

INTEROFFICE ROUTING CHECK LIST

1. PLAT GENERATED

By: DAW Date: 11/5/94

2. BLUELINE TO SURVEY FOR CHECK

By: DAW Date: 11/5/94

3. CHECKED BLUELINES RETURNED TO

By: DAW Date: 11/5/94

4. CORRECTIONS MADE

By: DAW Date: 11/5/94

5. MYLARS PLOTTED

By: DAW Date: 11/5/94

6. MYLARS TO SURVEY FOR BACK CHECK

By: DAW Date: 10/14/94

7. BACK CHECK MADE

By: DAW Date: 10/14/94

8. SURVEYOR SIGNED

By: ALW Date: 11-15-94

9. FILE INFORMATION

File Name: SMCVB-(1-8).DWG

Disk Number:

Plotted: 11/5/94

SAN MARINO

FINAL MAP OF
SAN MARINO
A PLANNED COMMUNITY AND COMMON INTEREST COMMUNITY
BEING A SUBDIVISION OF A PORTION OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 59 EAST,
M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA

CERTIFICATE OF OWNERSHIP AND EASEMENT DEDICATION

N & N BANBURY CROSS III

DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PARCEL OF LAND WHICH IS SHOWN UPON THIS MAP OF:

"SAN MARINO"

AND DOES HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP AND DOES HEREBY OFFER AND DEDICATE ANY PUBLIC STREETS AND RIGHTS-OF-WAY AS INDICATED AND OUTLINED HEREON TO THE CITY OF LAS VEGAS, FOR THE USE OF THE PUBLIC.

FURTHERMORE, THE UNDERSIGNED OWNER HEREBY GRANTS AND CONVEYS TO NEVADA POWER COMPANY AND 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; (ii) A THREE FOOT WIDE EASEMENT FROM PROPERTY LINE TO METER PANEL TO PROVIDE ACCESS FOR UNDERGROUND SERVICE; (iii) A FIVE FOOT WIDE EASEMENT ON ALL PROPERTY LINES THAT ABUT PRIVATE STREETS, FOR WATER FACILITIES AND ABOVEGROUND ELECTRICAL TRANSFORMER PADS AND TELEPHONE EQUIPMENT PADS, TO INCLUDE ACCESS TO ELECTRICAL TRANSFORMER PADS AND TELEPHONE EQUIPMENT PADS; AND (iv) A TWO FOOT WIDE EASEMENT AROUND EACH ELECTRICAL TRANSFORMER PAD AND TELEPHONE EQUIPMENT PAD WITHIN THE PLATTED LANDS AND A PERMANENT EASEMENT SHOWN HEREON AS PRIVATE STREETS AND COMMONLOT "A" THROUGH "I", INCLUSIVE, FOR THE CONSTRUCTION, MAINTENANCE, OPERATION AND FINAL REMOVAL OF PUBLIC FIRE HYDRANTS AND UNDERGROUND POWER, TELEPHONE, GAS, WATER AND CABLE TELEVISION LINES AND APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS THERETO AND EGRESS THEREFROM.

FURTHER, THE UNDERSIGNED OWNER HEREBY GRANTS AND CONVEYS 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 PRIVATE STREETS FOR PURPOSES OF PLACING PUBLIC FIRE HYDRANTS AND AN ADDITIONAL EASEMENT OF UP TO TWO FEET IN RADIUS FROM EACH PUBLIC FIRE HYDRANT, TO EXTEND BEYOND THE FIVE FOOT EASEMENT IF NECESSARY, TOGETHER WITH THE RIGHT OF INGRESS TO AND EGRESS FROM THESE EASEMENTS.

DATED THIS 25TH DAY OF JANUARY, 1995

N & N BANBURY CROSS III

BY: Edward M. Nigro
EDWARD M. NIGRO
GENERAL PARTNER, NIGRO ASSOCIATES

CERTIFICATE OF ACKNOWLEDGMENT

STATE OF NEVADA }
COUNTY OF CLARK } SS.
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON January 25, 1995
BY Edward M. Nigro AS President OF N & N BANBURY CROSS III.

Katrina Mercado
KATRINA MERCADO
NOTARY PUBLIC
MY APPOINTMENT EXPIRES: 09-15-97

CERTIFICATE OF EASEMENT RECIPIENTS

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

Robert C. McLaughlin 12/24/94
LAS VEGAS VALLEY WATER DISTRICT - ROBERT C. MC LAUGHLIN DATE
Lynn A. Malloy 12-25-95
SOUTHWEST GAS CORPORATION - LYNN A. MALLOY DATE
Dee Ann Kirk 1-25-95
NEVADA POWER COMPANY - DEE ANN KIRK DATE
Dean T. Whitman 1-25-95
SPRINT CENTRAL TELEPHONE-NEVADA - DEAN T. WHITMAN DATE
Ben Cravey 1-25-95
COMMUNITY CABLE T.V. INC. - BEN CRAVEY DATE
Dennis Anderson 1-27-95
CITY OF LAS VEGAS - DENNIS ANDERSON DATE

BASIS OF BEARINGS

NORTH 88°50'11" WEST BEING THE BEARING OF THE SOUTH LINE OF SECTION 30, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., AS SHOWN BY MAP THEREOF ON FILE IN FILE 63, PAGE 72 OF PARCEL MAPS IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA.

