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21-17-179

EL CAPITAN RANCH - UNIT NO. 1

OWNER'S CERTIFICATE & DEDICATION

THE CANARELLI FAMILY TRUST U/T/A DATED SEPT. 14, 1990 AND AMERICAN WEST HOMES, INC., A NEVADA CORPORATION AND THE M. M. COLLINS AND PAULINE P. COLLINS FAMILY TRUST DOES HEREBY CERTIFY THAT THEY ARE THE OWNERS OF THE PARCEL OF LAND WHICH IS SHOWN UPON THE MAP OF:

EL CAPITAN RANCH - UNIT NO. 1

AND DOES HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP, AND DOES HEREBY OFFER AND DEDICATE ALL PUBLIC STREETS, EASEMENTS, RIGHTS-OF-WAY AND PUBLIC PLACES AS INDICATED AND OUTLINED HEREON, FOR THE USE OF THE PUBLIC.

FURTHERMORE, THE UNDERSIGNED OWNERS HEREBY GRANT AND CONVEY TO NEVADA POWER COMPANY, SPRINT CENTRAL TELEPHONE - NEVADA, JOINTLY AND SEVERALLY, SOUTHWEST GAS CORPORATION, LAS VEGAS VALLEY WATER DISTRICT AND COMMUNITY CABLE T.V., INC., AND TO THEIR RESPECTIVE SUCCESSORS AND ASSIGNS: (i) A THREE FOOT WIDE EASEMENT ON ALL SIDE PROPERTY LINES AND UNDERGROUND SERVICES TO METER PANELS; (ii) A FIVE FOOT WIDE EASEMENT ON ALL PROPERTY LINES THAT ABUT PUBLIC AND PRIVATE STREETS, TO INCLUDE ACCESS TO ABOVE-GROUND TRANSFORMER PADS AND ABOVE GROUND TELEPHONE EQUIPMENT PADS; AND (iv) A TWO-FOOT WIDE EASEMENT AROUND EACH TRANSFORMER PAD WITHIN THE PLATTED LANDS, FOR THE CONSTRUCTION, MAINTENANCE, OPERATION AND FINAL REMOVAL OF STREET LIGHTS, UNDERGROUND POWER, TELEPHONE, GAS, WATER, AND CABLE TELEVISION LINES AND APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS THERETO AND EGRESS THEREFROM.

FURTHERMORE, THE UNDERSIGNED OWNERS HEREBY GRANT AND CONVEY TO THE CITY OF LAS VEGAS AND TO ITS SUCCESSORS AND ASSIGNS A FIVE-FOOT WIDE EASEMENT ADJACENT TO ALL PROPERTY LINES WHERE LOTS OR COMMON AREAS ABUT PUBLIC STREETS FOR THE PURPOSES OF PLACING PUBLIC FIRE HYDRANTS AND PUBLIC STREET LIGHTS AND AN ADDITIONAL EASEMENT OF UP TO TWO FEET IN RADIUS FROM EACH FIRE HYDRANT AND STREETLIGHT, TO EXTEND BEYOND THE FIVE-FOOT EASEMENT IF NECESSARY, TOGETHER WITH THE RIGHT OF INGRESS TO AND EGRESS FROM THOSE EASEMENTS.

DATED THIS 7 DAY OF August, 1995

THE CANARELLI FAMILY TRUST U/T/A DATED SEPT. 14, 1990 AND AMERICAN WEST HOMES, INC., A NEVADA CORPORATION

LAWRENCE D. CANARELLI

TRUSTEE OF THE CANARELLI FAMILY TRUST U/T/A DATED SEPT. 14, 1990 AND PRESIDENT OF AMERICAN WEST HOMES, INC., A NEVADA CORPORATION

DATED THIS 7 DAY OF August, 1995

THE M. M. COLLINS AND PAULINE P. COLLINS FAMILY TRUST

M. M. COLLINS

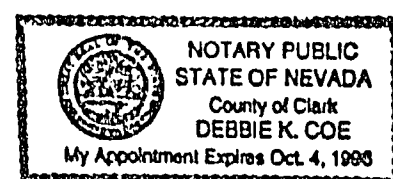
TRUSTEE OF THE M. M. COLLINS AND PAULINE P. COLLINS FAMILY TRUST

ACKNOWLEDGMENT

STATE OF NEVADA } ss.
COUNTY OF CLARK }

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON August 7, 1995 BY LAWRENCE D. CANARELLI AS TRUSTEE OF THE CANARELLI FAMILY U/T/A DATED SEPT. 14, 1990 AND PRESIDENT OF AMERICAN WEST HOMES, INC., A NEVADA CORPORATION.

