

MISSION RANCH II | 198 PLANNED LOTS

E/NEC of Rodeo and Peart Roads | Casa Grande, AZ

www.willislandco.com

Exclusively Presented By

Ryan Willis

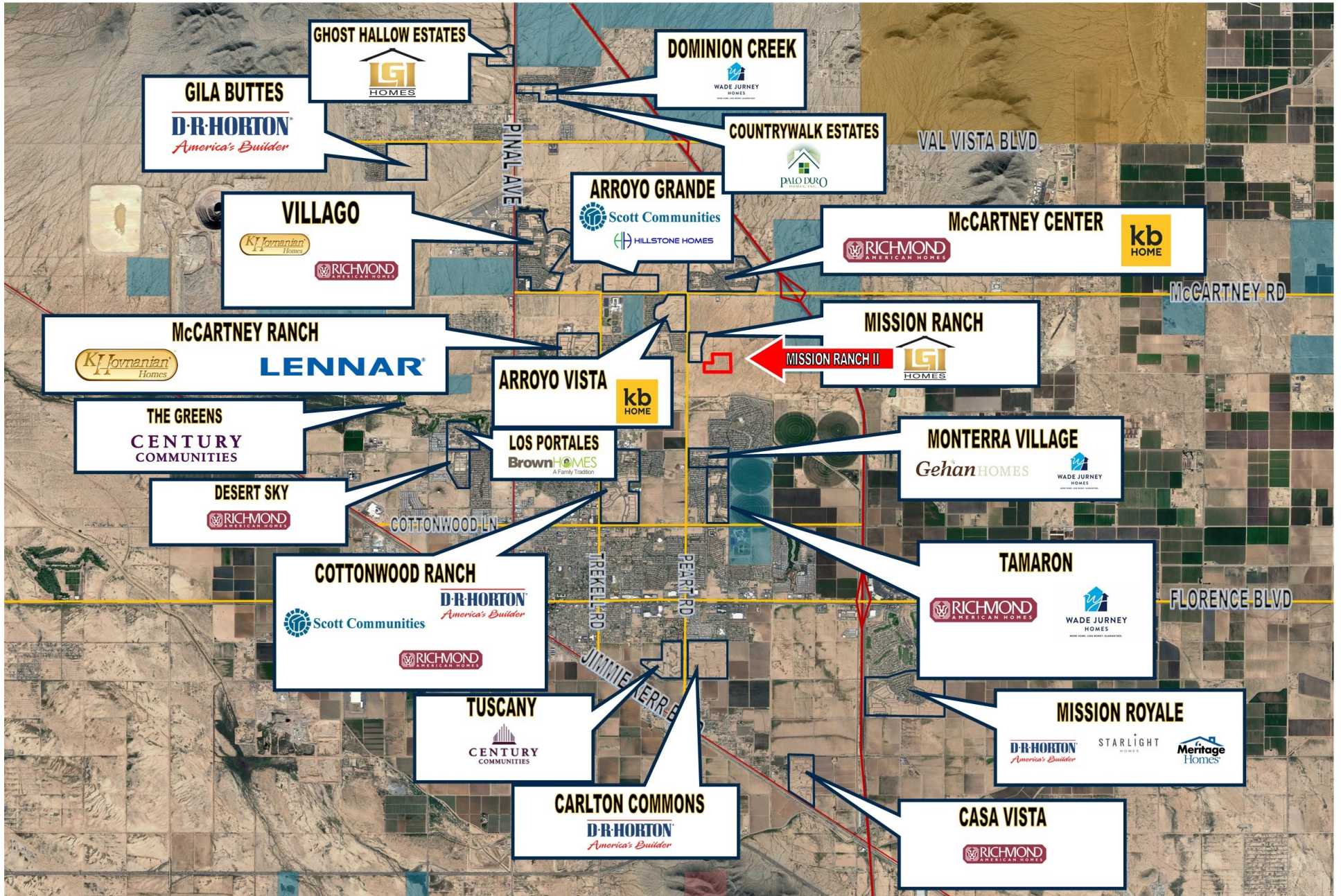
480.507.6200

ryan@willislandco.com

3850 E. Baseline Road, Ste. 118
Mesa, Arizona 85206

WILLIS LAND
— COMPANY —

BUILDER MAP



PROPERTY DESCRIPTION

Location: E/NEC of Rodeo and Peart Roads | Casa Grande, AZ

Acreage: +/- 42.37 Net Acres

APN'S: 505-03-012 & 505-03-011D

Zoning: R-2 Zoning Allows For 5' x 5' Side Yard Setbacks

Lots: Ready For Final Plat Approval

Parcel 1 — 114 Lots (45' X 115')

Parcel 2 — 84 Lots (50' X 115')

Utilities: Electric: APS

Telephone: Qwest/ Cox Communications

Water: Arizona Water Company (*CAWS)

