

7

Inst #: 20160727-0000925
Fees: \$23.00
N/C Fee: \$25.00
07/27/2016 10:18:42 AM
Receipt #: 2828838
Requestor:
LAS VEGAS CITY (PLANNING)
Recorded By: RNS Pgs: 7
DEBBIE CONWAY
CLARK COUNTY RECORDER

RECORDING COVER PAGE

(Must be typed or printed clearly in BLACK ink only
and avoid printing in the 1" margins of document)

APN# 138-05-701-002

(11 digit Assessor's Parcel Number may be obtained at:
<http://redrock.co.clark.nv.us/assrealprop/owner.aspx>)

TITLE OF DOCUMENT

(DO NOT Abbreviate)

BILL NO. 2016-43

ORDINANCE No. 6542

ANX-64360

Document Title on cover page must appear EXACTLY as the first page of the document
to be recorded.

RECORDING REQUESTED BY:

Carman Burney, City of Las Vegas, Department of Planning

RETURN TO: Name Carman Burney

Address 333 North Rancho Drive, 3rd Floor

City/State/Zip Las Vegas, Nevada 89106

MAIL TAX STATEMENT TO: (Applicable to documents transferring real property)

Name

Address

City/State/Zip

This page provides additional information required by NRS 111.312 Sections 1-2.

An additional recording fee of \$1.00 will apply.

To print this document properly, do not use page scaling.

Using this cover page does not exclude the document from assessing a noncompliance fee.

P:\Common\Forms & Notices\Cover Page Template Feb2014

1
2
3
4
5 CERTIFIED AS A TRUE COPY

6 LuAnn D. Holmes
LuAnn D. Holmes, City Clerk
City of Las Vegas

7 7/26/14 bpgs

8 BILL NO. 2016-43

9 ORDINANCE NO. 6542

10 AN ORDINANCE TO EXTEND THE BOUNDARIES OF THE CITY, TO PARTICULARLY
11 DESCRIBE THE LAND TO BE ANNEXED, TO MAKE ITS INHABITANTS SUBJECT TO
12 THE LAWS, OBLIGATIONS AND BENEFITS OF THE CITY, AND TO PROVIDE FOR
OTHER RELATED MATTERS. (ANX-64360)

13 Sponsored by: Councilman Stavros S. Anthony Summary: Annexes property described as
14 generally located at the southwest corner of
Craig Road and Riley Street.

15 THE CITY COUNCIL OF THE CITY OF LAS VEGAS DOES HEREBY
16 ORDAIN AS FOLLOWS:

17 SECTION 1: The corporate limits of the City of Las Vegas, Nevada, are hereby
18 extended to annex, include, and make a part of the City of Las Vegas, Nevada, the following
19 described real property:

20 The Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of the
21 Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) of Section 5,
Township 20 South, Range 60 East M.D.M, Clark County, Nevada.

22 SECTION 2: The City Council hereby determines that the described territory
23 meets the requirements provided by law for annexation to the City for the following reasons:

24 A. The area to be annexed was contiguous to the City's boundaries at the time
25 the annexation proceedings were instituted;

1 B. More than one-eighth (1/8) of the aggregate external boundaries of the
2 area are contiguous to the City;

3 C. The territory proposed to be annexed is not included within the boundaries
4 of another incorporated city or within the boundaries of any unincorporated town as those
5 boundaries existed as of July 1, 1983;

6 D. The City is eligible to annex the described territory because the
7 landowners have signed a petition constituting one hundred percent (100%) of the owners of record
8 of individual lots or parcels of land within the annexation area.

9 SECTION 3: The City will provide police protection through the Las Vegas
10 Metropolitan Police Department, fire protection, street maintenance, and library services
11 immediately upon annexation. Garbage collection by the company franchised by the City will also
12 be provided immediately. The City sanitary sewer system will serve the proposed annexation area.
13 Any connection to or extension of this sewer line to serve the annexation area shall be at the
14 expense of the landowners. Other services, such as participation in the City's recreational
15 programs, special education classes and programs, public works planning, building inspections, and
16 other City services will also be available immediately. Utilities such as gas, electricity, telephone,
17 and water are provided by private utility companies and other services to the area will not be
18 affected by annexation. Street paving, curbs and gutters, sidewalks and street lights which are not
19 in place at the time of annexation will be installed in the presently developed areas upon the request
20 of the property owners and at their expense by means of special assessment districts. Such
21 improvements will be extended into the undeveloped areas as development takes place and the
22 need therefor arises, and will be located according to the needs of the area at that time. Such
23 installations will also be made at the expense of the property owners, either by means of special
24 assessment districts or as prerequisites to the approval of subdivision plats, building permits or
25 other land use or development applications.

1 SECTION 4: The annexation of the described territory shall become effective
2 on the 28th day of July, 2016, and on that date the City will have the funds appropriated in
3 sufficient amount to finance the extension into the described territory of police protection, fire
4 protection, street maintenance, street sweeping, and street lighting maintenance.

