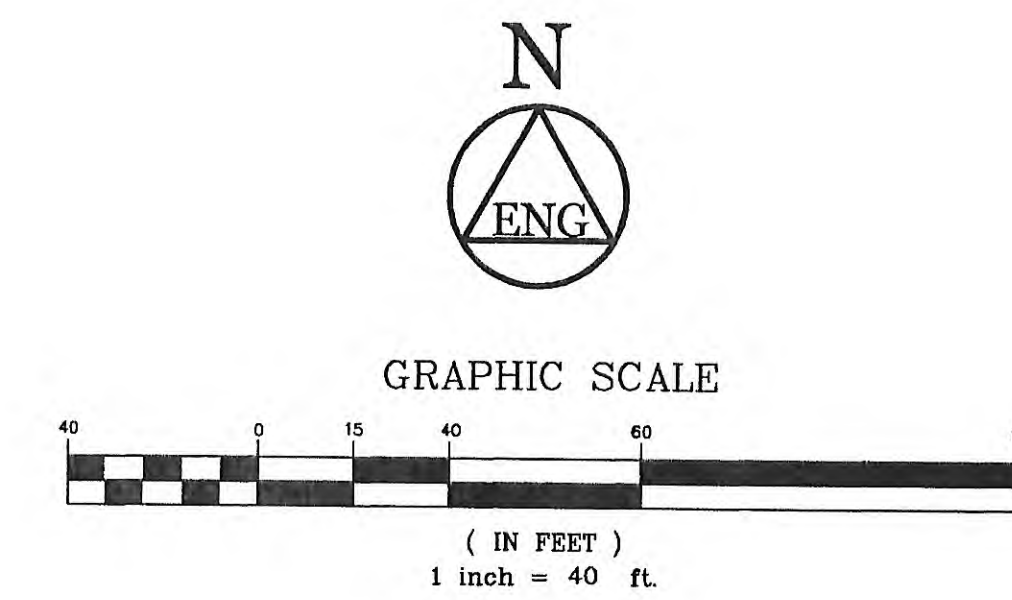
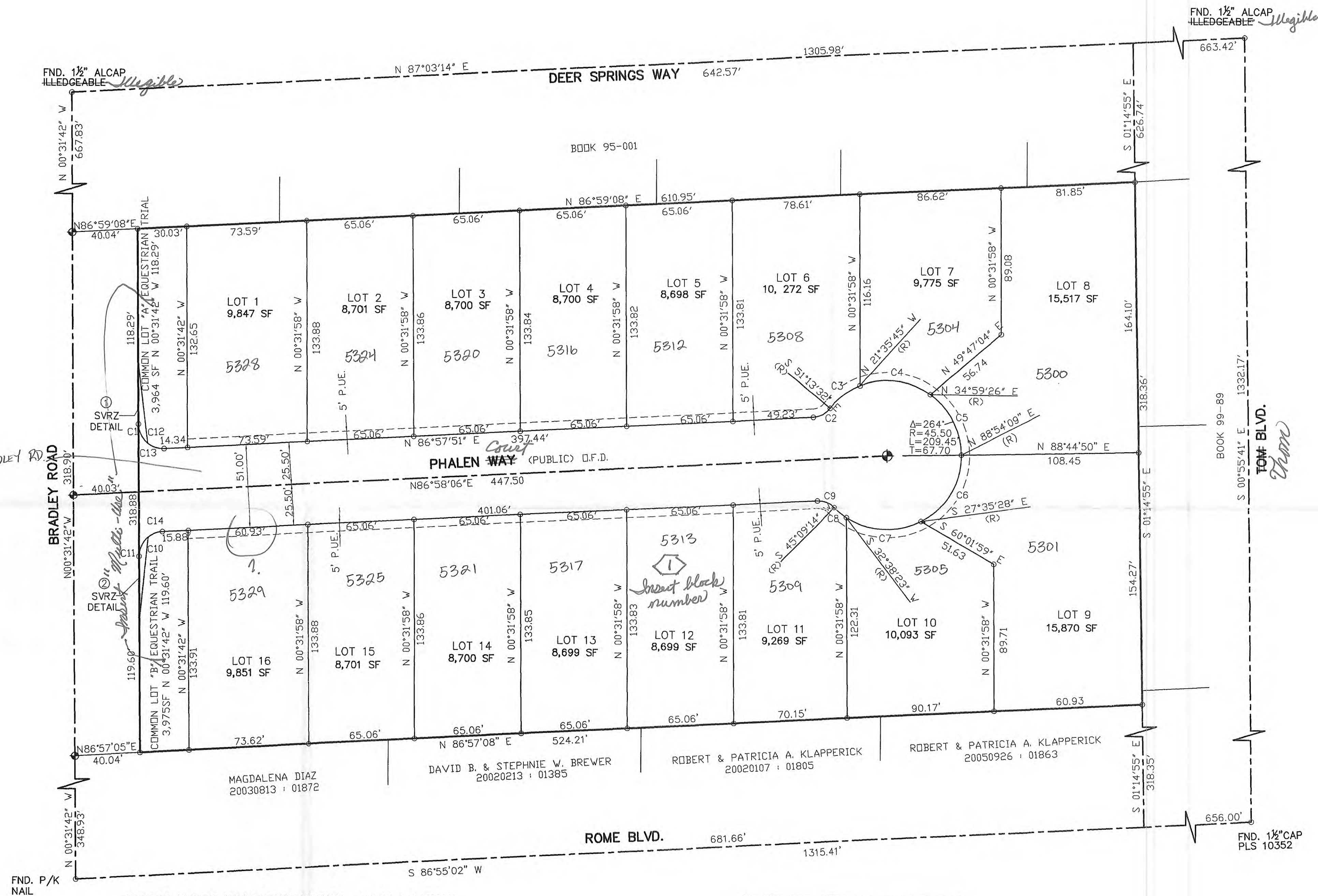


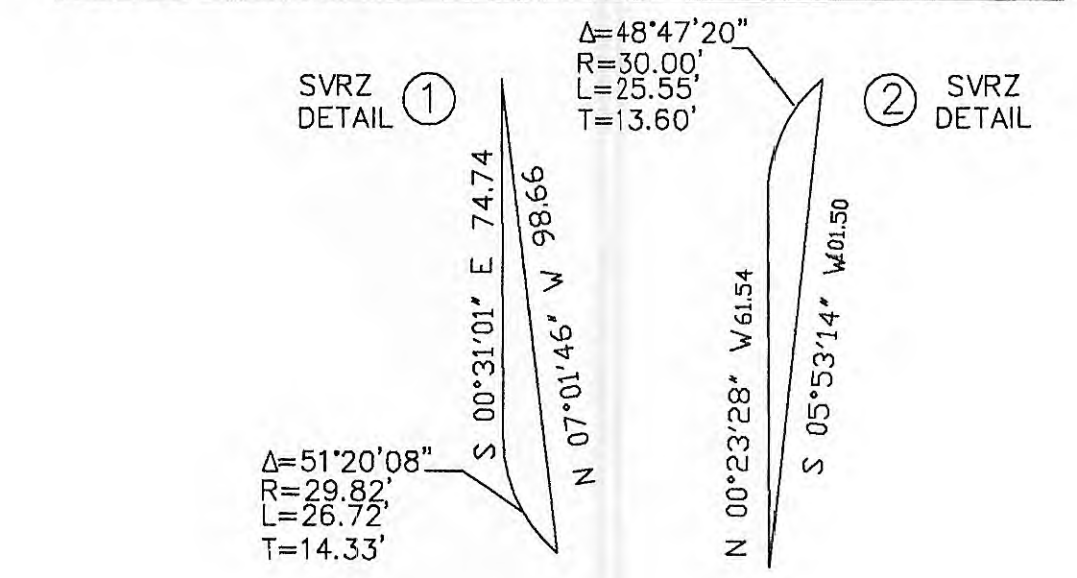
FINAL MAP  
OF  
**BRADLEY VILLAS**  
BEING A PORTION OF THE NORTHWEST QUARTER OF THE  
SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 19 SOUTH,  
RANGE 60 EAST, M.D.B.&M., CITY OF LAS VEGAS,  
CLARK COUNTY, NEVADA.



