

PIMA COUNTY PUBLIC WORKS ADMINISTRATION
REAL PROPERTY SERVICES
201 North Stone Avenue, 6th Floor

APPLICATION FOR ABANDONMENT OF
PUBLIC RIGHT-OF-WAY

Applicant () or Representative (): (Engineer, Architect, Surveyor, etc.):

Name: Last First Middle initial Phone# Fax#

Applicant () or Representative () mailing address:

Street City/State Zip Code

Name of Street being abandoned: _____

Upon approval of the proposed abandonment, right of way will be conveyed to adjoining owners of record by quit claim deed. Provide the following information pertaining to applicant's property adjoining the proposed abandonment area:

Owner/Grantee Name(s): _____

Property Address: _____

Tax Parcel #: _____ Section _____ Township _____ Range _____
Subdivision, Development, or Project Name and Number (if applicable): _____

STATE ALL APPLICATIONS FOR RE-ZONING, SUBDIVISION, OR DEVELOPMENT
PLAN OR OTHER APPLICATION UNDER DEVELOPMENT REVIEW FOR ADJOINING LAND

Recording/reference number Docket Book: _____ Page: _____ P12 _____
Docket/Book: _____ Page: _____ P12 _____
Docket/Book: _____ Page: _____ C09 _____

Current use for applicant's property? _____

Proposed use for applicant's property? _____

Proposed use for abandonment area?

Utility Services provided by:

Water _____ Electric _____

Gas _____ TV Cable _____

PLEASE PRINT AND COMPLETE ENTIRE APPLICATION

Does the applicant own property that Pima County may be interested in exchanging for the proposed abandonment area? () YES () NO

If yes, provide Assessor's Tax Parcel number and map identifying the subject parcel and/or lot. _____

Was applicant the original grantor who/which conveyed the proposed abandonment area to Pima County? () YES () NO

Was the conveyance to County a no cost dedication or did the grantor receive compensation? () dedication () compensation received

If conveyance was a dedication, attach copy of any documents which confirm this fact. (copy of deed, agreement, development plan, recorded plat, etc.)

Submit the following information with the completed application:

1. A STATEMENT OF PERTINENT FACTS AND CIRCUMSTANCES, WITH REASON(S) FOR THIS ABANDONMENT REQUEST.
2. ATTACH DOCUMENT EVIDENCING CONVEYANCE TO COUNTY (COPY OF DEED OR RECORDED PLAT). IF NO DOCUMENTS ARE AVAILABLE, A LITIGATION REPORT FROM A TITLE COMPANY IS REQUIRED TO BE ATTACHED TO THIS APPLICATION.
3. A LEGAL DESCRIPTION AND LOCATION MAP ON 8 1/2" BY 11" SHEET IDENTIFYING THE PROPOSED ABANDONMENT AREA THE LEGAL DESCRIPTION(S) SHALL BE STAMPED OR SEALED BY AN ENGINEER OR REGISTERED LAND SURVEYOR.
(IF JOINT/MULTIPLE APPLICANTS, INCLUDE A LEGAL DESCRIPTION AND MAP FOR EACH APPLICANT'S REQUESTED PORTION OF THE PROPOSED ABANDONMENT AREAS. UNLESS THE DIVISION OF THE ABANDONMENT AREA IS BY AGREEMENT, EACH DESCRIPTION SHOULD BE FOR THE AREA WITHIN THE EXTENSION OF THE ADJOINING PARCEL PROPERTY LINES INTERSECTING THE RIGHT OF WAY LINES TO THE CENTERLINE OF THE RIGHT OF WAY.)
4. VERIFICATION OF OWNERSHIP OF THE PROPERTY ADJOINING THE PROPOSED ABANDONMENT AREA (TITLE REPORT, RECORDED DEED, ETC.)
5. **NON-REFUNDABLE PROCESSING FEE OF \$5,000.00.**

APPLICATION CONDITIONS:

A) A SURVEY OF THE PROPOSED ABANDONMENT AREA OR OTHER INFORMATION MAY BE REQUIRED. THE APPLICANT IS RESPONSIBLE FOR OBTAINING THE SURVEY OR ANY OTHER INFORMATION AT THE APPLICANT'S COST.

B) UNDER STATE LAW, RIGHT OF WAY(S) WHICH ARE ABANDONED MUST BE SOLD TO THE ADJOINING OWNERS OR THE HIGH BIDDER, UNLESS THE RIGHT OF WAY(S) WILL BE ABANDONED TO A HOMEOWNERS ASSOCIATION, OR THE ADJOINING OWNER MEETS THE DEFINITION OF AN "ABUTTING" OWNER WHO PREVIOUSLY CONVEYED THE RIGHT OF WAY. AN ABANDONED RIGHT OF WAY WILL BE CONVEYED TO THE "ABUTTING" OWNER FOR THE CONSIDERATION PAID FOR THE LAND BY THE COUNTY. THE SALE PRICE FOR A RIGHT OF WAY TO ABANDONED BY SALE IS DETERMINED BY AN APPRAISAL AND/OR VALUE DETERMINATION FOR THE PROPOSED ABANDONMENT AREA. THE SALE PRICE IS IN ADDITION TO THE NON REFUNDABLE \$5,000.00 PROCESSING FEE. UPON APPROVAL BY THE BOARD OF SUPERVISORS, ESCROW ARRANGEMENTS REQUIRE AN EARNEST MONEY DEPOSIT OF 10% OF THE SALE PRICE. THE EARNEST MONEY DEPOSIT WILL BE REFUNDABLE ONLY IF THE ABANDONMENT AND/OR SALE IS

CANCELED BY THE COUNTY PRIOR TO CLOSE OF ESCROW.

C) THE APPLICANT WILL BE NOTIFIED BY LETTER IF THE ABANDONMENT IS REJECTED BY THE DEPARTMENT OF TRANSPORTATION AND NOT SUBMITTED TO THE BOARD OF SUPERVISORS.

D) ESCROW SERVICES MAY BE USED TO COMPLETE THE ABANDONMENT(S) PROCESS. ABANDONMENTS BY EXCHANGE REQUIRE ESCROW SERVICES, AND CONVEYANCE OF EXCHANGE PROPERTY TO PIMA COUNTY FREE AND CLEAR OF DEBT LIENS AND ENCUMBRANCES, WITH A STANDARD FORM TITLE INSURANCE POLICY TO PIMA COUNTY IN TITLE TO PARCELS CONVEYED TO PIMA COUNTY IN EXCHANGE FOR ABANDONED RIGHT OF WAY(S). THE APPLICANT SHALL BE CHARGED FOR ESCROW AND TITLE INSURANCE FEES.

E) PIMA COUNTY RESERVES THE RIGHT TO CANCEL THE ABANDONMENT AT ANY TIME PRIOR TO CLOSING, OR RECORDING OF THE DEED(S) TO COMPLETE THE ABANDONMENT.

I/WE HAVE COMPLETED THE APPLICATION AND AGREE TO THE ABOVE CONDITIONS:

APPLICANTS SIGNATURE

Date