

275-39

84 313111

NOV 28 1984 -1039

275-39
11-28-84

STATE OF ARIZONA }
County of Maricopa }
I hereby certify that the within
instrument was filed and re-
corded at request of
Unusual Dev.
in Book 275
on page 39
Witness my hand and official
seal the 19th day of October 1984
By HARRY ONG County Recorder
Deputy Recorder

SUPPLEMENTAL PLAT FOR FAIRWAY RIDGE AT WESTBROOK VILLAGE

LOCATED IN A PORTION OF THE S.1/2, SECTION 28,
T.4 N., R.1 E., G & S.R.B. & M.
MARICOPA COUNTY, ARIZONA

DEDICATION

State of Arizona } ss.
County of Maricopa }

Know All Men By These Presents: That Pioneer Trust Company of Arizona, an Arizona Corporation, as Trustee of its Trust, Number 20508, is the owner of the property described and depicted herein and, in compliance with the Horizontal Property Regime, Sections 33-551 through 33-501 of the Arizona Revised Statutes, hereby: (1) Publishes this Supplemental Plat for Fairway Ridge at Westbrook Village, consisting of a portion of the S.1/2 of Section 28, T.4 N., R.1 E., G & S.R.B. & M., Maricopa County, Arizona, and annexes and submits the property depicted herein to that certain horizontal property regime commonly known as Fairway Ridge at Westbrook Village previously established by and pursuant to that certain Declaration of Horizontal Property Regime recorded on November 21, 1983 at Recorder's No. 83067252 and that certain Plat recorded on November 17, 1983, in Book 258 of Maps, page 50, all in the office of the Maricopa County, Arizona Recorder; (2) Declares that this plat sets forth the location and gives the dimensions of the units and private streets (drives) situated within the portion of Fairway Ridge at Westbrook Village depicted herein and that each such unit and private street (drive) shall be known by the number or name given to each respectively on this plat; (3) Declares that the private streets (drives) shown on this plat constitute means for ingress and egress by the owners and residents of Fairway Ridge at Westbrook Village (including both that portion of Fairway Ridge at Westbrook Village depicted on this plat and the portion of Fairway Ridge at Westbrook Village depicted on that certain

plat recorded in Book 258 of Maps, page 50, in the office of the Maricopa County, Arizona Recorder) and their invitees; (4) Provides an Easement for Public Utilities over, under and through the general common elements, as that term is defined in the above-mentioned statutes, including, but not limited to, the private streets (drives) shown on this plat, and provides an easement for emergency and maintenance type vehicles; and (5) Declares that easements set forth on this plat are provided hereby for the purpose or purposes shown herein.

IN WITNESS WHEREOF: Pioneer Trust Company of Arizona, an Arizona Corporation, as Trustee, has caused its corporate name to be signed by the undersigned officer thereunto duly authorized this the 23rd day of October, 1984.

PIONEER TRUST COMPANY OF ARIZONA, as Trustee.

By Brian W. Barkyaumb
Trust Officer

ACKNOWLEDGEMENT

State of Arizona } ss.
County of Maricopa }

On this the 23rd day of October, 1984, before me the undersigned officer, personally appeared Brian W. Barkyaumb, who acknowledged himself to be the Trust Officer of Pioneer Trust Company of Arizona, an Arizona Corporation, as Trustee, and that he being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by himself, as such officer.

IN WITNESS WHEREOF I hereunto set my hand and official seal My commission expires April 22, 1988

Connie C. Widener
Notary Public



APPROVALS

Approved by the Council of the City of Peoria, Arizona on this the 19 day of October, 1984

By Richard Palmer Attest Leanne Roney
City Mayor City Clerk
By Edwin D. Johnson 11-27-84
City Engineer Date

CERTIFICATION

This is to certify that the survey and subdivision of the premises described hereon was made under my direction during the month of October, 1984.

