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F. ANN RODRIGUEZ, RECORDER
RECORDED BY: RBP
DEPUTY RECORDER
3591 PE4
TICOR
BACON INDUSTRIES INC
363 S MEYER AVE
TUCSON AZ 85701



DOCKET: 12067
PAGE: 5120
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SEQUENCE: 20031100996
06/09/2003
17:30
WITDEED
AFFIDAVIT
MAIL
AMOUNT PAID \$ 24.00

COURTESY RECORDING

NO TITLE LIABILITY

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SPECIAL WARRANTY DEED

For the consideration of Ten Dollars, and other valuable consideration, I or we

H. Kelley Rollings, Trustee for H.A. Rollings and E.K. Rollings, under Rollings Trust dated July 21, 1967, as to Parcel A; H. Kelley Rollings, as Trustee of Rollings Trust dated July 21, 1967, as to Parcel B, C, D, E, F, G, H, I, K, and L; and H. Kelley Rollings, as Trustee of the Rollings Trust dated April 22, 1982, as to Parcel J,

do hereby convey to

Bacon Industries, Inc., an Arizona corporation,

the following real property located in Pima County, Arizona:

See Exhibit A attached hereto and made a part hereof.

BENEFICIARY OF THE ROLLINGS TRUST DATED JULY 21, 1967 AND THE ROLLINGS TRUST DATED APRIL 22, 1982, ARE H. KELLEY ROLLINGS, 353 S. MEYER AVENUE, TUCSON, AZ 85701.

Subject to current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record, the Grantor hereby binds itself to warrant and defend the title as against all acts of the Grantor herein and no other.

Dated: January 1, 2003

GRANTOR:

GRANTOR:

H. Kelley Rollings
H. Kelley Rollings, Trustee for H.A. Rollings and E.K. Rollings, under Rollings Trust dated July 21, 1967

H. Kelley Rollings
H. Kelley Rollings, as Trustee of Rollings Trust dated July 21, 1967

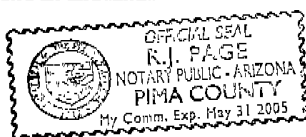
GRANTOR:

H. Kelley Rollings
H. Kelley Rollings, as Trustee of the Rollings Trust dated April 22, 1982

STATE OF ARIZONA
COUNTY OF PIMA

} SS:

On the 9th day of June, 2003, before me, the undersigned, a Notary Public, in and for said County and State, personally appeared H. Kelley Rollings, Trustee for H.A. Rollings and E.K. Rollings, under Rollings Trust dated July 21, 1967, 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.



(This area for official notarial seal)

WITNESS my hand and official seal.

Signature

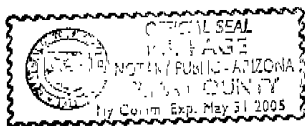
[Signature]

120675120

STATE OF ARIZONA
COUNTY OF PIMA

} SS:

On the 9th day of June, 2003, before me, the undersigned, a Notary Public, in and for said County and State, personally appeared H. Kellev Rollings, as Trustee of Rollings Trust dated July 21, 1967, 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.



(This area for official notarial seal)

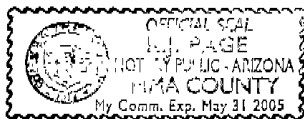
WITNESS my hand and official seal.

Signature

STATE OF ARIZONA
COUNTY OF PIMA

} SS:

On the 9th day of June, 2003, before me, the undersigned, a Notary Public, in and for said County and State, personally appeared H. Kellev Rollings, as Trustee of the Rollings Trust dated April 22, 1982, 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.



(This area for official notarial seal)

WITNESS my hand and official seal.

Signature

NOTE: The parties are cautioned that by completing and executing this document, legal rights, duties and obligations are created. By signing, the parties acknowledge that they have been advised to seek and obtain independent legal counsel as to all matters contained in the within document prior to signing same and that said parties have obtained advice or choose to proceed without same.

