

REVISIONARY FINAL MAP

OF LOTS 31 AND 32 OF BLOCK 25 OF "SOUTH ADDITION"

LOCATED IN THE SE 1/4 OF THE SW 1/4 OF SECTION 34, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M.,
CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.
A.P.N. 139-34-410-087

CERTIFICATE OF DIRECTOR OF PLANNING & DEVELOPMENT APPROVAL

I CERTIFY THAT THE DIRECTOR OF PLANNING & DEVELOPMENT, ON THE 28th DAY OF 2009, DID APPROVE THIS MAP, IN ACCORDANCE, WITH N.R.S. 278.010 TO 278.030 INCLUSIVE, FOR THE PURPOSES OF REVERTING TO ACREAGE THE PROPERTY DESCRIBED HEREIN.

FLINN FASS
MARGO WHEELER, AICP
DIRECTOR OF PLANNING & DEVELOPMENT
CITY OF LAS VEGAS, NEVADA

DATE

OWNER'S CERTIFICATE AND DEDICATION

702 S. 6TH STREET L.L.C., OWNERS OF THE PROPERTY SHOWN HEREON, CERTIFY TO THEIR BEING THE OWNERS OF RECORD, HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THE MAP FOR THE PURPOSE OF REVERSION TO ACREAGE.

702 S. 6TH STREET L.L.C.

Wjam
SIGN

ERROL FARMER / MEMBER
(PRINT NAME AND TITLE)

12-09-2010
DATE

ACKNOWLEDGEMENT

STATE OF NEVADA } S.S.
COUNTY OF CLARK }

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME

ON _____ BY _____

AS _____ OF 702 S. 6TH STREET L.L.C.

NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

MY APPOINTMENT EXPIRES _____

CITY SURVEYOR'S CERTIFICATE

I, ALAN R. RIEKKE, CITY SURVEYOR OF THE CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, DO HEREBY CERTIFY THAT I DID EXAMINE THIS REVERSIONARY FINAL MAP, THAT IT IS TECHNICALLY CORRECT.

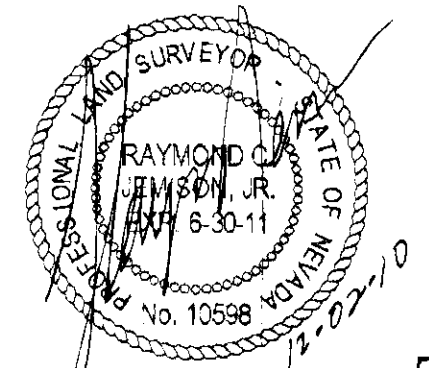
ALAN R. RIEKKE PLS
CITY OF LAS VEGAS SURVEYOR
NEVADA LICENSE NO. 12469

SURVEYOR'S CERTIFICATE

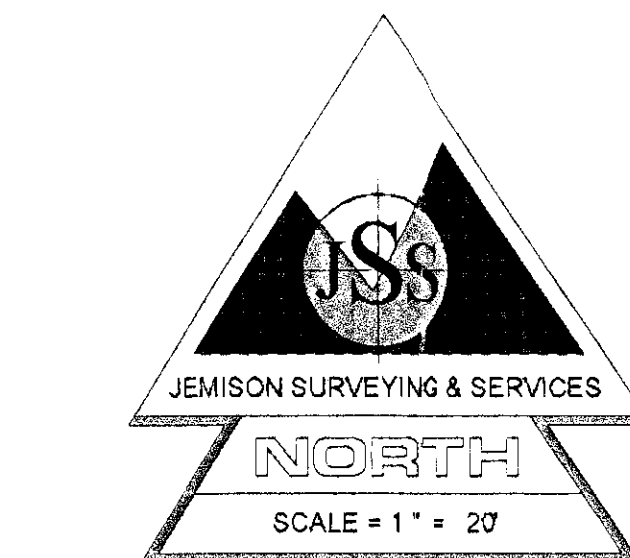
I, RAYMOND C. JEMISON, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA CERTIFY THAT:

- THIS PLAT WAS PREPARED FROM INFORMATION FOUND IN BOOK 1 OF PLATS, PAGE 51, CLARK COUNTY, NEVADA OFFICIAL RECORDS, AT THE INSTANCES OF ERROL FARMER.
- THE LANDS SURVEYED LIE WITHIN A PORTION OF THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 34, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M., CLARK COUNTY, NEVADA.
- THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCES IN EFFECT ON THE DATE THAT THE SURVEY WAS COMPLETED, AND THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH CHAPTER 625 OF THE NEVADA ADMINISTRATIVE CODE.
- THE PROFESSIONAL LAND SURVEYOR ASSUMES NO RESPONSIBILITY FOR THE EXISTENCE OF MONUMENTS OR FOR THE CORRECTNESS OF OTHER INFORMATION SHOWN ON OR COPIED FROM THE RECORDED DOCUMENTS.