- LEGEND**
- FOUND MONUMENT AS NOTED
  - SET ALCAP/NAIL & TAG PLS 8488
  - ⊕ SET - TYPE III MONUMENT P.L.S. NO. 8488 W/ REF. TIES
  - 16 LOT NUMBERS (14 TOTAL)
  - C1 CURVE NUMBERS
  - SECTION/CENTER LINE
  - LOT LINE
  - TRACT BOUNDARY
  - SET BACK LINE
  - EASEMENT LINE
  - ① SIGHT VISIBILITY ZONE
  - O.F.D. OFFER FOR DEDICATION

**RECORDERS NOTE:**  
ANY SUBSEQUENT CHANGES TO THIS MAP SHOULD  
BE EXAMINED AND MAY BE DETERMINED BY REFERENCE  
TO THE COUNTY RECORDERS ACCUMULATIVE MAP INDEX  
N.R.S. 278.5695

**SIGHT VISIBILITY RESTRICTION ZONE DETAIL**



| CURVE TABLE |           |        |        |
|-------------|-----------|--------|--------|
| CURVE       | DELTA     | RADIUS | LENGTH |
| C1          | 51°09'36" | 15.00  | 13.19  |
| C2          | 48°12'27" | 14.49  | 12.20  |
| C3          | 29°29'34" | 45.50  | 23.44  |
| C4          | 57°00'00" | 45.50  | 45.03  |
| C5          | 53°55'22" | 45.50  | 42.81  |
| C6          | 63°30'04" | 45.50  | 50.43  |
| C7          | 60°14'07" | 45.50  | 47.83  |
| C8          | 12°30'50" | 45.50  | 9.94   |
| C9          | 48°30'55" | 14.41  | 12.20  |
| C10         | 35°57'48" | 15.00  | 9.42   |
| C11         | 51°32'32" | 15.00  | 13.49  |
| C12         | 41°20'50" | 15.00  | 10.82  |

**BASIS OF BEARINGS**

N 0°31'42" W BEING THE CENTERLINE OF BRADLEY ROAD PER RECORD OF SURVEY SURVEY FILE 52 PAGE 70, ON SHEET 6 OF 17, IN THE OFFICE OF THE RECORDS CLARK COUNTY, NEVADA.

*Note: Direct access to Bradley Road from adjacent lots across common lots is prohibited*

*Street name shall be approved by the Fire Department*

**FINAL MAP OF 'BRADLEY VILLAS'**  
BEING A PORTION OF THE NORTHWEST QUARTER OF THE  
SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 19 SOUTH,  
RANGE 60 EAST, M.D.B.&M., CITY OF LAS VEGAS,  
CLARK COUNTY, NEVADA.

**DELTA ENGINEERING**  
3131 MEADE AVE., SUITE "D"  
LAS VEGAS, NV. 89102  
TEL: (702) 364-9777  
FAX (702) 364-9333

|         |          |          |           |
|---------|----------|----------|-----------|
| DES. BY | PBB      | DWG. BY  | CHKD. BY  |
|         |          | PBB/JJRP | PBB       |
| SCALE   | 1" = 40' | DATE     | 20 DEC 04 |
| JOB NO. | 04058    | SHT.     | 2 OF 2    |

STAFF COPY

APR 10 2006

# PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street  
Las Vegas, NV 89101

TTY 702-386-9108

Voice:

Administration 229-6353

Comp Planning 229-6022

Current Planning 229-6301

[www.lasvegasnevada.gov](http://www.lasvegasnevada.gov)

May 8, 2006

Mr. David Shrit  
Bradley Villas, LLC  
4465 South Buffalo Drive, Suite #2  
Las Vegas, Nevada 89147

**RE: FMP-12905 - Bradley Villas**

Dear Mr. Shrit:

Your request for a Final Map Technical Review was considered by the Planning and Development Department on May 8, 2006.

The Planning Development Department Staff has administratively **APPROVED** your request, subject to the following:

## Planning and Development

1. The Original Final Map Mylar shall be in conformance with the approved Tentative Map -- Bradley Villas (TMP-6259).
2. The Final Map shall be revised in accordance with the corrections noted on the attached map as required by the Planning and Development Department prior to the submittal of the original Mylar for signature by the City. Such corrections shall include the following:
  - a. On the cover sheet, the name: "AND DEVELOPMENT" is be inserted between "PLANNING" and "DEPARTMENT."
  - b. On the cover sheet, insert the file number "FMP-12905 above the box in the lower right hand corner.
  - c. On the second sheet Thom Boulevard is misspelled.
  - d. The proposed street name must be approved by the Fire Communications Center. The street name is to have a "Court" suffix.
  - e. On the second sheet, include a note which states: "Direct access to Bradley Road from adjacent lots through common lots is prohibited."
  - f. Insert the block number.
  - g. Label the trail: "MULTI-USE EQUESTRIAN TRAIL."
  - h. At the northeast and northwest corners of the subdivision, "ILLEDGEABLE" is misspelled. (I assume that "ILLEGIBLE" is the intended word.)
  - i. I question a lot dimension of Lot 16.

Mayor  
Oscar B. Goodman

City Council  
Gary Reese  
(Mayor Pro Tem)  
Larry Brown  
Lawrence Weekly  
Steve Wolfson  
Lois Tarkanian  
Steven D. Ross

City Manager  
Douglas A. Selby





**Public Works**

3. Revise the first paragraph of the Owner's Certificate to include the words "grant easements". In addition, insert the following paragraph after the second paragraph as provided within the City of Las Vegas Title 18 Subdivision Ordinance, Appendix E, "Provided, however, that no above-ground utility vaults that would substantially interfere with the intended use of the trail corridor shall be allowed within any easements, corridors, or common lots designated as public multi-use trail easement areas, and no such easement rights shall be granted to the above listed utility companies, nor any other parties, in conflict with this statement".
4. Include the following statement to the end of the Owner's Certificate "I/we hereby acknowledge that non-residential lots (i.e. Lots "A" and "B"), a Multi-Use Equestrian Trail, will be conveyed to the City of Las Vegas within one year of the recordation of this map".
5. On sheet 1 of 2, change the City Engineer to Jorge Cervantes, P.E. # 13977, P.T.O.E.
6. On sheet 2, revise the entrance radii for curves C10 and C12 to be 20 feet.
7. Add curve numbers C13 and C14 to the curve table.
8. Revise the SVRZ note to include the words "To Be Privately Maintained".
9. On sheet 2, between lots 8 and 9 and along the east side of lot 9, provide a 10-foot common lot and label as a "Public Drainage Easement to be Privately Maintained by the Homeowner's Association".
10. Grant a 10-foot drainage easement along the south side of lots 9 through 16 and label as a "Public Drainage Easement to be Privately Maintained by the Homeowner's Association". This easement does not require a common lot.
11. Label the Multi-Use Equestrian Trail as follows: The easterly 10 feet of Common Lots "A" and "B" (Non-residential lots to be conveyed to the City of Las Vegas, to be privately maintained by the Homeowner's Association prior to conveyance) fronting Bradley Road shall have a multi-use equestrian trail easement; said easement being a portion of the overall 30-foot multi-use equestrian trail along Bradley Road.
12. Dimensions and information presented on the submitted civil improvement plans should match the Final Map. We note that information such as the project boundary bearing, lot dimensions and associated bearings do not match the submitted civil plans. Revise drawings as necessary.

