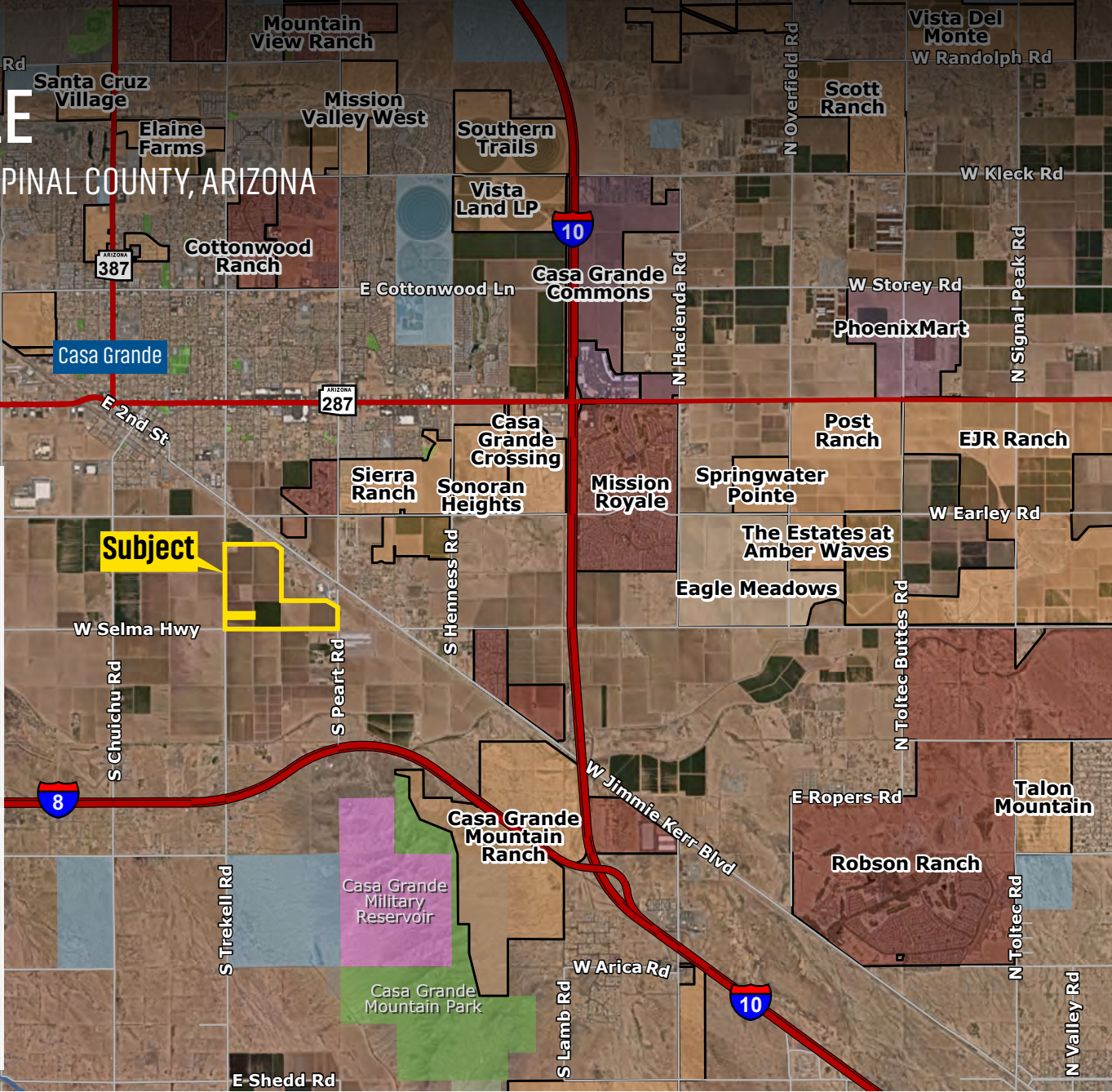


# ±311 ACRES FOR SALE

NEC TREKELL ROAD & SELMA HIGHWAY | PINAL COUNTY, ARIZONA

<b>LOCATION</b>	The Property is located at the northeast corner of Trekell Road & Selma Highway in Pinal County, Arizona
<b>SIZE</b>	±311.63 Acres
<b>PRICE</b>	Submit
<b>PARCELS</b>	505-33-020A, 505-33-0100, 505-33-004A, 505-33-0190, 505-33-0170, 505-33-0180
<b>ZONING</b>	GR, Pinal County
<b>TAXES</b>	\$26,103.44 (2022)
