



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
LAURA DEAN-LYTTLE

OK

When recorded, please mail copy to:

Survey Innovation Group, Inc.
8340 E. Raintree Drive, Suite C1-A
Scottsdale, AZ 85260

DATE/TIME: 09/22/04 1613
FEE: \$13.00
PAGES: 1
FEE NUMBER: 2004-074647

AFFIDAVIT OF CORRECTION

This is to certify that I, Jason Segneri, of Survey Innovation Group, Inc. hereby publish this Affidavit of Correction to amend the Final Plat of Maricopa Fiesta, as recorded in 2004-044879, Cabinet E, Slide 74, records of Pinal County, Arizona. The corrections to be made are follows:

The dimension is incorrectly shown for L18 as 45.97. The correct dimension is 44.97.

Dated this 21st day of July, 2004

Jason Segneri

Jason Segneri, R.L.S. 35833

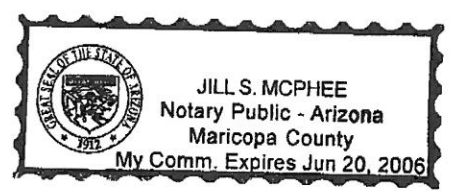


State of Arizona)
) ss.
County of Maricopa)

On this 21st day of July, 2004, before me, the undersigned notary public, personally appeared Jason Segneri, known to be the person whose name is subscribed to the foregoing instrument, and acknowledged that he execute the same for the purpose herein contained.

