TO USE 1 1/2 INCHES ASPHALTIC PAVEMENT OVER 4 INCHES AGGREGATE BASE COURSE.
10. BENCH MARK "X" MID-POINT NW CORNER PIMA @ VAN BUREN - 2499.01.
11. PLANTS WITHIN 20' OF ENTRYWAYS WILL BE VERBENA PERUVIANA, BARREL CACTUS, AND TEXAS RANGER.
12. \odot INDICATES 1/2" STEEL PIN SET MKD. L.S. 4680 UNLESS NOTED.

LEGEND:

1. \odot - EXISTING FIELD ELEVATION
2. F.F.G. - PROPOSED FINISH GRADE
3. F.F.E. - FINISH FLOOR ELEVATION
4. \rightarrow - DRAINAGE ARROW
5. \rightarrow - DRAINAGE ARROW

CERTIFICATION

I HEREBY CERTIFY THAT THE SURVEY OF THE LAND SHOWN ON THIS PLAT HAS BEEN COMPLETED UNDER MY DIRECTION, THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN AND THAT THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED.

Robert F. Mellen
 ROBERT F. MELLEN
 REGISTERED LAND SURVEYOR
 #4680 ARIZONA

RESULTS OF SURVEY AND

DEVELOPMENT PLAN
 FOR
 S.E. CORNER
 PIMA AVE. AND VAN BUREN
 BEING

LOTS 6, 7, 8 IN BLOCK 15 OF
 MOUNTAIN VIEW ACRE FARMS AS
 RECORDED IN BOOK 4, PAGE 22
 OF MAPS AND PLATS, PIMA COUNTY,
 ARIZONA,
 EXCEPT THE SOUTH 12 FEET
 EXCEPT THAT PORTION LYING
 WITHIN PIMA AVE.

