

Book 891016

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D.P. ESTATES

A RE- SUBDIVISION OF PARCEL MAP-25-86,
FILE NO. 49, PAGE NO. 98, SECTION 4,

TOWNSHIP 21 SOUTH, RANGE 60 EAST,
MOUNT DIABLO MERIDIAN,
CLARK COUNTY, NEVADA

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

J. L. Moore 7-18-89
COMMUNITY CABLE T.V., INC. - G. L. MOORE DATE

Joseph P. Fielding 7/17/89
NEVADA POWER COMPANY - JOSEPH P. FIELDING DATE

Nyles Smith 7/17/89
CENTRAL TELEPHONE COMPANY - NYLES SMITH DATE

Douglas E. Gapp 7/17/89
SOUTHWEST GAS CORPORATION - DOUGLAS E. GAPP DATE

George A. Jacoby 7-18-89
LAS VEGAS VALLEY WATER DISTRICT - GEORGE A. JACOBY DATE

Gary A. Presswood 7-18-89
CITY OF LAS VEGAS - GARY A. PRESSWOOD DATE

CITY ENGINEER'S CERTIFICATE

I, GARY A. PRESSWOOD, CITY ENGINEER OF THE CITY OF LAS VEGAS, DO HEREBY CERTIFY I HAVE EXAMINED THE FINAL SUBDIVISION MAP OF D.P. ESTATES 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 MAY 15, 1990.

Gary A. Presswood 7-18-89
GARY A. PRESSWOOD, R.P.E. NO. 7569 DATE
CITY ENGINEER, LAS VEGAS, NEVADA

DIVISION OF WATER RESOURCES CERTIFICATE

THIS FINAL MAP IS HEREBY APPROVED BY THE DIVISION OF WATER RESOURCES OF THE DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES, CONCERNING WATER QUANTITY SUBJECT TO THE REVIEW AND APPROVAL ON FILE IN THIS OFFICE.

George W. Quinn 19 July 1989
DIVISION OF WATER RESOURCES DATE
GEORGE W. QUINN

CLARK COUNTY HEALTH DISTRICT CERTIFICATE

THIS FINAL MAP IS APPROVED BY THE CLARK COUNTY HEALTH DISTRICT FOR THE HEALTH DIVISION OF THE DEPARTMENT OF HUMAN RESOURCES. THIS APPROVAL CONCERNS SEWAGE DISPOSAL, WATER POLLUTION, WATER QUALITY, AND WATER SUPPLY FACILITIES, AND IS PREDICATED UPON PLANS FOR A PUBLIC WATER SUPPLY AND INDIVIDUAL SYSTEMS FOR DISPOSAL OF SEWAGE.

G. Robert Yager 7-14-89
CLARK COUNTY HEALTH DISTRICT DATE
G. ROBERT YAGER

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

LEGAL DESCRIPTION

OF A RE-SUBDIVISION OF PARCEL MAP-25-86, FILE NO. 49, PAGE NO. 98, SECTION 4, TOWNSHIP 21 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY, NEVADA.

A PARCEL OF LAND IN THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTH-WEST QUARTER (SW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 4, TOWNSHIP 21 SOUTH, RANGE 60 EAST, MOUNT DIABLO BASE AND MERIDIAN, CLARK COUNTY, NEVADA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A B.L.M. BRASS CAPPED MONUMENT WHICH IS THE CENTER NORTH ONE SIXTEENTH (N1/16 CC) CORNER OF SAID SECTION 4; THENCE, ON THE NORTH-SOUTH QUARTERLINE, SOUTH 04°05'07" EAST 687.96 FEET; THENCE, ON THE NORTH LINE OF THE SOUTH HALF (S 1/2) OF THE SOUTH-WEST QUARTER (SW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION 4, SOUTH 89°35'14" EAST 332.14 FEET; THENCE SOUTH 04°04'53" EAST 30.09 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF DOE AVENUE, A DEDICATED AVENUE, AND THE TRUE POINT OF BEGINNING; THENCE, ON THE SOUTH RIGHT-OF-WAY LINE OF SAID DOE AVENUE SOUTH 89°35'14" EAST 288.21 FEET; THENCE, ON THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 15.00 FEET TURNING THROUGH A CENTRAL ANGLE OF 85°30'30" FOR A DISTANCE OF 22.39 FEET TO A POINT ON THE WEST ROW LINE OF VALADEZ STREET, A DEDICATED STREET; THENCE ON THE WEST RIGHT-OF-WAY LINE OF VALADEZ STREET, A DEDICATED STREET, SOUTH 04°04'44" EAST 584.96 FEET; THENCE, ON THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 20 FEET TURNING THROUGH A CENTRAL ANGLE OF 94°44'51" FOR A DISTANCE OF 33.07 FEET, TO A POINT ON THE NORTH ROW LINE OF WEST OAKLEY BLVD., A DEDICATED STREET; THENCE ON THE NORTH RIGHT-OF-WAY LINE OF WEST OAKLEY BLVD. NORTH 89°19'53" WEST 280.43 FEET; THENCE, NORTH 04°04'53" WEST 689.43 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINS 4.281 ACRES MORE OR LESS.

