

# REID MANOR

E 1/2, SE 1/4, SW 1/4, SE 1/4 OF SEC. 20, T 20 S, R 62 E MDM

### SURVEYOR'S CERTIFICATE

1. DAVID FREDERIC CAUSEY, 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 REID MANOR, A PARTNERSHIP.

2. The lands surveyed lie within Section 20, Township 20 South, Range 62 East, Mount Diablo Meridian, Clark County, Nevada, and the survey was completed on February 25, 1982.

3. This plat complies with the applicable State Statutes and any local ordinances.

4. The monuments will be of the character and occupy the positions indicated by the plat, and that an appropriate performance bond has been posted with the governing body to assure their installation.

*David F. Causey*  
 DAVID FREDERIC CAUSEY, REGISTERED LAND SURVEYOR  
 Nevada Certificate No. 1911  
 February 25, 1982

*David F. Causey*

### LEGAL DESCRIPTION

The East Half of the Southeast Quarter of the Southwest Quarter of the Southeast Quarter of Section 20, Township 20 South, Range 62 East, Mount Diablo Meridian, Clark County, Nevada, more particularly described as follows:

COMMENCE at the Southeast corner of the said Southwest Quarter of the Southeast Quarter of Section 20, thence South 89° 38' 08" West along the south line of the said Southeast Quarter of Section 20 a distance of 30.02 feet to a point, thence North 0° 19' 55" West a distance of 50.04 feet to the intersection of the North line of Owns Avenue with the West line of Lamont Street, the TRUE POINT OF BEGINNING;

Thence continuing North 0° 49' 55" West along the said West line of Lamont Street a distance of 595.65 feet to the intersection of the said West line of Lamont Street with the south line of Stanley Avenue, thence South 80° 58' 39" West along the last mentioned South line a distance of 200.29 feet to the intersection of the last mentioned South line with the East line of REID DRIVE, thence South 0° 59' 32" East along the last mentioned East line a distance of 595.63 feet to the intersection of the last mentioned East line with the said North line of Owns Avenue, thence North 80° 10' 04" East along the last mentioned North line a distance of 258.42 feet to the TRUE POINT OF BEGINNING.

Containing 1.546 Acres more or less.

### BASIS OF BEARINGS

North 8° 58' 06" East - the South line of the Southeast Quarter of Section 20, Township 20 South, Range 62 East, Mount Diablo Meridian, Clark County, Nevada, as shown on the Assessor's Map in Book 25 at Page 55 on file in the Office of the Clark County Assessor.

### OWNER'S CERTIFICATE AND DEDICATION

REID MANOR, A PARTNERSHIP do hereby certify that they are the owners of the parcel of land which is shown on the plat of REID MANOR and do hereby consent to the preparation and recording of the plat and do hereby offer and dedicate all of the public streets and rights-of-way as indicated and outlined hereon for the use of the public; furthermore, the undersigned owners of the within plated lands hereby grant and convey to the NEVADA POWER COMPANY, CENTRAL TELEPHONE COMPANY, SOUTHWEST GAS CORPORATION, CITY OF NORTH LAS VEGAS UTILITIES, and CLARK COUNTY SANITATION DISTRICT No. 1 their access and a sign, a three-foot wide easement on all side lot lines, and a five-foot wide easement adjacent to all public street rights-of-way, as shown hereon, for the construction, maintenance operation and final removal of underground power, telephone, gas, water and sewer lines and appurtenances, including above-ground transformers, together with the right of ingress and egress thereon.

REID MANOR, A PARTNERSHIP

BY *Peter Reid* PETER REID, GENERAL PARTNER  
*Patrick J. McClain* PATRICK J. McCLAIN, GENERAL PARTNER  
*Glen D. Hickey* GLEN D. HICKEY, GENERAL PARTNER  
*Dallas R. Stalker* DALLAS R. STALKER, GENERAL PARTNER

### ACKNOWLEDGEMENT

STATE OF NEVADA )  
 COUNTY OF CLARK ) ss

On this 19 day of MAY, 1982, personally appeared before me, the undersigned, a Notary Public in and for said County and State, PETER REID, PATRICK J. McCLAIN, GLEN D. HICKEY AND DALLAS R. STALKER, personally known to me to be the persons who executed the foregoing instrument and each did upon oath depose that they executed the foregoing instrument freely and voluntarily and for the uses and purposes therein mentioned.

