

OAK KNOLL

BEING LOT 7, BLOCK C OF THE ARBORS AT SUMMERLIN VILLAGE 11/12 UNIT NO. 2A (BOOK 75, PAGE 75)
LOCATED WITHIN THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 25, AND THE NORTHWEST QUARTER (NW 1/4)
OF SECTION 36, TOWNSHIP 20 SOUTH, RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA
(A COMMON INTEREST COMMUNITY)

CERTIFICATE OF OWNERSHIP AND EASEMENT DEDICATION

KAUFMAN AND BROAD OF NEVADA, INC. A NEVADA CORPORATION,
DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PARCEL OF
LAND WHICH IS SHOWN UPON THIS MAP OF OAK KNOLL, AND DOES HEREBY
CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP AND DOES HEREBY
OFFER AND DEDICATE ALL PUBLIC STREETS, EASEMENTS, AND RIGHTS-OF-WAY AS
INDICATED AND OUTLINED HEREON, FOR THE USE OF THE PUBLIC. NO PART OF
THE PARCELS MARKED "NOT A PART OF THIS SUBDIVISION" IS OFFERED FOR
DEDICATION.

KAUFMAN AND BROAD OF NEVADA, INC. A NEVADA CORPORATION,
DOES HEREBY GRANT AND CONVEY TO NEVADA POWER
COMPANY AND SPRINT, 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 PERMANENT EASEMENT AS
SHOWN HEREON AS COMMON ELEMENTS; (ii) A THREE-FOOT WIDE EASEMENT ON
ALL SIDE PROPERTY LINES AND UNDERGROUND SERVICES TO METER PANELS;
(iii) A FIVE-FOOT WIDE EASEMENT ON ALL PROPERTY LINES THAT ABUT PUBLIC
STREETS, TO INCLUDE ACCESS TO ABOVE GROUND TRANSFORMER PADS AND ABOVE
GROUND TELEPHONE EQUIPMENT PADS; AND (iv) A TWO-FOOT WIDE EASEMENT
AROUND EACH TRANSFORMER PAD AND ABOVE GROUND TELEPHONE EQUIPMENT PAD
WITHIN THE PLATTED LANDS, FOR THE CONSTRUCTION, MAINTENANCE, OPERATION
AND FINAL REMOVAL OF STREET LIGHTS AND 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: (i) A FIVE-FOOT WIDE
EASEMENT ADJACENT TO ALL PROPERTY LINES WHERE LOTS OR COMMON AREAS
ABUT PUBLIC STREETS FOR PURPOSES OF PLACING PUBLIC FIRE HYDRANTS AND
PUBLIC STREET LIGHTS; (ii) AN ADDITIONAL EASEMENT OF UP TO TWO FEET IN
RADIUS FROM EACH FIRE HYDRANT TO EXTEND BEYOND THE FIVE-FOOT EASEMENT
IF NECESSARY; AND (iii) A FOUR-FOOT WIDE PUBLIC SIDEWALK
EASEMENT AS INDICATED AND OUTLINED HEREON, TOGETHER WITH THE RIGHT OF
INGRESS TO AND EGRESS FROM THESE EASEMENTS.

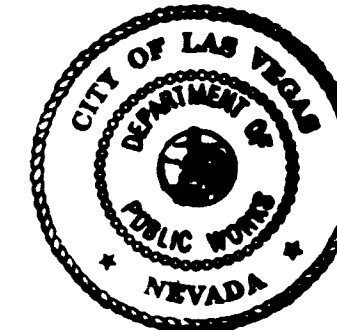
KAUFMAN AND BROAD OF NEVADA, INC., A NEVADA CORPORATION, BY:

Jay L. Moss 1/10/97
Jay L. Moss DATE

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 OAK
KNOLL, AND AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT.
MONUMENTS HAVE NOT BEEN SET, BUT A PROPER FINANCIAL
GUARANTEE HAS BEEN DEPOSITED TO GUARANTEE THEIR SETTING ON OR
BEFORE March 10, 1998

Rita M. Lumos 5/1/97
RITA M. LUMOS, P.L.S.
CITY OF LAS VEGAS SURVEYOR
NEVADA CERTIFICATE NO. 5094



LEGAL DESCRIPTION

OAK KNOLL
BEING ALL OF LOT 7, BLOCK C OF THAT CERTAIN FINAL MAP OF "THE ARBORS AT
SUMMERLIN VILLAGE 11/12 UNIT NO. 2A", ON FILE IN THE OFFICE OF THE COUNTY
RECORDER IN BOOK 75 OF PLATS, AT PAGE 75, LYING WITHIN SECTION 25, AND
SECTION 36, TOWNSHIP 20 SOUTH, RANGE 59 EAST, M. D. M., CITY OF LAS VEGAS,
CLARK COUNTY, NEVADA.

