

CHARLESTON HEIGHTS TRACT NO. 45-E

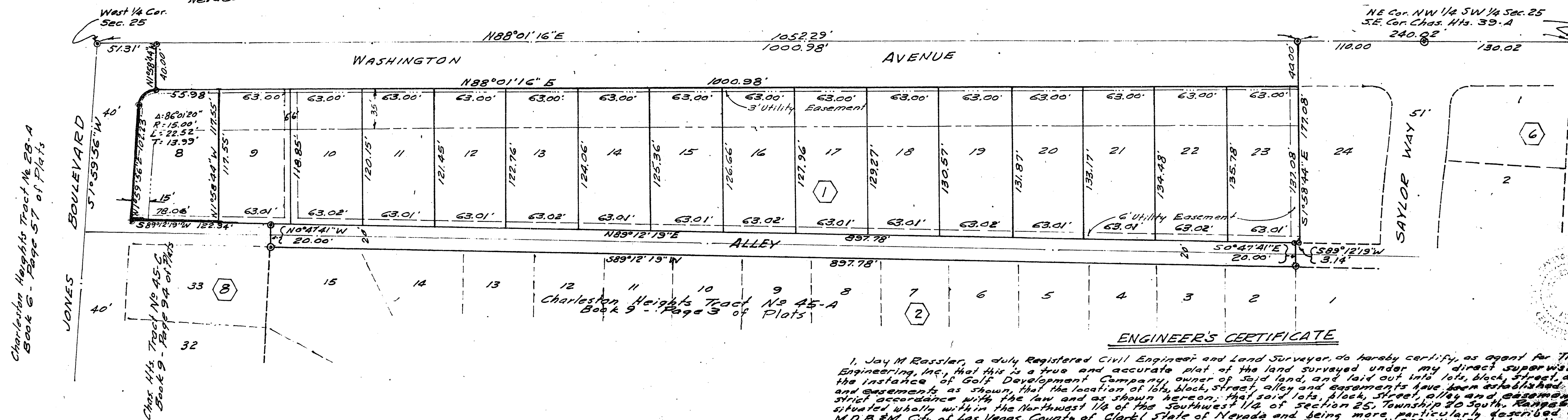
BEING A PORTION OF THE NW 1/4 OF THE SW 1/4 OF SEC. 25, T20S, R60E, MDB&M, CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA

BASIS OF BEARINGS

The bearing N89°39'14" W. of the South Line of Section 25, T20S, R60E, MDB&M as recorded in Book 6, Page 49 of Plats, Office of the Recorder, Clark County Nevada

Charleston Heights Tract No 39-A
Book 7 - Page 100 of Plats

SCALE 2"=50'



OWNER'S CERTIFICATE AND DEDICATION

Golf Development Company, a partnership, do hereby certify that they are the owners of the parcel of land shown on the final map of Charleston Heights Tract No. 45-E and more particularly described in the Engineer's Certificate hereon, and do hereby consent to the preparation and recording of this Plat, and do hereby offer and dedicate, all of the street, alley and easements as indicated and outlined hereon, for the use of the public, further Golf Development Company, a partnership and owner of the within plotted lands, do hereby grant and convey to the Nevada Power Company, its successors and assigns, a permanent easement and right-of-way is indicated by the areas marked "Utility Easement" on the within Plat for the construction and maintenance of electrical and telephone poles, lines, conduits and appurtenances, together with the right of access thereto. No part of parcel marked "Not a part of this Subdivision" is offered for dedication. Dated this 20 day of March, 1966.

GOLF DEVELOPMENT COMPANY
BY Ernest A. Becker
ERNEST A. BECKER, AGENT

ACKNOWLEDGEMENT

State of Nevada, S.S.
County of Clark, On this 22nd day of March, 1966, personally appeared before me Nelen W. Glascock, a Notary Public in and for said County of Clark, State of Nevada, Ernest A. Becker, known to me to be the agent of the Partnership that executed the foregoing instrument and upon oath did depose that he executed said instrument freely and voluntarily and for the uses and purposes therein.
In witness whereof, I have hereunto set my hand and affixed my seal of my office in the County of Clark, State of Nevada, the day and year of the Certificate first above written.

