

ORIGINAL
MEMORANDUM



0000041357

20m

TO: Linda Jaress
Executive Consultant III
Utilities Division

FROM: Barb Wells
Information Technology Specialist
Utilities Division

THRU: Del Smith
Engineering Supervisor
Utilities Division

DATE: March 15, 2006

RE: **UTILITY SOURCE, L.L.C. (DOCKET NO. WS-04235A-05-0707)**
AMENDED LEGAL DESCRIPTION

The area requested by Utility Source for an extension for water and sewer service has been plotted with no complications using a couple of amended legal descriptions, which have been docketed. The legal description attached is correct and should be used in place of the original description submitted with the application.

Also attached are copies of the maps for your files.

:bsw

Attachments

cc: Docket Control
Mr. Richard Sallquist
Ms. Deb Person (Hand Carried)
File

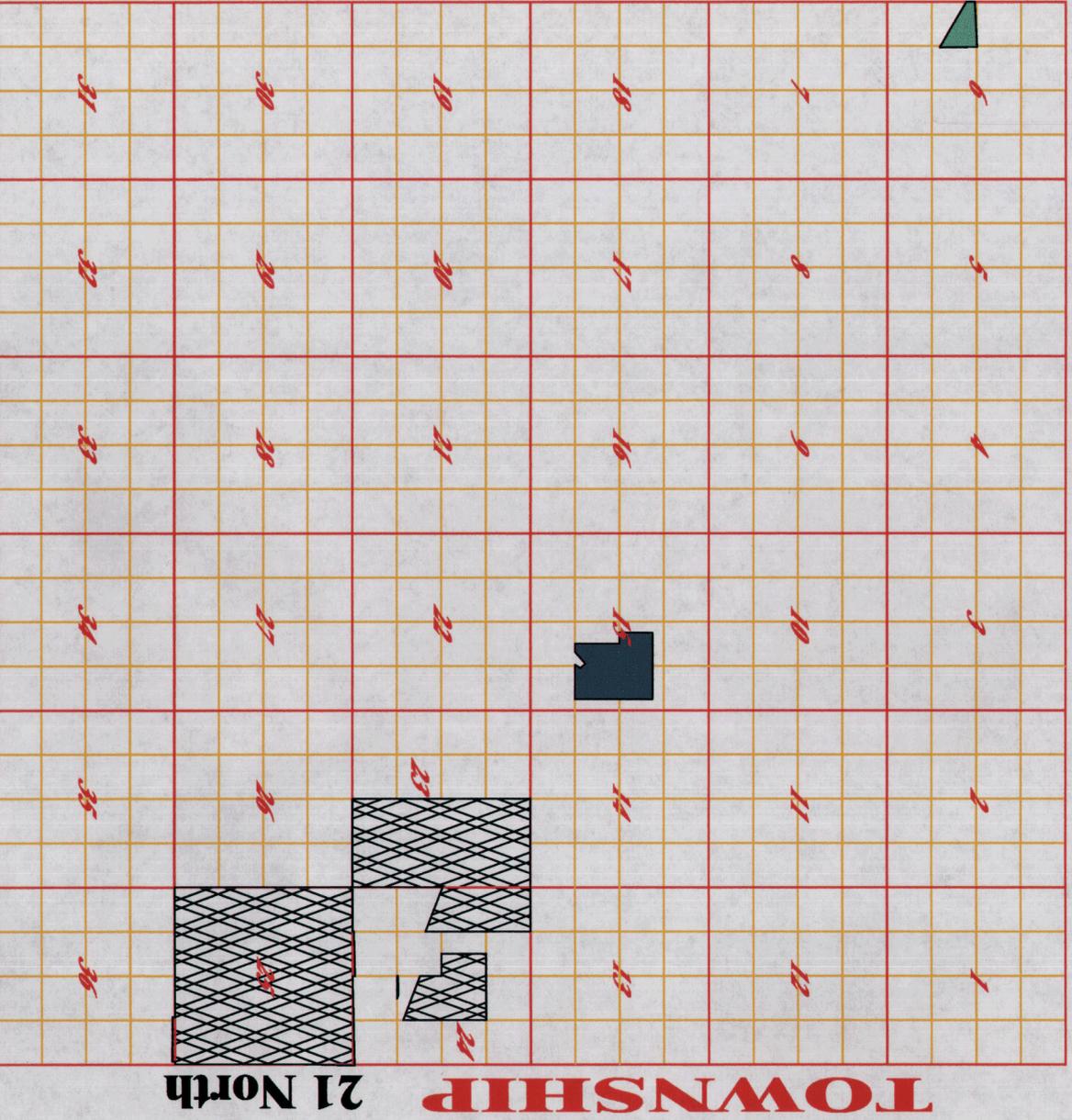
AZ CORP COMMISSION
DOCUMENT CONTROL

2006 MAR 22 1 A 8: 21

RECEIVED

COUNTY OF Coconino

RANGE 6 East



 W-2502 (1)

Flagstaff Ranch Water Company, Inc.

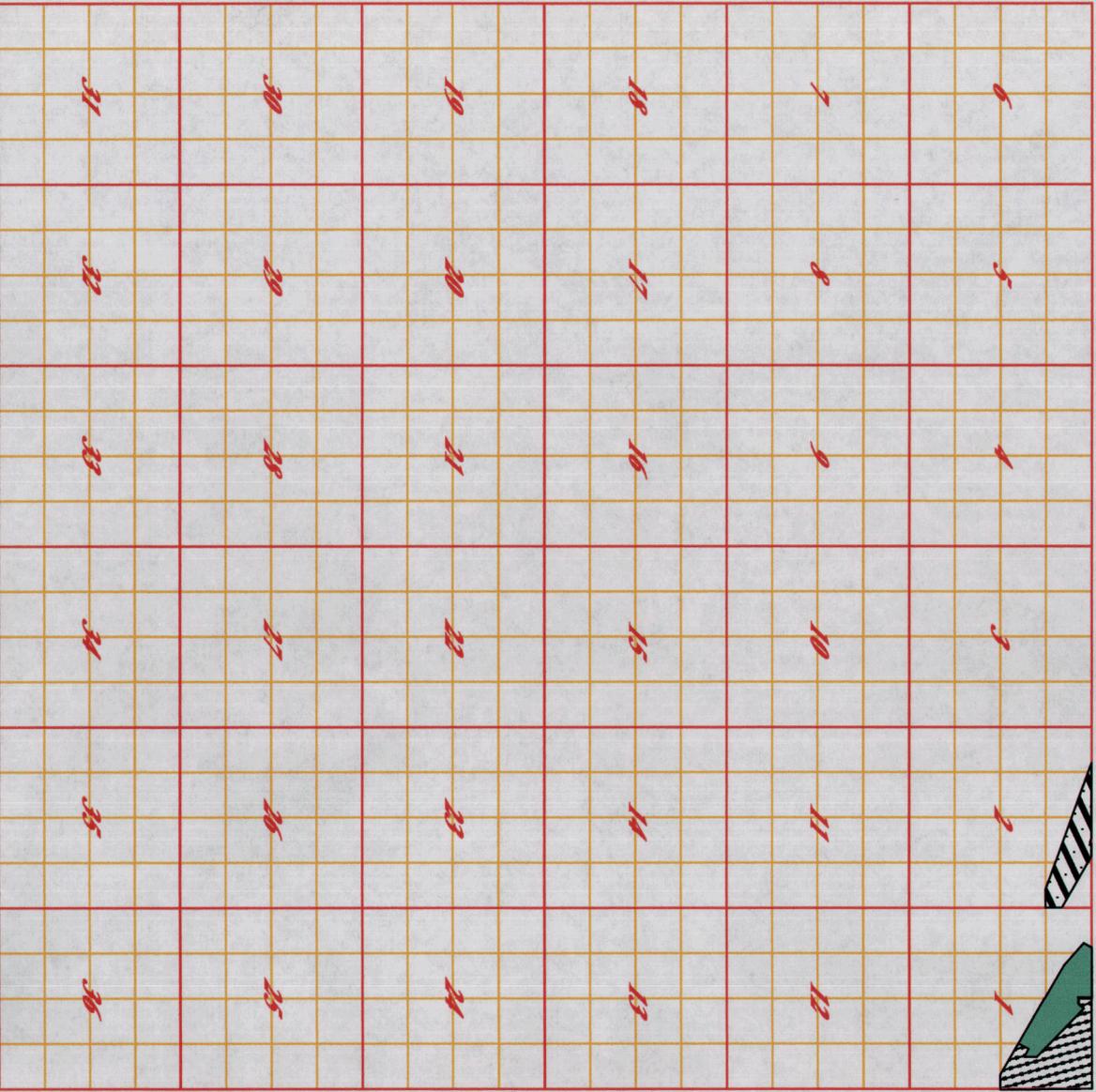
 (1)

