

GRAND ENTRIES - PHASE 4

A PORTION OF THE WEST HALF (W 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 27, TOWNSHIP 19 SOUTH, RANGE 60 EAST, 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

PROPERTY HOLDING CORPORATION, A NEVADA CORPORATION, DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PARCEL OF LAND WHICH IS SHOWN UPON THE PLAT OF GRAND ENTRIES - PHASE 4, 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.

PROPERTY HOLDING CORPORATION, A NEVADA CORPORATION BY:

JIM WARD 10-5-93
JIM WARD, VICE PRESIDENT DATE

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

Randall Black 12-16-93
COMMUNITY CABLE T.V. INC. - RANDALL BLACK DATE

Dee Ann Kipka 12-17-93
NEVADA POWER COMPANY - DEE ANN KIPKA DATE

Franz Cibulka 12-18-93
SPRINT CENTRAL TELEPHONE COMPANY - FRANZ CIBULKA DATE

John P. Hazard 12-16-93
SOUTHWEST GAS CORPORATION - JOHN P. HAZARD DATE

George A. Jacoby 12-16-93
LAS VEGAS VALLEY WATER DISTRICT - GEORGE A. JACOBY DATE

Dennis Anderson 12-16-93
CITY OF LAS VEGAS - DENNIS ANDERSON DATE

ACKNOWLEDGEMENT

STATE OF NEVADA)
COUNTY OF CLARK) SS

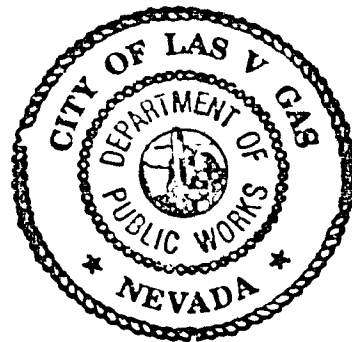
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON Oct 5, 1993
BY JIM WARD AS VICE PRESIDENT OF PROPERTY HOLDING CORPORATION.

Lorette D. Woods
LORETTE D. WOODS
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
MY COMMISSION EXPIRES OCTOBER 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 GRAND ENTRIES - PHASE 4, 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 August 28, 1995