My commission expires: _____

Jill S. McPhee
Notary of Public



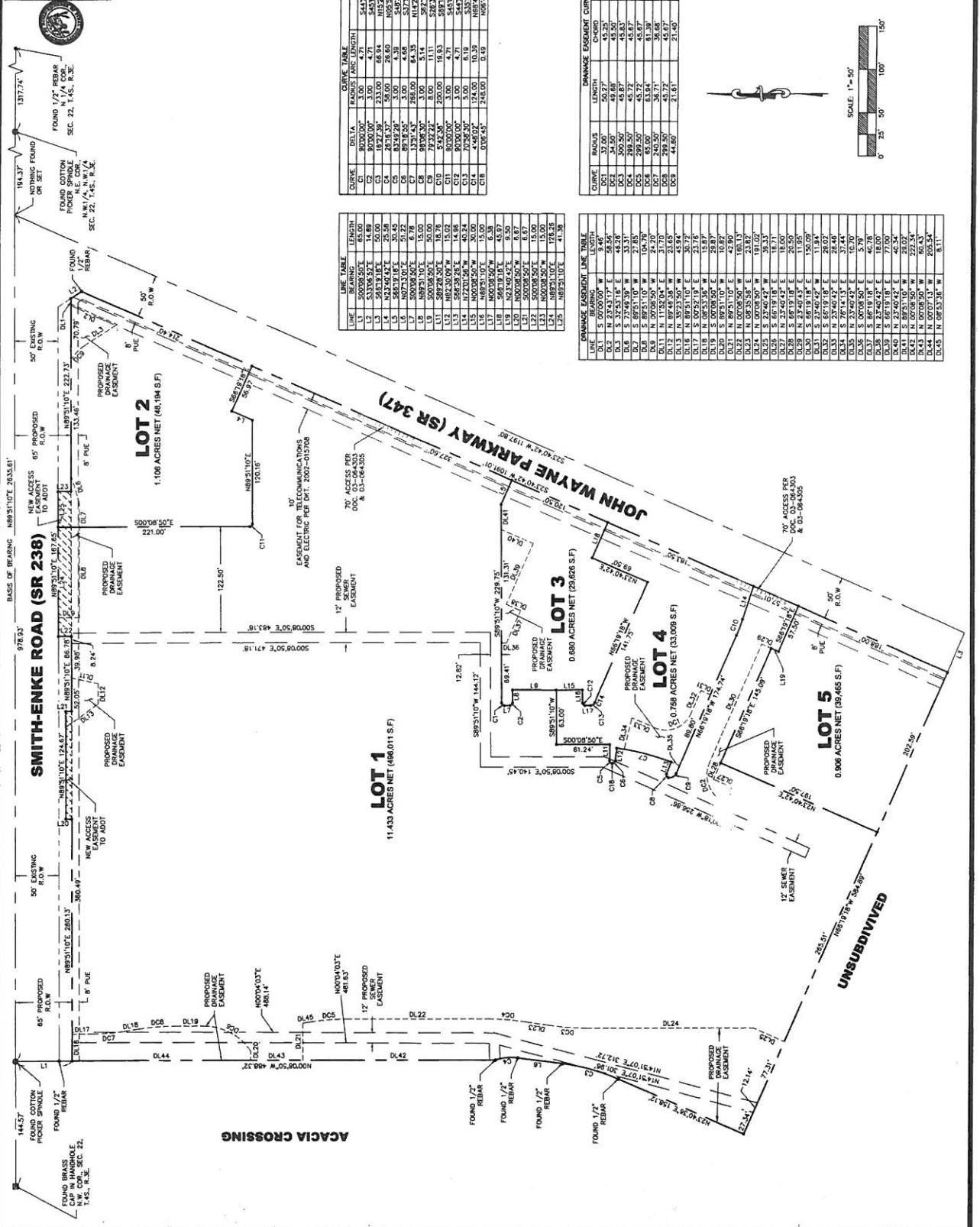


**MARICOPA FIESTA
FINAL PLAT**
PINAL COUNTY, ARIZONA



REVISIONS:
DRAWING NAME:
JOB NO. 2124
DRAWN ELS
CHECKED: JAS
DATE: 05/13/04
SCALE: 1"=50'
SHEET: 2 OF 2

STATE OF ARIZONA }
COUNTY OF PINAL }
I HEREBY CERTIFY THAT THE ABOVE INSTRUMENT
IS FILED IN THE OFFICIAL RECORDS OF PINAL
COUNTY, ARIZONA, THIS 13th DAY OF MAY
2004, AT 10:00 AM. BY _____
LAND DEPARTMENT COUNTY RECORDER
DUPLICATE



CURVE TABLE

| CURVE | DELTA | RADIUS | ARC LENGTH | CHORD |
|-------|-----------|--------|------------|------------------|
| C1 | 100.0000° | 3.00 | 4.71 | 3.445110° W 4.24 |
| C2 | 100.0000° | 3.00 | 4.71 | 3.445110° W 4.24 |
| C3 | 102.2438° | 233.00 | 66.54 | N152.24° W 66.71 |
| C4 | 28.1837° | 56.00 | 26.60 | N95.52° E 26.37 |
| C5 | 89.8183° | 3.00 | 4.68 | S17.00° W 4.22 |
| C6 | 89.8183° | 3.00 | 4.68 | S17.00° W 4.22 |
| C7 | 133.45° | 266.00 | 64.35 | N147.52° E 64.20 |
| C8 | 79.3937° | 3.00 | 4.11 | S21.71° W 4.53 |
| C9 | 79.3937° | 3.00 | 4.11 | S21.71° W 4.53 |
| C10 | 52.45° | 200.00 | 18.53 | S88.10° E 19.53 |
| C11 | 80.0000° | 3.00 | 4.71 | S45.00° E 4.24 |
| C12 | 80.0000° | 3.00 | 4.71 | S45.00° E 4.24 |
| C13 | 70.2820° | 3.00 | 4.19 | S33.10° W 5.41 |
| C14 | 4.9692° | 174.00 | 10.39 | N85.43° W 10.39 |
| C15 | 0.0000° | 240.00 | 0.00 | N00.00° E 0.00 |
| C16 | 0.0000° | 240.00 | 0.00 | N00.00° E 0.00 |

