

961011

01653

DEER SPRINGS RANCH - UNIT 1

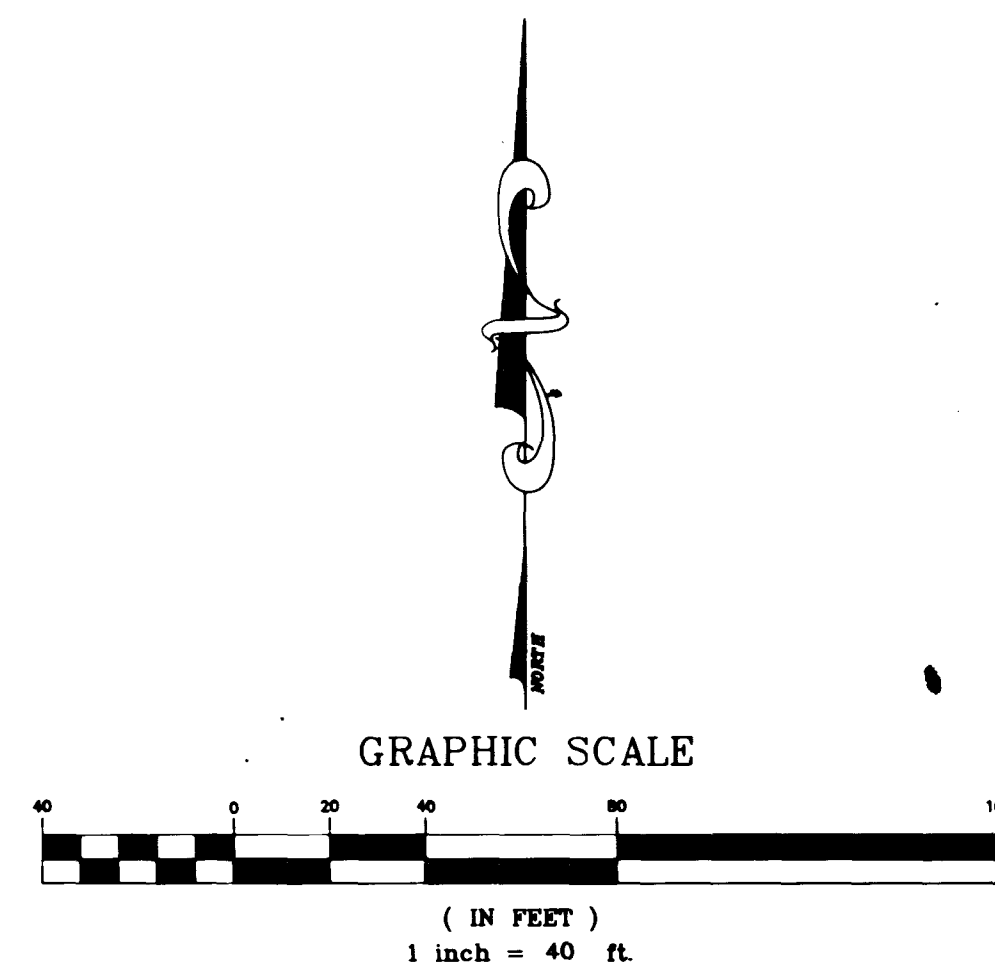
(A COMMON INTEREST COMMUNITY)

BEING A PORTION OF THE WEST HALF (W 1/2) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 21,
TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA

LEGEND

P.O.B.	POINT OF COMMENCEMENT
P.O.C.	POINT OF BEGINNING
---	EASEMENT LINE
---	BOUNDARY LINE
---	LOT LINE
---	STREET CENTERLINE
•	SET NAIL & BRASS TAG "VTN PLS 11449" OR SAWCUT TOP OF CURB ON THE PROLONGATION OF PROPERTY LINES PER NOTE 1 THIS SHEET.
•	SET TYPE 5/8" REBAR WITH AL. CAP "VTN PLS 11449"
⊙	FOUND MONUMENT AS DESCRIBED
17	LOT NUMBER / RESIDENTIAL LOTS = 33 COMMON ELEMENT LOTS = 4 TOTAL LOTS = 37
C25	CURVE NUMBER
L22	COURSE NUMBER
R19	RADIAL LINE NUMBER
(R)	RADIAL
1	BLOCK NUMBER
S.F.	SQUARE FEET
(PROD)	PRODUCED LINE
P.U.E.	PUBLIC UTILITY EASEMENT
C.E.	COMMON ELEMENT

ALL LANDSCAPE EASEMENTS SHOWN HEREON
ARE TO BE PRIVATELY MAINTAINED BY THE
HOMEOWNER'S ASSOCIATION.