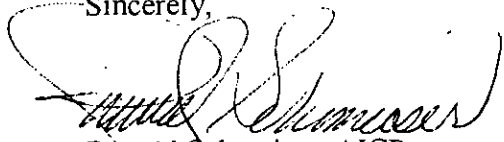


Mr. David Shrit  
FMP-12905 - Page Three  
May 8, 2006

13. Site development to comply with all previous conditions of approval for the Bradley Villas Tentative Map (TMP-6529).
14. Prior to recordation, this Final Map must show all required easements and right-of-way dedications, must coincide with the approved drainage plan/study and construction plans, and the Owner's Certificate must make specific reference to all easements and right-of-ways noted/offered for public use as required by the Department of Public Works. Appropriate sight visibility restriction zones, if applicable, are also required to be shown on this Final Map at all interior intersections, at all perimeter intersections abutting this subdivision site, at all intersections where an interior subdivision street connects with an abutting public street and at all other locations as required by the Traffic Engineer.

This action by the Planning and Development Department on May 8, 2006 is final unless a written appeal is filed with the Director of Planning and Development within seven days of receiving written notice of the decision. A nonrefundable fee must accompany the appeal. The Planning Commission shall hear the appeal within 30 days after the appeal is filed with the Director.

Sincerely,



Donald Schmeiser, AICP  
Senior Planner  
Planning and Development Department  
Current Planning Division

DS:clb

cc: Mr. Patrick Beebe  
Delta Engineering  
3131 Meade Avenue, Suite D  
Las Vegas, Nevada 89102



# Memorandum

City of Las Vegas  
Department of Public Works  
City Engineer Division  
Survey Section

Phone (702) 229-6217  
Fax (702) 804-8582  
www.lasvegasnevada.gov

To: Patrick Beebe, PLS  
Delta Engineering

From: Alan R. Riecki, PLS  
City Surveyor

CC: Don Schmeiser  
Planning and Development

Date: May 16, 2006

Re: **BRADLEY VILLAS**  
**FMP-12905**

---

Attached is a redlined drawing delineating comments from Survey review. **THE REDLINED PRINT MUST BE RETURNED TO SURVEY ALONG WITH A 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 change the name of the City Engineer.

Please check the survey completion date in the Surveyor's Certificate.

Please match your found monuments to your legend.

Please ensure that all text meets the minimum size requirement of 0.1 inches.

Please change the designation Sight Visibility Zone (SVZ) to Sight Visibility Restriction Zone (SVRZ) wherever it appears.

Please add block numbers to conform to City of Las Vegas municipal code.

Your Basis of Bearing is quite a ways away from the map. Please tie to that Basis of Bearing or perhaps rotate onto a closer Basis of Bearing.

The right-of-way bearings for your lots on Phalen Way do not match the centerline. For this and other reasons, we were unable to close most of the lots, especially around the cul-de-sac area.

Please correct miscellaneous errors, typos, or omissions as shown on the redlines.

We were unable to do a complete map check. Please verify your map data and make necessary corrections prior to resubmitting this map for a technical review.





# Memorandum

City of Las Vegas  
Department of Public Works  
Development Coordination

To: Department of Planning and Development  
From: Bart Anderson, Manager, Development Coordination, Department of Public Works *BA*  
CC: Ed Byrge, Right-of-Way; Wayne Dowdey, Land Development; O. C. White, Traffic Engineering; Alan R. Riekkki, Survey (FM, PM, & A's only)  
Date: May 2, 2006  
Re: **FMP-12905** Bradley Villas 6640 Bradley Rd.  
Request for a Final Map Technical Review

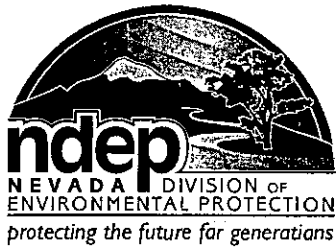
## COMMENTS:

We note that an approved Drainage Plan/Study is on file with the Flood Control Section of the Department of Public Works. We also note that a Traffic Impact Analysis was not required by the Traffic Engineering Division for the Bradley Villas subdivision.

## CONDITIONS OF APPROVAL:

1. Revise the first paragraph of the Owner's Certificate to include the words "grant easements". In addition, insert the following paragraph after the second paragraph as provided within the City of Las Vegas Title 18 Subdivision Ordinance, Appendix E, "Provided, however, that no above-ground utility vaults that would substantially interfere with the intended use of the trail corridor shall be allowed within any easements, corridors, or common lots designated as public multi-use trail easement areas, and no such easement rights shall be granted to the above listed utility companies, nor any other parties, in conflict with this statement".
2. Include the following statement to the end of the Owner's Certificate "I/we hereby acknowledge that non-residential lots (i.e. Lots "A" and "B"), a Multi-Use Equestrian Trail, will be conveyed to the City of Las Vegas within one year of the redecoration of this map".
3. On sheet 1 of 2, change the City Engineer to Jorge Cervantes, P.E. # 13977, P.T.O.E.
4. On sheet 2, revise the entrance radii for curves C10 and C12 to be 20 feet.
5. Add curve numbers C13 and C14 to the curve table.
6. Revise the SVRZ note to include the words "To Be Privately Maintained".
7. On sheet 2, between lots 8 and 9 and along the east side of lot 9, provide a 10-foot common lot and label as a "Public Drainage Easement to be Privately Maintained by the Homeowner's Association".
8. Grant a 10-foot drainage easement along the south side of lots 9 through 16 and label as a "Public Drainage Easement to be Privately Maintained by the Homeowner's Association". This easement does not require a common lot.
9. Label the Multi-Use Equestrian Trail as follows: The easterly 10 feet of Common Lots "A" and "B" (Non-residential lots to be conveyed to the City of Las Vegas, to be privately maintained by the Homeowner's Association prior to conveyance) fronting Bradley Road shall have a multi-use equestrian trail easement; said easement being a portion of the overall 30-foot multi-use equestrian trail along Bradley Road.
10. Dimensions and information presented on the submitted civil improvement plans should match the Final Map. We note that information such as the project boundary bearing, lot dimensions and associated bearings do not match the submitted civil plans. Revise drawings as necessary.
11. Site development to comply with all previous conditions of approval for the Bradley Villas Tentative Map (TMP-6529).
12. Prior to recordation, this Final Map must show all required easements and right-of-way dedications, must coincide with the approved drainage plan/study and construction plans, and the Owner's Certificate must make specific reference to all easements and right-of-ways noted/offered for public use as required by the Department of Public Works. Appropriate sight visibility restriction zones, if applicable, are also required to be shown on this Final Map at all interior intersections, at all perimeter intersections abutting this subdivision site, at all intersections where an interior subdivision street connects with an abutting public street and at all other locations as required by the Traffic Engineer.





