

ELEGANCE - UNIT 2

A PORTION OF THE EAST HALF (E 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF
SECTION 3, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M. D. B. & M.
CITY OF LAS VEGAS CLARK COUNTY NEVADA

CITY ENGINEER'S CERTIFICATE

I, DENNIS ANDERSON, 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 ELEGANCE - UNIT 2 SUBDIVISION
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 JUNE 16, 1995.

DENNIS ANDERSON
R.P.E. NO. 9160

DATE

9-6-94

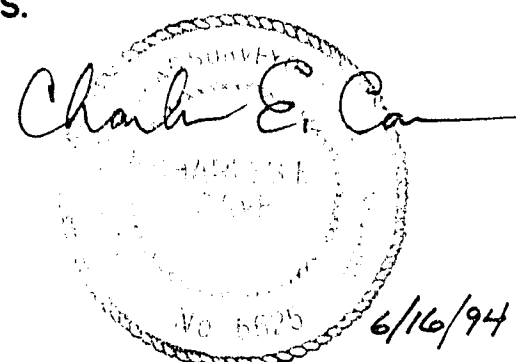


SURVEYOR'S CERTIFICATE

I, CHARLES E. CAVE, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE
STATE OF NEVADA, ACTING AS AGENT FOR BAUGHMAN & TURNER, INC.,
CERTIFY THAT:

- THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED
UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF:
CHERRY RIVER LIMITED PARTNERSHIP, A NEVADA LIMITED PARTNERSHIP.
- THE LANDS SURVEYED LIE WITHIN THE NORTHWEST QUARTER (NW 1/4)
OF SECTION 3, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.B. & M.
AND THE SURVEY WAS COMPLETED ON DECEMBER 14, 1993.
- THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND ANY
LOCAL ORDINANCES IN EFFECT ON THE DATE THAT THE GOVERNING
BODY GAVE ITS FINAL APPROVAL.
- THE MONUMENTS DEPICTED ON THE PLAT WILL BE OF THE CHARACTER
SHOWN AND OCCUPY THE POSITIONS INDICATED BY JUNE 16th, 1995
AND AN APPROPRIATE FINANCIAL GUARANTEE HAS BEEN POSTED WITH THE
GOVERNING BODY BEFORE RECORDATION TO ASSURE THE INSTALLATION
OF THE MONUMENTS.

CHARLES E. CAVE
NEVADA P.L.S. NO. 6625



LEGAL DESCRIPTION

THAT PORTION OF THE EAST HALF (E 1/2) OF THE NORTHWEST
QUARTER (NW 1/4) OF SECTION 3, TOWNSHIP 20 SOUTH, RANGE 60 EAST,
M.D.B. & M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER (NW 1/4)
OF SAID SECTION 3; THENCE NORTH 00°49'52" EAST ALONG THE EAST LINE
THEREOF, A DISTANCE OF 844.80 FEET TO THE TRUE POINT OF BEGINNING;
THENCE CONTINUING NORTH 00°49'52" EAST ALONG SAID EAST LINE A
DISTANCE OF 531.09 FEET; THENCE NORTH 89°52'55" WEST A DISTANCE OF
667.17 FEET TO A POINT ON THE CENTERLINE OF MONTE CRISTO WAY
(60.00 FEET WIDE); THENCE SOUTH 00°40'38" WEST ALONG THE SAID
CENTERLINE OF MONTE CRISTO WAY A DISTANCE OF 532.89 FEET; THENCE
SOUTH 89°18'22" EAST A DISTANCE OF 130.00 FEET; THENCE NORTH
00°40'38" EAST A DISTANCE OF 3.08 FEET; THENCE SOUTH 89°52'55" EAST
DISTANCE OF 535.74 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING
354,240 SQUARE FEET OR 8.132 ACRES; MORE OR LESS.

25.9 ACRE FEET OF WATER HAS COMMITTED FOR THIS PROJECT.

NOTE

ANY SUBSEQUENT CHANGES TO THIS MAP SHOULD BE EX-
AMINED AND MAY BE DETERMINED BY REFERENCE TO THE
COUNTY RECORDER'S CUMULATIVE MAP INDEX N.R.S. 278.5695

