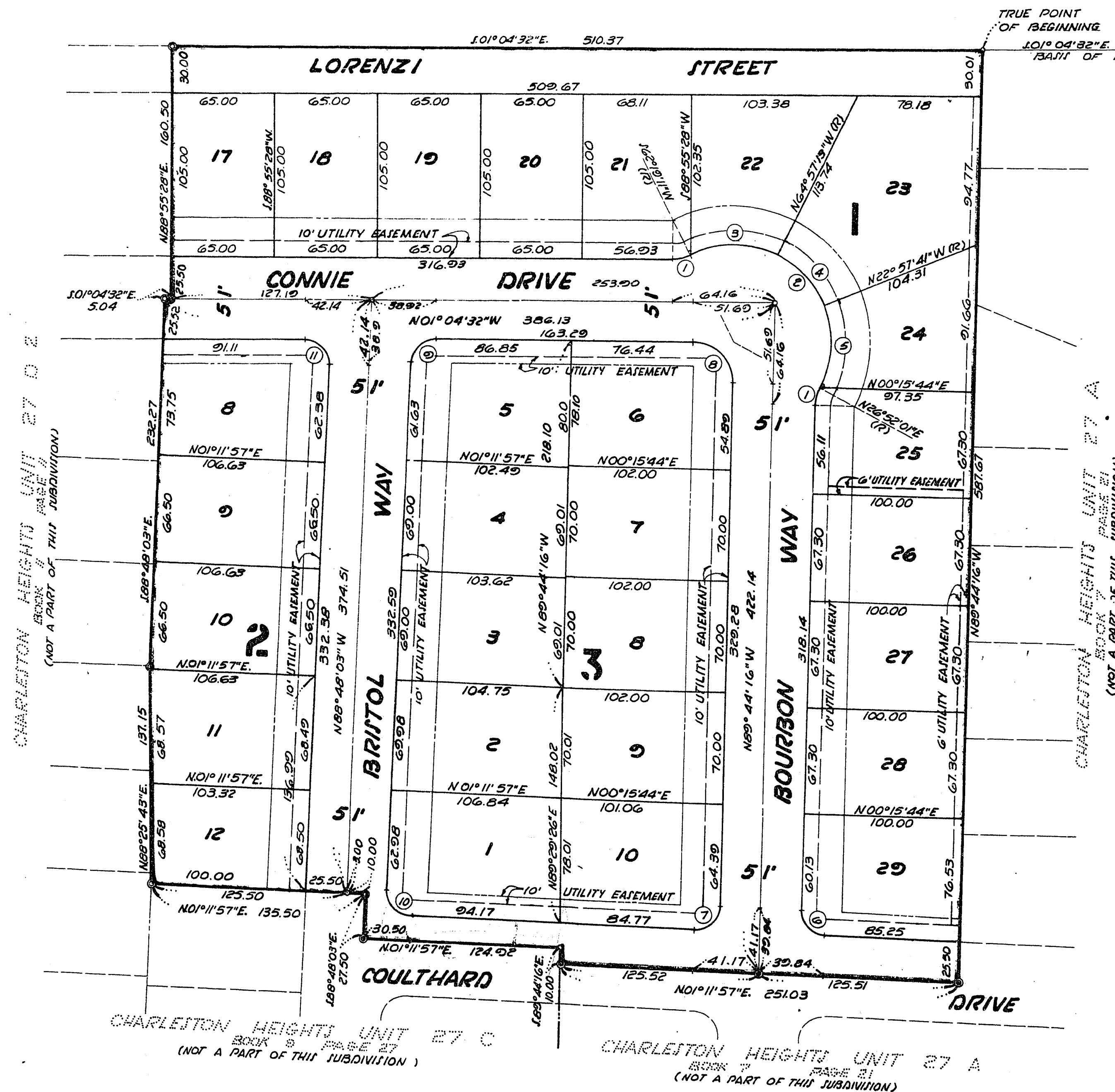


# CHARLESTON HEIGHTS UNIT 27-D-3

A PORTION OF THE NW 1/4 OF SECTION 35, T.20S, R.60E, M.D.B. & M., NEVADA, CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA

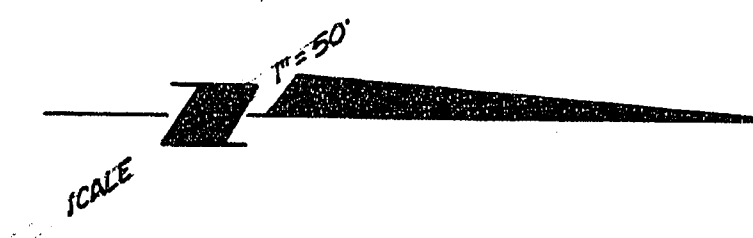
673386

UNDEVELOPED LAND  
(NOT A PART OF THIS SUBDIVISION)