**STATE OF NEVADA**  
Department of Conservation & Natural Resources  
DIVISION OF ENVIRONMENTAL PROTECTION

Kenny C. Guinn, Governor  
Allen Biaggi, Director  
Lea M. Drazdoff, P.E., Administrator

April 14, 2006

WALTER B. ROSS

CLARK COUNTY HEALTH DISTRICT  
P.O. BOX 3902/625 SHADOW LANE  
LAS VEGAS NV 89127

**Re: Final Map  
Bradley Villas  
16 lots in the City of Las Vegas**

Dear Mr. ROSS:

The Division of Environmental Protection has reviewed the above referenced subdivision and approves said subdivision with regard to water pollution and sewage disposal in accordance with the Nevada Water Pollution Control Law, provided that the City of Las Vegas commits to provide sewage service to said subdivision.

Please be advised that inclusion under the Nevada Division of Environmental Protection Construction Stormwater General Permit is also required for any project involving land disturbances of one or more acres. If the above-referenced subdivision falls in this category, a stormwater authorization letter must be obtained from this Division prior to commencement of land-disturbing activities at the site. To apply for permit coverage, a Notice of Intent must be submitted along with a \$200 filing fee. For further details regarding this requirement, please contact Mr. Cliff Lawson of NDEP at (775) 687-9429.

Sincerely,

Chad Schoop, P.E.  
Technical Services Branch  
Bureau of Water Pollution Control

cc:

LINDA HARTMAN-MAYNARD the City of Las Vegas, Planning and Development  
Development Services Center, 731 S. 4th Street Las Vegas 89101  
ROBERT THOMPSON Water Resources, Southern Nevada Branch, - Las Vegas -  
Engineer: DELTA ENGINEERING 3131 MEADE AVE, STE D LAS VEGAS, NV 89102  
Developer Name: BRADLEY VILLAS 4465 S BUFFALO STE 2 LAS VEGAS, NV 89147

Control No. 14246





**CITY OF LAS VEGAS****DEVELOPMENT REVIEW COMMENT FORM**

**Planning and Development Department**  
**Current Planning Division**  
**731 South Fourth Street**  
**Las Vegas, Nevada 89101**  
**(702) 229-6301 Phone (702) 385-7268 Fax**

**4/10/06**

**FMP-12905 - BRADLEY VILLAS** - Request for a Final Map Technical Review FOR A 16-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION on 4.45 acres at 6640 Bradley Road (APN 125-24-701-005), R-E (Residence Estates) Zone under Resolution of Intent to R-1 (Single Family Residential) Ward 6 (Ross).

CASE PLANNER: **DON SCHMEISER 229-5915**

**ADMINISTRATIVE**

Comments Due: **APRIL 20, 2006**

**NOTE:** Final Maps (including Amended and Reversionary) are now being reviewed administratively and no longer go to the Planning Commission. As a part of this review, the Planning and Development Department will include a Condition of approval that required the applicant to submit this map for Final Map Technical Review (if necessary) prior to the Mylar being submitted for recordation. Comments may be submitted either on this sheet and routed via interoffice mail, U.S. mail, fax, or e-mailed to **DON SCHMEISER** ([dschmeiser@lasvegasnevada.gov](mailto:dschmeiser@lasvegasnevada.gov)), the Case Planner responsible for this case.

**LIST COMMENTS BELOW:**

---

*Ref - 11301*



April 12, 2006

State of Nevada  
Division of Water Resources  
400 Shadow Lane, Suite 201  
Las Vegas, Nevada 89106

Gentlemen:

SUBJECT: WATER AVAILABILITY – FMP-12905 BRADLEY VILLAS  
A.P.N. 125-24-701-005

The Las Vegas Valley Water District (District) has reviewed the subject subdivision map and has been unable to confirm any existing commitment for water service. The subject project will not be provided water service from the District's system without a water commitment.

A water commitment may be provided to the subdivision when all requirements of the District's Service Rules are met. The total projected water usage of the subdivision is 15.1 acre-feet/year.

If you have any questions, please contact Karen Jensen at 258-3276.

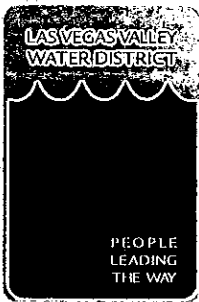
Sincerely,

Original Signed By:  
GEORGE A. JACOBY

George A. Jacoby, Manager  
Engineering Services Division

GAJ/kj

cc: Clark County Health District  
City of Las Vegas Planning Department  
Delta Engineering



1001 SOUTH VALLEY VIEW BLVD.  
LAS VEGAS, NV 89153  
TELEPHONE, 702/870-2011

Board of Directors  
Myrna Williams  
PRESIDENT

Yvonne Atkinson Gates  
VICE PRESIDENT

Tom Collins

Chip Maxfield

Lynette Boggs McDonald

Rory Reid

Bruce Woodbury

Patricia Mulroy  
GENERAL MANAGER



# MEMORANDUM

## City of Las Vegas Planning & Development Department

To: Land Development  
From: Peter Lowenstein  
Phone: (702) 229-4693 Fax: (702) 385-7268  
CC: Land Development Civil Plan Ref. #12088  
Date: 03/02/06  
Re: Bradley Villas

---

The Planning Department has reviewed the aforementioned plans and has the following comments:

1. The correct Assessors Parcel Number (APN) must be shown on the cover sheet. [APN 125-24-701-005]
2. Please revise the grading sheet to reflect tree grates placed at 20 feet on center within the proposed transition strip of the Multi-Use Equestrian Trail adjacent to Bradley Road, as is required by Recreation Trails Element of the Las Vegas Master Plan 2020.
3. It has been noted that the proposed Equestrian Trail is of a size of 15.20 feet. This exceeds the required 10-foot depth by 5.2 feet and creates a saw cut effect between the existing trail to the north and potentially to the future one to the south. Please revise all applicable sheets to reflect the trail being a minimum of 10 feet in depth and being flush with the adjacent trail to the north. Please reflect these changes within Detail 1 on Sheet C5.00.
4. Please revise Detail 1 on Sheet C5.00 to reflect the right-of-way line at the back of curb, as the transition strip is to be part of the 20-foot common lot as it is to be maintained by the homeowner's association/private property owner. (See the attached detail on Sheet C2.10)
5. Please revise Detail 1 on Sheet C5.00 to reflect the proposed wall along Bradley as a "decorative block wall with 20% contrasting material and cap." In addition, please call out the proposed height of the perimeter wall.
6. Please revise Details 2 and 3 on Sheet C5.00 to reflect the materials used in which to fill and cap the area between the existing and proposed perimeter walls. (See the attached detail located on Sheet C5.00)
7. Please provide the overall height of the proposed walls depicted within Details 1, 2, 3, 4 and 12 on Sheet C5.00.
8. Please provide a new detail for the area depicted within Detail 8 on Sheet C5.00, illustrating the proposed perimeter screen wall. Please identify the overall height of the wall.

