

JOSHUA VILLAGE

A SUBDIVISION OF PART OF THE SOUTH 1/2
OF THE NW 1/4 OF SECTION 26, T.1S., R.4E.
OF THE G. & S.R.B. & M., MARICOPA COUNTY, ARIZONA

280-7
3-12-85

STATE OF ARIZONA }
COUNTY OF MARICOPA } ss.

KNOW ALL MEN BY THESE PRESENTS:

That First American Title Insurance Company of Arizona, an Arizona Corporation, and Towne Chandler Joint Venture, as owners, have subdivided under the name of Joshua Village, a portion of the South half of the Northwest quarter of Section 26, T. 1 S., R. 4 E., G. & S. R. B. & M., Maricopa County, Arizona, as shown hereon and hereby publishes this plat of said Joshua Village and hereby declares that said plat sets forth the location and gives the dimensions of the lots, tracts, streets and easements constituting same and that each lot, tract and street shall be known by the number, letter or name given each respectively on said plat and that First American Title Insurance Company of Arizona, an Arizona Corporation, and Towne Chandler Joint Venture, as owners, hereby dedicates to the public, for use as such, the streets identified as Joshua Boulevard, Jentilly Lane, Galaxy Drive, and Stanley Place (only between Joshua Boulevard and the North boundary of said subdivision). All private streets, as designated on said plat, shall be reserved for public utility easements, emergency and service vehicle access easements and refuse collection easements within the street right-of-way, and are hereby declared as common areas for the use and benefit of the homeowners. Nothing stated herein shall be construed to mean that said private streets are or shall be dedicated for use by the public. Tract E is designated as a public access easement. Tract N (Partial) is designated for future development. Tracts C, H, and J are hereby declared common areas for recreation. Tracts A, B, C, D, F, G, H, I, J, K, L, O, P, Q, R, S, T, U, V, and W are hereby declared common areas for landscaping. Tracts A, C, D, F, H, I, J, L, O, Q, R, S, T, U, and W are hereby declared drainage and retention areas. Tracts A, C, D, E, F, H, I, J, L, O, P, Q, R, S, T, U, and W are hereby declared as easements for public utilities.

STATE OF ARIZONA }
County of Maricopa } ss.
I hereby certify that the with
in instrument was filed and re-
corded at request of

FIRST AMERICAN TITLE
MAR 12 1985 - 9

In Book 280

Witness my hand and seal the day
of March 1985

By LIEBLER
Deputy Recorder

IN WITNESS WHEREOF, First American Title Insurance Company of Arizona, an Arizona Corporation, and Towne Chandler Joint Venture, as owners, have caused their names to be affixed with the signatures of their authorized agents this 28th day of February, 1985.

First American Title Insurance Company of Arizona. (Authorized Agent) AND Towne Chandler Joint Venture (Authorized Agent)

ACKNOWLEDGEMENT

STATE OF ARIZONA }
COUNTY OF MARICOPA } ss.
Before me this 28th day of February, 1985,

personally appeared FANILIA M. YERGEN who acknowledged himself to be an authorized agent in fact of First American Title Insurance Company of Arizona, and that he as such agent, being duly authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the owner, by himself as such agent.

IN WITNESS WHEREOF I HEREUNTO SET MY HAND AND OFFICIAL SEAL.

Commission Expires
Notary Public

STATE OF ARIZONA }
COUNTY OF MARICOPA } ss.
Before me this 28th day of February, 1985,

personally appeared Donald H. Collar who acknowledged himself to be an authorized agent in fact of Towne Chandler Joint Venture, and that he as such agent, being duly authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the owner, by himself as such agent.

IN WITNESS WHEREOF I HEREUNTO SET MY HAND AND OFFICIAL SEAL.

Commission Expires
Notary Public

CERTIFICATE OF SURVEY

I, DONALD H. COLLAR, hereby certify: That I am a Registered Land Surveyor in the State of Arizona; that this map consisting of four sheets (including cover sheet) correctly represents a survey made under my supervision during the month of December, 1984; that the survey is true and complete as shown; that all monuments shown actually exist; that their positions are correctly shown, and that said monuments are sufficient to enable the survey to be retraced.



Donald H. Collar
Donald H. Collar, R.L.S. #16115

APPROVAL

Approved by the City Council of the City of Chandler, Arizona, on this the 28th day of February, 1985.