BASIS OF BEARINGS

The E-W 1/16 line of the NE 1/4 of Section 4, Township 21 South, Range 60 East, Mount Diablo Meridian, bearing S 89°50'34"E from BLM monumentation in place and as noted on document

APPROVAL

THIS MAP IS APPROVED AND THE PARCELS HEREIN OFFERED FOR DEDICATION ARE ACCEPTED THIS 12TH DAY OF JANUARY 1989 BY THE PLANNING COMMISSION OF THE CITY OF LAS VEGAS.

CERTIFIED BY:

Harold P. Foster 7/12/89
SECRETARY OF THE PLANNING COMMISSION - HAROLD P. FOSTER DATE

DIRECTOR OF COMMUNITY PLANNING & DEVELOPMENT CERTIFICATION

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.

Harold P. Foster 7/12/89
DATE
DIRECTOR OF COMMUNITY - HAROLD P. FOSTER
PLANNING AND DEVELOPMENT
CITY OF LAS VEGAS

OWNER'S CERTIFICATE AND DEDICATION

LEON PETERSON, DOES HEREBY CERTIFY THAT HE IS THE OWNER OF THE LAND WHICH IS SHOWN UPON THE PLAT OF D.P. ESTATES, AND DOES HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THE PLAT AND DOES HEREBY OFFER AND DEDICATE TO THE CITY OF LAS VEGAS, NEVADA, ALL OF THE PUBLIC STREETS AND RIGHTS-OF-WAY INDICATED AND OUTLINED HEREON FOR THE USE OF THE PUBLIC. FURTHERMORE, THE UNDERSIGNED OWNER OF THE WITHIN PLATTED LANDS HEREBY GRANTS AND CONVEYS TO THE NEVADA POWER COMPANY, COMMUNITY CABLE T.V., INC., CENTRAL TELEPHONE COMPANY, SOUTHWEST GAS CORPORATION, CITY OF LAS VEGAS, AND THE LAS VEGAS VALLEY WATER DISTRICT, THEIR SUCCESSORS AND ASSIGNS, AN EASEMENT WITHIN THE RIGHT-OF-WAY OF ALL PRIVATE STREETS, A THREE FOOT SIDE EASEMENT ON ALL SIDE PROPERTY LINES AND UNDERGROUND SERVICES TO METER PANELS, A FIVE FOOT WIDE EASEMENT ON ALL PROPERTY LINES ABUTTING PUBLIC STREETS FOR FIRE HYDRANT AND STREETLIGHT PURPOSES AND ABOVE-GROUND TRANSFORMER PADS, AND AN ADDITIONAL TWO FEET AROUND TRANSFORMER PADS FOR THE CONSTRUCTION, MAINTENANCE, OPERATION, AND FINAL REMOVAL OF UNDERGROUND GAS, WATER, SEWER, TELEPHONE, AND POWER AND CABLE T.V. LINES AND APPURTENANCES INCLUDING ABOVE-GROUND TRANSFORMER PADS, TOWERS WITH RIGHT OF TRAVEL AND EGRESS THERETO, IN PARCELS MARKED "A" AND "B" ARE OFFERED FOR DEDICATION.