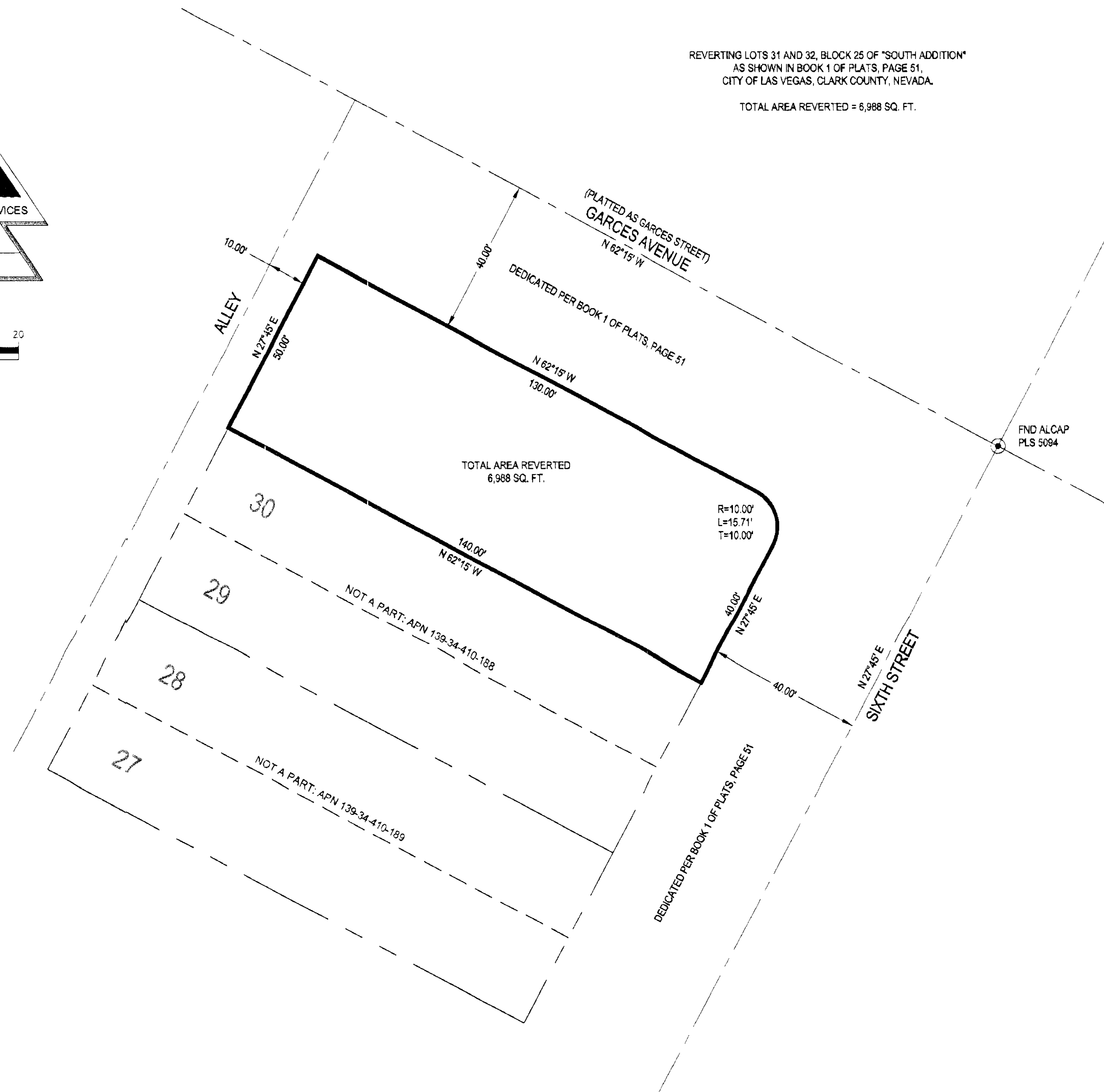
RAYMOND C. JEMISON
PROFESSIONAL LAND SURVEYOR
NEVADA REG. NO. 10598



FMP - 41153



GRAPHIC SCALE
(IN FEET)
1 inch = 20 ft.



LEGEND

--- CENTERLINE
--- BOUNDARY LINE
--- LOT LINE
--- ADJACENT PROPERTY LINE
SQ. FT. SQUARE FEET
● FOUND POINT AS NOTED
29 LOT NUMBER

DISTRICT BOARD OF HEALTH CERTIFICATE

THIS FINAL MAP IS APPROVED BY THE SOUTHERN NEVADA HEALTH DISTRICT. THIS APPROVAL CONCERNS SEWAGE DISPOSAL, WATER POLLUTION, WATER QUALITY AND WATER SUPPLY FACILITIES AND IS PREDICATED UPON PLANS FOR A PUBLIC WATER SUPPLY AND A COMMUNITY SYSTEM FOR DISPOSAL OF SEWAGE.

SOUTHERN NEVADA HEALTH DISTRICT

DATE

DIVISION OF WATER RESOURCES CERTIFICATE

THIS REVERSIONARY FINAL MAP IS APPROVED BY THE DIVISION OF WATER RESOURCES OF THE DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES CONCERNING WATER QUANTITY SUBJECT TO THE REVIEW AND APPROVAL ON FILE IN THIS OFFICE.

ROBERT COACHE, P.E.
DIVISION OF WATER RESOURCES

DATE

BASIS OF BEARING

NORTH 27°45' EAST, BEING THE CENTERLINE OF SIXTH STREET BETWEEN GASS AVENUE AND GARCES AVENUE AS SHOWN IN FILE 1, PAGE 51, OF PLATS OFFICIAL RECORDS, CLARK COUNTY, NEVADA.

REFERENCES

- BOOK 1 OF PLATS, PAGE 51
- BOOK 116 OF PLATS, PAGE 96

NOTE

ANY SUBSEQUENT CHANGES TO THIS MAP SHOULD BE EXAMINED AND MAY BE DETERMINED BY REFERENCE TO THE COUNTY RECORDER'S CUMULATIVE MAP INDEX. NRS 278.0695

SHEET 1 OF 1

REVERSIONARY FINAL MAP

OF
LOTS 31 AND 32 IN BLOCK 25 OF
"SOUTH ADDITION"

LOCATED IN THE SE 1/4 OF THE SW 1/4 OF
SECTION 34, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M.,
CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

DATE: 11-05-2009 JOB NUMBER: 000-091027 DRAWN BY: RPS



JEMISON SURVEYING & SERVICES
2690 CRIMSON CANYON DRIVE
LAS VEGAS, NEVADA, 89128
702-360-4838 FAX 702-360-4839

INSTRUMENT NO. _____
OFFICIAL RECORDS
BOOK NO. _____
FILED AT THE REQUEST OF
702 S. 6TH STREET L.L.C.
DATE _____ AT _____
FILE _____ PAGE _____
OF
PARCEL MAPS
CLARK COUNTY, NEVADA RECORDS
DEBBIE CONWAY
RECORDER
FEE \$ _____ DEPUTY _____

STAFF

REVISIONARY FINAL MAP

OF LOTS 31 AND 32 OF BLOCK 25 OF "SOUTH ADDITION"

LOCATED IN THE SE 1/4 OF THE SW 1/4 OF SECTION 34, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M.,

CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

A.P.N. 139-34-410-087

CERTIFICATE OF DIRECTOR OF PLANNING & DEVELOPMENT APPROVAL

I CERTIFY THAT THE DIRECTOR OF PLANNING & DEVELOPMENT, ON THE _____ DAY OF _____, 2009, DID APPROVE THIS MAP, IN ACCORDANCE WITH N.R.S. 278.010 TO 278.030 INCLUSIVE, FOR THE PURPOSES OF REVERTING TO ACERAGE THE PROPERTY DESCRIBED HEREIN.