Carolyn Dunn
City Clerk

Frederick Brooks
Mayor

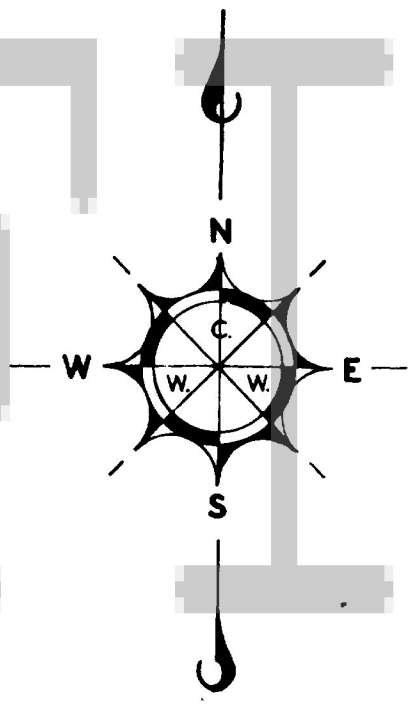
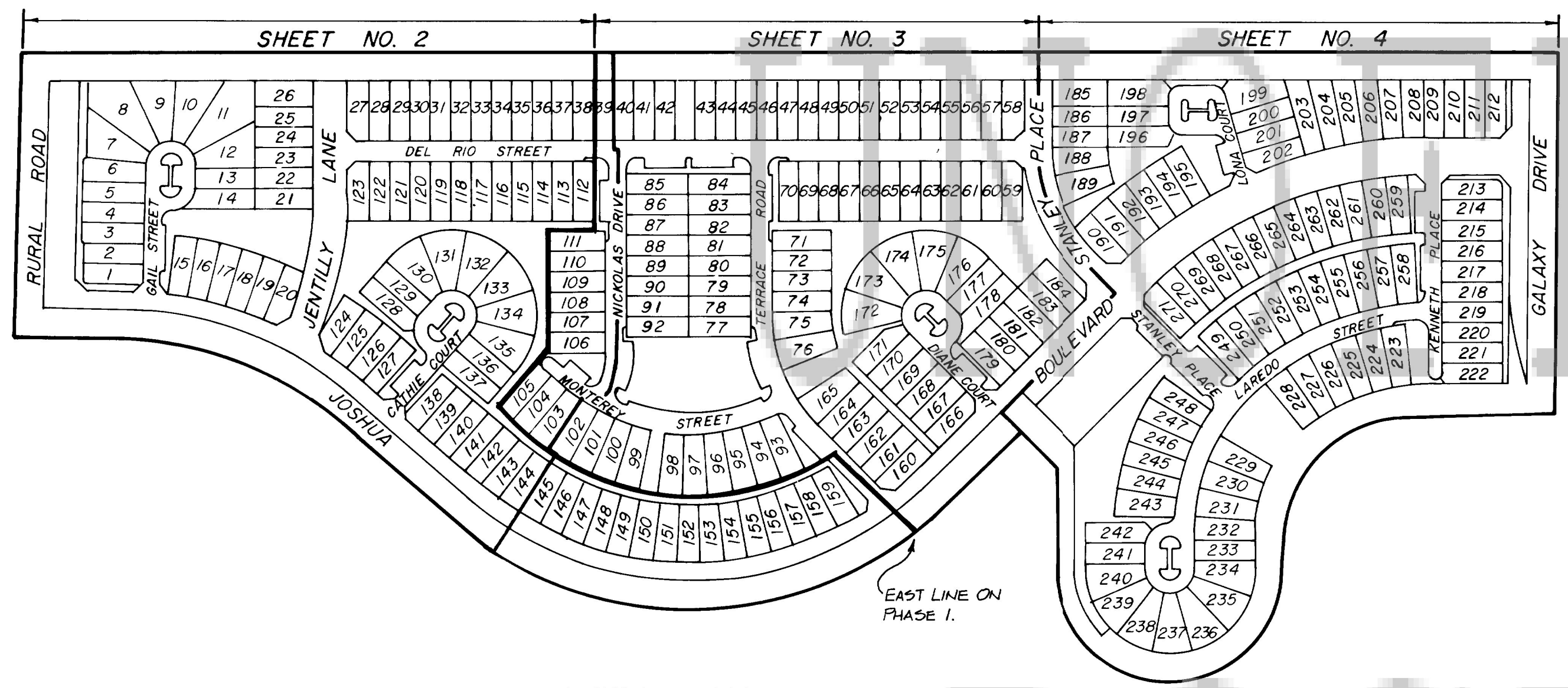
I certify that all engineering conditions and requirements of the Chandler Subdivision Code have been complied with.

This Subdivision located within the City of Chandler Certified Area of Assured Water Supply as designated by the Arizona Department of Water Resources, 9/23/80.

DEPfall
City Engineer

I certify that in my opinion all lots shown upon the Subdivision conform to good land planning policies and are suitable for the purpose for which they were subdivided.

Bulet
Planning Director



INDEX MAP
SCALE: 1"=200'

LEGEND

- NVA.E. - NON VEHICULAR ACCESS EASEMENT
- ▲ SUBDIVISION TIES TO EXISTING SECTION OR QUARTER SECTION CORNERS.
- SUBDIVISION MONUMENT (BRASS CAP)
- CORNER OF THE SUBDIVISION (SET 1/2" IRON PIPE)
- IRON PIPE FOUND AT 1/16TH CORNER
- COMMON MONUMENT OF THIS SUBDIVISION AND DAWN SUBDIVISION.
- ▨ TRACT "E"

