

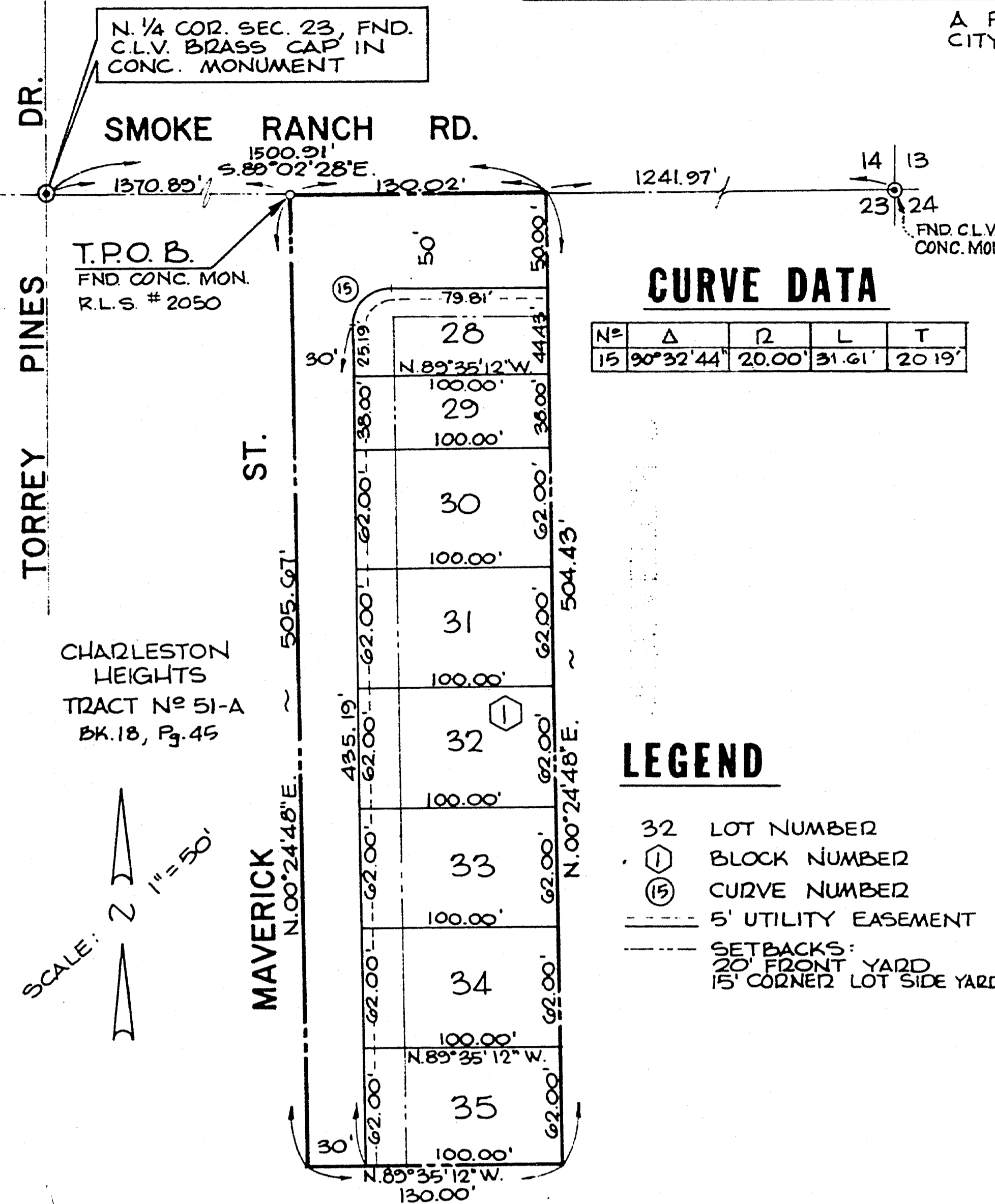
6-12-74

BOOK 779

CHARLESTON HEIGHTS TRACT NO. 51-G

738865

A PORTION OF THE N.E. 1/4 OF SEC. 23, T.20S., R.60E., M.D.M. CITY OF LAS VEGAS, CLARK COUNTY, NEVADA



OWNER'S CERTIFICATE & DEDICATION

BECKER AND SONS, A PARTNERSHIP, DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PARCEL OF LAND WHICH IS SHOWN UPON THE PLAT OF CHARLESTON HEIGHTS TRACT NO. 51-G, AND DOES HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THE PLAT AND DOES HEREBY OFFER AND DEDICATE ALL THE STREETS AND PUBLIC RIGHTS-OF-WAY AS INDICATED AND OUTLINED HEREON FOR THE USE OF THE PUBLIC, FURTHERMORE, WE THE UNDERSIGNED OWNERS OF THE WITHIN PLATTED LANDS, HEREBY GRANT AND CONVEY TO THE SOUTHWEST GAS CORPORATION, NEVADA POWER COMPANY AND CENTRAL TELEPHONE COMPANY, THEIR SUCCESSORS AND ASSIGNS, A 3 FOOT WIDE EASEMENT ON ALL SIDE LOT LINES, A 5 FOOT WIDE EASEMENT ON ALL FRONT PROPERTY LINES, INCLUDING ABOVE GROUND ELECTRICAL TRANSFORMER PADS FOR THE CONSTRUCTION, MAINTENANCE, OPERATION AND FINAL REMOVAL OF UNDERGROUND GAS, POWER AND TELEPHONE LINES AND APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS THERETO.

DATED THIS 4th DAY OF August, 1977

BECKER AND SONS
Ernest A. Becker Jr.
 ERNEST A. BECKER, JR. - AGENT

CITY ENGINEER'S CERTIFICATE

I, WILLIAM J. PURVIS, CITY ENGINEER OF THE CITY OF LAS VEGAS, CERTIFY THAT I HAVE EXAMINED THE FINAL MAP OF "CHARLESTON HEIGHTS TRACT NO. 51-G, THAT IT IS SUBSTANTIALLY AS IT APPEARS ON THE TENTATIVE MAP AND ANY APPROVED ALTERATIONS THEREOF; THAT