LINE TABLE

| LINE | BEARING | LENGTH |
|------|------------|--------|
| L1 | S17.00° W | 14.89 |
| L2 | S17.00° W | 14.89 |
| L3 | S88.10° E | 50.00 |
| L4 | S95.52° E | 26.38 |
| L5 | N147.52° E | 64.20 |
| L6 | N21.71° W | 4.53 |
| L7 | N21.71° W | 4.53 |
| L8 | S21.71° W | 4.53 |
| L9 | S21.71° W | 4.53 |
| L10 | S45.00° E | 4.24 |
| L11 | S45.00° E | 4.24 |
| L12 | S33.10° W | 5.41 |
| L13 | S33.10° W | 5.41 |
| L14 | N00.00° E | 10.39 |
| L15 | N00.00° E | 10.39 |
| L16 | N00.00° E | 6.38 |
| L17 | S88.10° E | 45.87 |
| L18 | N21.71° W | 4.53 |
| L19 | N21.71° W | 4.53 |
| L20 | S21.71° W | 4.53 |
| L21 | S21.71° W | 4.53 |
| L22 | S45.00° E | 4.24 |
| L23 | S45.00° E | 4.24 |
| L24 | S33.10° W | 5.41 |
| L25 | S33.10° W | 5.41 |
| L26 | N00.00° E | 10.39 |
| L27 | N00.00° E | 10.39 |
| L28 | N00.00° E | 6.38 |

DRAINAGE EASEMENT CURVE TABLE

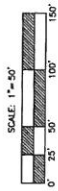
| CURVE | RADIUS | LENGTH | CHORD | CHORD BEARING |
|-------|--------|--------|-------|------------------|
| DE1 | 34.50 | 48.67 | 43.30 | S 72.23° W 45.00 |
| DE2 | 34.50 | 48.67 | 43.30 | S 72.23° W 45.00 |
| DE3 | 300.50 | 48.67 | 48.63 | S 04.13° W 08.44 |
| DE4 | 300.50 | 48.67 | 48.63 | S 04.13° W 08.44 |
| DE5 | 282.50 | 48.67 | 48.67 | S 04.13° W 08.44 |
| DE6 | 85.00 | 63.94 | 61.99 | S 28.62° W 58.21 |
| DE7 | 240.50 | 38.71 | 38.68 | N 04.51° W 08.44 |
| DE8 | 240.50 | 38.71 | 38.68 | N 04.51° W 08.44 |
| DE9 | 44.60 | 21.61 | 21.40 | N 42.59° W 21.43 |
| DE10 | 44.60 | 21.61 | 21.40 | N 42.59° W 21.43 |

DRAINAGE EASEMENT LINE TABLE

| LINE | BEARING | LENGTH |
|------|------------|--------|
| DL1 | S 00.00° W | 5.41 |
| DL2 | N 23.43° E | 58.56 |
| DL3 | S 23.43° W | 58.56 |
| DL4 | S 00.00° W | 5.41 |
| DL5 | S 89.51° W | 27.85 |
| DL6 | S 89.51° W | 104.79 |
| DL7 | N 11.52° E | 31.70 |
| DL8 | N 89.48° W | 21.65 |
| DL9 | N 89.48° W | 35.72 |
| DL10 | S 00.00° W | 5.41 |
| DL11 | S 00.00° W | 5.41 |
| DL12 | N 89.48° W | 21.65 |
| DL13 | N 89.48° W | 35.72 |
| DL14 | S 00.00° W | 5.41 |
| DL15 | S 00.00° W | 5.41 |
| DL16 | N 89.48° W | 21.65 |
| DL17 | N 89.48° W | 35.72 |
| DL18 | S 00.00° W | 5.41 |
| DL19 | S 00.00° W | 5.41 |
| DL20 | S 89.51° W | 10.82 |
| DL21 | S 89.51° W | 42.90 |
| DL22 | N 08.53° W | 23.82 |
| DL23 | N 08.53° W | 18.02 |
| DL24 | S 23.43° W | 35.33 |
| DL25 | S 23.43° W | 18.00 |
| DL26 | N 11.52° E | 18.00 |
| DL27 | N 11.52° E | 20.50 |
| DL28 | S 89.48° W | 21.65 |
| DL29 | S 89.48° W | 35.72 |
| DL30 | S 00.00° W | 15.00 |
| DL31 | S 23.43° W | 18.00 |
| DL32 | S 23.43° W | 35.72 |
| DL33 | N 08.53° W | 23.82 |
| DL34 | N 08.53° W | 18.00 |
| DL35 | S 89.48° W | 21.65 |
| DL36 | S 89.48° W | 35.72 |
| DL37 | S 00.00° W | 6.38 |
| DL38 | S 00.00° W | 6.38 |
| DL39 | S 89.48° W | 21.65 |
| DL40 | S 89.48° W | 35.72 |
| DL41 | S 00.00° W | 6.38 |
| DL42 | S 00.00° W | 6.38 |
| DL43 | S 89.48° W | 21.65 |
| DL44 | S 89.48° W | 35.72 |
| DL45 | N 08.53° W | 6.11 |

