

Book 890630

# METROPOLITAN'S GOVERNOR'S PLACE

2510-38  
00836

A PORTION OF PARCEL II AS SHOWN BY MAP THEREOF ON FILE IN FILE 49, PAGE 52  
OF PARCEL MAPS. SITUATED IN THE SW1/4 OF SECTION 14, T 20 S, R 60 E,  
M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA

## OWNER'S CERTIFICATE & DEDICATION

FIRST CITY PROPERTIES INC. dba METROPOLITAN DEVELOPMENT COMPANY,  
A DELAWARE CORPORATION,  
DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PARCEL OF LAND WHICH  
IS SHOWN UPON THIS MAP OF "METROPOLITAN'S GOVERNOR'S PLACE"  
AND DOES HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP  
AND DOES HEREBY DEDICATE THE PUBLIC STREETS, RIGHTS OF WAY AND PUBLIC SEWER  
EASEMENTS AS INDICATED AND OUTLINED HEREON, TO THE CITY OF LAS VEGAS, FOR THE  
USE OF THE PUBLIC.  
I, THE UNDERSIGNED OWNER OF THE WITHIN PLATTED LANDS, HEREBY GRANT AND  
CONVEY TO NEVADA POWER COMPANY, CENTRAL TELEPHONE COMPANY, SOUTHWEST GAS  
CORPORATION, LAS VEGAS VALLEY WATER DISTRICT AND COMMUNITY CABLE T.V.,  
INC., JOINTLY AND SEVERALLY 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 A PERMANENT EASEMENT SHOWN HEREON AS  
COMMON AREA (LOTS A THROUGH C), WITHIN THE PLATTED LANDS FOR THE CONSTRUCTION,  
MAINTENANCE, OPERATION AND FINAL REMOVAL OF SUBTERRANEAN AND ABOVE-GROUND  
UTILITY LINES AND APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS  
THERE TO, FURTHERMORE, I HEREBY GRANT AND CONVEY TO THE CITY OF LAS VEGAS A FIVE  
FOOT WIDE EASEMENT ON ALL PROPERTY LINES ABUTTING PUBLIC STREETS FOR FIRE  
HYDRANT & STREETLIGHT PURPOSES.

DATED THIS 28 DAY OF March, 1989.  
FIRST CITY PROPERTIES INC., dba METROPOLITAN DEVELOPMENT COMPANY,  
A DELAWARE CORPORATION.

Nicholas Pappas  
NICHOLAS PAPPAS - PRESIDENT, RESIDENTIAL DIVISION  
FIRST CITY PROPERTIES INC.

## ACKNOWLEDGEMENT

STATE OF NEVADA  
COUNTY OF CLARK

ON THIS 28 DAY OF March IN THE YEAR 89, BEFORE ME,  
CATHY A. ODEN, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY  
APPEARED Nicholas Pappas, PERSONALLY KNOWN TO ME TO  
BE THE PERSON WHO EXECUTED THE ABOVE INSTRUMENT, AND ACKNOWLEDGED  
TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES THEREIN STATED.

Cathy A. Oden  
CATHY A. ODEN  
NOTARY PUBLIC IN AND FOR  
SAID COUNTY AND STATE  
MY COMMISSION EXPIRES: MARCH 17, 1991

## UTILITY COMPANIES & AGENCIES APPROVAL

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

Dan A. Donnelly 2/13/89  
LAS VEGAS VALLEY WATER DISTRICT  
DAN A. DONNELLY DATE

Thomas J. Hosea 2/15/89  
SOUTHWEST GAS CORPORATION  
THOMAS J. HOSEA DATE

Joseph P. Fielding 2-21-89  
NEVADA POWER COMPANY  
JOSEPH P. FIELDING DATE

Nyles Smith 2/13/89  
CENTRAL TELEPHONE COMPANY  
NYLES SMITH DATE

Robert J. Owey 2-13-89  
COMMUNITY CABLE T.V.  
ROBERT J. OWEY DATE

Gary A. Presswood 6-23-89  
CITY OF LAS VEGAS - GARY A. PRESSWOOD  
DATE

## SURVEYOR'S CERTIFICATE

I, KAY L. ADAMS, A REGISTERED LAND SURVEYOR IN THE STATE OF  
NEVADA, CERTIFY THAT:

