

**Planning & Development Department
Scanning Cover Sheet**

Case No PM-28-01

APN 125-27-101-022

Location AZURE DRIVE, WEST OF TENAYA WAY

Applicant NTC HOLDING TRUST #70-2000

Subject

PARCEL MAP FOR AZURE DEALERSHIP PROPERTIES -
AUTO DEALERSHIP



FINAL MAP PROCESSING

(TO RETURN WITH FINAL MYLAR WHILE PROCESSING)

PROJECT NAME/LOCATION: MERGER & RESUB (PM-28-01)

PM-28-01 SURVEYOR/ENGINEER: PRIMAS & ASSOC

PER CHECKER
PLS MOVE
ON THIS
ACTION.

SUBMITTAL	DATE RECEIVED	REVIEWED BY	APPROVED/NOT APPROVED	DATE ROUTED	DATE TO SURVEYOR	RELEASED FOR RECORDATION
LAND DEVELOPMENT	12/27/01	<i>[Signature]</i>	APPROVED	12/27/01	FOR	SURVEYOR'S
RIGHT-OF-WAY	12/27/01	CNO	App'd	12/27/01	Return to LAND DEVELOPER Prior to Survey - DIANE	
FLOOD CONTROL	12/27/01	<i>[Signature]</i>	App'd	12/27/01		
SANITATION	12/27/01	SDAY	APPROVED	12/27/01		
DEVELOPMENT COORDINATION	12/27/01	CUE	App'd	12/27/01		
PLANNING & DEVELOPMENT	12/27/01	<i>[Signature]</i>	APPROVED	12/27/01		
SURVEY	1ST					
	2ND					

COMMENTS: (CORRECTIONS NEEDED, REQUIREMENTS NOT SATISFIED, OR SPECIAL CONDITIONS)

RIGHT-OF-WAY _____

FLOOD CONTROL _____

SANITATION _____

DEVELOPMENT COORDINATION _____

PLANNING & DEVELOPMENT _____

SURVEY _____

Memorandum

City of Las Vegas
Department of Public Works
City Engineer Division
Survey Section
Phone (702) 229-6217
Fax (702) 804-8582

To: Bruce Stratton, PLS
Primas & Assoc.

From: Rita M. Lumos, PLS
City Surveyor

CC: Matt Pinjuv
Planning and Development

Date: December 20, 2001

Re: PM 28-01: NTC Holding Trust No. 70-2000

Attached is a redlined drawing delineating comments from Survey review. **The redlined print must be returned along with the corrected drawing for approval.**

PLEASE NOTE: These comments are for survey review only. Please do not submit the mylar to Land Development, Public Works Department, until the map is also in compliance with the comments from Public Works noting the conditions of approval.

Comments:

Please check the dimensions on the east end of Azure Drive and on the north line of Section 27. The dimensions shown differ considerably from previous record maps.

The Right-of-Way department tells us that additional dedication for Azure Drive is required. Attached to this memo is a legal description and sketch that has been prepared for that purpose. Please add the dedication to this map so that a separate document will not be required.

It is our understanding that the temporary construction easement will be acquired by separate document.



City of Las Vegas Surveyor's Office
Parcel Map Check List

PM 28-01
PARCEL MAP NAME & NUMBER

PRIMAS & Assoc.
COMPANY

Ray A
CHECKED BY

12/19/01
DATE

PM 35-99
FILE NAME

Proper Certificates	✓
Date Survey Completed	✓
Sheet Numbers	X
Proper Description in Title	✓
Basis of Bearings shown and described with map reference	✓
Graphic Border of Perimeter	✓
Monuments on Perimeter & at Lot Corners	✓
Survey Analysis sufficient to delineate boundary controlling monuments	✓
Street names, widths, Public/Private, & C/L symbols	✓
Monuments set at all centerline P.C., P.T. (or P.I.), intersections & angle points	✓
Legend	✓
Area of Lots (Sq. Ft. or Ac. per NRS)	✓
North Arrow & appropriate scale	✓
Radial Bearings	✓
Proposed Easements - Public or Private	/
Existing Easements - Indicate recording data	/
Lot Numbers	✓
Utility Easements shown or described	/
Identification of Adjoining Properties	✓
Legibility (Minimum letter size: 0.10")	✓
Closure Checks (1:10,000 maximum error)	✓