A-1 Ranch Homeowner's Association
Adjudicated 'Not a Public Service Corporation'

 Utility Source, LLC
Docket No. WS-04235A-05-0707
Application for Extension

COUNTY: Coconino

RANGE 5 East



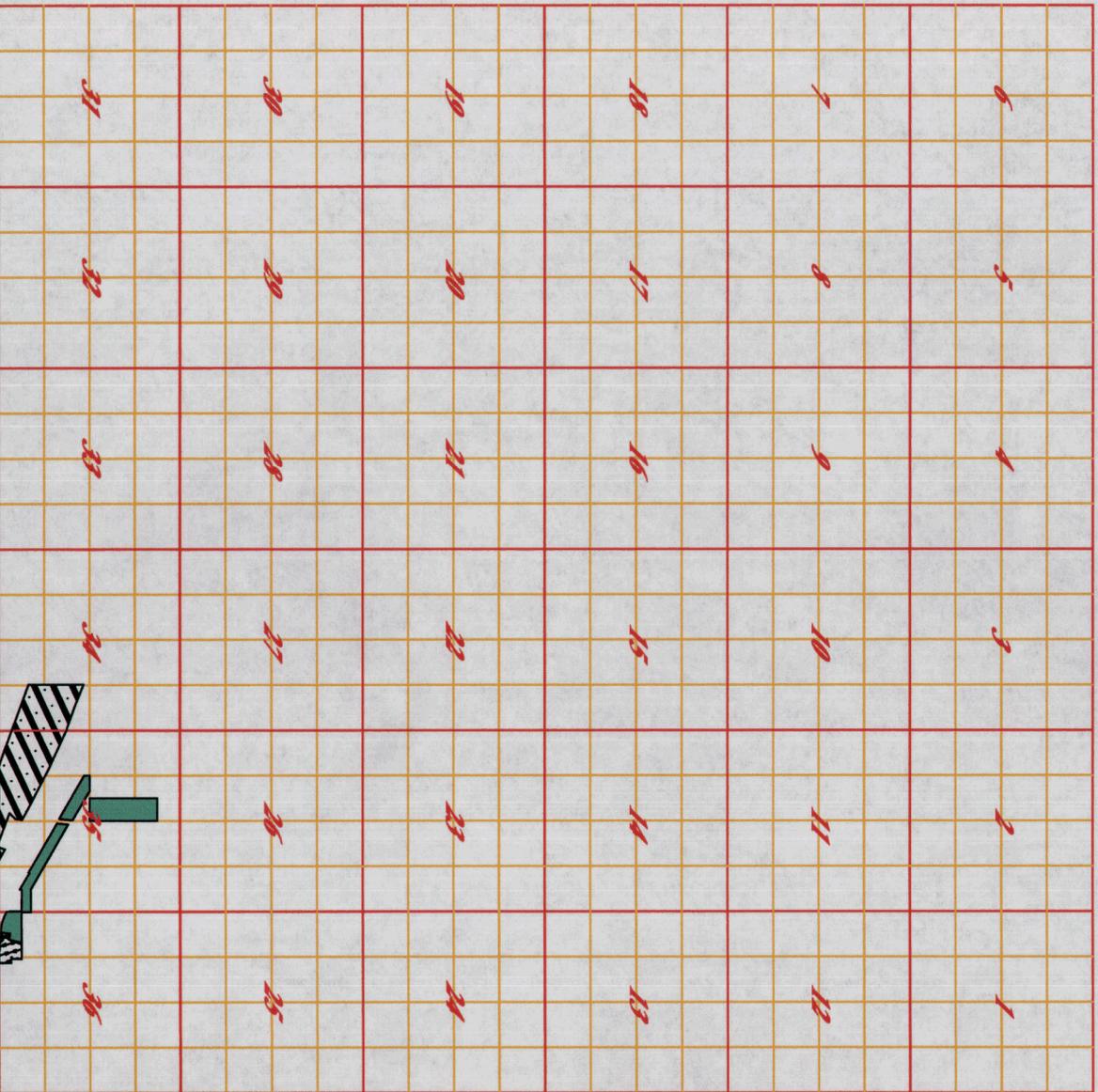
TOWNSHIP 21 North

 W-2526 (2)
 Bellemont Water Company
 WS-4235 (2)
 Utility Source, LLC


 Utility Source, LLC
 Docket No. WS-04235A-05-0707
 Application for Extension

COUNTY OF Coconino

RANGE 5 East



TOWNSHIP 22 North



W-2526 (2)

Bellemont Water Company



WS-4235 (2)

