



Arizona Department of Real Estate (ADRE)
Development Services Division
www.azre.gov
PHOENIX OFFICE
2910 N. 44th STREET STE-100
PHOENIX, AZ 85018

DOUGLAS A. DUCEY
GOVERNOR

JUDY LOWE
COMMISSIONER

SUBDIVISION PUBLIC REPORT

FOR
COYOTE CREEK

Registration No. DM 05-049565

SUBDIVIDER

COYOTE CREEK DEVELOPMENT, L.L.C.
14901 East Old Spanish Trail
Vail, AZ 85641

Effective Date :October 6, 2005

First Amended May 31, 2006
Second Amendment March 16, 2010
3rd Amendment: July 17, 2014
4th Amendment Date: April 25, 2017

PROPERTY REPORT DISCLAIMER

This report is NOT A RECOMMENDATION NOR AN ENDORSEMENT by the State of Arizona of this land but is provided for informational purposes ONLY. The report reflects information provided by the subdivider and obtained by the Department in its review process in accordance with the provisions of Title 32, Chapter 20, Article 4, of the Arizona Revised Statutes, as amended. NOTE that not all of the information in this report has been verified by the Department; certain information has been accepted by the Department as true and accurate based on attestation of the subdivider and/or the subdivider's agents. You should verify all facts before signing any documents. The Department has not passed upon the quality or quantity of any improvement or structure and does not assume responsibility in either event.

THE ARIZONA DEPARTMENT OF REAL ESTATE

REQUIRES THAT:

1. You BE GIVEN this public report;
2. YOU SIGN A RECEIPT indicating that you received this report;

RECOMMENDS:

1. You DO NOT SIGN ANY AGREEMENT before you have read this report;
2. You see the EXACT PROPERTY you are interested in BEFORE SIGNING any document for lease or purchase.

ARIZONA LAW STATES:

1. THE SALE OR LEASE OF SUBDIVIDED LANDS PRIOR TO ISSUANCE OF THIS REPORT OR FAILURE TO DELIVER THIS REPORT TO YOU SHALL RENDER THE SALE OR LEASE RESCINDABLE BY YOU. ACTION TO RESCIND MUST BE BROUGHT WITHIN 3 YEARS FROM DATE OF EXECUTION OF PURCHASE AGREEMENT.
2. CONTRACTS OR AGREEMENTS FOR THE PURCHASE OF AN UNIMPROVED LOT (WITHOUT A BUILDING)* MAY BE RESCINDED BY YOU WITHOUT CAUSE BY SENDING OR DELIVERING WRITTEN NOTICE OF RESCISSION BY MIDNIGHT OF THE SEVENTH CALENDAR DAY FOLLOWING THE SIGNING.
3. IF YOU HAVE SIGNED A PURCHASE AGREEMENT FOR THE PURCHASE OF AN UNIMPROVED LOT (WITHOUT A BUILDING)* PRIOR TO INSPECTING THE LOT, YOU HAVE SIX MONTHS TO INSPECT AND UPON INSPECTION MAY RESCIND THE PURCHASE AGREEMENT.

* A contract or agreement for purchase of a lot which includes a building or obligates the seller to complete construction of a building within two years from the contract date does not constitute the purchase of an unimproved lot. Therefore, if your purchase includes a lot and a building or a building to be built, you are not entitled to the rescission rights described in paragraphs 2 and 3.

**CERTIFICATION TO THE CONSUMER FINANCIAL PROTECTION BUREAU (formerly HUD)
FROM THE ARIZONA DEPARTMENT OF REAL ESTATE**

FEDERAL LAW STATES:

1. IF YOU RECEIVE THE PUBLIC REPORT PRIOR TO SIGNING A CONTRACT OR AGREEMENT, YOU MAY CANCEL YOUR CONTRACT OR AGREEMENT BY GIVING NOTICE TO THE SELLER ANYTIME BEFORE MIDNIGHT OF THE SEVENTH DAY FOLLOWING THE SIGNING OF THE CONTRACT OR AGREEMENT.
2. IF YOU HAVE SIGNED A PURCHASE AGREEMENT PRIOR TO INSPECTING THE LOT, YOU HAVE SIX MONTHS TO INSPECT AND UPON INSPECTION MAY RESCIND THE PURCHASE AGREEMENT.
3. IF YOU DID NOT RECEIVE THE PUBLIC REPORT BEFORE YOU SIGNED A CONTRACT OR AGREEMENT, YOU MAY CANCEL THE CONTRACT OR AGREEMENT ANYTIME WITHIN TWO YEARS FROM THE DATE OF SIGNING.

