(7)

st #: 201008110003336
ees: $20.00
N/C Fee: $0.00
08/11/2010 04:29:44 PM
Receipt #: 461649
Requestor:
LAS VEGAS CITY
Recorded By: ANI Pgs: 7
DEBBIE CONWAY
CLARK COUNTY RECORDER

When recorded mail to:
City Clerk-City Hall
400 Stewart Ave
Las Vegas, Nevada 89101

APN: 139-33-499-029 & 139-33-499-062

ORDER OF VACATION

WHEREAS, a petition dated the 10th day of June 2008, signed by a property owner(s) abutting the area affected thereby, was filed with the City Clerk of the City Council of the City of Las Vegas, Nevada (hereinafter the "City Clerk" and the "City Council" respectively), applying for the vacation of certain real property, hereinafter described. The petition having been in order, the City Council referred it to the City's Planning Commission (hereinafter the "Planning Commission") for its recommendation, and the Planning Commission having filed its report with the City Council approved and recommended such vacation; and

WHEREAS, The Planning Commission hearing referenced in the previous paragraph was held on 24th day of July 2008, at the hour of 6:00 p.m. in the City Council Chambers of Las Vegas City Hall, 400 East Stewart Avenue, Las Vegas, County of Clark, Nevada, notice of which was provided to each owner of property abutting the area proposed for vacation and a notice published at least once in a newspaper of general circulation in the City setting forth the date, time and place of the public hearing and the extent of the proposed vacation; and

WHEREAS, the notices were mailed and a notice of hearing was published on the 11th day of July 2008, and

WHEREAS, The City Council having held a hearing on the 20th day of August 2008, on the petition for vacation and the recommendation of the Planning Commission thereon, and the City Council having heard evidence in support of and against the petition; and

WHEREAS, Following the hearing, the City Council having approved the petition by finding that the portion of the real property to be vacated is no longer required for the public use and convenience and that the vacation will inure to the benefit of the City of Las Vegas and that neither the public, nor any person, will be materially injured thereby, and that utility company requirements, if any, will be satisfied;

THEREFORE, IT IS HEREBY ORDERED by the City Council of the City of Las Vegas, Nevada, that the following described real property, situated in the City of Las Vegas, Nevada, County of Clark, State of Nevada, and more particularly described as follows:

For complete legal description, see Exhibit "A" attached hereto
and by this reference made a part hereof

EXHIBIT A

EXPLANATION

This land description describes a portion of Hastings Avenue, generally located north of Charleston Boulevard and west of Martin L. King Boulevard, for vacation purposes.

DESCRIPTION

Being a portion of the Southeast Quarter (SE ¼) of the Southwest Quarter (SW ¼) of Section 33, Township 20 South, Range 61 East, M.D.M., City of Las Vegas, Clark County, Nevada, being a portion of Hastings Avenue as conveyed to the City of Las Vegas by QUITCLAIM DEED, recorded August 18, 1953 in Book 71 as Document Number 411857, and by QUITCLAIM DEED, recorded December 4, 1953 in Book 73 as Document Number 419456, both of Clark County, Nevada Records, described as follows:

Commencing at the Northeast corner of said Southeast Quarter (SE ¼); thence North 89°46'03" West along the North line of said Southeast Quarter (SE ¼) a distance of 366.12 feet to the centerline of Desert Lane (60.00 feet wide); thence departing said North line South 00°06'30" West along said centerline, 667.29 feet to the **POINT OF BEGINNING;**

Thence continuing South 00°06'30" West along said centerline, 18.42 feet to the south line of Hastings Avenue; thence departing said centerline North 89°53'30" West, 317.48 feet; thence North 00°11'05" East, 60.00 feet to the north line of Hastings Avenue; thence South 89°53'30" East 285.56 feet to a point, said point being the beginning of a non-tangent curve concave Northeasterly having a radius of 75.00 feet, a radial line to said beginning bears South 73°05'54" West; thence Southeasterly along said curve 53.50 feet through a central angle of 40°52'08" to the **POINT OF BEGINNING.**

Contains 18,219 square feet more or less.

As shown on "Exhibit B to Accompany Land Description" attached hereto and made a part thereof.

RESERVING THEREFROM an easement to the CITY OF LAS VEGAS for public drainage purposes, public sewer purposes, and appurtenances thereto, over, across and under the above-described parcel of land, together with reasonable rights of ingress thereto and egress therefrom. Said easement is to be privately maintained.

ALSO RESERVING THEREFROM an easement to the CITY OF LAS VEGAS for public streetlignt purposes, public fire hydrant purposes and appurtenances thereto, over, across and under a 5.00-foot wide strip of land, being the easterly 5.0-feet of the above-described parcel of land, as measured at right angles and radially from the easterly boundary thereof, together with reasonable rights of ingress thereto and egress therefrom. Said easement is to be privately maintained.

ALSO RESERVING THEREFROM an easement to the LAS VEGAS VALLEY WATER DISTRICT, over, across and under the above-described parcel of land, together with reasonable rights of ingress thereto and egress therefrom. Said easement is to be privately maintained.

BASIS OF BEARINGS

North 89°46'03" West being the bearing the North line of the Southeast Quarter (SE ¼) of the Southwest Quarter (SW ¼) of Section 33, Township 20 South, Range 61 East, M.D.M., City of Las Vegas, Clark County, Nevada as shown by map thereof on file in Clark County Recorder's Office in File 122, Page 15 of Surveys.

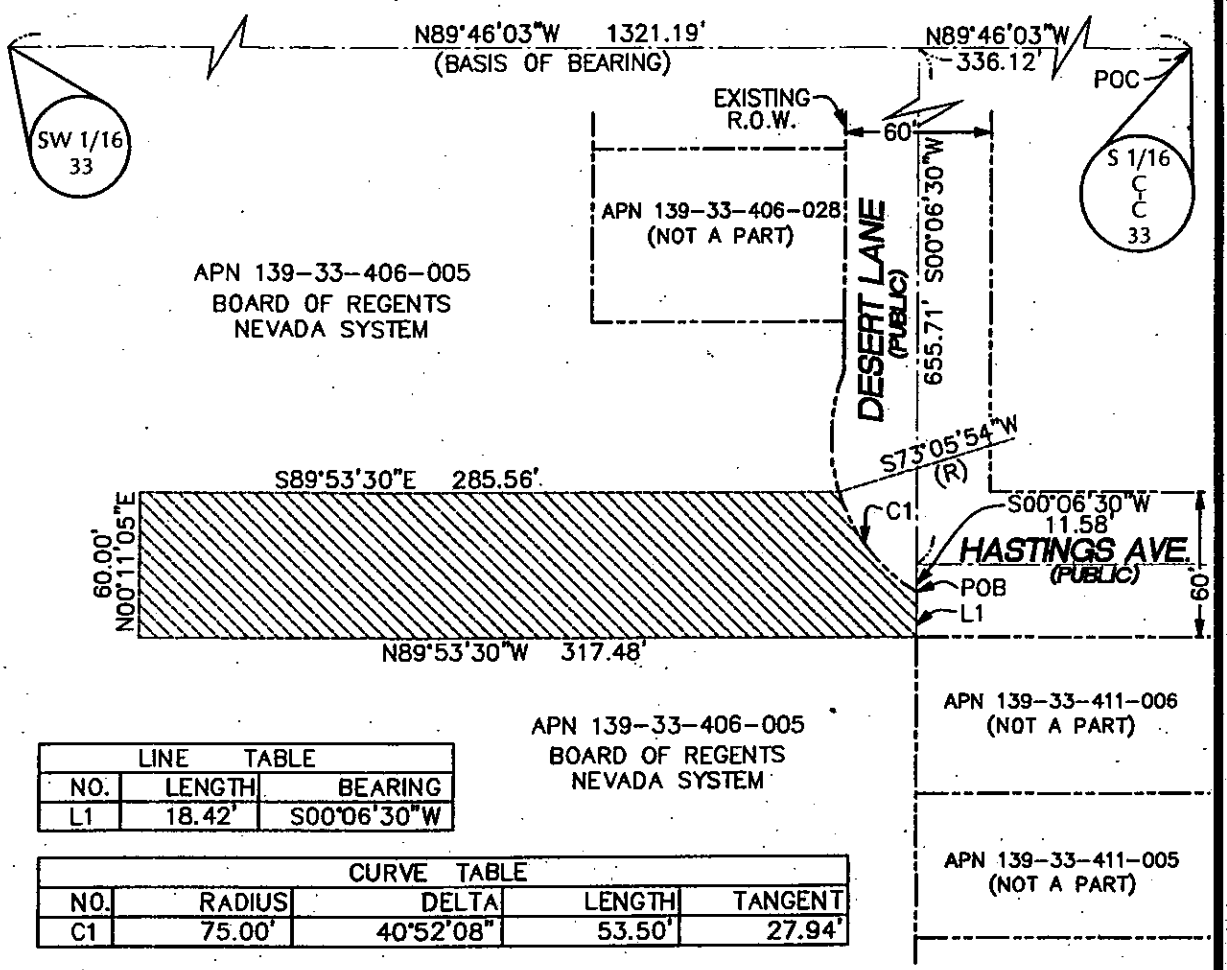
End of Description

David H. Malpass, PE
Nevada License No. 07945
DHM Engineering, LLC
5300 W. Sahara Ave., Suite 200
Las Vegas, NV 89146
(702) 362-2496

PROFESSIONAL ENGINEER-STATE OF NEVADA
DAVID H. MALPASS
EXP. 12-31-11
CIVIL
No. 7945
06-23-10

VAC 28532

EXHIBIT 'B' TO ACCOMPANY LEGAL DESCRIPTION



LINE TABLE		
NO.	LENGTH	BEARING
L1	18.42'	S00°06'30"W

CURVE TABLE				
NO.	RADIUS	DELTA	LENGTH	TANGENT
C1	75.00'	40°52'08"	53.50'	27.94'

LEGEND

PORTION OF HASINGS AVENUE TO BE VACATED

NTS

JOB NO.:	VAC-28532	1166.05
DRAWN BY:		E. VILLAROSA
APN NUMBER:		139-33-499-029
	- 5 -	139-33-499-062
SHEET:		1 OF 1

MDG
MALPASS DESIGN GROUP, LLC
CIVIL ENGINEERS

5300 W. SAHARA AVE.
SUITE 200
LAS VEGAS, NV 89146
PHONE: (702) 362-2496
FAX: (702) 247-9452
dave.malpass@malpassdesign.com

be, and the same hereby is, vacated subject to the following conditions:

1. The limits of this Petition of Vacation shall be the entire width of Hastings Avenue west of an approved knuckle at the southwest corner of Desert Lane and Hasting Avenue;

2. Provide a sewer relocation/abandonment plan acceptable to the Collection System Planning section of the Department of Public Works prior to recordation of the Order of the Vacation. If relocation is required, this vacation shall not record until civil improvements plans are approved by the City of Las Vegas and a temporary sewer easement is submitted overlying the vacation limits. This easement shall remain on file until relocated sewer is accepted for use by the City of Las Vegas or may be recorded if sewer relocation is not completed within one year of civil improvement plan approval;

3. Retain a Public Drainage Easement over the entire area to be vacated. Alternatively, a Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the recordation of the Order of Vacation for this application. Appropriate public drainage easements shall be reserved if recommended by the approved Drainage Plan/Study. If easements are retained, this Vacation may record in phases, to allow for future elimination of easements at the discretion of the City Engineer. The drainage study required by SDR-28531 may be used to satisfy this requirement provided that it addresses the area to be vacated;

4. All existing public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of the Order of Vacation. All new improvements shall conform to the University Medical District Standards;

5. The Order of Vacation shall not be recorded until all of the conditions of approval have been met provided, however, that conditions requiring modification of public improvements may be fulfilled for purposes of recordation by providing sufficient

security for the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas. City Staff is empowered to modify this application if necessary because of technical concerns or because of other related review actions as long as current City right-of-way requirements are still complied with and the intent of the vacation application is not changed. If applicable, a five foot wide easement for public streetlight and fire hydrant purposes shall be retained on all vacation actions abutting public street corridors that will remain dedicated and available for public use. Also, if applicable and where needed, public easement corridors and sight visibility or other easements that would/should cross any right-of-way or easement being vacated must be retained; and

6. All development shall be in conformance with code requirements and design standards of all City Departments.

DATED this 15TH day of July, 2010.

OSCAR B. GOODMAN, MAYOR

ATTEST:

BEVERLY K. BRIDGES,
MMC CITY CLERK

APPROVED AS TO FORM:
BRADFORD R. JERBIC,
CITY ATTORNEY

By 7/9/10
BRYAN K. SCOTT
ASSISTANT CITY ATTORNEY

CONDITIONS SATISFIED

By
PLANNING AND DEVELOPMENT DEPARTMENT
M. MARGO WHEELER, DIRECTOR

Bart Anderson

From: Neil Wacaser
Sent: Tuesday, June 29, 2010 10:44 AM
To: Roger Bailey
Cc: Bart Anderson; Bill L. Snyder; Brian Yu; Mary A. Wulff; Nancy Peace-Almanzan
Subject: VAC-28532, Hastings Avenue
Attachments: VAC_28532_Legal.pdf

Roger,

Please see the attached file for a scan of the legal description and map exhibit prepared by DHM Engineering for VAC-28532, Hastings Avenue, west of Desert Lane.

Per condition #1 of the City's Aug. 22, 2008 approval letter, we also have a legal description for the new r/w dedication necessary to complete the cul-de-sac.

Per condition #2, we are reserving a public sewer easement over the entire portion of Hastings being vacated.

Per condition #3, we are also reserving a public drainage easement over the entire portion being vacated.

If you have any questions or need any more info, please let me know.

Thanks,
Neil

Neil Wacaser
City of Las Vegas, Dept. of Public Works
731 S. Fourth Street
Las Vegas, NV, 89101
(702) 229-2475
nwacaser@lasvegasnevada.gov

okay to record
BA 7/6/10

PLANNING & DEVELOPMENT
CITY OF LAS VEGAS
DEVELOPMENT SERVICES CENTER
731 S. Fourth Street
Las Vegas, NV 89101
Voice: 702-229-6301
Fax: 702-474-0352
TTY 702-386-9108
www.lasvegasnevada.gov

October 9, 2009

Mr. David Frommer
NV System of Higher Education
4505 South Maryland Pkwy, Box 451027
Las Vegas, Nevada 89154

RE: EOT-35591 - ADMINISTRATIVE EXTENSION OF TIME

Dear Mr. David Frommer:

Your Request for an Extension of Time of a previously approved Vacation (VAC-28532) which vacated a portion of Hastings Avenue generally located west of Hastings Avenue and Desert Lane, Ward 5 (Barlow), was considered administratively by the Planning and Development Department staff.

The Planning and Development Department staff has administratively ***APPROVED*** your request subject to the following:

1. This Extension of Time will expire on August 20, 2010 unless the Vacation is recorded or another Extension of Time is approved by the Planning and Development Department.

2. Conformance to the conditions of approval for Petition of Vacation (VAC-28532) and all other subsequent site related actions as required by the Planning and Development Department and Department of Public Works.

This action by the Planning and Development Department staff is final.

Sincerely,

Steve Gebeke
Planning Supervisor
Case Planning Division

SG:nl

cc: Mr. Thor Sigfusson
State of Nevada Public Works Board
1830 East Sahara Avenue, Suite #204
Las Vegas, Nevada 89104

Mayor
Oscar B. Goodman
City Council
Gary Reese
(Mayor Pro Tem)
Steve Wolfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Barlow
Stavros S. Anthony
City Manager
Elizabeth N. Fretwell

CITY OF LAS VEGAS NEVADA

07101-001-06-09

Mary A. Wulff

From: Anne.Amos@cox.com
Sent: Thursday, October 22, 2009 1:37 PM
To: Carolyn Caviness
Cc: yancy.green@cox.com; Tracy.Prince@cox.com
Subject: RE: VAC 28532 (EOT 35591) - PORTION OF HASTINGS WEST OF DESERT LANE

Both letters were correct when written, the latest letter (Oct 15, 2009) reflects the current conditions (It was verified in the field upon receiving your request). We are assuming that the poles, as well as our lines were removed sometime between the 2 field reviews and preparation of the letters.

Thanks,
Anne

From: Carolyn Caviness [mailto:ccaviness@LasVegasNevada.GOV]
Sent: Wednesday, October 21, 2009 7:26 AM
To: Amos, Anne (CCI-Las Vegas)
Subject: VAC 28532 (EOT 35591) - PORTION OF HASTINGS WEST OF DESERT LANE

Ann, see the two letters in the attachment. The June 26, 2008 letter (VAC 28532) indicated you had facilities; the October 15, 2009 letter (EOT-36601 FOR VAC 28532) indicates you do not have facilities. I just want to be sure that the October 15, 2009 letter is correct and that you do not have facilities there. The vacation is not moving at this time. So we have time to check this. Please advise.

<<0775_001.pdf>>
Carolyn

From: CLV-PW-Eng Planning COPY [mailto:MFD-129]
Sent: Wednesday, October 21, 2009 8:16 AM
To: Carolyn Caviness
Subject: Attached Image

October 15, 2009

Department of Public Works
Right-of-Way Division
731 South 4th Street
Las Vegas, Nevada 89101
Attn: Carolyn Caviness

Subject: EOT-35591 for VAC-28532 @ Hastings Ave. & Desert Lane

We have reviewed your request for and Extension of Time (EOT) to vacate the previously approved vacation (VAC-28532) which vacated a portion of Hastings Avenue generally located west of Hastings Avenue and Desert Lane, Ward 5 (Barlow) as shown on the attached exhibit and legally described as:

A portion of Public Right-of-Way, dedicated per official records of Clark County, Nevada Document No. 0000:0419456 - Being a portion of the Southwest Quarter (SW ¼) of the Southwest Quarter (SW ¼) of Section 33, Township 20 South, Range 61 East, M.D.M.

and;

A portion of Public Right-of-Way, dedicated per official records of Clark County, Nevada, Document No. 0071:0411857 – Being a portion of the Southwest Quarter (SW ¼) of the Southwest Quarter (SW ¼) of Section 33, Township 20 South, Range 61 East, M.D.M.

We currently have **no Overhead or Underground CATV and/or Telephone facilities** installed in this location; therefore have no objection to your request. We do, however, request consideration for a reservation of rights over the subject parent property for the installation of future facilities, particularly along the road rights of way.

Please feel free to contact me should you have any questions.

