

REFERENCE TITLE: state land transfer; Bullhead City

State of Arizona  
House of Representatives  
Fifty-sixth Legislature  
First Regular Session  
2023

## **HB 2375**

Introduced by  
Representative Biasiucci

AN ACT

PROVIDING FOR THE TRANSFER OF APPROXIMATELY 9.95 ACRES OF CERTAIN STATE SOVEREIGN LAND FROM THE STATE LAND DEPARTMENT TO THE CITY OF BULLHEAD CITY.

(TEXT OF BILL BEGINS ON NEXT PAGE)

1 Be it enacted by the Legislature of the State of Arizona:

2 Section 1. Transfer

3 A. The title of state sovereign land described in subsection B of  
4 this section is transferred from the state land department to the city of  
5 Bullhead City, an municipal corporation in this state, on the effective  
6 date of this act.

7 B. The state sovereign lands referred to in subsection A of this  
8 section are described as follows:

9 1. State sovereign lands, including a concrete launch  
10 ramp, in a portion of section 12, township 20 north, range 22  
11 west of the Gila and Salt River meridian, in the city of  
12 Bullhead City, Mohave county Arizona, more particularly  
13 described as follows:

14 Commencing at the Northeast corner of said section 12,  
15 said corner being north 00 degrees 21 minutes 28 seconds east  
16 of the east quarter corner of said section 12 as shown on  
17 record of survey recorded on August 11, 2000, in book 19 of  
18 record of surveys, page 81C at fee number 2000-44055 in the  
19 office of the county recorder, Mohave county Arizona, said  
20 line being the basis of bearing for this description; thence  
21 south 86 degrees 27 minutes 58 seconds west a distance of  
22 2777.25 feet to a point on the north westerly corner of a  
23 concrete launch ramp, said point also being on the ordinary  
24 high water line of the Colorado River (OHWL) as determined by  
25 this survey and the point of beginning of this description;  
26 thence south 65 degrees 09 minutes 39 seconds west along the  
27 northerly edge of said launch ramp a distance of 73.55 feet;  
28 thence south 24 degrees 50 minutes 21 seconds east a distance  
29 of 108.38 feet; thence north 65 degrees 09 minutes 39 seconds  
30 east a distance of 46.25 feet along the southerly edge of said  
31 concrete launch ramp to a point on the OHWL; thence along said  
32 OHWL north 00 degrees 02 minutes 09 seconds west a distance of  
33 27.31 feet; thence north 11 degrees 30 minutes 39 seconds west  
34 a distance of 39.47 feet; thence north 16 degrees 20 minutes  
35 50 seconds west a distance of 45.68 feet to the point of  
36 beginning, containing 6850.0 square feet more or less.

37 2. State sovereign lands, including a concrete launch  
38 ramp, being in a portion of section 12, township 20 north,  
39 range 22 west of the Gila and Salt River meridian, in city of  
40 Bullhead City, Mohave county Arizona, more particularly  
41 described as follows:

42 Commencing at the northeast corner of said section 12,  
43 said corner being north 00 degrees 21 minutes 28 seconds east  
44 of the east quarter corner of said section 12 as shown on  
45 record of survey recorded on August 11, 2000, in book 19 of

1 record of surveys, page 81C at fee number 2000-44055 in the  
 2 office of the county recorder, Mohave county Arizona, said  
 3 line being the basis of bearing for this description; thence  
 4 South 67 degrees 35 minutes 07 seconds west a distance of  
 5 2928.50 feet to a point on the northeasterly corner of a  
 6 concrete launch ramp, said point also being on the ordinary  
 7 high water line of the Colorado River (OHWL) as determined by  
 8 this survey and the point of beginning of this description;  
 9 thence south 74 degrees 35 minutes 13 seconds west along the  
 10 northerly edge of said launch ramp a distance of 60.24 feet;  
 11 thence south 15 degrees 06 minutes 05 seconds east a distance  
 12 of 81.35 feet; thence north 74 degrees 17 minutes 31 seconds  
 13 east a distance of 60.51 feet along the southerly edge of said  
 14 concrete launch ramp to a point on the OHWL; thence along said  
 15 OHWL north 15 degrees 17 minutes 35 seconds west a distance of  
 16 81.17 feet to the point of beginning, containing 4901.0 square  
 17 feet more or less.