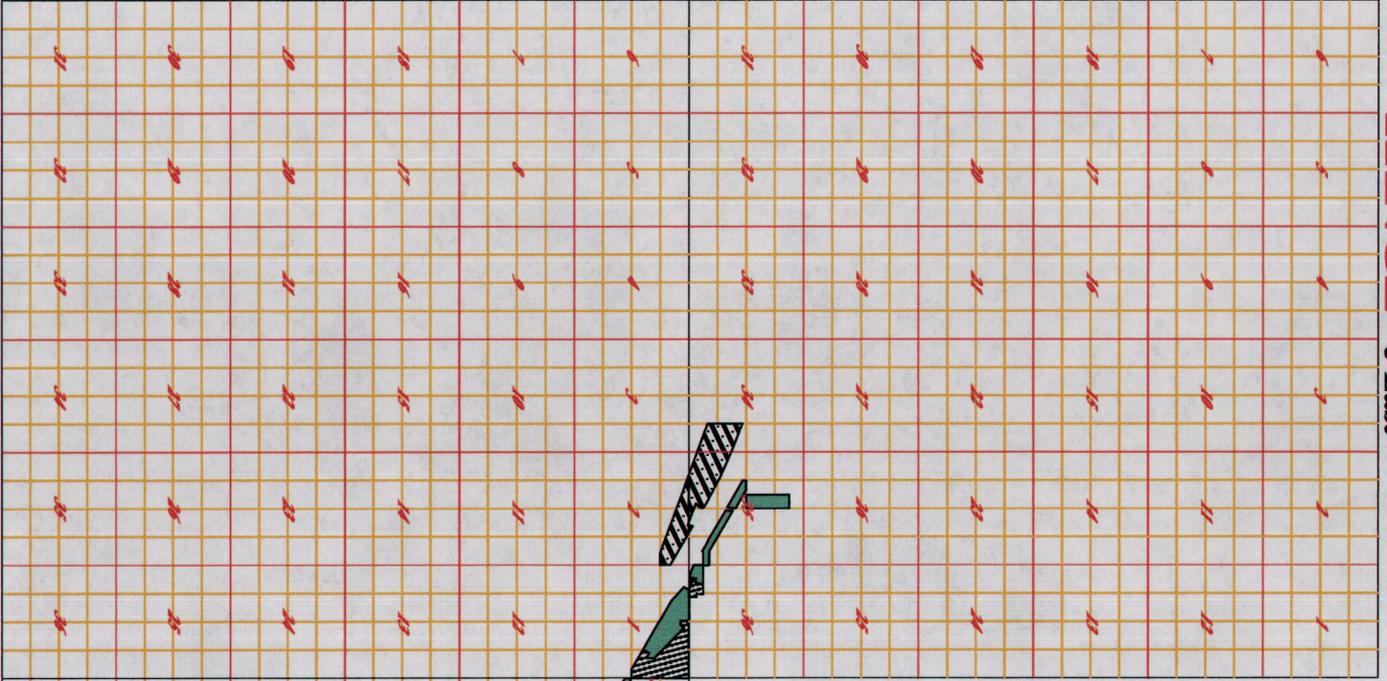
Utility Source, LLC



Utility Source, LLC
Docket No. WS-04235A-05-0707
Application for Extension

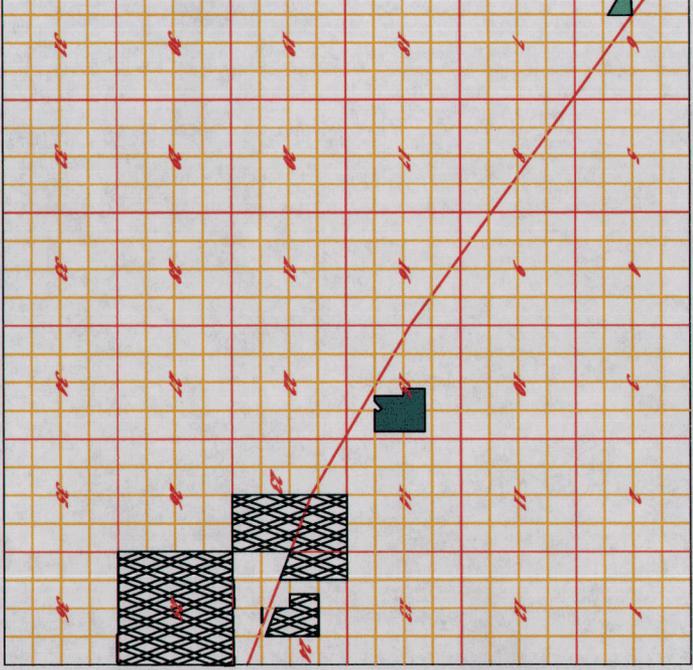
COUNTY: *Cocino*

RANGE 5 East



TOWNSHIP 22 North

RANGE 6 East



TOWNSHIP 21 North

-  W-2526
Belmont Water Company
-  W-2502
Flagstaff Ranch Water Company, Inc.
-  WS-4235
Utility Source, LLC
-  A-1 Ranch Homeowner's Association
Adjudicated 'Not a Public Service Corporation'

 Utility Source, LLC
Docket No. WS-04235A-05-0707
Application for Extension

Exhibit A

PARCEL NO. 1:

That portion of the Northeast quarter of Section 1, Township 21 North, Range 5 East, Gila and Salt River Base and Meridian, Coconino County, Arizona, described as follows:

COMMENCING at the North quarter corner of said Section 1;
THENCE South 00° 10' 18" East along the North-South midsection line of said Section 1, a distance of 362.63 feet to the TRUE POINT OF BEGINNING;
THENCE North 89° 49' 53" East, a distance of 176.16 feet;
THENCE North 43° 51' 25" East, a distance of 186.12 feet to a point on the South right-of-way line of Shadow Mountain Drive, as dedicated on plat of Flagstaff Meadows Unit 1 recorded in Case 8, Maps 57-57D, records of Coconino County, Arizona;
THENCE South 46° 08' 35" East along said South right-of-way line, a distance of 1967.51 feet to the Northwest corner of Tract "B" of said Flagstaff Meadows Unit 1;
THENCE South 00° 12' 57" West along the West line of said Tract "B", a distance of 367.81 feet to the Northeast corner of Tract "F" of said Flagstaff Meadows Unit 1;
THENCE North 60° 13' 33" West along the Northerly line of said Tract "F", a distance of 277.14 feet to the Northwest corner thereof;
THENCE South 27° 47' 14" West along the Westerly line of said Tract "F", a distance of 339.37 feet to the Southwest corner thereof;
THENCE North 60° 03' 20" West, a distance of 1524.14 feet to a point on the North-South midsection line of said Section 1;
THENCE North 00° 10' 18" West along the North-South midsection line of said Section 1, a distance of 998.12 feet to the TRUE POINT OF BEGINNING.