Debbie K. Coe
DEBBIE K. COE

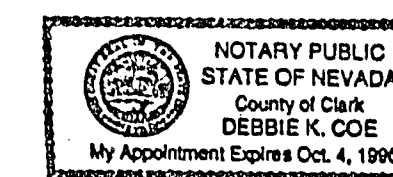
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
MY COMMISSION EXPIRES Oct. 4, 1996

ACKNOWLEDGMENT

STATE OF NEVADA } ss.
COUNTY OF CLARK }

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON August 7, 1995 BY M. M. COLLINS AS TRUSTEE OF THE M. M. COLLINS AND PAULINE P. COLLINS FAMILY TRUST

Debbie K. Coe
DEBBIE K. COE

NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
MY COMMISSION EXPIRES Oct. 4, 1996

BASIS OF BEARINGS

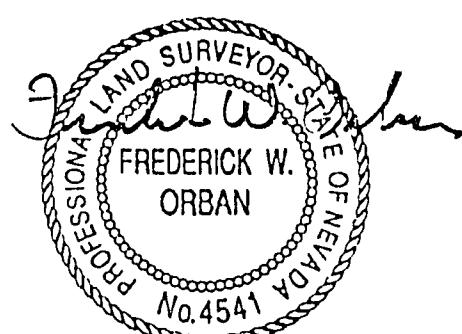
NORTH 01°02'24" WEST, BEING THE BEARING OF THE EAST LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., AS SHOWN ON A MAP ON FILE IN THE CLARK COUNTY, NEVADA RECORDER'S OFFICE AS FILE 67, PAGE 80 OF SURVEYS.

BEING A PORTION OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

SURVEYOR'S CERTIFICATE

I, FREDERICK W. ORBAN, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF NEVADA, CERTIFY THAT:

1. THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF AMERICAN WEST HOMES INC., A NEVADA CORPORATION.
2. THE LANDS SURVEYED LIE WITHIN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY NEVADA, AND THE SURVEY WAS COMPLETED ON JANUARY 2, 1995.
3. 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.
4. THE MONUMENTS DEPICTED ON THE PLAT WILL BE OF THE CHARACTER SHOWN AND OCCUPY THE POSITIONS INDICATED BY Aug 13, 1995 AND AN APPROPRIATE FINANCIAL GUARANTEE WILL BE POSTED WITH THE GOVERNING BODY BEFORE RECORDATION TO ASSURE THE INSTALLATION OF THE MONUMENTS.

FREDERICK W. ORBAN
PROFESSIONAL LAND SURVEYOR
NEVADA CERTIFICATE NO. 4541

8/10/95

LEGAL DESCRIPTION

BEING A PORTION OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8 TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION 8; THENCE NORTH 89°44'06" EAST ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER (NE 1/4) OF SECTION 8, A DISTANCE OF 1362.37 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER (SE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION 8, BEING THE POINT OF BEGINNING; THENCE NORTH 00°15'54" WEST, 153.20 FEET; THENCE NORTH 03°31'17" WEST, 25.50 FEET; THENCE SOUTH 86°28'43" WEST, 9.29 FEET; THENCE NORTH 03°31'17" WEST, 40.00 FEET; THENCE NORTH 00°15'54" WEST, 231.51 FEET; THENCE NORTH 09°54'31" EAST, 61.11 FEET; THENCE NORTH 00°15'54" WEST, 763.49 FEET; THENCE NORTH 39°58'47" EAST, 98.76 FEET; THENCE NORTH 63°29'02" EAST, 73.50 FEET; THENCE NORTH 56°40'09" EAST, 110.00 FEET; THENCE NORTH 61°54'04" EAST, 50.05 FEET; THENCE NORTH 80°16'56" EAST, 51.78 FEET; THENCE NORTH 88°41'52" EAST, 51.09 FEET; THENCE NORTH 89°44'06" EAST, 803.39 FEET; THENCE SOUTH 01°02'58" EAST, 32.67 FEET; THENCE NORTH 88°57'02" EAST, 172.71 FEET TO A POINT ON THE EAST LINE OF SECTION 8; THENCE SOUTH 01°02'24" EAST ALONG SAID EAST LINE OF SECTION 8, A DISTANCE OF 66.60 FEET TO THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER (SE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8; THENCE SOUTH 01°02'58" EAST ALONG SAID EAST LINE OF SECTION 8, A DISTANCE OF 1377.23 FEET TO THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION 8; THENCE SOUTH 89°44'06" WEST ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER (SE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, A DISTANCE OF 1362.37 FEET TO THE POINT OF BEGINNING.