NOTE: Please be aware that it is the applicant's responsibility to ensure that all plans submitted for permits; including, civil improvement plans, building permit submittals and final maps, must be identical in terms of site design.

RECEIVED

APR 10 2006



9. **Revise title of civil plan to match the legal subdivision name of the Tentative Map.  
(Bradley Villas")**
10. **Information on Civil Plans must match Final Map.**
11. **Civil plan redlines must be returned with mylars for planning signature.**

NOTE: Please be aware that it is the applicant's responsibility to ensure that all plans submitted for permits; including, civil improvement plans, building permit submittals and final maps, must be identical in terms of site design.

**RECEIVED**

**APR 10 2006**



**CITY OF LAS VEGAS**  
**INTER-OFFICE MEMORANDUM**  
**REQUEST FOR COMMENT**

**FROM: PLANNING AND DEVELOPMENT**

**FMP-12905**

**HAND DELIVERED**

|                                 |                  |     |
|---------------------------------|------------------|-----|
| *DEVELOPMENT COORDINATION (DPW) | GARY REID        | DSC |
| FIRE ENGINEERING                | OZZIE MIRKHAH    | DSC |
| *FLOOD CONTROL (DPW)            | ROSA CORTEZ      | DSC |
| *LAND DEVELOPMENT (DPW)         | KENT CHANG       | DSC |
| *RIGHT-OF-WAY (DPW)             | CAROLYN CAVINESS | DSC |
| *SANITARY SEWERS (DPW)          | TIM PARKS        | DSC |
| *TRAFFIC ENGINEERING            | RICK SCHROEDER   | DSC |

**SENT VIA COURIER OR INTER-OFFICE MAIL**

|                       |             |                                 |
|-----------------------|-------------|---------------------------------|
| *TEFO (DPW)           | TOM WILKING | 3104 BONANZA ROAD               |
| FIRE COMMUNICATIONS   |             | 500 CASINO CENTER               |
| *SID (DPW)            | T. McDANIEL | 4 <sup>th</sup> FLOOR CITY HALL |
| *STREETS & SANITATION |             | 2009 RONEMUS                    |
| *SURVEY (DPW)         | ALAN RIEKKI | WEST YARD                       |

**SENT VIA COURIER "U.S." MAIL**

CLARK COUNTY HEALTH DISTRICT  
LAS VEGAS VALLEY WATER DISTRICT  
UNITED STATES POSTAL SERVICE

**WALTER ROSS**

ONLY THOSE INDICATED WITH A STAR ARE TO BE ROUTED TO GARY REID, SR. ENG.  
ASSOCIATE ALL OTHER DIVISIONS PLEASE ROUTE YOUR COMMENTS DIRECTLY TO THE  
PLANNING AND DEVELOPMENT DEPARTMENT



**CITY OF LAS VEGAS**

**DEVELOPMENT REVIEW COMMENT FORM**



**Planning and Development Department  
Current Planning Division  
731 South Fourth Street  
Las Vegas, Nevada 89101  
(702) 229-6301 Phone (702) 385-7268 Fax**

**4/10/06**

**FMP-12905 - BRADLEY VILLAS** - Request for a Final Map Technical Review FOR A 16-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION on 4.45 acres at 6640 Bradley Road (APN 125-24-701-005), R-E (Residence Estates) Zone under Resolution of Intent to R-1 (Single Family Residential) Ward 6 (Ross).

**CASE PLANNER: DON SCHMEISER 229-5915**



**ADMINISTRATIVE**

**Comments Due: APRIL 20, 2006**

**NOTE:** Final Maps (including Amended and Reversionary) are now being reviewed administratively and no longer go to the Planning Commission. As a part of this review, the Planning and Development Department will include a Condition of approval that required the applicant to submit this map for Final Map Technical Review (if necessary) prior to the Mylar being submitted for recordation. Comments may be submitted either on this sheet and routed via interoffice mail, U.S. mail, fax, or e-mailed to DON SCHMEISER ([dschmeiser@lasvegasnevada.gov](mailto:dschmeiser@lasvegasnevada.gov)), the Case Planner responsible for this case.

**LIST COMMENTS BELOW:**

---



## PLANNING & DEVELOPMENT DEPARTMENT

### FINAL MAP TECHNICAL REVIEW CHECKLIST

#### FINAL MAP CONTENTS

- ☒ The name of the proposed subdivision. (If applicable, this shall include proper designation as a condominium, townhouse, residential planned development or commercial subdivision.)
- ☒ Date, north arrow and scale.
- ☒ Existing and proposed lot lines and dimensions, including the square footage of all proposed lots. Each lot shall be numbered in sequence, and each block shall be numbered or lettered. Letters may be used to identify common lots.
- ☒ Existing and proposed street rights-of-way widths and corner radii. Existing and proposed street names. *If none exist, indicate this on the map.*
- ☒ Existing and proposed utility rights-of-way and easement widths. *If none exist, indicate this on the map.*
- ☒ Existing and proposed irrigation or drainage channel rights-of-way and easement widths. *If none exist, indicate this on the map.*
- ☒ All monuments found, set, reset, replaced or removed, describing kind, size and location and other data relating thereto.
- ☒ Bearing or 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.
- ☒ Areas of unobstructed vision at intersections, as described in Chapter 12 of the LVMC.

#### SUPPLEMENTAL REQUIREMENTS

The following supplemental information may be required by the Department of Public Works or the Planning and Development Department. When required, it shall be submitted on separate drawings.

- ☒ A statement from a Title Company which complies with the requirements of NRS 278 and NRS 116 listing the names of the current owners of record of the land and the holders of record of a security interest in the land and the written consent of each.
- ☒ A copy of a sewer connection agreement verifying that downstream sewer capacity is available or that sewer capacity mitigation measures acceptable to the Department of Public Works will be provided.



# PLANNING & DEVELOPMENT



Development  
Services Center

731 S. Fourth Street  
Las Vegas, NV 89101

TTY 702-386-9108

Voice:

Administration 229-6353

Comp Planning 229-6022

Current Planning 229-0301

[www.lasvegasnevada.gov](http://www.lasvegasnevada.gov)



053815

May 13, 2005

Bradley Villas, LLC  
4465 South Buffalo, Suite #2  
Las Vegas, Nevada 89147

**RE: TMP-6259 - TENTATIVE MAP - BRADLEY VILLAS**

Dear Applicant:

Your request for a Tentative Map FOR A 16 LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 4.45 acres adjacent to the east side of Bradley Road, between Deer Springs Way and Rome Boulevard (APN 125-24-701-005), R-E (Residence Estates) Zone under Resolution of Intent to R-1 (Single Family Residential) Zone, Ward 6 (Mack), was considered by the Planning Commission on May 12, 2005.