5 SECTION 5: The described territory, together with the inhabitants and property
6 thereof, shall, from and after the 28th day of July, 2016, be subject to all debts, laws, ordinances
7 and regulations in force in the City and shall be entitled to the same privileges and benefits as other
8 parts of the City, and shall be subject to municipal taxes levied by the City.

9 SECTION 6: The City Engineer is hereby instructed to cause to be prepared an
10 accurate map or plat of the described territory and to record the map or plat, together with a
11 certified copy of this ordinance, in the office of the County Recorder of Clark County, Nevada,
12 which recording shall be done prior to the 28th day of July, 2016.

13 SECTION 7: The described territory, which previously has been zoned R-E
14 (County of Clark classification), is hereby classified as R-E (City of Las Vegas classification),
15 which is deemed to be the City equivalent of the County classification.

16 SECTION 8: If any section, subsection, subdivision, paragraph, sentence, clause
17 or phrase in this ordinance or any part thereof is for any reason held to be unconstitutional or
18 invalid or ineffective by any court of competent jurisdiction, such decision shall not affect the
19 validity or effectiveness of the remaining portions of this ordinance or any part thereof. The City
20 Council of the City of Las Vegas hereby declares that it would have passed each section,
21 subsection, subdivision, paragraph, sentence, clause or phrase thereof irrespective of the fact that
22 any one or more sections, subsections, subdivisions, paragraphs, sentences, clauses or phrases be
23 declared unconstitutional, invalid or ineffective.

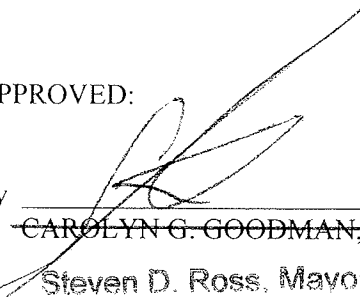
24 ...

25 ...

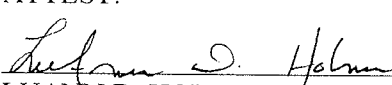
1 SECTION 9: All ordinances or parts of ordinances or sections, subsections,
2 phrases, sentences, clauses or paragraphs contained in the Municipal Code of the City of Las
3 Vegas, Nevada, 1983 Edition, in conflict herewith are hereby repealed.

4 PASSED, ADOPTED and APPROVED this 20th day of July,
5 2016.

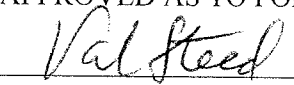
6 APPROVED:

7
8 By 
~~CAROLYN G. GOODMAN, Mayor~~
Steven D. Ross, Mayor Pro-Tem

9 ATTEST:

10 
11 LUANN D. HOLMES, MMC
City Clerk

12 APPROVED AS TO FORM:

13  5-17-16
14 Val Steed, Date
15 Deputy City Attorney
16
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1 The above and foregoing ordinance was first proposed and read by title to the City Council
2 on the 1st day of June, 2016, and referred to a committee for recommendation; hereafter
3 the committee reported favorably on said ordinance on the 20th day of July, 2016, which as
4 a regular meeting of said Council; that at said regular meeting, the proposed ordinance was
5 read by title to the City Council as first introduced and adopted by the following vote:

6 VOTING "AYE": Mayor Goodman and Councilmembers Ross, Tarkanian, Barlow
7 and Beers

8 VOTING "NAY": None

9 ABSENT: Councilmembers Anthony and Coffin

10 ABSTAINED: None

11
12 APPROVED:

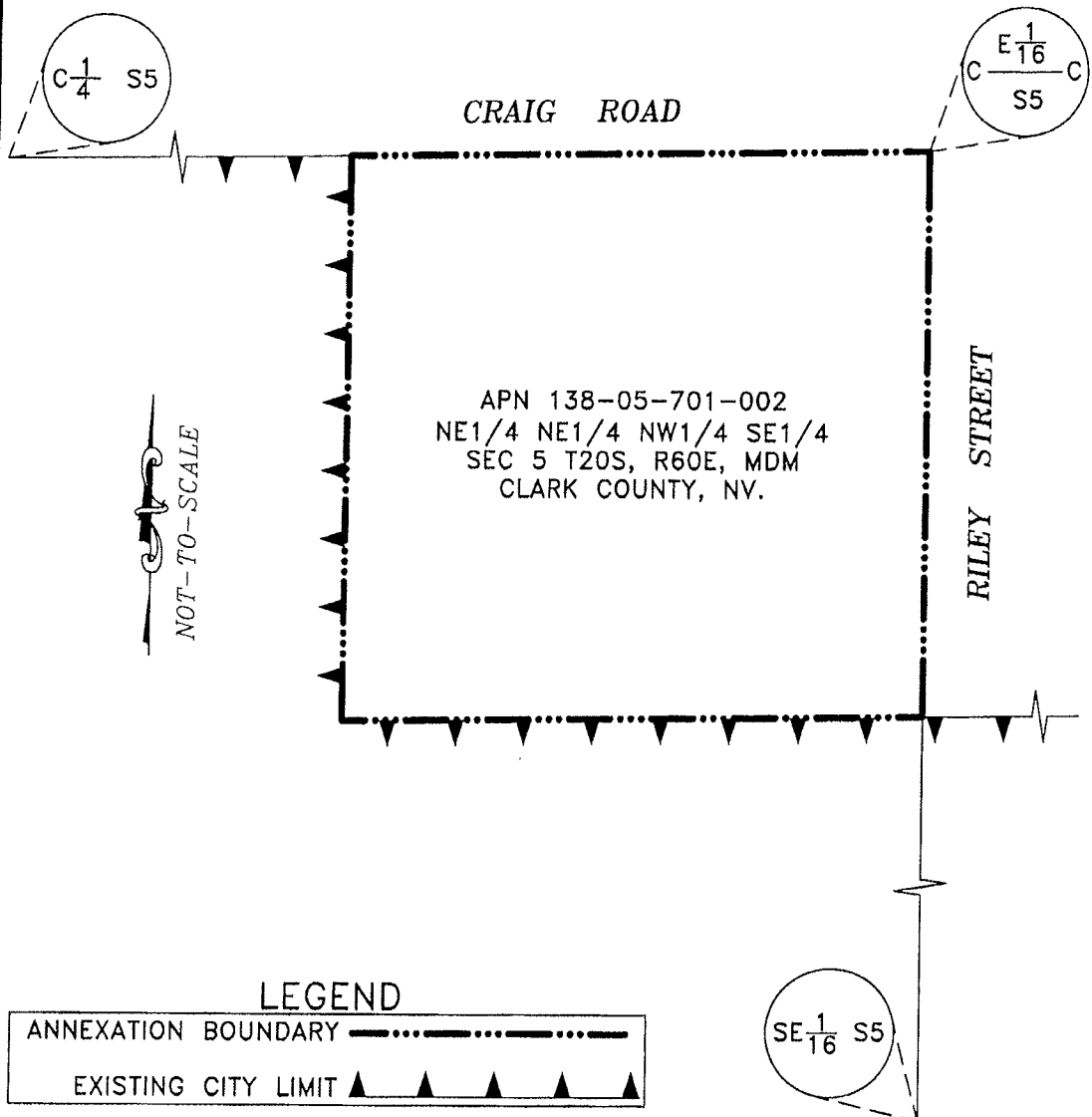
13
14 
~~CAROLYN G. GOODMAN, Mayor~~

15 Steven D. Ross, Mayor Pro-Tem

16 ATTEST:

17 
LUANN D. HOLMES, MMC City Clerk

A PORTION OF SECTION 5, T20S, R60E, MDM
CLARK COUNTY, NEVADA



ANNEXED TO THE CITY OF LAS VEGAS UNDER ORDINANCE NO. 6542
THIS MAP EXHIBIT WAS PREPARED FROM EXISTING INFORMATION AS SHOWN IN
FILE 65 OF PARCEL MAPS, PAGE 50, OF CLARK COUNTY, NEVADA RECORDS. NO
RESPONSIBILITY IS ASSUMED FOR THE CORRECTNESS OF THE INFORMATION SHOWN
THEREON (ex160407.doc)

DEPT. OF OPERATIONS & MAINTENANCE
RIGHT OF WAY SECTION
DATE: APRIL 28, 2016
DRAWN BY: nw

SHEET 1 OF 1

MAP EXHIBIT TO ACCOMPANY
LEGAL DESCRIPTION
ANX-64360
ANNEXATION AREA = 2.58 ACRES





ORDINANCE REQUEST MEMORANDUM



SUBJECT TO ORDINANCE:

ANX-64360

CLARK COUNTY INVESTORS, LLC

SPONSOR:

PREPARED BY:

APPROVED TO FORWARD BY CMO:

DATE FORWARDED BY CMO:

ASSIGNED TO CITY ATTORNEY:

TIME ESTIMATE FOR DRAFT:

EFFECTED DEPARTMENTS WHO ARE REVIEWING:

	☐ NO, IT DOES NOT HAVE ANY EFFECT ☐ YES, IT HAS AN EFFECT
DEPARTMENT	☐ NO, IT DOES NOT HAVE ANY EFFECT ☐ YES, IT HAS AN EFFECT
DEPARTMENT	☐ NO, IT DOES NOT HAVE ANY EFFECT ☐ YES, IT HAS AN EFFECT
DEAPRTMENT	☐ NO, IT DOES NOT HAVE ANY EFFECT ☐ YES, IT DOES HAVE AN EFFECT
DEPARTMENT	

CITY MANAGER REVIEW:

- ☐ O.K. TO FORWARD
☐ HOLD FOR REVIEW/REVISION

SPONSOR REVIEW:

- ☐ O.K. TO FORWARD
☐ HOLD FOR REVIEW/REVISION

CITY ATTORNEY REVIEW:

- ☐ O.K. TO FORWARD
☐ HOLD FOR REVIEW/REVISION

CITY MANAGER FINAL APPROVAL:

SIGNATURE

DATE

I N T E R - O F F I C E M E M O R A N D U M

April 28, 2016

TO:

Val Steed
City Attorney's Office

FROM:

Planning Department
Yorgo Kagafas, AICP
Case Planning
x6196

SUBJECT:

ANX-64360

COPIES TO:

File

ANX-64360 - ANNEXATION - APPLICANT/ OWNER: CLARK COUNTY INVESTORS, LLC - For possible action on a Petition to Annex 2.50 acres located at the southwest corner of Craig Road and Riley Street (APN 138-05-701-002), Ward 4 (Anthony) [PRJ-64357].