M. MARGO WHEELER, AICP
DIRECTOR OF PLANNING & DEVELOPMENT
CITY OF LAS VEGAS

DATE

OWNER'S CERTIFICATE AND DEDICATION

702 S. 6TH STREET L.L.C., OWNERS OF THE PROPERTY SHOWN HEREON, CERTIFY TO THEIR BEING THE OWNERS OF RECORD, HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THE MAP FOR THE PURPOSE OF REVERSION TO ACERAGE.

702 S. 6TH STREET L.L.C.

W. Farmer
SIGN

ERROL FARMER / MEMBER
(PRINT NAME AND TITLE)

12-09-2010
DATE

ACKNOWLEDGEMENT

STATE OF NEVADA } S.S.
COUNTY OF CLARK }

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME

ON _____ BY _____

AS _____ OF 702 S. 6TH STREET L.L.C.

NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

MY APPOINTMENT EXPIRES _____

CITY SURVEYOR'S CERTIFICATE

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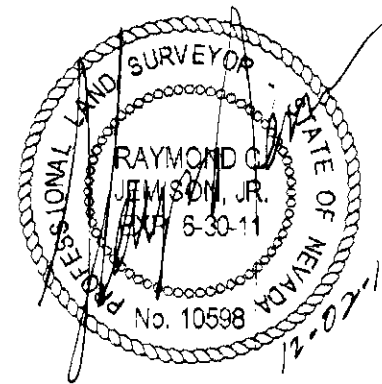
ALAN R. RIEKKI PLS
CITY OF LAS VEGAS SURVEYOR
NEVADA LICENSE NO. 12469

SURVEYOR'S CERTIFICATE

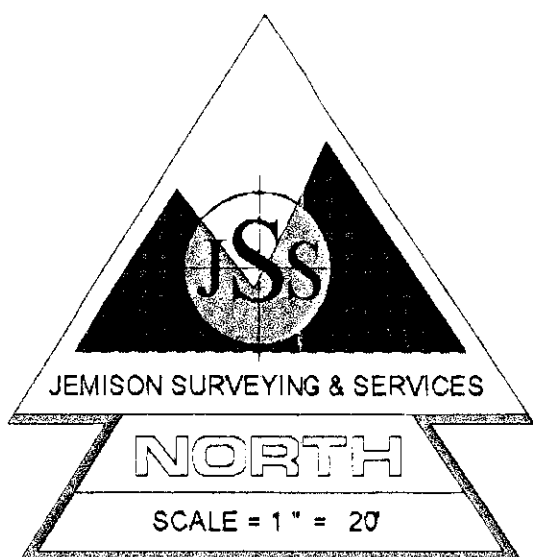
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- THE PROFESSIONAL LAND SURVEYOR ASSUMES NO RESPONSIBILITY FOR THE EXISTENCE OF MONUMENTS OR FOR THE CORRECTNESS OF OTHER INFORMATION SHOWN ON OR COPIED FROM THE RECORDED DOCUMENTS.