The Planning Commission voted to **APPROVE** your request, subject to the following:

**Planning and Development**

1. Approval of the Tentative Map shall be for no more than two (2) years. If a Final Map is not recorded on all or a portion of the area embraced by the Tentative Map within two (2) years of the approval of the Tentative Map, a new Tentative Map must be filed.
2. All development shall conform to the Conditions of Approval for Rezoning (ZON-5849) and Waiver (WVR-5850).
3. Street names must be provided in accord with the City's Street Naming Regulations.
4. All development is subject to the conditions of City Departments and State Subdivision Statutes.
5. As an attachment to the civil bond, any part of which shall not be released until this condition has been satisfied and prior to the sale of any lots or units the developer is required to adopt a plan for the maintenance of infrastructure improvements. The plan is to include a listing of all infrastructure improvements, along with assignment of maintenance responsibility to common interest community, individual property owner, or City of Las Vegas, and the proposed level of maintenance for privately maintained components. The agreement must be approved by the City of Las Vegas, and must include a certification by the licensed professional engineer of record that all infrastructure components are addressed in the maintenance plan. The plan must include a statement that all properties within the community are subject to assessment for all associated costs should private maintenance obligations not be met, and the City of Las Vegas be required to provide for said maintenance. The adoption process must include recordation of the plan against all parcels.

Mayor  
Oscar B. Goodman

City Council  
Gary Reese  
(Mayor Pro Tem)  
Larry Brown  
Lawrence Weekly  
Michael Mack  
Steve Wolfson  
Lois Tarkenton

City Manager  
Douglas A. Selby



07101-001-01-05



6. The plan shall note that the recreational trail to be transferred to the ownership of the City of Las Vegas shall be maintained at a basic level through utilization of public resources. That basic level to be defined as removal of debris and surface grading once every calendar year. Should additional maintenance activities be requested by the common interest community, or members thereof, the associated costs shall be assessed to the common interest community and/or members thereof.

**Public Works**

8. Label the Multi-Use Equestrian Trail adjacent to the western boundary of this site along Bradley Road as follows: 30-foot wide Multi-Use Equestrian Trail, C.E. Lot "\_\_\_", Non-residential lot to be conveyed to the City of Las Vegas, to be privately maintained by the Homeowner's Association prior to conveyance.
9. The Final Map for this site shall label the Multi-Use Equestrian Trail adjacent to this site along Bradley Road as "30-foot wide Multi-Use Equestrian Trail Easement to be privately maintained by the Homeowner's Association". In addition, per Title 18 Appendix E, the Owner's Certificate shall include the following paragraph, "Provided, however, that no above-ground utility vaults that would substantially interfere with the intended use of the trail corridor shall be allowed within any easements, corridors, or common lots designated as public multi-use trail easement areas, and no such easement rights shall be granted to the above listed utility companies, nor any other parties, in conflict with this statement."
10. A Homeowner's Association shall be established to maintain all perimeter walls, landscaping and common areas created with this development. All landscaping shall be situated and maintained so as to not create sight visibility obstructions for vehicular traffic at all development access drives and abutting street intersections.
11. Site development to comply with all applicable conditions of approval for Zoning Reclassification ZON-5849 and all other subsequent site-related actions.
12. The approval of all Public Works related improvements shown on this Tentative Map is in concept only. Specific design and construction details relating to size, type and/or alignment of improvements, including but not limited to street, sewer and drainage improvements, shall be resolved prior to approval of the construction plans by the City. No deviations from adopted City Standards shall be allowed unless specific written approval for such is received from the City Engineer prior to the recordation of a Final Map or the approval of subdivision-related construction plans, whichever may occur first.



Bradley Villas, LLC  
TMP-6259 - Page Three  
May 13, 2005

Approval of this Tentative Map does not constitute approval of any deviations. If such approval cannot be obtained, a revised Tentative Map must be submitted showing elimination of such deviations.

This action by the Planning Commission on May 12, 2005 is final unless a written appeal is filed with the City Clerk within seven days of the date of the Planning Commission's decision or there is a review action filed by the City Council within the same time period.

Sincerely,



Douglas J. Rankin, Planning Supervisor  
Planning and Development Department  
Current Planning Division

DJR:clc

cc: Mr. Patrick Beebe  
Delta Engineering  
3131 Meade Avenue, Suite D  
Las Vegas, Nevada 89102



10

Report Date 04/10/2006 02:37 PM

Submitted By

Page 1

A/P # 12905 FINAL MAP

Application Information

Stages

|           | Date / Time      | By     |            | Date / Time | By |
|-----------|------------------|--------|------------|-------------|----|
| Processed | 04/10/2006 11:46 | 983967 | Temp COO   |             |    |
| Approved  |                  |        | COO Issued |             |    |
| Final     |                  |        | Expires    |             |    |

Associated Information

|                  |                                                  |            |                      |      |
|------------------|--------------------------------------------------|------------|----------------------|------|
| Type of Work     | # Plans                                          | 0          | Declared Valuation   | 0.00 |
| Dept of Commerce | # Plans                                          | 0          | Calculated Valuation | 0.00 |
| Priority         | <input checked="" type="checkbox"/> Auto Reviews | Bill Group | Actual Valuation     | 0.00 |

Description of Work

FMP-12905 - BRADLEY VILLAS - Request for a Final Map Technical Review FOR A 16-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION on 4.45 acres at 6640 Bradley Road (APN 125-24-701-005), R-E (Residence Estates) Zone under Resolution of Intent to R-1 (Single Family Residential) Ward 6 (Ross).

Parent A/P # 6259  
Project # 12905 Project/Phase Name BRADLEY VILLAS Phase #  
Size/Area 4.45 ACRES Size Description  
Proposed Start Proposed Stop % Completed 0.00  
% Complete Formula

Property/Site Information

Parcel 12524701005

Location

Owner/Tenant

Contact ID AC772609 Name BRADLEY VILLAS L L C  
Mailing Address 4465 S BUFFALO #2  
City LAS VEGAS Organization  
ZIP/PC 89147-6232 State/Province NV  
Day Phone (702)826-6010 x Country  
Fax (702)826-6023 Evening Phone  
Mobile # ☐ Foreign

Linked Addresses

No Addresses are linked to this Application

A/P Linked Addresses

6640 BRADLEY RD  
LAS VEGAS, 89131-

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

12524701005



**City of Las Vegas**400 Stewart Ave  
Las Vegas, NV 89101-2927**FMP Application****Report Date** 04/10/2006 02:37 PM**Submitted By**

Page 2

**FINAL MAP****Technical Review Process****Mylar Process**

16 # of Residential/Commercial Lots

0 # of Residential/Commercial Lots

2 # of Common Element Lots

0 # of Common Element Lots

04/10/2006 **Blueline Submitted****Mylar Submitted**04/10/2006 **Blueline Accepted for Processing****Mylar Accepted for Processing****Action Letter Sent****Mylar Comments Sent****Mylar Released for Recordation****Type of Map** NEWY **Parent Project link required?**

Flood Study required?

Street Name Has Been Changed

Y **Is this a Residential Subdivision?**

Traffic Study required?

