

APN: 163-04-607-006

WHEN RECORDED MAIL TO:
Land Services
NV Energy
P.O. Box 98910 MS 9
Las Vegas, NV 89131-0001

**GRANT OF EASEMENT
FOR UNDERGROUND ELECTRICAL SERVICE CABLES**

The City of Las Vegas, a municipal corporation of the State of Nevada, ("Grantor") for One Dollar (\$1.00) and other and good valuable consideration, receipt of which is hereby acknowledged, grants and conveys to Nevada Power Company, a Nevada corporation, d/b/a NV Energy ("Grantee"), its successors and assigns, a perpetual right and easement:

1. to construct, operate, add to, modify, maintain and remove underground electric service cables that connect the electric service entrance to Grantee's electric system ("Utility Facilities") upon, over, under and through the property described in Exhibit "A" hereto and by this reference made a part of this Grant of Easement ("Easement Area");
2. for the unrestricted passage of vehicles and pedestrians within, on, over and across the Easement Area;
3. for the ingress of vehicles and pedestrians to and the egress of vehicles and pedestrians from, the Easement Area; and
4. for the removal, clearance, cutting and trimming of any obstructions and materials (including trees and other vegetation) from the surface or subsurface of the Easement Area as Grantee may deem necessary or advisable for the safe and proper use and maintenance of the electric line systems and communication facilities in the Easement Area.

Grantor covenants for the benefit of Grantee, its successors and assigns, that no building, structure or other real property improvements will be constructed or placed on or within the Easement Area without the prior written consent of Grantee, such structures and improvements to include, but not be limited to, drainage, trees, fencing, signage, walkways, driveways, patios, porches, and other slabs. Grantor retains, for its benefit, the right to maintain, use and otherwise landscape the Easement Area for its own purposes; provided, however, that all such purposes and uses do not interfere with Grantee's rights herein and are in all respects consistent with the Grantee's rights herein, Grantee's electrical practices, and the National Electrical Safety Code.

RW# 0682-081z
Proj. # 186212
Project Name: Clearwire NV-LSV127B
Reference Document: 20000808:01340

GRANTOR:

The City of Las Vegas

ATTEST:

By: OSCAR B. GOODMAN
Title: MAYOR

BEVERLY K. BRIDGES, CMC
CITY CLERK

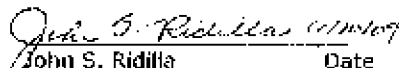
STATE OF _____)
COUNTY OF _____)

This instrument was acknowledged before me on _____, _____ by _____ as
_____ of _____.

Signature of Notarial Officer

Notary Statement and/or Seal

Approved as to form


John S. Ridilla Date
Deputy City Attorney

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Project Name: Clearwire NV-L SV127B
Reference Document: 20000225:01340

EXHIBIT A

The above referred to parcel of land in the County of Clark, State of Nevada, is that portion of the Southeast Quarter of the Northeast Quarter (SE1/4 NE1/4) of Section 04, Township 21 South, Range 60 East, M.D.B.&M., described as follows:

A strip of land 10.00 feet in width, lying 5.00 feet on each side of the following described centerline:

A portion of Government Lot 36 further described as follows:

COMMENCING at the intersection of Oakey Boulevard and Buffalo Drive as shown by map thereon in File 37 of Parcel Maps, Page 23;
thence North 04°04'49" West, along the centerline of Buffalo Drive, a distance of 432.57 feet to a point;
thence departing said centerline of Buffalo Drive South 85°55'11" West, a distance of 50.00 feet to a point on the West line of Buffalo Drive;
thence South 86°41'55" West, a distance of 6.91 feet to a point;
thence South 66°54'03" West, a distance of 37.79 feet to a point;
thence South 85°04'57" West, a distance of 79.74 feet to a point;
thence North 87°54'29" West, a distance of 21.57 feet to a point, said point being the POINT OF BEGINNING;
thence continuing North 87°54'29" West a distance of 65.00 feet to a point;
thence North 02°05'41" West, a distance of 10.00 feet to the POINT OF ENDING.

The sideline boundaries of said strip shall be lengthened or shortened so as to meet at all angle points.

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Reference Document: 20060223;013-40