

From: Dan Miller

Sent: 11-29-04

Subject: Extending Property Lines to the Centerline of Highway

This email is to clarify the policy concerning the above subject.

For some parcels, our Titles Section will add a clause at the end of the Exhibit A legal description in the title report that directs the Plans Consultant to extend the property lines to the centerline of the highway. This clause is typically added when the Titles Section has determined that the property owner has fee interest in the right of way, even though the exhibit A description may not go to the centerline.

As per the policy of the Titles Section, the property lines should be a straight extension or prolongation to the centerline. The extended portion of the property line that typically goes from the existing right of way line to the centerline should not be calculated to be perpendicular to the centerline, which usually would create an angle point along the property line at the existing right of way line. An exception to this would of course be if the property lines are described as perpendicular lines.

Although the practice of calculating the extension of the property line as a perpendicular line to the centerline is a commonly accepted practice, please refrain from calculating it this way for ADOT R/W Plans purposes, unless otherwise instructed by the R/W Plans Section.

Attached is a pdf file of a copy of the Titles Section memorandum of this policy, together with their supporting documentation.

[Attachment](#)

Daniel N. Miller, RLS  
R/W Plans Technical Leader/Project Manager  
205 S. 17th Ave, MD 612E  
Phoenix, Az. 85007  
602-712-6174  
DnMiller@azdot.gov