<b>IRRIGATION</b>	Located in the San Carlos Irrigation District. <a href="#">Click here to view the Water Rights.</a>
<b>UTILITIES</b>	Water - Arizona Water Company Sewer - City of Casa Grande Electric - APS Gas - Southwest Gas



## CONTACT FOR MORE INFORMATION

Kirk P. McCarville, CCIM  
kmccarville@landadvisors.com  
520.251.0348

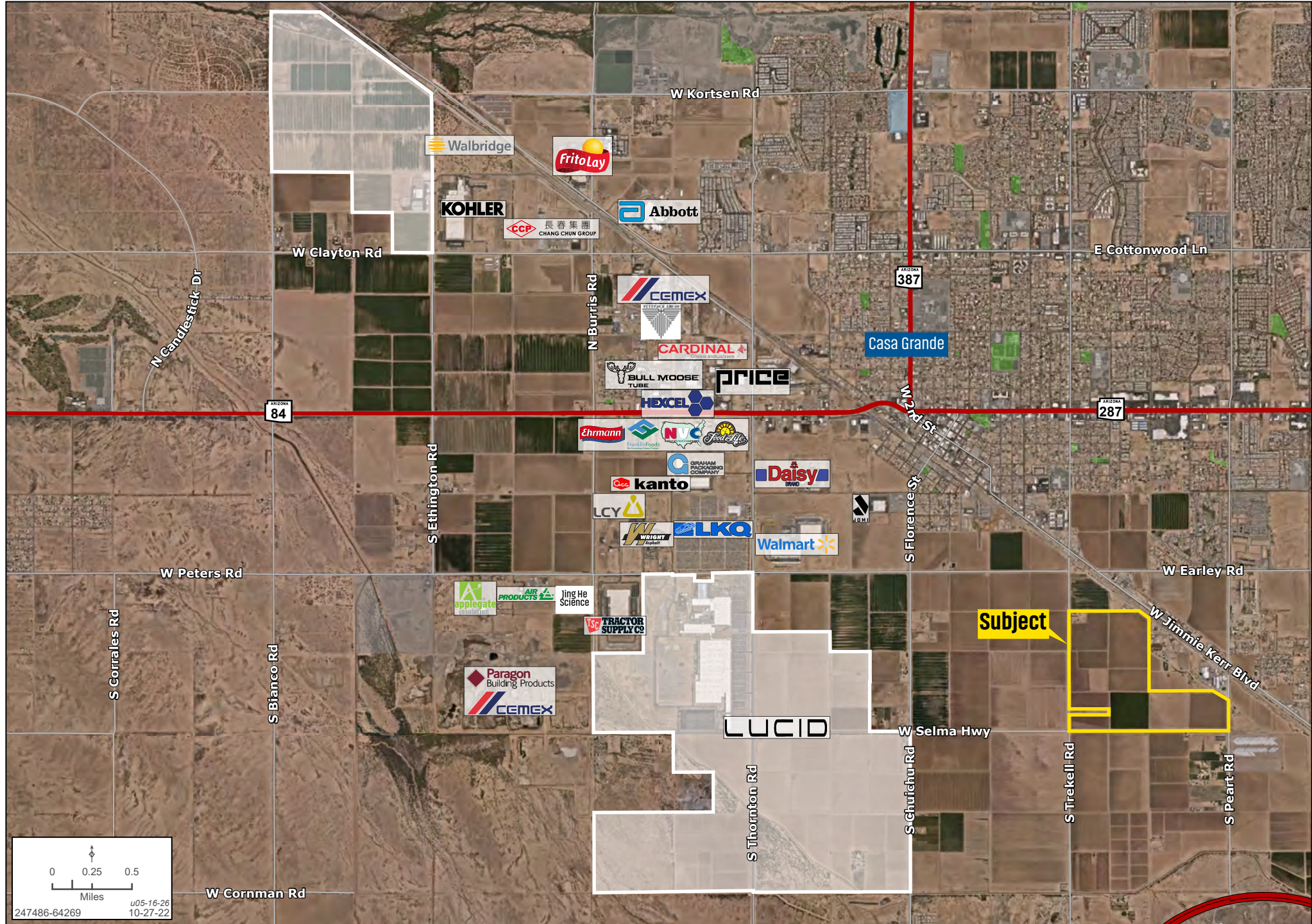
Trey Davis  
tdavis@landadvisors.com  
602.363.3901