COMMENTS:



AL HAGEN, P.L.S., W.R.S.
PRINCIPAL

RALPH MATECKI, P.L.S., W.R.S.
PRINCIPAL

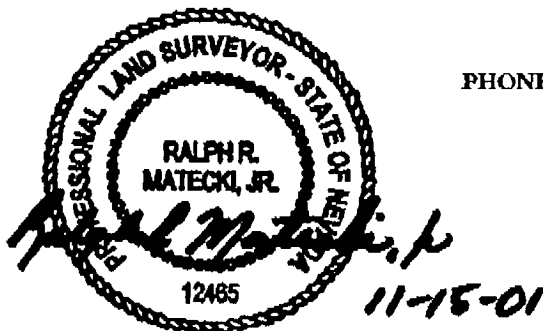


8010 W. SAHARA-SUITE 140
LAS VEGAS, NEVADA 89117-1956
PHONE: (702) 256-7850 • FAX: (702) 256-1710

WILLIAM HUNTER III, P.E.
ENGINEERING MANAGER

DIANE FITCH, SR/WA
RIGHT-OF-WAY MANAGER

PAUL URBANO, P.L.S.
SURVEY MANAGER



0610409
HMH235-01
NOVEMBER 13, 2001
DMF/DGB
APN 125-27-101-024
PAGE 1 OF 2

EXPLANATION: THIS LEGAL DESCRIBES A PARCEL OF LAND FOR AZURE DRIVE LOCATED ON THE NORTH SIDE OF AZURE DRIVE EAST OF THE BUFFALO DRIVE ALIGNMENT FOR THE TROPICAL PARKWAY OVERPASS.

DO NOT RECORD ABOVE THIS LINE

LEGAL DESCRIPTION

THAT PORTION OF PARCEL 1 AS SHOWN BY MAP THEREOF ON FILE IN FILE 97, PAGE 43 OF PARCEL MAPS OF CLARK COUNTY, NEVADA RECORDS, LYING WITHIN THE NORTHWEST QUARTER (NW 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, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID PARCEL 1;
THENCE NORTH 00°18'51" WEST ALONG THE WEST LINE THEREOF BEING FURTHER DESCRIBED AS THE WEST LINE OF SECTION 27, A DISTANCE OF 7.95 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 671.00 FEET;
THENCE NORTHEASTERLY ALONG SAID CURVE FROM A TANGENT BEARING NORTH 59°27'33" EAST, THROUGH A CENTRAL ANGLE OF 05°08'27", AN ARC DISTANCE OF 60.21 FEET TO A POINT OF NON-TANGENCY TO WHICH A RADIAL LINE BEARS NORTH 25°24'00" WEST;
THENCE SOUTH 26°28'37" EAST, 2.00 FEET TO A POINT ON A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 669.00 FEET;
THENCE NORTHEASTERLY ALONG SAID CURVE FROM A TANGENT BEARING NORTH 64°36'11" EAST, THROUGH A CENTRAL ANGLE OF 03°12'15", AN ARC DISTANCE OF 37.41 FEET TO A POINT OF TANGENCY;
THENCE NORTH 67°48'26" EAST, 48.12 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 940.38 FEET, SAID POINT ALSO BEING ON THE NORTHWESTERLY RIGHT-OF-WAY LINE OF AZURE DRIVE (90.00 FEET WIDE);
THENCE SOUTHWESTERLY ALONG SAID CURVE FROM A TANGENT BEARING SOUTH 67°32'50" WEST, THROUGH A CENTRAL ANGLE OF 09°05'24", AN ARC DISTANCE OF 149.19 FEET TO THE POINT OF BEGINNING TO WHICH A RADIAL LINE BEARS NORTH 31°32'34" WEST.

0610409
HMH235-01
NOVEMBER 13, 2001
DMF/DGB
APN 125-27-101-024
PAGE 2 OF 2

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS AN AREA OF 496 SQUARE FEET OR 0.011 ACRES, MORE OR LESS.