09-19-94
DENNIS ANDERSON, R.P.E. 9160
CITY ENGINEER, LAS VEGAS, NEVADA



LEGAL DESCRIPTION

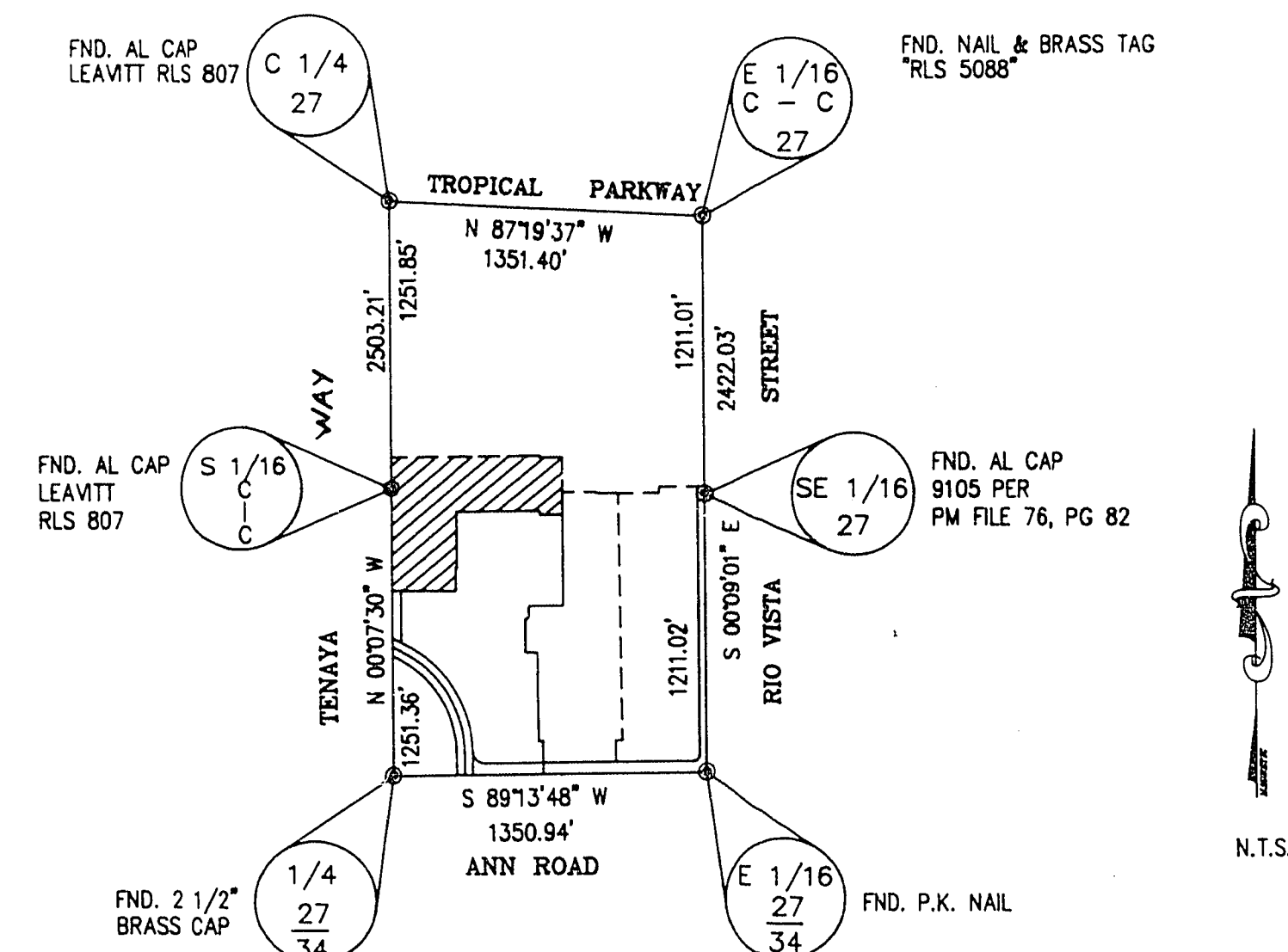
GRAND ENTRIES - PHASE 4

THAT PORTION OF THE WEST HALF (W 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 27, T. 19 S., R. 60 E., M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SAID SECTION 27; THENCE ALONG THE WEST LINE THEREOF, COINCIDENT WITH THE CENTERLINE OF TENAYA WAY, N. 00° 07' 30" W., 137.70 FEET; THENCE DEPARTING SAID WEST LINE AND SAID CENTERLINE THE FOLLOWING COURSES: N. 89° 13' 48" E., 592.28 FEET; N. 89° 50' 59" E., 51.00 FEET; S. 00° 09' 01" E., 7.72 FEET; N. 89° 50' 59" E., 95.00 FEET; S. 00° 09' 01" E., 150.92 FEET TO AN INTERSECTION WITH THE NORTH LINE OF GRAND ENTRIES PHASE - 2, AS SHOWN BY A FINAL MAP RECORDED IN BK. 58 OF PLATS, PG. 46; THENCE ALONG THE WEST LINE THEREOF, S. 00° 09' 01" E., 99.08 FEET; THENCE DEPARTING SAID WEST LINE THE FOLLOWING COURSES: S. 89° 50' 59" W., 95.00 FEET; N. 00° 09' 01" W., 16.70 FEET; S. 89° 50' 59" W., 51.00 FEET; S. 89° 13' 48" W., 306.03 FEET; S. 00° 46' 12" E., 95.00 FEET; S. 89° 13' 48" W., 1.58 FEET; S. 00° 46' 12" E., 146.00 FEET; S. 89° 13' 48" W., 6.47 FEET; S. 00° 07' 30" E., 102.78 FEET; S. 89° 52' 30" W., 281.00 FEET TO THE AFOREMENTIONED WEST LINE OF THE SAID SOUTHEAST QUARTER (SE 1/4) AND SAID CENTERLINE OF TENAYA WAY; THENCE ALONG SAID WEST LINE AND CENTERLINE N. 00° 07' 30" W., 443.95 FEET TO THE POINT OF BEGINNING.

CONTAINING 6.343 ACRES, MORE OR LESS.

BASIS OF BEARINGS
S. 89° 13' 48" W., BEING THE SOUTH LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 27, T. 19 S., R. 60 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 76 OF PARCEL MAPS, PAGE 82.



SURVEY ANALYSIS

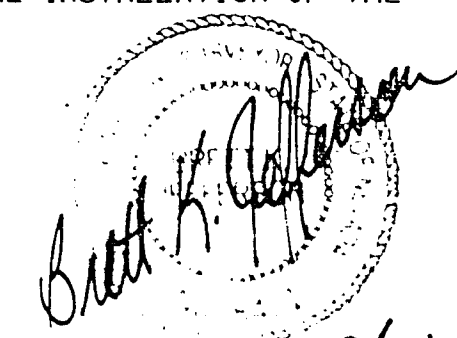
WEST HALF (W 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 27

SURVEYOR'S CERTIFICATE

I, BRETT K. JEFFERSON, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF NEVADA, AS AN AGENT FOR VTN NEVADA, CERTIFY THAT:

- THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF PROPERTY HOLDING CORPORATION, A NEVADA CORPORATION.
- THE LANDS SURVEYED LIE WITHIN A PORTION OF THE SE 1/4 OF SEC. 27, T. 19 S., R. 60 E., M.D.M., AND THE SURVEY WAS COMPLETED ON 9/15/93.
- 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 August 28, 1993 AND AN APPROPRIATE FINANCIAL GUARANTEE WILL BE POSTED WITH THE GOVERNING BODY BEFORE RECORDATION TO ASSURE THE INSTALLATION OF THE MONUMENTS.

Brett K. Jefferson
BRETT K. JEFFERSON, P.L.S.
NEVADA CERTIFICATE NO. 8421



9/24/93

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.

Richard A. Moles, P.E. 8/30/94
DIVISION OF WATER RESOURCES - RICHARD A. MOLES, P.E. 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.

Felix H. Haviv 9-1-94
DISTRICT BOARD OF HEALTH - Felix H. Haviv 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 PARCELS HEREIN WERE ACCEPTED BY THE PLANNING COMMISSION OF THE CITY OF LAS VEGAS, NEVADA, ON THE 24th DAY OF MARCH, 1994.

John L. Schlegel 9-9-94
JOHN L. SCHLEGEL DATE
ACTING DIRECTOR OF COMMUNITY PLANNING AND DEVELOPMENT AND SECRETARY OF THE PLANNING COMMISSION
CITY OF LAS VEGAS

W.O. 4450-4
SHEET 1 OF 2

NO.	01344
FILED AT THE REQUEST OF:	VTN Nevada
DATED	9/14/94 AT 11:40 AM
BOOK	63 PAGE 83
OF PLATS	
OFFICIAL RECORDS BOOK, NO.	940914
CLARK COUNTY, NEVADA RECORDS	
JOAN L. SWIFT, RECORDER	
FEE \$	48.00 DEPUTY AHH

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