Staff proposes the following dates:

1st Reading by City Council: **June 1, 2016**

Recommendation: **June 13, 2016**

2nd Reading By City Council: **June 15, 2016**

City Council Final: **July 20, 2016**

Effective Date/Recordation of Ordinance: **July 28, 2016**

Location: Southwest corner of Craig Road and Riley Street

Acreage: 2.50

County Land Use: RNP (Rural Neighborhood Preservation)

County Zoning: R-E (Rural Estates Residential District)

Existing Use: Undeveloped

Proposed CLV Land Use: RNP (Rural Neighborhood Preservation)

Proposed CLV Zoning: R-E (Residence Estates)

EXPLANATION:

This legal description describes a parcel of land, generally located south of Craig Road and west of Riley Street, for City of Las Vegas annexation purposes.

LEGAL DESCRIPTION:

The Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) of Section 5, Township 20 South, Range 60 East M.D.M, Clark County, Nevada.

The above-described parcel of land contains an area of 2.58 acres, more or less.

The MAP EXHIBIT accompanying this land description is attached hereto and made a part hereof.

END OF DESCRIPTION

Written by:

Neil Wacaser

City of Las Vegas, Department of Operations & Maintenance

333 N. Rancho Drive

Las Vegas, NV., 89106

(702) 229-2475

nwacaser@lasvegasnevada.gov



DEPARTMENT OF PLANNING

APPLICATION / PETITION FORM

Application/Petition For: ANNEXATION
 Project Address (Location) SWC CRAIG - RILEY
 Project Name CRAIG - RILEY Proposed Use _____
 Assessor's Parcel #(s) 138-05-701-002 Ward # _____
 General Plan: existing _____ proposed _____ Zoning: existing _____ proposed _____
 Commercial Square Footage _____ Floor Area Ratio _____
 Gross Acres 2.5 Lots/Units _____ Density _____
 Additional Information _____

PROPERTY OWNER CLARK COUNTY INVESTORS Contact ANDREW
 Address 3425 CUTE SHADOWS PKWY #110 Phone: 702-580-2515 Fax: _____
 City LAS VEGAS State NV Zip 89129
 E-mail Address Andrew.Ae.Sunmi@homesnv.com

APPLICANT CLARK COUNTY INVESTORS LLC Contact ANDREW ACUNA
 Address 3425 CUTE SHADOWS PKWY #110 Phone: 702-580-2515 Fax: _____
 City LAS VEGAS State NV Zip _____
 E-mail Address Andrew.Ae.Sunmi@homesnv.com

REPRESENTATIVE CLARK COUNTY INVESTORS LLC Contact ANDREW ACUNA
 Address 3425 CUTE SHADOWS PKWY #110 Phone: 702-580-2515 Fax: _____
 City LAS VEGAS State NV Zip 89129
 E-mail Address Andrew.Ae.Sunmi@homesnv.com

I certify that I am the applicant and that the information submitted with this application is true and accurate to the best of my knowledge and belief. I understand that the City is not responsible for inaccuracies in information presented, and that inaccuracies, false information or incomplete application may cause the application to be rejected. I further certify that I am the owner or purchaser (or option holder) of the property involved in this application, or the lessee or agent fully authorized by the owner to make this submission, as indicated by the owner's signature below.

Property Owner Signature* Andrew Acuna

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

Print Name ANDREW ACUNA - MANAGER

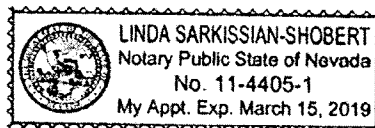
Subscribed and sworn before me

This 21st day of April, 2016.

[Signature]

Notary Public in and for said County and State

Revised 10/27/08



FOR DEPARTMENT USE ONLY

Case #
Meeting Date:
Total Fee:
Date Received:*
Received By:

*The application will not be deemed complete until the submitted materials have been reviewed by the Department of Planning for consistency with applicable sections of the Zoning Ordinance.