LEGEND

- FOUND 1/2" REBAR
- FOUND BRASS CAP IN HANDHOLE
- FOUND CHISELED "Y" ON CONCRETE
- FOUND COTTON PICKER SPINDLE
- FOUND 1/2" REBAR W/CAP #08033
- 0 SET 1/2" REBAR W/CAP #08033 R.O.W. RIGHT OF WAY



PROVIDED BY ZELL COMM. REALTY MGMT

Exhibit "C"

COMPREHENSIVE SIGN PROGRAM

For
Maricopa Fiesta
Pinal County, AZ

These criteria have been developed to insure design compatibility among all signs. Conformance to these criteria will be strictly enforced. Any sign installed that is non-conforming to these criteria not approved by Developer/Landlord must be removed or brought into conformance by the applicant and/or its sign contractor.

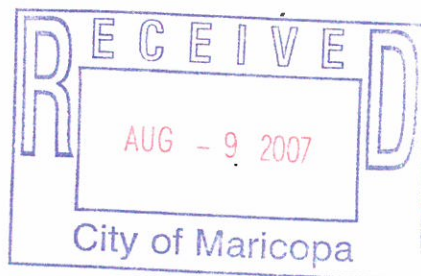
The Developer/Landlord shall approve all signs, in writing, prior to installation. Approval shall be for appearance only and not for code. Sign permits must be obtained from the Pinal County prior to the installation of any sign.

The following is a description of the design criteria:

GENERAL SIGNAGE REQUIREMENTS

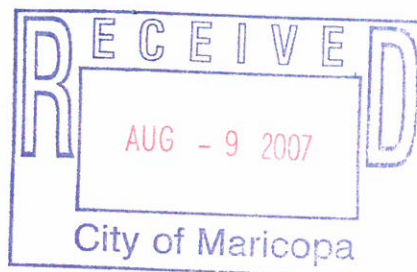
Any reference herein to the word Tenant or Tenants shall be construed to be the same as Pad Tenant/Buyer.

1. The Developer/Landlord shall review the shop drawings and specification (2 sets) and return one (1) set to applicant marked "Approved", "Approved as Noted", or "Revise and Re-Submit".
2. "Revise and Re-Submit" drawings will be returned to the applicant with comments. These drawings shall be revised by applicant and re-submitted to Developer/Landlord for its approval.
3. Upon receipt of Developer/Landlord approval applicant shall proceed with Pinal County permit process. No sign shall be installed prior to County approval.
4. No signs, advertisements, notices or other lettering shall be exhibited, inscribed painted or affixed on any part of a sign, except lettering and/or graphics which have received the prior written approval of Developer/Landlord.
5. Applicant or its representatives shall obtain all permits for its exterior sign and its installation. Applicant shall be responsible for all requirements and specifications.
6. Applicant shall have the sole responsibility for compliance with all applicable statutes/codes, ordinances or other regulations for all work performed on the premises by or on behalf of the applicant.
7. The Developer/Landlord's approval of applicant's plans specifications, calculations, or work shall not constitute an implication, representation, or certification by Developer/Landlord that said items are in compliance with applicable statutes, codes, ordinances or other regulations.
8. All signage is subject to Pinal County approval and this Comprehensive sign program. Developer/Landlord will support all applications for signs in compliance with this program but cannot guarantee County approval.
9. All signage shall be constructed and installed at Tenant's expense unless agreed to otherwise in writing.