BUILDER - DEVELOPER
 KEVIN McLOUGHLIN
 744 E 44TH STREET
 TUCSON, ARIZONA
 857-9661

SURVEYOR
 ROBERT F. MELLEN
 1250 W. MOHAVE
 TUCSON, ARIZONA 85705
 888-1012

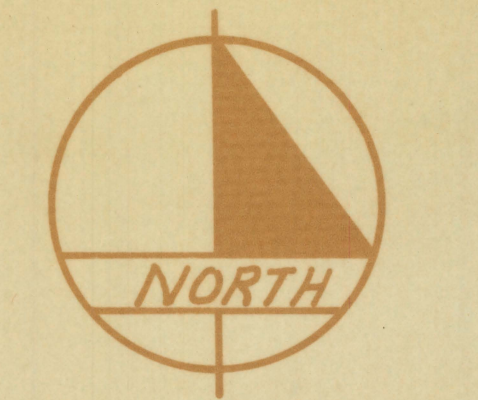
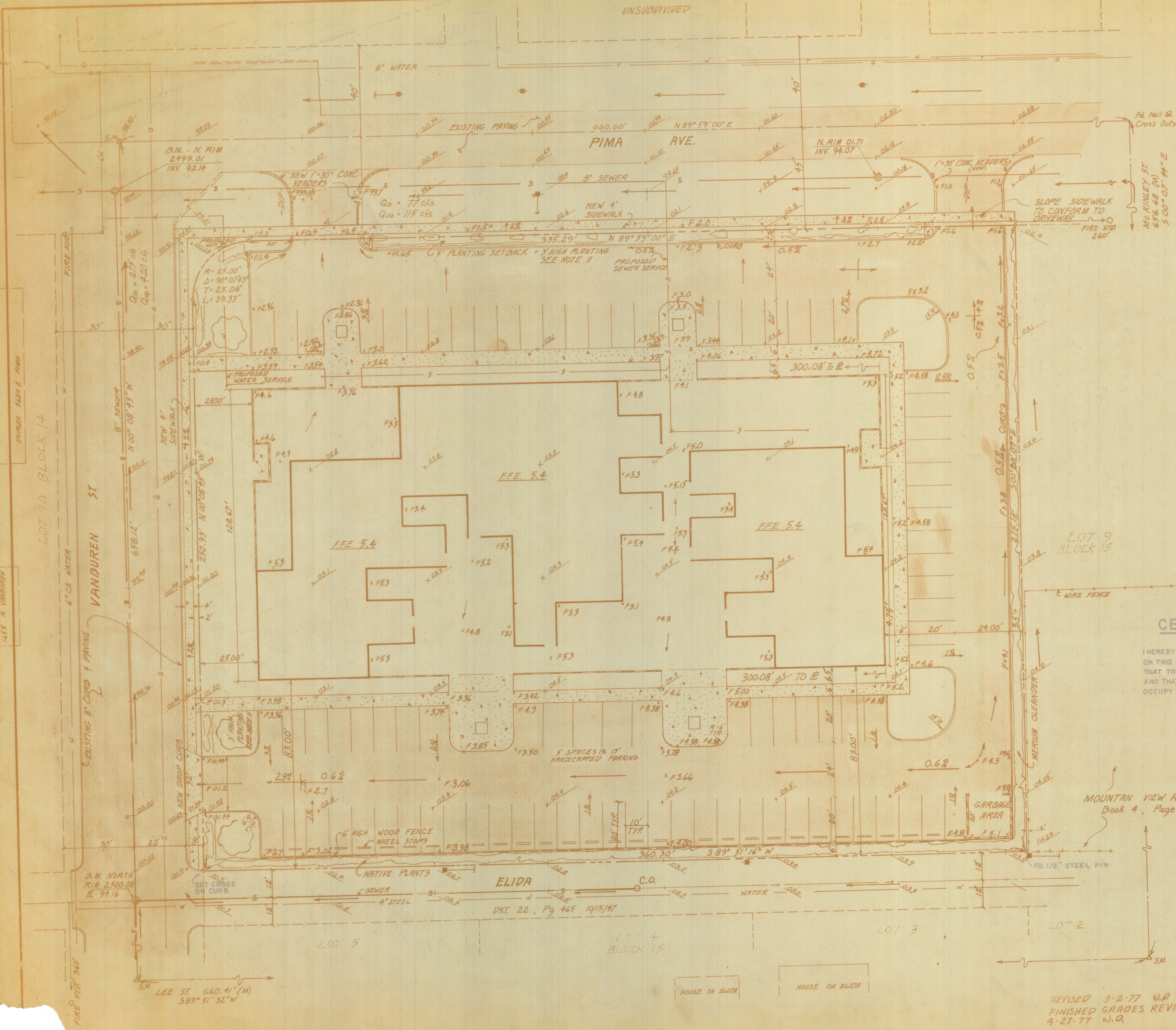
ENGINEER
 WILFORD E. DAVIS
 5910 N. CAMINO ARIZPE
 TUCSON, ARIZONA 85718
 299-1055

MOUNTAIN VIEW ACRE FARMS
 Book 4, Page 22, M.S.P.

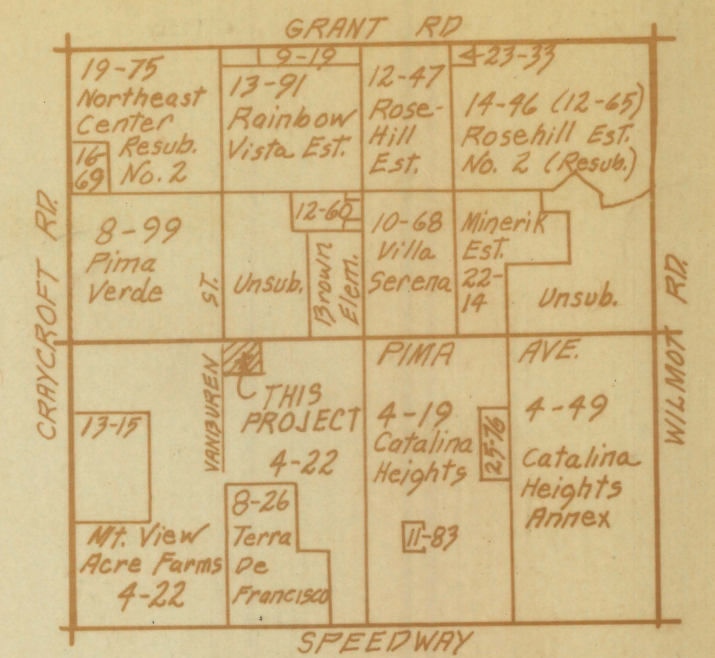
REVISED 3-2-77 U.P.
 FINISHED GRADES REVISED
 4-27-77 W.D.

