

940302

17-17-51

01450

ECHO RIDGE - UNIT 1

BEING LOT 1 OF A PARCEL MAP (FILE 76, PAGE 80),
SITUATE IN THE NW1/4 OF THE NE1/4 OF SECTION 31, T.20S.,
R.62E., M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

ANY SUBSEQUENT CHANGES TO THIS MAP SHOULD BE
EXAMINED AND MAY BE DETERMINED BY REFERENCE
TO THE COUNTY RECORDER'S CUMULATIVE MAP INDEX.
NRS 278.5695

OWNER'S CERTIFICATE

RIVER ROCK HOMES LIMITED PARTNERSHIP DOES HEREBY
CERTIFY THAT IT IS THE OWNER OF THE PARCEL OF LAND WHICH IS SHOWN UPON
THE PLAT OF ECHO RIDGE - UNIT 1 AND DOES HEREBY CONSENT TO THE
PREPARATION AND RECORDATION OF THE PLAT AND DOES HEREBY OFFER AND
DEDICATE TO THE CITY OF LAS VEGAS ALL PUBLIC STREETS AND RIGHTS-OF-WAY
AS INDICATED AND OUTLINED HEREON FOR THE USE OF THE PUBLIC;
FURTHERMORE, THE UNDERSIGNED OWNERS OF THE WITHIN PLATTED LANDS DOES
HEREBY GRANT AND CONVEY TO NEVADA POWER COMPANY AND SPRINT CENTRAL
TELEPHONE, JOINTLY AND SEVERALLY, AND TO THE CITY OF LAS VEGAS,
SOUTHWEST GAS CORPORATION AND THE LAS VEGAS VALLEY WATER DISTRICT AND
COMMUNITY CABLE T.V., INC., AND TO THEIR SUCCESSORS AND ASSIGNS, A
THREE FOOT WIDE EASEMENT ON ALL SIDE PROPERTY LINES AND UNDERGROUND
SERVICES TO METER PANELS, A FIVE FOOT WIDE EASEMENT ON ALL PROPERTY
LINES ABUTTING PUBLIC STREETS, ABOVE GROUND TRANSFORMER PADS AND AN
ADDITIONAL TWO FEET AROUND TRANSFORMER PADS AND ABOVE GROUND TELEPHONE
EQUIPMENT PADS WITHIN THE PLATTED LANDS, FOR THE CONSTRUCTION,
MAINTENANCE, OPERATION, AND FINAL REMOVAL OF STREET LIGHTS AND FIRE
HYDRANTS, AND UNDERGROUND POWER, TELEPHONE, GAS, WATER, COMMUNITY
CABLE T.V. INC. LINES AND APPURTENANCES, TOGETHER WITH THE RIGHT OF
INGRESS AND EGRESS THERETO.

BY: MDN, INC., A NEVADA CORP., AGENT

Stuart Nacht
STUART NACHT, PRESIDENT

Oct 5/1993
DATE

APPROVAL

THIS MAP IS APPROVED AND THE PARCELS HEREIN OFFERED FOR DEDICATION ARE
ACCEPTED THIS 5TH DAY OF SEPTEMBER, 1993,
BY THE PLANNING COMMISSION OF THE CITY OF LAS VEGAS.

CERTIFIED BY:

Norman R. Standerfer
NORMAN R. STANDERFER
SECRETARY OF THE PLANNING COMMISSION

2/23/94
DATE

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

T. Treadway
COMMUNITY CABLE T.V., INC. T. TREADWAY

7-29-93
DATE

Yolanda M. Benito
NEVADA POWER COMPANY - YOLANDA M. BENITO

7-30-93
DATE

Jane F. Stokes
SPRINT CENTRAL TELEPHONE COMPANY - JANE F. STOKES

7-29-93
DATE

John P. Hazard
SOUTHWEST GAS CORPORATION - JOHN P. HAZARD

7-22-93
DATE

George A. Jacoby
LAS VEGAS VALLEY WATER DISTRICT - GEORGE A. JACOBY

7/29/93
DATE

Dennis Anderson
CITY OF LAS VEGAS - DENNIS ANDERSON

2-23-94
DATE

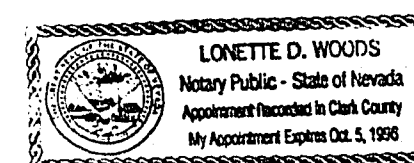
ACKNOWLEDGEMENT

STATE OF NEVADA)
COUNTY OF CLARK)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON October
5, 1993 BY STUART NACHT, PRESIDENT OF MDN, INC., A
NEVADA CORP., AGENT FOR RIVER ROCK HOMES LIMITED
PARTNERSHIP.