120965124

EXHIBIT "A"

Parcel A

Legal Description:

That portion of Lot 1 in Block 234 of the City of Tucson, Pima County Arizona, according to the field notes and map of said City made and executed by S.W. Foreman and approved and adopted by the Mayor and Common Council of said city (then village) on June 26, 1879, a copy of which map is of record in the office of the County Recorder of Pima County, Arizona in Book 3 of Maps and Plats at Page 70 thereof, described as follows, to-wit:

BEGINNING at the Northeast corner of said Lot 1,
Thence South 4 degrees 45 minutes East, a distance of 70.4 feet to a point;
Thence South 86 degrees West, a distance of 86.5 feet to a point on the East line of property described in Deed recorded in Docket Book 4160 at Page 136;
Thence North 2 degrees 30 minutes West along said East line a distance of 64.7 feet to a point on the North line of Lot 1;
Thence North 81 degrees 30 minutes East, along the North line of said Lot, a distance of 83.2 feet to the Point of Beginning.

TAX CODE: 117-14-1220-5

300-310 Convent and 100-118 Cushing Street

117-14-1220-5

EXHIBIT "A"

Parcel B

Legal Description:

All that portion of Lot 1 in Block 234 of the City of Tucson, Pima County, Arizona, according to the official survey, field notes, and map as made and executed by S.W. Foreman and approved and adopted by the Mayor and Common Council of said city (then village) of Tucson, on June 26, 1872, a certified copy of which map is of record in the office of the County recorder of Pima County, Arizona in Book 7 of Maps and Plats, at Page 70; described as follows to wit:

Beginning at the Northeast corner of said Lot 1 in Block 234; thence South 4 degrees 45 minutes East along the East line of said Lot 1; a distance of 70.4 feet more or less to the True Point of Beginning; Thence South 86 degrees West along the South line of that property conveyed to Fransico Montijo by Deed dated April 16, 1942 and recorded in Book 1437 of Dockets at Page 485, a distance of 86.5 feet more or less to a point in the Easterly line of that property conveyed to Rollings Motor Company by Deed recorded on January 6, 1972 in Book 4160 of Dockets Page 136; Thence South 5 degrees 37 minutes 3-0 seconds East, along said Easterly line of Deed described in Book 4160 of Dockets at 136, a distance of 28.5 feet more or less to a point on the North line of that certain property conveyed to Rollings Motor Company by Deed recorded September 24, 1971 in Book 4088 of Dockets at page 197; thence Easterly along the North line of said Deed recorded in Book 4088 of Dockets at Page 197 to a point in the East line of said Lot 1; said point being a distant 30 feet Northerly along the Southeast corner of said Lot 1; Thence North 4 degrees 45 minutes West, along the East line of said Lot 1, a distance of 28.5 feet more or less to the True Point of Beginning.

TAX CODE: 117-14-1250-4

312-314-316 S. Convent

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EXHIBIT "A"

Parcel C

Legal Description:

That part of Lot 1 in block 234 of the City of Tucson, Pima County, Arizona, according to the official survey, field notes, and map as made and executed by S.W. Foreman and approved and adopted by the mayor and Common Council of said City (then village) of Tucson, on June 26, 1872, a certified copy of which map is of record in the office of the County Recorder of Pima County, Arizona, in Book 3 of Maps and plats at Page 70 thereof, described as follows, to-wit:

Beginning at a point on the North line of said Lot 1, which point is distant 83.2 feet and bears South 81 degrees 30 minutes West from the Northeast corner of said Lot;
Run thence South 1 degree 24 minutes East, a distance of 68.57 feet to a point;
Run Thence South 5 degrees 37 minutes 30 seconds East, a distance of 28.5 feet, more or less, to a point on the North line of that certain property described in Deed of Record in the Office of the County Recorder of Pima County, Arizona, in Book 111 of Deeds at Page 139;
Run thence Westerly along the said North line of the last mentioned property, a distance of 24.75 feet to a point;
Run thence North 9 degrees 28 minutes 30 seconds West, a distance of 94.55 feet, more or less, to a point on the North boundary line of said Lot 1, which point is distant 25.7 feet Easterly from the Northwest corner thereof;
Run thence Easterly along the North boundary line of said Lot, a distance of 35.4 feet to the True Point of Beginning.