520.251.0348 | LandAdvisors.com

# CORPORATE NEIGHBORS

Kirk P. McCarville, CCIM | 520.251.0348 | Trey Davis | 602.363.3901 | landadvisors.com



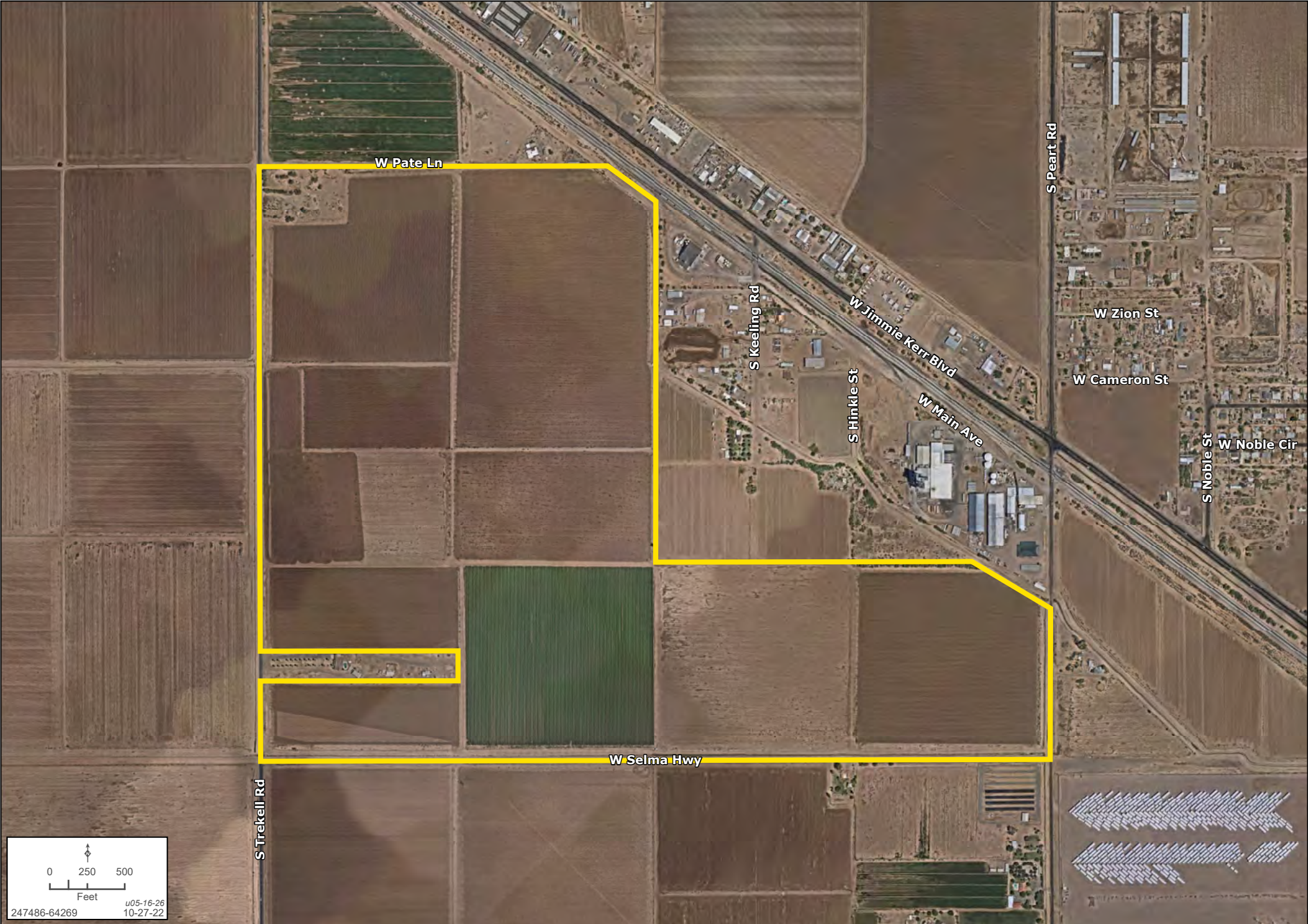