RAYMOND C. JEMISON
PROFESSIONAL LAND SURVEYOR
NEVADA REG. NO. 10598



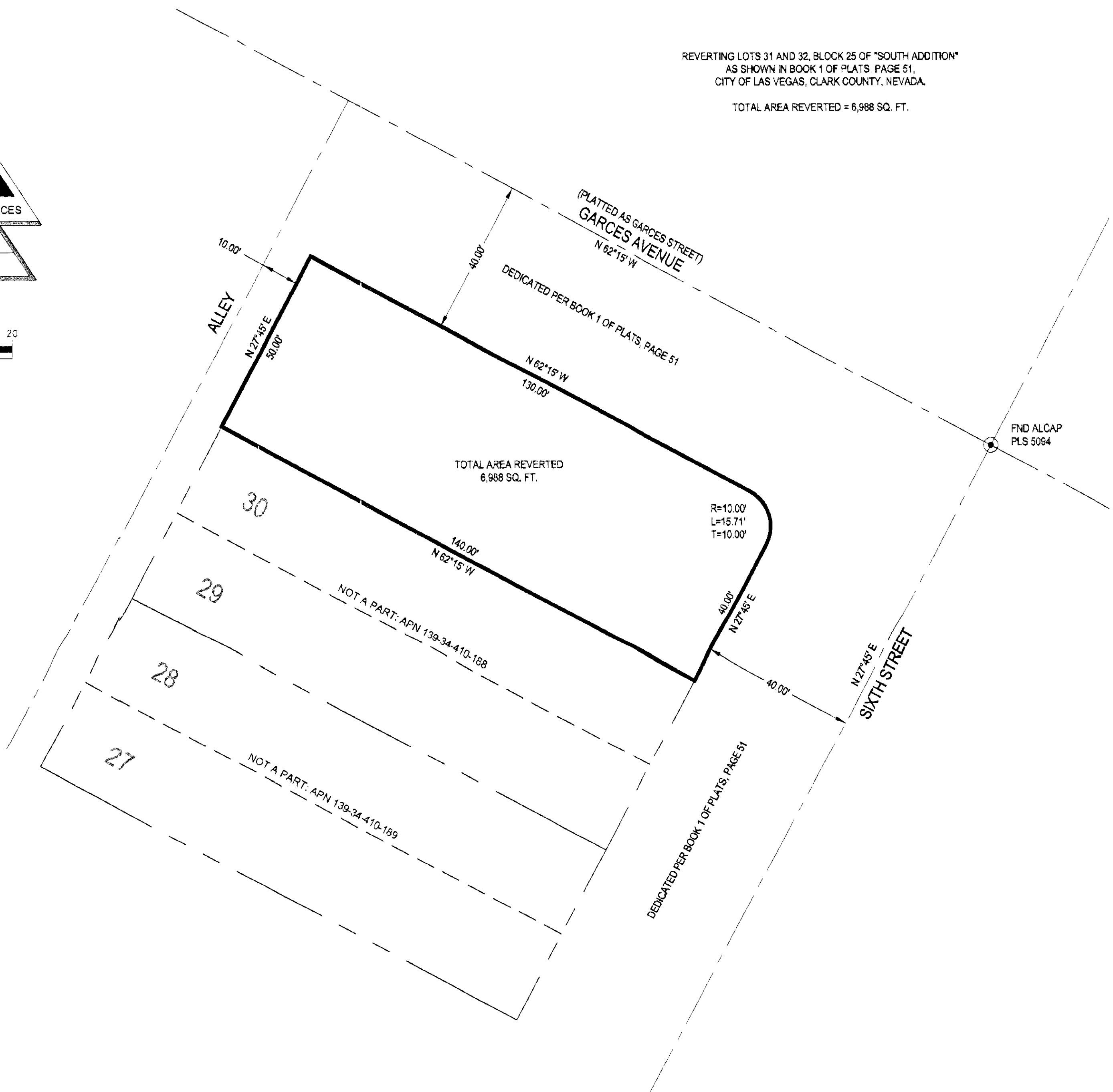
FMP -



GRAPHIC SCALE
20 0 10 20
(IN FEET)
1 inch = 20 ft.

REVERTING LOTS 31 AND 32, BLOCK 25 OF "SOUTH ADDITION"
AS SHOWN IN BOOK 1 OF PLATS, PAGE 51,
CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

TOTAL AREA REVERTED = 6,988 SQ. FT.



LEGEND

--- CENTERLINE
--- BOUNDARY LINE
--- LOT LINE
--- ADJACENT PROPERTY LINE
SQ. FT. SQUARE FEET
● FOUND POINT AS NOTED
29 LOT NUMBER

DISTRICT BOARD OF HEALTH CERTIFICATE

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SOUTHERN NEVADA HEALTH DISTRICT DATE

DIVISION OF WATER RESOURCES CERTIFICATE

THIS REVERSIONARY FINAL MAP IS APPROVED BY THE DIVISION OF WATER RESOURCES OF THE DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES CONCERNING WATER QUANTITY SUBJECT TO THE REVIEW AND APPROVAL ON FILE IN THIS OFFICE.

ROBERT COACHE, P.E.
DIVISION OF WATER RESOURCES

DATE

BASIS OF BEARING

NORTH 27° 15' EAST, BEING THE CENTERLINE OF SIXTH STREET BETWEEN GASS AVENUE AND GARCES AVENUE AS SHOWN IN FILE 1, PAGE 51, OF PLATS OFFICIAL RECORDS, CLARK COUNTY, NEVADA.

REFERENCES

- BOOK 1 OF PLATS, PAGE 51
- BOOK 116 OF PLATS, PAGE 96

NOTE

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SHEET 1 OF 1

REVERSIONARY FINAL MAP

OF
LOTS 31 AND 32 IN BLOCK 25 OF
"SOUTH ADDITION"

LOCATED IN THE SE 1/4 OF THE SW 1/4 OF
SECTION 34, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M.,
CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

DATE: 11-05-2009 JOB NUMBER: 000-091027 DRAWN BY: RPS



JEMISON SURVEYING & SERVICES
2590 CRIMSON CANYON DRIVE
LAS VEGAS, NEVADA, 89128
702-360-4838 FAX 702-360-4839

INSTRUMENT NO. _____
OFFICIAL RECORDS
BOOK NO. _____

FILED AT THE REQUEST OF
702 S. 6TH STREET L.L.C.

DATE _____ AT _____

FILE _____ PAGE _____

OF

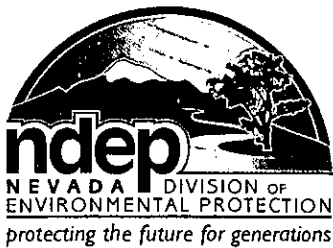
PARCEL MAPS

CLARK COUNTY, NEVADA RECORDS

DEBBIE CONWAY

RECORDER

FEE \$ _____ DEPUTY _____



STATE OF NEVADA

Department of Conservation & Natural Resources

DIVISION OF ENVIRONMENTAL PROTECTION

Brian Sandaval, Governor

Leo M. Drozdoff, P.E., Director

Colleen Cripps, Ph.D., Administrator

April 21, 2011

Walter Ross
Clark County Health District
P.O. Box 3902
Las Vegas, Nevada 89127

Re: South Addition – Reversionary Final Map of a Portion of South Addition Being Lots 31 and 32 of Block 25 as shown by Map on File in Book 1, Page 51 of Plats at the Clark County Recorder's Office, Situated Within the Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 34, T20S, R61E, M.D.M, City of Las Vegas, Clark County APN 139-34-410-187

Dear Mr. Ross:

The Nevada Division of Environmental Protection ("NDEP") has reviewed the above referenced reversionary final map and hereby approves the map. Since there is no issue at this time with regard to water pollution and sewage disposal, NDEP's Bureau of Water Pollution Control has no further comments. In the future, if the developer of this parcel wishes to develop a new subdivision, he/she will be required to submit tentative and final subdivision packages with NDEP.

If you have questions concerning this letter, please contact me at 775-687-9429.

Sincerely,

Steve McGoff, P.E.
Staff Engineer III
Technical Services Branch
Bureau of Water Pollution Control

cc: M. Margo Wheeler, City of Las Vegas Planning & Development Services, 333 N. Rancho Dr, Floor 2, Las Vegas, NV 89105
Tracy Geter, Water Resources, Southern Nevada Branch, Las Vegas, NV
Jemison Surveying, 2690 Crimson Canyon Dr, Las Vegas, NV 89128
702 S. 6th St, LLC, 9345 Helena Ave, Las Vegas, NV 89129

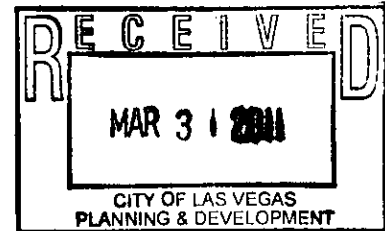
Control No. S9010





March 23, 2011

City of Las Vegas
Dept of Planning
333 N RANCHO DR 3rd Floor
LAS VEGAS NV 89106-3703



To Whom It May Concern:

The United States Postal Service has reviewed "Revisionary Final Map of Lots 31 and 32 of Block 25 of "South Addition".