- THIS IS A TRUE AND ACCURATE REPRESENTATION OF THE LANDS SURVEYED  
UNDER MY SUPERVISION AT THE INSTANCE OF METROPOLITAN DEVELOPMENT  
COMPANY, A DELAWARE CORPORATION.
- THE LANDS SURVEYED LIE WITHIN THE SOUTHWEST QUARTER (SW1/4) OF  
SECTION 14, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CITY  
OF LAS VEGAS, CLARK COUNTY, NEVADA,  
AND THE SURVEY WAS COMPLETED ON Feb. 10, 1989.
- THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND ANY  
LOCAL ORDINANCES.
- THE MONUMENTS WILL BE OF THE CHARACTER SHOWN, AND OCCUPY THE  
POSITIONS INDICATED BY 4/4/90 AND THAT AN  
APPROPRIATE PERFORMANCE BOND HAS BEEN POSTED WITH THE GOVERNING  
BODY TO ASSURE THEIR INSTALLATION.

KAY L. ADAMS, R.L.S.  
NEVADA CERTIFICATE NO. 2050

## LEGAL DESCRIPTION

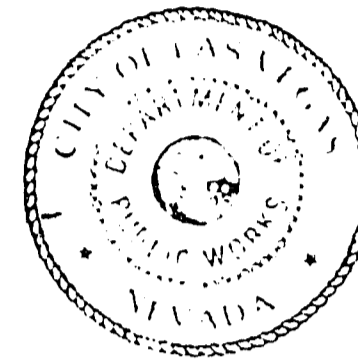
SITUATED IN THE SOUTHWEST QUARTER (SW1/4) OF THE SOUTHWEST QUARTER (SW1/4)  
OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS  
CLARK COUNTY, NEVADA.

BEING THAT PORTION OF PARCEL II AS SHOWN BY MAP THEREOF ON FILE IN FILE 49, PAGE 52  
OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER, CLARK COUNTY, NEVADA,  
DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER (SW1/4) OF THE  
SOUTHWEST QUARTER (SW1/4); THENCE NORTH 01°56'04" WEST ALONG THE EAST LINE OF  
SAID SOUTHWEST QUARTER (SW1/4) OF THE SOUTHWEST QUARTER (SW1/4), A DISTANCE OF  
60.00 FEET TO A SOUTHEAST CORNER OF SAID PARCEL II AND THE POINT OF BEGINNING;  
THENCE DEPARTING SAID EAST LINE ALONG THE SOUTHERLY AND NORTHERLY LINES OF SAID  
PARCEL II THE FOLLOWING: BY CURVE BEING CONVEX SOUTHWESTERLY AND HAVING  
A RADIUS OF 25.00 FEET, THROUGH A CENTRAL ANGLE OF 83°22'56", AN ARC LENGTH OF  
36.64 FEET TO A POINT OF REVERSE CURVATURE (A RADIAL LINE THROUGH SAID POINT  
BEARS SOUTH 84°54'36" WEST); THENCE CURVING TO THE LEFT ALONG A CURVE BEING  
CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 230.00 FEET, THROUGH A CENTRAL  
ANGLE OF 09°14'01", AN ARC LENGTH OF 37.07 FEET; THENCE NORTH 14°19'25" WEST,  
154.49 FEET; THENCE CURVING TO THE RIGHT ALONG A CURVE BEING CONCAVE SOUTHEASTERLY  
AND HAVING A RADIUS OF 370.00 FEET, THROUGH A CENTRAL ANGLE OF 30°13'52", AN  
ARC LENGTH OF 195.22 FEET; THENCE NORTH 15°54'22" EAST, 255.75 FEET; THENCE  
CURVING TO THE LEFT ALONG A CURVE BEING CONCAVE SOUTHWESTERLY AND HAVING A RADIUS  
OF 540.00 FEET, THROUGH A CENTRAL ANGLE OF 20°00'57", AN ARC LENGTH OF 188.64  
FEET; THENCE NORTH 04°06'30" WEST, 220.78 FEET; THENCE CURVING TO THE LEFT  
ALONG A CURVE BEING CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 400.00 FEET,  
THROUGH A CENTRAL ANGLE OF 16°00'18", AN ARC LENGTH OF 111.74 FEET; THENCE  
NORTH 20°06'48" WEST, 127.65 FEET TO THE SOUTHWEST CORNER OF "METROPOLITAN'S  
SOUTHBEND VILLAGE", AS SHOWN BY MAP THEREOF ON FILE IN BOOK 35, PAGE 27 OF PLATS  
IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA; THENCE DEPARTING  
THE WEST LINE OF SAID PARCEL II SOUTH 87°57'00" EAST ALONG THE SOUTH LINE OF  
SAID "METROPOLITAN'S SOUTHBEND VILLAGE", 373.08 FEET TO THE NORTHEAST CORNER OF THE  
SOUTHWEST QUARTER (SW1/4) OF THE SOUTHWEST QUARTER (SW1/4) OF SAID SECTION 14, BEING AN  
ANGLE POINT ON THE EAST LINE OF SAID PARCEL II; THENCE SOUTH 01°56'04" EAST ALONG SAID EAST  
LINE, 1277.26 FEET TO THE POINT OF BEGINNING.  
CONTAINING 10.484 ACRES.

