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14-17-94

## OWNER'S CERTIFICATE &amp; DEDICATION

PACIFIC SOUTHWEST SUMMIT LTD., A CALIFORNIA LIMITED PARTNERSHIP DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE PARCEL OF LAND WHICH IS SHOWN UPON THE MAP OF THE SUMMIT AT PECCOLE RANCH PHASE V AND DOES HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP DOES HEREBY DEDICATE THE PUBLIC STREETS, RIGHTS-OF-WAY, AND EASEMENTS AS INDICATED AND SET FORTH HEREON, TO THE CITY OF LAS VEGAS, FOR THE USE OF THE PUBLIC.

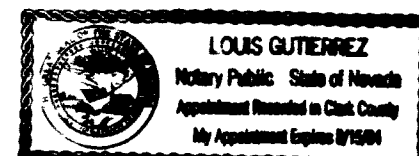
THE UNDERSIGNED OWNER OF THE WITHIN PLATTED LANDS, HEREBY GRANTS AND CONVEYS TO NEVADA POWER COMPANY, CENTRAL TELEPHONE COMPANY, SOUTHWEST GAS CORPORATION, LAS VEGAS VALLEY WATER DISTRICT AND COMMUNITY CABLE TV, INC., JOINTLY AND SEVERALLY AND TO THEIR SUCCESSORS AND ASSIGNS, A THREE FOOT WIDE EASEMENT 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 WITHIN PLOTTED LANDS FOR THE CONSTRUCTION, MAINTENANCE, OPERATION AND FINAL REMOVAL OF SUBTERRANEAN AND ABOVE GROUND DATA & UTILITY LINES AND APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS THERETO. FURTHERMORE, THE UNDERSIGNED HEREBY GRANTS AND CONVEYS TO THE CITY OF LAS VEGAS A FIVE FOOT WIDE EASEMENT ON ALL PROPERTY LINES ABUTTING PUBLIC STREETS FOR FIRE HYDRANTS AND STREET LIGHTING PURPOSES AND TELEPHONE EQUIPMENT PADS.

PACIFIC SOUTHWEST SUMMIT LTD.  
BY MR. RONALD R. EVANS, PRESIDENT OF  
PACIFIC SOUTHWEST HOLDING CO., GENERAL PARTNER OF  
SUMMIT MANAGEMENT CO., GENERAL PARTNER OF  
PACIFIC SOUTHWEST SUMMIT LTD., A CALIFORNIA  
LIMITED PARTNERSHIP

## ACKNOWLEDGEMENT

STATE OF NEVADA  
COUNTY OF CLARK

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON 11-19-93 BY  
MR. RONALD R. EVANS, PRESIDENT OF PACIFIC SOUTHWEST HOLDING CO.,  
GENERAL PARTNER OF SUMMIT MANAGEMENT CO., GENERAL PARTNER OF  
PACIFIC SOUTHWEST SUMMIT LTD., A CALIFORNIA LIMITED PARTNERSHIP.



LOUIS GUTIERREZ  
MY COMMISSION EXPIRES 8-18-94

## UTILITY AGENCIES &amp; APPROVALS

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

|                                                                                       |                        |
|---------------------------------------------------------------------------------------|------------------------|
| <u>Dennis Anderson</u><br>DENNIS ANDERSON<br>CITY ENGINEER, P.E. CERTIFICATE No. 9160 | <u>3-18-94</u><br>DATE |
| <u>George A. Jacoby</u><br>LAS VEGAS VALLEY WATER DISTRICT<br>GEORGE A. JACOBY        | <u>2/17/94</u><br>DATE |
| <u>Clark G. McCarrell Jr.</u><br>SOUTHWEST GAS CORPORATION<br>CLARK G. MCCARRELL JR.  | <u>2/18/94</u><br>DATE |
| <u>Rae H. Heller</u><br>NEVADA POWER CORPORATION<br>RAE H. HELLER                     | <u>2-18-94</u><br>DATE |
| <u>Ben Cravey</u><br>COMMUNITY CABLE TV, INC.<br>BEN CRAVEY                           | <u>2/18/94</u><br>DATE |
| <u>S.G. Turner</u><br>SPRINT CENTRAL TELEPHONE-NEVADA<br>S.G. TURNER                  | <u>2-18-94</u><br>DATE |

## DIVISION OF WATER RESOURCES

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 AND APPROVAL ON FILE IN THIS OFFICE.