Sincerely,

Tracy Prince
Supervisor, Right-of-Way

See Attached E-mail Dated 10/22/09. 1st Ltr Dated 4/24/08 said they had utilities & wanted easement

10/15/09 says have no utilities.

E-mail Dated 10/22/09 from Ann Amos. States lines have been removed

1700 Vegas Drive Las Vegas, Nevada 89106 (702)545-1675 (702)545-2675 fax

LAS VEGAS VALLEY
WATER DISTRICT

1001 South Valley View Boulevard
Las Vegas, NV 89153
(702) 870-2011 • lvwd.com

yes

October 13, 2009

City of Las Vegas
Department of Public Works
Right of Way Division
731 South Fourth Street
Las Vegas, Nevada 89101-2927

Attention: Carolyn Caviness

SUBJECT: PUBLIC DEDICATED RIGHT-OF-WAY WITHIN VAC-28532-2008
FOR COT 35591

The Las Vegas Valley Water District (District) objects to the vacation and abandonment of the Public Dedicated Right-of-Way as described in VAC-28532-2008 received by the District on September 9, 2009, unless the Final Order of Vacation to be recorded specifically names the District as having a permanent easement reservation of the area being vacated. As approved by the District, the petitioner may relocate the District's facilities at their expense. If the modification of the Final Order option is chosen, then the language identified in Attachment No. 1 should be added to the Final Order of Vacation to be recorded.

Please provide to the attention of Paul Bryan, a copy of the said Final Order of Vacation reflecting the Clark County Recorder's endorsements.

Should you have any questions, please contact Paul Bryan, Assistant Right-of-Way Agent, at 862-3428.

Sincerely,

Heidi Dexheimer

Heidi Dexheimer, P.E.
Senior Civil Engineer

HAD:JDF:PMB
Attachment

ATTACHMENT NO. 1

ADD THE FOLLOWING TO THE FINAL ORDER OF VACATION TO BE RECORDED FOR VAC-28532-2008

RESERVING a permanent easement to the Las Vegas Valley Water District (hereinafter known as "District") over, across, above and under the above described parcel of land with the following conditions and requirements:

1. No buildings, structures, fences or trees shall be placed upon, over or under said parcel of land to be vacated, now or hereafter;

2. The District shall not be liable for any damage to any of the improvements placed within said easement due to the District?s necessary operations using reasonable care.

EMBARQ
330 South Valley View Boulevard
Las Vegas, Nevada 89107
(702) 244-7171

September 16, 2009

EOT-35591/ VAC-28532
No Reservations

City of Las Vegas
Department of Public Works
Right-of-Way Division
731 South Fourth Street
Las Vegas, NV 89101

Attn: Carolyn Caviness

SUBJECT: EOT-35591/VAC-28532 Request for extension of time received from Board of Regents of the Nevada System of Higher Education on behalf of the University of Nevada to vacate a portion of public right-of way being Hastings Avenue generally located west of Hastings Avenue, and Desert Lane lying in the Southwest Quarter of Section 33, Township 20 South, Range 61 East, M.D.B.&M., Clark County, Nevada

Dear Ms. Caviness:

CENTRAL TELEPHONE COMPANY d/b/a EMBARQ has reviewed the request for the vacation of the above referenced rights-of-way, and finds that we have no facilities within the area proposed for vacation and require no reservations.

It is the intent and understanding of Embarq that this Vacation shall not reduce our rights to any other existing easement or rights we have on this site or in the area.

This vacation response is submitted **WITH THE STIPULATION** that if Embarq facilities are found within the vacated area as described, the Applicant will relocate the facilities at Applicant's expense and within guidelines set by Embarq and all regulating entities. All relocations will be done under the supervision of an Embarq Inspector.

Sincerely,

Rick Naugle
Manager Engineering
EMBARQ

PRN 445616
Main WCE - L.Bellows

NVEnergy

NO

September 10, 2009

Ms. Carolyn Caviness
CITY OF LAS VEGAS
Public Works/Engineering Planning
731 S. Fourth Street
Las Vegas, Nevada 89101

Reference: CLV EOT-35591 (VAC 28532)
NPC# RV 09-118

Dear Ms. Caviness,

Nevada Power Company d/b/a NV Energy has **no objection** to the vacation of the public right-of-way as described in EOT-35591 (VAC 28532).

It is the intent and understanding of Nevada Power Company d/b/a NV Energy that this Vacation shall not reduce our rights to any other existing easements we have on this site or in the area.

Sincerely,

Sharon McShea

Sharon McShea, SR/WA
Supervisor, Special Projects & ROW Management

REQUEST FOR COMMENTS
CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM

RECEIVED
SEP 03 2009
DIV. ENG.

FROM: PLANNING AND DEVELOPMENT DEPARTMENT	**DATE: 08/28/09**

TO:

COX COMMUNICATIONS	**ANN AMOS**
NV ENERGY	
SOUTHWEST GAS CORPORATION	
SOUTHERN NEVADA WATER AUTHORITY	**MEGHAN O'NEAL**
CENTRAL TELEPHONE COMPANY d/b/a EMBARQ	
LAS VEGAS VALLEY WATER DISTRICT	**SUE MULANAX**

SUBJECT: **PETITION OF VACATION (EXTENSION OF TIME)**

APPLICANT: **BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA**

FILE NUMBER: **EOT-35591** FOR 28532

A REQUEST HAS BEEN RECEIVED FROM BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA FOR AN EXTENSION OF TIME OF A PREVIOUSLY APPROVED VACATION (VAC-28532) WHICH VACATED A PORTION OF HASTINGS AVENUE GENERALLY LOCATED WEST OF HASTINGS AVENUE AND DESERT LANE, WARD 5 (BARLOW)

THE ABOVE PROPERTY IS LEGALLY DESCRIBED:

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0000:0419456.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW ¼) OF SECTIDN 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M AND

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0071:0411857.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 51 EAST, M.D.M.

COMMENTS DUE BY: SEPTEMBER 10, 2009

PLEASE SEND COMMENTS TO:
DEPARTMENT OF PUBLIC WORKS
RIGHT-OF-WAY DIVISION
731 SOUTH FOURTH STREET
LAS VEGAS, NEVADA 89101
ATTN: CAROLYN CAVINESS

PLANNING COMMISSION MEETING: OCTOBER 8, 2009

ATTACHMENT:
Cox, Embarq, NV Energy & LVVWD (Map, Petition, Justification Letter, Deed)
All others: Location Map

X624,512 no objection
SOUTHWEST GAS ENGINEERING
NO OBJECTION
Vickie L. Denny 9/8/2009
EMRS

DATE: 9-19-08
TO: Nancy Almanzan
RE: VAC 28532

TO VAC A PORTION OF HASTINGS AVE. LOCATED WEST OF HASTINGS AVE. AND DESERT LANE.

EXPIRES ~~8/20/09~~ 8/20/10

ASSESSOR MAP ATTACHED – 139-33-4

APN: 139-33-499-029; -499-062

REFRENCES.

APPROVALS:

TRAFFIC X

SANITATION OK 5/27/10

FLD CTRL AYS. 5/27/10 Reserve Drainage Easement (Privately Maintained)

UTILITIES – Not in Folder

Retain Public Drainage Easement
" Sewer Easement (entire area)
Water Dist.

1) Sewer Reserve entire
~~and 20' centered over existing main~~

EMBARQ
330 South Valley View Boulevard
Las Vegas, Nevada 89107
(702) 244-7171

August 21, 2008

VAC-28532
No Reservations

City of Las Vegas
Department of Public Works
Right-of-Way Division
731 South Fourth Street
Las Vegas, NV 89101

Attn: Carolyn Caviness

SUBJECT: VAC-28532 Request received from Board of Regents of the Nevada System of Higher Education on behalf of the University of Nevada to vacate a portion of public right-of way being Hastings Avenue generally located west of Hastings Avenue, and Desert Lane lying in the Southwest Quarter of Section 33, Township 20 South, Range 61 East, M.D.B.& M., Clark County, Nevada

Dear Ms. Caviness:

CENTRAL TELEPHONE COMPANY d/b/a EMBARQ has reviewed the request for the vacation of the above referenced rights-of-way, and finds that we have no facilities within the area proposed for vacation and require no reservations. **This vacation response is submitted WITH THE STIPULATION that if Central Telephone Company d/b/a Embarq facilities are found within the vacated area as described, the Applicant will relocate the facilities at Applicant's expense and within guidelines set by Embarq and all regulating entities. All relocations will be done under the supervision of an Embarq Inspector.**

Sincerely,

Rick Naugle
Manager Engineering
EMBARQ

NO FACILITIES
EMBARQ

PRN 429096
Main WCE - L.Bellows

LAS VEGAS VALLEY
WATER DISTRICT

1001 South Valley View Boulevard
Las Vegas, NV 89153
(702) 870-2011 • lvwwd.com

✓ yes

July 3, 2008

Ms. Carolyn Caviness
Department of Public Works
Right of Way Division
City of Las Vegas
731 South Fourth Street
Las Vegas, Nevada 89101-2927

Dear Ms. Caviness:

SUBJECT: PUBLIC DEDICATED RIGHT-OF-WAY WITHIN VAC-28532-2008

The Las Vegas Valley Water District (District) objects to the vacation and abandonment of the Public Dedicated Right-of-Way as described in VAC-28532-2008 received by the District on June 20, 2008, unless the Final Order of Vacation to be recorded specifically names the District as having a permanent easement reservation of the area being vacated. As approved by the District, the petitioner may relocate the District's facilities at their expense. If the modification of the Final Order option is chosen, then the language identified in Attachment No. 1 should be added to the Final Order of Vacation to be recorded.

Please provide to the attention of Paul Bryan, a copy of the said Final Order of Vacation reflecting the Clark County Recorder's endorsements.

If you have any questions, please contact Paul Bryan at 822-8520.

Sincerely,

LVVWD
yes Esmnt

George A. Jacoby
Acting Director, LVVWD Resources

GAJ:JDF:PMB:jeb
Attachment

LVVWD BOARD OF DIRECTORS
Chip Maxfield, President • Rory Reid, Vice President • Susan Brager • Tom Collins • Chris Giunchigliani • Lawrence Weekly • Bruce Woodbury
Patricia Mulroy, General Manager

ATTACHMENT NO. 1

ADD THE FOLLOWING TO THE FINAL ORDER OF VACATION TO BE RECORDED FOR VAC-28532-2008

RESERVING a permanent easement to the Las Vegas Valley Water District (hereinafter known as "District") over, across, above and under the above described parcel of land with the following conditions and requirements:

1. No buildings, structures, fences or trees shall be placed upon, over or under said parcel of land to be vacated, now or hereafter;

2. The District shall not be liable for any damage to any of the improvements placed within said easement due to the District's necessary operations using reasonable care.

Nevada Power.
www.nevadapower.com
6226 W. Sahara Avenue :: Las Vegas, NV 89146 :: P.O. Box 98910, Las Vegas, NV 89151-0001 :: 702.367.5000

July 2, 2008

Ms. Carolyn Caviness
CITY OF LAS VEGAS
Public Works/Engineering Planning
731 S. Fourth Street
Las Vegas, Nevada 89101

Reference: VAC-28532
NPC# RV 08-223

Dear Ms. Caviness,

Nevada Power Company has **no objection** to the vacation of the public right of way as described in VAC-28532.

It is the intent and understanding of Nevada Power Company that this Vacation shall not reduce our rights to any other existing easements we have on this site or in the area.

Sincerely,

NV PO
NO ESMNT

Sharon McShea

Sharon McShea, SR/WA
Supervisor, Special Projects & ROW Management

COX COMMUNICATIONS

June 26, 2008

Department of Public Works
Right-of-Way Division
731 South 4th St.
Las Vegas, Nevada 89101
Attn: Carolyn Caviness

Subject: VAC-28532 (REV) @ Hastings Ave. & Desert Lane

We have reviewed your request to vacate a portion of Hastings Ave., generally located West of Hastings Ave. and Desert Lane, Ward 5 (Barlow) & legally described as:

A portion of Public Right-of-Way, dedicated per official records of Clark County, Nevada, Document No. 0000:0419456, being a portion of the Southwest Quarter (SW ¼) of the Southwest Quarter (SW ¼) of Section 33, Township 20 South, Range 61 East, M.D.M and a portion of Right-of-way, dedicated per official records of Clark County, Nevada, Document No. 0071:0411857. being a portion of the Southwest Quarter (SW ¼) of the Southwest Quarter (SW ¼) of Section 33, Township 20 South, Range 51 East, M.D.M., and also as shown on the attached Exhibit.

We currently have existing overhead Coaxial CATV facilities located on the poles installed in this location; therefore we require a reservation of rights over the subject property. We request a minimum width of 5 feet, being 2.5 feet either side of the centerline of our lines.

Please note: all underground facilities must be line located prior to any construction.

Please feel free to contact me should you have any questions.

Sincerely,

Terry Sovey AA 10/29/08
Terry Sovey
Supervisor, Right-of-Way

121 S. Martin L. King Boulevard Las Vegas, Nevada 89106 (702)545-1675 (702)545-2671 fax

RECEIVED
JUN 20 2008
DIV. ENG.

REQUEST FOR COMMENTS
CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM

FROM: PLANNING AND DEVELOPMENT DEPARTMENT	DATE: 06/13/08
TO: COX COMMUNICATIONS	DAN DeFIESTA
NEVADA POWER COMPANY	
SOUTHWEST GAS CORPORATION	
SOUTHERN NEVADA WATER AUTHORITY	MEGHAN O'NEAL
EMBARQ	
LAS VEGAS VALLEY WATER DISTRICT	SUE MULANAX

SLDG NO ESMNT

SUBJECT:	PETITION OF VACATION
APPLICANT:	BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA
FILE NUMBER:	VAC-28532

A REQUEST HAS BEEN RECEIVED FROM BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA TO VACATE A PORTION OF HASTINGS AVENUE GENERALLY LOCATED WEST OF HASTINGS AVENUE AND DESERT LANE, WARD 5 (BARLOW)

THE ABOVE PROPERTY IS LEGALLY DESCRIBED:

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0000:0419456.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M AND

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0071:0411857.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE¼) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 51 EAST, M.D.M.

COMMENTS DUE BY: JUNE 25, 2008

PLEASE SEND COMMENTS TO:
DEPARTMENT OF PUBLIC WORKS
RIGHT-OF-WAY DIVISION
731 SOUTH FOURTH STREET
LAS VEGAS, NEVADA 89101
ATTN: CAROLYN CAVINESS

6/30/08 NO OBJECTION HGI 7/3/08

SOUTHWEST GAS ENGINEERING
NO OBJECTION
Vickie L. Denny
EMRS
x624y512

no objection

PLANNING COMMISSION MEETING: JULY 24, 2008

ATTACHMENT:
Embarq & Nevada Power: (Map, Petition, Justification Letter, Deed)
All others: location map

LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

LARRY BROWN
STEVE WOLFSON
LOIS TARKANIAN
STEVEN D. ROSS
RICKI Y. BARLOW

DOUGLAS A. SELBY
CITY MANAGER

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TTY 702.386.9108
www.lasvegasnevada.gov

August 22, 2008

Mr. David Frommer
NSHE on Bahlf of UNLV
4505 South Maryland Parkway
BOX 451027
Las Vegas, Nevada 89154-1027

RE: VAC-28532 - VACATION
CITY COUNCIL MEETING OF AUGUST 20, 2008
RELATED TO MOD-28530 AND SDR-28531

Dear Mr. Frommer:

The City Council at a regular meeting held August 20, 2008 APPROVED the Petition to Vacate a portion of Hastings Avenue generally located west of Hastings Avenue and Desert Lane. The Notice of Final Action was filed with the Las Vegas City Clerk on August 21, 2008. This approval is subject to:

Planning & Development

1. The limits of this Petition of Vacation shall be the entire width of Hastings Avenue west of an approved knuckle at the southwest comer of Desert Lane and Hasting Avenue.

2. Provide a sewer relocation/abandonment plan acceptable to the Collection System Planning section of the Department of Public Works prior to recordation of the Order of the Vacation. If relocation is required, this vacation shall not record until civil improvement plans are approved by the City of Las Vegas and a temporary sewer easement is submitted overlying the vacation limits. This easement shall remain on file until relocated sewer is accepted for use by the City of Las Vegas or may be recorded if sewer relocation is not completed within one year of civil improvement plan approval.

3. Retain a Public Drainage Easement over the entire area to be vacated. Alternatively, a Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the recordation of the Order of Vacation for this application. Appropriate public drainage easements shall be reserved if recommended by the approved Drainage Plan/Study. If easements are retained, this Vacation may record in phases, to allow for future elimination of easements at the discretion of the City Engineer. The drainage study required by SDR-28531 may be used to satisfy this requirement provided that it addresses the area to be vacated.

Mr. David Frommer
VAC-28532
August 22, 2008

4. All existing public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of the Order of Vacation. All new improvements shall conform to the University Medical District Standards.

5. The Order of Vacation shall not be recorded until all of the conditions of approval have been met provided, however, that conditions requiring modification of public improvements may be fulfilled for purposes of recordation by providing sufficient security for the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas. City Staff is empowered to modify this application if necessary because of technical concerns or because of other related review actions as long as current City right-of-way requirements are still complied with and the intent of the vacation application is not changed. If applicable, a five foot wide easement for public streetlight and fire hydrant purposes shall be retained on all vacation actions abutting public street corridors that will remain dedicated and available for public use. Also, if applicable and where needed, public easement corridors and sight visibility or other easements that would/should cross any right-of-way or easement being vacated must be retained.

6. All development shall be in conformance with code requirements and design standards of all City Departments.

Sincerely,

Angela Crolli

Angela Crolli
Senior Deputy City Clerk for
Beverly K. Bridges, CMC, City Clerk

cc: Mr. Sunny Kamath
State of Nevada Public Works Board
1830 East Sahara Avenue, Suite #204
Las Vegas, Nevada 89104

PLANNING & DEVELOPMENT

CITY OF LAS VEGAS

DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-474-0352
TTY 702-386-9108
www.lasvegasnevada.gov

July 25, 2008

Mr. David Frommer
NSHE on behalf of UNLV
4505 South Maryland Parkway
BOX 451027
Las Vegas, Nevada 89154-1027

RE: VAC-28532 - VACATION

Dear Mr. Frommer:

Your Petition to Vacate a portion of Hastings Avenue generally located west of Hastings Avenue and Desert Lane, Ward 5 (Barlow), was considered by the Planning Commission on July 24, 2008.