| NO. | Δ           | R     | T     | L      |
|-----|-------------|-------|-------|--------|
| 1   | 26° 36' 17" | 25.00 | 5.91  | 11.61  |
| 2   | 44° 32' 50" | 60.00 | —     | 151.37 |
| 3   | 32° 43' 05" | 60.00 | 29.73 | 55.21  |
| 4   | 42° 00' 00" | 60.00 | 23.03 | 43.98  |
| 5   | 49° 42' 42" | 60.00 | 27.87 | 52.18  |
| 6   | 89° 03' 47" | 15.00 | 14.76 | 23.32  |
| 7   | 90° 56' 13" | 15.00 | 15.25 | 23.81  |
| 8   | 91° 20' 14" | 25.00 | 25.59 | 39.85  |
| 9   | 81° 43' 31" | 15.00 | 14.42 | 22.97  |
| 10  | 90° 00' 00" | 15.00 | 15.00 | 23.56  |
| 11  | 92° 16' 20" | 15.00 | 15.61 | 24.76  |

28  
LOT  
ACRE



## SURVEYOR'S CERTIFICATE

I, KAY L. ADAMS, A DULY REGISTERED 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 SPROUL HOMES INC., A NEW MEXICO CORPORATION, AND LAID OUT INTO LOTS, BLOCKS, STREETS AND EASEMENTS WHICH SITUATE WHOLLY WITHIN THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 35, T.20S, R.60E, M.D.B. & M. WHOLLY WITHIN THE CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA, AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE WEST 1/4 CORNER OF SAID SECTION 35; THENCE 101° 04' 32" E ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 35, 642.14 FEET TO THE TRUE POINT OF BEGINNING SAID POINT ALSO BEING A BOUNDARY CORNER OF CHARLESTON HEIGHTS UNIT 27-A AS SHOWN BY A PLAT ON FILE IN THE OFFICE OF THE COUNTY RECORDER, CLARK COUNTY, NEVADA AT PAGE 21 OF BOOK 7 OF PLATS; THENCE CONTINUING 101° 04' 32" E ALONG SAID WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 35, 510.37 FEET TO A POINT, SAID POINT ALSO BEING THE NORTHWEST CORNER OF CHARLESTON HEIGHTS 27-D-2 AS SHOWN BY A PLAT ON FILE IN THE OFFICE OF THE COUNTY RECORDER, CLARK COUNTY, NEVADA AT PAGE 11 OF BOOK 11 OF PLATS; THENCE ALONG THE NORTHERLY BOUNDARY OF SAID CHARLESTON HEIGHTS 27-D-2 AS FOLLOWS: N88° 55' 28" E, 160.50 FEET; THENCE 101° 04' 32" E, 5.04 FEET; THENCE S88° 48' 03" E, 232.27 FEET; THENCE N88° 25' 43" E, 137.15 FEET TO A POINT, SAID POINT ALSO BEING A BOUNDARY CORNER COMMON TO SAID CHARLESTON HEIGHTS 27-D-2 AND TO CHARLESTON HEIGHTS 27-C AS SHOWN BY A PLAT ON FILE IN THE OFFICE OF THE COUNTY RECORDER, CLARK COUNTY, NEVADA AT PAGE 27 OF BOOK 9 OF PLATS; THENCE DEPARTING FROM THE NORTHERLY BOUNDARY OF SAID CHARLESTON HEIGHTS 27-D-2 AND ALONG THE WETTERLY AND NORTHERLY BOUNDARY OF SAID CHARLESTON HEIGHTS 27-C AS FOLLOWS: N01° 11' 57" E, 135.50 FEET; THENCE S88° 48' 03" E, 27.50 FEET; THENCE N01° 11' 57" E, 124.92 FEET; THENCE S89° 44' 16" E, 10.00 FEET TO A POINT, SAID POINT ALSO BEING A BOUNDARY CORNER COMMON TO SAID CHARLESTON HEIGHTS 27-C AND TO SAID CHARLESTON HEIGHTS 27-A THENCE DEPARTING FROM THE NORTHERLY BOUNDARY OF SAID CHARLESTON HEIGHTS 27-C AND ALONG THE WETTERLY AND SOUTHERLY BOUNDARY OF SAID CHARLESTON HEIGHTS 27-A AS FOLLOWS: N01° 11' 57" E, 251.03 FEET; THENCE N89° 44' 16" W, 587.67 FEET TO THE TRUE POINT OF BEGINNING; THAT THIS SURVEY WAS COMPLETED ON Oct. 26, 1967. TOTAL ACRES = 6.6808

## APPROVED

APPROVED AND ACCEPTED THIS 14<sup>TH</sup> DAY OF OCTOBER, 1967, BY THE BOARD OF COMMISSIONERS OF THE CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA.

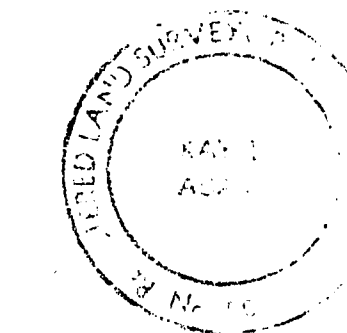
ATTEST: Edwina M. Cole  
EDWINA M. COLE, CITY CLERK

## APPROVED

IN CONFORMANCE WITH THE TENTATIVE MAP APPROVED THIS 14<sup>TH</sup> DAY OF OCTOBER, 1967, BY THE CITY PLANNING COMMISSION CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA.