PARCEL NO. 2:

That portion of Section 1, Township 21 North, Range 5 East of the Gila and Salt River Base and Meridian, Coconino County, Arizona, described as follows:

BEGINNING at a found 5/8" rebar with plastic cap "LS 19344" at the Northwest corner of Section 1, from which a found 3 1/2" aluminum cap "LS 14671" at the North quarter corner of Section 1 bears North 89° 52' 51" East, a distance of 2648.12 feet (measured and basis of bearing for this description) per revised ALTA/ACSM Land and Title Survey by Earl G. Watts, RLS 27253, on 4/22/04;

THENCE along the North Section line of said Section 1, North 89° 52' 51" East (record South 89° 58' 00" East), a distance of 1167.68 feet to a set 1/2" rebar with aluminum cap "LS 27253";

THENCE continuing along said line, North 89° 52' 51" East (record South 89° 58' 00" East), a distance of 654.73 feet to the TRUE POINT OF BEGINNING;

THENCE continuing along said line, North 89° 52' 51" East (record South 89° 58' 00" East), a distance of 825.71 feet to a found 3 1/2" aluminum cap "LS 14671" at the North quarter corner of said Section 1;

THENCE leaving said line, South 00° 24' 00" East, a distance of 1360.53 feet (record South 00° 14' 21" East, 1360.49 feet) to a found 5/8" rebar with plastic cap "LS 19344" on the North right-of-way line of Interstate Highway 40, as created in instrument recorded in Docket 211, page 240, records of Coconino County, Arizona;

THENCE along said right-of-way line, North 60° 16' 09" West, a distance of 1115.91 feet (record North 60° 03' 10" West, 1113.27 feet) to a found ADOT aluminum cap;

THENCE continuing along said right-of-way line, North 48° 41' 23" West (record North 48° 29' 10" West), a distance of 207.40 feet;

THENCE leaving said right-of-way line, South 89° 57' 57" East, a distance of 290.99 feet;

PARCEL A

THENCE North 00° 07' 09" West, a distance of 668.63 feet to the North line of said Section 1 and the TRUE POINT OF BEGINNING.

PARCEL NO. 3:

That portion of Section 1, Township 21 North, Range 5 East of the Gila and Salt River Base and Meridian, Coconino County, Arizona, described as follows:

BEGINNING at a found 5/8" rebar with plastic cap "LS 19344" at the Northwest corner of Section 1, from which a found 3 1/2" aluminum cap "LS 14671" at the North quarter corner of Section 1 bears North 89° 52' 51" East, a distance of 2648.12 feet (measured and basis of bearing for this description) per revised ALTA/ACSM Land and Title Survey by Earl G. Watts, RLS 27253, on 4/22/04;

THENCE along the North Section line of said Section 1, North 89° 52' 51" East (record South 89° 58' 00" East), a distance of 1167.68 feet to a set 1/2" rebar with aluminum cap "LS 27253" and the TRUE POINT OF BEGINNING;

THENCE continuing along said line, North 89° 52' 51" East (record South 89° 58' 00" East), a distance of 654.73 feet;

THENCE leaving said line, South 00° 07' 09" East, a distance of 668.63 feet;

THENCE North 89° 57' 57" West, a distance of 290.99 feet to the intersection with the Northerly right-of-way line of Interstate Highway 40, as created in instrument recorded in Docket 211, page 240, records of Coconino County, Arizona;

THENCE along said right-of-way line, North 48° 41' 23" West, a distance of 664.13 feet to a found ADOT aluminum cap stamped "NO. 1015";

THENCE leaving said right-of-way line, North 30° 19' 06" East, a distance of 264.91 feet to the North Section line of said Section 1 and the TRUE POINT OF BEGINNING.