\\depot\Application Packet\Application Form.pdf

CLARK COUNTY INVESTORS LLC

Manager: Andrew Acuna
3425 Cliff Shadows Parkway Suite 110
Las Vegas, NV 89129
702-580-2515

April 21, 2016

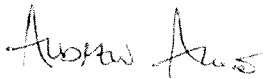
RE: APN 138-05-701-002
Annexation to the City of Las Vegas
Justification Letter

To Whom It May Concern:

Please accept this letter to annex APN 138-05-701-002 into the City of Las Vegas boundaries. This parcel is undeveloped vacant land. The applicant respectfully requests an expedited process.

Please contact me on my cell 702-580-2515 with any questions or comments.

Respectfully,

A handwritten signature in black ink, appearing to read "Andrew Acuna".

Clark County Investors LLC
Manager-Andrew Acuna

CLARK COUNTY INVESTORS LLC

Business Entity Information			
Status:	Active	File Date:	4/12/2016
Type:	Domestic Limited-Liability Company	Entity Number:	E0166692016-2
Qualifying State:	NV	List of Officers Due:	4/30/2017
Managed By:	Managers	Expiration Date:	
NV Business ID:	NV20161216841	Business License Exp:	4/30/2017

Additional Information	
Central Index Key:	

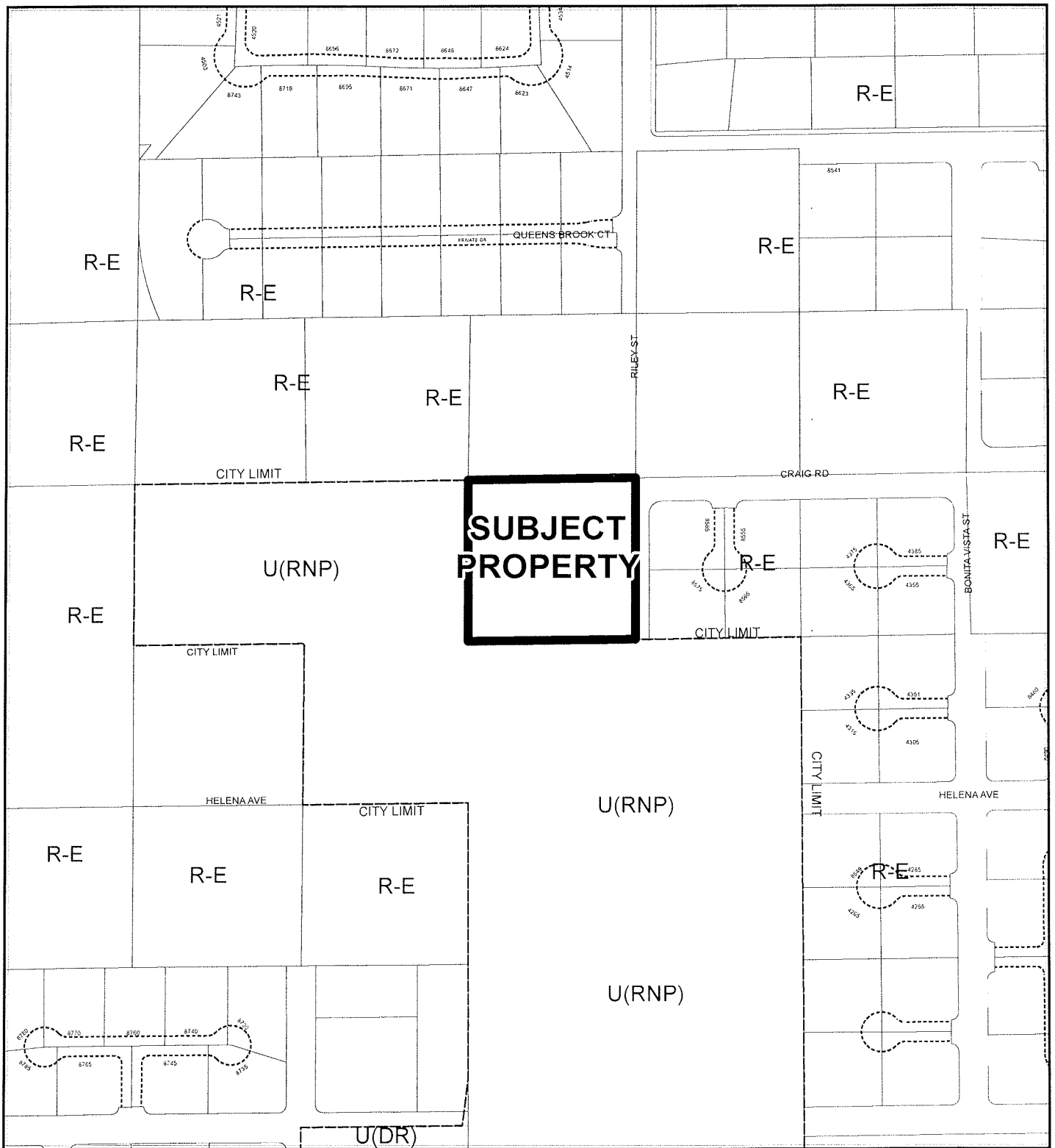
Registered Agent Information			
Name:	ANDREW ACUNA	Address 1:	3425 CLIFF SHADOWS PARKWAY SUITE 110
Address 2:		City:	LAS VEGAS
State:	NV	Zip Code:	89129
Phone:		Fax:	
Mailing Address 1:	3425 CLIFF SHADOWS PARKWAY SUITE 110	Mailing Address 2:	
Mailing City:	LAS VEGAS	Mailing State:	NV
Mailing Zip Code:	89129		
Agent Type:	Noncommercial Registered Agent		