TAX CODE: 117-14-1260-7

122-124 Cushing Street

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EXHIBIT "A"

Parcel D

Legal Description:

Parcel 2:

That part of Lot 1 in Block 234 of the City of Tucson, Pima County, Arizona according to field notes and map of S.W. Foreman and approved and adopted by the Mayor and Common Council of said City (then village) of Tucson, on June 26, 1872, a copy of which map is of record in the office of the County Recorder of Pima County, Arizona, in Book 3 of maps and Plats at page 70, described as follows:

Beginning at the Northwest corner of said Lot 1;

Run thence Southerly along the West line thereof, a distance of 92.94 feet, more or less, to the Northwest corner of that certain parcel described in Book 111 of Deeds at Page 139, of record in the office of the County Recorder of Pima County, Arizona;

Thence Easterly along the North line of said last mentioned parcel, a distance of 25.6 feet to the Southwest corner of that certain parcel described in Deed of record in the office of the County Recorder of Pima County, Arizona, in Docket 229, at Page 181;

Thence North 9 degrees 28 minutes 30 seconds West, along the West line of the said parcel hereinabove mentioned, a distance of 94.55 feet, more or less, to a point on the North line of Said Lot 1;

Thence Westerly along the said North line of said Lot 1, a distance of 25.7 feet to the Point of Beginning.

TAX CODE: 117-14-1270-0

130-140 Cushing: Street

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EXHIBIT "A"

Parcel E

Legal Description:

Approximately the North 30 feet of the following described property:

That portion of Lots 1 and 7 in Block 234 of the City of Tucson, Pima County, Arizona, according to the official survey, field notes, and map as made and executed by S.W. Foreman and approved and adopted by the Mayor and Common Council of said city (then village) of Tucson, on June 26, 1872, a certified copy of which map is of record in the office of the County Recorder of Pima County, Arizona, in Book 3 of maps and Plats at Page 70 thereof, described as follows, to-wit:

Beginning at a point on the Easterly boundary line of said Lot 1, distant 30 feet Northerly from the Southeast corner thereof;

Run thence South 4 degrees 45 minutes East, a distance of 30 feet to the Southeast corner of said Lot 1;

Thence South 4 degrees 15 minutes East along the Easterly line of Lot 7 in Block 234 of the City of Tucson, a distance of 68 feet to a point;

Thence South 85 degrees 15 minutes West, to a Point on the Westerly line of said Lot 7;

Thence Northerly along the West line of Lots 7 and 1 in said Block 234, to a point which is distant Northerly 30 feet from the Southwest corner of Said Lot 1;

Thence Easterly to the True Point of Beginning.

TAX CODE: 117-14-1280-3

318 Convent and 130 Cushing Street

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LIMITED REPORT
Order No.

EXHIBIT "A"

Parcel F

Legal Description:

All that portion of Lot 2 in Block 234 of the City of Tucson, Pima County, Arizona, according to the Map or plat thereof, as made and executed by S.W. Foreman and approved and adopted by the mayor and Common Council of said city (then village) of Tucson, on June 26, 1872, a copy of which map is of record in the office of the County Recorder of Pima County, Arizona, in Book 3 of Maps and Plats at page 70 thereof, described as follows:

Beginning at the Northeast corner of said Lot 2;

Run thence South 11 degrees East along the East line of said Lot to the Southeast corner thereof;

Thence Westerly along the South line of said Lot, a distance of 26 feet to a point;

Thence North 11 degrees West to a point on the North line thereof;

Thence Easterly to the Place of Beginning;

TOGETHER with an easement of ingress and egress and right of way 13.3 feet wide beginning on the North line of said Lot 2 and running Southerly and along the West 13.3 feet of the parcel deeded to Rudolf Soto a distance of 117.9 feet more or less, to the North line of the South 44 feet of Lot 3 in said Block 234 as conveyed to Maria C. de Soto by Deed recorded in Book 41 of Deeds at page 230;

Thence Easterly and parallel with North boundary line of said Block 234 to the West boundary line of the above described parcel of land.