The Planning Commission voted to recommend ***APPROVAL*** of your request, subject to the following:

1. The limits of this Petition of Vacation shall be the entire width of Hastings Avenue west of an approved knuckle at the southwest corner of Desert Lane and Hasting Avenue.

2. Provide a sewer relocation/abandonment plan acceptable to the Collection System Planning section of the Department of Public Works prior to recordation of the Order of the Vacation. If relocation is required, this vacation shall not record until civil improvement plans are approved by the City of Las Vegas and a temporary sewer easement is submitted overlying the vacation limits. This easement shall remain on file until relocated sewer is accepted for use by the City of Las Vegas or may be recorded if sewer relocation is not completed within one year of civil improvement plan approval.

3. Retain a Public Drainage Easement over the entire area to be vacated. Alternatively, a Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the recordation of the Order of Vacation for this application. Appropriate public drainage easements shall be reserved if recommended by the approved Drainage Plan/Study. If easements are retained, this Vacation may record in phases, to allow for future elimination of easements at the discretion of the City Engineer. The drainage study required by SDR-28531 may be used to satisfy this requirement provided that it addresses the area to be vacated.

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Larry Brown
Steve Walfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Barlow

City Manager
Douglas A. Selby

4. All existing public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of the Order of Vacation. All new improvements shall conform to the University Medical District Standards.

5. The Order of Vacation shall not be recorded until all of the conditions of approval have been met provided, however, that conditions requiring modification of public improvements may be fulfilled for purposes of recordation by providing sufficient security for the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas. City Staff is empowered to modify this application if necessary because of technical concerns or because of other related review actions as long as current City right-of-way requirements are still complied with and the intent of the vacation application is not changed. If applicable, a five foot wide easement for public streetlight and fire hydrant purposes shall be retained on all vacation actions abutting public street corridors that will remain dedicated and available for public use. Also, if applicable and where needed, public easement corridors and sight visibility or other easements that would/should cross any right-of-way or easement being vacated must be retained.

6. All development shall be in conformance with code requirements and design standards of all City Departments.

This item will be considered by the City Council on ***August 20, 2008***, at 1:00 P.M. in the Council Chambers of City Hall, 400 Stewart Avenue, Las Vegas, Nevada. ***The Council requires that you or your representative be present at this meeting.*** If you or your representative chooses not to attend, the City Council may act in your absence without your input.

Sincerely,

Peter Lowenstein, AICP
Planning Supervisor
Case Planning Division

PL:clb

cc: Mr. Sunny Kamath
State of Nevada Public Works Board
1830 East Sahara Avenue, Suite #204
Las Vegas, Nevada 89104

PLANNING & DEVELOPMENT

DEVELOPMENT SERVICES CENTER
731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-474-0352
TTY 702-386-9108
www.lasvegasnevada.gov

July 11, 2008

Mr. David Frommer
NSHE on behalf of UNLV
4505 South Maryland Parkway
BOX 451027
Las Vegas, Nevada 89154-1027

RE: VAC-28532 - VACATION

Dear Mr. Frommer:

Please be advised the City Planning Commission at its regular meeting on ***July 24, 2008*** as referred to above, will consider your request. This meeting will be held at 6:00 P. M. at the Council Chambers of City Hall, 400 Stewart Avenue, Las Vegas, Nevada.

A copy of staff's recommendations, any conditions related to your application and the ***final agenda*** will available on-line on ***Friday, July 18, 2008*** at www.lasvegasnevada.gov. If you do not have access to the Internet and would prefer receiving hard copies of the documentation, please call the Case Planning Division at 229-6301 or come into the Development Services Center at 731 South Fourth Street to request your copies.

The Planning Commission requires that you or your representative be present at this meeting.

Sincerely,

Peter Lowenstein, AICP
Planning Supervisor
Case Planning Division

PL:clb

cc: Mr. Sunny Kamath
State of Nevada Public Works Board
1830 East Sahara Avenue, Suite #204
Las Vegas, Nevada 89104

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Larry Brown
Steve Wolfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Barlow

City Manager
Douglas A. Selby

07101-001-06-07

REQUEST FOR COMMENTS
CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM

FROM: PLANNING AND DEVELOPMENT DEPARTMENT	DATE: 06/13/08

TO:	OFFICE OF BUSINESS DEVELOPMENT	DAVID BRATCHER
	CCSD	LINDA PERRI
	FIRE ENGINEERING	OZZIE MIRKHAH
	FIRE SERVICES, COMMUNICATIONS	
	NEIGHBORHOOD SERVICES	ANNE KILPONEN
	METRO	SGT. ROBERT ROSHACK

SUBJECT:	PETITION OF VACATION
APPLICANT:	BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA
FILE NUMBER:	VAC-28532

A REQUEST HAS BEEN RECEIVED FROM BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA TO VACATE A PORTION OF HASTINGS AVENUE GENERALLY LOCATED WEST OF HASTINGS AVENUE AND DESERT LANE, WARD 5 (BARLOW)

THE ABOVE PROPERTY IS LEGALLY DESCRIBED:

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0000:0419456.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M AND

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0071:0411857.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE¼) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 51 EAST, M.D.M.

COMMENTS DUE BY: JUNE 25, 2008

PLANNING COMMISSION MEETING: JULY 24, 2008

Las Vegas Metropolitan Police Dept.
Office of Intergovernmental Services

No Law Enforcement Issue

ATTACHMENT:
All others: location map

(Revised 3/02)

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
CC: Ed Byrge, Right-of-Way; Wayne Dowdey, Land Development; O. C. White, Traffic Engineering; Alan R. Riekki, Survey (FM, PM, & A's only)
Date: June 27, 2008
Re: **VAC-28532** University of Nevada Las Vegas A portion of Hastings Avenue, W of Desert Lane
Request for a Petition of Vacation of Public Right-of-Way

We present the following information concerning this request to vacate certain public street ROW:

A. Does this vacation request result in uniform or non-uniform right-of-way widths? *It will completely vacate a little used portion of a public street.*
B. From a traffic handling viewpoint will this vacation request result in a reduced traffic handling capability? *No, since this portion of Hastings Avenue does not connect to other public right-of-way.*
C. Does it appear that the vacation request involves only excess right-of-way? *No, it is to allow the expansion of the adjacent Medical facilities.*
D. Does this vacation request coincide with development plans of the adjacent parcels? *Yes, Site Development Plan Review SDR-28531.*
E. Does this vacation request eliminate public street access to any abutting parcel? *No.*
F. Does this vacation request result in a conflict with any existing City requirements? *No.*
G. Does the Department of Public Works have an objection to this vacation request? *No.*

If approved, the following conditions are recommended:

CONDITIONS OF APPROVAL:

1. The limits of this Petition of Vacation shall be the entire width of Hastings Avenue west of an approved knuckle at the southwest corner of Desert Lane and Hasting Avenue.

2. Provide a sewer relocation/abandonment plan acceptable to the Collection System Planning section of the Department of Public Works prior to recordation of the Order of the Vacation. If relocation is required, this vacation shall not record until civil improvement plans are approved by the City of Las Vegas and a temporary sewer easement is submitted overlying the vacation limits. This easement shall remain on file until relocated sewer is accepted for use by the City of Las Vegas or may be recorded if sewer relocation is not completed within one year of civil improvement plan approval.

3. Retain a Public Drainage Easement over the entire area to be vacated. Alternatively, a Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the recordation of the Order of Vacation for this application. Appropriate public drainage easements shall be reserved if recommended by the approved Drainage Plan/Study. If easements are retained, this Vacation may record in phases, to allow for future elimination of easements at the discretion of the City Engineer. The drainage study required by SDR-28531 may be used to satisfy this requirement provided that it addresses the area to be vacated.

4. All existing public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of the Order of Vacation. All new improvements shall conform to the University Medical District Standards.

5. The Order of Vacation shall not be recorded until all of the conditions of approval have been met provided, however, that conditions requiring modification of public improvements may be fulfilled for purposes of recordation by providing sufficient security for the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas. City Staff is empowered to modify this application if necessary because of technical concerns or because of other related review actions as long as current City right-of-way requirements are still complied with and the intent of the vacation application is not changed. If applicable, a five foot wide easement for public streetlight and fire hydrant purposes shall be retained on all vacation actions abutting public street corridors that will remain dedicated and available for public use. Also, if applicable and where needed, public easement corridors and sight visibility or other easements that would/should cross any right-of-way or easement being vacated must be retained.

CITY OF LAS VEGAS
PLANNING AND DEVELOPMENT DEPARTMENT
CASE PLANNING DIVISION
DEVELOPMENT SERVICES CENTER
731 SOUTH FOURTH STREET
LAS VEGAS, NEVADA 89101

JULY 8, 2008

TO: LAS VEGAS REVIEW JOURNAL AND LAS VEGAS SUN

FROM: PLANNING AND DEVELOPMENT DEPARTMENT

SUBJECT: PUBLICATION OF PUBLIC HEARING NOTICES

PLEASE PUBLISH THE ATTACHED NOTICES OF PUBLIC HEARING

RE: VAC-28393 AND VAC-28532 (VACATION REQUESTS)

DATE TO BE PUBLISHED: FRIDAY, JULY 11, 2008

PLEASE SEND THIS OFFICE TWO (2) COPIES OF THE AFFIDAVIT OF PUBLICATION AT YOUR EARLIEST CONVENIENCE.

PLANNING AND DEVELOPMENT DEPARTMENT

CARMAN LIVINGSTON BURNEY, AGENDA TECHNICIAN
CASE PLANNING DIVISION

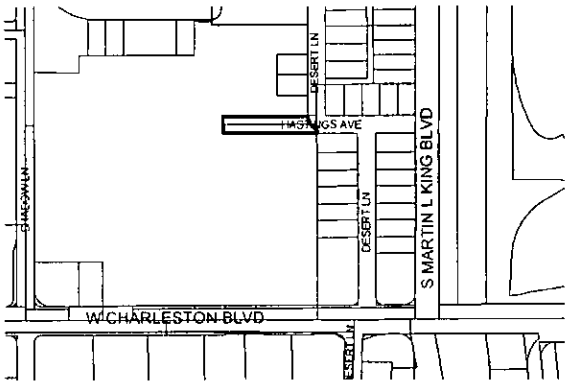
/CLB

ATTACHMENT

Application Information

VAC-28532 - VACATION RELATED TO MOD-28530 - PUBLIC HEARING - APPLICANT/OWNER: BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA, LAS VEGAS - Petition to Vacate a portion of Hastings Avenue generally located west of Hastings Avenue and Desert Lane, Ward 5 (Barlow)

Application Location



The proposed project may not pertain to the entire highlighted project site.

Public Hearing Information

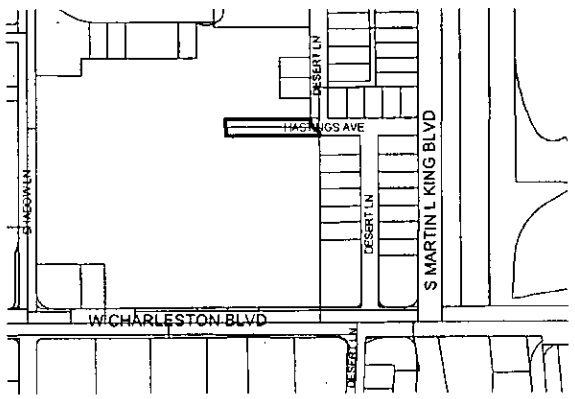
Meeting:	Planning Commission
Date:	***July 24, 2008***
Time:	6:00 P.M.
Location:	City Council Chambers 400 Stewart Avenue Las Vegas, Nevada

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of this request; or may, prior to this meeting, file a written objection thereto or approval thereof with the Planning and Development Department, Development Services Center, 731 South Fourth Street, Las Vegas, Nevada 89101. Final Action on General Plan Amendments and Rezonings will be determined by the City Council. Other public hearing items may be deemed Final Action by the Planning Commission or forwarded to the City Council. The date of the City Council meeting, if applicable, will be announced at the Planning Commission meeting after the discussion of the item. You may not receive an additional notice for the City Council meeting. For further information, please call (702) 229-6301 (TDD 386-9108) http://www.lasvegasnevada.gov.

Application Information

VAC-28532 - VACATION RELATED TO MOD-28530 - PUBLIC HEARING - APPLICANT/OWNER: BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA, LAS VEGAS - Petition to Vacate a portion of Hastings Avenue generally located west of Hastings Avenue and Desert Lane, Ward 5 (Barlow)

Application Location



The proposed project may not pertain to the entire highlighted project site.

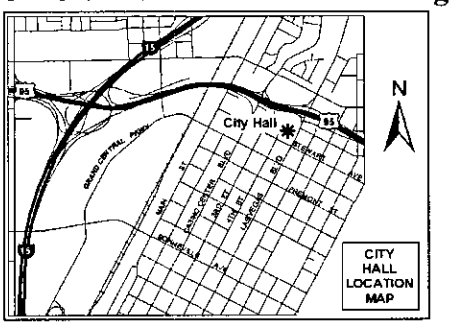
Public Hearing Information

Meeting:	Planning Commission
Date:	***July 24, 2008***
Time:	6:00 P.M.
Location:	City Council Chambers 400 Stewart Avenue Las Vegas, Nevada

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of this request; or may, prior to this meeting, file a written objection thereto or approval thereof with the Planning and Development Department, Development Services Center, 731 South Fourth Street, Las Vegas, Nevada 89101. Final Action on General Plan Amendments and Rezonings will be determined by the City Council. Other public hearing items may be deemed Final Action by the Planning Commission or forwarded to the City Council. The date of the City Council meeting, if applicable, will be announced at the Planning Commission meeting after the discussion of the item. You may not receive an additional notice for the City Council meeting. For further information, please call (702) 229-6301 (TDD 386-9108) http://www.lasvegasnevada.gov.

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, Nevada 89101-2986

Return Service Requested
Official Notice of Public Hearing



If you wish to file your protest or support on this request, check the appropriate box below and return this card in an envelope with postage to the Planning & Development Department at the address listed above or fax this side of this card to (702) 385-7268. If you would like to contact your Council Representative, please call (702) 229-6405.

☐ I SUPPORT this Request ☐ I OPPOSE this Request

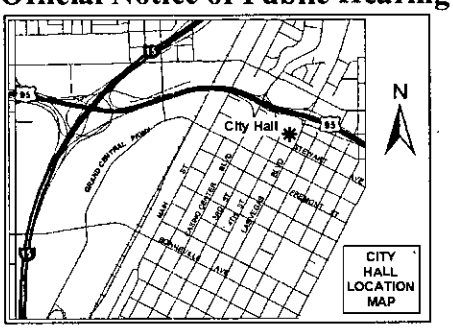
Please use available blank space on card for your comments.

VAC-28532

Planning Commission Meeting of 7/24/2008

City of Las Vegas
Planning & Development Department
Development Services Center
731 S. Fourth Street
Las Vegas, Nevada 89101-2986

Return Service Requested
Official Notice of Public Hearing



If you wish to file your protest or support on this request, check the appropriate box below and return this card in an envelope with postage to the Planning & Development Department at the address listed above or fax this side of this card to (702) 385-7268. If you would like to contact your Council Representative, please call (702) 229-6405.

☐ I SUPPORT this Request ☐ I OPPOSE this Request

Please use available blank space on card for your comments.

VAC-28532

Planning Commission Meeting of 7/24/2008

REQUEST FOR COMMENTS
CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM

FROM: PLANNING AND DEVELOPMENT DEPARTMENT	**DATE: 06/13/08**
TO: COX COMMUNICATIONS	**DAN DeFIESTA**
NEVADA POWER COMPANY	
SOUTHWEST GAS CORPORATION	
SOUTHERN NEVADA WATER AUTHORITY	**MEGHAN O'NEAL**
EMBARQ	
LAS VEGAS VALLEY WATER DISTRICT	**SUE MULANAX**

SUBJECT:	**PETITION OF VACATION**
APPLICANT:	**BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA**
FILE NUMBER:	**VAC-28532**

A REQUEST HAS BEEN RECEIVED FROM BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA TO VACATE A PORTION OF HASTINGS AVENUE GENERALLY LOCATED WEST OF HASTINGS AVENUE AND DESERT LANE, WARD 5 (BARLOW)

THE ABOVE PROPERTY IS LEGALLY DESCRIBED:

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0000:0419456.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) DF THE SOUTHWEST QUARTER (SW¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M AND

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0071:0411857.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE¼) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 51 EAST, M.D.M.

COMMENTS DUE BY: JUNE 25, 2008

PLEASE SEND COMMENTS TO:
DEPARTMENT OF PUBLIC WORKS
RIGHT-OF-WAY DIVISION
731 SOUTH FOURTH STREET
LAS VEGAS, NEVADA 89101
ATTN: CAROLYN CAVINESS

PLANNING COMMISSION MEETING: JULY 24, 2008

ATTACHMENT:
Embarq & Nevada Power: (Map, Petition, Justification Letter, Deed)
All others: location map

REQUEST FOR COMMENTS
CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM

FROM: PLANNING AND DEVELOPMENT DEPARTMENT	DATE: 06/13/08

TO:	OFFICE OF BUSINESS DEVELOPMENT	DAVID BRATCHER
	CCSD	LINDA PERRI
	FIRE ENGINEERING	OZZIE MIRKHAH
	FIRE SERVICES, COMMUNICATIONS	
	NEIGHBORHOOD SERVICES	ANNE KILPONEN
	METRO	SGT. ROBERT ROSHACK

SUBJECT:	PETITION OF VACATION
APPLICANT:	BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA
FILE NUMBER:	VAC-28532

A REQUEST HAS BEEN RECEIVED FROM BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA TO VACATE A PORTION OF HASTINGS AVENUE GENERALLY LOCATED WEST OF HASTINGS AVENUE AND DESERT LANE, WARD 5 (BARLOW)

THE ABOVE PROPERTY IS LEGALLY DESCRIBED:

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECOROS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0000:0419456.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M AND

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0071:0411857.