FEB 10 1977
 Z-2020-855

JOB # 77-14 (MELLEN) JOB NO. 176 (DAVIS)



SCALE: 1" = 20'



LOCATION PLAN
Section 1, Township 19S, Range 10E,
6E S.R.B.M., Pima County, Arizona
Scale: 3" = 1 Mile

NOTES:

- GROSS AREA - 2.28 ACRES.
- EXISTING ZONING, R-2; PROPOSED ZONING, R-4.
- APPROXIMATE NUMBER SQUARE FEET IN BUILDINGS - 19,750.
- PROPOSED NUMBER OF DOCTORS - 13
- NUMBER OF TYPICAL 10'x20' PARKING SPACES - 87. 7 MORE SPACES WOULD BE AVAILABLE WITH A TYPICAL WIDTH OF 9'.
- BASIS OF BEARING - PIMA VERDE BOOK 8, PAGE 89, SHOWS THE BEARING OF PIMA AVE EAST OF VAN BUREN AS S 89° 59' 00" W. THE OWNER COVENANTS THAT ANY UTILITIES THAT MAY HAVE TO BE RELOCATED AS A RESULT OF THIS DEVELOPMENT WILL BE DONE SO AT NO EXPENSE TO THE CITY OF TUCSON.
- SIDEWALKS WILL BE PROVIDED TO CITY OF TUCSON STANDARDS ALONG PIMA AVE AND VAN BUREN ST. AS SHOWN.
- PARKING AREAS ARE TO BE PAVED BUT NOT NECESSARILY TO CITY OF TUCSON STANDARDS. PLANS NOW ARE TO USE 1 1/2 INCHES ASPHALTIC PAVEMENT OVER 4 INCHES AGGREGATE BASE COURSE.
- BENCH MARK - "X" MID-RADIUS NW CORNER PIMA @ VAN BUREN, - 2499.01
- PLANTS WITHIN 20' OF ENTRYWAYS WILL BE VERBENA PERUVIANA, BARREL CACTUS, AND TEXAS RANGER.
- INDICATES 1/2" STEEL PIN SET MKD. L.S. 4680 UNLESS NOTED.

LEGEND:

- + 0.00 - EXISTING FIELD ELEVATION
- + F 3.6 - PROPOSED FINISH GRADE
- FFE 5.4 - FINISH FLOOR ELEVATION
- ← DRAINAGE ARROW

CERTIFICATION

I HEREBY CERTIFY THAT THE SURVEY OF THE LAND SHOWN ON THIS PLAN HAS BEEN COMPLETED UNDER MY DIRECTION, THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN AND THAT THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED.

Robert F. Mellen
ROBERT F. MELLEN
REGISTERED LAND SURVEYOR
4680 ARIZONA

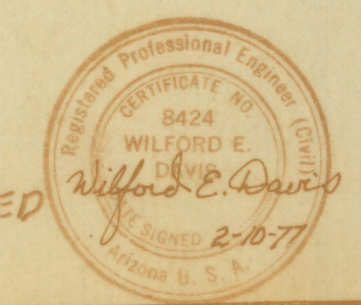
RESULTS OF SURVEY AND DEVELOPMENT PLAN FOR S.E. CORNER PIMA AVE. AND VAN BUREN BEING

BUILDER-DEVELOPER
KEVIN McLOUGHLIN
744 E 44TH STREET
TUCSON, ARIZONA
889-9661

LOTS 6, 7, & 8 IN BLOCK 15 OF MOUNTAIN VIEW ACRE FARMS AS RECORDED IN BOOK 4, PAGE 22 OF MAPS AND PLATS, PIMA COUNTY, ARIZONA;
EXCEPT THE SOUTH 12 FEET EXCEPT THAT PORTION LYING WITHIN PIMA AVE.

SURVEYOR
ROBERT F. MELLEN
1250 W. MOHAVE
TUCSON, ARIZONA 85705
888-1012

ENGINEER
WILFORD E. DAVIS
5910 N. CAMINO ARIZPE
TUCSON, ARIZONA 85718
299-2055



REVISED 3-2-77 W.P.
FINISHED GRADES REVISED 4-27-77 W.D.

FEB. 10, 1977
Z-2020-855

C9-74-17
JOB # 77-14 (MELLEN) JOB # 178 (DAVIS)