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20080514-0000205

APN(s): 138-22-713-002

Fee: \$15.00
N/C Fee: \$0.00

05/14/2008 08:21:14

T20080087572

Requestor:
LAS VEGAS CITY

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

TO: ALL INTERESTED PARTIES

Debbie Conway RMS
Clark County Recorder Pgs: 2

Assessor's Parcel No(s): 138-22-713-002

Legal Description: A TRACT OF LAND BEING A PORTION OF THE NORTHEAST QUARTER (NE ¼) OF THE SOUTHEAST QUARTER (SE ¼) OF SECTION 22 AND THE NORTHWEST QUARTER (NW ¼) OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION 23, ALL IN TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER (NW ¼) OF THE SOUTHEAST QUARTER (SE ¼) OF SECTION 23, SAID POINT BEING ON THE CENTER LINE OF LAKE MEAD BOULEVARD; THENCE SOUTH 00°05'50" EAST ALONG THE EAST LINE THEREOF, 110.86 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY OF U.S. HIGHWAY 95 AND THE POINT OF BEGINNING OF THE TRACT OF LAND TO BE DESCRIBED HEREIN;

THENCE ALONG SAID RIGHT-OF-WAY ON THE FOLLOWING TWO (2) COURSES:

1) 71.98 FEET ALONG THE ARC OF A 75.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY WITH A CENTRAL ANGLE OF 54°59'11", A LONG CHORD WHICH BEARS SOUTH 43°07'40", 69.25 FEET; 2) THENCE NORTH 89°36'38" EAST, 2.75 FEET TO THE WESTERLY RIGHT-OF-WAY OF RAINBOW BOULEVARD; THENCE SOUTH 00°05'55" EAST ALONG SAID RIGHT-OF-WAY, 139.90 FEET TO A POINT OF CURVATURE; THENCE CONTINUING ALONG SAID RIGHT-OF-WAY 127.97 FEET ALONG THE ARC OF A 210.00 FOOT RADIUS CURVE, CONCAVE WESTERLY, WITH A CENTRAL ANGLE OF 34°54'55" AND A LONG CHORD WHICH BEARS SOUTH 17°21'37" WEST, 126.00 FEET TO A POINT OF REVERSE CURVE;

ORIGINAL

Case Number: RQR-25330
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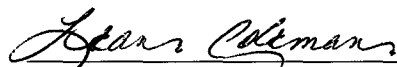
THENCE CONTINUING ALONG SAID RIGHT-OF-WAY 22.60 FEET ALONG THE ARC OF A 290.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, WITH A CENTRAL ANGLE OF 4°27'54", AND A LONG CHORD WHICH BEARS SOUTH 32°35'08" WEST, 22.59 FEET TO A POINT ON THE WEST LINE OF SAID NORTHWEST QUARTER (NW ¼) OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION 23;

THENCE SOUTH 00°05'50" EAST ALONG SAID WEST LINE, 902.51 FEET TO THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER (NE ¼) OF THE SOUTHEAST QUARTER (SE ¼) OF SECTION 22; THENCE NORTH 89°37'38" WEST ALONG THE SOUTH LINE THEREOF, 490.25 FEET TO A POINT OF THE EASTERLY RIGHT-OF-WAY OF U.S. HIGHWAY 95; THENCE ALONG SAID RIGHT-OF-WAY ON THE FOLLOWING FOUR (4) COURSES:

- 1) NORTH 09°22'05" EAST, 250.95 FEET; THENCE
- 2) NORTH 15°57'54" EAST, 1,010.04 FEET; THENCE
- 3) NORTH 84°04'36" EAST, 137.59 TO A POINT OF CURVATURE; THENCE
- 4) 33.12 FEET ALONG THE ARC OF A 75.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY, WITH A CENTRAL ANGLE OF 25°18'09", AND A LONG CHORD WHICH BEARS SOUTH 83°16'20" EAST, 32.85 FEET TO THE POINT OF BEGINNING.

PLEASE BE ADVISED that the Las Vegas City Council, at a duly-noticed hearing held on February 6, 2008, approved the following: **Case Number: RQR-25330** 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.

March 26, 2008



Leann Coleman, Deputy City Clerk II
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, 1ST FLOOR
LAS VEGAS, NV 89101**

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