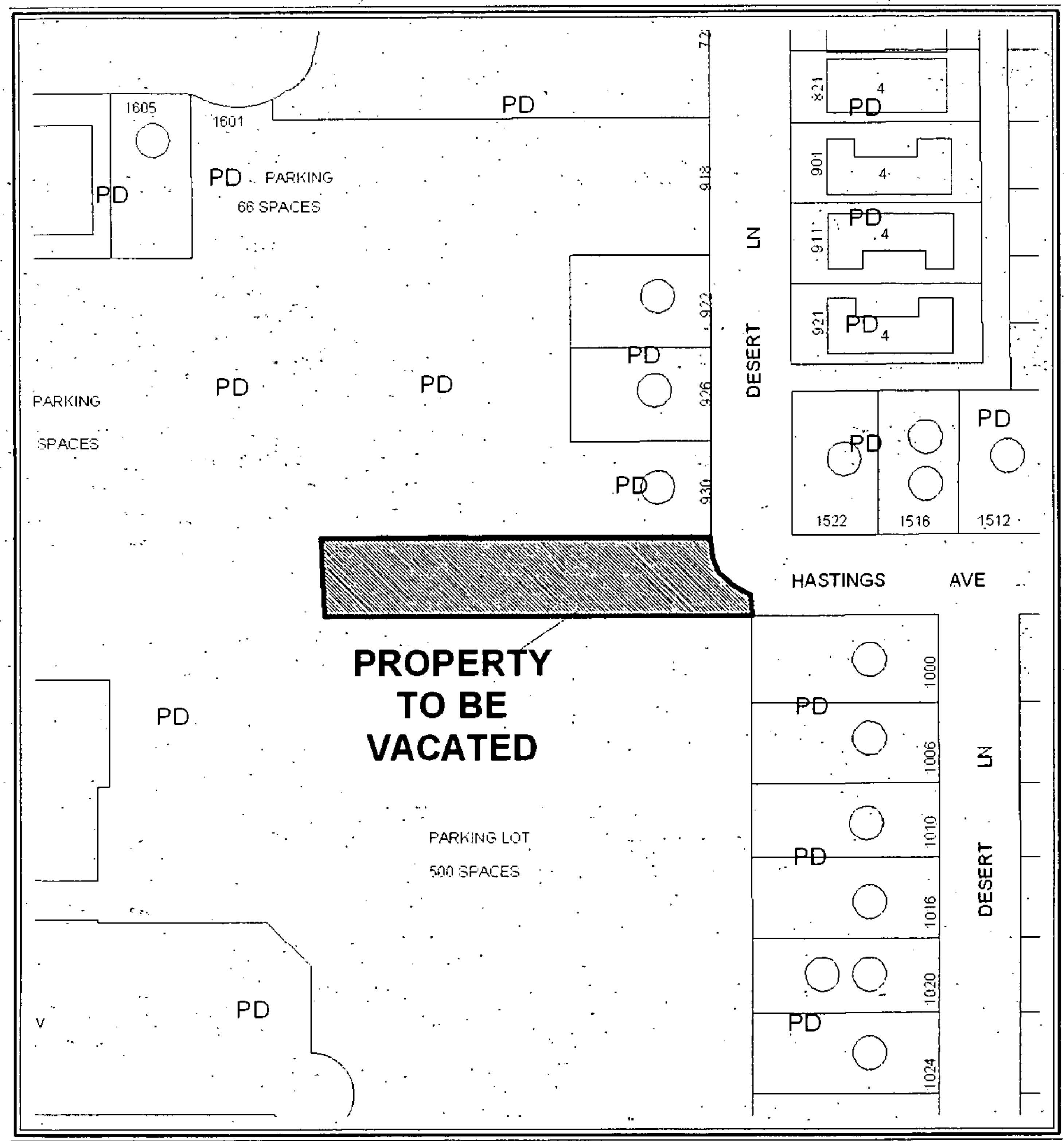
BEING A PORTION OF THE SOUTHWEST QUARTER (SE¼) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 51 EAST, M.D.M.

COMMENTS DUE BY: JUNE 25, 2008

PLANNING COMMISSION MEETING: JULY 24, 2008

ATTACHMENT:
All others: location map

(Revised 3/02)



0 20 40 Feet

CASE: VAC-28532

N

REQUEST FOR COMMENTS
CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM

FROM: PLANNING AND DEVELOPMENT DEPARTMENT		**DATE: 06/13/08**
TO:	**DEVELOPMENT COORDINATION**	**GARY REID**
	TEFO	**TOM WILKING**
	FLOOD CONTROL	**RAUL CRUZ**
	LAND DEVELOPMENT	**KEVIN BERG**
	RIGHT-OF-WAY	**CAROLYN CAVINESS**
	ROADWAY PLANNING	
	SANITARY SEWERS	**TIM PARKS**
	SID	**TIM McDANIEL**
	SURVEY	**ALAN RIEKKI**
	TRAFFIC ENGINEERING	**RICK SCHROEDER**

SUBJECT: **PETITION OF VACATION**

APPLICANT: **BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA**

FILE NUMBER: **VAC-28532**

A REQUEST HAS BEEN RECEIVED FROM BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA TO VACATE A PORTION OF HASTINGS AVENUE GENERALLY LOCATED WEST OF HASTINGS AVENUE AND DESERT LANE, WARD 5 (BARLOW)

THE ABOVE PROPERTY IS LEGALLY DESCRIBED:

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0000:0419456.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M AND

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0071:0411857.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE¼) OF THE SOUTHWEST QUARTER (SW¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 51 EAST, M.D.M.

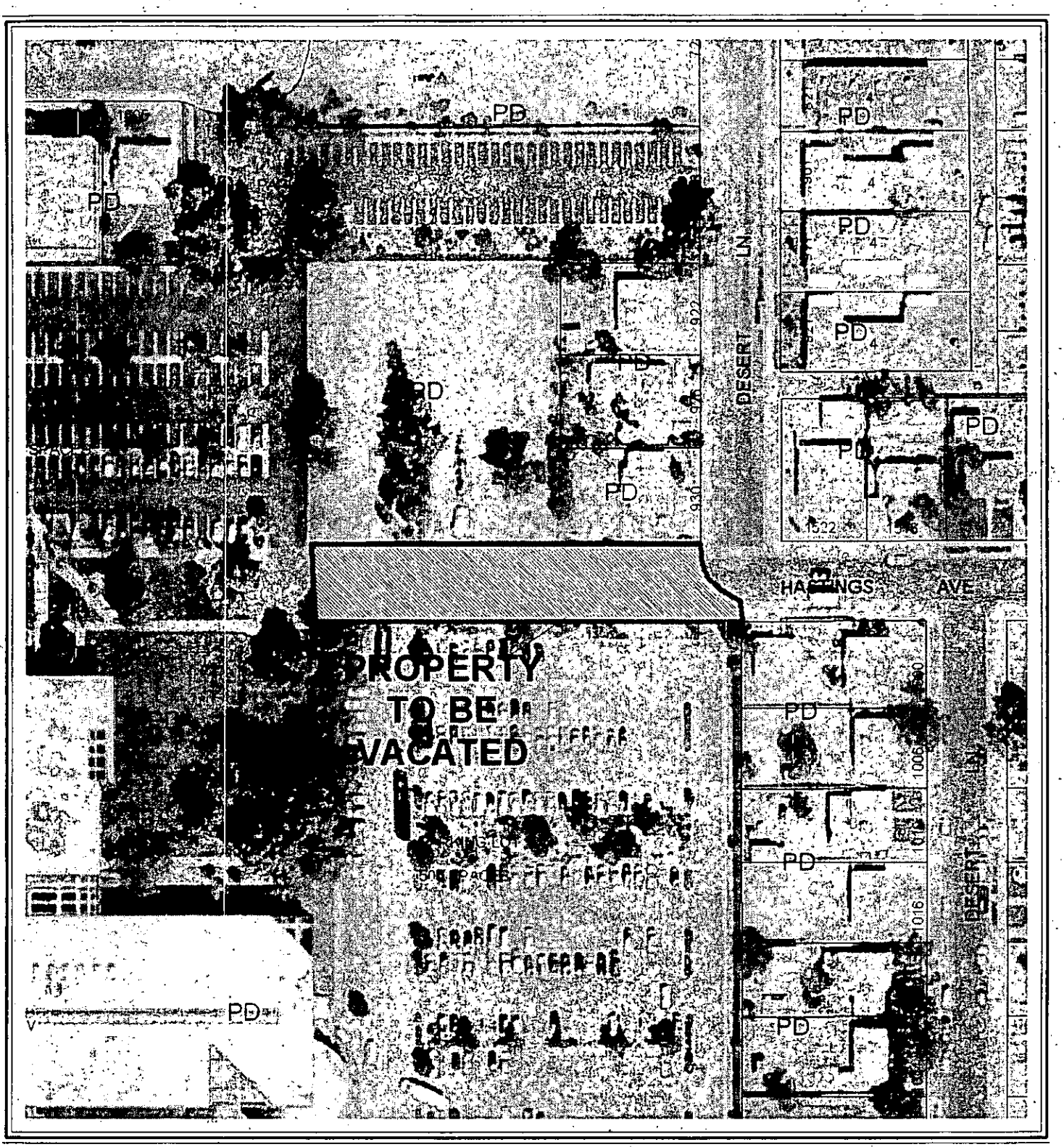
COMMENTS DUE TO BART ANDERSON BY: JUNE 25, 2008

PLANNING COMMISSION MEETING: JULY 24, 2008

ATTACHMENT:

1. Right-of-way & Devco (Map, Petition, Justification Letter, Deed)
2. All others (Map)

(Revised 1/02)



0 20 40 Feet

CASE: VAC-28532

A/P # 28532 VACATION

Application Information

Stages

	Date / Time	By		Date / Time	By
Processed	06/10/2008 14:00	984727	**Temp COO**		
Approved			**COO issued**		
Final			**Expires**		

Associated Information

Type of Work		**# Plans**	0
Dept of Commerce		**# Plans**	0
Priority	☒ **Auto Reviews**	**Bill Group**	

Valuation

Declared Valuation	0.00
Calculated Valuation	0.00
Actual Valuation	0.00

Description of Work

VAC-28532 - VACATION - PUBLIC HEARING - APPLICANT/OWNER: BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA, LAS VEGAS - Petition to Vacate a portion of Hastings Avenue generally located west of Hastings Avenue and Desert Lane. Ward 5 (Barlow)

Parent A/P #

Project #	28532	**Project/Phase Name**	UNLV SHADOW LANE CAMPUS 1001 S	**Phase #**	
Size/Area	0.00	**Size Description**		**Subdivision Code**	
Proposed Start		**Proposed Stop**		**% Completed**	0.00
% Complete Formula					

Property/Site Information

Parcel
Location

Owner/Tenant

Contact ID	AC1531893	**Name**	BOARD OF REGENTS NEVADA SYSTEM
Mailing Address	4505 S MARYLAND PKWY	**Organization**	% UNIVERSITY NV L V
City	LAS VEGAS	**State/Province**	NV
ZIP/PC	89154-1027	**Country**	☐ **Foreign**
Day Phone	( )895-2500 x	**Evening Phone**	
Fax	( )895-4173	**Mobile #**	

Linked Addresses

No Addresses are linked to this Application

A/P Linked Addresses

No Addresses are linked to this Application

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

No Parcels are linked to this Application

Applicants/Contacts

Applicants/Contacts

Primary N **Capacity** OWNER **Contact ID** AC1531893 ☐ **Foreign**
Effective **Expire**
Name BOARD OF REGENTS NEVADA SYSTEM
Day Phone ( )895-2500 x **Eve Phone** **Organization** % UNIVERSITY NV L V
Pager **PIN #** **Position**
Fax ( )895-4173 **Mobile** **Profession**
E-Mail
Address 4505 S MARYLAND PKWY
LAS VEGAS, NV 89154-1027
Seasonal Addr

Valid From **To**
Comments
David Frommer

Primary Y **Capacity** APPL **Contact ID** AC1532866 ☐ **Foreign**
Effective **Expire**
Name STATE OF NEVADA PUBLIC WORK BOARDS
Day Phone (702)486-5115 x **Eve Phone** **Organization**
Pager **PIN #** **Position**
Fax (702)486-5094 **Mobile** **Profession**
E-Mail
Address 1830 E. SAHARA AVE
SUITE 204
LAS VEGAS, NV 89104
Seasonal Addr

Valid From **To**
Comments
Sunny Kamath

Contractors

No Contractors

Item Description	Item Status
Check Fees	Fees Successful
PROCESSING FEE ($500.00)	Paid
NOTIFICATION & ADVERTISING FEE ($300.00)	Paid
Check Inspections	Inspections Successful
Check Reviews	Reviews Successful
Check Conditions	Conditions Successful
Check Alert Conditions	Alert Conditions Successful
Check Licenses	Not Checked
Check Children Status	Children Successful
Check Open Cases	0
Pre-Check Conditions Added:	0
Inspections Added:	0
Reviews Added:	12
DEVCO	
FIRE COMM	
NEIGH P&S	
SEWER	
LAND DEV	
FLDOD	
ROW	
SID	
SURVEY	

Item Description	Item Status
TEFO	
TRAFFIC	
FIRE ENG	
Fees Added:	0
Conditions Added:	0
Periodic Inspection Schedules Added:	0

Fees	Status	Paid Date	Amount
NOTIFICATION & ADVERTISING FEE	P	06/10/2008 14:23	300.00
PROCESSING FEE	P	06/10/2008 14:23	500.00
	Total Unpaid	0.00 **Total Paid**	800.00

Review Activities Act # / Comp By	Act Type / Comments	Status	Waived	Issued	Started	Completed
278586	DEVCO	0	N	06/12/2008 08:02		
278587	FIRE COMM	0	N	06/12/2008 08:02		
278597	FIRE ENG	0	N	06/12/2008 08:02		
278591	FLOOD	0	N	06/12/2008 08:02		
278590	LAND DEV	0	N	06/12/2008 08:02		
278588	NEIGH P&S	0	N	06/12/2008 08:02		
278592	ROW	0	N	06/12/2008 08:02		
278589	SEWER	0	N	06/12/2008 08:02		
278593	SID	0	N	06/12/2008 08:02		
278594	SURVEY	0	N	06/12/2008 08:02		
278595	TEFO	0	N	06/12/2008 08:02		
278596	TRAFFIC	0	N	06/12/2008 08:02		

Activity Review Details

Detail SUBMITTAL CHECKLIST (VAC) **Modified By** RGUMARANG **Modified Date/Time** 06/10/2008 13:59

Comments

No Comments

SUBMITTAL CHECKLIST

Indicate if item is being submitted

- Y **Application/Petition Form**
- Y **Deed and Legal Description**
- Y **Assessors Parcel Map**
- N **Patent Reservation Document (for Patent Res. Vacations only)**
- Y **Vacation Exhibit (3 Folded/ 1 Rolled)**
- Y **Statement of Financial Interest**
- Y **Justification Letter**

Detail PLANNING LEGAL DESCRIPTION **Modified By** EDUVALL **Modified Date/Time** 06/12/2008 08:02

Comments

No Comments

PLANNING LEGAL

Enter legal description

VAC-28532

A REQUEST HAS BEEN RECEIVED FROM BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA TO VACATE A PORTION OF HASTINGS AVENUE GENERALLY LOCATED WEST OF HASTINGS AVENUE AND DESERT LANE, WARD 5 (BARLOW)

THE ABOVE PROPERTY IS LEGALLY DESCRIBED:

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0000:0419456.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M AND

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0071:0411857.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 51 EAST, M.D.M.

Check Conditions Condition	Approval Supervisor Required	Approved By Comments	Approved Date	Applied By	Applied Date	Assigned

No Conditions

Project #	A/P Type	Status	Stage	Relation

No children exist for this project

Planning Condition	Description	Effective	Expire	Comments

There is no planning condition for this project.

VACATION

N **Parent Project link required?**

Vacation Routing Process after City Council

External (Utility) Comments required?

Final City Council letter received

Annotated minutes received

Staff Recommendation

Meeting Information

Meeting Information

Meeting Date / Comments / Added By	Meeting Type / Add Date	Meeting Status / Modified By	Modified Date	YES Votes	NO Votes	ABSTENTIONS
07/24/2008	PC	SCHEDULED		0	0	0
RGUMARANG	06/10/2008					

Vacation Final Review Process

CC / Planning Received Legal / Recorded Doc Number	Expiration Date	Request for Legal / Request for Order / Comments	Devco Received Legal / Order Received	Legal sent back to ROW / Request for Recordation	Recorded Date

There are no items in this list

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

No children exist for this project

Employee / Employee ID	Last	First	MI	Comments

No Employee Entries

Log / Action / Comments	Description	Entered By	Start	Stop	Hours
PAYMNT	CO NAME WHO PICKED UP CONTACT#	890381	06/10/2008 14:24		0.00
BRUCE GAY;CARPENTER SELLERS ASSOC; CK #14161; 702-251-8896					

PLANNING & DEVELOPMENT

DEVELOPMENT SERVICES CENTER

PLANNING & DEVELOPMENT DEPARTMENT

CITY CLERK
2008 JUN 12 A 10:04

APPLICATION / PETITION FORM

Application/Petition For: Hastings Ave. Vacation

Project Address (Location) North east portion of UNLV Shadow Ln. Campus, 1001 Shadow Ln.

Project Name Advanced Clinical Training & Research Center **Proposed Use** Education/Admin.

Assessor's Parcel #(s) 139-33-406-005 **Ward #** 5

General Plan: existing PD proposed PD **Zoning:** existing MD-1 proposed MD-2

Commercial Square Footage _____ **Floor Area Ratio** _____

Gross Acres 17.49 **Lots/Units** N/A **Density** _____

Additional Information _____

PROPERTY OWNER NSHE ON BEHALF OF UNLV **Contact** DAVID FROMMER
Address 4505 S MARYLAND PKWY BOX 451027 **Phone:** 895-2500 **Fax:** 895-4173
City LAS VEGAS **State** NV **Zip** 89154-1027

APPLICANT State of Nevada Public Works Board **Contact** Mr. Sunny Kamath
Address 1830 E. Sahara Ave., Suite 204 **Phone:** (702) 486-5115 **Fax:** (702) 486-5094
City Las Vegas **State** Nevada **Zip** 89104

REPRESENTATIVE State of Nevada Public Works Bd. **Contact** Mr. Sunny Kamath
Address 1830 E. Sahara Ave., Suite 204 **Phone:** (702) 486-5115 **Fax:** (702) 486-5094
City Las Vegas **State** Nevada **Zip** 89104

Property Owner Signature* [signature]
*An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.
Print Name JAMES E. ROGERS

Subscribed and sworn before me
This 9th day of June, 20 08.

