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20-17-139

00790

WEST HILLS

BEING LOT 1 OF THE CROSSING AT SUMMERLIN VILLAGE 8 UNIT NO. 1 PHASE 3 PER SUBDIVISION PLAT: BOOK 63, PAGE 92
LOCATED IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 59 EAST, M.D.M., AND THE NORTHWEST QUARTER
(NW 1/4) OF SECTION 30, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA

OWNER'S CERTIFICATE

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 THE PLAT OF WEST HILLS, AND DOES HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THE PLAT AND DOES HEREBY OFFER AND DEDICATE TO THE CITY OF LAS VEGAS ALL PUBLIC STREETS AND RIGHTS-OF-WAY AS INDICATED AND OUTLINED HEREON FOR THE USE OF THE PUBLIC; FURTHERMORE, THE UNDERSIGNED OWNER OF THE WITHIN PLATTED LANDS DOES HEREBY GRANT AND CONVEY TO NEVADA POWER COMPANY AND SPRINT CENTRAL TELEPHONE - NEVADA, JOINTLY AND SEVERALLY, AND TO SOUTHWEST GAS CORPORATION AND COMMUNITY CABLE T.V., INC., AND TO THEIR SUCCESSORS AND ASSIGNS, A PERMANENT EASEMENT AS SHOWN HEREON AS PUBLIC STREETS AND COMMON ELEMENTS ("A", "B", "C", "D", "E", & "F"), AND A THREE FOOT WIDE EASEMENT ON ALL SIDE PROPERTY LINES AND UNDERGROUND SERVICES TO METER PANELS, AND TO NEVADA POWER COMPANY AND SPRINT CENTRAL TELEPHONE - NEVADA, JOINTLY AND SEVERALLY, AND TO THE CITY OF LAS VEGAS, SOUTHWEST GAS CORPORATION AND THE LAS VEGAS VALLEY WATER DISTRICT AND COMMUNITY CABLE T.V., INC., AND TO THEIR SUCCESSORS AND ASSIGNS, 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 ABOVE GROUND TELEPHONE EQUIPMENT PADS WITHIN THE PLATTED LANDS, FOR THE CONSTRUCTION, MAINTENANCE, OPERATION, AND FINAL REMOVAL OF STREET LIGHTS AND FIRE HYDRANTS, AND UNDERGROUND POWER, TELEPHONE, GAS, WATER, CABLE T.V. LINES AND APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS THERETO.

KAUFMAN AND BROAD OF NEVADA, INC., A NEVADA CORPORATION, BY:
Daniel R. Moose 9-7-94
DANIEL R. MOOSE, VICE PRESIDENT DATE

ACKNOWLEDGEMENT

STATE OF NEVADA }
COUNTY OF CLARK } SS
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON SEPTEMBER 7, 1994, BY DANIEL R. MOOSE, VICE PRESIDENT OF KAUFMAN AND BROAD OF NEVADA, INC., A NEVADA CORPORATION.

Jean Curtis Farcich
JEAN CURTIS FARCICH
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
MY COMMISSION EXPIRES JANUARY 6, 1998.

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

- Ben Cravey 9/25/94
COMMUNITY CABLE T.V., INC. - BEN CRAVEY DATE
- Laurie L. Jones 8-25-94
NEVADA POWER COMPANY - LAURIE L. JONES DATE
- Dean T. Whitman 8-25-94
SPRINT CENTRAL TELEPHONE - NEVADA - DEAN T. WHITMAN DATE
- John P. Hazard 8-25-94
SOUTHWEST GAS CORPORATION - JOHN P. HAZARD DATE
- Laura B. Jacobsen 8/25/94
LAS VEGAS VALLEY WATER DISTRICT - LAURA B. JACOBSEN DATE
- Dennis Anderson 1-3-95
CITY OF LAS VEGAS - DENNIS ANDERSON DATE

CITY SURVEYOR'S CERTIFICATE

I, RITA LUMOS, CITY SURVEYOR OF THE CITY OF LAS VEGAS, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE FINAL SUBDIVISION MAP OF WEST HILLS, 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 OCT. 26, 1995

Rita Lumos 9/23/94
RITA LUMOS, PLS 5094 DATE
CITY SURVEYOR, LAS VEGAS, NEVADA



LEGAL DESCRIPTION

WEST HILLS
BEING LOT 1 OF THAT CERTAIN FINAL MAP KNOWN AS THE CROSSING AT SUMMERLIN VILLAGE 8 UNIT NO. 1 PHASE 3 ON FILE IN THE OFFICE OF THE CLARK COUNTY RECORDER IN BOOK 63 OF PLATS, AT PAGE 22, LOCATED IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 59 EAST, M.D.M., AND THE NORTHWEST QUARTER (NW 1/4) OF SECTION 30, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

CONTAINING 21.758 ACRES, MORE OR LESS, AS DETERMINED BY COMPUTER METHODS.

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PLAT IS NORTH 89° 55' 16" EAST, BEING THE SOUTH LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 25, T. 20 S., R. 59 E., M.D.M., CLARK COUNTY, NEVADA, AS SHOWN ON THAT CERTAIN MAP ON FILE IN THE OFFICE OF THE COUNTY RECORDER, CLARK COUNTY, NEVADA, IN FILE 63 OF PARCEL MAPS, AT PAGE 26.

SURVEYOR'S CERTIFICATE

I, BRETT K. JEFFERSON, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF NEVADA, AS AGENT FOR VTN NEVADA, CERTIFY THAT:

- 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.
- THE LANDS SURVEYED LIE WITHIN A PORTION OF SECTION 25, T. 20 S., R. 59 E., M.D.M., AND WITHIN SECTION 30, T. 20 S., R. 60E. M.D.M., AND THE SURVEY WAS COMPLETED ON 04/29/94.
- 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 WILL BE OF THE CHARACTER SHOWN AND OCCUPY THE POSITIONS INDICATED BY OCT. 26, 1995 AND AN APPROPRIATE FINANCIAL GUARANTEE WILL BE POSTED WITH THE GOVERNING BODY BEFORE RECORDATION TO ASSURE THE INSTALLATION OF THE MONUMENTS.

Brett K. Jefferson
BRETT K. JEFFERSON, P.L.S.
NEVADA CERTIFICATE NO. 8421

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.

Richard Quinn
DIVISION OF WATER RESOURCES DATE
RICHARD QUINN

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 J. Wojcik 12-7-94
DISTRICT BOARD OF HEALTH - EDMUND J. WOJCIK 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 10th DAY OF AUGUST, 1994.

John L. Schlegel 12-29-94
JOHN L. SCHLEGEL DATE
ACTING DIRECTOR OF COMMUNITY PLANNING AND DEVELOPMENT AND SECRETARY OF THE PLANNING COMMISSION
CITY OF LAS VEGAS

COUNTY RECORDER NOTE

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

W.O. 4652
SHEET 1 OF 5
J. T. G.

NO. 00790
FILED AT THE REQUEST OF: VTN Nevada
DATED 1/10/95 AT 11:46 AM
BOOK 63 PAGE 76
OF PLATS
OFFICIAL RECORDS BOOK, NO. 950110
CLARK COUNTY, NEVADA RECORDS JUDITH A. VAUDEVOR, RECORDER FEE \$ 81.20 DEPUTY. AHH

Book 65 Page 76 4359