18 3. State sovereign lands situated in sections 24 and 25  
 19 of township 20 north, range 23 west of the Gila and Salt River  
 20 meridian, Mohave county Arizona, more particularly described  
 21 as follows:

22 Commencing at the southeast corner of said section 24 to  
 23 which the east quarter corner of said section 24 bears north  
 24 00 degrees 27 minutes 21 seconds east a distance of 2634.28  
 25 feet as shown on record of survey recorded in book 38 of  
 26 record of surveys, page 36 in the office of the county  
 27 recorder, Mohave county Arizona, said line being the Basis of  
 28 Bearing for this description; thence north 89 degrees 39  
 29 minutes 16 seconds west a distance of 74.00 feet along the  
 30 south line of said section 24 (said line also being the north  
 31 line of said section 25) to the point of beginning for this  
 32 description; thence north 89 degrees 24 minutes 23 seconds  
 33 west along said south line a distance of 56.58 feet to a point  
 34 being the north west corner of a portion of government lot 1  
 35 of said section 25; thence south 29 degrees 03 minutes 32  
 36 seconds west along the westerly line of said portion of  
 37 government lot 1 a distance of 216.20 to the ordinary high  
 38 water line of the Colorado River as shown on said record of  
 39 survey; thence along said ordinary high water line the  
 40 following courses; north 70 degrees 38 minutes 46 seconds west  
 41 a distance of 476.27 feet; north 67 degrees 12 minutes 26  
 42 seconds west a distance of 446.16 feet; north 73 degrees 36  
 43 minutes 04 seconds west a distance of 131.98 feet; north 63  
 44 degrees 48 minutes 40 seconds west a distance of 110.36 feet;  
 45 north 45 degrees 56 minutes 04 seconds west a distance of

1 102.25 feet; north 57 degrees 31 minutes 42 seconds west a  
 2 distance of 67.19 feet; north 37 degrees 33 minutes 53 seconds  
 3 west a distance of 110.26 feet; north 56 degrees 40 minutes 54  
 4 seconds west a distance of 74.52 feet; north 26 degrees 33  
 5 minutes 14 seconds west a distance of 21.17 feet; thence  
 6 leaving said ordinary high water line north 26 degrees 15  
 7 minutes 28 seconds east a distance of 34.88 feet; thence north  
 8 25 degrees 50 minutes 23 seconds east a distance of 142.54  
 9 feet; thence south 70 degrees 39 minutes 14 seconds east a  
 10 distance of 191.84 feet; thence south 00 degrees 28 minutes 45  
 11 seconds west a distance of 27.18 feet; thence south 65 degrees  
 12 02 minutes 46 seconds east a distance of 377.44 feet; thence  
 13 south 70 degrees 55 minutes 35 seconds east a distance of  
 14 375.86 feet; thence south 60 degrees 01 minutes 14 seconds  
 15 east a distance of 197.55 feet; thence north 00 degrees 39  
 16 minutes 29 seconds east a distance of 52.85 feet; thence south  
 17 59 degrees 48 minutes 10 seconds east a distance of 435.30  
 18 feet to the point of beginning, containing 415,420 square feet  
 19 (9.54 acres) more or less.