BASIS OF BEARINGS:

NORTH AMERICAN DATUM - 1983 (NAD'83), NEVADA COORDINATE SYSTEM - 1983 (NCS'83), EAST ZONE (2701), BASED UPON THE NATIONAL GEODETIC SURVEY - HIGH ACCURACY REFERENCE NETWORK (HARN), CCGIS 807, CNLV HARN 756 AND CNLV HARN 748.

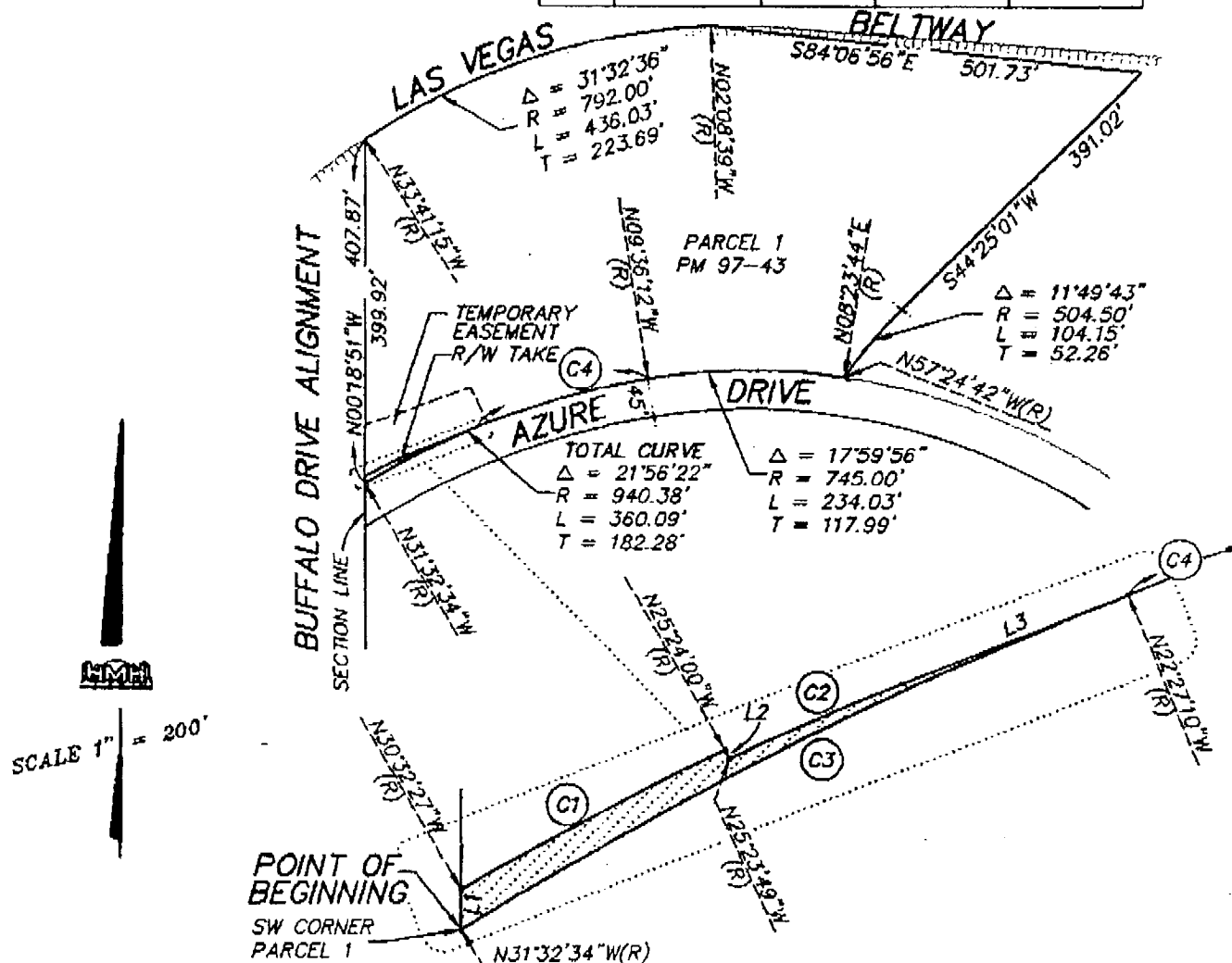
NOTE: THIS LEGAL DESCRIPTION IS PROVIDED AS A CONVENIENCE AND IS NOT INTENDED FOR THE PURPOSE OF SUBDIVIDING LAND NOT IN CONFORMANCE WITH NEVADA REVISED STATUTES.