OWNER'S CERTIFICATE & DEDICATION

WE, CHERRY RIVER LIMITED PARTNERSHIP, A NEVADA LIMITED PARTNERSHIP,
DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PARCEL OF LAND
SHOWN UPON THIS PLAT OF "ELEGANCE-UNIT 2" PARTICULARLY DESCRIBED IN
THE LEGAL DESCRIPTION HEREON; HAVE CONSENTED TO THE PREPARATION AND
THE RECORDATION OF THIS MAP AND DO HEREBY OFFER AND DEDICATE TO THE
CITY OF LAS VEGAS ALL OF THE STREETS AND PUBLIC RIGHTS-OF-WAY AS
INDICATED AND OUTLINED HEREON FOR THE USE OF THE PUBLIC AND DO HEREBY
GRANT AND CONVEY TO NEVADA POWER COMPANY, SPRINT/CENTRAL TELEPHONE, NEVADA,
SOUTHWEST GAS CORPORATION, LAS VEGAS VALLEY WATER DISTRICT, CITY OF LAS
VEGAS AND COMMUNITY CABLE TELEVISION, THEIR SUCCESSORS AND ASSIGNS, A THREE
(3) FOOT WIDE EASEMENT ON ALL SIDE PROPERTY LINES, UNDERGROUND SERVICES
TO METER PANELS, A FIVE (5) FOOT WIDE EASEMENT ON ALL PROPERTY LINES ABUTTING
PUBLIC STREETS ABOVE GROUND ELECTRIC TRANSFORMERS, AND ABOVE GROUND
TELEPHONE EQUIPMENT PADS AND CABLE TELEVISION AND AN ADDITIONAL TWO (2) FEET
AROUND TRANSFORMER PADS AND ABOVE GROUND TELEPHONE EQUIPMENT PADS WITHIN
THE PLATTED LANDS FOR THE CONSTRUCTION, MAINTENANCE, OPERATION AND FINAL
REMOVAL OF UNDERGROUND GAS, WATER, TELEPHONE, POWER LINE AND APPURTENANCES,
FIRE HYDRANTS, AND STREETLIGHTS, TOGETHER WITH THE RIGHT OF INGRESS AND
EGRESS THERETO.

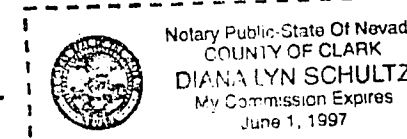
CHERRY RIVER LIMITED PARTNERSHIP,
A NEVADA LIMITED PARTNERSHIP
LARRY LARKIN, GENERAL PARTNER

ACKNOWLEDGEMENT

STATE OF NEVADA } S.S.
COUNTY OF CLARK }

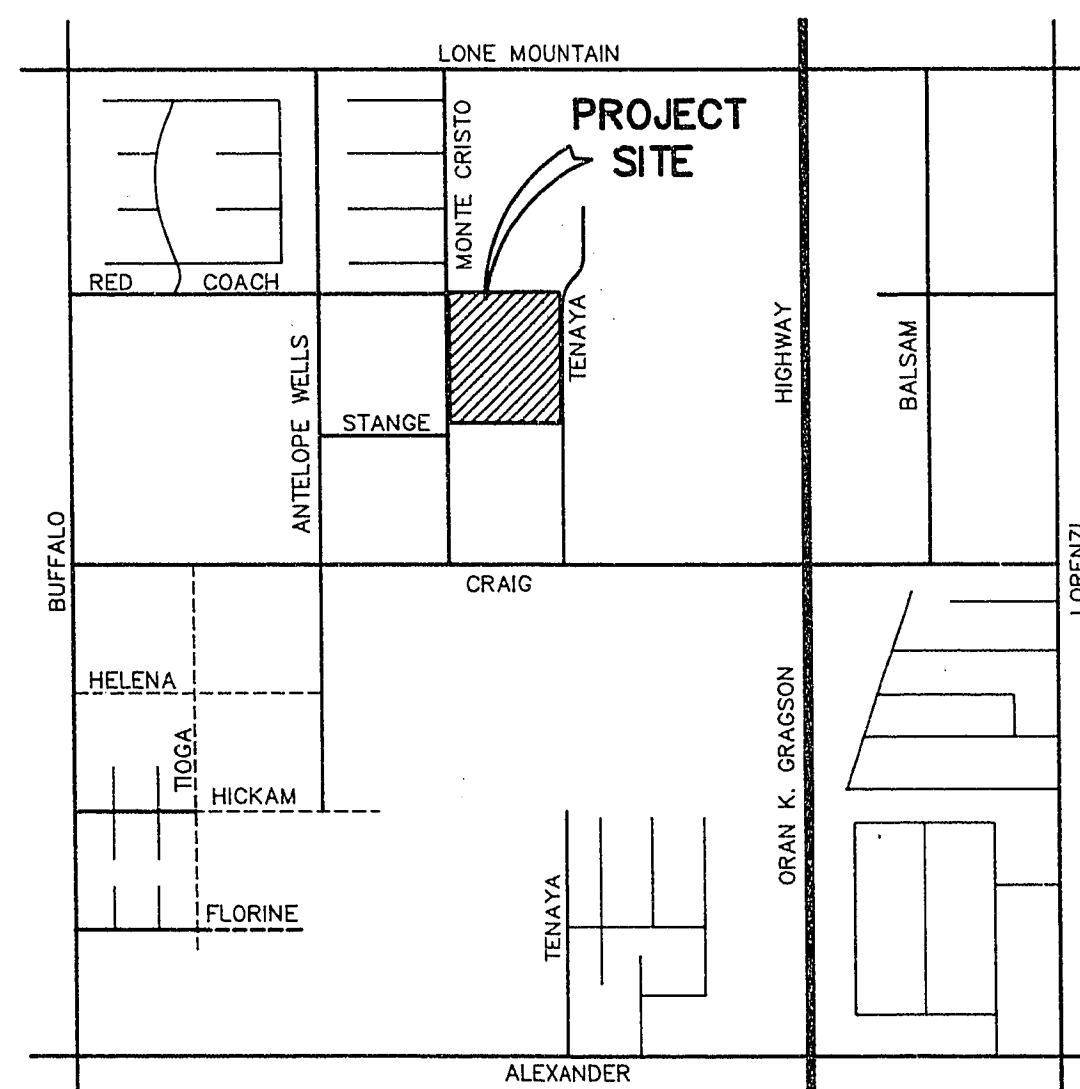
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON JANUARY 14, 1994
BY LARRY LARKIN AS GENERAL PARTNER OF CHERRY RIVER LIMITED
PARTNERSHIP.