Recordation Information

**CLV Drawing #****Date** At 00:00**Subdivision Code (Book and Page)****Legal Subdivision**

BRADLEY VILLAS

**Template Type** A/P # **A/P Type** **Status** **Stage**

No children exist for this project

**Employee ID** **Last** **First** **MI** **Comments**

981106 SCHMEISER DDNALD D PLANNING 229-5915

**Log Action Hours** **Description Comments** **Entered By** **Start** **Stop**PAYMNT CK NAME,# WHO PICKED UP PERMIT 983657 04/10/2006 11:50  
0.00 bradley villas llc ck 1041 / cheryl / 364-9777



# PLANNING & DEVELOPMENT DEPARTMENT

## APPLICATION / PETITION FORM

Application/Petition For: BRADLEY VILLAGES LLC  
 Project Address (Location) 6640 BRADLEY RD  
 Project Name BRADLEY VILLAGES Proposed Use Single Fam RES.  
 Assessor's Parcel #(s) 125-24-701-005 Ward # 6  
 General Plan: existing \_\_\_\_\_ proposed \_\_\_\_\_ Zoning: existing R-1 proposed \_\_\_\_\_  
 Commercial Square Footage \_\_\_\_\_ Floor Area Ratio \_\_\_\_\_  
 Gross Acres 4.45 Lots/Units 18 Density R-1 3.56  
 Additional Information \_\_\_\_\_

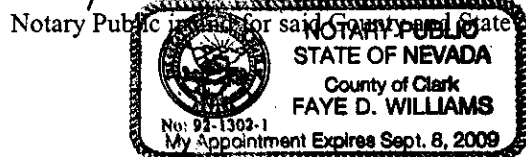
PROPERTY OWNER BRADLEY VILLAGES LLC Contact DAVID SHIRIT  
 Address 4465 South Buffalo #2 Phone: 876 6010 Fax: 876 6023  
 City Las Vegas, NV State NV Zip 89147

APPLICANT BRADLEY VILLAGES LLC Contact DAVID SHIRIT  
 Address 4465 South Buffalo #2 Phone: 876 6010 Fax: 876 6023  
 City Las Vegas State NV Zip 89147

REPRESENTATIVE DELTA ENG. Contact Patrick Beebe  
 Address 3131 MEANE AVE "D" Phone: 364-9777 Fax: 364-9333  
 City L.V. State NV Zip 89002

Property Owner Signature\* David Shirit  
 \* An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.  
 Print Name DAVID SHIRIT

Subscribed and sworn before me  
 This 1st day of March, 2006  
Faye D. Williams



### FOR DEPARTMENT USE ONLY

|                |                    |
|----------------|--------------------|
| Case #         | <u>12905 - FMP</u> |
| Meeting Date:  | _____              |
| Total Fee:     | <u>750.00</u>      |
| Date Accepted: | <u>4/10/06</u>     |
| Accepted By:   | <u>PD</u>          |

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APR 10 2006

2nd. *Mythical, Greek*  
*the goddess of the*  
*sun, moon, and stars*  
*and vegetation.*

1st.

2nd.

*Mythical, Greek*  
*the goddess of the*  
*sun, moon, and stars*  
*and vegetation.*

*Mythical, Greek*  
*the goddess of the*  
*sun, moon, and stars*  
*and vegetation.*

*Mythical, Greek*  
*the goddess of the*  
*sun, moon, and stars*  
*and vegetation.*

*Mythical, Greek*  
*the goddess of the*  
*sun, moon, and stars*  
*and vegetation.*

3rd.

4th.

*Mythical, Greek*  
*the goddess of the*  
*sun, moon, and stars*  
*and vegetation.*

5th.

*Mythical, Greek*  
*the goddess of the*  
*sun, moon, and stars*  
*and vegetation.*

*Mythical, Greek*  
*the goddess of the*  
*sun, moon, and stars*  
*and vegetation.*



## PLANNING & DEVELOPMENT DEPARTMENT

### STATEMENT OF FINANCIAL INTEREST

Case Number: FMP-12905 APN: 125-24-701-005

Name of Property Owner: BRADLEY VILLAGES LLC

Name of Applicant: BRADLEY VILLAGES LLC

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/Authorized Agent: David Shubit

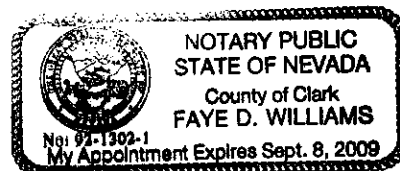
Print Name: DAVID SHUBIT

Subscribed and sworn before me

This 1st day of march, 2006

Faye D. Williams

Notary Public in and for said County and State



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APR 10 2006

THE UNIVERSITY OF CALIFORNIA

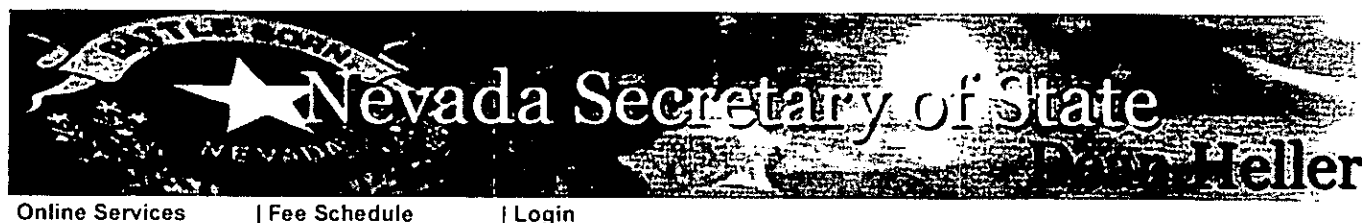
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BERKELEY, CALIF.

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LIBRARY  
BERKELEY, CALIF.  
1967



## BRADLEY LAND DEVELOPMENT COMPANY, LLC

[PRINT](#)

### Business Entity Information

|                   |                                            |                       |              |
|-------------------|--------------------------------------------|-----------------------|--------------|
| Status:           | Active                                     | File Date:            | 5/6/2004     |
| Type:             | NRS86 - Domestic Limited-Liability Company | Corp Number:          | LLC9725-2004 |
| Qualifying State: | NV                                         | List of Officers Due: | 5/31/2006    |
| Managed By:       | Managers                                   | Expiration Date:      | 5/6/2504     |

### Resident Agent Information

|                    |              |                    |                       |
|--------------------|--------------|--------------------|-----------------------|
| Name:              | DAVID SHIRIT | Address 1:         | 4465 S BUFFALO DR STE |
| Address 2:         |              | City:              | LAS VEGAS             |
| State:             | NV           | Zip:               | 89147                 |
| Phone:             |              | Fax:               |                       |
| Email:             |              | Mailing Address 1: |                       |
| Mailing Address 2: |              | Mailing City:      |                       |
| Mailing State:     |              | Mailing Zip:       |                       |

[View all business entities under this resident agent](#)

### Financial Information

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

### Officers

☐ Include Inactive Officers

#### Manager - DARTMOUTH ENTERPRISES INC

|            |                      |            |    |
|------------|----------------------|------------|----|
| Address 1: | 4465 S BUFFALO STE 2 | Address 2: |    |
| City:      | LAS VEGAS            | State:     | NV |
| Zip:       | 89147                | Country:   |    |
| Status:    | Active               | Email:     |    |

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2

1

**Actions\Amendments**

**[Click here to view 4 actions\amendments associated with this company](#)**

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**SOS Contact Information**



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## BRADLEY VILLAS, LLC

PRINT

### Business Entity Information

|                   |                                            |                       |               |
|-------------------|--------------------------------------------|-----------------------|---------------|
| Status:           | Active                                     | File Date:            | 5/25/2004     |
| Type:             | NRS86 - Domestic Limited-Liability Company | Corp Number:          | LLC11379-2004 |
| Qualifying State: | NV                                         | List of Officers Due: | 5/31/2006     |
| Managed By:       | Managers                                   | Expiration Date:      | 5/25/2504     |