LINE TABLE

LINE	BEARING	DISTANCE
L1	N00°18'51"W	7.95'
L2	S26°28'37"E	2.00'
L3	N67°48'26"E	48.12'

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	TANGENT
C1	05°08'27"	671.00'	60.21'	30.12'
C2	03°12'15"	669.00'	37.41'	18.71'
C3	00°52'33"	940.38'	14.37'	7.19'
C3	09°05'24"	940.38'	149.19'	74.75'
C4	12°50'58"	940.38'	210.90'	105.89'



OWNER NTC HOLDING TRUST NO. 70-2000

PARCEL NO. 125-27-101-024

SECTION 27, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M.

TOTAL AREA OF PARCEL 296,289 SQUARE FEET OR 6.802 ACRES

AREA OF R/W TAKE 496 SQUARE FEET OR 0.011 ACRES

AREA OF TEMPORARY EASEMENT 7,312 SQUARE FEET OR 0.168 ACRES

TOTAL REMAINING AREA OF PARCEL 295,793 SQUARE FEET OR 6.790 ACRES

REFERENCE BK. 20000111 INST. 00160



ENGINEERING & SURVEYING, INC.
8010 W. SAHARA AVE., SUITE 140
LAS VEGAS, NEVADA 89117

PROJECT:

TROPICAL PARKWAY OVERPASS
"EXHIBIT TO ACCOMPANY LEGAL DESCRIPTION"
APN 125-27-101-024

FOR:

THE CITY OF LAS VEGAS

SCALE: HORIZ. 1"=200'

VERT. -

W.O.#

DRAWN BY: DMF

CHECKED BY: DGB

DATE: 11-11-01

SHEET 1 OF 1

Memorandum

City of Las Vegas
Department of Public Works
Development Coordination

To: Department of Planning and Development
From: Richard D. Goecke, Director Department of Public Works
CC: Cheri Edelman, Development Coordination; Ed Byrge, Right-of-Way; Wayne Dowdey, Land Development; O. C. White, Traffic Engineering; Rita Lumos, Survey (FM, PM, & A's only)
Date: December 21, 2001
Re: **PM-28-01** NTC Holding Trust #70-2000 North of Azure Drive, West of Tenaya Way
Parcel Map



CONDITIONS OF APPROVAL:

1. Coordinate with the Right-of-Way Section of the Department of Public Works to determine appropriate dedication of the additional right-of-way necessary for the Tropical Overpass; this Parcel Map shall depict the appropriate right-of-way prior to the recordation of this Parcel Map.
2. Coordinate with the Right-of-Way Section of the Department of Public Works Grant to determine appropriate temporary construction easements for this site; such easements shall be granted by separate document prior to the recordation of this Parcel Map.
3. Construct half-street improvements including appropriate overpaving on Azure Drive adjacent to this site concurrent with development of this site as required by the Department of Public Works; alternatively, the developer may agree to participate in a Special Improvement District or otherwise guarantee the construction of the required offsite improvements. All existing paving damaged or removed by this development shall be restored at its original location and to its original width concurrent with development of this site.
4. Prior to the recordation of this parcel map or the submittal of any construction drawings, an update to the Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works. No building or grading permit can be issued until this drainage plan/study is received and approved. The drainage plan/study is required at this time to determine what elevation structures should be built at to achieve a minimum protection from floodwater damages, and also to determine what drainage easements, if any, are necessary and are needed to be noted on this parcel map prior to recordation. Provide and improve all drainageways as recommended in the approved drainage plan/study.
5. These conditions of approval are valid only for a period of one year. The City of Las Vegas reserves the right to modify or add conditions of approval if this parcel map is not recorded within one year of the date of this memo. Construction plans approved subsequently are valid only for a one year period following the date of this memo unless Public Works allows the plans to be valid for a longer period of time.
6. Prior to the recordation of this parcel map, all requirements must be complied with or such future compliance must be guaranteed by an approved performance security method, if allowed.