Donald H. Collier
Registered Professional Surveyor

9/20/84
Date

NOTES

1. Construction within utility easements shall be limited to utilities and wood, wire or removable section type fencing.
2. Communication lines to be constructed underground as required by the Arizona Corporation Commission Regulation R-14-2-506 (E).
3. This development is located within the City of Peoria Water Service Area and has been designated as having an assured water supply.
4. Number of Units - 55
5. Total Area - 8.594 Acres ±

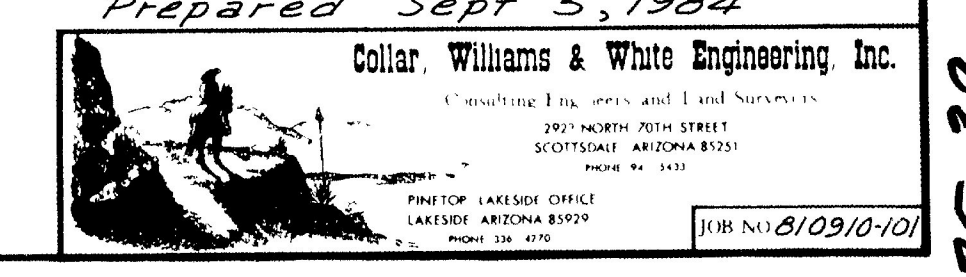
BENCH MARK

U.S.C. & G.S. Brass Cap located 87' E. of and 30' N. of NW Cor. Sec. 28, T.4 N., R.1 E., Stamped R-266-1948 per Drew Topo. Elev = 1248.04