Louette D. Woods
LOUETTE D. WOODS

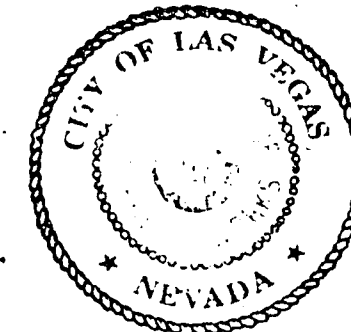
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
MY COMMISSION EXPIRES OCT. 5, 1996

**CITY ENGINEER'S CERTIFICATE**

I, DENNIS ANDERSON, CITY ENGINEER OF THE CITY OF LAS VEGAS, DO
HEREBY CERTIFY THAT I HAVE EXAMINED THE FINAL SUBDIVISION MAP OF
ECHO RIDGE - UNIT 1, AND AM SATISFIED THAT THE MAP IS TECHNICALLY
CORRECT. MONUMENTS HAVE NOT BEEN SET, BUT A PROPER PERFORMANCE BOND
HAS BEEN DEPOSITED TO GUARANTEE THEIR SETTING ON OR BEFORE
FEBRUARY 3, 1995

Dennis Anderson
DENNIS ANDERSON, R.P.E. 9160
CITY ENGINEER, LAS VEGAS, NEVADA

2-25-94
DATE

**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
QUANTITY SUBJECT TO THE REVIEW OF APPROVAL ON FILE IN THIS OFFICE.

Jason King
DIVISION OF WATER RESOURCES - JASON KING, P.E.

1/26/94
DATE

DISTRICT BOARD OF HEALTH CERTIFICATE

THIS FINAL MAP IS APPROVED BY THE CLARK COUNTY DISTRICT BOARD OF HEALTH.
THIS APPROVAL CONCERNS SEWAGE DISPOSAL, WATER POLLUTION, WATER QUALITY
AND WATER SUPPLY FACILITIES AND IS PREDICATED UPON PLANS FOR A PUBLIC
WATER SUPPLY AND A COMMUNITY SYSTEM FOR DISPOSAL OF SEWAGE.

