

20080104-0004215

Fee: \$15.00  
N/C Fee: \$0.00  
01/04/2008 15:32:34  
T20080002310

Requestor:  
LAS VEGAS CITY

Debbie Conway MGM  
Clark County Recorder Pgs: 2

2

APN(s): 162-04-605-005

**CITY OF LAS VEGAS NOTICE OF ZONING ACTION**

TO: ALL INTERESTED PARTIES

Assessor's Parcel No(s): 162-04-605-005

**Legal Description:** PARCEL ONE: Real property located in Las Vegas, Clark County, Nevada, more commonly known as 1509 Western, Las Vegas, NV: APN 030-730-018, and further described as follows:

THAT PORTION OF THE SOUTHWEST QUARTER (SW¼) OF THE NORTHEAST QUARTER (NE¼) OF SECTION 4, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.B. & M. DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER (NE C) OF SAID SECTION 4; THENCE NORTH 89°52'30" WEST ALONG THE NORTH BOUNDARY LINE OF SAID SECTION 4, A DISTANCE OF 466.49 FEET TO THE POINT OF INTERSECTION OF SAID BOUNDARY LINE WITH THE CENTER LINE OF THE MAIN LINE OF THE UNION PACIFIC RAILROAD; THENCE SOUTH 27°56'15" WEST ALONG SAID CENTER LINE OF RAILROAD, A DISTANCE OF 2178.36 FEET TO A POINT; THENCE NORTH 62°03'45" WEST, A DISTANCE OF 70.00 FEET TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 62°03'45" WEST, A DISTANCE OF 155.05 FEET TO A POINT; THENCE SOUTH 62°10'39" WEST, A DISTANCE OF 77.30 FEET TO A POINT ; THENCE ALONG THE ARC OF CIRCULAR CURVE WHOSE RADIUS IS 470.00 FEET (AND WHOSE LONG CHORD BEARS SOUTH 55°09'57" WEST, A DISTANCE OF 114.75 FEET ) FOR A CIRCULAR DISTANCE OF 115.03 FEET TO A POINT; THENCE SOUTH 62°03'45" EAST, A DISTANCE OF 251.04 FEET TO A POINT, THENCE NORTH 27°56'15" EAST (PARALLEL TO AND 70.00 FEET DISTANCE AT RIGHT ANGLE TO SAID CENTER LINE OF RAILROAD), A DISTANCE OF 165.93 FEET TO THE TRUE POINT OF BEGINNING.

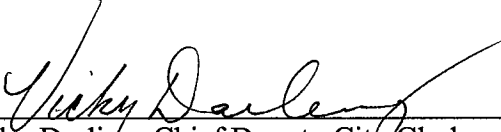
PARCEL TWO: Lots Seventeen (17), Eighteen (18), Nineteen (19), in Block Seventy Six (76) of VEGAS MANOR TRACT NO. 2, as shown by map thereof on file in Book 1 of Plats, page 67 in the Office of the County Recorder of Clark County, Nevada; more commonly known as 4854 & Cincinnati, Las Vegas, NV 89104; APN 240-564-003.

PARCEL THREE: An undivided fifty percent (50%) interest under that certain Deed of Trust dated March 2, 1989, executed by MICHAEL V. RYAN, a married man & JAMES S. POLLACK, a married man doing business as R & P SIGN HANGING SERVICE, as Trustors, to STEWART TITLE OF NEVADA, a Nevada Corporation, Trustee, and recorded March 31, 1989, as Document No. 01486 Book No. 890338, in the Office of the Recorder, Clark County, Nevada, describing land therein are:

Lot Fifteen (15) in Block Fifteen (15) of BUCKS SUBDIVISION OF LAS VEGAS, as shown by map thereof on file in Book 1 of Plats, page 15, Clark County, Nevada; more commonly known as 123 N. 9<sup>th</sup> Street, Las Vegas, Nevada 89101: APN 020-121-003

PLEASE BE ADVISED that the Las Vegas City Council, at a duly-noticed hearing held on **November 21, 2007**, approved the following: **Case Number: RQR-24331** together with various conditions, limitations and restrictions which may affect your occupancy and/or use, and any other successor property owner(s) occupancy and/or use, of the above-referenced real property in the City of Las Vegas. **YOU ARE HEREBY ADVISED AND DIRECTED** to contact the City of Las Vegas' Department of Planning and Development and/or the Las Vegas City Clerk's Office to request a copy of any and all such conditions, limitations or restrictions.

December 31, 2007

  
\_\_\_\_\_  
Vicky Darling, Chief Deputy City Clerk  
City of Las Vegas  
400 Stewart Avenue  
Las Vegas, NV 89101 - (702) 229-6311

**WHEN RECORDED, RETURN TO:  
CITY OF LAS VEGAS, CITY CLERK  
400 STEWART AVENUE, 1<sup>ST</sup> FLOOR  
LAS VEGAS, NV 89101**

Case Number: RQR-24331  
Assessor's Parcel No(s): 162-04-605-005  
City Council Meeting of November 21, 2007  
Page 2 of 2