LEGAL DESCRIPTION

The East half of the Southeast quarter of the Northwest quarter and the Southeast quarter of the Northeast quarter of the Northwest quarter of Section 35, Township 22 North, Range 5 East of the Gila and Salt River Base and Meridian, Coconino County, Arizona.

PARCEL B

LEGAL DESCRIPTION:

Parcel No. 1:

That part of section 35, Township 22 North, Range 5 east of the Gila and Salt River Base and Meridian, Coconino County, Arizona. Described as follows:

From the southeast corner of said section 35, a brass cap in hand hole, run N 01° 04' 15" E along the section line a distance of 662.95 feet to the true point of beginning;

Thence N 89° 57' 56" W, a distance of 659.88 feet;

Thence S 0° 56' 32" E, a distance of 51.96 feet to the northerly right of way line of Interstate 40;

Thence N 60° 03' 10" W along the northerly right of way line of Interstate 40, a distance of 548.63 feet;

Thence S 29° 56' 50" W a distance of 25.00 feet;

Thence N 60° 03' 10" W, a distance of 1655.04 feet to a point on Old Timber Road;

Thence N 5° 00' E along the easterly right of way line of Old Timber Road, a distance of 330.87 feet;

Thence S 60° 03' 10" E, a distance of 2188.72 feet;

Thence S 89° 57' 56" E, a distance of 659.28 feet to the east line of said Section 35;

Thence S 1° 04' 15" E along the section line, a distance of 268.49 feet to the true point of beginning.

Parcel No. 2:

That part of Section 35, Township 22 North, Range 5 east of the Gila and Salt River Base and Meridian, Coconino County, Arizona, described as follows:

From the center of said section 35, run S 89° 57' 27" W along the mid-section line, a distance of 870.23 feet to the true point of beginning;

Thence S 89° 57' 27" W along the midsection line, a distance of 445.53 feet;

Thence S 0° 23' 57" east, a distance of 156.97 feet to the northerly right of way line of Interstate 40;

Thence S 60° 03' 10" E along the northerly right of way line of Interstate 40, a distance of 1451.69 feet to the Old Timber Road;

Thence N 5° 00' E along the westerly right of way line of Old Timber Road, a distance of 394.95 feet;

Thence N 60° 03' 10" W, a distance of 978.53 feet to the true point of beginning.

PARCEL C

Lot 1

A portion of the Southwest quarter of Section 36, Township 22 North, Range 5 East of the Gila and Salt River Base and Meridian, Coconino County, Arizona, more particularly described as follows:

Commencing at the Southwest corner of said Section 36;
Thence North $01^{\circ} 03' 21''$ West along the West line of the Southwest quarter of said Section 36 a distance of 226.41 feet to the point of beginning;

Thence continuing North $01^{\circ} 03' 21''$ West 436.64 feet to a USDA aluminum cap rebar marked "S-S 1/64 S35/S36 RLS 9431 1989";

Thence South $89^{\circ} 54' 02''$ East 666.59 feet;

Thence South $00^{\circ} 20' 15''$ East 371.51 feet;

Thence South $89^{\circ} 40' 18''$ West 33.94 feet;

Thence South $00^{\circ} 13' 15''$ West 223.11 feet;

Thence North $89^{\circ} 44' 08''$ West 113.88 feet to the beginning of a 743.51 foot radius non-tangent curve, concave to the North, a radial to said beginning bears South $00^{\circ} 12' 16''$ West;

Thence Westerly, along said curve, through a central angle of $29^{\circ} 44' 56''$ an arc distance of 386.04 feet;

Thence non-tangent to said curve, North $67^{\circ} 27' 22''$ West 155.35 feet to the point of beginning.