COURSE TABLE

LINE	DIRECTION	DISTANCE
L1	S 09°40'32" E	10.20'
L2	N 12°56'40" E	7.14'
L3	S 12°56'40" W	3.06'
L4	S 12°56'40" W	10.20'
L5	S 69°20'02" E	7.37'
L6	N 88°21'56" W	5.00'
L7	N 01°38'04" E	20.00'
L8	S 36°25'07" E	2.58'
L9	S 88°21'56" E	12.04'
L10	S 36°25'07" E	40.16'
L11	S 36°25'07" E	37.58'
L12	S 30°47'47" E	20.18'
L13	S 81°25'07" E	31.33'

RADIAL LINE TABLE

LINE	DIRECTION	TYPE
R1	N 02°09'59" E	
R2	N 39°08'11" E	PRC
R3	S 89°02'20" E	
R4	S 28°24'00" W	
R5	S 25°28'44" W	
R6	S 12°40'27" W	
R7	S 05°17'39" W	
R8	N 26°34'54" E	PCC
R9	S 46°03'41" W	
R10	S 42°47'33" E	
R11	N 04°50'31" E	
R12	N 08°33'13" W	
R14	N 88°21'56" W	
R15	N 89°04'42" W	
R16	N 88°21'56" W	
R17	N 89°00'13" W	

CURVE TABLE

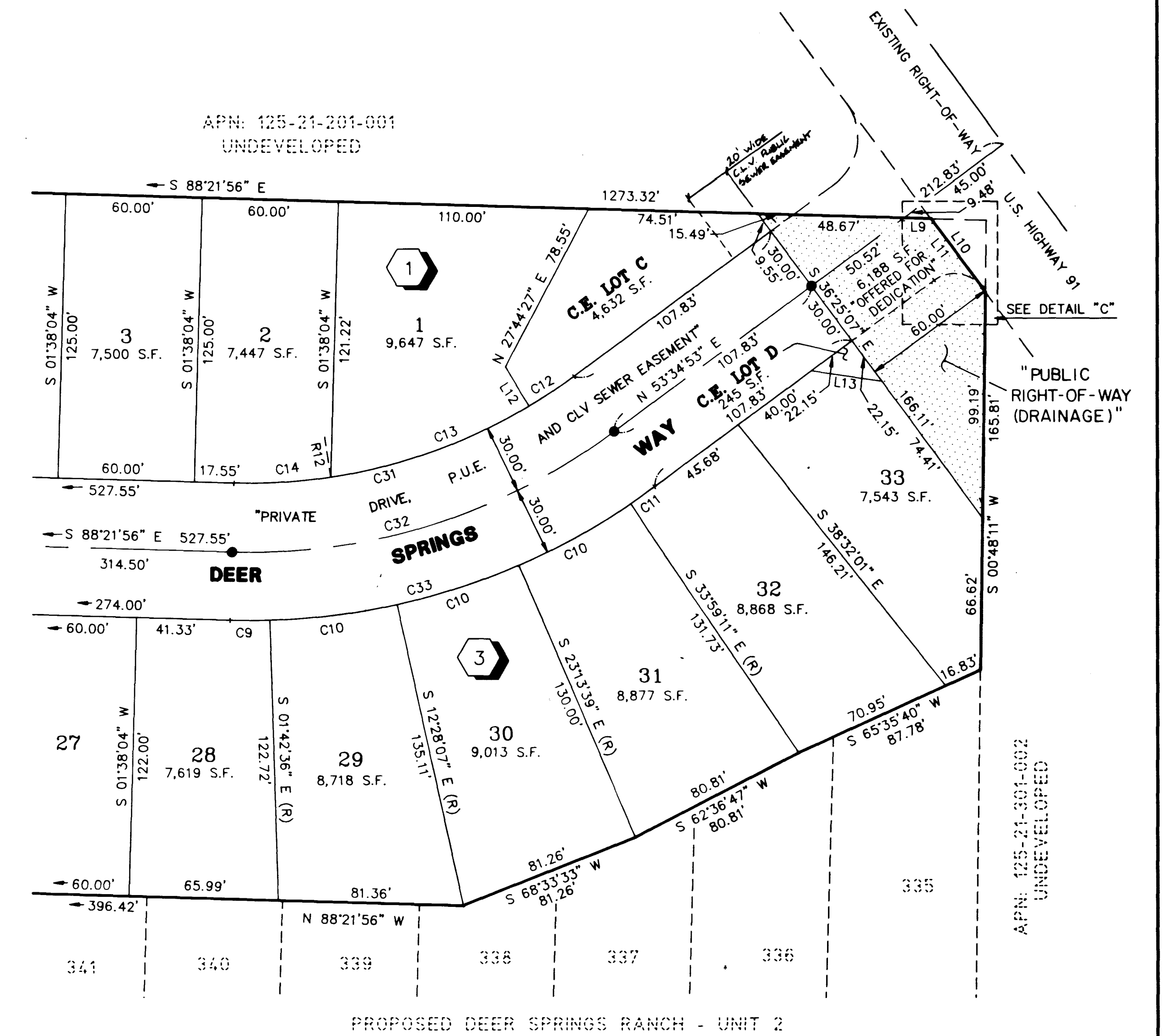
CURVE	RADIUS	LENGTH	TANGENT	DELTA
C1	54.00'	109.43'	86.61'	116°06'49"
C2	220.00'	48.21'	24.20'	12°33'17"
C3	530.00'	58.71'	29.39'	06°20'50"
C4	530.00'	57.85'	28.95'	06°15'13"
C5	530.00'	54.95'	27.50'	05°56'26"
