

1659211-4-1-1  
perez n

## ACCESS EASEMENT FOR INGRESS AND EGRESS

**JOSEPH BAER**, an unmarried man, (Grantor) is the owner of the following described real property located in Maricopa County, Arizona, (Grantor's Property).

**Lot 5, of the Minor Land Division Survey in Book 1133, Page 21, records of Maricopa County, Arizona.**

Grantor, for Ten Dollars (\$10.00) and other valuable consideration, hereby creates and grants an access easement for ingress and egress to **BELP-08 PROPERTIES LLC**, an Arizona limited liability company.

(Grantee) over, across, upon and through a portion of Grantor's Property, described as follows (Easement Premises):

**See attached Exhibit A**

The purpose and intent of this easement is to provide Grantee with access to the portion of the Northwest quarter of the Southeast quarter of Section 6, Township 1 South, Range 2 West, lying southeasterly of 'The People's Ditch', of the Buckeye Irrigation Company.


Grantee shall have the right, but not the obligation, to improve and maintain the Easement Premises. Grantee shall not place gates, fences or other obstructions in the Easement Premises. Grantor may utilize the Easement Premises for any purpose that does not conflict with or hinder Grantee from exercising the rights established herein.

The easement can only be abandoned upon the execution and recordation of an instrument of release by Grantee.

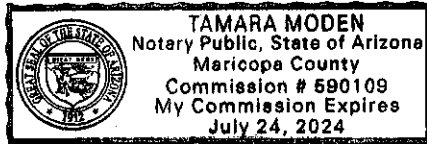
The easement is perpetual and non-exclusive and shall 'run with the land'. The easement is binding on the successors, assigns, heirs, administrators, and lessees of both Grantor and Grantee.

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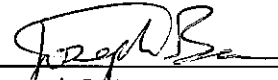
IN WITNESS WHEREOF, JOSEPH BAER has executed this easement this 17<sup>th</sup> day of November 2021

  
Joseph Baer

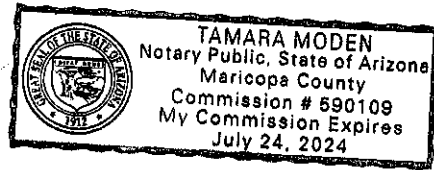
STATE OF ARIZONA            }  
COUNTY of Maricopa        }



This document subscribed and sworn before me this 17<sup>th</sup> day of November, 2021.

  
Joseph Baer

Notary Public Tamara Moden



# NOTARY ACKNOWLEDGEMENT

State of ARIZONA) ss:

County of MARICOPA) ss:

On November 17<sup>th</sup> 2021, before me the undersigned, personally appeared

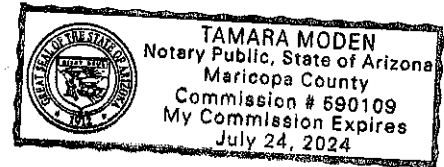
Joseph Baer

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. WITNESS my hand and official seal.

Tamara Moden  
NOTARY PUBLIC

Printed Name Tamara Moden

My Commission Expires 7/24/24



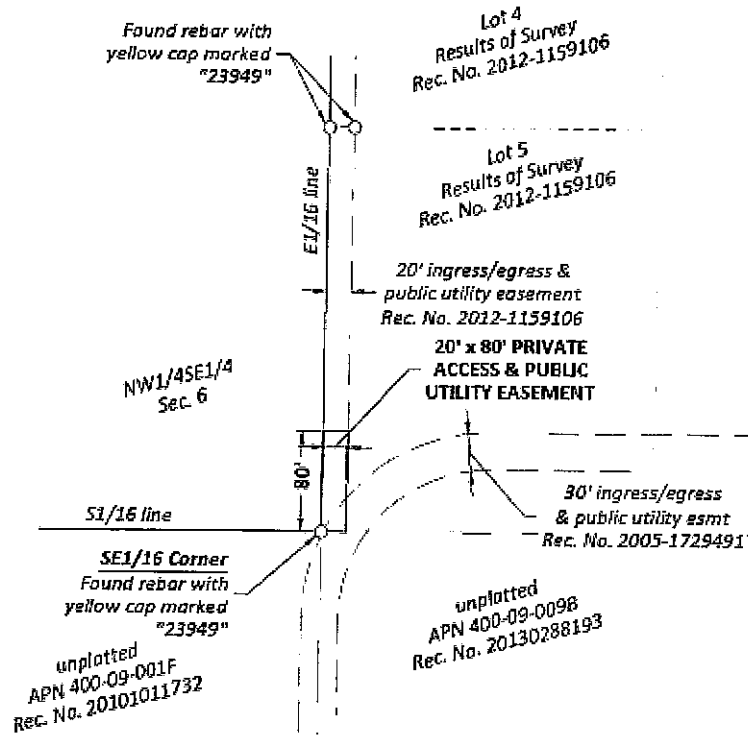
THIS NOTARY CERTIFICATE IS TO BE ATTACHED TO: easement

Date of Document November 17<sup>th</sup> 2021 Consisting of 3 pages

Parties to Document Joseph Baer

# EXHIBIT A

IN THE NE1/4SE1/4 SECTION 6, TOWNSHIP 1 SOUTH, RANGE 9 WEST, GILA & SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA



## DESCRIPTION

A private access & public utility easement in the NE1/4SE1/4 Section 6, T1S, R3W, G&SRM, Maricopa County, Arizona, being the South 80 feet of the West 20 feet of Lot 5 as shown on the Results of Survey/Minor Land Division recorded in Book 1133, Page 21, at Reception No. 2012-1159103, Records of Maricopa County, for the benefit of that portion of the NW1/4SE1/4 Section 6 situated southeasterly of the People's Ditch land as described in Book 70, Page 648, Records of Maricopa County.

ABUNDANCE LAND SERVICES, LLC

41559 W. James Lane

Maricopa, AZ 85138