RISKS OF BUYING LAND:

1. The future value of any land is uncertain and dependent upon many factors. DO NOT expect all land to increase in value.
2. Any value which your lot may have will be affected if the roads, utilities and all proposed improvements are not completed.
3. Resale of your lot may be difficult or impossible, since you may face the competition of the developer's sales program and local real estate brokers may not be interested in listing your lot.
4. Any subdivision or development will have an impact on the surrounding environment. Whether or not the impact is adverse and the degree of impact, will depend on the location, size, planning and extent of development. Subdivisions and developments which adversely affect the environment may cause governmental agencies to impose restrictions on the use of the land. Changes in plant and animal life, air and water quality and noise levels may affect your use and enjoyment of your lot and your ability to sell it.
5. In the purchase of real estate, many technical requirements must be met to assure that you receive proper title. Since this purchase involves a major expenditure of money, it is recommended that you seek professional advice before you obligate yourself.

CONSUMER FINANCIAL PROTECTION BUREAU
1700 G Street NW
Washington DC 20552

Office of Supervision Examinations
Interstate Land Sales Registration Program (ILSRP) (202)-435-7800
E-Mail: [CFPB ILS Subdivision Contacts@cfpb.gov](mailto:CFPB_ILS_Subdivision_Contacts@cfpb.gov)

Team Lead: Dennis J. Weipert (202)-435-7567

Examiner: William J. Thomas (202)-435-7736

All filings are to be sent to:

CFPB Interstate Land Sales
c/o Armedia LLC
8221 Old Courthouse Road, Suite 300
Vienna, VA 22182

GENERAL

This report includes: Lots 160, 212-231, 252-271, 288-295, 298-300, 309, 311, 314, 316-320, 322, 325, 328, 331-332, 335, 338, 343-344, 389 and 390.

The map of this subdivision: is recorded in Book 53 at page 50 , records of Pima County, State of Arizona.

The subdivision is approximately 980 acres in size. It has been divided into 395 lots .Block A and Common Areas A – F to be completed in phases Lot boundaries will be staked at corners and radii.

YOU ARE ADVISED TO OBTAIN A COPY OF THE RECORDED MAP AND CORRECTION DOCUMENTS, IF ANY, AND NOTE ALL EASEMENTS, RESTRICTIONS AND STATEMENTS CONTAINED THEREIN.

SUBDIVISION LOCATION

Location: Northwest of Old Spanish Trail and Coyote Creek Ranch Road, Pima County, Arizona

SUBDIVISION CHARACTERISTICS

Topography: Land is hilly with arroyos

Flooding and Drainage: Regina Beem of Psmoas in a letter dated March 22, 2017, states that a Hydrology Report which was reviewed by Pima County, determined the flood prone limits of the 100 year storm. As a result of design, once constructed in accordance with approved plans and specifications, each lot provides a building site in which there are no drainage hazards from the 100 year storm. To the best of our knowledge flood insurance for lots 1 through 395 should not be required, as long as habitable structures do not encroach on the 100 year flood limits.

The entire subdivision lies within Zone “X”, an area determined to be outside the 500 year floodplain.

Soils: Pursuant to a Soils Report dated April 23, 1999 by Terracon,

Due to any possibility of expansion or subsidence of soils on individual lots, it is recommended that, prior to purchase, a soils report on that lot be conducted by a soils engineer. Declarant suggests a soils report from a qualified engineer be conducted for slab preparation.

Adjacent Lands and Vicinity: Zoned RH, single family housing. The sounds, smells and other aspects associated with equestrian use will be evident on the properties in the area of the equestrian center at the southeast corner of the development. Block A, as shown on the recorded plat, will be used by developer for his sales office and open space, it is zoned CR-1, developer has advised that re-zoning to reflect the proper zoning for an office building has been recorded. The asphalt paved public roads are completed and will be maintained by Pima County.

AIRPORTS

Military Airport: None

Public Airport: Tucson International Airport – 18 miles from the subdivision

UTILITIES

Electricity: Tucson Electric Power, 623-7711, www.tep.com . Hook up fee of \$38.00, deposit may be required.

Street Lights: Not provided

Telephone: Cox Communications, 866/961-0027 www.cox.com. Hook up fee is approximately \$60.00 and a possible deposit for new service. Costs for HD cable service being at \$24.99, bundled rates are available. Check with your provider for specific charges to match your requirements.