EXCEPTING THE FOLLOWING:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER (SE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8; THENCE NORTH 89°44'06" EAST ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER (SE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, A DISTANCE OF 440.00 FEET; THENCE NORTH 00°15'54" WEST, 40.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00°15'54" WEST, 119.50 FEET; THENCE SOUTH 89°44'06" WEST, 0.75 FEET; THENCE NORTH 00°15'54" WEST, 119.50 FEET; THENCE SOUTH 89°44'06" WEST, 281.08 FEET; THENCE NORTH 01°02'58" WEST, 78.80 FEET; THENCE CURVING TO THE RIGHT ALONG A 15.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THROUGH A CENTRAL ANGLE OF 90°47'04", AN ARC LENGTH OF 23.77 FEET TO A POINT THROUGH WHICH A RADIAL LINE BEARS NORTH 00°15'54" WEST; THENCE ALONG THE NORTHERLY PROLONGATION OF SAID RADIAL LINE NORTH 00°15'54" WEST, 25.50 FEET; THENCE SOUTH 89°44'06" WEST, 1.11 FEET; THENCE NORTH 00°15'54" WEST, 25.50 FEET; THENCE FROM A TANGENT BEARING SOUTH 89°44'06" WEST, CURVING TO THE RIGHT ALONG A 15.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY, THROUGH A CENTRAL ANGLE OF 89°12'56", AN ARC LENGTH OF 23.36 FEET; THENCE NORTH 01°02'58" WEST, 158.01 FEET; THENCE CURVING TO THE RIGHT ALONG A 15.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THROUGH A CENTRAL ANGLE OF 90°47'04", AN ARC LENGTH OF 23.77 FEET TO A POINT THROUGH WHICH A RADIAL LINE BEARS NORTH 00°15'54" WEST; THENCE ALONG THE NORTHERLY PROLONGATION OF SAID RADIAL LINE NORTH 00°15'54" WEST, 25.50 FEET; THENCE SOUTH 89°44'06" WEST, 1.11 FEET; THENCE NORTH 00°15'54" WEST, 25.50 FEET; THENCE FROM A TANGENT BEARING SOUTH 89°44'06" WEST, CURVING TO THE RIGHT ALONG A 15.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY, THROUGH A CENTRAL ANGLE OF 89°12'56", AN ARC LENGTH OF 23.36 FEET; THENCE NORTH 01°02'58" WEST, 158.01 FEET; THENCE CURVING TO THE RIGHT ALONG A 15.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THROUGH A CENTRAL ANGLE OF 90°47'04", AN ARC LENGTH OF 23.77 FEET TO A POINT THROUGH WHICH A RADIAL LINE BEARS NORTH 00°15'54" WEST; THENCE ALONG THE NORTHERLY PROLONGATION OF SAID RADIAL LINE NORTH 00°15'54" WEST, 25.50 FEET; THENCE SOUTH 89°44'06" WEST, 1.11 FEET; THENCE NORTH 00°15'54" WEST, 25.50 FEET; THENCE FROM A TANGENT BEARING SOUTH 89°44'06" WEST, CURVING TO THE RIGHT ALONG A 15.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY, THROUGH A CENTRAL ANGLE OF 89°12'56", AN ARC LENGTH OF 23.36 FEET; THENCE NORTH 01°02'58" WEST, 79.21 FEET; THENCE NORTH 89°44'06" EAST, 1027.67 FEET; THENCE NORTH 01°02'58" WEST, 5.37 FEET; THENCE NORTH 88°57'02" EAST, 122.70 FEET; THENCE SOUTH 01°02'58" EAST, 650.00 FEET; THENCE CURVING TO THE RIGHT ALONG A 25.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 39.27 FEET TO A POINT THROUGH WHICH A RADIAL LINE BEARS SOUTH 01°02'58" EAST; THENCE ALONG THE SOUTHERLY PROLONGATION OF SAID RADIAL LINE SOUTH 01°02'58" EAST, 60.00 FEET; THENCE FROM A TANGENT BEARING NORTH 88°57'02" EAST CURVING TO THE RIGHT ALONG A 25.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 39.27 FEET; THENCE SOUTH 01°02'58" EAST, 148.40 FEET; THENCE CURVING TO THE RIGHT ALONG A 54.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY, THROUGH A CENTRAL ANGLE OF 90°47'04", AN ARC LENGTH OF 85.56 FEET; THENCE SOUTH 89°44'06" WEST 817.07 FEET TO THE POINT OF BEGINNING.