TAX CODE: 117-14-1290-6

150 Cushing Street

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EXHIBIT "A"

Parcel G

Legal Description:

All those portions of Lots 2 and 3 in Block 234 of the City of Tucson, Pima County, Arizona, according to the official survey, map and field notes of said City made and executed by S.W. Foreman and approved and adopted by the Mayor and Common Council of said City (then village) on June 26, 1872, a copy of which map is of record in the office of the County recorder of Pima County, Arizona, in Book 3 of Maps and Plats at Page 70 thereof, described as follows, to-wit:

BEGINNING at a point in the Northwest corner of said Lot 2;

Thence Westerly along the North line of said Block 234 a distance of 13.4 feet to the Northeast corner of that portion of said Lot 3 conveyed to Ernest F. Lim, a single man, by Deed recorded in the office of the County Recorder of Pima County, Arizona in Book 292 of Deeds at Page 392;

Thence South 11 degrees East along the East line of said parcel conveyed to Ernest F. Lim, a distance of 117.9 feet, more or less, to a point in the North line of the South 44 feet of said Lot 3 as conveyed by Luis C. Carrelío to Maria C. de Soto by Deed recorded in the office of the County Recorder of Pima County, Arizona, in Book 41 of Deeds at Page 230;

Thence Easterly along the North line of said parcel conveyed by said deed recorded in Book 41 at Page 230, a distance of 13.3 feet, more or less, to the West line of said Lot 2;

Thence Southerly along the West line of Lot 2, a distance of 45.0 feet, more or less, to the Southwest corner of said Lot 2;

Thence Easterly along the South line of Lot 2 a distance of 27.5 feet, more or less, to the West line of that portion of Lot 2 conveyed to Ronoldo Soto by deed recorded in Book 254 of Deeds at Page 571 in the office of the County Recorder of Pima County, Arizona;

Thence Northerly along the West line of the portion of said Lot 2 conveyed to Ronoldo Soto a distance of 163.2 feet to the North line of said Block 234;

Thence Westerly along the North line of said Block a distance of 27.5 feet more or less to the Point of Beginning;

EXCEPT that part lying within Fourteenth Street, thereof.

TAX CODE: 117-14-1300-8

170 Cushing Street

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LIMITED REPORT
Order No.

EXHIBIT "A"

Parcel H

Legal Description:

All that portion of Lot No. 3 in Block 234 of the City of Tucson, Pima county, Arizona, as appears from field notes and map of the survey made by S.W. Foreman and approved by the Mayor and Common Council of the village now City of Tucson, Pima County, Arizona, on the 26th date of June A.D. 1872, as follows:

Commencing at the Southeast corner of Meyer Street and Cushing Street, in said City and running from thence North 81 degrees and 30 minutes East 114.5 feet to an alley, thence South 8 degrees and 08 minutes East 106.5 feet more or less along the west side of said alley to a point, said point being on the North line of that certain parcel described in Deed recorded in Docket Book 4226 at Page 730;

Thence South 81 degrees and 30 minutes West 114.5 feet along the wall of Louis C. Carrillo to a stake on the east line of Meyer Street;

Thence North 8 degrees and 08 minutes West 106.5 feet, more or less along the East line of Meyer Street to the Place of Beginning.

TAX CODE: 117-14-1310-1

198 Cushing Street

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EXHIBIT "A"

Parcel I

Legal Description:

All that portion of Lot No. 3 in Block 234 of the City of Tucson, Pima County, Arizona, as appears from the field notes and map of the survey made by S.W. Foreman and approved by the Mayor and Council of the village now City of Tucson, Pima County, Arizona, on the 26th date of June A.D. 1872, as follows:

The South 44 feet of Lot 3 and all that part of Lot 4 in Block 234, according to the Official survey of the City of Tucson, and more particularly described as follows, to-wit:

Commencing at the Northwest corner of Lot 4 in Block 234;

Run thence, in an Easterly direction along the North line of said Lot 4 and along the South line of the wall located on Subdivision 9, 86 feet to a pointing said North line of said Lot 4;

Thence Southerly and parallel with the East line of South Meyer Street, 9.4 feet to a point;

Thence Westerly and parallel with the North line of said Lot 4, 86 feet to a point in the East line of South Meyer Street;

Thence Northerly, along the East line of South Meyer Street, 9.4 feet to the Place of Beginning.