Notary Public in and for said County and State

JO ANN PREVETTI
Notary Public, State of Nevada
Appointment No. 98524-01
My Appt. Expires October 17, 2011

FOR DEPARTMENT USE ONLY

Case #	VAC-VAR-28532
Meeting Date:	7/24/08
Total Fee:	$ 800
Date Received:*	6/10/08
Received By:	Romeo

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

COPY

Revised 04/26/05

f:\depot\Application Packet\Application Form.pdf

PRINCIPALS
STEVEN R. CARPENTER, AIA
W. RICK SELLERS, AIA
MICHAEL A. DEL GATTO, AIA

CARPENTER
SELLERS
ASSOCIATES
ARCHITECTURE INTERIORS PLANNING

RECEIVED
JUN 10 2008

June 10, 2008

City of Las Vegas Planning and Development
Development Service Center
731 S. Fourth Street
Las Vegas, NV 89101
(702) 229-6301

Attn: Current Planner

RE: Advanced Clinical Training and Research Center

The proposed project is an education and administration office building to be built on the existing UNLV Shadow Lane Campus, 1001 Shadow Lane located in the City of Las Vegas Medical District The project satisfies requirements for parking, site coverage, open space and setbacks. However, we are requesting consideration of a Major Modification to re-zone the parcel(s) from MD-1 to MD-2 and Site Development Plan Review and the Vacation of the eastern portion of Hasting Avenue.

This project will provide a new Health Sciences building of approximately 66,200 gross square feet consolidating the UNLV School of Nursing and the University of Nevada School of Medicine on the Shadow Lane Campus of the University of Nevada Las Vegas (UNLV). The new building location will be along the north side of the existing Building B and encroach into the campus green area (quad). The building will be designed with a longer east-west axis partially encroaching on the quad. The quad and surrounding landscape areas have been designed to exceed standards and enhance the use of the exterior open space. In addition, the parking area included with this project will be compliant with all city standards, including landscape, accessibility and illumination.

The building has been determined to be four levels due to functional and site requirements. The ground level will provide lobby/display areas, large lecture spaces for both the School of Nursing (UNLV SON) and the School of Medicine (UNSOM), offices for student services and student lounge for UNLV SON, building support spaces, and vertical circulation. The second level is developed primarily for UNSOM providing staff offices, administrative support, classrooms, seminars rooms, break-out rooms, computer lab, and student lounge. The third floor will be occupied by UNLV SON for staff offices administration, and support spaces. The fourth floor will also house UNLV SON offices, administration, support areas, as well as a research lab with its support spaces and offices.

VAC-28532
07/24/08 PC

1919 S. JONES • SUITE C • LAS VEGAS, NEVADA 89146 • (702) 251-8896 • FAX (702) 251-8876
mail@csaarchitects.com www.csaarchitects.com

The floor to floor elevations are 18 feet from the ground floor to the second with 16 feet for the second, third and fourth. Generally the ceiling heights are ten feet with the large lecture areas higher and sloping, it is anticipated that the lab ceiling is exposed to the structure.

The Health Sciences building will be an identifiable component to this campus and as such it must reflect an appearance of permanence not only aesthetically also in terms of product durability. It is anticipated that the life span of the building might be from 50 to 75 years. The purpose of the building is higher education in health care so the building must look competent and have a timeless appearance.

The materials chosen for this project were selected with the following qualities in mind: ease of maintenance and maintainability, life span, cost both initial and life cycle, local availability both product and labor to install, permanence and appropriateness for this use and position in the building form.

The exterior base of the building will be sand blasted poured in place concrete or CMU panels, similar to those employed on the existing campus buildings. Exposed CMU will be a honed, integral color block. The glazing system at the lobby will be a 2-story tall, self supported system with a light tint. Other glazing will be Aluminum storefront (2x4 offset frame) and curtain wall (2x10 offset frame) and the aluminum will be a clear anodized finish. Glass will be 1 inch semi reflective insulated. Exposed glazing will protected by a solar shade metal grid finished to match the glazing frames as depicted on the elevations. This will be particularly evident on the south and east elevations. The primary exterior wall finish will be a metal panel. The metal panels will have a satin type finish with a slightly deeper color to contrast the window solar screen frames. Roofing will be a single ply membrane in a light color.

This represents an overall design approach for the proposed Advanced Clinical Training and Research Center on the existing UNLV Shadow Lane Campus. Concurrently, we are processing the documents for the consolidation of the various APN's into one parcel number and the vacation of the eastern portion of Hastings Avenue.

For any questions or comments, please contact me at:
Carpenter Sellers Associates
1919 S. Jones, Suite C
LV, NV 89146
(702) 251-8896
Email: bruceg@csaarchitects.com

RECEIVED
JUN 10 2008

Thank you,

Bruce Gay
Project Manager

VAC-28532
07/24/08 PC

PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: VAC-28532 APN: 139-33-406-005

Name of Property Owner: NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF UNLV

Name of Applicant: State of Nevada Public Works Board

Name of Representative: Mr. Sunny Kamath

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: MAYOR OSCAR GOODMAN

Partner(s): IT IS OUR UNDERSTANDING THAT THE MAYOR IS PART OWNER IN A BUILDING IN WHICH THE UNSOM PRACTICE PLAN LEASES SPACE

APN: 162-04-112-010 1707 W CHARLESTON BLVD

Signature of Property Owner: James E. Rogers

JAMES E. ROGERS

Print Name:

Subscribed and sworn before me

This 6th day of June, 2008

Notary Public in and for said County and State

5-2

20080404-0004698

Fee: $16.00 RPTT: EX#014
NXC Fee: $0.00
04/04/2008 14:31:26
T20080057405
Requestor:
NEVADA TITLE COMPANY
Debbie Conway JLB
Clark County Recorder Pgs: 5

A.P.N.: 139-33-402-029
R.P.T.T.: $

Escrow #07-12-0045-JJA

Mail tax bill to and
When recorded mail to:
University of Nevada, Las Vegas
4505 S. Maryland Pkwy.
Box 45-1090
Las Vegas, NV 89154-1090

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH, That **Veronica E. Desbiens-Warren and Michael A. Warren, wife and husband, (who acquired title as Veronica E. Desbiens, a single woman),** for a valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to **Board of Regents of the Nevada System of Higher Education on behalf of the University of Nevada, Las Vegas,,** 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".

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.

COPY

IN WITNESS WHEREOF, this instrument has been executed this 4th day of April, 2008.

Veronica E. Desbiens-Warren

Veronica E. Desbiens-Warren

Michael A. Warren

Michael A. Warren

State of NEVADA }
} ss:
County of Clark }

This instrument was acknowledged before me on 4-4-08
by Veronica E. Desbiens-Warren and Michael A. Warren

Helen A. Williams
NOTARY PUBLIC
My Commission Expires: AUGUST 2, 2011

HELEN A. WILLIAMS
Notary Public State of Nevada
No. 99-57343-1
My appt. exp. Aug. 2, 2011

Assessor's Copy

EXHIBIT "A"

THAT PORTION OF THE SOUTWEST QUARTER (SW ¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M., DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER (1/4) CORNER OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.;
THENCE NORTH 00°17' EAST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW ¼) OF SAID SECTION 33, A DISTANCE OF 696.10 FEET TO A POINT;
THENCE NORTH 89°53'30'' WEST AND PARALLEL TO THE SOUTH BOUNDARY OF THE SAID SOUTHWEST QUARTER (SW ¼) OF SAID SECTION 33, A DISTANCE OF 363.97 FEET TO THE TRUE POINT OF BEGINNING;

THENCE CONTINUING NORTH 89°53'30''WEST A DISTANCE OF 104.00 FEE TO A POINT; THENCE NORTH 00°06'30'' EAST, A DISTANCE OF 70 FEET TO A POINT; THENCE SOUTH 89°53'30'' EAST AND PARALLEL TO SAID SOUTH BOUNDARY OF SAID SOUTHWEST QUARTER (SW ¼) A DISTANCE OF 104.00 FEET TO A POINT;
THENCE SOUTH 00°06'30'' WEST A DISTANCE OF 70 FEET TO THE TRUE POINT OF BEGINNING.

Assessor's Copy

State of Nevada
Declaration of Value

1. Assessor Parcel Number(s)
   a) 139-33-402-029
   b)
   c)
   d)

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

FOR RECORDER'S OPTIONAL USE ONLY
Document/Instrument #:
Book: Page
Date of Recording:
Notes:

3. Total Value/Sales Price of Property $250,000.00
   Deed in Lieu of Foreclosure Only (value of property)
   Transfer Tax Value: $250,000.00
   Real Property Transfer Tax Due EXEMPT

4. **If Exemption Claimed:**
   a. Transfer Tax Exemption, per NRS 375.090, Section: #14
   b. Explain Reason for Exemption: Transfer to an agency of the State of Nevada

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declare(s) 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, parties agree that 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 owned.**

Signature: Capacity: GRANTOR/SELLER
Signature: Capacity: GRANTEE/BUYER
James E. Rogers, Chancellor

SELLER (GRANTOR) INFORMATION (REQUIRED)		BUYER (GRANTEE) INFORMATION (REQUIRED)	
Print Name:	Veronica E. Desbiens	Print Name:	Board of Regents of the Nevada System of Higher Education on behalf of the University of Nevada, Las Vegas
Address:	6013 Carpenteria Lane	Address:	4505 Maryland Pkwy., Box 45-1090
City/State/Zip:	Las Vegas, NV 89108	City/State/Zip:	Las Vegas, NV 89154-1090

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

Print Name: Nevada Title Company Esc. #: 07-12-0045-JJA
Address: 2500 N Buffalo, Suite 150
City: Las Vegas State: NV Zip: 89128

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

Copy
Assessor's Copy

Cont 4698

COPY

State of Nevada
Declaration of Value

1. Assessor Parcel Number(s)
   a) 139-33-402-029
   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
   - ☐ i) Other

FOR RECORDER'S OPTIONAL USE ONLY
Document/Instrument #:
Book: Page
Date of Recording:
Notes:

3. Total Value/Sales Price of Property $250,000.00
   Deed in Lieu of Foreclosure Only (value of property)
   Transfer Tax Value: $250,000.00
   Real Property Transfer Tax Due $1,275.00

4. **If Exemption Claimed:**
   a. Transfer Tax Exemption, per NRS 375.090, Section:
   b. Explain Reason for Exemption:

5. Partial Interest: Percentage being transferred: %

The undersigned declare(s) 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, parties agree that 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.**

X Signature: Veronica E. Desbiens Capacity: GRANTOR/SELLER
Signature: Capacity: GRANTEE/BUYER

SELLER (GRANTOR) INFORMATION (REQUIRED)		BUYER (GRANTEE) INFORMATION (REQUIRED)	
Print Name:	Veronica E. Desbiens	Print Name:	Michael Close
Address:	6013 Carpenteria Lane	Address:	
City/State/Zip:	Las Vegas, NV 89108	City/State/Zip:	,

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

Print Name: Nevada Title Company Esc. #: 07-12-0045-JJA
Address: 2500 N Buffalo, Suite 150
City: Las Vegas State: NV Zip: 89128

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

Accommodation Only

4698

VAC-28532

A REQUEST HAS BEEN RECEIVED FROM BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA TO VACATE A PORTION OF HASTINGS AVENUE GENERALLY LOCATED WEST OF HASTINGS AVENUE AND DESERT LANE, WARD 5 (Barlow)

THE ABOVE PROPERTY IS LEGALLY DESCRIBED:

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0000:0419456.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M AND

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0071:0411857.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 51 EAST, M.D.M.

COPY

Y403

5-2

20080404-0004698

Fee: $16.00 RPTT: EX#014
NJC Fee: $0.00
04/04/2008 14:31:26
T20080057405
Requestor:
NEVADA TITLE COMPANY
Debbie Conway JLB
Clark County Recorder Pgs: 5

A.P.N.: 139-33-402-029
R.P.T.T.: $

Escrow #07-12-0045-JJA

Mail tax bill to and 2
When recorded mail to:
University of Nevada, Las Vegas
4505 S. Maryland Pkwy.
Box 45-1090
Las Vegas, NV 89154-1090

COPY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH, That **Veronica E. Desbiens-Warren and Michael A. Warren, wife and husband, (who acquired title as Veronica E. Desbiens, a single woman),** for a valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to **Board of Regents of the Nevada System of Higher Education on behalf of the University of Nevada, Las Vegas,,** 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".

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.

ASSESSOR'S COPY

COPY

IN WITNESS WHEREOF, this instrument has been executed this 4th day of April, 2008.

Veronica E. Desbiens-Warren

Veronica E. Desbiens-Warren

Michael A. Warren

Michael A. Warren

State of NEVADA }
} ss:
County of Clark }

This instrument was acknowledged before me on 4-4-08
by Veronica E. Desbiens-Warren and Michael A. Warren

Helen A. Williams
NOTARY PUBLIC
My Commission Expires: AUGUST 2, 2011

HELEN A. WILLIAMS
Notary Public State of Nevada
No. 99-57343-1
My appt. exp. Aug. 2, 2011

Assessor's Copy

EXHIBIT "A"

THAT PORTION OF THE SOUTWEST QUARTER (SW ¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M., DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER (1/4) CORNER OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.;
THENCE NORTH 00°17' EAST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW ¼) OF SAID SECTION 33, A DISTANCE OF 696.10 FEET TO A POINT;
THENCE NORTH 89°53'30'' WEST AND PARALLEL TO THE SOUTH BOUNDARY OF THE SAID SOUTHWEST QUARTER (SW ¼) OF SAID SECTION 33, A DISTANCE OF 363.97 FEET TO THE TRUE POINT OF BEGINNING;

THENCE CONTINUING NORTH 89°53'30''WEST A DISTANCE OF 104.00 FEE TO A POINT; THENCE NORTH 00°06'30'' EAST, A DISTANCE OF 70 FEET TO A POINT; THENCE SOUTH 89°53'30'' EAST AND PARALLEL TO SAID SOUTH BOUNDARY OF SAID SOUTHWEST QUARTER (SW ¼) A DISTANCE OF 104.00 FEET TO A POINT;
THENCE SOUTH 00°06'30'' WEST A DISTANCE OF 70 FEET TO THE TRUE POINT OF BEGINNING.

Assessor's Copy

State of Nevada
Declaration of Value

1. Assessor Parcel Number(s)
   a) 139-33-402-029
   b)
   c)
   d)

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

FOR RECORDER'S OPTIONAL USE ONLY
Document/Instrument #:
Book: Page
Date of Recording:
Notes:

3. Total Value/Sales Price of Property $250,000.00
   Deed in Lieu of Foreclosure Only (value of property)
   Transfer Tax Value: $250,000.00
   Real Property Transfer Tax Due EXEMPT

4. **If Exemption Claimed:**
   a. Transfer Tax Exemption, per NRS 375.090, Section: #14
   b. Explain Reason for Exemption: Transfer to an agency of the State of Nevada

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declare(s) 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, parties agree that 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 owned.**

Signature: Capacity: GRANTOR/SELLER
Signature: Capacity: GRANTEE/BUYER
James E. Rogers, Chancellor

SELLER (GRANTOR) INFORMATION (REQUIRED)		BUYER (GRANTEE) INFORMATION (REQUIRED)	
Print Name:	Veronica E. Desbiens	Print Name:	Board of Regents of the Nevada System of Higher Education on behalf of the University of Nevada, Las Vegas
Address:	6013 Carpenteria Lane	Address:	4505 Maryland Pkwy., Box 45-1090
City/State/Zip:	Las Vegas, NV 89108	City/State/Zip:	Las Vegas, NV 89154-1090

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

Print Name: Nevada Title Company Esc. #: 07-12-0045-JJA
Address: 2500 N Buffalo, Suite 150
City: Las Vegas State: NV Zip: 89128

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

Assessor's Copy

Cont 4698

State of Nevada
Declaration of Value

1. Assessor Parcel Number(s)
   a) 139-33-402-029
   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
   - ☐ i) Other

FOR RECORDER'S OPTIONAL USE ONLY
Document/Instrument #:
Book: Page
Date of Recording:
Notes:

3. Total Value/Sales Price of Property $250,000.00
   Deed in Lieu of Foreclosure Only (Value of property)
   Transfer Tax Value: $250,000.00
   Real Property Transfer Tax Due $1,275.00

4. **If Exemption Claimed:**
   a. Transfer Tax Exemption, per NRS 375.090, Section:
   b. Explain Reason for Exemption:

5. Partial Interest: Percentage being transferred: %

The undersigned declare(s) 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, parties agree that 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.**

X Signature: Veronica E. Desbiens Capacity: GRANTOR/SELLER
Signature: Capacity: GRANTEE/BUYER

SELLER (GRANTOR) INFORMATION (REQUIRED)		BUYER (GRANTEE) INFORMATION (REQUIRED)	
Print Name:	Veronica E. Desbiens	Print Name:	Michael Close
Address:	6013 Carpenteria Lane	Address:	
City/State/Zip:	Las Vegas, NV 89108	City/State/Zip:	,

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

Print Name: Nevada Title Company Esc. #: 07-12-0045-JJA
Address: 2500 N Buffalo, Suite 150
City: Las Vegas State: NV Zip: 89128

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

COPY
ACCESS ONLY

4698

VAC-28532

A REQUEST HAS BEEN RECEIVED FROM BOARD OF REGENTS OF THE NEVADA SYSTEM OF HIGHER EDUCATION ON BEHALF OF THE UNIVERSITY OF NEVADA TO VACATE A PORTION OF HASTINGS AVENUE GENERALLY LOCATED WEST OF HASTINGS AVENUE AND DESERT LANE, WARD 5 (Barlow)

THE ABOVE PROPERTY IS LEGALLY DESCRIBED:

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0000:0419456.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M AND

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0071:0411857.

BEING A PORTION OF THE SOUTHWEST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 51 EAST, M.D.M.