Comprehensive Sign Program - Maricopa Fiesta
 SWC - State Routes 238 & 347
 Maricopa, Arizona
 July 8, 2003
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10. Tenant and the Tenant's contractor shall be responsible for the repair of any damage caused by installation or removal of any signage.
11. All sign bolts, fastenings, sleeves, and clips shall be of hot dipped galvanized iron, stainless steel, aluminum, brass, or bronze and no black iron material of any type will be permitted.
12. No labels shall be permitted on the exposed surface of signs, except those required by local ordinance. Those required shall be applied in an inconspicuous location.
13. Any penetrations of the building structure required for sign installation shall be neatly sealed in a watertight condition.
14. All exposed metals shall be painted to render them inconspicuous.
15. No exposed tubing or conduit will be permitted. All conductors, transformers, and other equipment shall be concealed.
16. All electrical signs shall bear the UL label.
17. All signs shall conform to Uniform Building Code Standards.
18. All electrical signs shall conform to National Electrical Code Standards.
19. Tenant shall be liable for the operation of their sign contractor.
20. Painted lettering will not be permitted.
21. Flashing, moving, or audible signs will not be permitted.
22. No exposed neon lighting shall be used on signs, symbols, or decorative elements without prior approval by Developer/Landlord and Pinal County.
23. No logos shall be permitted without prior approval by the Developer/Landlord. With the exception of the Major Tenant, copy content of the signage shall not include the product sold without prior approval of Developer/Landlord.
24. Standard white vinyl die cut copy may be used to display hours of business, emergency numbers, etc. Not to exceed one hundred forty four (144") square inches in area. All window graphics and displays shall be subject to the approval of the Developer/Landlord prior to fabrication or implementation.
25. All window signs shall meet the requirements of the Pinal County.
26. Wall signs shall consist of individual interior LED illuminated pan channel letters. These letters shall be mounted to the building fascia in the area allocated for signs by the Developer/Landlord. No cabinet signs allowed.



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SWC - Santa Route 238 & 347
Maricopa, Arizona
July 8, 2003
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- 27. Wall signs shall use integral 1/8" plexiglas inserts with standard 3/4" trim cap. Trim cap and return colors shall be Dark Bronze (Mathews # 41-313) only. Returns to be six inches (6") deep. These apply to all except Regional and/or National Tenants.
- 28. Letter style and color shall be subject to the approval by the Developer/Landlord.
- 29. Each sign package shall be subject to review and approval by the Developer/Landlord and Final County.
- 30. Any changes to the "Comprehensive Sign Package" will require approval by the Developer/Landlord and Final County.
- 31. Developer / Landlord:

Kimco / De Rito Maricopa Fiesta, L.L.C.
c/o De Rito Partners, Inc.
3200 East Camelback Road, Suite 175
Phoenix, Arizona 85018
(480) 834-8500

B. MAJOR TENANT

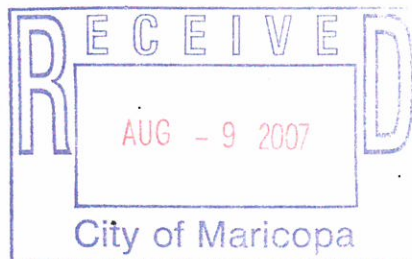
- 1. A Major store is defined as a Tenant or owner with a building area exceeding 40,000 square feet. (Refer to Exhibits 6, 7 and 9)
- 2. The Major store (Bashas) will be allowed eight (8) locations for attached building signs for the front. The maximum area allowed will be 1.5 square feet of signage per building foot frontage.
 - a) Bashas shall have a maximum letter height of 8'.
 - b) Ancillary "modifier" signs on the front elevation shall have a maximum copy height of 3'-0"
- 3. Bashas is the Major Tenant for this shopping center. Bashas will be allowed to display their corporate signage as shown on attached Exhibits 6 and 7. This will include their letter style, trimcap colors, return colors, return depth, signage copy and illumination methods.