DIANA LYN SCHULTZ
NOTARY PUBLIC IN AND FOR SAID
COUNTY AND STATE
MY APPOINTMENT EXPIRES JUNE 1, 1997.



BASIS OF BEARINGS

SOUTH 89°33'14" EAST - THE SOUTH LINE OF THE SOUTHEAST QUARTER (SE 1/4)
OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 3, TOWNSHIP 20 SOUTH, RANGE
60 EAST, M.D.B. & M. AS SHOWN ON PARCEL MAP FILE 50, PAGE 54, CLARK COUNTY
RECORDS, NEVADA.



VICINITY MAP

NO SCALE

DISTRICT BOARD OF HEALTH CERTIFICATE

THIS FINAL MAP IS APPROVED BY THE CLARK COUNTY 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.

Lonnie C. Empey
DATE 10-21-94

DIVISION OF WATER RESOURCES

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.

Richard A. Moles
DATE 1/21/94
RICHARD A. MOLES
DIVISION OF WATER RESOURCES

UTILITY APPROVALS

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

Sharon McShea
DATE 1-19-94
SHARON MCSHEA
NEVADA POWER COMPANY

Jane F. Stokes
DATE 1-18-94
JANE F. STOKES
SPRINT/CENTRAL TELEPHONE, NEVADA

John P. Hazard
DATE 1-19-94
JOHN P. HAZARD
SOUTHWEST GAS CORPORATION

George A. Jacoby
DATE 5/19/94
GEORGE A. JACOBY
LAS VEGAS VALLEY WATER DISTRICT

Frank Cardenas
DATE 1-18-94
FRANK CARDENAS
COMMUNITY CABLE TELEVISION, INC.

Dennis Anderson
DATE 9-6-94
DENNIS ANDERSON
CITY OF LAS VEGAS ENGINEER

APPROVAL

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

John L. Schlegel
DATE 9-1-94
JOHN L. SCHLEGEL
ACTING DIRECTOR OF PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

APPROVAL

THIS MAP IS APPROVED AND THE PARCELS HEREIN OFFERED FOR DEDICATION ARE
ACCEPTED THIS 10th DAY OF FEBRUARY, 1994, BY THE PLANNING COMMISSION
OF THE CITY OF LAS VEGAS.

CERTIFIED BY:
John L. Schlegel
DATE 9-1-94
JOHN L. SCHLEGEL
SECRETARY OF THE PLANNING COMMISSION
CITY OF LAS VEGAS

DOCUMENT NO. 01483
FILED AT THE REQUEST OF
CHARLES E. CAVE
DATE 9-9-94 AT 1518
BOOK 283 PAGE 83
OF PLATS
OFFICIAL RECORDS BOOK NO. 940909
CLARK COUNTY NEVADA RECORDS
JOAN L. SWIFT, RECORDER
FEE \$012 DEPUTY JDR

SHEET 1 OF 2

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