We have no objections to the development. If this property will have suites please keep the USPS informed of the Suite Numbers.

Respectfully,

A handwritten signature in cursive script that reads "Chris Bush".

Chris Bush
Address Management, Manager

FMP-4WS3

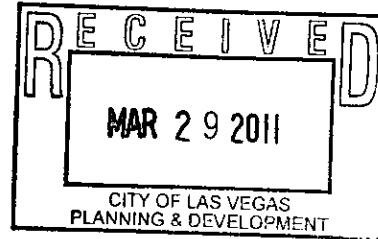


**LAS VEGAS VALLEY
WATER DISTRICT**

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

March 17, 2011

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



Gentlemen:

**SUBJECT: IMPACT TO WATER COMMITMENT – REVERSIONARY MAP – FMP-41153.
SOUTH ADDITION LOTS 31 AND 32 OF BLOCK 25; A.P.N. 139-34-410-187**

The Las Vegas Valley Water District (District) has reviewed the subject reversionary map. The District has confirmed the subject parcels are included within a subdivision map filed in Book 1 of Plats, Page 51 of the Recorded Subdivision Maps and are currently being provided domestic and fire protection water service from the District's system.

In accordance with the District's Service Rules, any water commitment provided through the mapping process for the subject area will terminate with the recording of this reversionary map. Existing developments will continue to be served and any additional development or redevelopment may require an additional water commitment.

The area included in the subject reversionary map may include existing District facilities and easement areas that will require resolution by separate action.

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

Sincerely,

**Original signed by:
DOA M. GREGORY, P.E.**

Doa M. Gregory, P.E., Manager
Engineering Services Division

DMG/GL/kj

cc: Southern Nevada Health District
City of Las Vegas Planning Department ✓
HC Consulting
Errol Farmer, Developer



Memorandum

Department of Public Works
City Engineer Division
Survey Section

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

From: ALAN R RIEKKI, PLS - CITY SURVEYOR
To: STEVE GEBEKE - DEPARTMENT OF PLANNING
STEVE SWANTON - DEPARTMENT OF PLANNING
702 S. SIXTH STREET, LLC
RAYMOND JEMISON, JR PLS
JEMISON SURVEYING & SERVICES
CC: BART ANDERSON, P.E. - Engineering Project Manager
Date: March 29, 2011
RE: **FINAL MAP 41153 - MURPHY/FARMER OFFICE BUILDING REVERSIONARY FINAL
MAP (LOTS 31 & 32 BLOCK 25 SOUTH ADDITION)**

Attached is a redlined drawing delineating comments for the above map. **THE REDLINED PRINT MUST BE RETURNED TO SURVEY ALONG WITH A CORRECTED DRAWING FOR APPROVAL.**

434344 CURRENT PL Status: Conditional Approval March 28, 2011

If you have any questions regarding the following Planning comments please call 229-6301

The Reversionary Final Map shall be revised as required by the Department of Planning prior to the submittal of the original Mylar for signature by the City. These revisions include the following:

- a. The file number "FMP-41153" shall be placed above the box at the lower right hand corner of the cover sheet.
- b. The title of the map shall be revised to read "REVERSIONARY FINAL MAP."
- c. The "CERTIFICATE OF DIRECTOR OF PLANNING & DEVELOPMENT APPROVAL" should be revised to read "CERTIFICATE OF DIRECTOR OF PLANNING APPROVAL."
- d. The Certificate of Director of Planning Approval shall be revised to read as follows:
"I certify that the Director of Planning, on the ____ day of _____, 2011, did approve this map, in accordance with NRS 278.010 to 278.630, inclusive, for the purposes of reverting to acreage the property described herein."
- e. The signature block for the Director of Planning shall be revised to read as follows:

Flinn Fagg, AICP Date
Acting Director of Planning
City of Las Vegas, Nevada

434345 DEVCO Status: Conditional Approval March 24, 2011

If you have any questions regarding the following Development Coordination comments please call 229-6578

We have no objection to this Reversionary Final Map Technical Review application for the purpose of reverting to acreage lots 31 and 32 of Block 25 of South Addition as shown on file in Book 01, Page 51 of plats. No bonds, improvements nor drainage plans/studies are required prior to the recordation of this reversionary Final Map.

1. Remove the 10 foot radius on the southwest corner of 6th Street and Garces Avenue as the radius has not been dedicated and Reversionary Maps cannot dedicate right-of-way.

434346 SURVEY Status: Conditional Approval March 28, 2011

If you have any questions regarding the following Survey comments please call 229-6217

Please show the current right-of-way configuration as it exists today. This will of course change your total area.

The map should be titled, "Reversionary Final Map of a Portion of South Addition". The subheader then could read, "Being Lots 31 & 32 of Block 25 of Book 1 of Plats Page 51", etc.

Please correct the APN number in the subheader.

Corrections in the title should also be made in the title block.

Please correct the Recorders block information to reflect Plats.

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

End of Comments.