NOTES

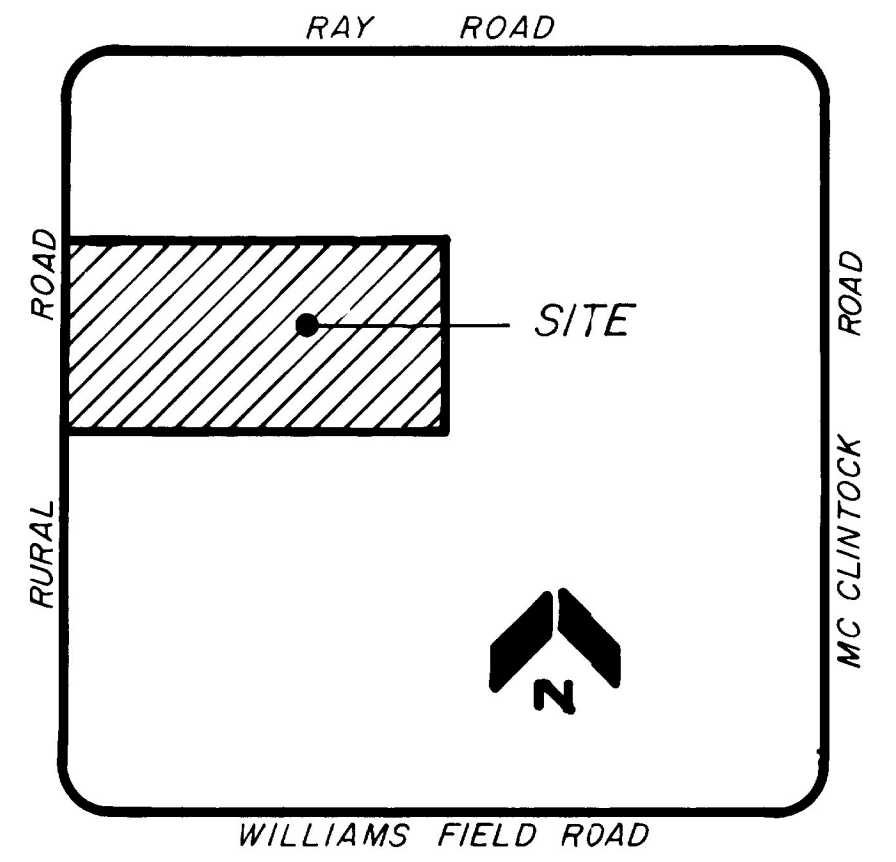
- CONSTRUCTION WITHIN EASEMENTS SHALL BE LIMITED TO UTILITIES, OR WOOD, WIRE OR REMOVABLE-SECTION TYPE FENCING
- ALL UTILITIES SHALL BE INSTALLED UNDERGROUND
- ONSITE PICK-UP POINTS FOR REFUSE COLLECTION WILL BE SHOWN ON FINAL SITE DEVELOPMENT PLANS FOR EACH INDIVIDUAL PARCEL OR LOT.

DEVELOPER

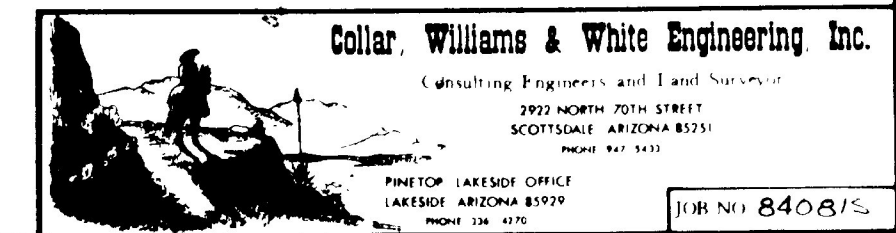
KM DEVELOPMENT CORP
"AS AGENT FOR" TOWNE CHANDLER JOINT VENTURE
105 WEST MICHIGAN STREET
MILWAUKEE, WISCONSIN 53203
(LOCAL ADDRESS)
7975 N. HAYDEN RD.
SCOTTSDALE, ARIZONA 85251
PH. (602) 991-1101

