

ARIZONA LAND SURVEYING PRACTICE EXAM (SAMPLE)

STUDY GUIDE



Prepare with structure. Pass with confidence



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Introduction

Preparing for a certification exam can feel overwhelming, but with the right tools, it becomes an opportunity to build confidence, sharpen your skills, and move one step closer to your goals. At Examzify, we believe that effective exam preparation isn't just about memorization, it's about understanding the material, identifying knowledge gaps, and building the test-taking strategies that lead to success.

This guide was designed to help you do exactly that.

Whether you're preparing for a licensing exam, professional certification, or entry-level qualification, this book offers structured practice to reinforce key concepts. You'll find a wide range of multiple-choice questions, each followed by clear explanations to help you understand not just the right answer, but why it's correct.

The content in this guide is based on real-world exam objectives and aligned with the types of questions and topics commonly found on official tests. It's ideal for learners who want to:

- Practice answering questions under realistic conditions,
- Improve accuracy and speed,
- Review explanations to strengthen weak areas, and
- Approach the exam with greater confidence.

We recommend using this book not as a stand-alone study tool, but alongside other resources like flashcards, textbooks, or hands-on training. For best results, we recommend working through each question, reflecting on the explanation provided, and revisiting the topics that challenge you most.

Remember: successful test preparation isn't about getting every question right the first time, it's about learning from your mistakes and improving over time. Stay focused, trust the process, and know that every page you turn brings you closer to success.

Let's begin.

How to Use This Guide

This guide is designed to help you study more effectively and approach your exam with confidence. Whether you're reviewing for the first time or doing a final refresh, here's how to get the most out of your Examzify study guide:

1. Start with a Diagnostic Review

Skim through the questions to get a sense of what you know and what you need to focus on. Your goal is to identify knowledge gaps early.

2. Study in Short, Focused Sessions

Break your study time into manageable blocks (e.g. 30 – 45 minutes). Review a handful of questions, reflect on the explanations.

3. Learn from the Explanations

After answering a question, always read the explanation, even if you got it right. It reinforces key points, corrects misunderstandings, and teaches subtle distinctions between similar answers.

4. Track Your Progress

Use bookmarks or notes (if reading digitally) to mark difficult questions. Revisit these regularly and track improvements over time.

5. Simulate the Real Exam

Once you're comfortable, try taking a full set of questions without pausing. Set a timer and simulate test-day conditions to build confidence and time management skills.

6. Repeat and Review

Don't just study once, repetition builds retention. Re-attempt questions after a few days and revisit explanations to reinforce learning. Pair this guide with other Examzify tools like flashcards, and digital practice tests to strengthen your preparation across formats.

There's no single right way to study, but consistent, thoughtful effort always wins. Use this guide flexibly, adapt the tips above to fit your pace and learning style. You've got this!

Questions

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1. Which counties are included in the Arizona coordinate system's west zone?

- A. A Maricopa and Coconino
- B. B La Paz, Mohave, and Yuma
- C. C Pima and Pinal
- D. D Cochise and Graham

2. What is a Retaining Wall Survey?

- A. A survey that ensures retaining walls are constructed correctly with respect to property boundaries
- B. A survey that provides elevation data for construction purposes
- C. A survey focused on the location of utility lines
- D. A survey that determines the boundaries of riparian zones

3. In the context of boundary monuments, what must be stamped into the body of the monument?

- A. The name of the property owner
- B. The area's elevation
- C. The surveyor's Arizona registration number
- D. The date of installation

4. What is a corporation licensee in Arizona real estate?

- A. A corporation with a designated broker
- B. A sole proprietorship
- C. A partnership in real estate
- D. An unregistered organization

5. What is required of a managing general partner in a partnership licensee?

- A. To hold a state license as a designated broker
- B. To operate without needing any licenses
- C. To be a silent partner in the business
- D. To have experience in outdoor recreation

