

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

05/14/2009 09:50:58

T20090169400

Requestor:
LAS VEGAS CITY

Debbie Conway JJF
Clark County Recorder Pgs: 2

APN(s): 138-23-301-002

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

TO: ALL INTERESTED PARTIES

Assessor's Parcel No(s): 138-23-301-002

Legal Description: ALL THAT REAL PROPERTY SITUATED IN THE CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA, BOUNDED AND DESCRIBED AS FOLLOWS:

BEING A PORTION OF THE WEST HALF (W $\frac{1}{2}$) OF THE NORTHWEST QUARTER (NW $\frac{1}{4}$) OF THE NORTHWEST QUARTER (NW $\frac{1}{4}$) OF THE SOUTHWEST QUARTER (SW $\frac{1}{4}$) OF SECTION 23, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER (SE $\frac{1}{4}$) OF SAID SECTION 23;

THENCE SOUTH 00° 05' 50" EAST ALONG THE WEST LINE THEREOF, 411.43 FEET
THENCE DEPARTING SAID WEST LINE NORTH 89° 54' 10" EAST, 339.38 FEET TO A POINT ON THE EAST LINE OF WEST HALF (W $\frac{1}{2}$) OF THE NORTHWEST QUARTER (NW $\frac{1}{4}$) OF THE NORTHWEST QUARTER (NW $\frac{1}{4}$) OF THE SOUTHWEST QUARTER (SW $\frac{1}{4}$) OF SAID SECTION 23;

THENCE NORTH 00° 02' 04" WEST ALONG SAID EAST LINE, 406.28 FEET TO THE NORTHEAST CORNER THEREOF;

THENCE NORTH 89° 13' 45" WEST ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER (SW $\frac{1}{4}$) OF SAID SECTION 23, A DISTANCE OF 339.86 FEET TO THE POINT OF BEGINNING.

EXCEPTING THE WEST 50.00 FEET OF SAID LAND AS GRANTED TO CLARK COUNTY FOR ROADS, UTILITIES, AND OTHER PUBLIC PURPOSES, BY DEED RECORDED OCTOBER 6, 1971 AS DOCUMENT NO. 135134 OF OFFICIAL RECORDS.

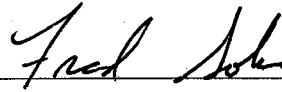
ORIGINAL

ALSO EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE CITY OF LAS VEGAS BY DEED RECORDED SEPTEMBER 7, 1989 AS DOCUMENT NO. 00058 OF OFFICIAL RECORDS.

FURTHER EXCEPTING THEREFROM ANY INTEREST THAT THE STATE OF NEVADA MAY ACQUIRED BY CONDEMNATION PROCEEDINGS, CASE NO. A284267, IN AND TO THE LAND DESCRIBED IN PENDING ACTION RECORDED MAY 10, 1990 AS DOCUMENT NO. 00576 OF OFFICIAL RECORDS.

PLEASE BE ADVISED that the Las Vegas City Council, at a duly-noticed hearing held on **April 1, 2009** approved the following **Case Number(s): VAR-32995 and SUP-32994** 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 & Development and/or the Las Vegas City Clerk's Office to request a copy of any and all such conditions, limitations, or restrictions.

April 8, 2009



Fred Solis, AICP, Senior Planner
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**