LEGEND

Indicates corner of this subdivision
Indicates 1' Non-Vehicular Access Easement

Revised: Oct. 1, 1984
Prepared Sept 5, 1984

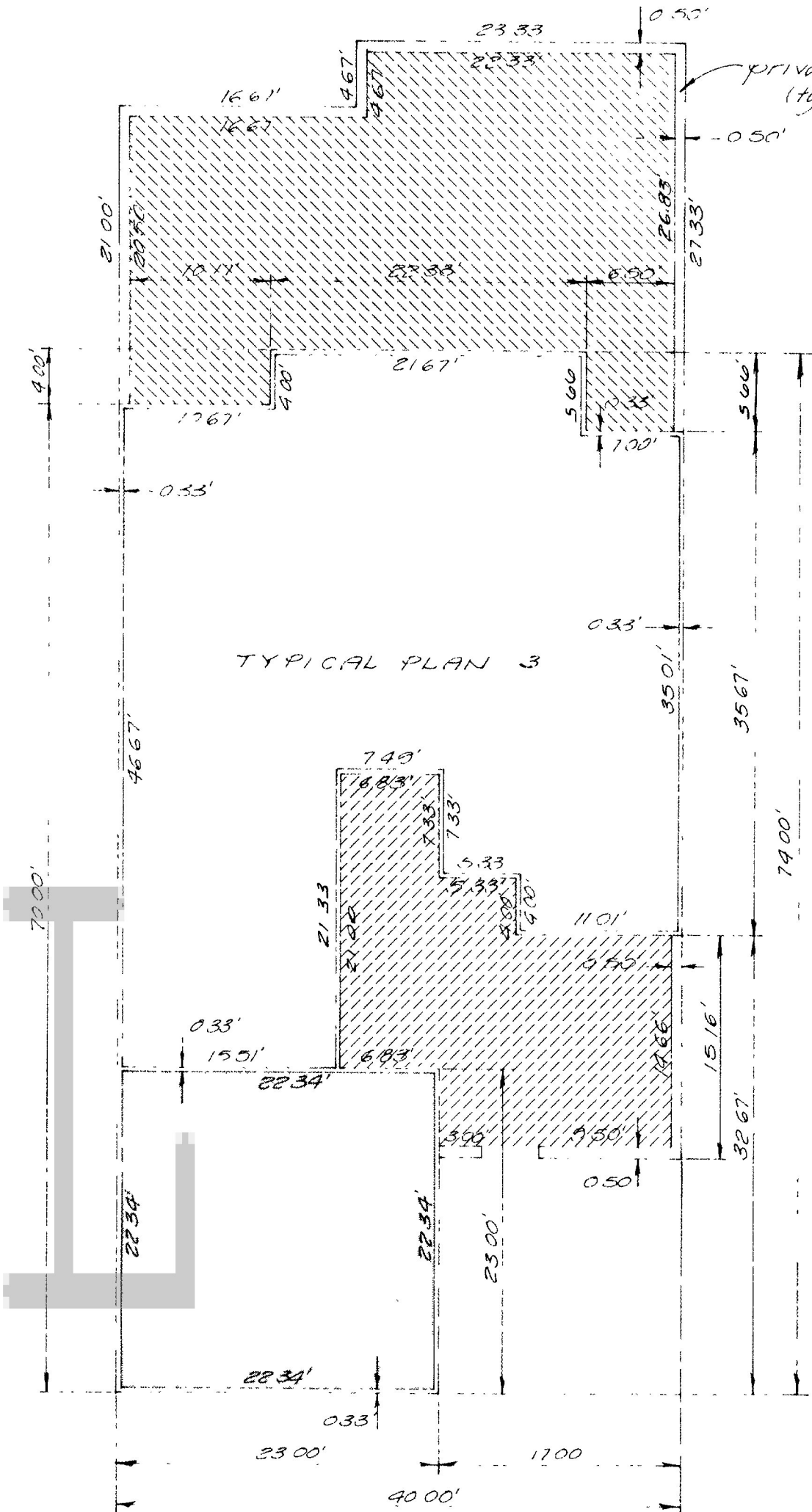
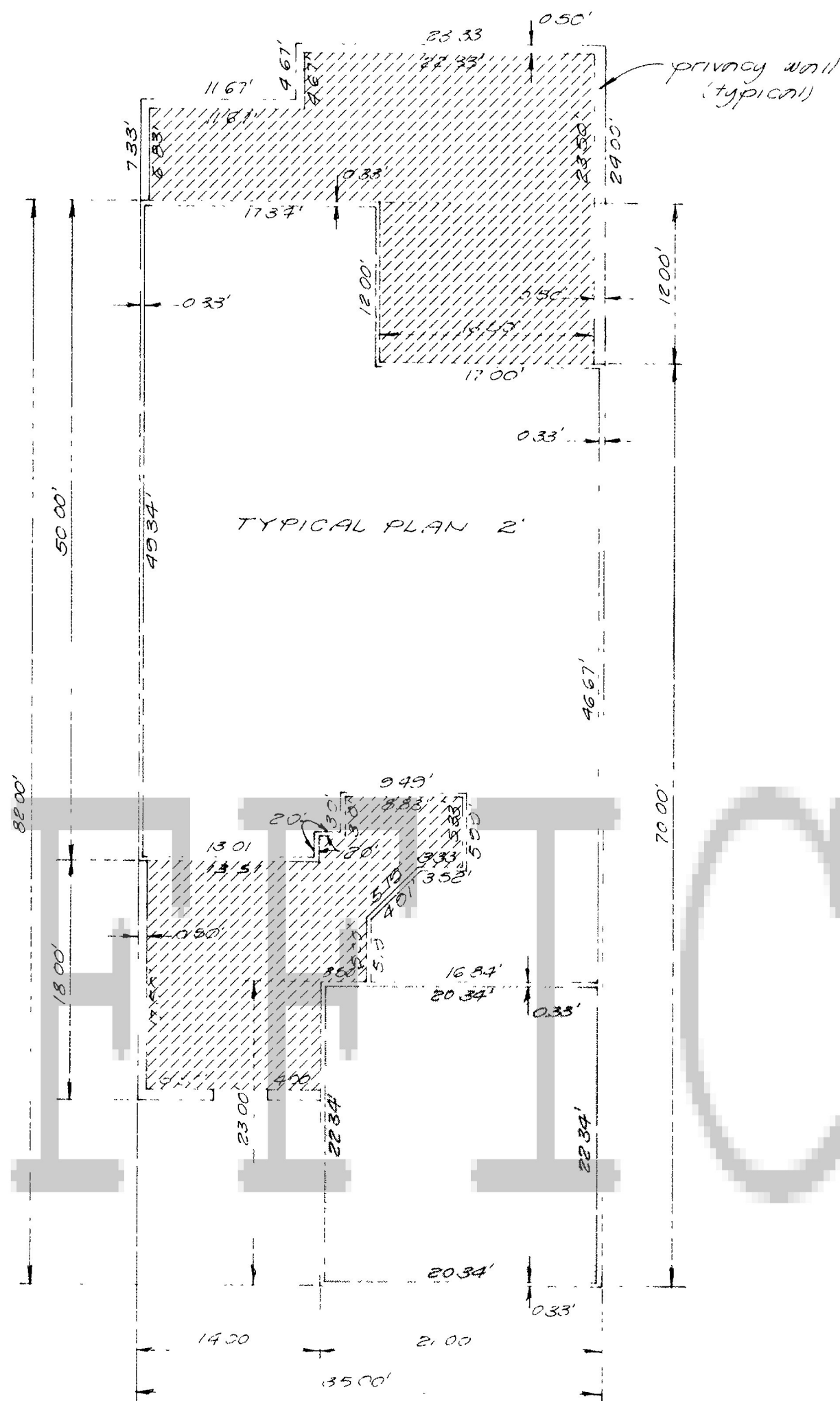
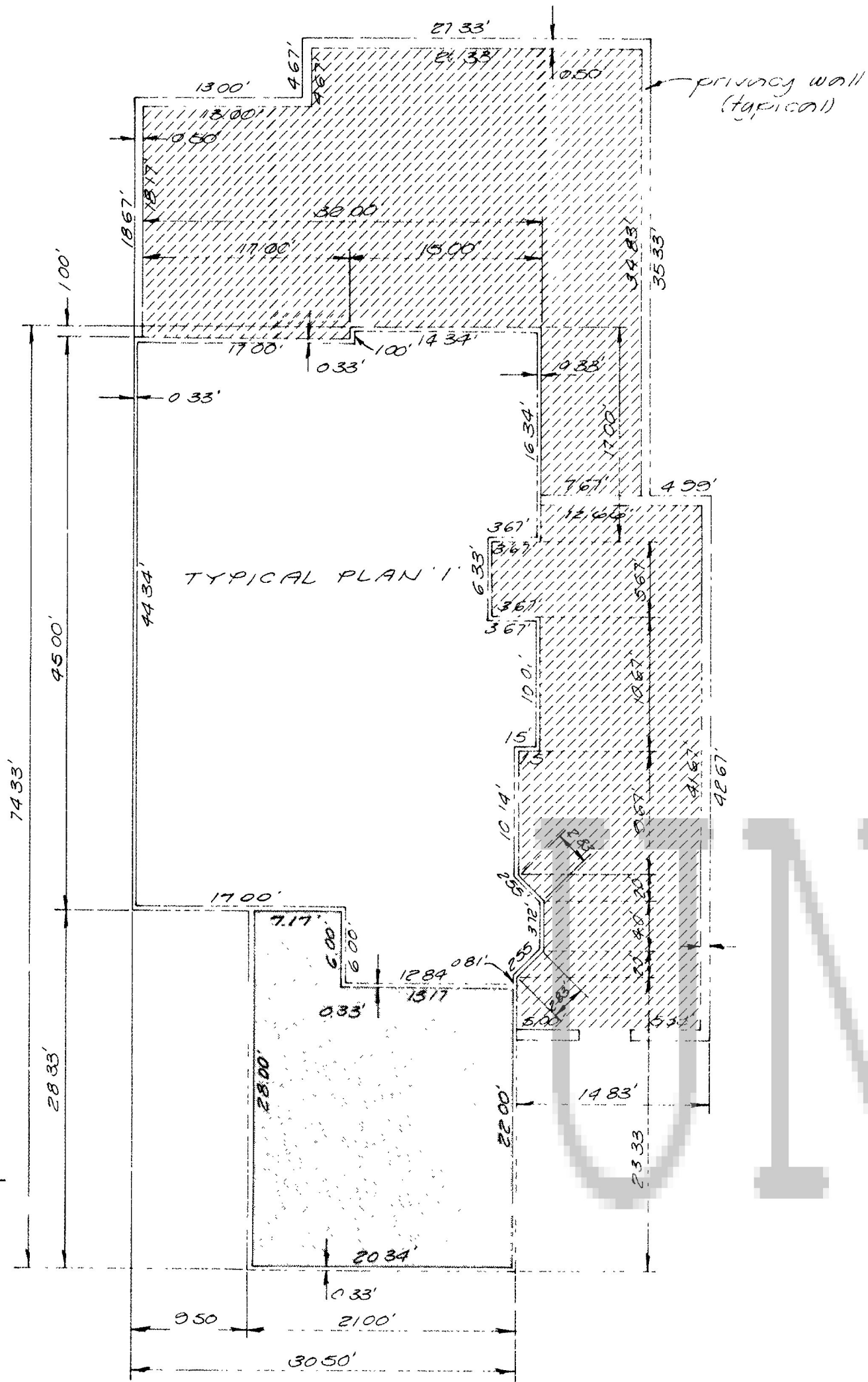