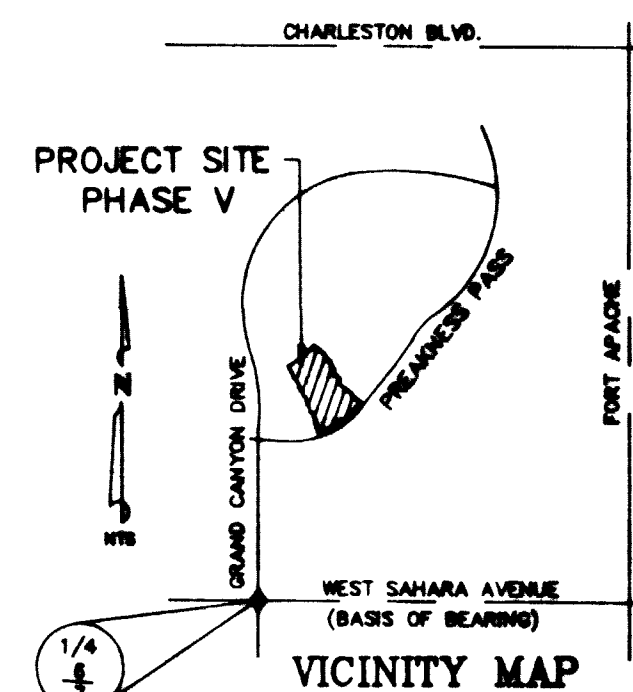
George W. Quinn  
DIVISION OF WATER RESOURCES  
GEORGE W. QUINN

3/1/94  
DATE

# THE SUMMIT

## AT PECCOLE RANCH PHASE V

A SUBDIVISION OF A PORTION OF LOT 13, PECCOLE RANCH, BOOK 44, PAGE 72, BEING A PART OF THE SOUTH HALF (S. 1/2) OF SECTION 6, TOWNSHIP 21 SOUTH, (T.21 S.) RANGE 60 EAST, (R. 60 E.) M.D.M., CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA.



## BASIS OF BEARING

S 89° 47' 47" W, BEING THE SOUTH LINE OF THE SE. 1/4 OF SEC. 6, T.21 S., R. 60 E., M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA AS SHOWN BY THE PLAT OF PECCOLE RANCH, BOOK 44, PAGE 72, ON FILE IN THE OFFICE OF THE COUNTY RECORDER.

## LEGAL DESCRIPTION

A PORTION OF LOT 13, PECCOLE RANCH, BOOK 44, PAGE 72 OF PLAT MAPS, BEING A PORTION OF THE SOUTH HALF OF SECTION 6, TOWNSHIP 21 SOUTH, RANGE 60 EAST, MOUNT DIABLO MERIDIAN, IN THE CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 6; THENCE SOUTH 89°47'47" WEST 2669.22 FEET ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 6 TO THE SOUTH QUARTER CORNER OF SAID SECTION 6; THENCE NORTH 01°43'29" WEST 940.00 FEET; THENCE NORTH 88°16'31" EAST 350.00 FEET TO A 1100.00 RADIUS CURVE TO THE LEFT (RADIUS POINT BEARS NORTH 01°43'29" WEST); THENCE ALONG THE ARC OF SAID CURVE 445.07 FEET THROUGH A CENTRAL ANGLE OF 23°10'56"; THENCE NORTH 24°54'29" WEST 50.00 FEET TO THE POINT OF BEGINNING ON THE SOUTHERLY BOUNDARY OF SAID LOT 13; THENCE ALONG THE WESTERLY BOUNDARY OF THE SUMMIT AT PECCOLE RANCH PHASE III AS SHOWN ON THE OFFICIAL PLAT THEREOF IN THE OFFICE OF THE CLARK COUNTY, NEVADA RECORDER IN BOOK 58 OF PLATS ON PAGE 38 THE FOLLOWING COURSES: NORTH 24°43'42" WEST 124.14 FEET TO A 925.00 FOOT RADIUS CURVE TO THE RIGHT (RADIUS POINT BEARS NORTH 24°43'42" WEST); THENCE ALONG THE ARC OF SAID CURVE 19.82 FEET THROUGH A CENTRAL ANGLE OF 01°13'39"; THENCE NORTH 23°33'04" WEST 124.85 FEET; THENCE SOUTH 66°03'55" WEST 15.20 FEET; THENCE NORTH 21°56'11" WEST 124.00 FEET TO A 675.00 FOOT RADIUS CURVE TO THE RIGHT; (RADIUS POINT BEARS NORTH 21°56'11" WEST); THENCE DEPARTING THE WESTERLY BOUNDARY OF SAID SUMMIT AT PECCOLE RANCH PHASE III, ALONG THE ARC OF SAID CURVE 188.34 FEET THROUGH A CENTRAL ANGLE OF 15°59'12"; THENCE SOUTH 05°56'58" EAST 125.61 FEET; THENCE SOUTH 88°09'31" WEST 7.00 FEET; THENCE SOUTH 05°56'03" EAST 125.15 FEET TO A 925.00 FOOT RADIUS CURVE TO THE LEFT (RADIUS POINT BEARS NORTH 05°56'03" WEST) THENCE ALONG THE ARC OF SAID CURVE 16.37 FEET THROUGH A CENTRAL ANGLE OF 01°00'51"; THENCE SOUTH 06°56'54" EAST 125.19 FEET TO A 1050.00 FEET RADIUS CURVE TO THE LEFT (RADIUS POINT BEARS NORTH 07°08'01" WEST); THENCE ALONG THE ARC OF SAID CURVE 325.73 FEET THROUGH A CENTRAL ANGLE OF 17°46'27" TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 2.22 ACRES (96,862 SQ. FT.) MORE OR LESS.