**INTEROFFICE MEMORANDUM
REQUEST FOR COMMENTS**

DEVELOPMENT SERVICES CENTER CURRENT PLANNING DIVISION	DATE December 14, 2001
TO: DEVELOPMENT COORDINATION - GARY REID [FLOOD CONTROL RIGHT-OF-WAY SANITARY SEWERS] ELECTRICAL SERVICES - TOM WILKING LAND DEVELOPMENT - JUDY CALVO SURVEY - RITA LUMOS TRAFFIC ENGINEERING - RICK SCHROEDER SPECIAL IMPROVEMENT - MIKE THOMPSON DISTRICT (SID)	
SUBJECT: PARCEL MAP PM-28-01 NTC HOLDING TRUST #70-2000	

PLEASE RETURN ANY COMMENTS TO:
GARY REID, SR. ENG. TECH
PUBLIC WORKS-- ENGINEERING/PLANNING DIVISION
ON OR BEFORE DECEMBER 21ST, 2001

IT HAS BEEN REQUESTED THIS BE FAST-TRACKED

ATTACHMENTS: APPLICATION, DEED, & MAP

CITY OF LAS VEGAS
REQUEST FOR COMMENTS

DEVELOPMENT SERVICES CENTER CURRENT PLANNING DIVISION	DATE December 14, 2001
TO: CLARK COUNTY HEALTH DISTRICT - EDMUND J. WOJCIK FIRE PREVENTION - JEFF DONAHUE FIRE SERVICES, COMMUNICATIONS - MELANIE DOBOSH	
SUBJECT: PARCEL MAP PM-28-01 NTC HOLDING TRUST #70-2000	

PLEASE RETURN ANY COMMENTS TO:
MATT PINJUV @
Development Services Center, 731 S. 4TH ST.
CURRENT PLANNING DIVISION
ON OR BEFORE DECEMBER 21ST, 2001

IT HAS BEEN REQUESTED THIS BE FAST-TRACKED

ATTACHMENT: MAP



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Parcel Map

Project Address (Location) Azure Drive, west of Tenaya Way

Project Name Azure Dealership Properties

Proposed Use Auto Dealership

Assessor's Parcel #(s) 125-27-101-022 & 125-27-101-024

Ward # 6

General Plan: existing TC proposed _____

Zoning: existing TC proposed _____

Commercial Square Footage Not available

Floor Area Ratio N/A

Gross Acres 16.01

Lots/Units 2

Density N/A

Additional Information _____

PROPERTY OWNER N T C Holding Trust #70-2000

Contact Tyler Corder

Address 310 North Gibson Road

Phone: 558-8822

Fax: 558-5414

City Henderson

State Nevada

Zip 89014

APPLICANT N T C Holding Trust #70-2000

Contact Tyler Corder

Address 310 North Gibson Road

Phone: 558-8822

Fax: 558-5414

City 310 North Gibson Road

State Nevada

Zip 89014

REPRESENTATIVE Primas and Associates

Contact David Huckle

Address 1091 South Cimarron Road, Suite A-3

Phone: 228-8183

Fax: 228-8194

City Las Vegas

State Nevada

Zip 89145

FOR DEPARTMENT USE ONLY

Property Owner Signature* Tyler Corder

* An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.

Print Name Tyler Corder

Subscribed and sworn before me

This _____ day of _____, 20 _____

Notary Public in and for said County and State

Case #	<u>PM-28-01</u>
Meeting Date:	
Signs Required:	
Map #	<u>G-27-1</u>
Total Fee:	<u>\$300</u>
Receipt #	<u>77334</u>
Date Accepted:	<u>11/30/01</u>
Accepted By:	<u>A. Row</u>

Mail tax bill to and
When recorded mail to:

NTC HOLDING TRUST NO. 70-2000
c/o 3320 W. Sahara Avenue, Suite 200
Las Vegas, NV 89102
Attn: Legal Department

APN: 125-27-112-001 through APN: 125-27-112-176
RPTT: \$6,270.00

(3)

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH, That CENTENNIAL RANCH, LLC, a Nevada limited liability company, for a valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to **NTC HOLDING TRUST NO. 70-2000**, all that real property situated in the County of Clark, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF FOR LEGAL DESCRIPTION.