C. FREESTANDING SIGNS

The following ground signs are the only ground signs permitted. All monument signage shall provide illumination of copy and logos only, with routed out metal backgrounds.

Phase 1

- 1. Major Tenant / Shop Tenant Directory
Two monument identification signs shall be allowed as follows:



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SVC - State Routes 238 & 347
Maricopa, Arizona
July 8, 2003
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- a). Two 12' tall 72 square foot signs. One on State Route 347 and one on State Route 238. (Refer to Exhibits 1 and 2). Number of individual tenant signs on each face could vary from one to nine. Size and configuration of individual tenant signs may vary.
- b). A total of five (5) 4' tall 12 square feet monument signs for Pad Tenants/Buyers (Refer to Exhibit 5). Each parcel shall be limited to one monument sign with the exception of a gas pad. A gas pad will be permitted to have two monument signs. One will be used for business identification and the other will be used for listing gas prices. For the attached Exhibits, the corner pad has been identified as a gas pad. One monument is located on each frontage. The Pad Tenant/Buyer may choose which monument is used for identification and which for pricing.
- c). All metal surfaces will have a light monox finish and shall be painted to match the center colors.

Phase 2

2. Major Tenant / Shop Tenant Directory

One monument identification sign shall be allowed as follows:

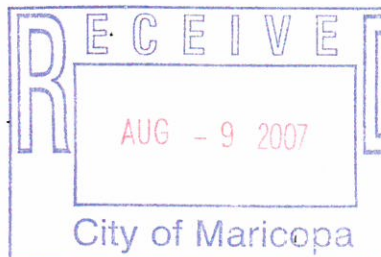
- a). One 10' tall 52 square foot sign on State Route 347 (Refer to Exhibits 1, 3 and 4). Number of individual tenant signs on each face could vary from one to nine. Size and configuration of individual tenant signs may vary.
- b). A total of one (1) 4' tall 12 square feet monument signs for Pad Tenants/Buyers (Refer to Exhibit 5). Each parcel shall be limited to one monument sign with the exception of a gas pad. A gas pad will be permitted to have two monument signs. One will be used for business identification and the other will be used for listing gas prices. For the attached Exhibits, the corner pad has been identified as a gas pad (Phase 1). One monument is located on each frontage. The Pad Tenant/Buyer may choose which monument is used for identification and which for pricing.
- c). All metal surfaces will have a light monox finish and shall be painted to match the center colors.

- 3. Directional Signs (Phase 1 and 2 including Pads): When required to assist the flow of traffic, (i.e. drive thru, exit, enter, etc.) directional signs are permitted. Such signs shall not exceed 4.8 square feet in area or a height of 3 feet. No advertising is permitted on directional signage.

D. SHOP TENANTS

Shop Tenants are defined as those Tenants having leased area of less than 39,999 square feet. (Refer to Exhibits 8 and 9)

- 1. Tenant shall have one wall sign per street frontage of individual interior illuminated pan channel letters mounted on the fascia. Tenants with two street fronts may have a sign on each



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 SWC - State Routes 238 & 347
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street front. In those locations where Tenant premises is aligned with a feature tower, Tenant's signage may also be located on side walls of feature tower, perpendicular with Tenant's storefront. Tenant's signage shall typically align with location of Tenant's premises. However, lateral adjustment of Tenant signage beyond limits of Tenant's premises will be considered by Developer/Landlord on a case by case basis where conflicts may exist.