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Bill Hany
County Recorder
By **HARRY ONG** Deputy Recorder

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TYPICAL AIR SPACE DETAILS

NOTES:

- 1. Plan 1R is a mirror image of Plan 1
- 2. Plan 1 and Plan 1R contain a liveable air space of 11,807 cubic feet plus garage air space of 3,908 cubic feet = 15,715 total cubic feet
- 3. Plan 2R is a mirror image of Plan 2
- 4. Plan 2 and Plan 2R contain a liveable air space of 12,108 cubic feet plus garage air space of 3,635 cubic feet = 15,743 total cubic feet
- 5. Plan 3R is a mirror image of Plan 3
- 6. Plan 3 and Plan 3R contain a liveable air space of 12,576 cubic feet plus garage air space of 3,993 cubic feet = 16,569 total cubic feet

UNIT ELEVATIONS							
Unit	Plan	Finished Floor Elevation	Finished Ceiling Elevation	Unit	Plan	Finished Floor Elevation	Finished Ceiling Elevation
55	1R	1227.27	1235.27	83	2	1224.57	1232.57
56	3R	1227.27	1235.27	84	3	1224.57	1232.57
57	2	1227.27	1235.27	85	1	1224.57	1232.57
58	3	1227.27	1235.27	86	1R	1224.57	1232.57
59	2	1227.27	1235.27	87	3	1224.57	1232.57
60	3	1227.27	1235.27	88	2R	1224.57	1232.57
61	3R	1227.17	1235.17	89	1	1224.57	1232.57
62	2	1227.17	1235.17	90	1R	1225.27	1233.27
63	3R	1227.17	1235.17	91	3R	1225.27	1233.27
64	1	1227.17	1235.17	92	2	1225.27	1233.27
65	1R	1227.07	1235.07	93	3	1225.27	1233.27
66	2	1227.07	1235.07	94	2	1225.07	1233.07
67	3R	1227.07	1235.07	95	3R	1225.07	1233.07
68	3	1227.07	1235.07	96	3	1225.07	1233.07
69	1R	1226.27	1234.27	97	1	1225.07	1233.07
70	2	1226.27	1234.27	98	1R	1225.07	1233.07
71	3	1226.27	1234.27	99	3R	1225.07	1233.07
72	3R	1226.27	1234.27	100	2R	1225.07	1233.07
73	1R	1225.57	1233.57	101	3	1225.07	1233.07
74	2R	1225.57	1233.57	102	2R	1225.07	1233.07
75	3	1225.57	1233.57	103	2R	1225.07	1233.07
76	3	1225.57	1233.57	104	1R	1226.07	1234.07
77	1R	1225.07	1233.07	105	2	1226.07	1234.07
78	2	1225.07	1233.07	106	3R	1226.07	1234.07
79	3	1225.07	1233.07	107	2	1226.07	1234.07
80	1	1225.07	1233.07	108	3	1226.07	1234.07
81	1R	1224.57	1232.57	109	1	1226.07	1234.07
82	3R	1224.57	1232.57				

- Indicates Liveable Air Space Within the unit
- Indicates Garage Air Space Within the unit
- Indicates Courtyard Air Space Within the unit



Collar, Williams & White Engineering, Inc.
16115 DONALD HANY
307 NORTH 70TH STREET
SCOTTSDALE, ARIZONA 85251
PHONE 346-4472

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STATE OF ARIZONA ss

County of Maricopa ss

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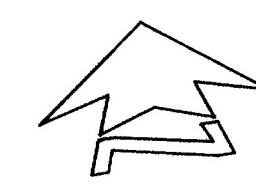
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Bill Henry County Recorder

By HARRY ONG Deputy Recorder

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SCALE 1"=40'

CURVE TABLE						
NO	RADIUS	ARC	DELTA	TANGENT	CHORD	CHORD BRG
1	125.00	109.70	50-17-00	58.67		
2	700.00	113.83	09-19-02	57.04		
3	40.00	79.52	113-54-02	61.48		
4	19.42	29.80				
5	19.42	32.21				
6	19.42	26.07	82-49-36	17.13		
7	1000.00	51.21				
8	54.00	107.35	113-54-02	82.99		
9	714.00	116.11	09-19-02			
10	686.00	111.55	09-19-02			
11	111.00	97.41	50-17-00			
12	139.00	121.99	50-17-00			

NOTES :

Building Corner Ties as shown on this
Plot are to the Exterior Surface of the
Buildings

H A M A = Homeowners Association
Maintenance Area