IT IS POSSIBLE THAT YOU MAY NOT HAVE TELEPHONE SERVICE AT THE TIME OF CLOSING. YOU ARE ADVISED TO CONTACT YOUR SERVICE PROVIDER TO DETERMINE THE STATUS OF TELEPHONE SERVICE. YOU MAY ALSO WANT TO CONSIDER TEMPORARY ALTERNATIVES, ie A CELLULAR TELEPHONE.

Natural Gas: Southwest Gas Company, 877/860-6020, www.swgas.com
Hook up fee of \$35.00, plus tax and a deposit of \$80.00. Line extension to house pad may be extra.

Water: Saguaro Water Company 577-2616. Hook up fee of \$26.53 and a \$403.00 meter fee will be refunded over ten years, deposit may be required.

Utilities from lot line to dwelling, estimate costs for builder: Electric and phone in same trench, 3.00 per linear foot. Gas \$8.50 to \$13.50 per foot. Water \$8.00 per linear foot.

Developer advises the above utilities are completed to lot lines.

Sewage Disposal: Individual septic systems, estimated cost 6,000.00 for standard septic system. Alternative system may be required.

ALL UTILITIES AND IMPROVEMENTS HAVE BEEN COMPLETED FOR THE LOTS INVOLVED IN THIS FILING.

THE ABOVE COSTS ARE SUBJECT TO CHANGE BY SERVICE PROVIDERS. YOU SHOULD CONTACT THE ABOVE PROVIDERS REGARDING EXTENSION RULES AND REGULATIONS, SERVICE CONNECTIONS AND COSTS INVOLVED.

STREETS, ROADS AND DRAINAGE

Access to the Subdivision: Asphalt paved public and private roads are complete and are being maintained by Pima County and the Coyote Creek Homeowners Association, respectively.

Access within the Subdivision: Coyote Creek Ranch Road is a public road and is being maintained by Pima County. All other interior roads are asphalt paved private roads and are being maintained by the Coyote Creek Homeowner's Association.

Arizona State Trust Land: The Arizona State Land Department administers over 9.3 million acres of State Trust Land. This is not public land. Trust land may be subject to future development and may not be preserved or saved for open space without compensation.

A person must have prior approval to use State Trust Land. Temporary recreational use is allowed with certain restrictions and conditions through purchase of a recreational permit. Use of State Trust Land without proper approval is a trespass.

MANY ROADS ON RURAL TRUST LANDS ARE NOT LEGAL TRAVEL ROUTES, EXCEPT FOR STATE LESSEES AND HUNTERS, AND DO NOT PROVIDE LEGAL ACCESS TO PRIVATE LAND. STATE TRUST LAND MAY BE SOLD OR LEASED FOR USES WHICH MAY EXCLUDE RECREATION. RECREATION IS A TEMPORARY USE THAT MAY BE TERMINATED AT ANY TIME.

For additional information, visit the State Land Department web page at www.land.state.az.us, or call (602) 542-4631.

Flood and Drainage: Rip/Rap installed at culvert crossings and bridges. The flood and drainage facilities are completed and will be maintained by the Homeowners Association.

COMMON, COMMUNITY AND RECREATIONAL FACILITIES

Within the Subdivision: Private streets, equestrian center on Common Area E and landscaping in common areas. Equestrian Center leased by operator, Coyote Creek Equestrian Center, Inc and maintained by same. The Recreation Center is maintained by the Coyote Creek Homeowners Association. Users of the center pay a fee.

Amenities are Recreation Center, Basketball, Volleyball, Tennis and Pickleball Courts. Barbecue area, bathrooms, picnic area

Block A is owned by Coyote Creek Development LLC and has a permitted office on the land.

ASSURANCES FOR COMPLETION

Assurances for Completion of Subdivision Facilities: The developer has an Assurance Agreement with Pima County. However, utilities to these lots have been completed and the Assurance Agreement released.

Assurances for Maintenance of Subdivision Facilities: Recorded CC&R's for Homeowner's Association. Acceptance by Pima County and applicable utility companies.

LOCAL SERVICES AND FACILITIES

Schools: Vail Elementary School – 8 miles
Old Vail Middle School – 8 miles
Cienega High School - 9 miles

SCHOOL FACILITIES AND BUS SERVICE MAY CHANGE. YOU SHOULD CONTACT THE LOCAL SCHOOL BOARD REGARDING THE CURRENT LOCATION OF SCHOOLS AND BUS SERVICE.