2. Wall signs shall use integral color 1/8" plexiglas inserts with standard 3/4" trim cap. Trimcap and returns shall be dark bronze color (Mathews # 41-313). Returns to be five inches (5") deep.
3. Maximum and minimum copy heights (including logos) are as follows:

| | |
|--|----------------------------|
| Upper and Lower case letters (based on the Upper case letter) | maximum 30" minimum 16" |
| All upper case letters | maximum 30" minimum 16" |

Signs with two rows stacked shall have a maximum total height of 5' 0".

4. Permanent signs.

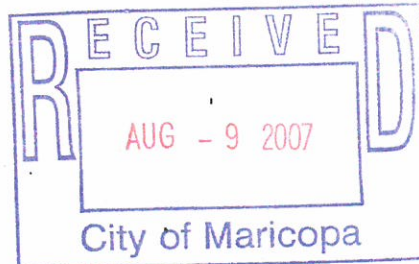
Wall signs: 1 square foot of sign area for each front foot of premises. All other parameters not withstanding, minimum sign area is twenty-four square feet. The overall length of any sign shall not exceed 30% of the leased frontage on which it is placed.

5. Letter style and color shall be subject to approval by the Developer/Landlord.
6. Each sign package shall be subject to review and approval by the Developer/Landlord and the Pinal County.

E. FREE-STANDING PAD BUILDINGS

1. Pad Tenants/Buyers are defined as those entities occupying a single free-standing building, on its own pad or parcel, located within the perimeter of Maricopa Fiesta Center.
2. Monument signs for freestanding pads are permitted. Refer to section above that addresses monument signage.
3. Permanent Sign Area.

Wall signs: Signs are permitted on three elevations with a maximum of 1 square foot of sign area for each foot of building frontage on the longest front. For the other two building elevations a maximum of 1/2 of a square foot per building front is permitted. The square footage of the elevation with the 1 square foot of sign area may be swapped with either of the elevations with 1/2 square foot of sign area. The aggregate of any combination of the elevation



square footages may not be applied to one elevation

ie: A building that has a 30' x 100' front will be allowed to use their 100 square feet of sign area on the length of the building that holds the 100 feet in length. The remaining other elevations will be allowed to utilize only 1/3 of their approximate building length for sign square footage. For example the 30' side elevation can have 15 square feet of signage and the remaining 100' side may have 50 square feet. The 100 square feet calculated for the longest side that is allowed to have signage at a rate of 1 square foot per frontage width may be swapped with either of the other two elevations.

If a pad is a gas pad that includes a canopy and / or car wash, the following shall apply:
 Canopy signage: Signs are permitted on two elevations and shall be limited 1/2 square feet of sign area for each foot of canopy frontage. Car Wash: Signs are permitted on two elevations and shall be limited 1/2 square feet of sign area for each foot of building frontage.

4. Tenant shall be permitted to install signs designed and located solely for the purpose of relieving traffic congestion and promoting the safe flow of traffic. Four and eight tenths (4.8) square feet per directional and no higher than 3'0". Locations must be clearly marked for sign permit submittals. No advertising is permitted on directional signage.
5. All menu boards shall be internally illuminated and will be in keeping with the building's colors and materials, matching those of the free-standing directional signs. Each pad requiring drive thru menu boards will be allowed one preview menu board and one 32 square foot menu board. Height to the top of the menu board (excluding light fixture) is maximum 6'-6".
6. Wall signs shall use integral color 1/8" plexiglas inserts with standard 3/4" or 1" trim cap. Trimecap and returns to be five inches deep and shall be painted, Dark Bronze - Mathews # 41-313. These apply to all except Regional and/or National Tenants.
7. Each pad sign package shall be subject to review and approval by the Developer/Landlord and the Pinal County.

F. LIST OF EXHIBITS

- No. 1 Site Plan
- No. 2 Monument Sign - 12' high
- No. 3 Monument Sign - 10' high
- No. 4 Monument Sign - 10' high
- No. 5 Pad Monument - 4' high
- No. 6 Major Tenant Building Mounted Signage
- No. 7 Major Tenant Building Mounted Signage Details
- No. 8 Typical In-line Tenant Building Mounted Signage
- No. 9 Sign Detail