6. In the context of real estate, what is referred to as "community property"?

- A. Any property owned by an individual
- B. Property jointly owned by married partners
- C. Property owned by corporations
- D. Property inherited by one spouse

7. What is a Survey Plat?

- A. A map showing the layout and boundaries of a property
- B. A document stating the property tax assessment
- C. A legal contract between property owners
- D. A guide for real estate investment decisions

8. What does "acting in concert" imply within Arizona land survey practices?

- A. Collaborating independently without formal agreements
- B. Working together to achieve a shared objective
- C. Conducting business as separate entities
- D. Avoiding any joint decision-making

9. Which entity's actions are not considered in the definition of a subdivider?

- A. A real estate agent
- B. A public agency authorized by law
- C. An independent contractor
- D. A registered real estate broker

10. What identification should be marked on the top of a land survey monument?

- A. A The name of the surveyor's firm
- B. B The survey date and location
- C. C The Arizona registration number of the land surveyor
- D. D The coordinates of the monument

Answers

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1. B
2. A
3. C
4. A
5. A
6. B
7. A
8. B
9. B
10. C

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Explanations

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1. Which counties are included in the Arizona coordinate system's west zone?

- A. A Maricopa and Coconino
- B. B La Paz, Mohave, and Yuma**
- C. C Pima and Pinal
- D. D Cochise and Graham

The Arizona coordinate system is essential for land surveying as it provides a standardized framework for mapping and geographic data collection across the state. In this system, the counties that fall within the west zone are La Paz, Mohave, and Yuma. This classification is based on how the coordinate system divides the state into different zones to accommodate the geographic variations across Arizona. La Paz County, which is adjacent to California and the Colorado River, along with Mohave and Yuma counties, situated in the northwestern part of the state, share similar geographic and topographic characteristics that warrant their inclusion in the west zone. This zone allows surveyors to utilize a common reference system to enhance accuracy and consistency in mapping and construction projects across these areas. Understanding the specific counties that comprise the different zones, such as this west zone, is crucial for professionals in land surveying as it affects how they may collect data, conduct surveys, and interpret measurements within Arizona's unique geographic landscape.

2. What is a Retaining Wall Survey?

- A. A survey that ensures retaining walls are constructed correctly with respect to property boundaries**
- B. A survey that provides elevation data for construction purposes
- C. A survey focused on the location of utility lines
- D. A survey that determines the boundaries of riparian zones

A Retaining Wall Survey is primarily concerned with ensuring that retaining walls are constructed accurately in relation to property boundaries. This type of survey plays a crucial role in construction projects where retaining walls are utilized to manage soil and prevent erosion. It involves the precise measurement and marking of property lines to avoid disputes between adjacent landowners and to ensure compliance with zoning regulations. The accurate placement of a retaining wall is vital not only for engineering integrity but also for legal reasons. If a wall is built too close to or over a property line, it can lead to conflicts and potential legal issues. Therefore, this survey ensures that the retaining wall is positioned correctly in reference to the identified property boundaries and any applicable building codes. While other types of surveys, such as those focusing on elevation data for construction or locating utility lines, play important roles in the broader context of land surveying, they do not specifically address the unique requirements pertinent to the construction and legal aspects of retaining walls. Similarly, determining the boundaries of riparian zones pertains to ecological studies rather than the structural aspects relevant to retaining walls.

3. In the context of boundary monuments, what must be stamped into the body of the monument?

- A. The name of the property owner
- B. The area's elevation
- C. The surveyor's Arizona registration number**
- D. The date of installation

The requirement to have the surveyor's Arizona registration number stamped into the body of the monument is rooted in the principles of accountability and professional practice in surveying. This practice ensures that each boundary monument is clearly associated with the qualified professional responsible for its placement. By having the surveyor's registration number visible, it allows for easy identification of that professional, facilitating any necessary follow-up regarding the monument or the property boundary it represents. This reinforces the integrity of the surveying process and provides a mechanism for addressing any disputes or inquiries related to the monument's placement. The other options, while they may seem relevant in certain contexts, do not align with the specific regulations regarding boundary monuments. The name of the property owner is not typically required because boundary monuments are about the location of property lines rather than owner identification. Similarly, the area's elevation is not a requisite marking, as boundary monuments primarily focus on demarcating property lines. While the date of installation might be useful information, it is not mandated to be stamped on the monument, as the primary focus is on identifying the licensed professional who completed the work.