CONTAINING 29.64 ACRES, MORE OR LESS, AS DETERMINED BY COMPUTER METHODS.

BASIS OF BEARINGS

SOUTH 55° 31' 38" EAST, BEING THE NORTHEAST BOUNDARY LINE OF LOT 7,
BLOCK C OF THAT SUBDIVISION KNOWN AS "THE ARBORS AT SUMMERLIN
VILLAGE 11/12 UNIT NO. 2" ON FILE IN THE OFFICE OF THE CLARK
COUNTY RECORDER IN BOOK 75 OF PLATS, AT PAGE 75.

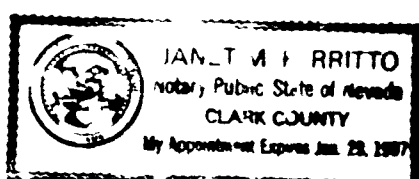
CERTIFICATE OF EASEMENT RECIPIENTS

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

Teresa Parker 1-13-97
COMMUNITY CABLE T.V., INC. - Teresa Parker DATE
Dee Ann Kirk 1/13/97
NEVADA POWER COMPANY - Dee Ann Kirk DATE
Janie F. Stokes 12-23-96
SPRINT - Janie F. Stokes DATE
Joe Clement 1/13/97
SOUTHWEST GAS CORPORATION - Joe Clement DATE
Gary Lang 01/13/97
LAS VEGAS VALLEY WATER DISTRICT - Gary Lang DATE
Dennis Anderson 4-10-97
CITY OF LAS VEGAS - DENNIS ANDERSON DATE

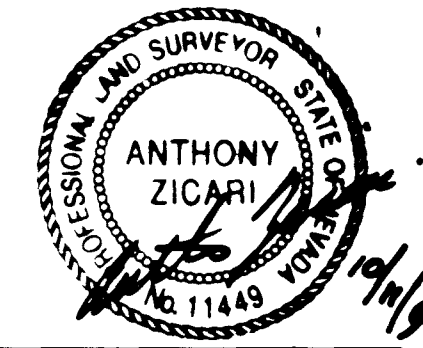
ACKNOWLEDGEMENT

STATE OF NEVADA)
COUNTY OF CLARK) SS
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON January 10,
1997, BY AS OF KAUFMAN AND BROAD
OF NEVADA, INC., A NEVADA CORPORATION.
Janet M. Ferritto
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
MY COMMISSION EXPIRES 1/29/97



SURVEYOR'S CERTIFICATE

I, ANTHONY ZICARI, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE
STATE OF NEVADA, AS AN AGENT FOR VTN NEVADA, CERTIFY THAT:
1. THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY
DIRECT SUPERVISION AT THE INSTANCE OF KAUFMAN AND BROAD OF NEVADA,
INC., A NEVADA CORPORATION.
2. THE LANDS SURVEYED LIE WITHIN A PORTION OF SECTION 25, AND
AND SECTION 36, T. 20 S., R. 59 E., M.D.M., CITY OF LAS VEGAS,
CLARK COUNTY, NEVADA, AND THE SURVEY WAS COMPLETED ON 08/27/98.
3. 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.
4. THE MONUMENTS DEPICTED ON THE PLAT WILL BE OF THE CHARACTER SHOWN
AND OCCUPY THE POSITIONS INDICATED BY March 10, 1998 AND
AN APPROPRIATE FINANCIAL GUARANTEE WILL BE POSTED WITH THE
GOVERNING BODY BEFORE RECORDATION TO ASSURE THE INSTALLATION OF
MONUMENTS.



ANTHONY ZICARI, P.L.S.
NEVADA CERTIFICATE NO. 11449

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.

Robert Coache 2-5-97
DIVISION OF WATER RESOURCES - ROBERT COACHE, 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.

Edmund T. Wojcik 2-28-97
DISTRICT BOARD OF HEALTH - Edmund T. Wojcik DATE

CERTIFICATE OF PLANNING COMMISSION/ DIRECTOR OF 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 19TH DAY
OF DECEMBER, 1998.

John F. Schlegel 4-28-97
JOHN F. SCHLEGEL DATE
DEPUTY DIRECTOR OF PLANNING AND DEVELOPMENT AND SECRETARY OF THE PLANNING COMMISSION
CITY OF LAS VEGAS

COUNTY RECORDER'S NOTE

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

W.O. 5070
SHEET 1 OF 5
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NO. 01108
FILED AT THE REQUEST OF :
VTN Nevada
DATED 5-2-97 AT 13:13 M
BOOK 79 PAGE 40
OF PLATS
OFFICIAL RECORDS BOOK, NO. 97052
CLARK COUNTY, NEVADA RECORDS
JUDITH A. VANDEVER, RECORDER
FEE \$ 20.45 DEPUTY 72

Book 79 Page 40 4509