### Resident Agent Information

|                    |              |                    |                       |
|--------------------|--------------|--------------------|-----------------------|
| Name:              | DAVID SHIRIT | Address 1:         | 4465 S BUFFALO DR STE |
| Address 2:         |              | City:              | LAS VEGAS             |
| State:             | NV           | Zip:               | 89147                 |
| Phone:             |              | Fax:               |                       |
| Email:             |              | Mailing Address 1: |                       |
| Mailing Address 2: |              | Mailing City:      |                       |
| Mailing State:     |              | Mailing Zip:       |                       |

[View all business entities under this resident agent](#)

### Financial Information

|                     |   |                 |      |
|---------------------|---|-----------------|------|
| No Par Share Count: | 0 | Capital Amount: | \$ 0 |
|---------------------|---|-----------------|------|

No stock records found for this company

### Officers

☐ Include Inactive Office

#### Manager - BRADLEY LAND DEVELOPMENT COMPANY LL

|            |                         |            |    |
|------------|-------------------------|------------|----|
| Address 1: | 4465 S BUFFALO DR STE 2 | Address 2: | C  |
| City:      | LAS VEGAS               | State:     | NV |
| Zip:       | 89147                   | Country:   |    |
| Status:    | Active                  | Email:     |    |

#### Manager - LIOR GAMLIEL

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|            |                         |            |    |
|------------|-------------------------|------------|----|
| Address 1: | 4465 S BUFFALO DR STE 2 | Address 2: | C  |
| City:      | LAS VEGAS               | State:     | NV |
| Zip:       | 89147                   | Country:   |    |
| Status:    | Active                  | Email:     |    |

## Actions\Amendments

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2/15/2006





## DARTMOUTH ENTERPRISES, INC.

PRINT

### Business Entity Information

|                   |                              |                       |             |
|-------------------|------------------------------|-----------------------|-------------|
| Status:           | Active                       | File Date:            | 5/6/2004    |
| Type:             | NRS78 - Domestic Corporation | Corp Number:          | C12177-2004 |
| Qualifying State: | NV                           | List of Officers Due: | 5/31/2006   |
| Managed By:       |                              | Expiration Date:      |             |

### Resident Agent Information

|                    |              |                    |                       |
|--------------------|--------------|--------------------|-----------------------|
| Name:              | DAVID SHIRIT | Address 1:         | 4465 S BUFFALO DR STE |
| Address 2:         |              | City:              | LAS VEGAS             |
| State:             | NV           | Zip:               | 89147                 |
| Phone:             |              | Fax:               |                       |
| Email:             |              | Mailing Address 1: |                       |
| Mailing Address 2: |              | Mailing City:      |                       |
| Mailing State:     |              | Mailing Zip:       |                       |

[View all business entities under this resident agent](#)

### Financial Information

|                     |            |                  |           |
|---------------------|------------|------------------|-----------|
| No Par Share Count: | 0          | Capital Amount:  | \$ 100.00 |
| Par Share Count:    | 100,000.00 | Par Share Value: | \$ 0.001  |

### Officers

☐ Include Inactive Office

#### President - DAVID SHIRIT

|            |                      |            |    |
|------------|----------------------|------------|----|
| Address 1: | 4465 S BUFFALO STE 2 | Address 2: |    |
| City:      | LAS VEGAS            | State:     | NV |
| Zip:       | 89147                | Country:   |    |
| Status:    | Active               | Email:     |    |

#### Secretary - DAVID SHIRIT

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APR 10 2006



|                                 |                      |            |    |
|---------------------------------|----------------------|------------|----|
| Address 1:                      | 4465 S BUFFALO STE 2 | Address 2: |    |
| City:                           | LAS VEGAS            | State:     | NV |
| Zip:                            | 89147                | Country:   |    |
| Status:                         | Active               | Email:     |    |
| <b>Treasurer - DAVID SHIRIT</b> |                      |            |    |
| Address 1:                      | 4465 S BUFFALO STE 2 | Address 2: |    |
| City:                           | LAS VEGAS            | State:     | NV |
| Zip:                            | 89147                | Country:   |    |
| Status:                         | Active               | Email:     |    |

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**APR 10 2006**



APN NO: 125-24-701-005

RPTT \$5,100.00

Escrow No.: NV504-50425JMM

(7)

20040615-0001418  
Fee: \$20.00 RPTT: \$5,100.00  
06/15/2004 09:40:01 T20040039315  
Req: NORTH AMERICAN TITLE COMPANY  
Frances Deane  
Clark County Recorder Pgs: 7

Recording requested by:  
NORTH AMERICAN TITLE COMPANY

When recorded mail along with tax statement to:  
Bradley Villas, LLC  
4465 S. Buffalo, Ste. 2  
Las Vegas, Nv 89147

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

**643 SOUTH SAN PEDRO STREET, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY,**

In consideration of \$10.00 and other valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to:

**BRADLEY VILLAS, 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 EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

- Subject to:
1. Taxes for the current fiscal year, paid current.
  2. Conditions, covenants, restrictions, reservations, rights, rights of way and easements now of record, if any,

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

DATE: 6-11-04

643 South San Pedro Street, LLC

BY:

[Signature]  
Parviz Okhovat, Managing Member

BY:

[Signature]  
Siamak Okhovat, Managing Member

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APR 10 2006

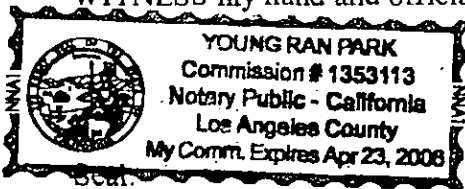


State of California

County of Los Angeles

On June 11, 2004, before me, the undersigned Notary Public in and for said County and State, personally appeared PARVIZ OKHOVAT, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official Seal.

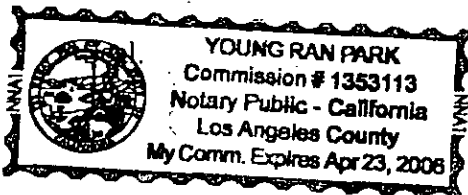
Signature [Handwritten Signature]My Commission expires 4-23-2006

State of California

County of Los Angeles

On June 11, 2004, before me, the undersigned Notary Public in and for said County and State, personally appeared SIAMAK OKHOVAT, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Signature [Handwritten Signature]My Commission expires 4-23-2006

RECEIVED

APR 10 2006



**EXHIBIT "A"**

THAT PORTION OF THE NORTHWEST QUARTER (NW1/4) OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION 24, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., DESCRIBED AS FOLLOWS:

LOT TWO HUNDRED SEVENTY-THREE (273) OF DECATUR ALIGNMENT, AS SHOWN BY MAP THEREOF ON FILE IN FILE 52 OF SURVEYS, PAGE 70, IN THE OFFICE OF THE COUNTY RECORDER, CLARK COUNTY, NEVADA AND RECORDED OCTOBER 18, 1989 IN BOOK 891018 AS DOCUMENT NO. 00517, OFFICIAL RECORDS, AS SET FORTH IN THAT CERTAIN JUDGEMENT AND DECREE QUIETING TITLE ISSUED OUT OF THE EIGHTH JUDICIAL DISTRICT COURT, CASE NOS. A-233462 AND A-274127, AND RECORDED OCTOBER 26, 1989 IN BOOK 891926 AS DOCUMENT NO. 00794, OFFICIAL RECORDS.

**RECEIVED**  
**APR 10 2006**