C6	530.00'	54.77'	27.41'	05°55'16"
C7	530.00'	4.92'	2.46'	00°31'55"
C8	15.00'	23.56'	15.00'	90°00'00"
C9	300.00'	17.51'	8.76'	03°20'40"
C10	300.00'	56.33'	28.25'	10°45'32"
C11	300.00'	12.74'	6.37'	02°25'56"
C12	240.00'	23.55'	11.78'	05°37'20"
C13	240.00'	93.17'	47.18'	22°14'34"
C14	240.00'	42.68'	21.39'	10°11'17"
C16	470.00'	30.02'	15.02'	03°39'35"
C17	470.00'	60.54'	30.31'	07°22'48"
C18	470.00'	105.04'	52.74'	12°48'17"
C19	470.00'	112.03'	56.28'	13°39'27"
C20	280.00'	52.47'	26.31'	10°44'11"
C21	250.00'	149.64'	77.14'	34°17'40"
C22	500.00'	327.27'	169.74'	37°30'07"
C23	470.00'	307.63'	159.55'	37°30'07"
C24	530.00'	346.90'	179.92'	37°30'07"
C25	425.50'	5.00'	2.50'	00°40'24"
C26	449.00'	5.00'	2.50'	00°38'17"
C27	250.00'	14.00'	7.00'	03°12'27"
C28	402.00'	5.00'	2.50'	00°42'46"
C29	25.00'	19.88'	10.50'	45°34'23"
C30	250.00'	163.63'	84.87'	37°30'07"
C31	240.00'	159.40'	82.76'	38°03'11"
C32	270.00'	179.32'	93.11'	38°03'11"
C33	300.00'	199.25'	103.45'	38°03'11"