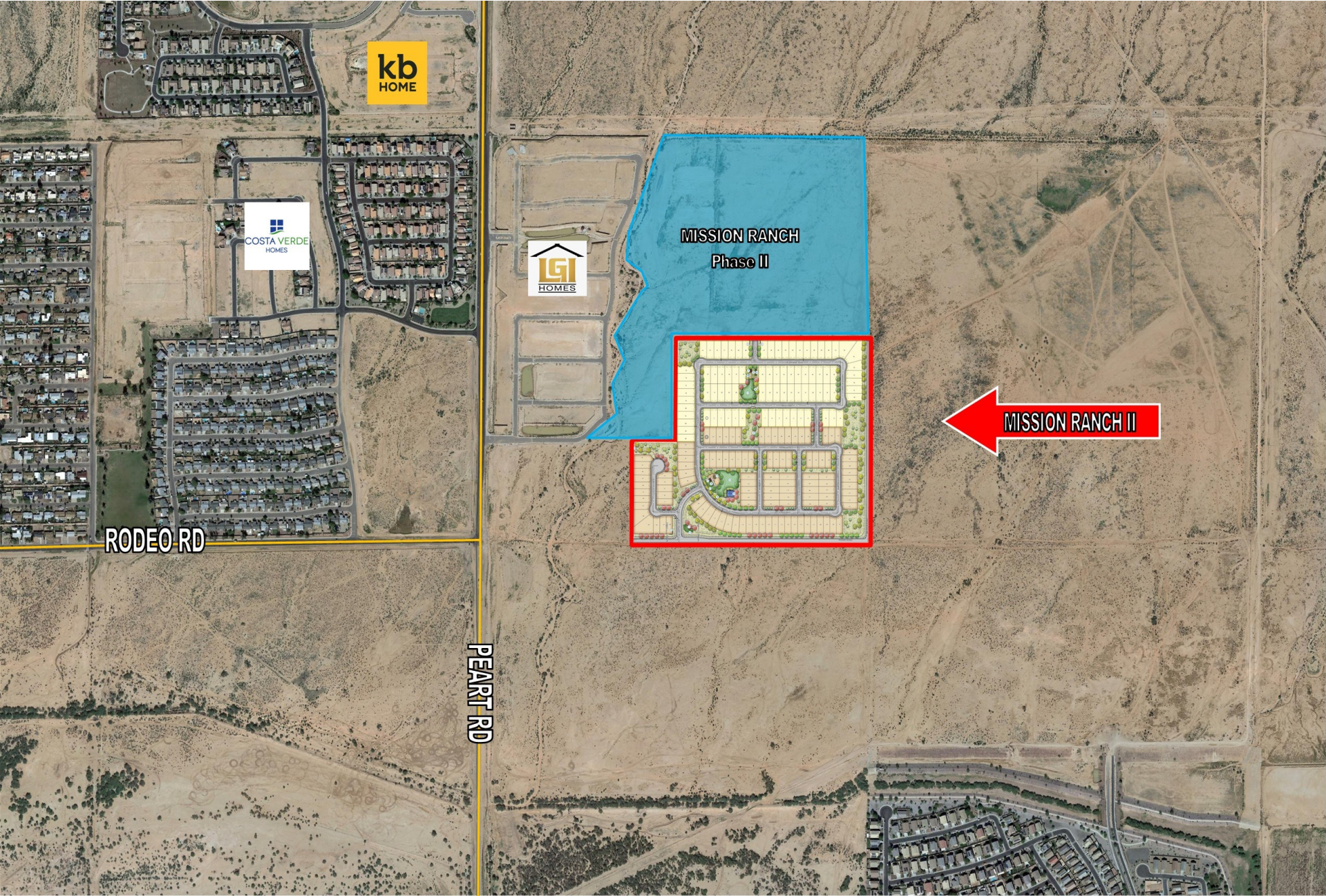
Sewer: City of Casa Grande

Price: **\$31,000 Per Planned Lot**

Total Purchase Price - \$6,138,000.00

All Information contained herein is from sources deemed reliable but not guaranteed. Buyer should be satisfied as to the accuracy of all data. Offer subject to prior sale, price change or withdrawal.

AERIAL



STATE OF ARIZONA
DEPARTMENT OF WATER RESOURCES
CERTIFICATE OF ASSURED WATER SUPPLY

This is to certify that

Benchmark Real Estate Company, Inc., a Utah corporation,

has met the requirements of A.R.S. §§45-576 and the applicable regulations, and

By powers vested in the Director of the Arizona Department of Water Resources by the State of Arizona, and subject to the conditions contained in the applicable regulations,

Is issued this Certificate of Assured Water Supply for

Mission Ranch II
Township of South, Range 6 East, Section 03
CSRBAM, Pinal County, Pinal Active Management Area

Sufficient water of adequate quality will be continuously available to satisfy the water demand of the referenced subdivision for at least one hundred years. The referenced subdivision consists of 157 lots as described in the preliminary plat on file with the Department, and has an estimated water demand of 85.55 acre-feet per year. The subdivision will be served groundwater by Arizona Water Co - Casa Grande.

This Certificate is invalid as to any entity not named above.

This Certificate may be assigned pursuant to A.A.C. R12-14-705.

Certificate Number: 27-900054.0000



ARIZONA DEPARTMENT OF WATER RESOURCES

Shirley Stewart-Watson
Assistant Director

28 March 2007
Date

TYPE A CERTIFICATE

LOCATION AERIAL