SUBJECT TO:

1. Taxes for the current fiscal year, not delinquent, including personal property taxes of any former owner, if any;
2. Restrictions, conditions, reservations, rights, rights of way and easements now of record, if any, or any that actually exist on the property.

TOGETHER WITH all singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

IN WITNESS WHEREOF, this instrument has been executed this ____ day of January, 2000..

Title: C. - Manager

 **CARLA BURCHARD**
Notary Public • Nevada
No. 84-6236-1
My appl. exp. Apr. 30, 2002

GBS Used

ESCROW NUMBER: 99-12-1705-CLB
1st Amendment

20000111
00160

EXHIBIT "A"
LEGAL DESCRIPTION

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

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 27; THENCE
SOUTH 00°55'40" WEST ALONG THE WEST LINE OF SAID NORTHWEST
QUARTER (NW 1/4), 707.14 FEET TO THE POINT OF BEGINNING.

THENCE ON A NON-TANGENT CURVE TO THE RIGHT, CONCAVE
SOUTHEASTERLY, HAVING A RADIAL BEARING OF NORTH 32°26'44" WEST, A
RADIUS OF 792.00 FEET, THROUGH A CENTRAL ANGLE OF 31°33'22", AN
ARC LENGTH OF 436.20 FEET; THENCE LEAVING SAID CURVE SOUTH
82°52'40" EAST, 501.67 FEET; THENCE SOUTH 45°39'17" WEST, 391.03
FEET; THENCE ON A TANGENTIAL CURVE CURVING TO THE LEFT, CONCAVE
SOUTHEASTERLY, HAVING A RADIUS OF 504.50 FEET, THROUGH A CENTRAL
ANGLE OF 17°21'09", AN ARC LENGTH OF 152.79 FEET; THENCE ON A
TANGENTIAL CURVE CURVING TO THE LEFT, CONCAVE SOUTHEASTERLY,
HAVING A RADIAL BEARING OF NORTH 61°41'52" WEST, HAVING A RADIUS
OF 504.50 FEET, THROUGH A CENTRAL ANGLE OF 27°22'28", FOR AN ARC
LENGTH OF 241.04 FEET; THENCE SOUTH 00°55'40" WEST, 48.96 FEET;
THENCE NORTH 89°04'20" WEST 488.05 FEET; THENCE NORTH 00°55'40"
EAST 605.73 FEET TO THE POINT OF BEGINNING.

CLARK COUNTY, NEVADA
JUDITH A. VANDEVER, RECORDER
RECORDED AT REQUEST OF:

NEVADA TITLE COMPANY

01-11-2000 08:02 CDO 3

BOOK: 20000111 INST: 00160
OFFICIAL RECORDS

FEE: 9.00 RPT: 6,270.00

RE-RECORDED

20000383
22006
20000707
00012

Mail tax bill to and
When recorded mail to:

NTC HOLDING TRUST NO. 70-2000
3320 W. Sahara Avenue, #200
Las Vegas, NV 89102

(3)

~~APPROPRIATELY FILED WITH THE CLERK OF THE DISTRICT COURT~~
RPTT: \$8,568.75

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH, That CENTENNIAL 95 LIMITED PARTNERSHIP, a Nevada limited partnership, for a valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to NTC HOLDING TRUST NO. 70-2000, all that real property situated in the County of Clark, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF FOR LEGAL DESCRIPTION.

SUBJECT TO:

1. Taxes for the current fiscal year, not delinquent, including personal property taxes of any former owner, if any;
2. Restrictions, conditions, reservations, rights, rights of way and easements now of record, if any, or any that actually exist on the property.

TOGETHER WITH all singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

IN WITNESS WHEREOF, this instrument has been executed this 3rd day of March, 2000.