Shopping Facilities: 14 miles to major shopping .

Public Transportation: None

Medical Facilities: Carondelet Medical Facility at Rita Ranch – 10 miles
St. Joseph's Hospital – 17 miles
Northwest Emergency Medical Facility at Rita Ranch – 10 miles

Fire Protection: Rincon Valley Fire Department – 3 miles, fees are included in the real property taxes

Ambulance Service: Via 911

Police Services: Pima County Sheriff – 520-351-4600

Garbage Services: Waste Management - \$16.23 per month charged for a garbage pick-up once a week. 866/909-4458

LOCATIONS AND COSTS OF THE ABOVE SERVICES AND FACILITIES MAY CHANGE. YOU SHOULD VERIFY THEIR CURRENT LOCATIONS AND COSTS PRIOR TO PURCHASE.

SUBDIVISION USE AND RESTRICTIONS

Use: This offering is for Unimproved Lots (Vacant lot- NO dwelling).
Zoned: CR-1

Conditions, Reservations and Restrictions:

Restrictions and Other Matters of Record: Conditions, reservations and restrictions that may run with the land including City or County zoning restrictions should be investigated by you. Copies of those items which are recorded may be inspected at the Office of the Pima County Recorder. Information about zoning may be obtained at the Office of the Pima Planning and Zoning Department. Restrictions are recorded as cited in the following title exceptions and per the subdivision plat.

TITLE

Title to this subdivision is vested in Landmark Title Assurance Agency of Arizona, LLC, as Trustee under Trust 18089-T

Subdivider's interest in this subdivision is evidenced by an assigned beneficial interest n Trust 18089-T

Title is subject, among other things, to all taxes, assessments, covenants, conditions, restrictions, limitations, reservations, rights, obligations, powers, easements, rights of way, liens, and charges of record. **YOU SHOULD INVESTIGATE THE TITLE AND SATISFY YOURSELF AS TO WHAT EFFECT, IF ANY, THESE MATTERS MAY HAVE ON THE USE OF THE LAND.** Title exceptions affecting the condition

of title are listed in the Preliminary Title Report dated June 2, 2014 and issued by Title Security Agency, LLC . **You should obtain a current title report and determine the effect of the listed exceptions.**

EXCEPTIONS: SEE EXHIBIT " A " ATTACHED

METHOD OF SALE OR LEASE

Sales: YOUR VESTED INTEREST/OWNERSHIP INTEREST IN THE PROPERTY WILL BE EVIDENCED BY THE SUBDIVIDER DELIVERING A RECORDED DEED TO YOU AND BY YOUR SIGNING A PROMISSORY NOTE AND MORTGAGE OR DEED OF TRUST FOR THE UNPAID BALANCE, IF ANY. YOU SHOULD READ THESE DOCUMENTS BEFORE SIGNING THEM.

Release of Liens and Encumbrances: Seller will obtain release of all recorded liens, i.e. Deeds of Trust, by close of escrow.

Use and Occupancy: Upon close of escrow and recordation of deed.

Leasehold Offering: The Equestrian Center will be leased to an operator whose affairs will be controlled by the declarant according to Section 10.1 Article X of the recorded CC&R's. **The Homeowner's Association could become responsible for costs involved with the center. Buyer should consider the affects and responsibilities of the center prior to purchase.**

THE PURCHASE CONTRACT IS A BINDING AGREEMENT. CONTRARY TO THE TERMS AND PROVISIONS OF THE CONTRACT, YOU MAY HAVE ADDITIONAL RIGHTS, REMEDIES AND WARRANTIES PROVIDED BY LAW. READ THOROUGHLY BEFORE SIGNING. IF NOT UNDERSTOOD, SEEK COMPETENT ADVICE PRIOR TO COMMITMENT TO PURCHASE.

TAXES AND ASSESSMENTS

Real Property Taxes: The combined primary and secondary property tax rate for this subdivision for the year 2016 is \$ 18.20 per \$100.00 assessed valuation. The estimated property tax for an unimproved lot (vacant), based on the above tax rate and average sales price of \$ 100,000.00, is \$ 1,820.00.

Special District Tax or Assessments:

AMOUNT OF TAXES AND ASSESSMENTS SET FORTH ABOVE ARE APPROXIMATE ONLY AND SUBJECT TO CHANGE.