4. What is a corporation licensee in Arizona real estate?

- A. A corporation with a designated broker**
- B. A sole proprietorship
- C. A partnership in real estate
- D. An unregistered organization

In Arizona real estate, a corporation licensee refers to a specific type of business structure that is permitted to engage in real estate transactions. This designation requires that the corporation has a designated broker, who is responsible for overseeing the real estate activities conducted by the corporation. This is important in ensuring that all operations are carried out in compliance with state laws and regulations related to real estate practice. Having a designated broker ensures that there is a qualified individual accountable for the corporation's transactions, which provides a level of professionalism and regulatory oversight. This structure is distinct from other forms of business entities, such as sole proprietorships or partnerships, which do not specifically require a designated broker to operate in the real estate market. This is why recognizing the role of a designated broker within a corporation is crucial to understanding the proper functioning of a corporation licensee in the state of Arizona.

5. What is required of a managing general partner in a partnership licensee?

A. To hold a state license as a designated broker

B. To operate without needing any licenses

C. To be a silent partner in the business

D. To have experience in outdoor recreation

A managing general partner in a partnership licensee must hold a state license as a designated broker to ensure compliance with legal and regulatory requirements governing the practice of real estate. This requirement is essential because the managing general partner typically has significant responsibilities and authority within the partnership, including overseeing operations, managing transactions, and ensuring adherence to state laws related to real estate practices. Holding a designated broker license signifies that the individual has met the educational, experiential, and ethical standards necessary to perform these duties competently. This licensure helps maintain professionalism in the industry, protects consumers by ensuring that real estate transactions are handled by qualified individuals, and supports the integrity of the partnership's operations. In contrast, the other choices do not align with the requirements for managing general partners in the context of real estate partnerships. Partners are not allowed to operate without any licenses, cannot simply be silent (as this role demands active management), and experience in outdoor recreation is irrelevant to the licensing requirements.

6. In the context of real estate, what is referred to as "community property"?

A. Any property owned by an individual

B. Property jointly owned by married partners

C. Property owned by corporations

D. Property inherited by one spouse

Community property refers specifically to a legal framework applied in certain jurisdictions, including Arizona, that recognizes property acquired during a marriage as jointly owned by both spouses. This means that any assets, debts, or earnings obtained while married are considered part of a collective pool that belongs equally to both partners, regardless of which spouse's name appears on the title or deed. The community property model emphasizes the idea of partnership and equal contribution to the marital relationship. In the context of community property laws, marital income, real estate purchased, and even things like retirement benefits accumulated during the marriage are typically treated as belonging to both partners. This principle aims to ensure fairness in the event of divorce or the death of one spouse, as both parties have a claim to the community's assets. Options describing property owned by an individual, corporations, or property inherited by one spouse do not align with the community property concept, as they pertain to individual ownership or specific categories of property that fall outside the shared ownership typically defined by community property laws.

7. What is a Survey Plat?

- A. A map showing the layout and boundaries of a property**
- B. A document stating the property tax assessment
- C. A legal contract between property owners
- D. A guide for real estate investment decisions

A survey plat is indeed a map that illustrates the layout and boundaries of a property. It provides a detailed depiction of the property's dimensions, boundaries, and any significant features such as structures, easements, and right-of-way lines. This visual representation is crucial for establishing clear property lines and can serve as a reference in legal contexts, such as disputes over property boundaries or during transactions involving the sale or leasing of land. The other options do not accurately describe a survey plat. A property tax assessment document serves a different function, focusing primarily on the valuation of land for taxation purposes rather than its physical layout. A legal contract between property owners typically outlines the rights and responsibilities associated with property ownership but does not depict the property itself. Lastly, a guide for real estate investment decisions might provide insights and advice on market trends but does not represent the actual boundaries or layout of specific properties. Therefore, the choice of a survey plat as a map showing the layout and boundaries of a property is the most accurate.