NOTES:

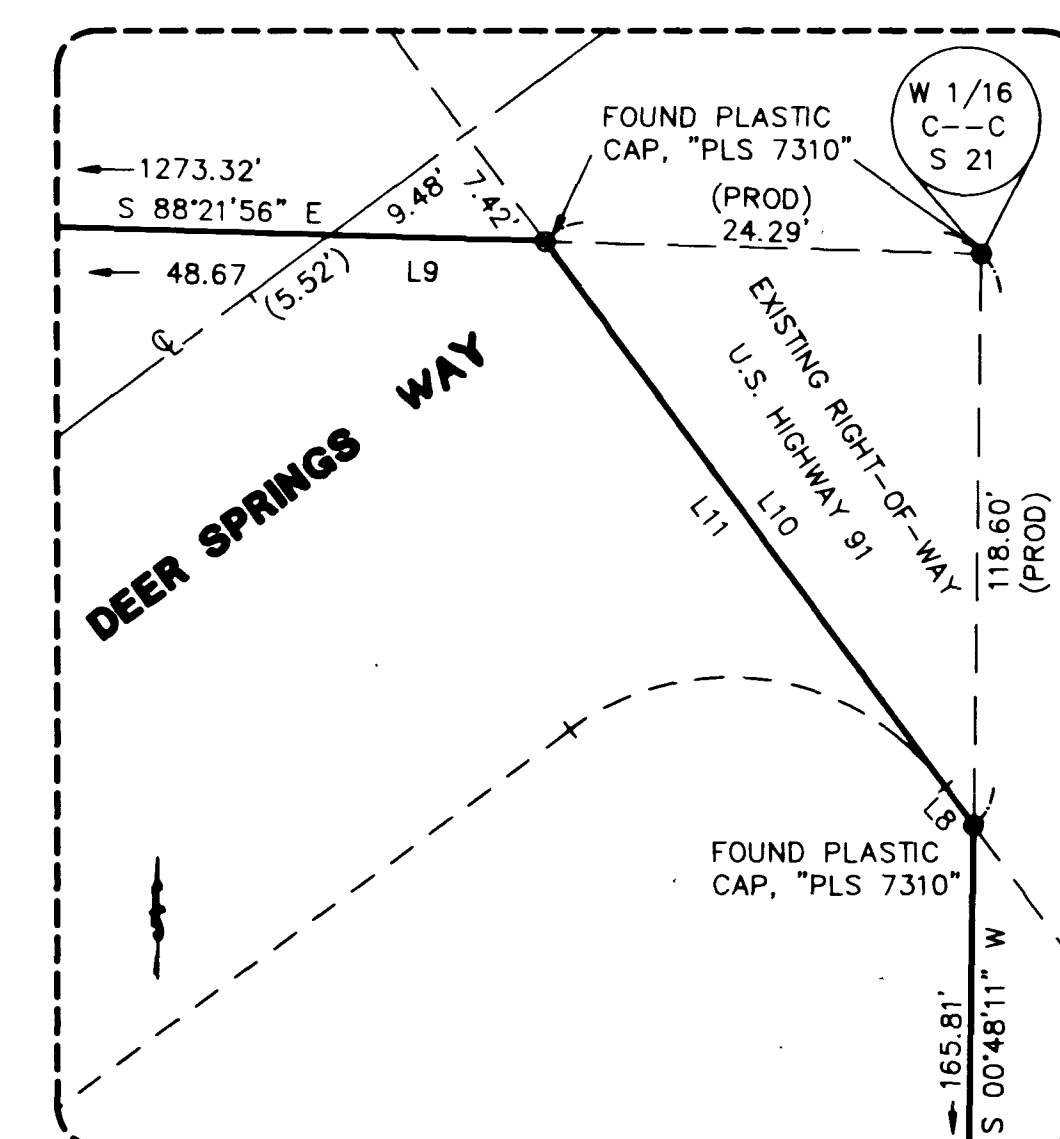
- ALL REAR LOT CORNERS SHALL BE SET WITH A NAIL AND BRASS TAG P.L.S. 11449 ON BLOCK WALL AND ALL FRONT OF SIDE LOT CORNERS ADJOINING RIGHT-OF-WAY SHALL BE MARKED BY THE SAWCUTTING OF THE BACK OF CURBS ON THE PROLONGATION OF THE PROPERTY LINES.
- DIRECT VEHICULAR ACCESS TO DURANGO DRIVE FROM ABUTTING LOTS IS PROHIBITED.

ACT	DATE	BY	REVISION
1	9/4/96	VCL	ADDED 60' WIDE RIGHT-OF-WAY DEDICATION

ALL PRIVATE DRIVES, AS SHOWN HEREON, ARE
PUBLIC DRAINAGE EASEMENTS TO BE MAINTAINED
BY THE HOMEOWNER'S ASSOCIATION.



DETAIL "C" (NOT TO SCALE)



W.O. 4884-1
SHEET 3 OF 3
LYZ

9/6/01

01683

DEER SPRINGS RANCH - UNIT 1

(A COMMON INTEREST COMMUNITY)

BEING A PORTION OF THE WEST HALF (W 1/2) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 31, TOWNSHIP 15 NORTH, RANGE 90 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA

LEGEND

1/4 IN.	LINE OF ADJACENT
1/8 IN.	LINE OF ADJACENT
1/16 IN.	LINE OF ADJACENT
1/32 IN.	LINE OF ADJACENT
1/64 IN.	LINE OF ADJACENT
1/128 IN.	LINE OF ADJACENT
1/256 IN.	LINE OF ADJACENT
1/512 IN.	LINE OF ADJACENT
1/1024 IN.	LINE OF ADJACENT
1/2048 IN.	LINE OF ADJACENT
1/4096 IN.	LINE OF ADJACENT
1/8192 IN.	LINE OF ADJACENT
1/16384 IN.	LINE OF ADJACENT
1/32768 IN.	LINE OF ADJACENT
1/65536 IN.	LINE OF ADJACENT
1/131072 IN.	LINE OF ADJACENT
1/262144 IN.	LINE OF ADJACENT
1/524288 IN.	LINE OF ADJACENT
1/1048576 IN.	LINE OF ADJACENT
1/2097152 IN.	LINE OF ADJACENT
1/4194304 IN.	LINE OF ADJACENT
1/8388608 IN.	LINE OF ADJACENT
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1/168499666681396811884206176726463335408703389213672911347884032 IN.	LINE OF ADJACENT
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