

ORDINANCE NO. 017-12

AN ORDINANCE OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, ACCEPTING RIGHT-OF-WAY LOCATED AT 6030 NORTH LITCHFIELD ROAD; AND DIRECTING THE CITY CLERK TO RECORD THE WARRANTY DEED ACCEPTING THE DEDICATION OF SAID PUBLIC RIGHT-OF-WAY FOR ROADWAY PURPOSES AND A CERTIFIED COPY OF THIS ORDINANCE.

WHEREAS, on July 25, 1995, the City of Glendale extended and increased its corporate limits pursuant to Title 9, Chapter 4, Article 7 of the Arizona Revised Statutes and annexed certain territory contiguous (referred as Annexation Area No. 125) to its existing City limits as provided in Ordinance No. 1846, New Series; and

WHEREAS, the owner of Ultimate RV and Boat Storage II, located at 6030 North Litchfield Road is constructing street improvements in Litchfield Road beyond the current right-of-way for Litchfield Road; and

WHEREAS, the owner, Ultimate RV and Boat Storage II, LLC, has agreed to dedicate additional right-of-way and allow the City to maintain said street improvements.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GLENDALE as follows:

SECTION 1. That Ultimate RV and Boat Storage II, LLC, has agreed to dedicate additional right-of-way to allow the City to maintain these street improvements consistent with City Code.

SECTION 2. That the City Council hereby authorizes and instructs the City Manager to execute the Warranty Deed, attached hereto as Exhibit A, which grants the right-of-way described herein to the City.

SECTION 3. That the City Clerk is accordingly instructed and authorized to forward a certified copy of the Warranty Deed and this ordinance for recording to the Maricopa County Recorder's Office.

SECTION 4. That the provisions of this ordinance shall become effective thirty (30) days after passage of this ordinance by the Glendale City Council.

PASSED, ADOPTED AND APPROVED by the Mayor and Council of the City of Glendale, Maricopa County, Arizona, this 28<sup>th</sup> day of March, 2017.

\_\_\_\_\_  
Mayor Jerry P. Weiers

ATTEST:

\_\_\_\_\_  
Julie K. Bower, City Clerk (SEAL)

APPROVED AS TO FORM:

\_\_\_\_\_  
Michael D. Bailey, City Attorney

REVIEWED BY:

\_\_\_\_\_  
Kevin R. Phelps, City Manager

## EXHIBIT A

When recorded, mail to:  
City Clerk, City of Glendale  
5850 West Glendale Avenue  
Glendale, Arizona 85301

## WARRANTY DEED

---

For Ten Dollars and other valuable consideration, we, **Ultimate RV and Boat Storage II, LLC**, an Arizona limited liability company, do hereby convey to the City of Glendale, an Arizona municipal corporation, all right, title and interest to and in that certain parcel of Real Property situated in Maricopa County and described as follows:

**See Attached Description of Right-of-Way Dedication**

It is the intention of the parties to cause the real property described on said Exhibit "A" to be dedicated as **public right of way for roadway purposes**, and to vest title in the City of Glendale in Trust, for all the uses contemplated in public street dedication.

And we do warrant the title against all persons whomsoever, subject only to those encumbrances or liens of record, or as above set forth, if any.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2017.

**Exempt Pursuant to A.R.S.  
§11-1134(A)(2), 11-1134 (A)(3)**

By: \_\_\_\_\_  
Michael Kent Pruett  
Managing Member

STATE OF ARIZONA     }  
County of Maricopa    } ss.

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2017 by Michael Kent Pruett, Managing Member of Ultimate RV and Boat Storage II, LLC, an Arizona limited liability company who acknowledged that he executed this instrument for the purposes therein contained.

---

Notary Public

My commission expires:

6030 N. Litchfield Road

# ROSENDAHL ENGINEERING

## URBAN DESIGN & INFRASTRUCTURE

RESIDENTIAL & COMMERCIAL

### LEGAL DESCRIPTION

#### 10' Wide Litchfield Road R/W Dedication

To wit—

A 10 ft. wide strip of land being the East 10 ft. of the following described parcel of land:

A portion of the southeast quarter of Section 9, Township 2 North, Range 1 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona and being more particularly described as follows:

Beginning at the southeast corner of said Section 9;

thence N88°47'11"W along the South line of said southeast quarter, a distance of 55.01 ft. to the westerly boundary of the Litchfield Road Right-of-Way;

thence N00°04'13"E, a distance of 33.01 feet along said westerly right-of-way boundary to the True Point of Beginning of the herein described parcel;

thence N88°47'11"W parallel with and 33.00 ft. North of the South line of said southeast quarter, a distance of 1,562.67 ft;

thence N00°04'13"E a distance of 755.00 ft.;

thence S88°47'11"E a distance of 1,562.67 ft.;

thence S00°04'13"W parallel with and 55.00 ft. West of the East line of said southeast quarter a distance of 755.00 ft. to the True Point of Beginning.



# EXHIBIT "A"



**ULTIMATE RV & BOAT STORAGE**

27.08 ACRES

755.00'

2612.63'

**LITCHFIELD ROAD**

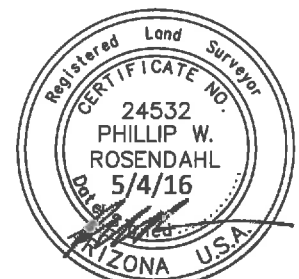
N00°04'13"E

A

E. 1/4 CORNER  
SECTION 9  
T 2N, R 1W  
FOUND BRASS CAP  
IN HANDHOLE

55' R/W

10' ADDITIONAL R/W DED.



EXP: 3-31-18

SE COR. SEC. 9  
T 2N, R 1W  
FOUND BRASS CAP  
IN HANDHOLE

33.01'

55.01'

**BETHANY HOME ROAD**

SCALE: 1"= 100'



**ROSENDAHL ENGINEERING**

857 N. BARKLEY ST. (480) 599-1263 TEL  
MESA, ARIZONA 85203 (480) 834-2163 FAX

EXHIBIT TO ACCOMPANY

10' Wide Litchfield Rd. RW Dedication

PROJECT NO. 141151

DATE  
5/4/16

SHEET  
1 OF 1