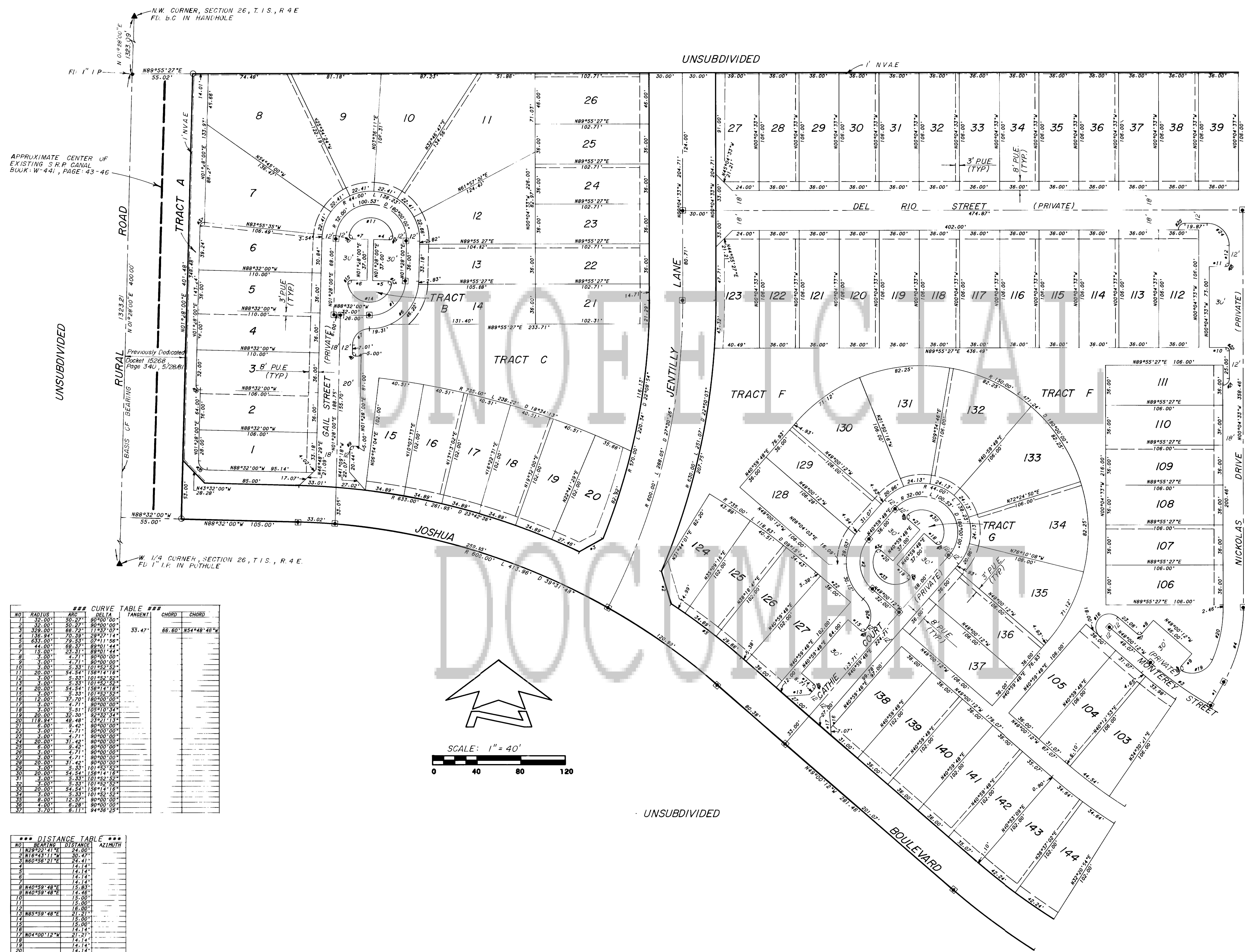
ENGINEER

DONALD H. COLLAR
COLLAR, WILLIAMS & WHITE ENGINEER, INC.
CONSULTING ENGINEERS AND LAND SURVEYORS
2922 NORTH 70TH STREET
SCOTTSDALE, ARIZONA 85929
PHONE: (602) 947-5433



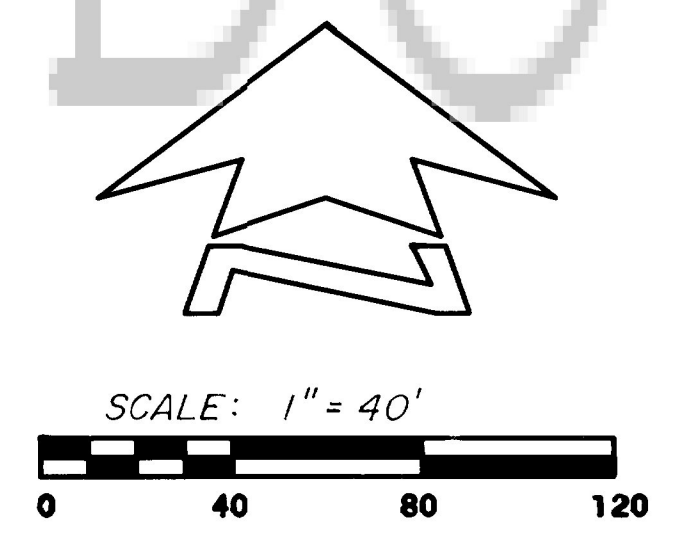
LOCATION MAP
N.T.S.





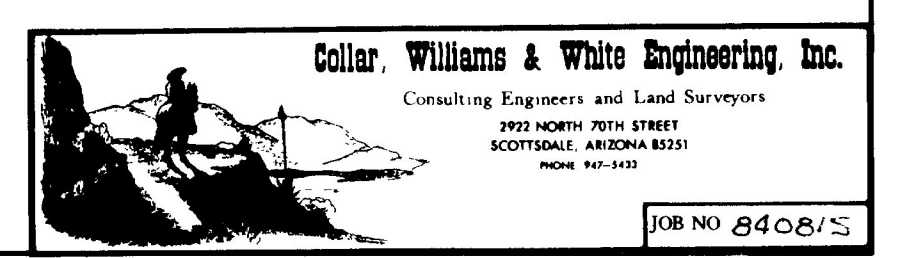
NO.	RADIUS	ARC	DELTA	CHORD	CHORD
1	32.00'	50.27'	90°00'00"	32.00'	32.00'
2	32.00'	50.27'	90°00'00"	32.00'	32.00'
3	32.00'	50.27'	90°00'00"	32.00'	32.00'
4	36.94'	70.38'	28°27'14"	66.80'	85.48'
5	633.00'	29.33'	07°11'56"	11.52'	11.52'
6	44.00'	68.32'	89°01'44"	14.44'	14.44'
7	15.00'	23.31'	89°01'44"	14.44'	14.44'
8	3.00'	4.71'	90°00'00"	3.00'	3.00'
9	3.00'	4.71'	90°00'00"	3.00'	3.00'
10	3.00'	5.33'	101°52'52"	5.33'	5.33'
11	3.00'	5.33'	101°52'52"	5.33'	5.33'
12	3.00'	5.33'	101°52'52"	5.33'	5.33'
13	3.00'	5.33'	101°52'52"	5.33'	5.33'
14	20.00'	34.42'	80°00'00"	34.42'	34.42'