PROVISIONS OF NRS 278.010 THROUGH 278.630 AND ANY LOCAL ORDINANCE APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH AND THAT I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT, THAT A PERFORMANCE BOND HAS BEEN DEPOSITED GUARANTEEING THAT MONUMENTS OF THE CHARACTER AND OCCUPYING THE POSITIONS INDICATED WILL BE SET ON OR BEFORE AUGUST 3, 1978.

William J. Purvis
 WILLIAM J. PURVIS
 NEVADA REG. NO. 3336
 8/3/77
 DATE

DIV. OF WATER RESOURCES CERTIFICATE

THIS FINAL MAP IS APPROVED BY THE DIVISION OF WATER RESOURCES OF THE DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES CONCERNING WATER QUANTITY SUBJECT TO THE REVIEW OF APPROVAL ON FILE IN THIS OFFICE.

F. W. Thorne
 F. W. THORNE - DIV. OF WATER RESOURCES
 8-4-77
 DATE

ACKNOWLEDGEMENT

STATE OF NEVADA }
 COUNTY OF CLARK } SS

ON THIS 4th DAY OF August, 1977, PERSONALLY APPEARED BEFORE ME, DIANA H. KOVACH, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ERNEST A. BECKER, JR., KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FREELY AND VOLUNTARILY AND FOR THE USES AND PURPOSES THEREIN MENTIONED.

Diana H. Kovach
 DIANA H. KOVACH
 NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE.
 MY COMMISSION EXPIRES APRIL 21, 1981

APPROVALS:

APPROVED IN CONFORMITY WITH THE TENTATIVE MAP THIS 14th DAY OF JULY, 1977, BY THE PLANNING COMMISSION OF THE CITY OF LAS VEGAS.

Don J. Saylor
 DON J. SAYLOR - SECRETARY

UTILITY AGENCIES & COMPANIES APPROVAL

WE, THE HEREIN NAMED PUBLIC UTILITY COMPANIES AND AGENCIES, APPROVE THE GRANT OF THE DESIGNATED EASEMENTS.

