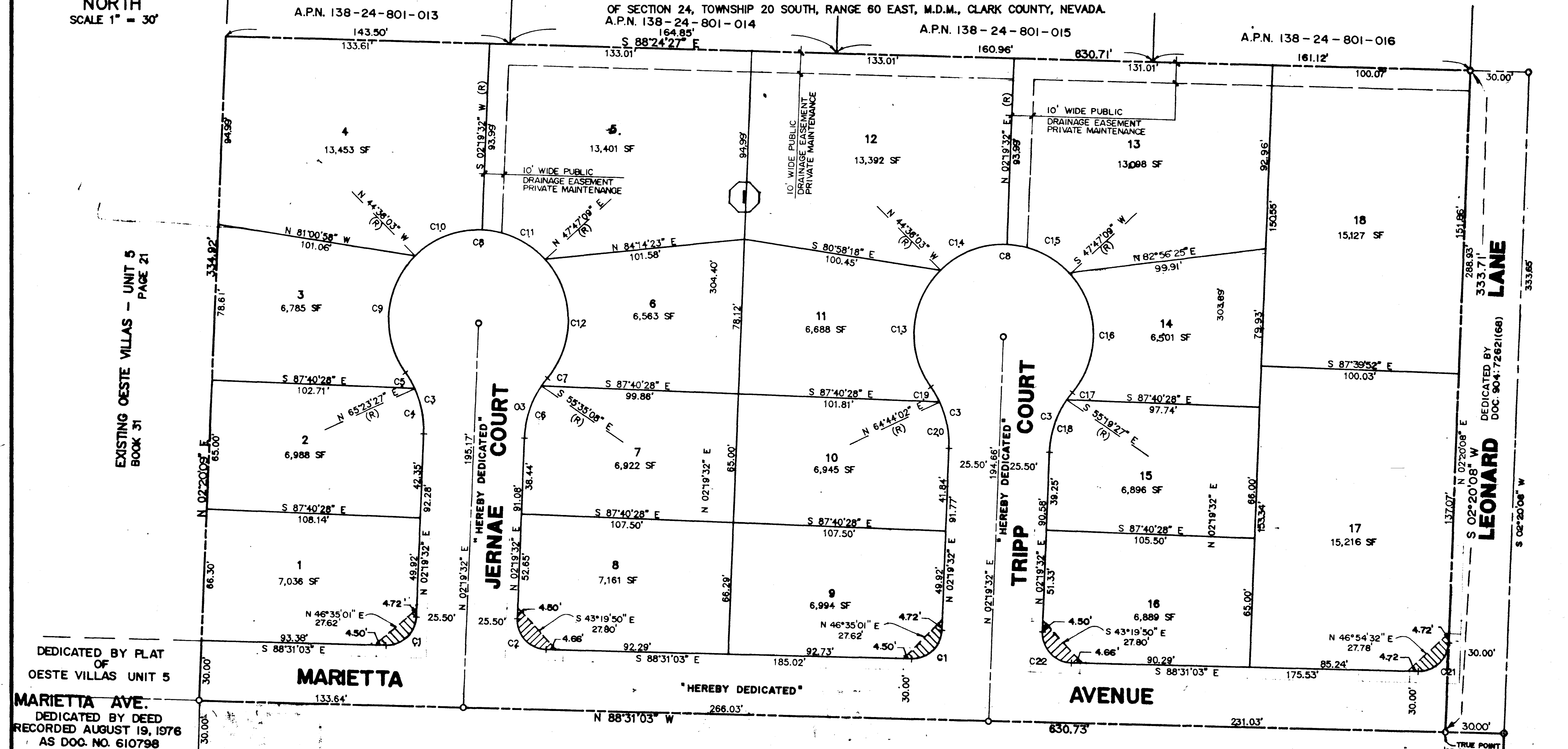


NORTH
SCALE 1" = 30'

FINAL MAP OF DIXON ESTATES

BEING THE NORTH HALF (N 1/2), OF THE SOUTHEAST QUARTER (SE 1/4),
OF THE SOUTHWEST QUARTER (SW 1/4), OF THE SOUTHEAST QUARTER (SE 1/4),
OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY, NEVADA.
A.P.N. 138-24-801-014 A.P.N. 138-24-801-015 A.P.N. 138-24-801-016



DEDICATED BY PLAT
OF
OESTE VILLAS UNIT 5
MARIETTA AVE.
DEDICATED BY DEED
RECORDED AUGUST 19, 1976
AS DOC. NO. 610798

CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	DELTA
C1	15.00'	23.34'	14.78'	89°09'26"
C2	15.00'	23.78'	15.22'	90°50'34"
C3	50.00'	32.95'	17.10'	37°45'38"
C4	50.00'	23.51'	11.97'	26°56'06"
C5	50.00'	9.45'	4.74'	10°49'33"
C6	50.00'	28.00'	14.38'	32°05'20"
C7	50.00'	4.95'	2.48'	05°40'18"
C8	45.50'	202.92'	58.74'	255°31'17"
C9	45.50'	64.19'	38.75'	80°50'03"
C10	45.50'	37.27'	19.75'	46°55'35"
C11	45.50'	36.10'	19.06'	45°27'37"
C12	45.50'	65.36'	39.76'	82°18'01"
C13	45.50'	64.19'	38.75'	80°50'03"
C14	45.50'	37.27'	19.75'	46°55'35"
C15	45.50'	36.10'	19.06'	45°27'37"
C16	45.50'	65.36'	39.76'	82°18'01"
C17	50.00'	4.72'	2.36'	05°24'38"
C18	50.00'	28.23'	14.50'	32°21'01"
C19	50.00'	8.87'	4.45'	10°10'09"
C20	50.00'	24.08'	12.28'	27°35'30"
C21	15.00'	23.34'	14.78'	89°08'49"
C22	15.00'	23.78'	15.22'	90°50'34"

NOTE:

SIGHT VISIBILITY RESTRICTION
EASEMENT.
NO VIEW OBSTRUCTION OVER
30 INCHES ABOVE TOP OF CURB
ALLOWED IN THE SHADED AREA.

LEGEND

- 3 LOT NUMBER
- C4 CURVE NUMBER
- O TYPE III MONUMENT,
STAMPED P.L.S. 6009
- TRACT BOUNDARY
- FOUND MONUMENT AS SHOWN
NOTE: TYPE III MONUMENT SET AT
LOT AND BOUNDARY CORNERS.

TOTAL NUMBER OF LOTS = 18

BASIS OF BEARINGS

NORTH 02°20'11" EAST, BEING THE WEST LINE OF THE SOUTHEAST QUARTER (SE 1/4),
OF SEC. 24, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY, NEVADA,
AS SHOWN BY A MAP ON FILE IN THE OFFICE OF THE COUNTY RECORDER AS
BOOK 31, PAGE 21 OF PLATS