15	3.00'	4.71'	90°00'00"	3.00'	3.00'
16	3.00'	4.71'	90°00'00"	3.00'	3.00'
17	3.00'	4.71'	90°00'00"	3.00'	3.00'
18	3.00'	5.33'	101°52'52"	5.33'	5.33'
19	20.00'	34.42'	80°00'00"	34.42'	34.42'
20	178.94'	48.46'	25°01'13"	178.94'	178.94'
21	6.00'	9.42'	90°00'00"	6.00'	6.00'
22	3.00'	4.71'	90°00'00"	3.00'	3.00'
23	3.00'	4.71'	90°00'00"	3.00'	3.00'
24	20.00'	34.42'	80°00'00"	34.42'	34.42'
25	3.00'	4.71'	90°00'00"	3.00'	3.00'
26	3.00'	4.71'	90°00'00"	3.00'	3.00'
27	3.00'	4.71'	90°00'00"	3.00'	3.00'
28	20.00'	34.42'	80°00'00"	34.42'	34.42'
29	3.00'	5.33'	101°52'52"	5.33'	5.33'
30	20.00'	34.42'	80°00'00"	34.42'	34.42'
31	3.00'	5.33'	101°52'52"	5.33'	5.33'
32	3.00'	5.33'	101°52'52"	5.33'	5.33'
33	20.00'	34.42'	80°00'00"	34.42'	34.42'
34	3.00'	5.33'	101°52'52"	5.33'	5.33'
35	8.00'	12.57'	90°00'00"	8.00'	8.00'
36	4.00'	6.28'	90°00'00"	4.00'	4.00'
37	3.70'	6.17'	94°36'29"	6.17'	6.17'