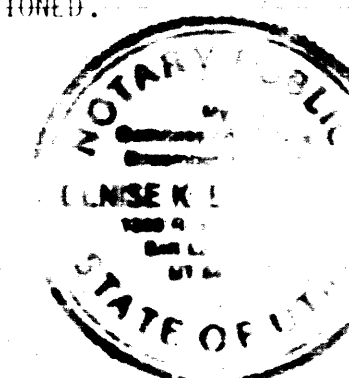
Leon Peterson
LEON PETERSON

ACKNOWLEDGEMENT

STATE OF UTAH
COUNTY OF SALT LAKE

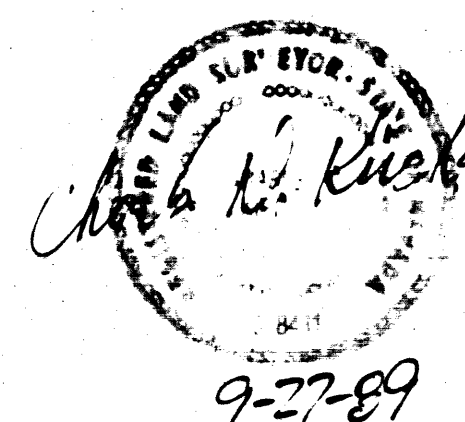
ON THIS 28TH DAY OF JUNE, 1989, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, LEON PETERSON, PERSONALLY KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND DID, UPON OATH, DEPOSE AND SAY THAT HE EXECUTED THE SAME FREELY AND VOLUNTARILY AND FOR THE USES AND PURPOSES THEREIN MENTIONED.

Denise K. Blonquist
DENISE K. BLONQUIST
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
MY APPOINTMENT EXPIRES 12-18-91



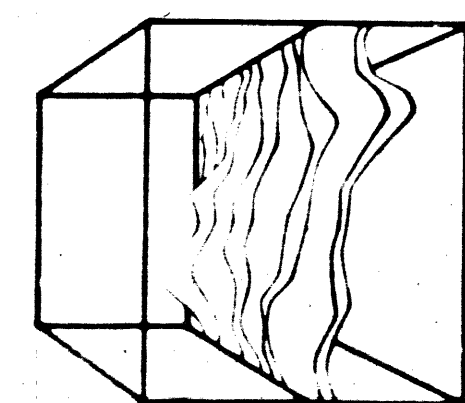
I, CHARLES D. KIRCHER, A REGISTERED LAND SURVEYOR IN THE STATE OF NEVADA, CERTIFY THAT:

- 1) THIS IS A TRUE AND ACCURATE REPRESENTATION OF THE LANDS SURVEYED UNDER MY SUPERVISION AT THE INSTANCE OF ALBERT LYNN DePAULUS.
- 2) THE LAND SURVEYED LIES WITHIN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 21 SOUTH, RANGE 60 EAST, MOUNT DIABLO MERIDIAN, CLARK COUNTY, NEVADA, AND THAT THE SURVEY WAS COMPLETED ON SEPTEMBER 2, 1988.
- 3) THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND LOCAL ORDINANCES.
- 4) THAT MONUMENTS WILL BE OF THE CHARACTER SHOWN AND OCCUPY THE POSITIONS INDICATED BY MAY 15, 1990 AND THAT AN APPROPRIATE PERFORMANCE BOND HAS BEEN POSTED WITH THE GOVERNING BODY TO ASSURE THEIR INSTALLATION.



Charles D. Kircher 9/27/89
DATE
Registered Land Surveyor, State of Nevada
Registration No. 8431

Prepared in the office of
Church Engineering, Inc.
Consulting Engineers
Planners
Surveyors
2911 Meade Ave.
Las Vegas
NV 89102
(702) 876-8020



JOB NO. SHEET 1
7073.118 OF 2

No. 00763
FILED AT THE REQUEST OF
CHURCH ENGINEERING, INC.
DATE 10-16-89 TIME 13:47
BOOK 43 PAGE 100
OF PLATS
OFFICIAL RECORDS BOOK No.
891016
CLARK COUNTY, NV, RECORDS
Joan L. Swift, RECORDER
FEE 27.25 DEPUTY N.A.

Book 43 PAGE 100 4073