Myron R. Welsh
 LAS VEGAS VALLEY WATER DISTRICT - MYRON R. WELSH
 8/4/77
 DATE

Richard M. Breedlove
 SOUTHWEST GAS CORP. - RICHARD M. BREEDLOVE
 8-4-77
 DATE

Carlos James Foote
 NEVADA POWER CO. - CARLOS JAMES FOOTE
 8-4-77
 DATE

R.C. Hudson
 CENTRAL TELEPHONE COMPANY - R.C. HUDSON
 8/4/77
 DATE

SURVEYOR'S CERTIFICATE

I, KAY L. ADAMS, A DULY LICENSED LAND SURVEYOR IN THE STATE OF NEVADA, DO HEREBY CERTIFY THAT THIS IS A TRUE AND ACCURATE PLAT OF THE LAND SURVEYED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF BECKER AND SONS, AND LAID OUT INTO LOTS, BLOCKS, STREETS, RIGHTS-OF-WAY, AND EASEMENTS AS SHOWN HEREON; THAT THE LOCATION OF SAID LOTS, BLOCKS, STREETS, RIGHTS-OF-WAY AND EASEMENTS ARE SITUATED WHOLLY WITHIN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 23, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER (N 1/4 COR.) OF SAID SECTION 23; THENCE SOUTH 89°02'28" EAST, ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER (NE 1/4) OF SAID SECTION 23, A DISTANCE OF 1370.89 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89°02'28" EAST, 130.02 FEET; THENCE SOUTH 00°24'48" WEST, 504.43 FEET; THENCE NORTH 89°35'12" WEST, 130.00 FEET; THENCE NORTH 00°24'48" EAST, 505.67 FEET TO THE TRUE POINT OF BEGINNING. CONTAINING 1.507 ACRES, MORE OR LESS; THAT THIS SURVEY WAS COMPLETED ON JUNE 15, 1977.

I FURTHER CERTIFY THAT THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCES AND THAT THE MONUMENTS WILL BE OF THE CHARACTER SHOWN AND OCCUPY THE POSITIONS INDICATED BY AUG. 3, 1978 AND THAT AN APPROPRIATE PERFORMANCE BOND HAS BEEN POSTED WITH THE CITY OF LAS VEGAS TO ASSURE THEIR INSTALLATION.

Kay L. Adams
 KAY L. ADAMS
 REGISTERED LAND SURVEYOR
 NEVADA CERTIFICATE NO. 2050
 Aug 3, 1977
 DATE

APPROVAL:

APPROVED AND ACCEPTED THIS 3RD DAY OF AUGUST, 1977, BY THE BOARD OF COMMISSIONERS OF THE CITY OF LAS VEGAS, CLARK COUNTY, NEVADA

William H. Briare
 WILLIAM H. BRIARE - MAYOR

ATTEST: *Edwina M. Cole*
 EDWINA M. COLE - CITY CLERK

APPROVAL:

THIS FINAL MAP IS APPROVED BY THE HEALTH DIVISION OF THE DEPARTMENT OF HUMAN RESOURCES CONCERNING SEWAGE DISPOSAL, WATER POLLUTION, WATER QUALITY AND WATER SUPPLY FACILITIES IN ACCORDANCE WITH NEVADA REVISED STATUTES. THIS APPROVAL PREDICATES COMMUNITY SEWAGE DISPOSAL AND COMMUNITY WATER SUPPLY.

Max D. Rosequist
 MAX D. ROSEQUIST
 DATE

BASIS OF BEARING

SOUTH 89°02'28" EAST BEING THE BEARING OF THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., AS SHOWN BY A MAP ON FILE IN THE OFFICE OF THE CLARK COUNTY RECORDER AS BOOK 18, PAGE 45 OF PLATS.

N^o 738865
 RECORDED AT THE REQUEST OF:
 BECKER & SONS
 DATE 8-29-77 AT 11:52 A.M.
 BOOK 20 PAGE 61
 OF PLATS
 OFFICIAL RECORDS BOOK N^o 779
 CLARK COUNTY, NEVADA RECORDS
 JOAN L. SWIFT, RECORDER
 FEE: 27.00 DEPUTY: BK