Financial Information	
No Par Share Count:	0
Capital Amount:	\$ 0
No stock records found for this company	

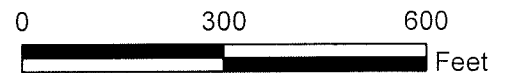
☒ Officers ☐ Include Inactive Officers			
Manager - ANDREW ACUNA			
Address 1:	3425 CLIFF SHADOWS PARKWAY SUITE 110	Address 2:	
City:	LAS VEGAS	State:	NV
Zip Code:	89129	Country:	USA
Status:	Active	Email:	
Manager - HAMID MORADI			
Address 1:	8356 CORTE CASTILLO ST.	Address 2:	
City:	LAS VEGAS	State:	NV
Zip Code:	89123	Country:	USA

Status:	Active	Email:	
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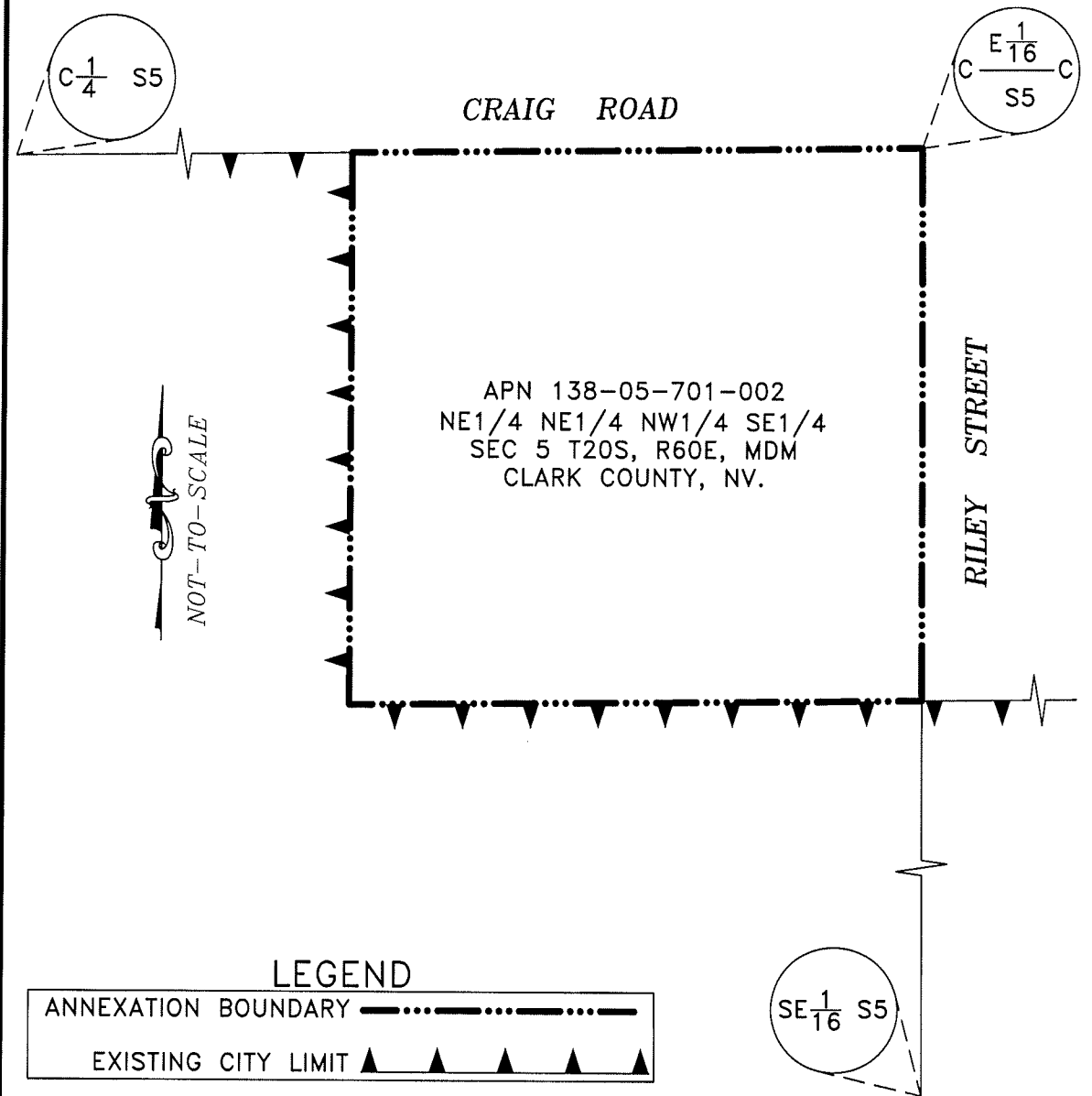
- Actions/Amendments			
Action Type:	Articles of Organization		
Document Number:	20160164809-87	of Pages:	1
File Date:	4/12/2016	Effective Date:	
No notes for this action			
Action Type:	Initial List		
Document Number:	20160164810-19	of Pages:	1
File Date:	4/12/2016	Effective Date:	
No notes for this action			