## BASIS OF BEARING

NORTH 89°03'20" WEST, BEING THE BEARING OF THE SOUTH LINE OF THE  
SOUTHWEST QUARTER (SW1/4) OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE  
60 EAST, M.D.M., AS SHOWN BY A MAP ON FILE IN THE CLARK COUNTY  
RECORDER'S OFFICE AS PAGE 40 OF FILE 42 OF SURVEYS.



## CITY ENGINEER'S CERTIFICATE

I, GARY A. PRESSWOOD, CITY ENGINEER OF THE CITY OF LAS VEGAS,  
CERTIFY THAT I HAVE EXAMINED THE FINAL MAP OF "METROPOLITAN'S  
GOVERNOR'S PLACE" AND THAT I AM SATISFIED  
THAT THE MAP IS TECHNICALLY CORRECT, THAT A PERFORMANCE BOND  
HAS BEEN DEPOSITED GUARANTEEING THAT MONUMENTS OF THE CHARACTER  
AND OCCUPYING THE POSITIONS INDICATED WILL BE SET ON OR BEFORE  
THE 4TH OF APRIL, 1990.

Gary A. Presswood 6-23-89  
GARY A. PRESSWOOD DATE  
CITY ENGINEER, CITY OF LAS VEGAS, NEVADA  
P.E. NO. 07569

## 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 A COMMUNITY SYSTEM FOR DISPOSAL OF SEWAGE.

Robert Yager, RS 2-13-89  
CLARK COUNTY HEALTH DISTRICT DATE  
G. ROBERT YAGER, RS

## 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 21 February 1989  
DIVISION OF WATER RESOURCES DATE  
GEORGE W. QUINN

## COMMUNITY PLANNING AND DEVELOPMENT

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 2/7/89  
DATE HAROLD P. FOSTER  
DIRECTOR OF COMMUNITY PLANNING AND  
DEVELOPMENT, CITY OF LAS VEGAS, NEVADA

## APPROVAL

THIS MAP IS APPROVED AND THE PARCELS HEREIN OFFERED FOR DEDICATION  
ARE ACCEPTED THIS 17th DAY MARCH, 1989, BY THE PLANNING  
COMMISSION OF THE CITY OF LAS VEGAS.

CERTIFIED BY

Harold P. Foster  
HAROLD P. FOSTER  
SECRETARY OF THE PLANNING COMMISSION  
CITY OF LAS VEGAS, NEVADA

## 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

INSTRUMENT NO. 00836  
OFFICIAL RECORDS BOOK NO. 890630  
FILED AT THE REQUEST OF  
C.C. WALLAGE INC.  
DATE 6-30-89 AT 11:18  
BOOK 43 PAGE 11  
OF PLATS  
CLARK COUNTY, NEVADA RECORDS  
JOAN L. SWIFT, RECORDER  
FEE \$ 37.00 DEPUTY J.A.