8. What does "acting in concert" imply within Arizona land survey practices?

- A. Collaborating independently without formal agreements
- B. Working together to achieve a shared objective**
- C. Conducting business as separate entities
- D. Avoiding any joint decision-making

"Acting in concert" within the context of Arizona land survey practices typically refers to the scenario where multiple surveyors or parties collaborate to achieve a common goal or objective. This collaboration can involve coordinating efforts, sharing resources, and leveraging each party's expertise to ensure the surveying task is completed efficiently and accurately. In many land surveying projects, various professionals may need to work closely together, especially if the project is complex and requires different areas of expertise or if it spans multiple parcels of land. The emphasis is on teamwork and mutual understanding to ensure that legal, technical, and operational objectives are met harmoniously. While other options discuss various forms of collaboration or separation, they do not encapsulate the essence of what "acting in concert" represents in this professional context. Working independently or as separate entities does not foster the collective goal-oriented approach that "acting in concert" entails. Similarly, avoiding joint decision-making would contradict the principle of collaboration necessary in effective land surveying practices.

9. Which entity's actions are not considered in the definition of a subdivider?

- A. A real estate agent
- B. A public agency authorized by law**
- C. An independent contractor
- D. A registered real estate broker

The correct interpretation revolves around the specific definitions and responsibilities associated with the term "subdivider" within land use regulations. A subdivider is generally defined as any individual or entity that divides land into smaller parcels for sale, development, or marketing purposes. When examining the options, a public agency authorized by law typically acts within the scope of regulatory frameworks and guidelines established by state or local government. Their actions are primarily focused on compliance, planning, and oversight rather than actively subdividing land for the purpose of resale or development. Consequently, their involvement does not fit the definition of a subdivider, as they are not directly engaged in the subdivision of land in the same way that a developer or a private entity would be. In contrast, real estate agents, independent contractors, and registered real estate brokers all have direct roles in the transactions or developments related to subdivided lands. They may facilitate the sale, manage, or perform related services for projects involving subdivided land, making their actions relevant in the context of subdivision activities. Understanding this distinction helps clarify why a public agency's actions do not align with the responsibilities typically ascribed to a subdivider in land surveying and real estate practice.

10. What identification should be marked on the top of a land survey monument?

- A. A The name of the surveyor's firm
- B. B The survey date and location
- C. C The Arizona registration number of the land surveyor**
- D. D The coordinates of the monument

The identification marked on the top of a land survey monument should include the Arizona registration number of the land surveyor. This is crucial for several reasons. Firstly, it ensures accountability, allowing anyone who conducts further investigations on the land or uses the survey results to trace back to the professional who performed the survey. This number ties the monument to a licensed individual who is legally authorized to conduct land surveys in Arizona. Including the registration number helps uphold the standards set forth by the Arizona Board of Technical Registration, reinforcing the importance of professional licensing in land surveying. It's necessary to promote and maintain public trust in surveying practices. The other pieces of information, while important in their own right, do not fulfill this same legal and accountability purpose that the registration number serves.

Next Steps

Congratulations on reaching the final section of this guide. You've taken a meaningful step toward passing your certification exam and advancing your career.

As you continue preparing, remember that consistent practice, review, and self-reflection are key to success. Make time to revisit difficult topics, simulate exam conditions, and track your progress along the way.

If you need help, have suggestions, or want to share feedback, we'd love to hear from you. Reach out to our team at hello@examzify.com.

Or visit your dedicated course page for more study tools and resources:

<https://azlandsurveying.examzify.com>

We wish you the very best on your exam journey. You've got this!

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