# AMENITIES

Kirk P. McCarville, CCIM | 520.251.0348 | Trey Davis | 602.363.3901 | landadvisors.com

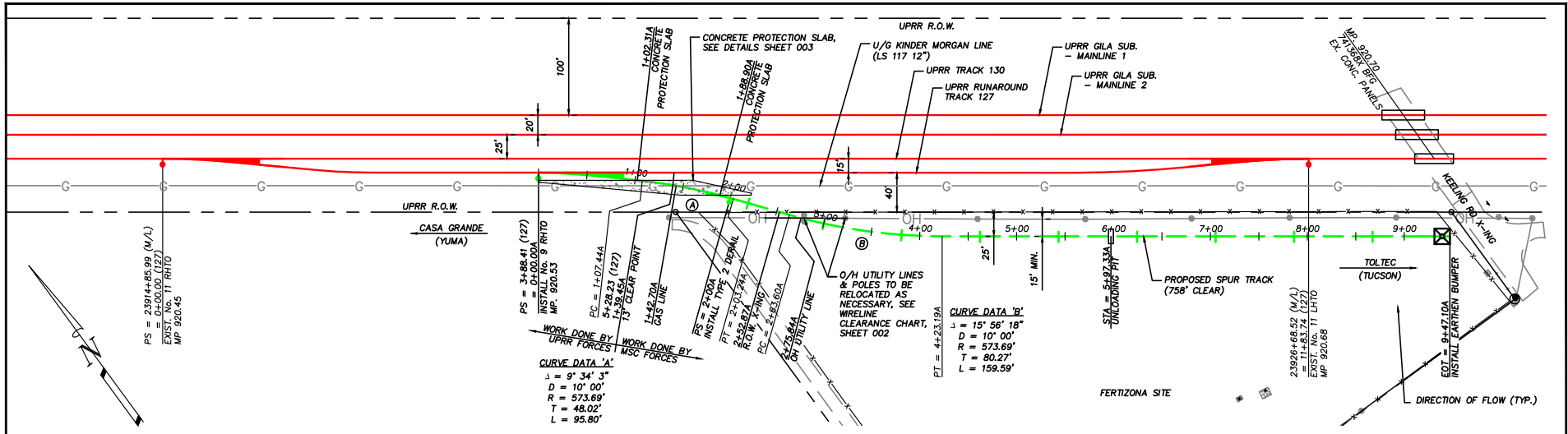


# DETAIL

Kirk P. McCarville, CCIM | 520.251.0348 | Trey Davis | 602.363.3901 | landadvisors.com