COPY

EXHIBIT "A"

DESCRIPTION

ALL THAT REAL PROPERTY SITUATED IN THE COUNTY OF CLARK , STATE OF NEVADA, BOUNDED AND DESCRIBED AS FOLLOWS:

PARCEL I:

THAT PORTION OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST M.D.B. & M., SITUATE IN CLARK COUNTY, NEVADA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL A:

BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 33; THENCE EAST, A DISTANCE OF 2310.90 FEET TO A POINT; THENCE NORTH, A DISTANCE OF 457.40 FEET TO THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED BY FLORENCE LEE JONES CAHLAN, ET CON, TO G.C. BLAINE, ET UX, BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED JULY 28, 1949, IN BOOK 60 OF DEEDS, PAGE 404, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 318408, THE TRUE POINT OF BEGINNING; THENCE NORTH ALONG THE EAST LINE OF THE SAID CONVEYED PARCEL, A DISTANCE OF 178.70 FEET TO A POINT; THENCE WEST AND PARALLEL TO THE SOUTH LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 68.00 FEET TO A POINT; THENCE SOUTH AND PARALLEL TO THE SAID EAST LINE, A DISTANCE OF 178.70 FEET TO A POINT ON THE SOUTH LINE OF THE CONVEYED PARCEL; THENCE EAST, A DISTANCE OF 68.00 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL B:

BEGINNING ON THE SOUTH LINE OF SAID SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4), DISTANT THEREON SOUTH 89°53'30" EAST, A DISTANCE OF 2242.90 FEET FROM THE SOUTHWEST CORNER OF SAID SECTION 33; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 457.40 FEET TO THE POINT OF BEGINNING, BEING THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL OF LAND DESCRIBED BY THAT CERTAIN GRANT, BARGAIN, SALE DEED TO CURTIS O. BRYANT AND ARLENE R. BRYANT, HUSBAND AND WIFE AS JOINT TENANTS RECORDED JUNE 4, 1958, IN BOOK 162 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 132535; THENCE NORTH 89°53'30" WEST PARALLEL WITH THE SOUTH LINE OF SECTION 33, A DISTANCE OF 70.00 FEET; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 178.70 FEET; THENCE SOUTH 89°53'30" EAST PARALLEL WITH SAID SOUTH LINE, A DISTANCE OF 70.00 FEET; THENCE SOUTH 00°06'30" WEST, A DISTANCE OF 178.70 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL C:

BEGINNING AT A POINT ON THE SOUTH LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4), DISTANT THEREON, SOUTH 89°53'30" EAST, A DISTANCE OF 2172.00 FEET FROM THE SOUTHWEST CORNER OF SAID SECTION 33; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 457.40 FEET TO THE POINT OF BEGINNING, BEING THE SOUTHWEST CORNER OF THAT CERTAIN PARCEL OF LAND DESCRIBED BY THAT CERTAIN GRANT, BARGAIN, SALE DEED TO BURLEY M. AND ARLIE M. JONES, HUSBAND AND WIFE, AS JOINT TENANTS, RECORDED MARCH 29, 1963, IN BOOK 433 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 349092; THENCE NORTH 89°53'30" WEST, PARALLEL WITH THE SOUTH LINE OF

SECTION 33, A DISTANCE OF 92.17 FEET; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 178.70 FEET; THENCE SOUTH 89°53'30" EAST, A DISTANCE OF 92.17 FEET TO THE NORTHWEST CORNER OF THE ABOVE MENTIONED JONES PROPERTY; THENCE SOUTH 00°06'30" WEST, A DISTANCE OF 178.70 FEET TO THE POINT OF BEGINNING.

PARCEL D:

BEGINNING AT A POINT ON THE SOUTH LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, FROM WHICH THE SOUTHWEST CORNER OF SAID SECTION BEARS NORTH 89°53'30" WEST, A DISTANCE OF 2080.73 FEET; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 457.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 89°53'30" WEST AND PARALLEL WITH THE SOUTH LINE OF THE SAID SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, A DISTANCE OF 75.00 FEET TO A POINT; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 178.30 FEET TO A POINT; THENCE SOUTH 89°53'30" EAST AND PARALLEL WITH THE SOUTH LINE OF THE SAID SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, A DISTANCE OF 75.00 FEET TO A POINT; THENCE SOUTH 00°06'30" WEST, A DISTANCE OF 178.70 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL E:

BEGINNING AT A POINT ON THE SOUTH LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, FROM WHICH THE SOUTHWEST CORNER OF SAID SECTION 33 BEARS NORTH 89°53'30" WEST, A DISTANCE OF 2005.73 FEET; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 457.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 89°53'30" WEST AND PARALLEL WITH THE SOUTH LINE OF THE SAID SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, A DISTANCE OF 70.00 FEET TO A POINT; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 178.70 FEET TO A POINT; THENCE SOUTH 89°53'30" EAST AND PARALLEL WITH THE SOUTH LINE OF THE SAID SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, A DISTANCE OF 70.00 FEET TO A POINT; THENCE SOUTH 00°06'30" WEST, A DISTANCE OF 178.70 FEET TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH THAT PORTION OF HASTINGS AVENUE AS VACATED BY THE CITY OF LAS VEGAS IN AN ORDER OF VACATION RECORDED MARCH 13, 1984, IN BOOK 1888 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 1847767.

PARCEL F:

BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 33; THENCE SOUTH 89°53'30" EAST ALONG THE SOUTH LINE OF SAID SECTION 33, A DISTANCE OF 1935.43 FEET TO A POINT; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 457.40 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 00°06'30" EAST, A DISTANCE OF 178.70 FEET TO A POINT ON THE SOUTH LINE OF HASTINGS AVENUE (60.00 FEET WIDE); THENCE NORTH 89°53'30" WEST ALONG SAID SOUTH LINE OF HASTINGS AVENUE, A DISTANCE OF 250.93 FEET TO THE NORTHWEST CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED TO G.C. BLAINE, ET UX BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED JULY 29, 1949, IN BOOK 60 OF DEEDS, PAGE 410, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 318508; THENCE SOUTH 00°06'30" WEST, A DISTANCE OF 207.70 FEET TO THE SOUTHWEST CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED TO G.C. BLAINE, ET UX BY CERTAIN GRANT, BARGAIN, SALE DEED RECORDED JUNE 2, 1952, IN BOOK 66 OF DEEDS, PAGE 492, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 385418; THENCE SOUTH 89°53'30" EAST, A DISTANCE OF 208.70 FEET TO A POINT; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 29.00 FEET TO A POINT; THENCE SOUTH 89°53'30" EAST A DISTANCE OF 42.23 FEET TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH THAT PORTION OF HASTINGS AVENUE AS VACATED BY THE CITY OF LAS

VEGAS IN AN ORDER OF VACATION RECORDED MARCH 13, 1984, IN BOOK 1888 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 1847767.

PARCEL G:

A PARCEL 15.00 FEET IN WIDTH, BEING DESCRIBED AS THE EASTERLY 15.00 FEET OF THE WESTERLY 216.00 FEET OF THE NORTHERLY 30.00 FEET OF THE SOUTHERLY 666.10 FEET OF SAID SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33.

PARCEL H:

BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 33; THENCE EAST ALONG THE SOUTH LINE OF SAID SECTION 33, A DISTANCE OF 1684.80 FEET TO A POINT; THENCE NORTH, A DISTANCE OF 666.10 FEET TO THE NORTHWEST CORNER OF THE PARCEL OF LAND CONVEYED BY J.S. BEARDEN AND ADA L. BEARDEN TO G.C. BLAINE AND CLIFFORD A. JONES, BY DEED DATED NOVEMBER 4, 1939, AND RECORDED DECEMBER 21, 1942, IN BOOK 32 OF DEEDS, PAGES 74-75, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 156747, THE TRUE POINT OF BEGINNING, THENCE WEST AND PARALLEL TO THE SOUTH LINE OF SAID SECTION 33, A DISTANCE OF 335.00 FEET TO A POINT ON THE EAST LINE OF THE PARCEL OF LAND CONVEYED TO THE CITY OF LAS VEGAS FOR STREET PURPOSES; THENCE SOUTH ALONG THE EAST LINE OF THE PARCEL OF LAND CONVEYED FOR STREET PURPOSES, A DISTANCE OF 129.00 FEET TO A POINT; THENCE EAST AND PARALLEL TO THE SOUTH LINE OF SAID SECTION 33, A DISTANCE OF 335.00 FEET TO A POINT ON THE WEST LINE OF THE PARCEL OF LAND SO CONVEYED TO SAID G.C. BLAINE AND CLIFFORD A. JONES BY
DEED HEREINBEFORE REFERRED TO; THENCE NORTH ALONG THE WEST LINE OF PARCEL OF LAND SO CONVEYED TO G.C. BLAINE AND CLIFFORD A. JONES, A DISTANCE OF 129.00 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION AS CONVEYED TO CLARK COUNTY BY THAT CERTAIN QUITCLAIM DEED RECORDED MAY 9, 1962, IN BOOK 359 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 290145.

TOGETHER WITH THAT PORTION OF HASTINGS AVENUE AS VACATED BY THE CITY OF LAS VEGAS IN AN ORDER OF VACATION RECORDED MARCH 13, 1984, IN BOOK 1888 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 1847767.

PARCEL I:

BEGINNING AT A POINT DISTANT 30.00 FEET EAST AND 537.10 FEET NORTH OF THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, SAID POINT ALSO BEING DISTANT 5.00 FEET NORTH OF THE SOUTHWEST CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED BY J.S. BEARDEN, ET UX, TO LEE H. WILBUR, ET UX, BY THAT CERTAIN GRANT, BARGAIN, SALE DEED DATED FEBRUARY 1, 1945 AND RECORDED FEBRUARY 2, 1945, IN BOOK 37 OF DEEDS, PAGE 267, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 192442; THENCE SOUTH PARALLEL WITH AND DISTANT 30.00 FEET EASTERLY OF THE WEST OF THE AFOREMENTIONED SOUTHEAST QUARTER (SE
1/4) OF THE SOUTHWEST QUARTER (SW 1/4), A DISTANCE OF 105.00 FEET TO THE SOUTHWEST CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED BY J.H. SEXSMITH, ET UX, TO OTIS L. HOLT BY THAT CERTAIN GRANT, BARGAIN, SALE DEED DATED MARCH 29, 1945 AND RECORDED APRIL 7, 1945, IN BOOK 38 OF DEEDS, PAGES 106-107, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 194996; THENCE EAST ALONG THE SOUTH LINE OF THE PARCEL CONVEYED TO OTIS L. HOLT, A DISTANCE OF 335.00 FEET TO THE SOUTHEAST CORNER THEREOF, BEING A POINT ON THE WEST LINE OF THAT CERTAIN PARCEL OF LAND CONVEYED BY MABEL R. ULLOM, ET AL, TO G.C. BLAINE, ET AL, BY THAT CERTAIN QUITCLAIM DEED DATED NOVEMBER 4, 1939 AND

RECORDED DECEMBER 21, 1942, IN BOOK 32 OF DEEDS, PAGE 74, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 156746; THENCE NORTH ALONG THE WEST LINE OF THE PARCEL CONVEYED TO SAID G.C. BLAINE, A DISTANCE OF 105.00 FEET TO A POINT; THENCE WEST ALONG A LINE PARALLEL WITH AND DISTANCE 5.00 FEET NORTHERLY OF THE NORTH LINE OF THE AFOREMENTIONED PARCEL CONVEYED TO OTIS L. HOLT, A DISTANCE OF 335.00 FEET TO THE POINT OF BEGINNING.

PARCEL J:

BEGINNING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33; THENCE NORTH 00°10'59" EAST ALONG THE WEST LINE THEREOF, A DISTANCE OF 200.00 FEET; THENCE DEPARTING THEREFROM, SOUTH 89°53'30" EAST, A DISTANCE OF 30.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 00°10'59" EAST, A DISTANCE OF 232.10 FEET; THENCE SOUTH 89°53'30" EAST, A DISTANCE OF 230.19 FEET; THENCE SOUTH 00°06'30" WEST, A DISTANCE OF 232.10 FEET; THENCE NORTH 89°53'30" WEST, A DISTANCE OF 230.49 FEET TO THE POINT OF BEGINNING.

PARCEL K:

BEGINNING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33; THENCE NORTH 00°10'59" EAST ALONG THE WEST LINE THEREOF, A DISTANCE OF 200.00 FEET; THENCE DEPARTING THEREFROM SOUTH 89°53'30" EAST, A DISTANCE OF 30.00 FEET; THENCE NORTH 00°10'59" EAST, A DISTANCE OF 232.10 FEET; THENCE SOUTH 89°53'30" EAST, A DISTANCE OF 230.19 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89°53'30" EAST, A DISTANCE OF 100.00 FEET; THENCE SOUTH 00°06'30" WEST, A DISTANCE OF 130.00 FEET; THENCE NORTH 89°53'30" WEST, A DISTANCE OF 100.00 FEET; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 130.00 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL L:

THE SOUTH 432.1 FEET OF THE WEST 365.00 FEET OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.

EXCEPTING THEREFROM THAT PORTION OF SAID LAND LYING WESTERLY AND NORTHERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT THE MOST NORTHEASTERLY CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED TO SUNLITE MEDICAL CENTERS, INC. BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED MARCH 12, 1970, IN BOOK 17 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 13134; THENCE ALONG THE EASTERLY AND SOUTHERLY BOUNDARIES THEREOF, THE FOLLOWING COURSES AND DISTANCES, SOUTH 00°06'30" WEST, A DISTANCE OF 130.00 FEET; THENCE NORTH 89°53'30" WEST, A DISTANCE OF 100.00 FEET; THENCE SOUTH 00°06'30" WEST, A DISTANCE OF 152.10 FEET; THENCE NORTH 89°53'30" WEST, A DISTANCE OF 80.42 FEET TO A POINT ON THE EASTERLY LINE OF THAT CERTAIN PARCEL OF LAND CONVEYED TO
ROSE E. JOSEPH, ET AL, BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED JULY 29, 1968, IN BOOK 888 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 713557; THENCE SOUTH 00°10'07" WEST, ALONG SAID EASTERLY LINE AND THE SOUTHERLY PROLONGATION THEREOF, TO A POINT ON THE SOUTH LINE OF SAID SECTION 33, SAID POINT BEING THE POINT OF ENDING OF THIS LINE.

FURTHER EXCEPTING THEREFROM THAT PORTION AS CONVEYED TO THE CITY OF LAS VEGAS BY THAT CERTAIN GRANT DEED RECORDED JANUARY 4, 1968, IN BOOK 845 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 678608.

FURTHER EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PARCEL: THAT PORTION OF THE

SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M., DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33; THENCE SOUTH 89°53'30" EAST ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 180.00 FEET; THENCE NORTH 00°10'07" EAST, A DISTANCE OF 50.00 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF CHARLESTON BOULEVARD (100 FEET WIDE) BEING THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 00°10'07" EAST ALONG THE EAST LINE OF THAT PARTICULAR PARCEL CONVEYED TO ROSE E. JOSEPH, ET AL BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED JULY 29, 1968, IN BOOK 888 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 713557, A DISTANCE OF 100.00 FEET; THENCE SOUTH 89°53'30" EAST, A DISTANCE OF 80.55 FEET; THENCE SOUTH 00°10'07" WEST ALONG A LINE BETWEEN TWO SEPARATE AND ADJACENT BUILDING WALLS, A DISTANCE OF 100.00 FEET TO A POINT IN THE NORTH RIGHT- OF-WAY LINE OF CHARLESTON BOULEVARD, THENCE NORTH 89°53'30" WEST ALONG SAID NORTH LINE, A DISTANCE OF 80.55 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL M:

BEGINNING AT A POINT DISTANT 1893.50 FEET EAST AND 50.00 FEET
NORTH OF THE SOUTHWEST CORNER OF SAID SECTION 33; THENCE NORTH AND PERPENDICULAR TO THE SOUTH LINE OF SAID SECTION 33, A DISTANCE OF 378.40 FEET TO A POINT; THENCE WEST AND PARALLEL WITH THE SAID SOUTH LINE OF SECTION 33, A DISTANCE OF 208.70 FEET TO A POINT; THENCE SOUTH, A DISTANCE OF 378.40 FEET TO A POINT DISTANT 50.00 FEET NORTH OF THE SAID SOUTH LINE OF SECTION 33, THENCE EAST, A DISTANCE OF 208.70 FEET TO THE POINT OF BEGINNING.

PARCEL N:

BEGINNING AT A POINT 1893.50 FEET EASTERLY AND 40.00 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SECTION 33, SAID POINT OF BEGINNING IS FURTHER DESCRIBED AS THE SOUTHWEST CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED BY G.C. BLAINE, ET UX, TO CLIFFORD A. JONES, BY THAT CERTAIN QUITCLAIM DEED RECORDED FEBRUARY 5, 1943, IN BOOK 32 OF DEEDS, PAGE 226, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 159926; THENCE NORTH ALONG THE WEST LINE OF SAID CONVEYED PARCEL, A DISTANCE OF 417.40 FEET TO A POINT; THENCE
EAST AND PARALLEL TO THE SOUTH LINE OF SAID SECTION 33, A DISTANCE OF 104.35 FEET TO A POINT; THENCE SOUTH AND PARALLEL TO THE SAID WEST LINE, A DISTANCE OF 417.40 FEET TO A POINT; THENCE WEST, A DISTANCE OF 104.35 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION AS CONVEYED TO THE CITY OF LAS VEGAS BY THAT CERTAIN GRANT DEED RECORDED DECEMBER 12, 1967, IN BOOK 841 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 675318.

PARCEL O:

BEGINNING AT A POINT 1997.85 FEET EASTERLY AND 40.00 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SECTION 33; THENCE EAST, A DISTANCE OF 104.35 FEET TO THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED BY G.C. BLAINE, ET UX, TO CLIFFORD A. JONES BY THAT CERTAIN QUITCLAIM DEED RECORDED FEBRUARY 5, 1943, IN BOOK 32 OF DEEDS, PAGE 226, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 159926; THENCE NORTH ALONG THE EAST LINE OF SAID CONVEYED PARCEL, A DISTANCE OF 417.40 FEET TO A POINT; THENCE WEST AND PARALLEL TO THE SOUTH LINE OF SAID SECTION 33, A DISTANCE OF 104.35 FEET TO A POINT; THENCE SOUTH A DISTANCE OF 417.40 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION AS CONVEYED TO THE CITY OF LAS VEGAS BY THAT

CERTAIN GRANT DEED RECORDED JANUARY 25, 1968, IN BOOK 849 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 682135.