NO.	BEARING	DISTANCE	AZIMUTH
1	N89°55'27"E	24.00'	24.00°
2	N18°43'11"W	30.47'	30.47°
3	N60°56'21"E	24.41'	24.41°
4	14.14'	14.14'	14.14°
5	14.14'	14.14'	14.14°
6	14.14'	14.14'	14.14°
7	14.14'	14.14'	14.14°
8	N40°59'48"E	15.83'	15.83°
9	N40°59'48"E	14.46'	14.46°
10	15.00'	15.00'	15.00°
11	15.00'	15.00'	15.00°
12	15.00'	15.00'	15.00°
13	N85°59'48"E	21.21'	21.21°
14	15.00'	15.00'	15.00°
15	15.00'	15.00'	15.00°
16	14.14'	14.14'	14.14°
17	N04°00'12"W	21.21'	21.21°
18	14.14'	14.14'	14.14°
19	14.14'	14.14'	14.14°
20	14.14'	14.14'	14.14°
21	14.14'	14.14'	14.14°
22	N49°00'12"W	17.38'	17.38°

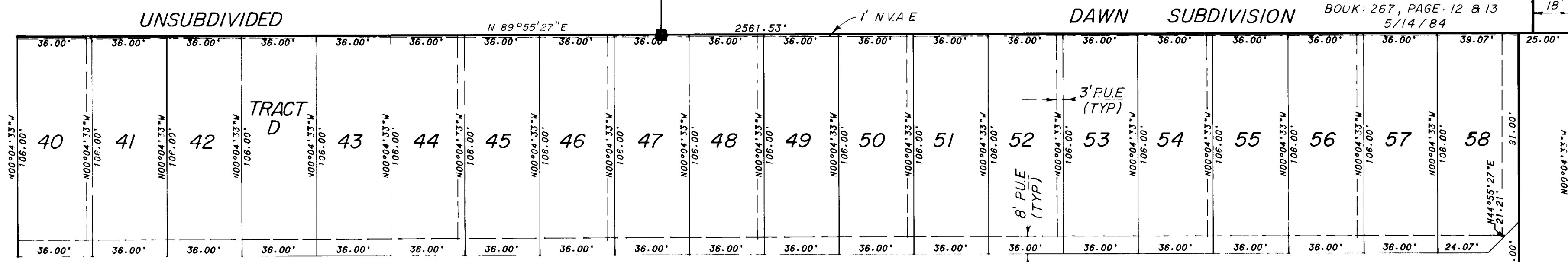


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3-12-85

David J. O'Neil
3/14/85

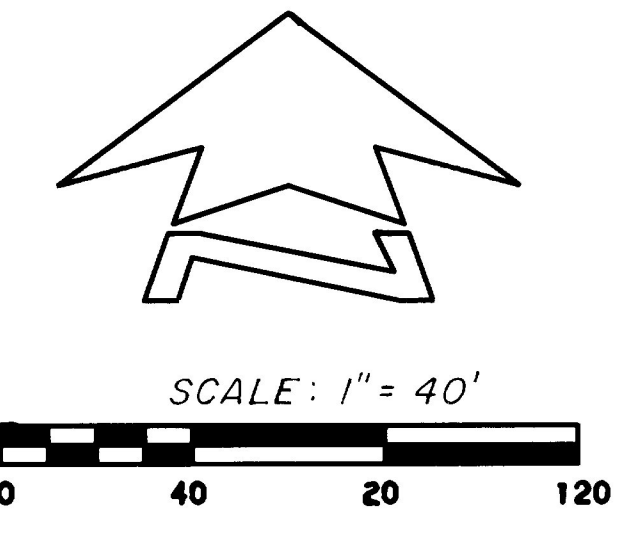


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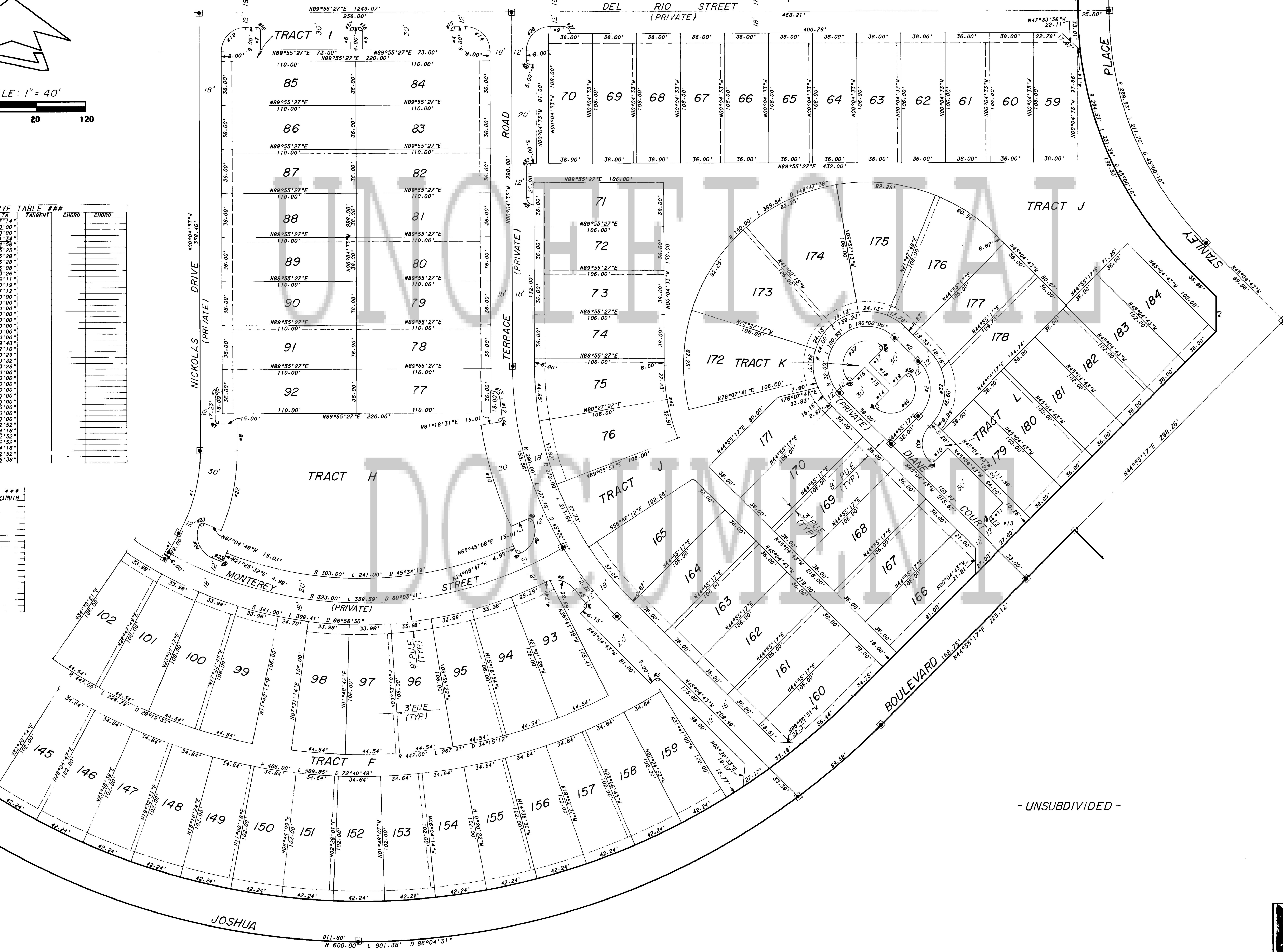
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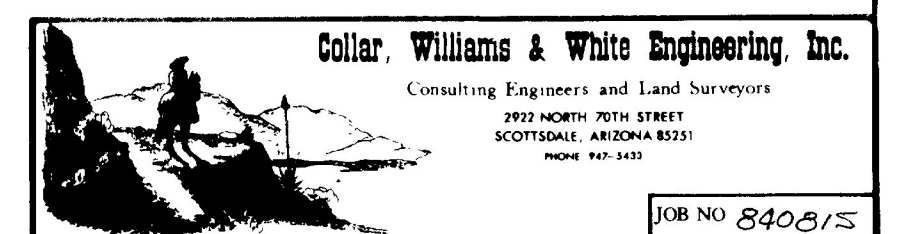