20 4. State sovereign lands, including a public jetty and  
 21 fishing pier being in a portion of section 30, township 20  
 22 north, range 22 west of the Gila and Salt River meridian, in  
 23 city of Bullhead City, Mohave county Arizona, more  
 24 particularly described as follows:

25 Commencing at the northwest corner of said section 30,  
 26 said corner being north 89 degrees 21 minutes 57 seconds west  
 27 of the north quarter corner of said section 30 as shown on  
 28 record of survey recorded on august 11, 2000, in book 19 of  
 29 record of surveys, page 81C at fee number 2000-44055 in the  
 30 office of the county recorder, Mohave county Arizona, said  
 31 line being the basis of bearing for this description; thence  
 32 south 53 degrees 47 minutes 22 seconds east a distance of  
 33 1942.01 feet to a point on the north westerly corner of a  
 34 steel and concrete jetty and fishing pier; thence south 39  
 35 degrees 47 minutes 08 seconds west along the westerly edge of  
 36 said jetty a distance of 11.06 feet to a point being on the  
 37 OHWL of the Colorado River as determined by this survey and  
 38 the point of beginning of this description; thence continuing  
 39 south 39 degrees 47 minutes 08 seconds west a distance of  
 40 39.11 feet; thence south 14 degrees 28 minutes 42 seconds  
 41 west a distance of 10.15 feet; thence south 06 degrees 29  
 42 minutes 41 seconds east a distance of 40.52 feet; thence south  
 43 32 degrees 51 minutes 22 seconds east edge a distance of 10.16  
 44 feet; thence south 54 degrees 57 minutes 29 seconds east a  
 45 distance of 150.18 feet; thence north 33 degrees 03 minutes 04

1 seconds east a distance of 12.06 feet; thence north 54 degrees  
2 52 minutes 28 seconds west a distance of 150.48 feet; thence  
3 north 05 degrees 59 minutes 05 seconds west a distance of  
4 20.81 feet; thence north 39 degrees 26 minutes 06 seconds east  
5 a distance of 39.57 feet to a point on the OHWL; thence north  
6 54 degrees 08 minutes 03 seconds west along said OHWL a  
7 distance of 11.96 feet to the point of beginning, containing  
8 2672.0 square feet more or less.

9 5. State sovereign lands, including a public boat  
10 launch ramp being in a portion of section 30, township 20  
11 north, range 22 west of the Gila and Salt River meridian, in  
12 city of Bullhead City, Mohave county Arizona, more  
13 particularly described as follows:

14 Commencing at the northwest corner of said section 30,  
15 said corner being north 89 degrees 21 minutes 57 seconds west  
16 of the north quarter corner of said section 30 as shown on  
17 record of survey recorded on august 11, 2000, in book 19 of  
18 record of surveys, page 81c at fee number 2000-44055 in the  
19 office of the county recorder, Mohave county Arizona, said  
20 line being the basis of bearing for this description; thence  
21 south 53 degrees 56 minutes 53 seconds east a distance of  
22 2066.82 feet to a point on the north westerly edge of a  
23 concrete launch ramp and also being a point on the OHWL of the  
24 Colorado River as determined by this survey and the point of  
25 beginning of this description; thence south 35 degrees 39  
26 minutes 48 seconds west along said westerly edge a distance of  
27 31.57 feet to a point on the southerly edge of said concrete  
28 ramp; thence south 54 degrees 20 minutes 12 seconds east along  
29 said southerly edge a distance of 101.96 feet to a point on  
30 the easterly edge of said concrete ramp; thence north 35  
31 degrees 29 minutes 34 seconds east along said easterly edge a  
32 distance of 37.17 feet to a point on the OHWL; thence north 57  
33 degrees 28 minutes 55 seconds west along said OHWL a distance  
34 of 102.00 feet to the point of beginning, containing 3502.5  
35 square feet more or less.

36 C. The state land commissioner shall deliver a properly signed and  
37 recorded deed or patent to the city of Bullhead City within ten days after  
38 the effective date of this act.

39 D. The transferred land shall be managed by the city of Bullhead  
40 City for park and public recreation purposes perpetually and shall not be  
41 sold, exchanged or bartered.