

17-17
C1185

1-27-95

SURVEYOR'S CERTIFICATE

1. GREGORY D. RIVERO, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF NEVADA,
ACTING AS AN AGENT FOR ENGINEERS & SURVEYORS, INC., CERTIFY THAT:

1. THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY
DIRECT SUPERVISION AT THE INSTANCE OF BIVINS CONSTRUCTION CO.,
INC., A NEVADA CORPORATION.
2. THE LANDS SURVEYED LIE WITHIN SECTION 27, TOWNSHIP 19 SOUTH,
RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA,
AND THE SURVEY WAS COMPLETED ON 12/27/96.
3. THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND 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 6/30/96 AND AN
APPROPRIATE FINANCIAL GUARANTEE WILL BE POSTED WITH THE CITY
BEFORE RECORDATION TO ASSURE THE INSTALLATION OF THE MONUMENTS.


GREGORY D. RIVERO, PLS 6902

LEGAL DESCRIPTION

BEING A PORTION OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 27, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID NORTHWEST QUARTER (NW 1/4); THENCE ALONG THE WESTERLY LINE OF SAID NORTHWEST QUARTER (NW 1/4), SAID LINE ALSO BEING THE CENTERLINE OF BUFFALO DITCH, NORTH 00°55'30" EAST, 1038.83 FEET; THENCE DEPARTING SAID LINE, SOUTH 89°04'20" EAST, 488.05 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 86°19'44" EAST, 464.92 FEET TO A POINT ON A CURVE; THENCE FROM A TANGENT BEARING OF SOUTH 08°35'25" WEST, 25.50 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, CONCAVE EASTERLY, HAVING A RADIUS OF 687.0 FEET, THROUGH A CENTRAL ANGLE OF 22°32'04", AN ARC DISTANCE OF 38.16 FEET; THENCE SOUTH 17°56'39" EAST, 112.08 FEET TO A POINT OF CURVATURE; THENCE SOUTHERLY, ALONG THE ARC OF A CURVE TO THE RIGHT, CONCAVE WESTERLY, HAVING A RADIUS OF 713.03 FEET, THROUGH A CENTRAL ANGLE OF 10°28'29", AN ARC DISTANCE OF 130.36 FEET TO A POINT ON SAID CURVE; THENCE SOUTH 82°31'50" WEST, 25.50 FEET; THENCE NORTH 86°19'44" WEST, 504.40 FEET TO A POINT ON A CURVE; THENCE FROM A TANGENT BEARING OF SOUTH 11°35'29" WEST, ALONG THE ARC OF A CURVE TO THE RIGHT, CONCAVE WESTERLY, HAVING A RADIUS OF 401.00 FEET, THROUGH A CENTRAL ANGLE OF 16°19'25", AN ARC DISTANCE OF 114.25 FEET TO A POINT ON A CURVE; THENCE FROM A TANGENT BEARING OF SOUTH 43°37'16" EAST, ALONG THE ARC OF A CURVE TO THE LEFT, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 15.00 FEET, THROUGH A CENTRAL ANGLE OF 14°44'51", AN ARC DISTANCE OF 3.86 FEET; THENCE SOUTH 31°37'53" WEST, 51.00 FEET TO A POINT ON A CURVE; THENCE FROM A TANGENT BEARING OF NORTH 58°22'07" WEST, ALONG THE ARC OF A CURVE TO THE LEFT, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 15.00 FEET, THROUGH A CENTRAL ANGLE OF 14°44'51", AN ARC DISTANCE OF 3.86 FEET TO A POINT ON A CURVE; THENCE FROM A TANGENT BEARING OF SOUTH 35°20'53" WEST, ALONG THE ARC OF A CURVE TO THE RIGHT, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 401.02 FEET, THROUGH A CENTRAL ANGLE OF 19°15'49", AN ARC DISTANCE OF 134.83 FEET; THENCE SOUTH 54°36'42" WEST, 48.24 FEET; THENCE SOUTH 35°23'18" EAST, 10.36 FEET; THENCE SOUTH 54°36'42" WEST, 50.00 FEET; THENCE SOUTH 03°40'16" WEST, 5.33 FEET; THENCE SOUTH 54°36'42" WEST, 91.69 FEET; THENCE NORTH 32°31'50" EAST, 50.00 FEET; THENCE NORTH 36°19'44" EAST, 193.49 FEET TO A POINT OF CURVATURE; THENCE NORTHERLY, ALONG THE ARC OF A CURVE TO THE LEFT, CONCAVE WESTERLY, HAVING A RADIUS OF 361.02 FEET, THROUGH A CENTRAL ANGLE OF 53°41'02", AN ARC DISTANCE OF 338.26 FEET; THENCE NORTH 00°55'40" EAST, 474.01 FEET TO THE POINT OF BEGINNING.

Richard A. Moles P.E. 5/3/95
DIVISION OF WATER RESOURCES - RICHARD A. MOLES, P.E. DATE

THIS AMENDED 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.

CLARE A. SCHMUTZ 4-28-96
CLARE A. SCHMUTZ DATE

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE SOUTHERLY LINE OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 27, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M. WHICH BEARS NORTH 86°19'44" WEST AS SHOWN BY A MAP ON FILE IN THE OFFICE OF THE CLARK COUNTY, NEVADA, RECORDER IN FILE 53 ON PAGE 56 OF SURVEYS.

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

Joe Platt 2.24.95
SOUTHWEST GAS CORPORATION - JOE CLEMENT DATE

Sharon McShea 2-23-95
NEVADA POWER COMPANY - SHARON MCSHEA DATE

Nyles Smith 2-24-95
SPRINT CENTRAL TELEPHONE-NEVADA -NYLES SMITH DATE

COMMUNITY CABLE T.V., INC. - WIL S. MARES 2/24/95 DATE

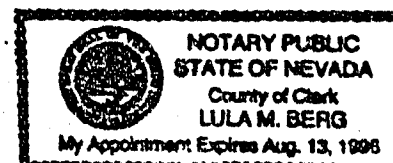
 2/24/95
LAS VEGAS VALLEY WATER DISTRICT - GEORGE A. JACOBY DATE

 6-2-95
CITY OF LAS VEGAS - DENNIS ANDERSON, CITY ENGINEER DATE

STATE OF NEVADA)
COUNTY OF CLARK) SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON Jan 25 1995 BY
DONALD C. BIVINS AS PRESIDENT OF BIVINS CONSTRUCTION CO., INC., A NEVADA
CORPORATION.

Lula M. Berg
LULA M. BERG
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
MY COMMISSION EXPIRES 8/13/96



AMENDMENT NOTE

THE PURPOSE OF THIS AMENDED PLAT IS TO CHANGE THE LOT WIDTH OF THE LOTS WITHIN THE SUBDIVISION.

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

SHEET 1 OF 2

No. 71185
FILED AT THE REQUEST OF:
ENGINEERS & SURVEYS, INC.
DATE: 12-30-94 AT MOORE
BOOK: 156 PAGE: 63
OF PLATS
OFFICIAL RECORDS BOOK No. 950630
CLARK COUNTY, NEVADA RECORDS
JUDITH A. MANDEVER, RECORDER
FEE: \$24.50 DEPUTY 77111
No. 00940
FILED AT THE REQUEST OF:
Chambers Engineering, Inc.
DATE: 12-10-92 AT 14:17
BOOK: 54 PAGE: 95
OF PLATS
OFFICIAL RECORDS BOOK No. 927210
CLARK COUNTY, NEVADA RECORDS
LLOAN L SWIFT, RECORDER
FEE: 3350 DEPUTY NE

PAGE 63
4239-4-1