

Charleston Rainbow Unit No 12-D

Being a portion of the NW 1/4 of the NW 1/4 of Section 34, T.20S, R.60E, M.D.M., City of Las Vegas, Clark County, Nevada

Owner's Certificate

Sprout Homes of Nevada, a Nevada corporation, does hereby certify that it is the owner of the parcel of land which is shown upon the plat of Charleston Rainbow Unit No. 12-D, and does hereby consent to the preparation and recording of this plat, and does hereby offer and dedicate all streets and easements as indicated or outlined herein for the use of the public, further do hereby grant and convey to Nevada Power Company, Central Telephone Company, and Southwest Gas Corporation, their successors and assigns a three (3) foot wide easement on all side lot lines and a five (5) wide easement on all front lot lines on the within stated lands for the construction, maintenance, operation and final removal of underground electric, telephone, and gas lines and appurtenances and for above-ground electric transformers, together with the right of passage and egress therefor.

Dated this 1st day of March, 1976.

R.B. Cline

R.B. Cline, President - Sprout Homes of Nevada

S. Jones

S. Jones - Trustee



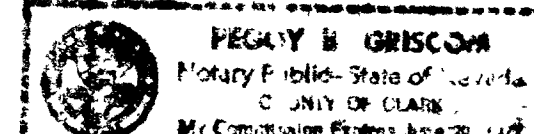
Acknowledgment

State of Nevada) ss
County of Clark)

On this 1st day of March, 1976, personally appeared before me Peggy B. Griscom, a Notary Public in and for said County and State, R.B. Cline and Sam Jones known to me to be the President and Trustee of the corporation that executed the foregoing instrument and upon oath did depose that they are the President and Trustee of the said corporation, and that the seal affixed to said instrument is the corporate seal of said corporation, that the signature of the said instrument was made by the officer of the said corporation as indicated after said signature and that the said corporation executed the said instrument freely and voluntarily and for the uses and purposes mentioned herein.

Peggy B. Griscom

Peggy B. Griscom
Notary Public in and for said County and State.
My commission expires June 29, 1978.



Utility Agencies & Companies Approval

We, the herein named Public utility agencies and companies do hereby approve the grant of easements designated on this plat.

Nevada Power Company Carlos James Fink 1-6-76
Date

Central Telephone Company R.E. Wilhelm 1-6-76
Date

Southwest Gas Corporation Richard M. Brundage 1-6-76
Date

Las Vegas Valley Water Dist Myrle R. Miller 1-6-76
Date

City of Las Vegas Dept. of Public Works Lawrence Hampton 3/3/76
Date

State Health Division Certificate

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 provides for community water supply and community sewage disposal.

John C. Paine
John C. Paine
State Health Division

1-27-76
Date

City Engineer's Certificate

Lawrence Hampton, 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 Rainbow Unit No. 12-D, that the subdivision as shown herein is substantially the same as it appears on the Tentative Map and an approved alterations thereof, that all the provisions of the Planning and Zoning Act of the State of Nevada and any law and 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. I further certify that the monuments, as shown herein, are of the character and occupy the positions indicated or that the monuments have not been set and that the proper ordinance has been adopted guaranteeing their setting on or before a day certain.

Lawrence Hampton
Lawrence Hampton, P.E. 2885
City Engineer - Las Vegas, Nevada

March 3, 1976
Date

Approval

In conformity with the Tentative Map, approved this 27th day of January, 1976, by the Planning Commission of the City of Las Vegas, County of Clark, State of Nevada.

Don J. Sayler
Don J. Sayler - Secretary

Board of Commissioners' Certificate of Approval

This is to certify that the Board of Commissioners of the City of Las Vegas, County of Clark, State of Nevada, approve and accept on behalf of the public, this map and any parcels of land offered for dedication for public use in conformity with the terms of the offer of dedication shown herein.

William H. Brune March 3, 1976
William H. Brune, Mayor

Edna M. Cole March 3, 1976
Edna M. Cole - City Clerk

Division 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 rights subject to review or approval on file in this office.

F. W. Shum
F. W. Shum
Division of Water Resources
F.W. Shum

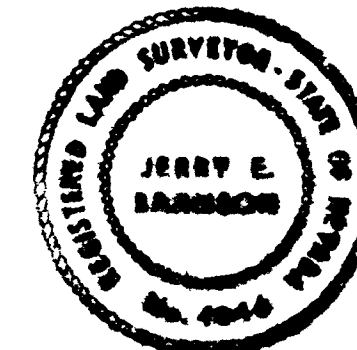
Basis of Bearing

S.89°45'35"E, being the bearing of the east-west center section line of Section 34, T.20S, R.60E, M.D.M., Clark County, Nevada as shown by a plat of Charleston Rainbow No. 12-A on file in Book 15, Page 26 of Plats in the Clark County, Nevada Records Office.

Surveyor's Certificate

I, Jerry E. Barrison, a duly registered Land Surveyor in the State of Nevada, do hereby certify that this is a true and accurate plat of the lands surveyed under my direct supervision as agent for V.T.N. Nevada, and laid out into lots, blocks, streets and easements at the instance of Sprout Homes of Nevada, a Nevada corporation, and that the location of said lots, blocks, streets and easements have been definitely established and perpetuated in strict accordance with the law and as shown herein and that the monuments are of the character in such positions and at such time as is agreed upon under the provisions of N.E.S. 218-400; that the lots, blocks, streets and easements, as shown, are located wholly within the NW 1/4 of the NW 1/4 of Section 34, T.20S, R.60E, M.D.M., City of Las Vegas, County of Clark, State of Nevada, being more particularly described as follows: Commencing at the NE corner of the NW 1/4 of said Section 34; thence S.0°01'17"E, along the easterly line of the NW 1/4 of said Section 34, said easterly line also being the centerline of Antelope Way, 199.84 feet to a point on the centerline of Raincloud Drive; said point also being on the northerly line of Charleston Rainbow Unit 12-B as shown by a plat on file in the office of the County Recorder as Book 18, Page 8 of Plats; thence along the northerly boundary line of said Charleston Rainbow Unit No. 12-B, N.89°42'57"W, 666.00 feet to the TRUE POINT OF BEGINNING; said point also being the northwesterly corner of said Charleston Rainbow Unit No. 12-B; thence departing said line S.0°01'17"E along the westerly boundary line of said Charleston Rainbow Unit No. 12-B, 666.00 feet; thence departing said line N.89°42'57"W, 226.00 feet; thence N.89°42'57"W, 55.69 feet; thence N.89°42'57"W, 123.50 feet; thence N.89°42'57"W, 393.97 feet; thence N.0°17'03"E, 400.00 feet to a point on the centerline of said Raincloud Drive; thence S.89°42'57"E along said centerline, 646.84 feet to the TRUE POINT OF BEGINNING. This parcel contains 2.338 acres, more or less. This survey was completed on the 20th day of January, 1976.

Jerry E. Barrison 1/26/76
Jerry E. Barrison
Registered Land Surveyor
Certificate No. 4046



Sheet 1 of 2

No. 564181
Recorded at the request of:
V.T.N.
Date 3-22-76 at 9:35 A.M.
Book 18 Page 36
Official Records Book No. 605
Clark County, Nevada Records
Don L. Smith, Recorder
Rev. # 33 Copy BY A

1055-12-D Book 18 Page 36

1055-12-D

