

20081120-0003318

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

11/20/2008 13:45:43

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Requestor:
LAS VEGAS CITY

Debbie Conway KXC
Clark County Recorder Pgs: 2

2

APN(s): 138-11-804-021

CITY OF LAS VEGAS NOTICE OF ZONING ACTION

TO: ALL INTERESTED PARTIES

Assessor's Parcel No(s): 138-11-804-021

Legal Description: ALL THAT CERTAIN REAL PROPERTY SITUATED IN THE COUNTY OF CLARK, STATE OF NEVADA, DESCRIBED AS FOLLOWS:

BEING A PORTION OF PARCEL 4 AND A PORTION OF PARCEL 1 OF PARCEL MAPS, AS SHOWN BY MAP THEREOF ON FILE IN FILE 47 OF PARCEL MAPS, PAGE 36, IN THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY, NEVADA, SITUATED IN THE SOUTHEAST QUARTER (SE¼) OF THE SOUTHEAST QUARTER (SE¼) OF SECTION 11, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.B. & M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER (SE COR.) OF SAID SECTION 11, SAID CORNER BEING THE CENTERLINE INTERSECTION OF CHEYENNE AVENUE (FIFTY (50) FEET WIDE FROM SECTION LINE); THENCE ALONG THE SOUTHERLY LINE OF SAID SECTION 11 AND THE CENTERLINE OF SAID CHEYENNE AVENUE, NORTH 84° 07' 56" WEST, 612.70 FEET TO THE SOUTHWEST CORNER (SW COR.) OF THE SOUTHEAST QUARTER (SE¼) OF THE SOUTHEAST QUARTER (SE¼) OF SECTION 11; THENCE LEAVING SAID CENTERLINE AND ALONG THE WEST LINE OF THE SOUTHEAST QUARTER (SE¼) OF THE SOUTHEAST QUARTER (SE¼) OF SAID SECTION 11, NORTH 00° 22' 19" EAST, 247.54 FEET; THENCE LEAVING SAID WESTERLY LINE SOUTH 84° 07' 56" EAST 21.10 FEET TO THE EASTERLY RIGHT-OF-WAY OF BRONCO STREET (51 FEET WIDE) FOR THE POINT OF BEGINNING;

THENCE ALONG SAID EASTERLY ROW NORTH 00° 22' 19" EAST, 426.99 FEET TO THE CENTERLINE OF ATWOOD AVENUE (THIRTY (30) FEET WIDE) AND THE NORTHERLY LINE OF THE VACATED PORTION OF SAID ATWOOD AVENUE AS DESCRIBED BY DEED RECORDED IN BOOK 1988 AS INSTRUMENT/FILE NO. 1947574, OFFICIAL RECORDS OF CLARK COUNTY, NEVADA;

THENCE ALONG SAID NORTHERLY LINE SOUTH 84° 07' 44" EAST, 122.06 FEET;

THENCE LEAVING SAID NORTHERLY LINE SOUTH 00° 22' 19" WEST, 374.22 FEET TO THE NORTHERLY LINE OF THAT CERTAIN TRACT OF LAND DESCRIBED BY DEED TO FIRST INTERSTATE BANK OF NEVADA RECORDED IN BOOK 880711 AS INSTRUMENT/FILE NO. 00417;

ORIGINAL

Case Number(s): SUP-28496, VAR-28497, and SDR-28498

Assessor's Parcel No(s): 138-11-804-021

City Council Meeting of October 15, 2008

Page 1 of 2

THENCE ALONG THE NORTH LINE OF SAID FIRST INTERSTATE BANK TRACT NORTH 84° 07' 56" WEST, 20.05 FEET TO THE NORTHWEST CORNER (NW COR.) OF SAID FIRST INTERSTATE BANK TRACT;

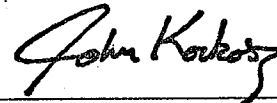
THENCE LEAVING SAID NORTHERLY LINE AND ALONG THE WESTERLY LINE OF SAID FIRST INTERSTATE BANK TRACT;

THENCE LEAVING SAID BANK TRACT, SOUTH 00° 22' 19" WEST, 52.76 FEET TO THE NORTHERLY LINE OF PARCE 3 OF PARCEL MAPS, FILE 47, PAGE 36;

THENCE LEAVING SAID WESTERLY LINE AND ALONG SAID NORTHERLY LINE, NORTH 84° 07' 56" WEST 102.01 FEET TO THE POINT OF BEGINNING.

PLEASE BE ADVISED that the Las Vegas City Council, at a duly-noticed hearing held on **October 15, 2008** approved the following **Case Number(s): SUP-28496, VAR-28497, and SDR-28498** 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.

October 20, 2008



John Korkosz, AICP, Planning Supervisor
City of Las Vegas
731 South Fourth Street
Las Vegas, NV 89101 – (702) 229-6301

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

Case Number(s): SUP-28496, VAR-28497, and SDR-28498
Assessor's Parcel No(s): 138-11-804-021
City Council Meeting of October 15, 2008

Page 2 of 2