## 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.

Lonnie C. Empey  
LONNIE C. EMPEY

3-1-94  
DATE

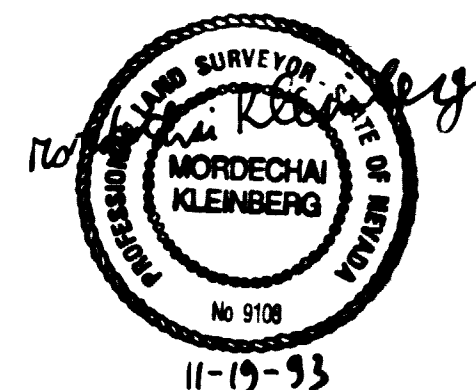
## SURVEYOR'S CERTIFICATE

I, MORDECHAI KLEINBERG, 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 PACIFIC SOUTHWEST SUMMIT, LTD.
- THE LANDS SURVEYED LIE WITHIN THE S. 1/2 OF SEC. 6, T21S, R60E, M.D.M., CITY OF LAS VEGAS, NEVADA. AND THE SURVEY WAS COMPLETED ON 10-8-93
- 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 March 24, 1994 AND AN APPROPRIATE FINANCIAL GUARANTEE WILL BE POSTED WITH THE GOVERNING BODY BEFORE RECORDATION TO ASSURE THE INSTALLATION OF THE MONUMENTS.

PROFESSIONAL LAND SURVEYOR, NEVADA CERTIFICATE No. 9108

MORDECHAI KLEINBERG



## CITY ENGINEER'S CERTIFICATE

I, DENNIS ANDERSON, CITY ENGINEER OF THE CITY OF LAS VEGAS, DO HEREBY CERTIFY THAT I EXAMINED THE FINAL SUBDIVISION MAP OF THE SUMMIT AT PECCOLE RANCH - PHASE V AND 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 March 24, 1994.

DATED THIS 18th DAY OF March, 19 94.

DENNIS ANDERSON, P.E. CERTIFICATE No. 9160



## PLANNING COMMISSION APPROVAL

THIS MAP IS APPROVED AND THE PARCELS HEREIN OFFERED FOR THE DEDICATION ARE ACCEPTED THIS 13th DAY OF JANUARY, 19 94, BY THE PLANNING COMMISSION OF THE CITY OF LAS VEGAS.

Norman R. Standerfer  
NORMAN R. STANDERFER  
SECRETARY OF THE PLANNING COMMISSION  
CITY OF LAS VEGAS

## COMMUNITY PLANNING APPROVAL

I CERTIFY THAT THIS FINAL MAP SUBSTANTIALLY COMPLIES WITH THE TENTATIVE MAP AND ANY ALTERATION THERETO, THAT THE MAP COMPLIES WITH THE APPLICABLE STATUTORY AND ORDINANCE PROVISIONS, AND THAT ALL CONDITIONS IMPOSED UPON THE FINAL MAP HAVE BEEN MET.

Norman R. Standerfer  
NORMAN R. STANDERFER  
DIRECTOR OF COMMUNITY PLANNING AND DEVELOPMENT, CITY OF LAS VEGAS

## RECORDERS NOTE

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

## PREPARED BY:

JHR ASSOCIATES  
CONSULTING ENGINEERS / LAND SURVEYORS  
P.O. BOX 28631  
LAS VEGAS, NEVADA 89126  
COURTESY 11-17-93

|                         |                  |
|-------------------------|------------------|
| INSTRUMENT NO.          | 01262            |
| FILED AT THE REQUEST OF | JHR ASSOCIATES   |
| DATE                    | 3/23/94 AT 11:15 |
| BOOK                    | 661 PAGE 4       |
| OF PLATS                |                  |
| OFFICIAL RECORDS        |                  |
| BOOK NO.                | 440323           |
| CLARK COUNTY, NEVADA    | RECORD           |
| JOAN L. SWIFT, RECORDER |                  |
| FEE                     | 40.25 DEPUTY AHH |

SHEET 1 OF 2 SHEETS

9928 Book 61 Page 4 4231-5