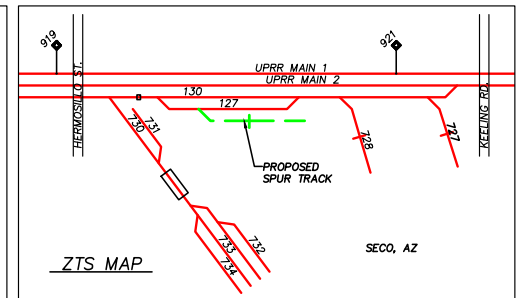
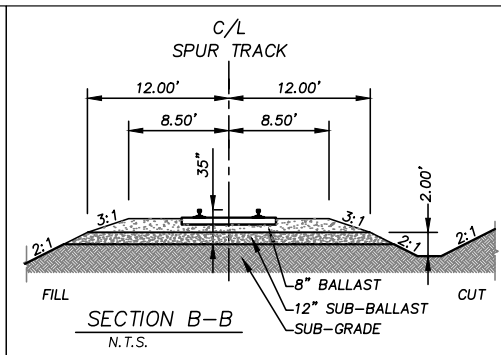
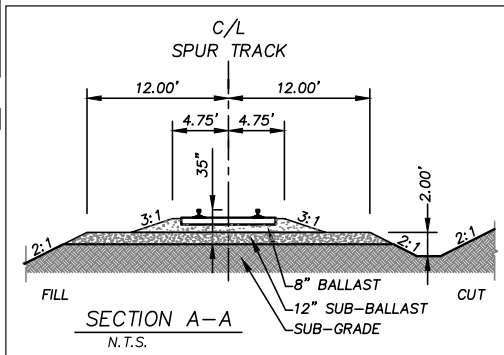


# PRELIMINARY RAIL DESIGN



**SCOPE OF WORK:**

- WORK BY UPRR:**
  - INSTALL 139-TF INCLUDING 1-No. 9 RHTO.
- WORK BY MOUNTAIN STATES CONTRACTING:**
  - INSTALL 808-TF INCLUDING 1-DEKAL AND 1-EARTHEN BUMPER.
- WORK BY INDUSTRY:**
  - GAS LINE PROTECTION.
  - UTILITY RELOCATION.
- CONSTRUCTION SCHEDULE:**
  - CONSTRUCTION NOT DETERMINED YET.



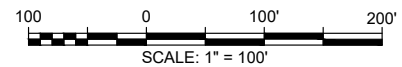
REVISION #	BY	DATE	DESCRIPTION

EXHIBIT "A"

DRAWN BY:	JPF/JO	For Use In Agreement With:	<b>UNION PACIFIC RAILROAD</b>
CHECKED BY:	JLV	And	<b>Fertizona (FES: 24882)</b>
DATE:	June 15, 2014		Mile Post 920.53. Gila Subdivision
SHEET NUMBER:	001		Seco, Pinal Co., AZ
	OF 002	TRACKAGE TO SERVE:	Fertizona

**MOUNTAIN STATES CONTRACTING**  
 4001 S. 34th Street Phoenix, AZ 85040 p: (800) 827-0743 1-800-336-9193 WWW.MSCRR.COM

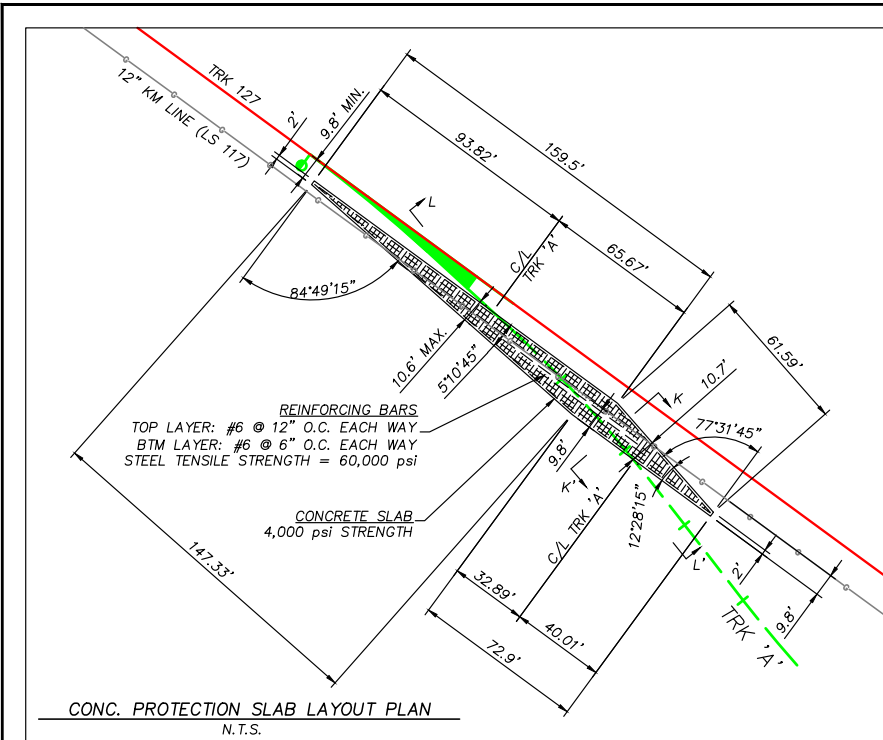
**FIBER OPTIC CABLE!** CALL BEFORE YOU DIG 1-800-336-9193