CASE: ANX-64360



A PORTION OF SECTION 5, T20S, R60E, MDM
CLARK COUNTY, NEVADA



ANNEXED TO THE CITY OF LAS VEGAS UNDER ORDINANCE NO. _____
THIS MAP EXHIBIT WAS PREPARED FROM EXISTING INFORMATION AS SHOWN IN
FILE 65 OF PARCEL MAPS, PAGE 50, OF CLARK COUNTY, NEVADA RECORDS. NO
RESPONSIBILITY IS ASSUMED FOR THE CORRECTNESS OF THE INFORMATION SHOWN
THEREON (ex160407.doc)

DEPT. OF OPERATIONS & MAINTENANCE
RIGHT OF WAY SECTION
DATE: APRIL 28, 2016
DRAWN BY: nw

SHEET 1 OF 1

MAP EXHIBIT TO ACCOMPANY
LEGAL DESCRIPTION
ANX-64360
ANNEXATION AREA = 2.58 ACRES





LEGAL DESCRIPTION REQUEST FOR ANNEXATIONS

City of Las Vegas
Department of Operations & Maintenance
Right-of-Way

To: Nancy Almanzan, Right-of-Way Manager

Owner Name: Clark County Investors, LLC

Assessor's Parcel Number(s): 138-05-701-002

Hansen #: 64360 PRJ #: 64357

Date Requested: April 26, 2016 Date Required: April 28, 2016

Requested by: Yorgo Phone #: 6196

APN(s) of adjacent 1/8th CLV limit: 13805701052

ADDITIONAL INFORMATION:

The applicant requests expedited processing to meet the pre-election recordation date of August 2, 2016.

THE FOLLOWING DOCUMENTS MUST BE INCLUDED WITH THIS REQUEST OR AVAILABLE IN E-PLAN:

- ☒ Vesting Document (current ownership deed)
- ☐ Annexation and/or Sewer Agreement

Do not write below this line – Right-of-Way use only

Prepared by: _____ Assigned Date: _____

Reviewed by: _____ Final Approval: _____

Sent to Planning: _____

First Reading: _____ Second Reading: _____

Council Approval: _____ Recording Info: _____

NOTES:

EXHIBIT "A"

THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 5, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M.

State of Nevada
Declaration of Value Form

1. Assessor Parcel Number(s)

- a) 138-05-701-002
b) _____
c) _____
d) _____

2. Type of Property:

- a. ☒ Vacant Land b. ☐ Sgl. Fam. Residence
c. ☐ Condo/Twnhse d. ☐ 2-4 Plex
e. ☐ Apt. Bldg. f. ☐ Comm'l/Ind'l
g. ☐ Agricultural h. ☐ Mobile Home
☐ Other: _____

FOR RECORDER'S OPTIONAL USE
ONLY

Book: _____ Page: _____

Date of Recording: _____

Notes: _____

3. a. Total Value/Sale Price of Property: _____

\$245,000.00

b. Deed in Lieu of Foreclosure Only (value of property) _____

\$

c. Transfer Tax Value: _____

\$245,000.00

d. Real Property Transfer Tax Due: _____

\$1,249.50

4. **If Exemption Claimed:**

a. Transfer Tax Exemption, per NRS 375.090, Section: _____

b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage Being Transferred: 100%

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree the disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. **Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.**

Signature: [Signature] Capacity: GRANTOR/SELLER

Signature: _____ Capacity: GRANTEE/BUYER

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Diana Adams and Jeffrey A. Long
Family Limited Partnership, a Nevada

Print Name: limited partnership

Print Name: CLARK COUNTY INVESTORS

Address: 4765 SAN RAFAEL AVE

Address: C/O 3425 CLIFF SHADOWS #110

City: LAS VEGAS

City: Las Vegas

State: NV Zip: 89120

State: NV Zip: 89129

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: Nevada Title Company Esc. #: 16-03-1060-KR

Address: 3993 Howard Hughes Parkway, Suite 120

City: Las Vegas State: NV Zip: 89169-6703

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)

IN WITNESS WHEREOF, this instrument has been executed this ____ day of _____, 2016.