NO	RADIUS	ARC	DELTA	CHORD
1	136.94	70.39	25.27	136.94
2	132.00	67.27	22.91	132.00
3	127.00	64.15	20.55	127.00
4	122.00	61.03	18.19	122.00
5	117.00	57.91	15.83	117.00
6	112.00	54.79	13.47	112.00
7	107.00	51.67	11.11	107.00
8	102.00	48.55	8.75	102.00
9	97.00	45.43	6.39	97.00
10	92.00	42.31	4.03	92.00
11	87.00	39.19	1.67	87.00
12	82.00	36.07		82.00
13	77.00	32.95		77.00
14	72.00	29.83		72.00
15	67.00	26.71		67.00
16	62.00	23.59		62.00
17	57.00	20.47		57.00
18	52.00	17.35		52.00
19	47.00	14.23		47.00
20	42.00	11.11		42.00
21	37.00	8.00		37.00
22	32.00	4.88		32.00
23	27.00	1.76		27.00
24	22.00			22.00
25	17.00			17.00
26	12.00			12.00
27	7.00			7.00
28	2.00			2.00
29				
30				
31				
32				
33				
34				
35				
36				
37				
38				
39				
40				
41				
42				

NO	BEARING	DISTANCE	AZIMUTH
1	N28°52'41"E	24.00	28.86
2	N45°04'43"W	27.00	321.14
3	N00°04'43"W	28.28	270.00
4		15.00	
5		15.00	
6		15.00	
7		15.00	
8		15.00	
9		15.00	
10		15.00	
11		15.00	
12		6.67	
13	N89°55'17"E	21.21	89.28
14	N45°04'43"W	14.14	315.00
15	N45°04'43"W	28.00	315.00
16		14.14	
17	N45°04'43"W	28.00	315.00
18		14.14	
19		14.14	



Donald H. Collier
2/17/86



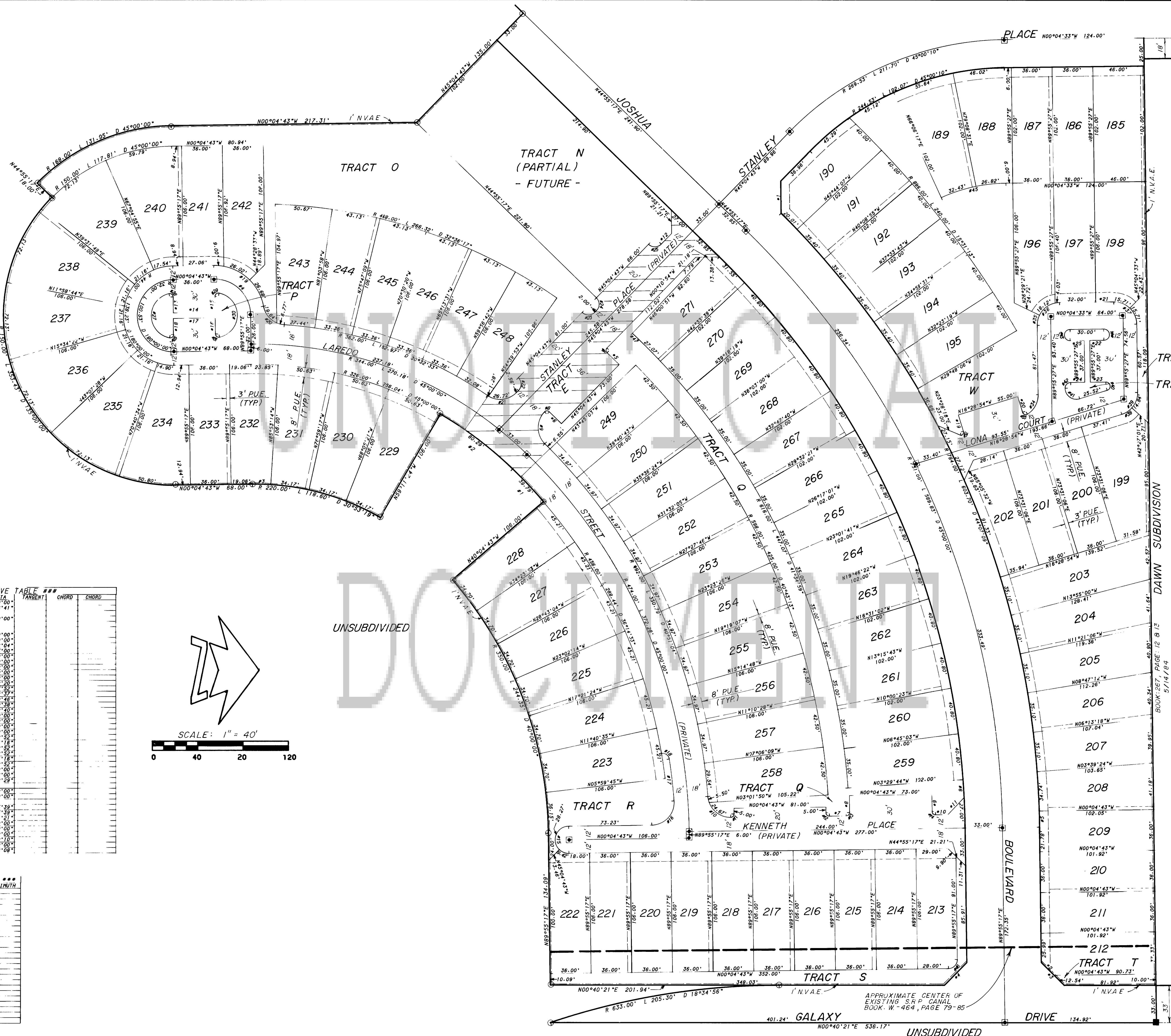
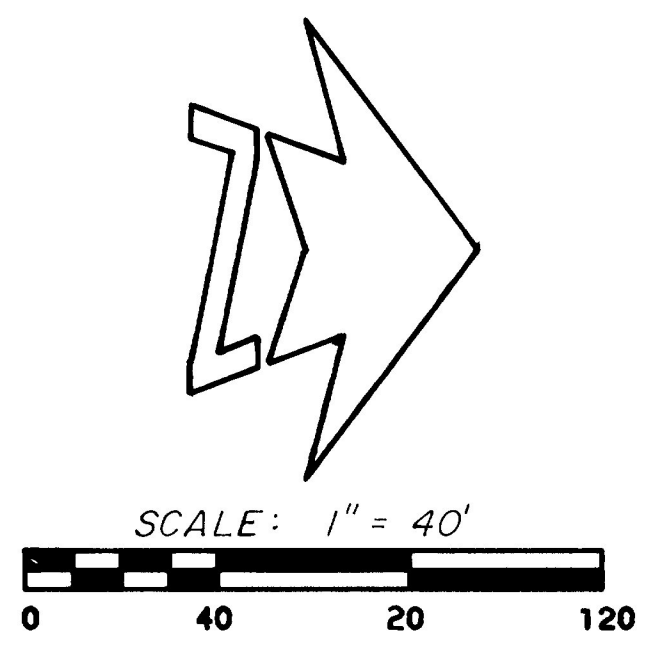
280-2
3-12-85