DON J. TAYLOR  
DON J. TAYLOR, SECRETARY

Kay L. Adams  
KAY L. ADAMS  
REGISTERED LAND SURVEYOR  
NEVADA CERTIFICATE NO. 2050



## OWNER'S CERTIFICATE

SPROUL HOMES, INC., A NEW MEXICO CORPORATION DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PARCEL OF LAND WHICH IS SHOWN UPON THE PLAT OF CHARLESTON HEIGHTS UNIT 27-D-3 AND DOES HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS PLAT, AND HEREBY OFFER AND DEDICATE ALL STREETS AND EASEMENTS AS INDICATED AND OUTLINED HEREON FOR THE USE OF THE PUBLIC, FURTHER DO HEREBY GRANT AND CONVEY TO NEVADA POWER CO. AND CENTRAL TELEPHONE CO. THEIR SUCCESSIONS AND ASSIGNS A PERMANENT EASEMENT AND RIGHT-OF-WAY AS SHOWN BY THE AREAS MARKED "UTILITY EASEMENT" ON SAID PLAT FOR THE CONSTRUCTION AND MAINTENANCE OF ELECTRICAL AND TELEPHONE POLES, LINES, AND APPURTENANCES TOGETHER WITH THE RIGHT OF ACCESS THERETO. DATED OCT. 25, 1967.

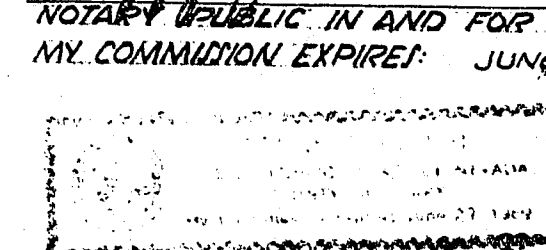
R.B. Cline  
R.B. CLINE, VICE-PRESIDENT  
SPROUL HOMES, INC.

## ACKNOWLEDGEMENT

STATE OF NEVADA }  
COUNTY OF CLARK }

ON THIS 15<sup>TH</sup> DAY OF OCTOBER, 1967, PERSONALLY APPEARED BEFORE ME, Peggy J. Busch, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, R.B. CLINE, KNOWN TO ME TO BE THE VICE PRESIDENT OF THE CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT, AND UPON OATH, SAID DEPOSED THAT HE IS THE VICE PRESIDENT OF SAID CORPORATION AND THAT THE SEAL AFFIXED TO SAID INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION, THAT THE SIGNATURE ON SAID INSTRUMENT WAS MADE BY THE OFFICER OF SAID CORPORATION AS INDICATED AFTER SAID SIGNATURE, AND THAT SAID CORPORATION EXECUTED THE SAID INSTRUMENT FREELY AND VOLUNTARILY AND FOR THE USES AND PURPOSES MENTIONED THEREIN.

Peggy J. Busch  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
MY COMMISSION EXPIRES: JUNE 29, 1969



## CITY ENGINEER'S CERTIFICATE

I, R.R. JAUER, CITY ENGINEER OF THE CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE FINAL MAP OF CHARLESTON HEIGHTS UNIT 27-D-3 THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS APPEARED ON THE TENTATIVE MAP AND ANY APPROVED ALTERATIONS THEREOF THAT ALL PROVISIONS OF THE PLANNING AND ZONING ACT OF THE STATE OF NEVADA AND ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH AND THAT I AM SATISFIED THIS MAP IS TECHNICALLY CORRECT.

DATED THIS 14<sup>TH</sup> DAY OF OCTOBER, 1967.

R.R. Jauer  
R.R. JAUER, R.R.E. NO. 306

## BAIS OF BEARING

THE BEARING N01° 04' 32" W AT THE WEST LINE OF THE NW 1/4 OF SECTION 35, T.20S, R.60E, M.D.B. & M. AS RECORDED ON PAGE 21, BOOK 7, ENGINEER'S FILE, OFFICE OF THE COUNTY RECORDER, CLARK COUNTY, NEVADA.

## LEGEND

- CONC. MON. SET
- CONC. MON. FOUND
- LOT NUMBER
- BLOCK NUMBER
- 25' FRONT SETBACK LINE
- 15' SIDE SETBACK LINE
- PUBLIC UTILITY EASEMENT
- FD. MAIL # TAG #1412

NO. 673386  
RECORDED AT THE REQUEST OF  
SPROUL HOMES INC.  
DATE 11-30-67 AT 2:41 P.M.  
BOOK 11 PAGE 12  
OF PLAT  
OFFICIAL RECORDS BOOK NO. 838  
CLARK COUNTY NEVADA RECORDER  
PAUL E. HORN, RECORDER  
FEE \$ 1.50 RL DEPUTY