PARCEL P:

BEGINNING AT THE SOUTH WEST CORNER OF LOT 2, BLOCK 1 OF BUENA VISTA ADDITION AS DELINEATED IN BOOK 2, PAGE 95 OF SUBDIVISION PLATS, OFFICIAL RECORDS, CLARK COUNTY, NEVADA; THENCE NORTH 89°53'30" WEST ALONG THE NORTH RIGHT-OF-WAY LINE OF CHARLESTON BOULEVARD PRESENT ALIGNMENT (100.00 FEET WIDE), A DISTANCE OF 100.00 FEET TO A POINT ON THE WEST LINE OF THAT CERTAIN PARCEL OF LAND AS CONVEYED TO EARL J. KRAUS, ET UX, BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED APRIL 28, 1954, IN BOOK 8 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 9102, SAID POINT "A" BEING THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 89°53'30" WEST, A DISTANCE OF 108.70 FEET TO A POINT ON THE EAST LINE OF THAT CERTAIN PARCEL OF LAND AS CONVEYED TO LEONARD FAZIO, ET UX, BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED MAY 31, 1951, IN BOOK 64 OF DEEDS, PAGE 259, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 371203; THENCE NORTH 00°06'30" EAST ALONG SAID EAST LINE, A DISTANCE OF 407.40 FEET TO A POINT ON THE SOUTH LINE OF THAT CERTAIN PARCEL OF LAND AS CONVEYED TO CURTIS O. BRYANT, ET UX, BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED JANUARY 19, 1954, IN BOOK 1 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 1335; THENCE SOUTH 89°53'30" EAST ALONG SAID SOUTH LINE AND THE EASTERLY EXTENSION THEREOF, A DISTANCE OF 108.70 FEET TO A POINT ON THE WEST LINE OF THE AFOREMENTIONED KRAUS PARCEL; THENCE SOUTH 00°06'30" WEST ALONG SAID WEST LINE, A DISTANCE OF 407.40 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL Q:

BEGINNING AT A POINT 2310.90 FEET EASTERLY AND 40.00 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SECTION 33, THE SOUTHEAST CORNER OF THIS PARCEL; THENCE NORTHERLY ALONG THE WEST LINE OF BUENA VISTA ADDITION, AS SHOWN BY MAP THEREOF ON FILE IN BOOK 2 OF PLATS, PAGE 95, IN THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY, NEVADA, A DISTANCE OF 417.40 FEET TO THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL OF LAND AS CONVEYED BY FLORENCE LEE JONES CAHLAN, ET CON, TO G.C. BLAINE, ET UX, BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED JULY 28, 1949, IN BOOK 60 OF DEEDS, PAGE 404, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 318408; THENCE WEST ALONG THE SOUTH LINE OF THE SAID CONVEYED PARCEL, A
DISTANCE OF 100.00 FEET TO A POINT; THENCE SOUTH AT A RIGHT ANGLE TO THE SAID SOUTH LINE, A DISTANCE OF 417.40 FEET TO A POINT; THENCE EAST AND PARALLEL TO AND DISTANT 40.00 FEET FROM THE SAID SOUTH LINE, A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION AS CONVEYED TO THE CITY OF LAS VEGAS BY THAT CERTAIN DEED RECORDED MARCH 20, 1944, IN BOOK 35 OF DEEDS, PAGES 11-12, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 178815.

PARCEL II:

PARCEL A:

BEGINNING AT THE SOUTH QUARTER (S 1/4) CORNER OF SECTION 33,
TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.; THENCE NORTH
00°17'15" EAST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 696.10 FEET TO A POINT; THENCE NORTH 89°53'30" WEST AND PARALLEL TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 1137.60 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 89°53'30" WEST, A DISTANCE OF 152.50 FEET MORE OR LESS TO A POINT ON THE EAST LINE OF THE PARCEL

CONVEYED TO THE CITY OF LAS VEGAS FOR STREET PURPOSES; THENCE NORTHERLY ALONG THE EAST LINE OF SAID PARCEL OF LAND CONVEYED TO THE CITY OF LAS VEGAS FOR STREET PURPOSES, A DISTANCE OF 150.00 FEET TO A POINT; THENCE SOUTH 89°53'30" EAST AND PARALLEL TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 152.42 FEET TO A POINT; THENCE SOUTH 00°60'30" WEST, A DISTANCE OF 150.00 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL B:

BEGINNING AT THE SOUTH QUARTER (S 1/4) CORNER OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.; THENCE NORTH 00°17'15" EAST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 696.10 FEET TO A POINT; THENCE NORTH 89°53'30" WEST AND PARALLEL TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 990.10 FEET TO THE TRUE POINT OF BEGINNING, BEING THE SOUTHWEST CORNER OF THE PARCEL OF LAND CONVEYED BY EUGENE S. BEARDEN AND DOROTHY J. BEARDEN, HUSBAND AND WIFE, TO J.W. BOSS AND ALVERTIA BOSS, HUSBAND AND WIFE, BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED AUGUST 30, 1946, IN BOOK 44 OF DEEDS, PAGE 325, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 232392; THENCE CONTINUING NORTH 89°53'30" WEST, A DISTANCE OF 147.50 FEET TO THE SOUTHEAST CORNER OF THE PARCEL OF LAND CONVEYED BY ADA L. BEARDEN TO HERBERT F. ELLINGHAM BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED SEPTEMBER 11, 1946, IN BOOK 44 OF DEEDS, PAGE 377, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 233154; THENCE NORTH 00°06'30" EAST ALONG THE EAST LINE OF THE PARCEL SO CONVEYED TO SAID HERBERT F. ELLINGHAM, AND THE PROLONGATION NORTHERLY THEREOF, A DISTANCE OF 208.71 FEET TO A POINT; THENCE SOUTH 89°53'30" EAST AND PARALLEL TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 147.50 FEET TO THE NORTHWEST CORNER OF THE PARCEL CONVEYED TO J.W. BOSS AND ALVERTIA BOSS HEREINBEFORE REFERRED TO; THENCE SOUTH 00°06'30" WEST ALONG THE WEST LINE OF SAID BOSS PARCEL, A DISTANCE OF 208.71 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM THE EAST 52.00 FEET, 10 INCHES.

PARCEL C:

THE EAST 52.00 FEET, 10 INCHES OF THAT PORTION OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M., MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS: BEGINNING AT THE SOUTH QUARTER (S 1/4) CORNER OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.; THENCE NORTH 00°17'15" EAST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 696.10 FEET TO A POINT; THENCE NORTH 89°53'30" WEST AND PARALLEL TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 990.10 FEET TO THE TRUE POINT OF BEGINNING, BEING THE SOUTHWEST CORNER OF THE PARCEL OF LAND CONVEYED BY EUGENE S. BEARDEN AND DOROTHY J. BEARDEN, HUSBAND AND WIFE, TO J.W. BOSS AND ALVERTIA BOSS, HUSBAND AND WIFE, BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED AUGUST 30, 1946, IN BOOK 44 OF DEEDS, PAGE 325, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 232392; THENCE CONTINUING NORTH 89°53'30" WEST, A DISTANCE OF 147.50 FEET TO THE SOUTHEAST CORNER OF THE PARCEL OF LAND CONVEYED BY ADA L. BEARDEN TO HERBERT F. ELLINGHAM BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED SEPTEMBER 11, 1946, IN BOOK 44 OF DEEDS, PAGE 377, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 233154; THENCE NORTH 00°06'30" EAST ALONG THE EAST LINE OF THE PARCEL SO CONVEYED TO SAID HERBERT F. ELLINGHAM, AND THE PROLONGATION NORTHERLY THEREOF, A DISTANCE OF 208.71 FEET TO A POINT; THENCE SOUTH 89°53'30" EAST AND PARALLEL TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 147.50 FEET TO THE NORTHWEST CORNER OF THE PARCEL CONVEYED TO J.W. BOSS AND ALVERTIA BOSS HEREINBEFORE REFERRED TO; THENCE SOUTH 00°06'30" WEST ALONG

THE WEST LINE OF SAID BOSS PARCEL, A DISTANCE OF 208.71 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL D:

BEGINNING AT THE SOUTH QUARTER (S 1/4) CORNER OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.; THENCE NORTH 00°17'15" EAST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 696.10 FEET TO A POINT; THENCE NORTH 89°53'30" WEST AND PARALLEL TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 781.39 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 89°53'30" WEST, A DISTANCE OF 208.71 FEET TO A POINT; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 208.71 FEET TO A POINT; THENCE SOUTH 89°53'30" EAST AND PARALLEL TO THE SOUTH LINE OF THE SAID SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 208.71 FEET TO A POINT; THENCE SOUTH 00°06'30" WEST, A DISTANCE OF 208.71 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL E:

BEGINNING AT THE SOUTH QUARTER (S 1/4) CORNER OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.; THENCE NORTH 00°17'15" EAST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 696.10 FEET TO A POINT; THENCE NORTH 89°53'30" WEST AND PARALLEL TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 651.39 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 89°53'30" WEST, A DISTANCE OF 130.00 FEET TO A POINT; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 208.71 FEET TO A POINT; THENCE SOUTH 89°53'30" EAST AND PARALLEL TO THE SOUTH LINE OF THE SAID SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 130.00 FEET TO A POINT; THENCE SOUTH 00°06'30" WEST, A DISTANCE OF 208.71 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL F:

A PARCEL 15.00 FEET IN WIDTH, BEING DESCRIBED AS THE EASTERLY 15.00 FEET OF THE WESTERLY 216.00 FEET OF THE NORTHERLY 30.00 FEET OF THE SOUTHERLY 696.10 FEET OF SAID SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33.

PARCEL III:

THAT PORTION OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M., IN THE COUNTY OF CLARK, STATE OF NEVADA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH QUARTER (S 1/4) CORNER OF SAID SECTION 33; THENCE NORTH 00°17'15" EAST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 696.10 FEET TO A POINT; THENCE NORTH 89°53'30" WEST AND PARALLEL TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 572.68 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 89°53'30" WEST, A DISTANCE OF 78.71 FEET, MORE OR LESS, TO THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL OF PROPERTY CONVEYED BY THAT CERTAIN GRANT, BARGAIN, SALE DEED RECORDED NOVEMBER 6, 1959, IN BOOK 220 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 178877; THENCE NORTH 00°06'30" EAST ALONG THE EAST LINE OF THE PROPERTY CONVEYED BY SAID DEED, A DISTANCE OF 208.71 FEET, MORE OF LESS, TO THE NORTHEAST CORNER OF SAID CONVEYED PARCEL; THENCE SOUTH 89°53'30" EAST AND PARALLEL TO THE SOUTH LINE OF SAID SECTION 33, A DISTANCE OF 78.71 FEET TO A POINT; THENCE SOUTH 00°06'30" WEST, A DISTANCE OF 208.71 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL IV:

THAT PORTION OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M., DESCRIBED AS
FOLLOWS: BEGINNING AT THE SOUTH QUARTER (S 1/4) CORNER OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.; THENCE NORTH 00°17'15" EAST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 696.10 FEET TO A POINT; THENCE NORTH 89°53'30" WEST AND PARALLEL TO THE SOUTH BOUNDARY OF THE SAID SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 363.97 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 89°53'30" WEST, A DISTANCE OF 208.71 FEET TO A POINT; THENCE NORTH 00°06'30" EAST, A DISTANCE OF 208.71 FEET TO A POINT; THENCE SOUTH 89°53'30" EAST AND PARALLEL TO THE SAID SOUTH BOUNDARY OF SAID SOUTHWEST QUARTER (SW 1/4), A DISTANCE OF
208.71 FEET TO A POINT; THENCE SOUTH 00°06'30" WEST, A DISTANCE
OF 208.71 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM THE EAST 104.00 FEET THEREOF.

PARCEL V:

BEGINNING AT THE SOUTH QUARTER (S 1/4) CORNER OF SAID SECTION 33; THENCE NORTH 0°17'15" EAST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33, A DISTANCE OF 904.81 FEET TO A POINT; THENCE NORTH 89°53'30" WEST AND PARALLEL WITH THE SOUTH LINE OF THE SAID SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4), A DISTANCE OF 364.61 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 89°53'30" WEST, A DISTANCE OF 325.00 FEET TO A POINT; THENCE NORTH 0°06'30" EAST, A DISTANCE OF 102.00 FEET TO A POINT; THENCE SOUTH 89°53'30" EAST AND PARALLEL WITH THE AFOREMENTIONED SOUTH LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) A DISTANCE OF 325.00 FEET TO A POINT; THENCE SOUTH 0°06'30" WEST, A DISTANCE OF 102.00 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL VI:

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 33; THENCE SOUTH 0°08'52" WEST ALONG THE WEST LINE THEREOF, A DISTANCE OF 419.39 FEET TO A POINT; THENCE SOUTH 89°53'30" EAST, A DISTANCE OF 571.01 FEET TO A POINT ON THE NORTH LINE OF THAT CERTAIN PARCEL OF LAND CONVEYED BY DEED RECORDED AS DOCUMENT NO. 231942, CLARK COUNTY, NEVADA RECORDS THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89°53'30" EAST, A DISTANCE OF 60.00 FEET TO A POINT; THENCE NORTH 0°06'30" EAST, A DISTANCE OF 122.00 FEET TO A POINT; THENCE NORTH 89°53'30" WEST, A DISTANCE OF 60.00 FEET TO A POINT; THENCE SOUTH 0°06'30" WEST, A DISTANCE OF 122.00 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION OF SAID LAND AS GRANTED TO THE CITY OF LAS VEGAS, BY DEED RECORDED MARCH 13, 1968, IN BOOK 859 OF OFFICIAL RECORDS AS DOCUMENT NO. 689791.

Note: The above metes and bounds descriptions for Parcels I, II, V and VI previously appeared on that certain document recorded July 27, 2000 in Book 20000727 as Instrument No. 01394.

Note: The above metes and bounds descriptions for Parcels III and IV previously appeared on that certain document recorded April 10, 2001 in Book 20010410 as Instrument No 02138.

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

[illegible]

OFFICIAL RECORDS
BOOK: [illegible] INST: [illegible]

FEE: [illegible] RPTT: [illegible]

LV-987650

20011221
.01190

GRANT BARGAIN AND SALE DEED

FATCO 907650 DMS

APN# 139-33-406-001; 139-33-402-022, 025, 026, 027

AND TAXES

WHEN RECORDED, RETURN TO:
Board of Regents, University and
Community College System of Nevada
2601 Enterprise Road
Reno, NV 89512
Attention: Chancellor

RPTT: Exempt 2

(Space above line for Recorder's use only)

GRANT BARGAIN AND SALE DEED

EMPLOYERS INSURANCE COMPANY OF NEVADA, A Mutual Company, as the "Grantor", does hereby Grant, Bargain, Sell and Convey to the BOARD OF **REGENTS, UNIVERSITY AND COMMUNITY COLLEGE SYSTEM OF NEVADA, on behalf of the UNIVERSITY OF NEVADA, LAS VEGAS**, an entity of the State of Nevada, as the "Grantee", the real property in the County of Clark, State of Nevada (hereinafter referred to as the "Land") described on Attachment "A" attached hereto and incorporated herein by this reference.

SUBJECT TO:

1. General and special taxes and assessments for the current fiscal tax year and any and all unpaid bonds and/or assessments.

2. All covenants, conditions, restrictions, reservations, rights, right-of-way, and easements recorded against the Land prior to or concurrently with this Deed; all matters set forth on Attachment "B" attached hereto and incorporated herein by reference; and all other matters of record or apparent.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on the date hereinafter written.

Dated as of December 19, 2001.

20011221
.01190

Grantor:

EMPLOYERS INSURANCE COMPANY OF NEVADA, A Mutual Company

By: _____

Name: DOUGLAS D. DIRKS
Title: CHIEF EXECUTIVE OFFICER

20011221
.01190

STATE OF NEVADA)
) ss.
COUNTY OF ~~CLARK~~) Washoe

This instrument was acknowledged before me on Dec 19, 2001, by Douglas Dirks, as CEO of EMPLOYERS INSURANCE COMPANY OF NEVADA.

Notary Public

LORI PIERCE ARGALL
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 97-2800-2 - Expires September 28, 2005

A.P. N.: 139-33-402-029
R.P.T.T.: $

Escrow #07-12-0045-JJA

Mail tax bill to and
When recorded mail to:
University of Nevada, Las Vegas
4505 S. Maryland Pkwy.
Box 45-1090
Las Vegas, NV 89154-1090

Receipt/Conformed Copy
Requestor:
NEVADA TITLE COMPANY
04/04/2008 14:31:26 T20080057405
Book/Instr: 20080404-0004698
Deed Page Count: 5
Fees: $16.00 N/C Fee: $0.00
RPTT: EX#014

Debbie Conway
Clark County Recorder

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH, That **Veronica E. Desbiens-Warren and Michael A. Warren, wife and husband, (who acquired title as Veronica E. Desbiens, a single woman),** for a valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to **Board of Regents of the Nevada System of Higher Education on behalf of the University of Nevada, Las Vegas,**, 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".

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 _____ day of _____, 2008.

Veronica E. Desbiens-Warren

Veronica E. Desbiens-Warren

Michael A. Warren

Michael A. Warren

State of NEVADA }
} ss:
County of Clark }

This instrument was acknowledged before me on 4-4-08
by Veronica E. Desbiens-Warren and Michael A. Warren

Helen A. Williams
NOTARY PUBLIC
My Commission Expires: AUGUST 2, 2011

HELEN A. WILLIAMS
Notary Public State of Nevada
No. 99-57343-1
My appt. exp. Aug. 2, 2011

EXHIBIT "A"

THAT PORTION OF THE SOUTWEST QUARTER (SW ¼) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M., DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER (1/4) CORNER OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.B. & M.;
THENCE NORTH 00°17' EAST ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (8W ¼) OF SAID SECTION 33, A DISTANCE OF 696.10 FEET TO A POINT;
THENCE NORTH 89°53'30'' WEST AND PARALLEL TO THE SOUTH BOUNDARY OF THE SAID SOUTHWEST QUARTER (SW ¼) OF SAID SECTION 33, A DISTANCE OF 363.97 FEET TO THE TRUE POINT OF BEGINNING;

THENCE CONTINUING NORTH 89°53'30''WEST A DISTANCE OF 104.00 FEE TO A POINT; THENCE NORTH 00°06'30'' EAST, A DISTANCE OF 70 FEET TO A POINT; THENCE SOUTH 89°53'30'' EAST AND PARALLEL TO SAID SOUTH BOUNDARY OF SAID SOUTHWEST QUARTER (SW ¼) A DISTANCE OF 104.00 FEET TO A POINT;
THENCE SOUTH 00°06'30'' WEST A DISTANCE OF 70 FEET TO THE TRUE POINT OF BEGINNING.