CONTAINING 21.59 ACRES

CITY SURVEYOR'S CERTIFICATE

I, PAUL H. SULLIVAN, ASSISTANT CITY SURVEYOR OF THE CITY OF LAS VEGAS, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE FINAL SUBDIVISION MAP OF

EL CAPITAN RANCH - UNIT NO. 1

AND AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT. MONUMENTS HAVE NOT BEEN SET, BUT AN APPROPRIATE FINANCIAL GUARANTEE HAS BEEN DEPOSITED TO GUARANTEE THEIR SETTING ON OR BEFORE Aug 13, 1995

Paul H. Sullivan 9-22-95
PAUL H. SULLIVAN ASSISTANT CITY SURVEYOR DATE
CITY OF LAS VEGAS SURVEYOR
NEVADA CERTIFICATE NO. 9886

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.

Felix H. Hays 8-10-95
CLARK COUNTY DISTRICT BOARD OF HEALTH-FELIX H. HAYS 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.

George W. Quinn 8-10-95
DIVISION OF WATER RESOURCES-GEORGE W. QUINN DATE

CERTIFICATE OF PLANNING COMMISSION/DIRECTOR OF COMMUNITY PLANNING AND DEVELOPMENT 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; THAT ALL CONDITIONS IMPOSED UPON THE FINAL MAP HAVE BEEN MET; AND THAT THE MAP WAS APPROVED AND THE PARCEL HEREIN WERE ACCEPTED BY THE PLANNING COMMISSION OF THE CITY OF LAS VEGAS, NEVADA ON THE 25th DAY OF March, 1995.

Donna H. Kristaponis 9/1/95
DONNA H. KRISTAPONIS DATE
DIRECTOR OF COMMUNITY PLANNING AND DEVELOPMENT AND
SECRETARY OF THE PLANNING COMMISSION
CITY OF LAS VEGAS, NEVADA

UTILITY / AGENCY APPROVALS

WE, THE HEREIN NAMED EASEMENT RECIPIENTS, APPROVE THE GRANT OF THE DESIGNATED EASEMENTS.

M. Braybrooke 7-14-95
LAS VEGAS VALLEY WATER DISTRICT - N. BRAYBROOKE DATE
John P. Hazard 7-18-95
SOUTHWEST GAS CORPORATION - JOHN P. HAZARD DATE
Rita R. Alberts 7-14-95
NEVADA POWER COMPANY - RITA R. ALBERTS DATE
Jane F. Stokes 7-13-95
SPRINT CENTRAL TELEPHONE - NEVADA - JANE F. STOKES DATE
Teresa Parker 7-18-95
COMMUNITY CABLE T.V., INC. - TERESA PARKER DATE
Dennis Anderson 9-14-95
CITY OF LAS VEGAS - DENNIS ANDERSON DATE

RECORDER'S NOTE:

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

Final Map Prepared By:

PENTACORE
Surveying Inc.
6763 W. Charleston Blvd.
Las Vegas, Nevada 89102 (702) 258-4110

SHEET 1 OF 4

INSTRUMENT NO. 00917
OFFICIAL RECORDS BOOK NO. 150927
FILED AT THE REQUEST OF
PENTACORE SURVEYING INC.
DATE 9-21-95 AT 10:03
BOOK 069 PAGE 01002
OF PLATS
CLARK COUNTY, NEVADA RECORDS
JUDITH A. VANDEVER, RECORDER
FEE \$ 13.50 DEPUTY JMC

BOOK 069 Page 01002