LEGEND:

Existing Railroad Owned Trackage	—
Existing UPRR Right-of-Way	- - -
Proposed Railroad Owned Trackage	—+—
Proposed Industry Owned Trackage	—+—+—
Existing Gas Line	—G—
Existing Overhead Line	—OH—
Existing Fence	—X—X—X—

# PRELIMINARY RAIL DESIGN



## Wireline Clearance Chart

In compliance with National Electric Safety Code of 1990 for given temperature and wind load conditions.

Voltage (To Ground)	Minimum Clearance Required Above Top Of Rail	Minimum Clearance Required Above Communication Signal Line Including Static Wires
Insulated Communication Wirelines	23.5'	4.0'
Non-insulated Communication Wirelines	24.0'	4.0'
Shielded or insulated Power Wirelines 0 - 750 Volts	24.0'	4.0'
Shielded or insulated Power Wirelines (Lashed to bare ground messenger) 750V - 2.9kV	24.5'	4.0'
Open Supply Conductors 0 - 750 Volts	24.5'	4.0'
Open Supply Conductors 751V - 22kV	26.5'	6.0'
50 kV	27.5'	6.0'
100 kV	29.1'	7.5'
150 kV	30.8'	9.0'
200 kV	32.5'	11.0'

**Formula:**  
 0.4" increase for every 1,000 volts in excess of 22kV  
 (4" increase for every 10,000 volts in excess of 22kV)

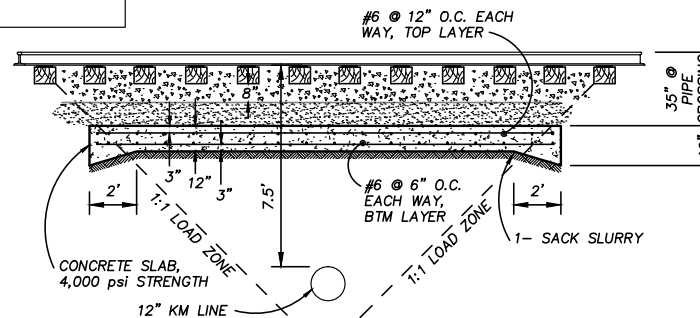
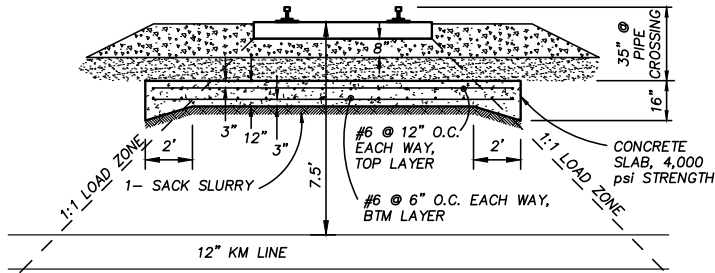


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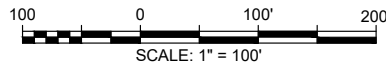
REVISION #	BY	DATE	DESCRIPTION