SURVEYOR'S CERTIFICATE

I, ALLEN L. HAGEN, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF NEVADA, CERTIFY THAT:

- THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF N & N BANBURY CROSS III.
- THE LANDS SURVEYED LIE WITHIN SECTION 25, TOWNSHIP 20 SOUTH, RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, AND THE SURVEY WAS COMPLETED ON Nov 15, 1994.
- 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 FEB. 24, 1996 AND THAT AN APPROPRIATE FINANCIAL GUARANTEE WILL BE POSTED WITH THE CITY BEFORE RECORDATION TO ASSURE THE INSTALLATION OF THE MONUMENTS.

ALLEN L. HAGEN
PROFESSIONAL LAND SURVEYOR
NEVADA CERTIFICATE NO. 7755



LEGAL DESCRIPTION

THAT PORTION OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST EASTERLY CORNER OF COMMON LOT "D" OF "THE CROSSING AT SUMMERLIN VILLAGE 8 UNIT NO. 2" AS SHOWN BY MAP THEREOF ON FILE IN BOOK 64, PAGE 67 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA; THENCE WESTERLY AND NORTHERLY ALONG THE NORTHERLY AND EASTERLY LINES OF SAID COMMON LOT "D", THE FOLLOWING SIX (6) COURSES: FROM A TANGENT BEARING NORTH 36°51'30" WEST, CURVING TO THE LEFT ALONG THE ARC OF A 3568.50 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, THROUGH A CENTRAL ANGLE OF 09°19'43", AN ARC LENGTH OF 581.01 FEET TO A POINT OF REVERSE CURVATURE THROUGH WHICH A RADIAL LINE BEARS NORTH 43°48'47" EAST; THENCE CURVING TO THE RIGHT ALONG THE ARC OF A 279.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY, THROUGH A CENTRAL ANGLE OF 10°06'04", AN ARC LENGTH OF 49.19 FEET TO A POINT OF REVERSE CURVATURE THROUGH WHICH A RADIAL LINE BEARS SOUTH 53°54'51" WEST; THENCE CURVING TO THE LEFT ALONG THE ARC OF A 321.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, THROUGH A CENTRAL ANGLE OF 11°57'06", AN ARC LENGTH OF 66.96 FEET TO A POINT OF COMPOUND CURVATURE TO WHICH A RADIAL LINE BEARS NORTH 41°57'45" EAST; THENCE CURVING TO THE LEFT ALONG THE ARC OF A 3579.50 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, THROUGH A CENTRAL ANGLE OF 03°44'23", AN ARC LENGTH OF 233.64 FEET TO A POINT OF REVERSE CURVATURE THROUGH WHICH A RADIAL LINE BEARS NORTH 38°13'22" EAST; THENCE CURVING TO THE RIGHT ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY, THROUGH A CENTRAL ANGLE OF 88°46'55", AN ARC LENGTH OF 30.99 FEET; THENCE NORTH 37°00'17" EAST, 631.70 FEET TO AN ANGLE POINT ON THE BOUNDARY LINE OF COMMON LOT "E" IN SAID BLOCK A; THENCE NORTHERLY AND EASTERLY ALONG THE EASTERLY AND SOUTHERLY LINES OF SAID COMMON LOT "E", THE FOLLOWING FIVE (5) COURSES: CONTINUING NORTH 37°00'17" EAST, 410.12 FEET; THENCE CURVING TO THE RIGHT ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 31.42 FEET; THENCE SOUTH 52°59'43" EAST, 473.33 FEET; THENCE CURVING TO THE RIGHT ALONG THE ARC OF A 1940.50 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, THROUGH A CENTRAL ANGLE OF 12°51'09", AN ARC LENGTH OF 435.29 FEET; THENCE SOUTH 40°08'34" EAST, 313.29 FEET TO THE MOST NORTHERLY CORNER OF LOT 2 IN SAID BLOCK A; THENCE SOUTH 49°51'26" WEST ALONG THE WESTERLY LINE OF SAID LOT 2, A DISTANCE OF 457.44 FEET; THENCE SOUTH 53°08'30" WEST ALONG THE WESTERLY LINE OF SAID LOT 2, A DISTANCE OF 695.73 FEET TO THE POINT OF BEGINNING.

CONTAINING 28.463 ACRES, MORE OR LESS.

CERTIFICATE OF CITY SURVEYOR

I, RITA M. LUMOS, CITY SURVEYOR OF THE CITY OF LAS VEGAS, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE FINAL SUBDIVISION MAP OF:

"SAN MARINO"
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 FEB. 24, 1996.

Rita M. Lumos 4/19/95
RITA M. LUMOS
CITY SURVEYOR
P.L.S. 5094
DATE



CERTIFICATE OF DISTRICT BOARD OF HEALTH

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 COMMUNITY SYSTEM FOR DISPOSAL OF SEWAGE.

Edmund J. Wojcik 3-21-95
EDMUND J. WOJCIK
DATE

CERTIFICATE OF WATER RESOURCES DIVISION

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. 3/21/95
DIVISION OF WATER RESOURCES - RICHARD A. MOLES P.E.
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 12TH DAY OF JANUARY, 1995.

John L. Schlegel 4-11-95
JOHN L. SCHLEGEL
ACTING DIRECTOR OF COMMUNITY PLANNING AND DEVELOPMENT AND SECRETARY OF THE PLANNING COMMISSION
CITY OF LAS VEGAS, NEVADA
DATE

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

SAN MARINO

INSTRUMENT NO. 0074
OFFICIAL RECORDS BOOK NO. 9502
FILED AT THE REQUEST OF
G.C. WALLACE INC.
DATE 6-2-95 AT 12:18
BOOK 168 PAGE 29
OF PLATS
CLARK COUNTY, NEVADA RECORDS
JUDITH A. VANDIVER, RECORDER
FEE \$ 157.50 DEPUTY DDU

SHEET 1 OF 8

Book 168 Page 29
4384