CURVE TABLE

NO	RADIUS	ARC	DELTA	TANGENT	CHORD	CHORD
1	456.00'	39.79'	05°00'00"			
2	326.00'	60.29'	14°06'41"			
3	32.00'	50.52'	90°00'00"			
4	32.00'	14.23'	15.82'			
5	3.00'	4.71'	90°00'00"			
6	3.00'	4.71'	90°00'00"			
7	3.00'	4.71'	90°00'00"			
8	3.00'	4.71'	90°00'00"			
9	3.00'	4.71'	90°00'00"			
10	3.00'	4.71'	90°00'00"			
11	3.00'	4.71'	90°00'00"			
12	3.00'	4.71'	90°00'00"			
13	3.00'	4.71'	90°00'00"			
14	3.00'	4.71'	90°00'00"			
15	3.00'	4.71'	90°00'00"			
16	3.00'	4.71'	90°00'00"			
17	3.00'	4.71'	90°00'00"			
18	3.00'	4.71'	90°00'00"			
19	3.00'	4.71'	90°00'00"			
20	3.00'	4.71'	90°00'00"			
21	3.00'	4.71'	90°00'00"			
22	3.00'	4.71'	90°00'00"			
23	3.00'	4.71'	90°00'00"			
24	3.00'	4.71'	90°00'00"			
25	3.00'	4.71'	90°00'00"			
26	3.00'	4.71'	90°00'00"			
27	3.00'	4.71'	90°00'00"			
28	3.00'	4.71'	90°00'00"			
29	3.00'	4.71'	90°00'00"			
30	3.00'	4.71'	90°00'00"			
31	3.00'	4.71'	90°00'00"			
32	3.00'	4.71'	90°00'00"			
33	3.00'	4.71'	90°00'00"			
34	3.00'	4.71'	90°00'00"			
35	3.00'	4.71'	90°00'00"			
36	3.00'	4.71'	90°00'00"			
37	3.00'	4.71'	90°00'00"			
38	3.00'	4.71'	90°00'00"			
39	3.00'	4.71'	90°00'00"			
40	3.00'	4.71'	90°00'00"			
41	3.00'	4.71'	90°00'00"			
42	3.00'	4.71'	90°00'00"			
43	3.00'	4.71'	90°00'00"			
44	3.00'	4.71'	90°00'00"			
45	3.00'	4.71'	90°00'00"			
46	3.00'	4.71'	90°00'00"			
47	3.00'	4.71'	90°00'00"			

*** DISTANCE TABLE ***

NO	BEARING	DISTANCE	AZIMUTH
1	N89°56'45"W	28.35'	
2	N89°56'45"W	28.35'	
3	N45°17'49"E	28.47'	
4	N44°42'17"W	28.10'	
5	S 0°00'00"	15.00'	
6	S 0°00'00"	15.00'	
7	S 0°00'00"	15.00'	
8	S 0°00'00"	15.00'	
9	S 0°00'00"	15.00'	
10	S 0°00'00"	15.00'	
11	N45°51'22"W	20.59'	
12	N 0°00'00"	13.00'	
13	N89°55'17"E	14.14'	
14	N00°04'43"W	37.00'	
15	N89°55'17"E	14.14'	
16	N89°55'17"E	14.14'	
17	N00°04'43"W	37.00'	
18	N89°55'17"E	14.14'	
19	N89°55'17"E	15.00'	
20	N 0°00'00"	14.40'	
21	N 0°00'00"	15.00'	
22	N 0°00'00"	15.00'	
23	N 0°00'00"	15.00'	
24	N 0°00'00"	15.00'	
25	N 0°00'00"	15.00'	



TRACT U
TRACT V
DAWN SUBDIVISION
BOOK 267, PAGE 12 & 13
5/14/84

Collar, Williams & White Engineering, Inc.
Consulting Engineers and Land Surveyors
2922 NORTH 70TH STREET
SCOTTSDALE, ARIZONA 85251
PHONE 941-5100
JOB NO. E40815