Clare A. Schmutz
CLARE A. SCHMUTZ
DISTRICT BOARD OF HEALTH

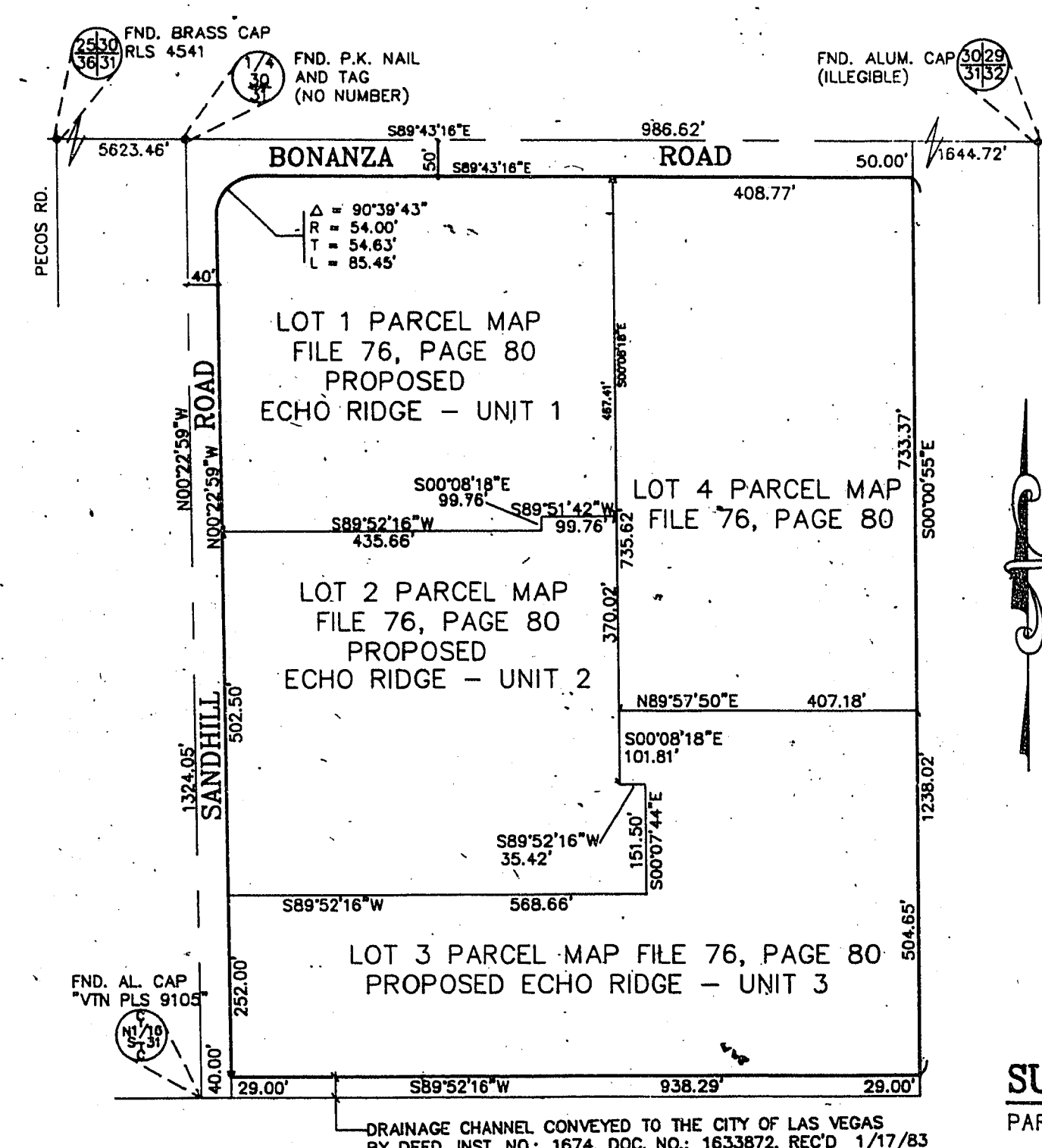
1-27-94
DATE

APPROVAL

I CERTIFY THAT THIS FINAL MAP SUBSTANTIALLY COMPLIES WITH THE
TENTATIVE MAP AND ANY APPROVED ALTERATIONS THERETO; THAT THE MAP
COMPLIES WITH APPLICABLE STATUTORY AND ORDINANCE PROVISIONS; AND THAT
ALL CONDITIONS IMPOSED UPON THE FINAL MAP HAVE BEEN MET.

Norman R. Standerfer
NORMAN R. STANDERFER
DIRECTOR OF COMMUNITY PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

2/23/94
DATE

**SURVEY ANALYSIS**

PARCEL MAP: FILE 76, PAGE 80

SURVEYOR'S CERTIFICATE

I, STEPHEN P. GURLIDES, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE
STATE OF NEVADA, CERTIFY THAT:

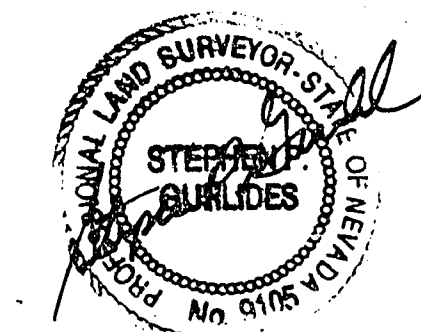
1. THIS IS A TRUE AND ACCURATE REPRESENTATION OF THE LANDS SURVEYED
UNDER MY SUPERVISION AT THE INSTANCE OF RIVER ROCK
HOMES LIMITED PARTNERSHIP.

2. THE LANDS SURVEYED LIE WITHIN A PORTION OF THE NW1/4 OF THE
NE1/4 OF SEC. 31, T. 20 S., R. 62 E., M.D.M., AND THE SURVEY WAS
COMPLETED ON 4/17/93.

3. THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND ANY
LOCAL ORDINANCES.

4. THE MONUMENTS WILL BE OF THE CHARACTER SHOWN AND OCCUPY THE
POSITIONS INDICATED BY FEBRUARY 3, 1995, AND AN APPROPRIATE
PERFORMANCE BOND HAS BEEN POSTED WITH THE GOVERNING BODY TO ASSURE
THEIR INSTALLATION.