Nelen W. Glascock
Notary Public in and for said County and State
My Commission expires Dec. 17, 1966

LEGEND

- 6' Utility Easement
- Front Set Back Line
- 3' Utility Easement
- 12 Lot Number
- 1 Block Number
- Conc. Monument Set
- Conc. Monument Found
- Side Set Back Line

ENGINEER'S CERTIFICATE

I, Jay M. Rassler, a duly Registered Civil Engineer and Land Surveyor, do hereby certify, as agent for Trajan Engineering, Inc., that this is a true and accurate plat of the land surveyed under my direct supervision at the instance of Golf Development Company, owner of said land, and laid out into lots, block, street, alley, and easements as shown, that the location of lots, block, street, alley and easements have been established in strict accordance with the law and as shown hereon; that said lots, block, street, alley and easements are situated wholly within the Northwest 1/4 of the Southwest 1/4 of Section 25, Township 20 South, Range 60 East, M.D.B. & M. City of Las Vegas, County of Clark, State of Nevada and being more particularly described as follows: Commencing at the West 1/4 Corner of said Section 25; thence North 88°01'16" East along the North line of said Northwest 1/4 of the Southwest 1/4 as shown on Map of Charleston Heights Tract No. 39-A, recorded as Page 94, Book 9 of Plats, Records of Clark County, Nevada, a distance of 513.31 feet to the TRUE POINT OF BEGINNING; thence Continuing North 88°01'16" East a distance of 1000.98 feet to corner of Charleston Heights Tract No. 45-A as shown on Page 3, Book 9 of Plats, Records of Clark County, Nevada; thence South 1°58'44" East a distance of 197.02 feet to a point; thence South 89°12'19" West a distance of 3.14 feet to a point; thence South 0°47'41" East a distance of 20.00 feet to a point; thence South 89°12'19" West a distance of 897.78 feet to a point on the boundary of said Charleston Heights 45-E; thence North 0°47'41" West a distance of 20.00 feet to a point; thence South 89°12'19" West a distance of 897.78 feet to a point; thence North 1°58'44" East a distance of 1000.98 feet to a point; thence North 88°01'16" East a distance of 513.31 feet to the TRUE POINT OF BEGINNING. Said parcel contains 4.290 acres and 16 lots. This survey completed on the 7th day of February, 1966.

Jay M. Rassler
Jay M. Rassler, Reg. Nev. L.S. #1624

CITY ENGINEERS CERTIFICATE

I, R.P. Sauer, 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 Tract No. 45-E, that the subdivision shown hereon is substantially the same as it appeared on the tentative map and approved alterations thereon, met all provisions of the planning and zoning act of the State of Nevada and any local ordinances applicable at the time of approval have been complied with, and am satisfied said map is technically correct.

R.P. Sauer
R.P. Sauer, City Engineer, R.P.E. #396

APPROVALS

In Conformity with the tentative map approved this 10th day of March, 1966, by the Planning Commission of the City of Las Vegas, County of Clark, State of Nevada.

Don J. Saylor
Don J. Saylor, Secretary

Approved and accepted this 6th day of April, 1966, by the Board of Commissioners of the City of Las Vegas, County of Clark, State of Nevada.

Oran K. Grayson
Oran K. Grayson, Mayor
Edwina M. Cole
Edwina M. Cole, City Clerk

No 570401
Recorded at the request
of Golf Development
Company
DATE 4-26-66 AT P.M.
BOOK 10 PAGE 80
OF PLATS
Official Records Book No 710
Clark County, Nevada Records
Paul E. Harris, Recorder
Fee \$1.50 - Mrs. Deputy

BOOK 10 PAGE 80
1040-45E

5-12-31