DRAWN BY: JPF/JO  
 CHECKED BY: JLJ  
 DATE: June 15, 2014  
 SHEET NUMBER: 002 OF 002

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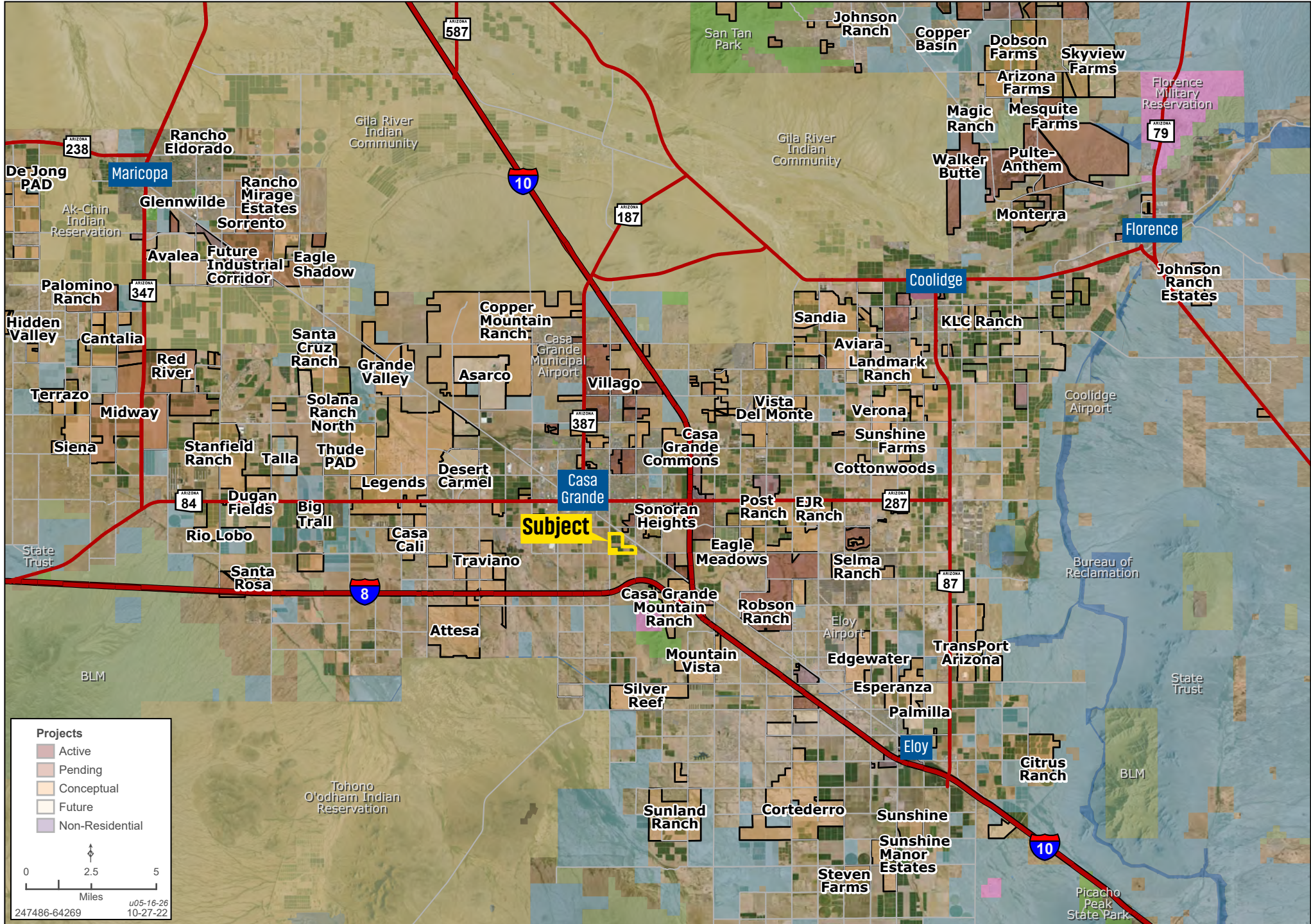


- LEGEND:**
- Existing Railroad Owned Trackage
  - Existing UPRR Right-of-Way
  - Proposed Railroad Owned Trackage
  - Proposed Industry Owned Trackage
  - Existing Gas Line
  - Existing Overhead Line
  - Existing Fence



# REGIONAL

Kirk P. McCarville, CCIM | 520.251.0348 | Trey Davis | 602.363.3901 | landadvisors.com



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