Stephen P. Gurlides
STEPHEN P. GURLIDES, P.L.S.
NEVADA CERTIFICATE NO. 9105

**LEGAL DESCRIPTION**

ECHO RIDGE - UNIT 1
APN 060-290-002

BEING LOT 1 OF A PARCEL MAP ON FILE IN THE OFFICE OF THE COUNTY
RECORDER IN FILE 76 OF PARCEL MAPS, PAGE 80, SITUATE IN THE
NORTHWEST QUARTER (NW1/4) OF THE NORTHEAST QUARTER (NE1/4) OF SECTION
31, TOWNSHIP 20 SOUTH, RANGE 62 EAST, M.D.M., CITY OF LAS VEGAS, CLARK
COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER (NW COR.) OF THE NORTHEAST QUARTER
(NE1/4) OF SAID SECTION 31; THENCE S. 89° 43' 16" E., ALONG THE NORTH LINE
THEREOF, 95.21 FEET; THENCE S. 00° 16' 44" W., DEPARTING SAID NORTH LINE
50.00 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF BONANZA ROAD
(100' WIDE), BEING A POINT ON THE NORTH BOUNDARY LINE OF SAID LOT 1,
BEING THE TRUE POINT OF BEGINNING; THENCE S. 89° 43' 16" E., ALONG SAID
SOUTH RIGHT-OF-WAY LINE AND SAID NORTH BOUNDARY LINE OF LOT 1, 482.90
FEET TO THE NORTHEAST CORNER (NE COR.) OF SAID LOT 1; THENCE
S. 00° 08' 18" E., DEPARTING SAID SOUTH RIGHT-OF-WAY LINE AND ALONG THE
EAST BOUNDARY LINE OF SAID LOT 1, 467.41 FEET TO THE SOUTHEAST CORNER
(SE COR.) OF SAID LOT 1; THENCE, ALONG THE SOUTH BOUNDARY LINE THEREOF,
THE FOLLOWING DESCRIBED COURSES: S. 89° 51' 42" W., 99.76 FEET,
S. 00° 08' 18" E., 19.00 FEET, S. 89° 52' 16" W., 435.66 FEET TO A POINT ON
THE EAST RIGHT-OF-WAY LINE OF SANDHILL ROAD (80' WIDE), BEING THE
SOUTHWEST CORNER (SW COR.) OF SAID LOT 1; THENCE N. 00° 22' 59" W.,
DEPARTING SAID SOUTH BOUNDARY LINE AND ALONG SAID EAST RIGHT-OF-WAY
LINE AND ALONG THE WEST BOUNDARY LINE OF SAID LOT 1, 435.63 FEET TO
THE BEGINNING OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF
54.00 FEET; THENCE NORTHEASTERLY, DEPARTING SAID EAST RIGHT-OF-WAY
LINE AND SAID WEST BOUNDARY LINE, ALONG SAID CURVE, THROUGH A CENTRAL
ANGLE OF 90° 39' 43", AN ARC DISTANCE OF 85.45 FEET TO THE TRUE POINT OF
BEGINNING.

CONTAINING 5.96 ACRES, MORE OR LESS.

BASIS OF BEARINGS

N. 89° 43' 16" W., BEING THE NORTH LINE OF THE NORTHEAST QUARTER (NE1/4)
OF SECTION 31, T. 20 S., R. 62 E., M.D.M., CITY OF LAS VEGAS, CLARK
COUNTY, NEVADA, AS SHOWN BY A MAP ON FILE IN THE OFFICE OF THE COUNTY
RECORDER, CLARK COUNTY, NEVADA, IN FILE 15 OF SURVEYS, PAGE 32.

NO. 01450
FILED AT THE REQUEST OF:
VTN nevada
DATED 3/2/94 AT 16:19 M
BOOK 60 PAGE 77
OF PLATS
OFFICIAL RECORDS BOOK, NO. 940002
CLARK COUNTY, NEVADA RECORDS
JOAN L. SWIFT, RECORDER
FEE \$ 50.40 DEPUTY GLS

W.O. 4486-1
SHEET 1 OF 2

I.

BOOK 60 Page 77
4296-1