PROPERTY OWNERS ASSOCIATIONS

Name and Assessments: Coyote Creek Homeowner's Association. Current monthly assessment is \$75.00 per month (fees may be collected semi-annually).

Control of Association: Upon the earlier of:

Sale of all lots

Written notice of the relinquishment of Class B votes by Declarant

Title to Common Areas: Prior to final lot conveyance to purchasers, or upon completion of improvements thereon.

Membership: All lot owners are members.

PAYMENTS TO PROPERTY OWNERS ASSOCIATIONS ARE SUBJECT TO CHANGE IN ACCORDANCE WITH RECORDED RESTRICTIONS. SAID ASSOCIATION MAY ALSO IMPOSE SPECIAL ASSESSMENTS.

YOU ARE ADVISED TO READ THE RECORDED DECLARATION OF (COVENANTS, CONDITIONS AND RESTRICTIONS, ARTICLES OF INCORPORATION, DECLARATION OF CONDOMINIUM, BYLAWS) FOR THIS SUBDIVISION TO DETERMINE THE RIGHTS OF LOT/UNIT OWNERS TO PARTICIPATE IN THE CONTROL OF THE PROPERTY OWNERS' ASSOCIATION AND TO DETERMINE THE RIGHTS, DUTIES AND LIMITATIONS OF OWNERS IN AND TO USE OF THEIR LOT/UNITS. FURTHER, YOU SHOULD DETERMINE FOR YOURSELF IF SUBDIVIDER'S ARRANGEMENTS AND PLANS FOR THE PAYMENT OF ASSESSMENTS ON UNSOLD LOTS/UNITS WILL BE SUFFICIENT TO FULFILL THE NEEDS, DEMANDS AND FINANCIAL OBLIGATIONS OF THE ASSOCIATION, AS SET FORTH IN THE DECLARATION AND BYLAWS.

- A. The rights of parties in possession by reason of any unrecorded lease or month to month tenancies affecting any portion of the within described property.
- B. This report is for informational purposes only and is not to be considered a commitment to issue any form of title insurance. It is for the use only of the party who ordered it and liability, if any, is limited to the amount of the fee paid. Receipt and use of this report shall be evidence of the acceptance of the terms hereof.
- C. There are no other recorded matters affecting the title to the land described in this report.

D. TAXES AND ASSESSMENTS collectible by the County Treasurer, a lien not yet due and payable for the following year:

2017

E. Taxes and Assessments for the second half of the year 2016, a lien now due and payable.

F. Easements, restrictions, reservations and conditions as set forth on the recorded plat of said subdivision recorded in Book 53 of Maps and Plats at page 50 and as affected by Docket 11938 at page 634.

G. RESTRICTIONS, CONDITIONS AND COVENANTS, omitting, if any, from the above, any restrictions based on race, color, religion, sex, handicap, familial status or national origin as shown on the plat:

recorded in Book 53 of Maps and Plats at Page 50 thereof.

H. Reservations or exceptions in Patents or in Acts authorizing the issuance thereof.

I. RESTRICTIONS, CONDITIONS, COVENANTS, RESERVATIONS, including but not limited to any recitals creating easements, liabilities, obligations or party walls, omitting, if any, from the above, any restrictions based on race, color, religion sex, handicap, familial status or national origin contained in instrument:

Docket 6568 at page 180

J. RESTRICTIONS, CONDITIONS, COVENANTS, RESERVATIONS, including but not limited to any recitals creating easements, liabilities, obligations or party walls, omitting, if any, from the above, any restrictions based on race, color, religion sex, handicap, familial status or national origin contained in instrument:

Docket 11154 at page 245

Docket 11154 at page 253

K. RESTRICTIONS, CONDITIONS, COVENANTS, RESERVATIONS, including but not limited to any recitals creating easements, liabilities, obligations or party walls, omitting, if any, from the above, any restrictions based on race, color, religion sex, handicap, familial status or national origin contained in instrument:

Docket 11267 at page 1626

Amended and Restated in Docket 12021 at page 1872

Amendment recorded in Docket 13749 at page 2867

Amended and Restated at Sequence No. 20141330481

Amended and Restated at Sequence No. 20141480132

Assignment of Declarant's Rights recorded in:

Docket 12242 at page 2845

Docket 13760 at page 114

- L. RESTRICTIONS, CONDITIONS, COVENANTS, RESERVATIONS, including but not limited to any recitals creating easements, liabilities, obligations or party walls, omitting, if any, from the above, any restrictions based on race, color, religion sex, handicap, familial status or national origin contained in instrument:
- Docket 11378 at page 739
- M. EASEMENT and rights incident thereto, as set forth in instrument:
- Recorded in Book 218 of Deeds at page 287
Purpose communication facilities
- N. EASEMENT and rights incident thereto, as set forth in instrument:
- Recorded in Docket 1015 at page 79
Purpose electric facilities
- O. EASEMENT and rights incident thereto, as set forth in instrument:
- Recorded in Docket 2667 at page 5
Purpose road
And as affected by partial release recorded in Docket 12812 at page 2048 and page 2051
- P. EASEMENT and rights incident thereto, as set forth in instrument:
- Recorded in Docket 11199
Page 983
Purpose ingress and egress
- Q. EASEMENT and rights incident thereto, as set forth in instrument:
- Recorded in Docket 11249
Page 1491
Purpose electric facilities and communication facilities
- R. EASEMENT and rights incident thereto, as set forth in instrument:
- Recorded in Docket 11267
Page 1692
Purpose ingress and egress
- S. EASEMENT and rights incident thereto, as set forth in instrument:
- Recorded in Docket 12776
Page 787
Purpose slope (Lot 222)
- T. EASEMENT and rights incident thereto, as set forth in instrument:
- Recorded in Docket 12776
Page 790
Purpose slope (Lot 212)

- U. EASEMENT and rights incident thereto, as set forth in instrument:
- | | |
|--------------------|-------------------------------|
| Recorded in Docket | 12776 |
| Page | 793 |
| Purpose | drainage facilities (Lot 213) |
- V. EASEMENT and rights incident thereto, as set forth in instrument:
- | | |
|--------------------|-------------------------------|
| Recorded in Docket | 12776 |
| Page | 802 |
| Purpose | drainage facilities (Lot 221) |
- W. EASEMENT and rights incident thereto, as set forth in instrument:
- | | |
|--------------------|-------------------------------|
| Recorded in Docket | 12776 |
| Page | 817 |
| Purpose | drainage facilities (Lot 389) |
- X. EASEMENT and rights incident thereto, as set forth in instrument:
- | | |
|--------------------|------------------------------|
| Recorded in Docket | 13381 |
| Page | 15 |
| Purpose | telecommunication facilities |
- Y. AGREEMENT according to the terms and conditions contained therein:
- | | |
|---------|---------|
| Purpose | Roadway |
| Docket | 3665 |
| Page | 267 |
- Z. AGREEMENT according to the terms and conditions contained therein:
- | | |
|---------|----------|
| Purpose | Easement |
| Docket | 7200 |
| Page | 981 |
- AA. MATTERS contained in Pima County Ordinance No. 1999-8 (relating to zoning) recorded in Docket 10968 at page 1732.
- BB. AGREEMENT and Notice of Municipal Provider Reporting Requirements for Coyote Creek Regarding Membership in the Central Arizona Groundwater Replenishment District recorded in Docket 11154 at page 262.
Notice of Confirmation of CAGR D Fee Payment recorded in Docket 12683 at page 4029.
- CC. DECLARATION of Covenant regarding the payment of transportation impact fee recorded in Docket 11267 at page 1624.
- DD. Declaration of Covenant regarding the payment of transportation impact fees and regarding architectural style recorded in Docket 11319 at page 377.
- EE. Substitute Assurance Agreement for Construction of Subdivision Improvements recorded at Sequence NO. 20160350256.
- FF. DEED OF TRUST given to secure the original amount shown below, and any other amount payable under the terms thereof:

Amount	\$2,250,000.00
Dated	July 18, 2016
Recorded	August 2, 2016
Document No.	20162150373
Trustor liability company	Coyote Creek Development LLC, an Arizona limited liability company
Trustee	Commerce Bank of Arizona
Beneficiary	Commerce Bank of Arizona

GG. EASEMENT and rights incident thereto, as set forth in instrument:

Recorded in Document No.	20161690200
Purpose	electric and communication facilities

HH. EASEMENT and rights incident thereto, as set forth in instrument:

Recorded in Document No.	20162720098
Purpose	electric and communication facilities

II. EASEMENT and rights incident thereto, as set forth in instrument:

Recorded in	Docket 12776
Page	811
Purpose	drainage facilities (Lot 256)

JJ. EASEMENT and rights incident thereto, as set forth in instrument:

Recorded in Document No.	20163200145
Purpose	electric lines and communication facilities