A.P.N. 139-33-499-029 & 139-33-499-062
OWNER: CITY OF LAS VEGAS

TRI-CORE SURVEYING, LLC
6761 WEST CHARLESTON BLVD.
LAS VEGAS, NV 89146

PROFESSIONAL LAND SURVEYOR
CORBIN L. VAN NEST
EXPIRES 06-30-08
No. 14349
STATE OF NEVADA
6-09-08

File: 00407.0009
Hastings_Vaca.doc
By: CV
June 6, 2008

EXPLANATION

THIS LAND DESCRIPTION DESCRIBES PORTIONS OF **HASTINGS AVENUE** GENERALLY LOCATED NORTH OF CHARLESTON BOULEVARD AND WEST OF MARTIN LUTHER KING BOULEVARD FOR PUBLIC RIGHT-OF-WAY VACATION PURPOSES.

LAND DESCRIPTION

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0000: 0419456.

BEING A PORTION OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER (SE 1/4); THENCE NORTH 89°46'03" WEST ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER (SE 1/4) A DISTANCE OF 336.12 FEET TO THE CENTERLINE OF DESERT LANE (60.00 FEET WIDE); THENCE DEPARTING SAID NORTH LINE SOUTH 00°06'30" WEST ALONG SAID CENTERLINE, 667.29 FEET TO THE **POINT OF BEGINNING;**

THENCE CONTINUING SOUTH 00°06'30" WEST ALONG SAID CENTERLINE, 18.42 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF SAID HASTINGS AVENUE; THENCE DEPARTING SAID CENTERLINE NORTH 89°53'30" WEST ALONG SAID SOUTH RIGHT-OF-WAY LINE, 317.48 FEET; THENCE DEPARTING SAID SOUTH RIGHT-OF-WAY LINE NORTH 00°11'05" EAST, 30.00 FEET TO THE CENTERLINE OF SAID HASTINGS AVENUE; THENCE SOUTH 89°53'30" WEST ALONG SAID CENTERLINE, 303.21 FEET TO **POINT "A"** BEING THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 75.00 FEET, A RADIAL LINE TO SAID BEGINNING BEARS SOUTH 46°16'37" WEST; THENCE SOUTHEASTERLY ALONG SAID CURVE 18.39 FEET THROUGH A CENTRAL ANGLE OF 14°02'51" TO THE **POINT OF BEGINNING.**

RECEIVED
JUN 10 2008

CONTAINING 9,435 SQUARE FEET MORE OR LESS

TOGETHER WITH:

VAC-28532
07/24/08 PC

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0071:0411857.

BEING A PORTION OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE AFOREMENTIONED **POINT "A"**; THENCE NORTH 89°53'30" WEST ALONG SAID CENTERLINE OF HASTINGS AVENUE, 303.21 FEET; THENCE NORTH 00°11'05" EAST, 30.00 FEET TO THE NORTH RIGHT-OF-WAY LINE OF SAID HASTINGS AVENUE; THENCE SOUTH 89°53'30" EAST ALONG SAID NORTH RIGHT-OF-WAY LINE, 285.56 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 75.00 FEET, A RADIAL LINE TO SAID BEGINNING BEARS SOUTH 73°05'54" WEST; THENCE DEPARTING SAID NORTH RIGHT-OF-WAY LINE SOUTHEASTERLY ALONG SAID CURVE, 35.11 FEET THROUGH A CENTRAL ANGLE OF 26°49'17" TO THE **POINT OF BEGINNING.**

CONTAINING 8,784 SQUARE FEET MORE OR LESS

AS SHOWN ON THE "EXHIBIT TO ACCOMPANY LAND DESCRIPTION" ATTACHED HERETO AND MADE A PART THEREOF.

BASIS OF BEARINGS

NORTH 89°46'03" WEST BEING THE BEARING OF THE NORTH LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA AS SHOWN BY MAP THEREOF ON FILE IN THE CLARK COUNTY RECORDER'S OFFICE IN FILE 122, PAGE 15 OF SURVEYS.

END OF DESCRIPTION

RECEIVED
JUN 10 2008

VAC-28532
07/24/08 PC

A.P.N. 139-33-499-029 & 139-33-499-062
OWNER: CITY OF LAS VEGAS

TRI-CORE SURVEYING, LLC
6761 WEST CHARLESTON BLVD.
LAS VEGAS, NV 89146

PROFESSIONAL LAND SURVEYOR - STATE OF NEVADA
CORBIN L. VAN NEST
EXPIRES 06-30-08
No. 14349
6-09-08

File: 00407.0009
Hastings_Vaca.doc
By: CV
June 6, 2008

EXPLANATION

THIS LAND DESCRIPTION DESCRIBES PORTIONS OF **HASTINGS AVENUE** GENERALLY LOCATED NORTH OF CHARLESTON BOULEVARD AND WEST OF MARTIN LUTHER KING BOULEVARD FOR PUBLIC RIGHT-OF-WAY VACATION PURPOSES.

LAND DESCRIPTION

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0000: 0419456.

BEING A PORTION OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER (SE 1/4); THENCE NORTH 89°46'03" WEST ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER (SE 1/4) A DISTANCE OF 336.12 FEET TO THE CENTERLINE OF DESERT LANE (60.00 FEET WIDE); THENCE DEPARTING SAID NORTH LINE SOUTH 00°06'30" WEST ALONG SAID CENTERLINE, 667.29 FEET TO THE **POINT OF BEGINNING;**

THENCE CONTINUING SOUTH 00°06'30" WEST ALONG SAID CENTERLINE, 18.42 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF SAID HASTINGS AVENUE; THENCE DEPARTING SAID CENTERLINE NORTH 89°53'30" WEST ALONG SAID SOUTH RIGHT-OF-WAY LINE, 317.48 FEET; THENCE DEPARTING SAID SOUTH RIGHT-OF-WAY LINE NORTH 00°11'05" EAST, 30.00 FEET TO THE CENTERLINE OF SAID HASTINGS AVENUE; THENCE SOUTH 89°53'30" WEST ALONG SAID CENTERLINE, 303.21 FEET TO **POINT "A"** BEING THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 75.00 FEET, A RADIAL LINE TO SAID BEGINNING BEARS SOUTH 46°16'37" WEST; THENCE SOUTHEASTERLY ALONG SAID CURVE 18.39 FEET THROUGH A CENTRAL ANGLE OF 14°02'51" TO THE **POINT OF BEGINNING.**

CONTAINING 9,435 SQUARE FEET MORE OR LESS

TOGETHER WITH:

VAC-28532
07/24/08 PC

A PORTION OF PUBLIC RIGHT-OF-WAY, DEDICATED PER OFFICIAL RECORDS OF CLARK COUNTY, NEVADA DOCUMENT NO. 0071:0411857.

BEING A PORTION OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE AFOREMENTIONED **POINT "A"**; THENCE NORTH 89°53'30" WEST ALONG SAID CENTERLINE OF HASTINGS AVENUE, 303.21 FEET; THENCE NORTH 00°11'05" EAST, 30.00 FEET TO THE NORTH RIGHT-OF-WAY LINE OF SAID HASTINGS AVENUE; THENCE SOUTH 89°53'30" EAST ALONG SAID NORTH RIGHT-OF-WAY LINE, 285.56 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 75.00 FEET, A RADIAL LINE TO SAID BEGINNING BEARS SOUTH 73°05'54" WEST; THENCE DEPARTING SAID NORTH RIGHT-OF-WAY LINE SOUTHEASTERLY ALONG SAID CURVE, 35.11 FEET THROUGH A CENTRAL ANGLE OF 26°49'17" TO THE **POINT OF BEGINNING.**

CONTAINING 8,784 SQUARE FEET MORE OR LESS

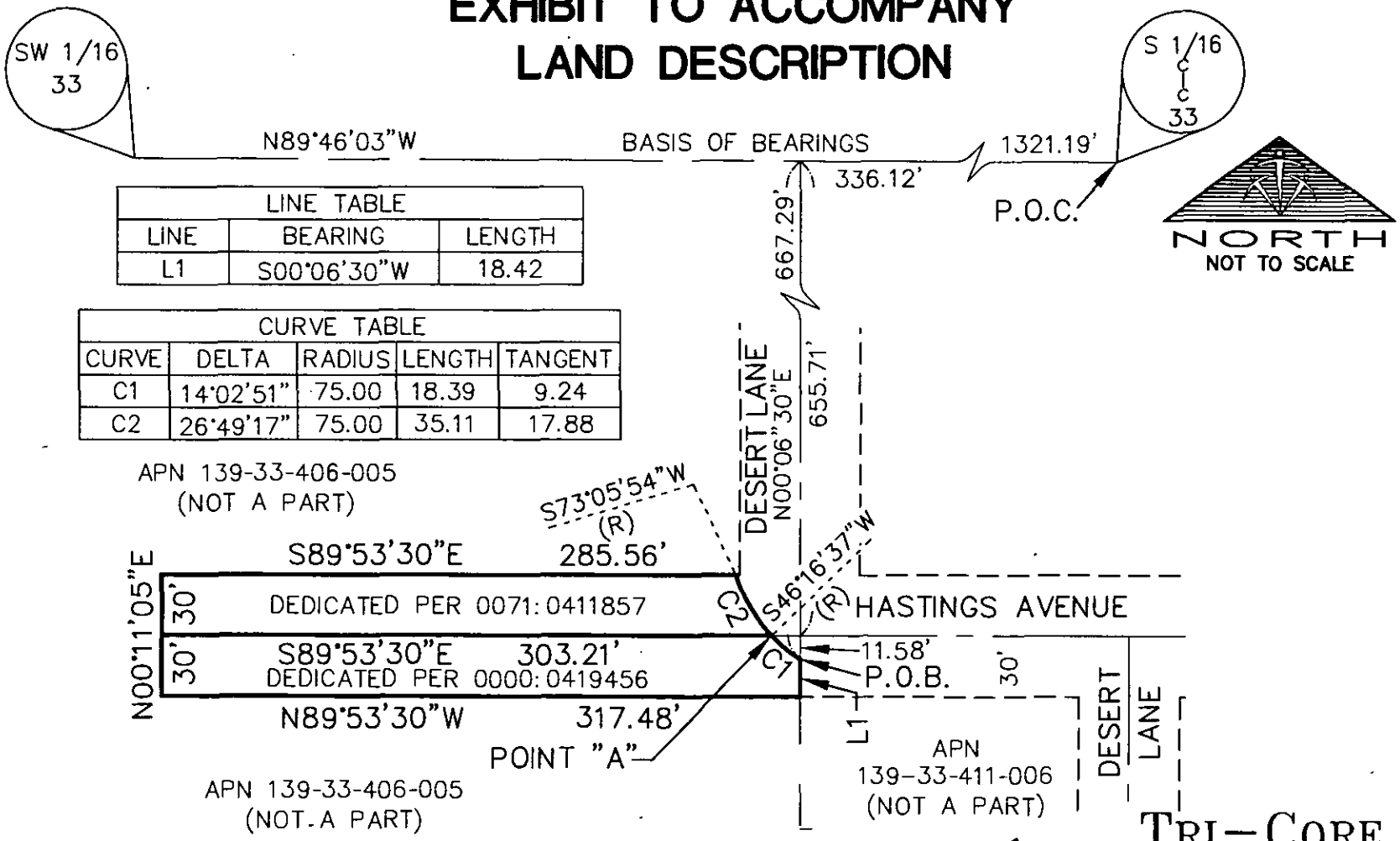
AS SHOWN ON THE "EXHIBIT TO ACCOMPANY LAND DESCRIPTION" ATTACHED HERETO AND MADE A PART THEREOF.

BASIS OF BEARINGS

NORTH 89°46'03" WEST BEING THE BEARING OF THE NORTH LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 33, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA AS SHOWN BY MAP THEREOF ON FILE IN THE CLARK COUNTY RECORDER'S OFFICE IN FILE 122, PAGE 15 OF SURVEYS.

END OF DESCRIPTION

EXHIBIT TO ACCOMPANY LAND DESCRIPTION



LINE TABLE		
LINE	BEARING	LENGTH
L1	S00°06'30"W	18.42

CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	TANGENT
C1	14°02'51"	75.00	18.39	9.24
C2	26°49'17"	75.00	35.11	17.88

APN 139-33-406-005
(NOT A PART)

P.O.C.=POINT OF COMMENCMENT
P.O.B.=POINT OF BEGINNING

RECEIVED
JUN 10 2008

TRI-CORE
SURVEYING, LLC
6761 WEST CHARLESTON BLVD
LAS VEGAS, NEVADA 89146

VAC-28532
07/24/08 PC

NOTES

This map is for assessment use only and does NOT represent a survey.

No liability is assumed for the accuracy of the data delineated herein.

Information on roads and other non-assessed parcels may be obtained from the Road Document Listing in the assessor's Office.

This map is compiled from official records, including surveys and deeds, but only contains the information required for assessment. See the recorded documents for more detailed legal information.

USE THIS SCALE(FEET) WHEN MAP REDUCED FROM 11"X17" ORIGINAL

0 50 100 200 400 600 800

MAP LEGEND

AVERAGE RA VALUE 38

PARCEL BOUNDARY
SUBD BOUNDARY
ROAD EASEMENT
PM/LD BOUNDARY
NON-PARCEL LOT LINE
MATCH LINE / LEADER LINE
001 ROAD ID NUMBER

001 1.99 PARCEL NUMBER ACREAGE
202 PARCEL SUB/SEQ NUMBER
PB 23-45 PLAT RECORDING NUMBER
5 BLOCK NUMBER
5 LOT NUMBER
GL5 GOV. LOT NUMBER

ASSESSOR'S PARCELS - CLARK CO., NV.

M. W. Schofield, Assessor

T20S R61E

T19S	R60E	R61E	R62E
	125	124	123
T20S	138	139	140
T21S	163	162	161

SEC 33

8	5	4	3	2	1
7	6	9	10	11	12
18	17	16	15	14	13
19	20	21	22	23	24
30	29	28	27	26	25
31	32	33	34	35	36

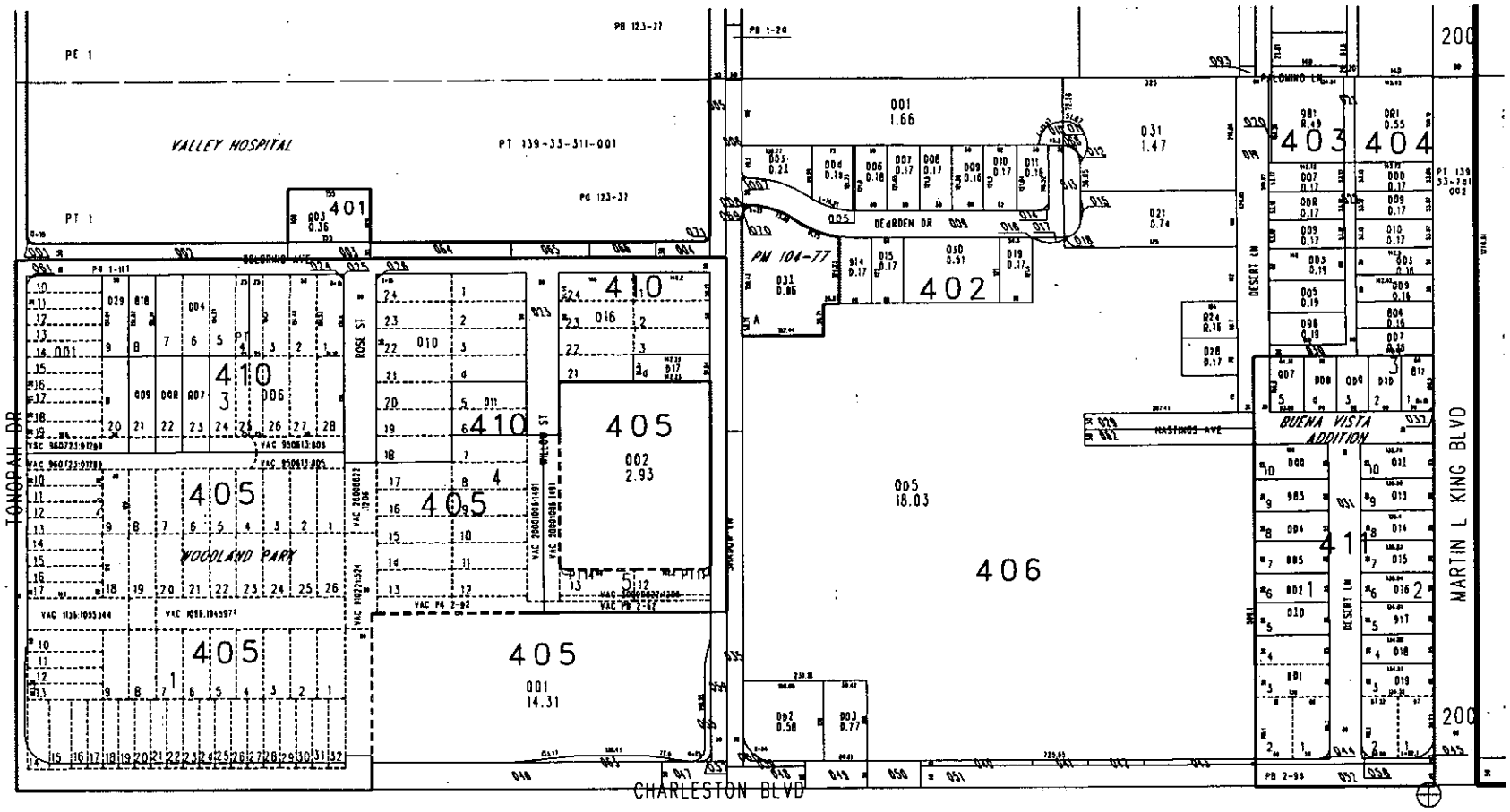
MAP S 2 SW 4

R	4	8	4
5	1	5	1
6	2	6	2
7	3	7	3
8	4	8	4
5	1	5	1

139-33-4

Scale:1"=200'

Rev:05/27/08



TAX DIST 200

6/3

PARCELS 2

LABELS 2

Report of All Selected Parcels

Case Number: VAC-28532

Printed On: Tue: June 17, 2008

Owner	Address	Parcel Numbe
BOARD OF REGENTS NEVADA SYSTEM	%UNIVERSITY NV L V BOX 45-1090 LAS VEGAS NV	13933406005
SORIANO ROSEMINDA D LIV TR	6437 SANDY COPPER CT LAS VEGAS NV	13933411006