REVISED PARCEL D

EXHIBIT "A"

PARCEL NO. 1:

That part of Section 6, Township 21 North, Range 6 East, Gila and Salt River Base and Meridian, Coconino County, Arizona, described as follows:

BEGINNING at the West quarter corner of said Section 6, being the POINT OF BEGINNING;

THENCE South $00^{\circ} 01' 16''$ West along the West line of said Section 6, a distance of 251.25 feet measured (251.65 feet recorded) to the Northerly line of U.S. Interstate Highway 40, as described in instrument recorded in Docket 211, page 240, records of Coconino County, Arizona;

THENCE South $60^{\circ} 02' 56''$ East, a distance of 895.05 feet measured (South $60^{\circ} 03' 10''$ East, 895.05 feet recorded);

THENCE North $21^{\circ} 40' 56''$ East, a distance of 806.30 feet to a point on the East-West midsection line;

THENCE South $87^{\circ} 15' 51''$ West, a distance of 1074.61 feet measured (1053 feet recorded) to the POINT OF BEGINNING.

PARCEL NO. 2:

That part of the Northwest quarter of the Southwest quarter of Section 6, Township 21 North, Range 6 East, Gila and Salt River Base and Meridian, Coconino County, Arizona, described as follows:

COMMENCING at the West quarter corner of said Section 6;

THENCE East (assumed bearing) along the North line of said Northwest quarter of the Southwest quarter, a distance of 1074.61 feet (1053.00 feet recorded) to a point, said point being West (assumed bearing), a distance of 267.00 feet from the Northeast corner of the Northwest quarter of the Southwest quarter of said Section 6, said point being the POINT OF BEGINNING;

THENCE South $21^{\circ} 40' 56''$ West, a distance of 806.30 feet (751.57 feet recorded) to the Northeasterly right-of-way line of Interstate Highway No. 40 as described in instrument recorded in Docket 222, page 383, records of Coconino County, Arizona;

THENCE Southeasterly South $60^{\circ} 02' 56''$ East ($60^{\circ} 03' 30''$ West recorded) along said right-of-way of Interstate Highway 40, a distance of 679.51 feet (692.87 feet record), more or less, to the East line of the Northwest quarter of the Southwest quarter of said Section 6;

THENCE North along the East line of said Northwest quarter of the Southwest quarter North $00^{\circ} 25' 53''$ West, a distance of 1102.20 feet (1027.00 feet recorded), more or less, to the Northeast corner of the Northwest quarter of the Southwest quarter of said Section 6;

THENCE West along the North line of the Northwest quarter of the Southwest quarter of said Section 6, South $87^{\circ} 15' 51''$ West, a distance of 282.83 feet (267.00 feet recorded) to the POINT OF BEGINNING

SECOND REVISED PARCEL E

Filed February 28, 2006

LOT 2

A PORTION OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 22 NORTH, RANGE 5 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, COCONINO COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 36;
THENCE SOUTH 89°56'29" EAST ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 36, A DISTANCE OF 1141.95 FEET;
THENCE NORTH 02°24'39" WEST 24.44 FEET;
THENCE NORTH 89°54'33" WEST 211.55 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUING NORTH 89°54'33" WEST 271.24 FEET;
THENCE NORTH 87°13'35" WEST 36.57 FEET;
THENCE NORTH 00°13'15" EAST 264.70 FEET;
THENCE NORTH 89°40'18" EAST 33.94 FEET;
THENCE NORTH 00°20'15" WEST 371.51 FEET;
THENCE SOUTH 89°54'02" EAST 293.21 FEET;
THENCE SOUTH 19°55'51" WEST 389.44 FEET;
THENCE SOUTH 45°56'35" WEST 87.94 FEET;
THENCE SOUTH 00°50'20" WEST 60.34 FEET;
THENCE SOUTH 13°35'23" WEST 33.78 FEET;
THENCE SOUTH 20°11'26" EAST 45.04 FEET;
THENCE NORTH 69°13'19" EAST 67.83 FEET;
THENCE SOUTH 37°02'07" EAST 84.38 FEET;
THENCE SOUTH 60°50'07" EAST 65.03 FEET TO THE POINT OF BEGINNING.

PARCEL F