

CERTIFIED COPY

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MICHAEL K. JEANES, Clerk
By: *[Signature]*
Deputy

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8 Attorneys for the Receiver

9 IN THE SUPERIOR COURT FOR THE STATE OF ARIZONA

10 IN AND FOR THE COUNTY OF MARICOPA

11 STATE OF ARIZONA ex rel. ROBERT)
12 D. CHARLTON, Interim Superintendent)
13 of the Arizona Department of Financial)
14 Institutions,)

15 Plaintiff,

16 v.

17 LANDMARC CAPITAL &)
18 INVESTMENT COMPANY,)
19 Defendant.)

Cause No. CV2009-020595

ORDER RE: PETITION NO. 94

(Assigned to Judge Patricia Starr)

20 The Receiver having filed Petition No. 94, *Petition for Order Confirming Sale of 1.95*
21 *Acres Near Tucson, Arizona* and the Court having considered same, and it appearing to the
22 Court that the matters requested by Petition No. 94 are reasonable, just and appropriate:

23 NOW, THEREFORE, IT IS HEREBY ORDERED:

- 24 1. Confirming the sale of the Property legally described in **Exhibit "A"** attached
25 hereto and to Petition No. 94 as set forth in the Purchase Agreement;

Guttilla Murphy Anderson, P.C.
5415 E. High Street, Suite 200
Phoenix, AZ 85054
(480) 304-8300

EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL NO. 1:

THAT PORTION OF LOT 1, OF COLONIAL PLAZA, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PIMA COUNTY, ARIZONA, RECORDED IN BOOK 17 OF MAPS, PAGE 23, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 7, TOWNSHIP 14 SOUTH, RANGE 13 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, PIMA COUNTY, ARIZONA;

THENCE SOUTH 89 DEGREES 54 MINUTES 50 SECONDS EAST ALONG THE NORTH LINE THEREOF, A DISTANCE OF 922.34 FEET;

THENCE SOUTH 00 DEGREES 05 MINUTES 19 SECONDS EAST, A DISTANCE OF 75.00 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 1 AND THE TRUE POINT OF BEGINNING;

THENCE NORTH 89 DEGREES 54 MINUTES 50 SECONDS WEST, A DISTANCE OF 59.53 FEET;

THENCE SOUTH 00 DEGREES 35 MINUTES 00 SECONDS EAST, A DISTANCE OF 337.00 FEET;

THENCE SOUTH 89 DEGREES 54 MINUTES 50 SECONDS EAST, A DISTANCE OF 350.00 FEET TO A POINT ON THE EAST LINE OF LOT 1;

THENCE NORTH 00 DEGREES 35 MINUTES 00 SECONDS WEST, A DISTANCE OF 272.42 FEET TO THE NORTHEASTERLY CORNER OF SAID LOT 1, SAID POINT BEING THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY WITH A RADIUS OF 684.94 FEET;

THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 25 DEGREES 00 MINUTES 22 SECONDS AND AN ARC LENGTH OF 300.68 FEET TO A POINT OF TANGENCY AND THE TRUE POINT OF BEGINNING;

EXCEPT THAT PORTION DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SECTION 7, TOWNSHIP 14 SOUTH, RANGE 13 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, PIMA COUNTY, ARIZONA, BEING AN ALUMINUM CAP MARKED "HAWKEYE", FROM WHICH POINT THE NORTHWEST CORNER BEARS NORTH 89 DEGREES 55 MINUTES 25 SECONDS WEST, 2541.86 FEET DISTANT THEREFROM;

THENCE NORTH 89 DEGREES 59 MINUTES 29 SECONDS WEST ALONG THE NORTH LINE THEREOF, A DISTANCE OF 1310.24 FEET TO THE 1/16TH CORNER;

THENCE SOUTH 00 DEGREES 35 MINUTES 39 SECONDS EAST, A DISTANCE OF 149.29 FEET TO A 1 INCH REBAR TAGGED RLS 23379;

THENCE CONTINUING SOUTH 00 DEGREES 35 MINUTES 39 SECONDS EAST, A DISTANCE OF 262.49 FEET TO A 1/2 INCH PIN TAGGED RLS 15933;

THENCE NORTH 89 DEGREES 55 MINUTES 50 SECONDS WEST, A DISTANCE OF 20.00 FEET TO THE EASTERLY LINE OF SAID LOT 1;

THENCE CONTINUING NORTH 89 DEGREES 55 MINUTES 50 SECONDS WEST, A DISTANCE OF 290.02 FEET TO THE TRUE POINT OF BEGINNING BEING A 1 INCH REBAR TAGGED RLS 23379;

THENCE CONTINUING SOUTH 89 DEGREES 55 MINUTES 50 SECONDS WEST, A DISTANCE OF 60.01 FEET TO A 1 INCH PIN TAGGED RLS 15933;

THENCE NORTH 00 DEGREES 35 MINUTES 39 SECONDS WEST, A DISTANCE OF 336.82 FEET TO THE NORTH LINE OF SAID LOT 1, BEING A 1/2 INCH PIN TAGGED RLS 15933;

THENCE SOUTH 89 DEGREES 55 MINUTES 25 SECONDS EAST ALONG SAID NORTH LINE, A DISTANCE OF 59.71 FEET TO A 1/2 INCH PIN, BEING THE BEGINNING OF A CURVE CONCAVE SOUTHERLY WITH A RADIUS OF 688.94 FEET;

THENCE SOUTHEASTERLY ALONG SAID NORTH LINE AND SAID CURVE, THROUGH A CENTRAL ANGLE OF 10 DEGREES 03 MINUTES 58 SECONDS, AN ARC DISTANCE OF 121.04 FEET TO A 1/2 INCH REBAR TAGGED RLS 23379;

THENCE SOUTH 00 DEGREES 35 MINUTES 39 SECONDS EAST, A DISTANCE OF 80.00 FEET TO A 1/2 INCH REBAR TAGGED RLS 23379;

THENCE NORTH 89 DEGREES 55 MINUTES 25 SECONDS WEST, A DISTANCE OF 120.00 FEET TO A 1/2 INCH REBAR TAGGED RLS 23379;

THENCE SOUTH 00 DEGREES 35 MINUTES 39 SECONDS EAST, A DISTANCE OF 246.21 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL NO. 2:

THAT PORTION OF THE ABANDONED 20 FOOT ALLEY LYING EASTERLY OF AND ADJACENT TO THE EAST LINE OF LOT 1, NORTHERLY OF THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 1, OF COLONIAL PLAZA, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY

RECORDER OF PIMA COUNTY, ARIZONA, RECORDED IN BOOK 17 OF MAPS, PAGE 23, AS CONVEYED IN DOCKET 8450, PAGE 1623, OFFICIAL RECORDS, BY THE PIMA COUNTY BOARD OF SUPERVISORS IN RESOLUTION AND ORDER 1988-249.

The foregoing instrument is a full, true and correct copy of the original document.

Attest 6-30 2016

MICHAEL K. JEANES, Clerk of the Superior Court of the State of Arizona, in and for the County of Maricopa.

By [Signature] Deputy