*David F. Causey*  
 DAVID F. CAUSEY  
 NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
 My Commission expires 8-31-83

Notary Public, State of Nevada  
 David F. Causey  
 My Commission Expires August 31, 1983

### 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.

*L. Reynolds* 4-9-81  
 L. REYNOLDS  
 DIVISION OF WATER RESOURCES

### CLARK COUNTY HEALTH DISTRICT CERTIFICATE

This final map is approved by the Clark County Health District concerning sewage disposal, water pollution, water quality and water supply facilities in accordance with Nevada Revised Statutes. This approval predicates community water supply and community sewage disposal.

*C. A. Schmutz* 5-6-82  
 C. A. SCHMUTZ

### UTILITY AGENCIES AND COMPANIES APPROVAL

We, the herein named public utility agencies and companies, do hereby approve the grant of easements designated on this plat.

*Joseph P. Fielding* 3-11-81 JOSEPH P. FIELDING, NEVADA POWER COMPANY  
*James F. Gordon* 3/13/81 JAMES F. GORDON, CENTRAL TELEPHONE COMPANY  
*Barry W. Rich* 3-13-81 BARRY W. RICH, SOUTHWEST GAS CORPORATION  
*Lou Vitta* 6-17-82 LOU VITA, CLARK COUNTY FLOOD CONTROL  
*Kent D. Faulkner* 3-16-81 KENT D. FAULKNER, CLARK COUNTY SANITATION DISTRICT No. 1  
*Jack H. Mitchell* 4-27-82 JACK H. MITCHELL, NORTH LAS VEGAS UTILITIES

### COUNTY SURVEYOR'S CERTIFICATE

I, JAMES L. SCHOLL, JR., County Surveyor of Clark County, Nevada, do hereby certify that I did examine this final map of REID MANOR that the subdivision is shown hereon substantially the same as it appears on the Tentative Map and any approved alterations thereof and that all of the provisions of the Planning and Zoning Act of the State of Nevada and any local ordinances applicable at the time of approval of the tentative map have been complied with, and that I am satisfied that this map is technically correct. I further certify that the monuments as shown are of the character and occupy the positions indicated or that the monuments have not been set and that the proper performance bond has been deposited guaranteeing their setting on or before 12/31/83, 1983.

*James L. Scholl, Jr.* 28th MAY 1982  
 JAMES L. SCHOLL, JR., CLARK COUNTY SURVEYOR  
 Nevada Registered Land Surveyor, No. 1799

### APPROVALS

In conformity with the Tentative Map, Approved by the CLARK COUNTY PLANNING COMMISSION

*Tex King* Date MAY 7, 1982  
 TEX KING CHAIRMAN

This is to certify that the BOARD OF COMMISSIONERS of the COUNTY OF CLARK and STATE OF NEVADA, Approve and Accept on behalf of the public, this map and any parcels of land offered for dedication for public use in conformity with the terms of the offer of dedication shown hereon.

*Manuel Cortez* Date August 17, 1982  
 MANUEL CORTEZ CHAIRMAN

*Loisette Bowman*  
 LOISETTE BOWMAN, COUNTY CLERK

FINAL MAP OF REID MANOR  
 IN: E 1/2, SE 1/4, SW 1/4, SE 1/4 SECTION 20  
 TOWNSHIP 20 SOUTH, RANGE 62 EAST, MOUNT DIABLO MERIDIAN  
 CLARK COUNTY, NEVADA  
 FOR REID MANOR

DAVID F. CAUSEY, P.E., L.S.  
 REGISTERED LAND SURVEYOR  
 3212 W. DESERTWAY ROAD, P.O. BOX 14846  
 LAS VEGAS, NEVADA 89114 TELEPHONE 792-8723

CAUSEY ENGINEERING SERVICE  
 ENGINEERS - PLANNERS - SURVEYORS  
 3212 W. DESERTWAY ROAD, P.O. BOX 14846  
 LAS VEGAS, NEVADA 89114 TELEPHONE 792-8723

No. 1579611  
 FILED AT THE REQUEST OF DAVID F. CAUSEY  
 DATE 9-13-82 AT 9:01 AM  
 38 PAGE 42  
 OF PLATS  
 OFFICIAL RECORDS BOOK No. 1620  
 CLARK COUNTY NEVADA RECORDS  
 JOAN L. SWIFT, RECORDER  
 FEE \$29.00 DEPUTY *WJ*

JOB NO. 7406-13 SHEET 1 OF 2