Diana Adams
Diana Adams

Jeffrey A. Long Family Limited Partnership, a
Nevada limited partnership

By: JAL, LLC, a Nevada limited liability
company, its General Partner

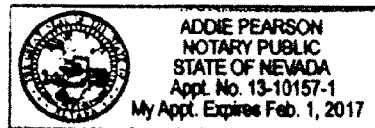
By: *Valerie Kalemba*
Valerie Kalemba, Manager
manager

State of NEVADA

County of Clark

This instrument was acknowledged before me on *17th* day of *APRIL*, 2016 by Valerie Kalemba as Manager of JAL, LLC, a Nevada limited liability company, General Partner of Jeffrey A. Long Family Limited Partnership, a Nevada limited partnership.

Addie Pearson
NOTARY PUBLIC
My Commission Expires: *2/1/17* *Addie Pearson*

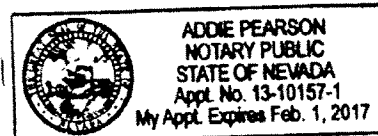


State of NEVADA

County of Clark

This instrument was acknowledged before me on *4/16/16* day of *April*, 2016 by Diana Adams.

Addie Pearson
NOTARY PUBLIC
My Commission Expires: *2/1/17* *Addie Pearson*



*#13-10157-1
EXP 2/1/17*

A.P.N.: 138-05-701-002
R.P.T.T.: \$1,249.50

Escrow No.: 16-03-1060-KR

Mail tax bill to and when recorded mail to:
Clark County Investors LLC, a Nevada limited
liability company
C/O 3425 Cliff Shadows Pkwy #110
Las Vegas, NV 89129
Attn Andrew Acuna

Inst #: 20160415-0002100

Fees: \$19.00 N/C Fee: \$0.00

RPTT: \$1249.50 Ex: #

04/15/2016 12:56:38 PM

RECORDED COPY

Requestor:

NEVADA TITLE LAS VEGAS

Recorded By: ANI Pgs: 4

DEBBIE CONWAY

CLARK COUNTY RECORDER

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH, That **Diana Adams, Jeffrey A. Long Family Limited Partnership, a Nevada limited partnership**, for a valuable consideration, the receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to **Clark County Investors LLC, a Nevada limited liability company**, all that real property situated in the County of Clark, State of Nevada, bounded and described as follows:

**SEE LEGAL DESCRIPTION ATTACHED HERETO
AND MADE A PART HEREOF AS EXHIBIT "A".**

COMMONLY KNOWN ADDRESS:
Vacant Land APN 138-05-701-002, Las Vegas, NV

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.



DEPARTMENT OF PLANNING

STATEMENT OF FINANCIAL INTEREST

Case Number: _____ APN: 138-05-701-002

Name of Property Owner: CLARK COUNTY INVESTORS LLC

Name of Applicant: CLARK COUNTY INVESTORS LLC

Name of Representative: ANDREW AUSTIN

To the best of your knowledge, does the Mayor or any member of the City Council or Planning Commission have any financial interest in this or any other property with the property owner, applicant, the property owner or applicant's general or limited partners, or an officer of their corporation or limited liability company?

☐ Yes

☒ No

If yes, please indicate the member of the City Council or Planning Commission who is involved and list the name(s) of the person or persons with whom the City Official holds an interest. Also list the Assessor's Parcel Number if the property in which the interest is held is different from the case parcel.

City Official: _____

Partner(s): _____

APN: _____

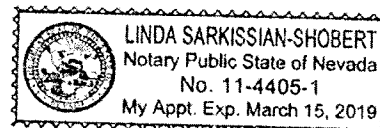
Signature of Property Owner: Andrew Austin

Print Name: Andrew Austin - Manager

Subscribed and sworn before me

This 21st day of April, 2016
[Signature]

Notary Public in and for said County and State



Pre-Application Conference Request Form

Pre-App # : PREAPP2016 - 004908**Project Name :** Elkhorn/Grand Canyon SFR**Representative Information****Name :** Ray Fredericksen**Phone :** 7025699770**Address :** 9345 W. Sunset Rd., Ste 101**Fax :** 0000000000**City, State, Zip :** Las Vegas, NV , 89148**Email :** rayf@per4mancelv.com**Project Address :** NWC Grand Canyon and Elkhorn**Assessors Parcel #(s) :** 125-18-403-003

Project Description : Zone Change Submittal from R-E to R-1
Tentative Map for a 17 Lot single family residential development

Use (For example: Residence, Liquor Establishment, Motor Vehicle Sales, etc.) :**Existing :** R-E (Residential)**Proposed :** R-1 (Residential)**General Plan Designation :****Existing :****Proposed :** <No Change Proposed>**Zoning District :****Existing :****Proposed :** R-1 - Single Family Residential**Special Area, Master Plans, and/or Overlay Districts that Apply (i.e. Summerlin) :**

None

Special Land Use Designation (per plan, if applicable) :

None

Previous Cases (if applicable) : Annexation - ANX-62934**PREFERRED PRE-APPLICATION CONFERENCE DATES:**

**Tuesday Morning am 4/26/16, Wednesday
before 3 pm 4/27/16**

REQUIRED LAND USE APPLICATION(S) :

Rezoning, Tentative Map,

4/26/2016 12:43:04 PM