CITY OF LAS VEGAS
INTER-OFFICE MEMORANDUM
REQUEST FOR COMMENT

FROM: DEPARTMENT OF PLANNING

FMP-41153

HAND DELIVERED

*DEVELOPMENT COORDINATION (DPW)	ROGER BAILEY	DSC - 7 th Floor
FIRE ENGINEERING	KEN MILLER	DSC - 5 th Floor
*FLOOD CONTROL (DPW)	ALBERT SUNG	DSC - 8 th Floor
*LAND DEVELOPMENT (DPW)	DAVID GUERRA	DSC - 2 nd Floor
*RIGHT-OF-WAY (DPW)	MARY WULFF	DSC - 8 th Floor
*SANITARY SEWERS (DPW)	JOE PEÑA	DSC - 7 th Floor
*SURVEY (DPW)	ALAN RIEKKI	DSC - 8 th Floor
*TEFO (DPW)	REBECCA WHITLOCK	DSC - 9 th Floor
*TRAFFIC ENGINEERING	RICK SCHROEDER	DSC - 8 th Floor

SENT VIA COURIER OR INTER-OFFICE MAIL

FIRE COMMUNICATIONS	SHARON OZUNA	500 CASINO CENTER
*SID (DPW)	PATRICK MURPHY	420 N. FOURTH STREET

SENT VIA COURIER "U.S." MAIL

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

*** ONLY THOSE INDICATED WITH A STAR ARE TO BE ROUTED TO ROGER BAILEY, SR. ENG. ASSOC. ALL OTHER DIVISIONS PLEASE ROUTE YOUR COMMENTS DIRECTLY TO THE PLANNING AND DEVELOPMENT DEPARTMENT**

CITY OF LAS VEGAS

DEVELOPMENT REVIEW COMMENT FORM



**Department of Planning
Case Planning Division
333 North Rancho Drive, 3rd Floor
Las Vegas, Nevada 89106
(702) 229-6301 Phone (702) 385-7268 Fax**

03/14/11

FMP-41153 - SOUTH ADDITION LOTS 31 AND 32 BLOCK 25 - APPLICANT/OWNER:
702 S. 6TH STREET, LLC - Request for Final Map technical review for a **REVERSION TO**
ACREAGE of approximately 0.16 acres at 702 South 6th Street (APN 139-34-410-187), C-1
(Limited Commercial) Zone, Ward 3 (Reese).

PLANNING SUPERVISOR: STEVE GEBEKE 229-5410



ADMINISTRATIVE

Comments Due: MARCH 25, 2011

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

LIST COMMENTS BELOW:



Report Date 03/14/2011 05:15 PM

Submitted By

Page 1

A/P # 41153 FINAL MAP

Application Information

Stages

	Date / Time	By		Date / Time	By
Processed	03/09/2011 11:16	984224	Temp COO		
Approved			COO Issued		
Final			Expires		

Associated Information

Type of Work	# Plans	0	Declared Valuation	0.00
Dept of Commerce	# Plans	0	Calculated Valuation	0.00
Priority	☒ Auto Reviews	Bill Group	Actual Valuation	0.00

Description of Work

FMP-41153 - SOUTH ADDITION LOTS 31 AND 32 BLOCK 25 - APPLICANT/OWNER: 702 S. 6TH STREET, LLC - Request for Final Map technical review for a REVERSION TO ACREAGE of approximately 0.16 acres at 702 South 6th Street (APN 139-34-410-187), C-1 (Limited Commercial) Zone, Ward 3 (Reese).

Parent A/P #

Project #	41153	Project/Phase Name	MURPHY/FARMER OFFICE BUILDING	Phase #	
Size/Area	0.16 ACRE	Size Description		Subdivision Code	
Proposed Start		Proposed Stop		% Completed	0.00
% Complete Formula					

Property/Site Information

Parcel 13934410187

Location

Owner/Tenant

Contact ID	AC1877080	Name	702 S. SIXTH STREET, LLC	Organization	
Mailing Address	9345 HELENA AVENUE			State/Province	NV
City	LAS VEGAS			Country	
ZIP/PC	89129			Evening Phone	
Day Phone	(702)496-2983 x			Mobile #	
Fax	(702)254-6905				☐ Foreign

A/P Linked Addresses

No Addresses are linked to this Application

Linked Addresses

702 S 6TH ST
LAS VEGAS, 89101-

A/P Addresses

No Other Addresses are associated to this Application

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

13934410187

Report Date 03/14/2011 05:15 PM

Submitted By

Page 2

Applicants/Contacts

Primary N Capacity OWNER Contact ID AC1877080 ☐ Foreign
Effective Expire
Name 702 S. SIXTH STREET, LLC
Day Phone (702)496-2983 x Eve Phone Organization
Pager PIN # Position
Fax (702)254-6905 Mobile Profession
E-Mail
Address 9345 HELENA AVENUE
LAS VEGAS, NV 89129
Seasonal Addr

Valid From To
Comments Enrol Farmer 496-2983

CONTACT ADDITIONAL

WORKCARD: Work Card # 0
Expiration Date

CONTACT REQUIREMENTS

License # Percent Owned Waiver Health Card Director Letter Original Transcripts
Orientation Attended

There are no items in this list

Primary Y Capacity OTHER Other REP Contact ID AC1877141 ☐ Foreign
Effective Expire
Name JEMISON SURVEYING & SERVICES
Day Phone (702)360-4838 x Eve Phone Organization
Pager PIN # Position
Fax (702)360-4839 Mobile Profession
E-Mail
Address 2690 CRIMSON CANYON DR
LAS VEGAS, NV 89128
Seasonal Addr

Valid From To
Comments Raymond Jemison 702-360-4838

Report Date 03/14/2011 05:15 PM

Submitted By

Page 3

CONTACT ADDITIONAL

WORKCARD: Work Card # 0
Expiration Date

CONTACT REQUIREMENTS

License # Percent Owned Waiver Health Card Director Letter Original Transcripts
Orientation Attended

