

EXHIBIT "A"

WHEN RECORDED, RETURN TO:

Rachel Turnipseed
Title Security Agency, LLC
2730 E. Broadway Blvd., Suite 100
Tucson, AZ 85716

**TOWN OF ORO VALLEY
PUBLIC NON-MOTORIZED ACCESS EASEMENT
RANCHO DEL COBRE COMMON AREA "E"**

FOR ONE DOLLAR (\$1.00) and other good and valuable consideration received Rancho Del Cobre Community Association (collectively "Grantor") does hereby grant to the Town of Oro Valley, an Arizona municipal corporation ("Grantee"), a perpetual, non-exclusive easement upon, over, under and across Common Area "E" of Rancho Del Cobre Lot 1, Lots 1 through 68 and Common Areas "A", "B", "C", "D" and "E" recorded in Sequence No. 20132670162, Records of Pima County, Arizona, (the "Property"), being the parcel of land described on the legal description and the sketch attached hereto as Exhibit "A". The purpose of the easement is access for all forms of non-motorized transportation together with motorized emergency, law enforcement, and service vehicles, and for construction, operation, use, maintenance, repair, modification and replacement from time to time of improvements related thereto.

Grantor hereby warrants and covenants to Grantee and its successors and assigns that Grantor is lawfully seized and possessed of the Property; that Grantor has a good and lawful right to make the conveyance described herein; and that Grantee shall have title and quiet possession against the claims of all persons.

The person executing this document on behalf of a corporation, trust or other organization warrants his or her authority to do so and that all persons necessary to bind Grantor have joined in this document. This document runs with the land in favor of Grantee's successors and assigns.

DATED this 15th day of September, 2015.

Grantor:



For

Rancho Del Cobre
Community Association

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(Signature Page Follows)

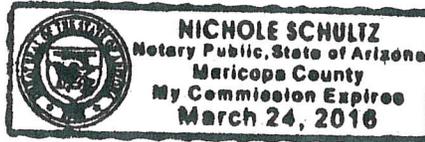
State of Arizona)
) ss.
County of MARICOPA)

This document was acknowledged before me this 15th day of SEPTEMBER, 2015, by
THOMAS H. LOMOU for and on behalf of RANCHO DEL COBRE
COMMUNITY ASSOCIATION.

Nichole Schultz
NOTARY PUBLIC

My commission expires:

MARCH 24, 2016





27 April 2015
ASI No. 13021-2 (Maracay Homes)

EXHIBIT "A"
LEGAL DESCRIPTION
FOR A 15 FOOT PUBLIC ACCESS EASEMENT

A 15.00 foot public access easement located over Common Area "E" (Luzon Drive) of Rancho Del Cobre Lot 1, Lots 1 thru 68 and Common Areas "A, B, C, D and E" recorded in Maps and Plats Sequence No. 20132670162, Records of Pima County, Arizona, more particularly described as follows:

BEGINNING at the southwest corner of Lot 14 of said Rancho Del Cobre;

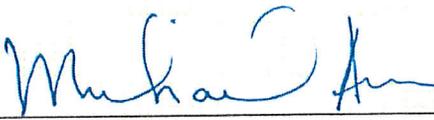
THENCE S 00°00'00" E, 15.00 feet to the north right-of-way of Glover Road;

THENCE S 89°56'14" W along said north right-of-way, 148.72 feet to a point of cusp;

THENCE northeasterly along a curve concave to the northwest having a radius of 29.00 feet and a central angle of 61°08'03", an arc length of 30.94 feet to a point of nontangency on the south line of Lot 34 of said Rancho Del Cobre;

THENCE N 89°56'14" E, 123.34 feet to the POINT OF BEGINNING.

Prepared by
AMERSON SURVEYING, INC.


MICHAEL K. AMERSON





SCALE:
1"=40'

33

LUZON DRIVE
(PRIVATE STREET)

15

34

14

COMMON AREA "E"

A=30.94'
R=29.00'
Δ=61°08'03"

POB

15.0'

N89°56'14"E 123.34'

S00°00'00"E 15.00'

S89°56'14"W 148.72'

60' R/W

GLOVER ROAD
(PUBLIC ROAD)



Camp Lowell Corporate Center
4552 East Camp Lowell Drive
Tucson, Arizona, 85712
Fax: 325-8703
520-325-5883



EXHIBIT TO ACCOMPANY A
LEGAL DESCRIPTION FOR A
15' PUBLIC ACCESS EASEMENT
IN
COMMON AREA "E"
OF
RANCHO DEL COBRE LOT 1

M&P SEQUENCE #20132670162
RECORDS OF PIMA COUNTY, ARIZONA

ASI 13021-2, APR.24,2015, PM, SHEET 1 OF 1