TAX CODE: 117-14-1320-4

363 S. Meyer Avenue

117-14-1320-4

EXHIBIT "A"

Parcel J

Legal Description:

Lot 4 in Block 234 of the City of Tucson, Pima County, Arizona, according to the official field notes, map and survey of said City made and executed by S.W. foreman and approved and adopted by the Mayor and Common Council of said City of Tucson (then village) on June 26, 1872, a copy of which map is on record in the office of the County Recorder of Pima County, Arizona, in Book 3 of maps and Plats at Page 70 thereof;

EXCEPTING THERFROM however, that portion thereof conveyed by Ramon Soto and wife to C.F. Davant and Francisco Soto, co-partners by Deed dated June 29, 1911, and recorded in the office of the County Recorder of Pima County, Arizona, in Book 51 of Deeds of Real Estate at Page 116 thereof;

TOGETHER WITH and subject to that certain Easement used for a private alley and described as all that part of Lot 4 in Block 234, according to the Official Survey of the City of Tucson, and more particularly described as follows, to-wit:

COMMENCING at the Northwest corner of Lot 4 in said Block 234;

Run thence in an Easterly Direction along the North line of said Lot 4, and along the South line of the Wall located on Subdivision 9, 86 feet to point in said North line of said Lot 4;

Thence Southerly and parallel with the East line of South Meyer 9.4 feet to a point;

Thence Westerly and parallel with the North line of said Lot 4, 86 feet to a point in the East line of South Meyer Street;

Thence Northerly, along the East line of South Meyer Street, 9.4 feet to the Place of Beginning.

TAX CODE: 117-14-1340-0

371-375 S. Meyer Avenue

117-14-1340-0

LIMITED REPORT
Order No.

EXHIBIT "A"

Parcel K

Legal Description:

Lot 6 in Block 234 of the City of Tucson, Pima County Arizona, according to the official survey, field notes, and map as made and executed by S.W. foreman and approved and adopted by the Mayor and Common Council of said City (then village) of Tucson, on June 26, 1872, a certified copy of which map is of record in the office of the County Recorder of Pima County, Arizona, in Book 3 of Mapss and Plats at Page 70 thereof.

TAX CODE: 117-14-1360-6

377-379 S. Meyer Avenue and
135-147 W. Simpson

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EXHIBIT "A"

Parcel L

Legal Description:

Excluding Approximately the North 30 feet of the following described property:

That portion of Lots 1 and 7 in Block 234 of the City of Tucson, Pima County, Arizona, according to the official survey, field notes, and map as made and executed by S.W. Foreman and approved and adopted by the Mayor and Common Council of said city (then village) of Tucson, on June 26, 1872, a certified copy of which map is of record in the office of the County Recorder of Pima County, Arizona, in Book 3 of maps and Plats at Page 70 thereof, described as follows, to-wit:

Beginning at a point on the Easterly boundary line of said Lot 1, distant 30 feet Northerly from the Southeast corner thereof;

Run thence South 4 degrees 45 minutes East, a distance of 30 feet to the Southeast corner of said Lot 1;

Thence South 4 degrees 15 minutes East along the Easterly line of Lot 7 in Block 234 of the City of Tucson, a distance of 68 feet to a point;

Thence South 85 degrees 15 minutes West, to a Point on the Westerly line of said Lot 7;

Thence Northerly along the West line of Lots 7 and 1 in said Block 234, to a point which is distant Northerly 30 feet from the Southwest corner of Said Lot 1;

Thence Easterly to the True Point of Beginning.

TAX CODE: 117-14-1370-9

320-336 S. Convent

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