~~THIS DEED IS BEING RE-RECORDED TO CORRECT LEGAL DESCRIPTION.~~

GBS Deed

20000303
20000707
00012

**CENTENNIAL 95 LIMITED PARTNERSHIP,
a Nevada limited partnership**

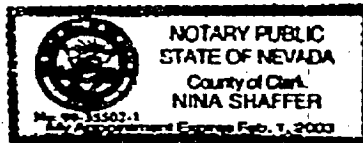
By: Laguna Consultants, LLC, its General
Partner

By: [Signature]
Frank Nielsen, Co-Manager

STATE OF NEVADA }
 }SS
County of Clark }

On this 27 day of August, 2000, before me a Notary Public personally appeared **FRANK
NIELSEN** personally known to me (or proved to me on the basis of satisfactory evidence) to be the
person whose name is subscribed to this instrument and acknowledged that he (she or they) executed it.

[Signature]
Notary Public



Recorded at the Request of: Nevada Title Company
Escrow No: A0-01-0480-CLB

20000303
20000707
00012

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

LOT 1 AS SHOWN BY MAP THEREOF IN FILE 97 OF PARCEL MAPS, PAGE 43⁴² IN THE OFFICE
OF THE COUNTY RECORDER, CLARK COUNTY, NEVADA.

CLARK COUNTY, NEVADA
JUDITH A. VANDEVER, RECORDER
RECORDED AT REQUEST OF:

NEVADA TITLE COMPANY

03-03-2000 17:00 DBX
OFFICIAL RECORDS
BOOK: 20000303 INST: 00012
FEE: 9.00 RPTT: 8,568.75

CLARK COUNTY, NEVADA
JUDITH A. VANDEVER, RECORDER
RECORDED AT REQUEST OF:

NEVADA TITLE COMPANY

03-03-2000 17:00 DBX 3
OFFICIAL RECORDS
BOOK: 20000303 INST: 00012
FEE: 9.00 RPTT: 8,568.75

PLANNING & DEVELOPMENT DEPARTMENT

PARCEL MAP CHECKLIST

A. PLEASE COMPLETE THE FOLLOWING:

1. Does the land front on a public (dedicated) street? X Yes No
2. List the names of public access streets between this property and the nearest major streets:
 Azure Drive and Tenaya Way
3. Describe the existing improvements and/or condition of streets in item #2 above: Tenaya Way is existing
 but will be improved under CLV SID #1477. Azure Drive will be fully
 improved under the same SID.
4. Describe how water service will be provided to this land. If water service is to be provided by a public agency, indicate the agency name and location of nearest existing waterline:
 Water service will be provided under CLV SID #1477 by Las Vegas Valley
 Water District.
5. Will property be serviced by the City Sanitary Sewer System? X Yes No
6. Is immediate development proposed on the parcels of land to be created: X Yes No
If yes, on which Parcel (#1, #2, etc.)? Parcel 1
If yes, indicate type of development and anticipated date construction will commence: Auto Dealership.
 Construction to commence in April, 2002

PARCEL MAP CONTENTS

- ☒ Certificate of ownership and easement dedication, dedicating easements, alleys, streets, highways or other public rights-of-way as shown on the map.
- ☒ Certificate of land surveyor, signed and sealed by a professional land surveyor who is responsible for the survey.
- ☒ All monuments found, set, reset, replaced or removed, describing kind, size and location, and other data relating thereto.
- ☒ Bearing witness monuments, basis of bearings, bearing and length of lines and scale of map.
- ☒ Name and legal description of tract in which survey is located and ties to adjoining tracts.
- ☒ Existing easements granted or dedications made within one hundred fifty (150) feet of the parcel boundaries.
- ☒ Street names, location and width of existing and proposed rights-of-way to serve as access for the parcels, up to a minimum of one hundred fifty (150) feet from boundary of proposed division, and access streets connecting development to existing dedicated streets.
- ☒ Existing and proposed street names.
- ☒ Survey analysis sufficient to delineate boundary controlling monuments.
- ☒ Assessor's Parcel Number of all adjoining properties.
- ☒ A legend to denote the meaning of all symbols utilized.

NOTE: A parcel map approved by the City of Las Vegas is not in effect until such time as it is officially recorded by the County Recorder's Office. Only after this has been done and one copy of the recorded map has been filed with the Department of Planning and Development will building permits be issued.