There are no items in this list

Contractors

No Contractors

Item Description

Item Status

Check Fees	Fees Successful
PROCESSING FEE (\$750.00)	Paid
Check Inspections	Inspections Successful
Check Reviews	Reviews Failed
434344 CURRENT PL #1 (CURRENT PLANNING)	Incomplete
434345 DEVCO #1 (DEVELOPMENT COORDINATION)	Incomplete
434343 FIRE COMM #1 (FIRE COMMUNICATION)	Incomplete
434354 FIRE ENG #1 (FIRE PROTECTION ENGINEERING)	Incomplete
434348 FLOOD #1 (FLOOD CONTROL)	Incomplete
434351 LAND DEV #1 (LAND DEVELOPMENT)	Incomplete
434350 ROW #1 (RIGHT-OF-WAY)	Incomplete
434349 SEWER #1 (COLLECTION SYSTEMS PLANNING)	Incomplete
434352 SID #1 (SPECIAL IMPROVEMENT DISTRICT)	Incomplete
434346 SURVEY #1 (SURVEY)	Incomplete
434353 TEFO #1 (TRAFFIC ENG FIELD OPERATIONS)	Incomplete
434347 TRAFFIC #1 (TRAFFIC ENGINEERING)	Incomplete
Check Conditions	Conditions Successful
Check Alert Conditions	Alert Conditions Failed
(ENTER # OF LOTS ON MYLAR)	
(ENTER ACTION LTR SENT DATE)	
(ENTER MYLAR SUBMITTED DATE)	
(EXEMPT FROM TRAFFIC FEES Y/N)	
Check Licenses	Not Checked
Check Children Status	Children Successful
Check Open Cases	0

Activity/Review Details

Detail TECHNICAL REV SUBMIT LIST(FMP)

Modified By GKAPOVICH

Modified Date/Time 03/09/2011 11:15

Comments

No Comments

Report Date 03/14/2011 05:15 PM

Submitted By

Page 4

SUBMITTAL CHECKLIST

Technical Review Submittal Checklist

- Y Application/Petition Form
- Y Deed and Legal Description
- Y Final Map Checklist (Lot Numbers and Block Designations)
- Y Final Map (16 Folded, 1 Rolled)
- N Civil Improvement Plan Submittal (Memo)
- Y Statement of Financial Interest
- Y Surveyor Seal and Signature are on the plat
- Y Proposed Street Names and Suffixes are on the plat

- Y Business Licensing Requirements Met
- N Business License Exempt

Planning Condition Description Effective Expire Comments

There is no planning condition for this project.

FINAL MAP

Technical Review Process

Mylar Process

1	# of Residential/Commercial Lots	0	# of Residential/Commercial Lots
0	# of Common Element Lots	0	# of Common Element Lots
03/09/2011	Blue-line Submitted		Mylar Submitted
03/14/2011	Blue-line Accepted for Processing		Mylar Accepted for Processing
	Action Letter Sent		Mylar Comments Sent
			Mylar Released for Recordation

Type of Map REVERSIONARY

N Parent Project link required? Flood Study required? Street Name Has Been Changed
N Is this a Residential Subdivision? Traffic Study required? Recordation Information

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

Legal Subdivision Name
SOUTH ADDITION

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

No children exist for this project

Employee ID Last First MI Comments

982110 SWANTON STEPHEN L Planning x4714

Report Date 03/14/2011 05:15 PM

Submitted By

Page 5

Employee Employee ID	Last	First	MI	Comments
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Log Action Comments	Description	Entered By	Start	Stop	Hours
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PAYMNT	CO NAME WHO PICKED UP CONTACT# ERROL HARMER; 702 S 6TH ST LLC; CK#1042; 702-496-2983;	890381	03/09/2011 11:25		0.00
--------	--	--------	------------------	--	------

Z-SUBC	REASON ALL ITEMS NOT SUBMITTED Per Barb with Land Development, applicant does not need to submit the supplemental requirements on the final map technical review checklist.	984224	03/09/2011 11:16		0.00
--------	--	--------	------------------	--	------

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Reversionary Final Map
 Project Address (Location) 702 S. Sixth Street
 Project Name Murphy / Farmer Office Building Proposed Use Office
 Assessor's Parcel #(s) 139-34-410-187 Ward # 3
 General Plan: existing C-1 proposed C-1 Zoning: existing C-1 proposed C-1
 Commercial Square Footage 11,302 Floor Area Ratio 2 floors
 Gross Acres 0.16 Lots/Units 1 Density 82%
 Additional Information Requested as prt of the development.

PROPERTY OWNER 702 S. Sixth Street LLC Contact Errol Farmer
 Address ~~702 S. Sixth Street~~ 9345 HELENA AVE. Phone: 496-2983 Fax: 254-6905
 City Las Vegas State NV Zip ~~89101~~ 89129
 E-mail Address errol@kmkcontractors.com

APPLICANT Same as Above Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

REPRESENTATIVE _____ Contact _____
 Address _____ Phone: _____ Fax: _____
 City _____ State _____ Zip _____
 E-mail Address _____

Property Owner Signature* [Signature]

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

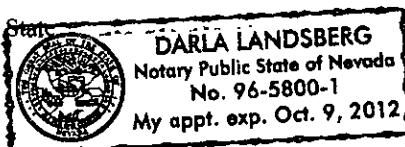
Print Name ERROL FARMER

Subscribed and sworn before me

This 9 day of MARCH, 20 11

[Signature]

Notary Public in and for said County and State



Revised 10/27/08

FOR DEPARTMENT USE ONLY

Case #	<u>FMP-41153</u>
Meeting Date:	<u> </u>
Total Fee:	<u>\$750</u>
Date Received:	<u>3/9/11</u>
Received By:	<u>[Signature]</u>

*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.

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



DEPARTMENT OF PLANNING

STATEMENT OF FINANCIAL INTEREST

Case Number: _____ APN: 139-34-410-187

Name of Property Owner: 702 S. 6TH STREET LLC

Name of Applicant: _____

Name of Representative: _____

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

☐ Yes

☒ No

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

City Official: _____

Partner(s): _____

APN: _____

Signature of Property Owner: _____

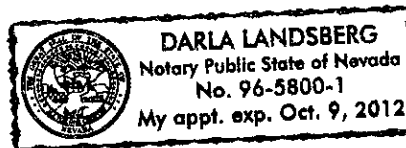
Print Name: ERROL FARWEN

Subscribed and sworn before me

This 9 day of MARCH, 20 11

Darla Landsberg

Notary Public in and for said County and State



RECEIVED
MAR 09 2011



DEPARTMENT OF PLANNING

FINAL MAP TECHNICAL REVIEW CHECKLIST

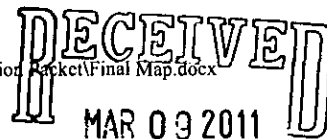
FINAL MAP CONTENTS

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

SUPPLEMENTAL REQUIREMENTS

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

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



702 S 6TH STREET, LLC

Business Entity Information			
Status:	Default	File Date:	11/08/2007
Type:	Domestic Limited-Liability Company	Entity Number:	E0774402007-4
Qualifying State:	NV	List of Officers Due:	11/30/2010
Managed By:	Managers	Expiration Date:	
NV Business ID:	NV20071753308	Business License Exp:	

Registered Agent Information			
Name:	ERROL FARMER	Address 1:	1509 ODERZO LANE
Address 2:		City:	LAS VEGAS
State:	NV	Zip Code:	89117
Phone:		Fax:	
Mailing Address 1:		Mailing Address 2:	
Mailing City:		Mailing State:	
Mailing Zip Code:			
Agent Type:	Noncommercial Registered Agent		

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

Officers		☐ Include Inactive Officers	
Manager - ERROL FARMER			
Address 1:	1509 ODERZO LANE	Address 2:	
City:	LAS VEGAS	State:	NV
Zip Code:	89117	Country:	
Status:	Active	Email:	
Manager - MERLIN MURPHY			
Address 1:	6057 PATMOS WAY	Address 2:	
City:	OCEANSIDE	State:	CA
Zip Code:	92056-7268	Country:	
Status:	Active	Email:	

Actions\Amendments			
Action Type:	Articles of Organization		
Document Number:	20070768773-67	# of Pages:	2
File Date:	11/08/2007	Effective Date:	
(No notes for this action)			
Action Type:	Initial List		
Document Number:	20070779405-41	# of Pages:	1
File Date:	11/14/2007	Effective Date:	
(No notes for this action)			
Action Type:	Annual List		
Document Number:	20080674146-08	# of Pages:	1

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MAR 03 2011

File Date:	10/09/2008	Effective Date:	
(No notes for this action)			
Action Type:	Annual List		
Document Number:	20090719323-36	# of Pages:	1
File Date:	10/01/2009	Effective Date:	
(No notes for this action)			

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MAR 09 2011

20071204-0001968

Parcel No: 139-34-410-187

Recording Requested by and
when recorded, return to:

Fennemore Craig, P.C.
300 South 4th Street
Las Vegas, Nevada 89101
Attn: Don G. Martin, Esq.

Mail Tax Statements to:

Mr. Errol Farmer
1509 Oderzo Lane
Las Vegas, NV 89117

Fee: \$17.00 RPTT: EX8009
N/C Fee: \$0.00

12/04/2007 12:01:24
T20070209972

Requestor:
LEGAL EXPRESS

Debbie Conway DBX
Clark County Recorder Pgs: 5

SPACE ABOVE THIS LINE RESERVED
FOR RECORDER'S USE

Grant, Bargain and Sale Deed

THIS INDENTURE WITNESSETH: That for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Merlin T. Murphy, does hereby grant, bargain, sell and convey to:

702 S. 6th Street, LLC, a Nevada limited liability company

all that real property, bounded and described as follows:

SEE EXHIBIT "A"

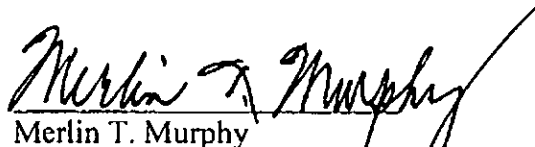
SUBJECT TO:

1. All general and special taxes for the fiscal year.
2. Covenants, conditions, restrictions, reservations, rights, rights of way and easements now of record.

Together with all tenements, hereditaments and appurtenances, including easements, water and mineral rights thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

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MAR 09 2011

Witness this ____ day of November, 2007.


Merlin T. Murphy

STATE OF NEVADA

COUNTY OF CLARK

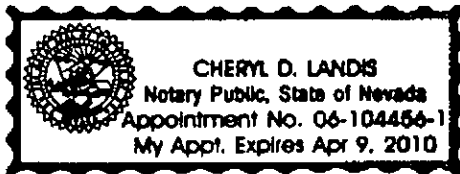
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On this 8th day of November, 2007, before me, personally appeared Merlin T. Murphy, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity.

WITNESS my hand and official seal.



Notary Public



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MAR 09 2011

EXHIBIT "A"

TO GRANT, BARGAIN AND SALE DEED

LEGAL DESCRIPTION

ASSESSOR'S COPY

RECEIVED
MAR 09 2011

EXHIBIT "A"

Legal Description

LOTS THIRTY-ONE (31) AND THIRTY-TWO (32) IN BLOCK TWENTY-FIVE (25)
SOUTH ADDITION TO THE CITY OF LAS VEGAS AS SHOWN BY MAP
THEREOF ON FILE IN BOOK 1 OF PLATS, PAGE 51, IN THE OFFICE OF THE
COUNTY RECORDER OF CLARK COUNTY, NEVADA.

APN: 139-34-410-187

ASSESSOR'S
COPY

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MAR 09 2011

STATE OF NEVADA
DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a. 139-34-410-187
b. _____
c. _____
d. _____

2. Type of Property:

- a. ☒ Vacant Land b. ☐ Single Fam. Res.
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

Book: _____ Page: _____
Date of Recording: _____
Notes: *[Signature]*

3. a. Total Value/Sales Price of Property

\$ 0.00

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

c. Transfer Tax Value:

\$ 0.00

d. Real Property Transfer Tax Due

\$ 0.00

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section 09

b. Explain Reason for Exemption: Transferring property to entity 100% owned by Grantor

5. Partial Interest: Percentage being transferred: _____ %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree 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.

Signature

Merlin T. Murphy

Capacity

Grantor

Signature

[Signature]

Capacity

Grantee

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Merlin T. Murphy

Address: 6057 Patmos Way

City: Oceanside

State: CA Zip: 92056-7268

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: 702 S 6th Street, LLC

Address: 1509 Oderzo Lane

City: Las Vegas

State: NV Zip: 89117

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

Print Name: Fennimore Craig, Don Martin

Escrow #: _____

Address: 300 S Fourth Street, #1400

City: Las Vegas

State: NV Zip: 89101

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

RECEIVED
MAR 09 2011