

APN: 138-29-801-002

WHEN RECORDED MAIL TO:

Land Services

NV Energy

P.O. Box 98910 MS 9

Las Vegas, NV 89151-0001

GRANT OF EASEMENT

THE CITY OF LAS VEGAS, a political subdivision 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, ("**Grantee**"), its successors and assigns, a perpetual right and easement:

1. to construct, operate, add to, modify, maintain and remove communication facilities and electric line systems for the distribution of electricity underground, consisting of cables, conduit, duct banks, manholes, vaults, transformers (aboveground or underground), service boxes/meter panels (aboveground or underground), cabinets (aboveground or underground), bollards (aboveground), and other equipment, fixtures, apparatus, and improvements ("**Utility Facilities**") upon, over, under and through the property described in **Exhibit "A"** (3 pages) attached hereto and shown on **Exhibit "B"** (2 pages) attached 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.

Grantee will be responsible for any damages, caused by Grantee constructing, operating, adding to, maintaining, and removing the Utility Facilities, to any tangible, personal property or improvements owned by Grantor and located on the Easement Area on the date Grantor signs the Grant of Easement.

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

RW# 0359-09rbt

Proj. # 174677

Project Name: Nextel NV-7386 Angel Park Golf Course

Reference Document: 19960531:01354

GOE_DIST

include, but not be limited to, drainage, trees, bridges, and signage. 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.

This grant includes underground electrical service to the meter panel(s) on said North Half of the said Northeast Quarter.

**THIS GRANT OF EASEMENT CANCELS AND SUPERSEDES THE RIGHT OF ENTRY
RECORDED IN BOOK 20050202 AS DOCUMENT NO. 01371 IN THE OFFICIAL RECORDS
OF CLARK COUNTY, NEVADA.**

CITY OF LAS VEGAS

BY: OSCAR B. GOODMAN
TITLE: MAYOR

APPROVED AS TO FORM

ATTEST:

John S. Riosella

DEPUTY CITY ATTORNEY

STATE OF _____)

COUNTY OF _____)

This instrument was acknowledged before me on _____, 20____ by
Oscar B. Goodman as Mayor of the City of Las Vegas.

Signature of Notarial Officer

Notary Seal:

RATIFIED AND CONFIRMED

JAMES R. SAAVEDRA
DIRECTOR OF LAND SERVICES

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Exhibit A

The above referred to parcel of land in the County of Clark, State of Nevada, is that portion of the North half of the Northeast Quarter (N1/2 NE1/4) of Section 32, Township 20 South, Range 60 East, M.D.B.&M., described as follows:

PARCEL ONE:

COMMENCING at the Northwest corner of said Northeast Quarter (NE1/4) of said Section 32, thence along the west line thereof South 00°32'00" East 339.05 feet;

Thence departing said west line North 89°28'00" East 50.00 feet to a point on the east line of Rampart Boulevard;

Thence departing said east line of Rampart Boulevard and continuing North 89°28'00" East 13.00 feet to the POINT OF BEGINNING;

Thence North 89°10'54" East 15.00 feet;

Thence South 00°49'06" East 30.00 feet;

Thence South 89°10'54" West 10.41 feet to a point hereinafter called Point "A";

Thence continuing South 89°10'54" West 4.59 feet;

Thence North 00°49'06" West 30.00 feet to the Point of Beginning.

Centerline No. 1:

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

**BEGINNING at the above described Point "A", thence South 21°19'31" East 41.85 feet;
Thence South 36°35'18" East 43.86 feet;
Thence South 04°57'19" West 16.25 feet;
Thence South 88°06'29" East 22.38 feet to the beginning of a curve concave northeasterly having a radius of 6.84 feet, a radial to said curve having a bearing of South 78°29'30" West;
Thence along said curve through a central angle of 58°14'34" an arc length of 6.95 feet;
Thence South 86°48'16" East 49.09 feet;
Thence South 86°02'13" East 49.66 feet;
Thence North 85°09'53" East 51.09 feet;
Thence North 87°07'14" East 104.60 feet;
Thence South 85°43'17" East 73.19 feet;
Thence South 46°50'04" East 51.24 feet to a point hereinafter called Point "B", said point being the Point of Ending.**

The sideline boundaries of said strip shall be lengthened or shortened so as to begin in the lines of Parcel One, meet at all angle points and end in the lines of Centerline No. 2.

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Centerline No. 2:

A strip of land 12.00 feet in width lying 6.00 feet on each side of the following described centerline.

BEGINNING at the above described Point "B", thence South 40°59'49" East 11.26 feet;

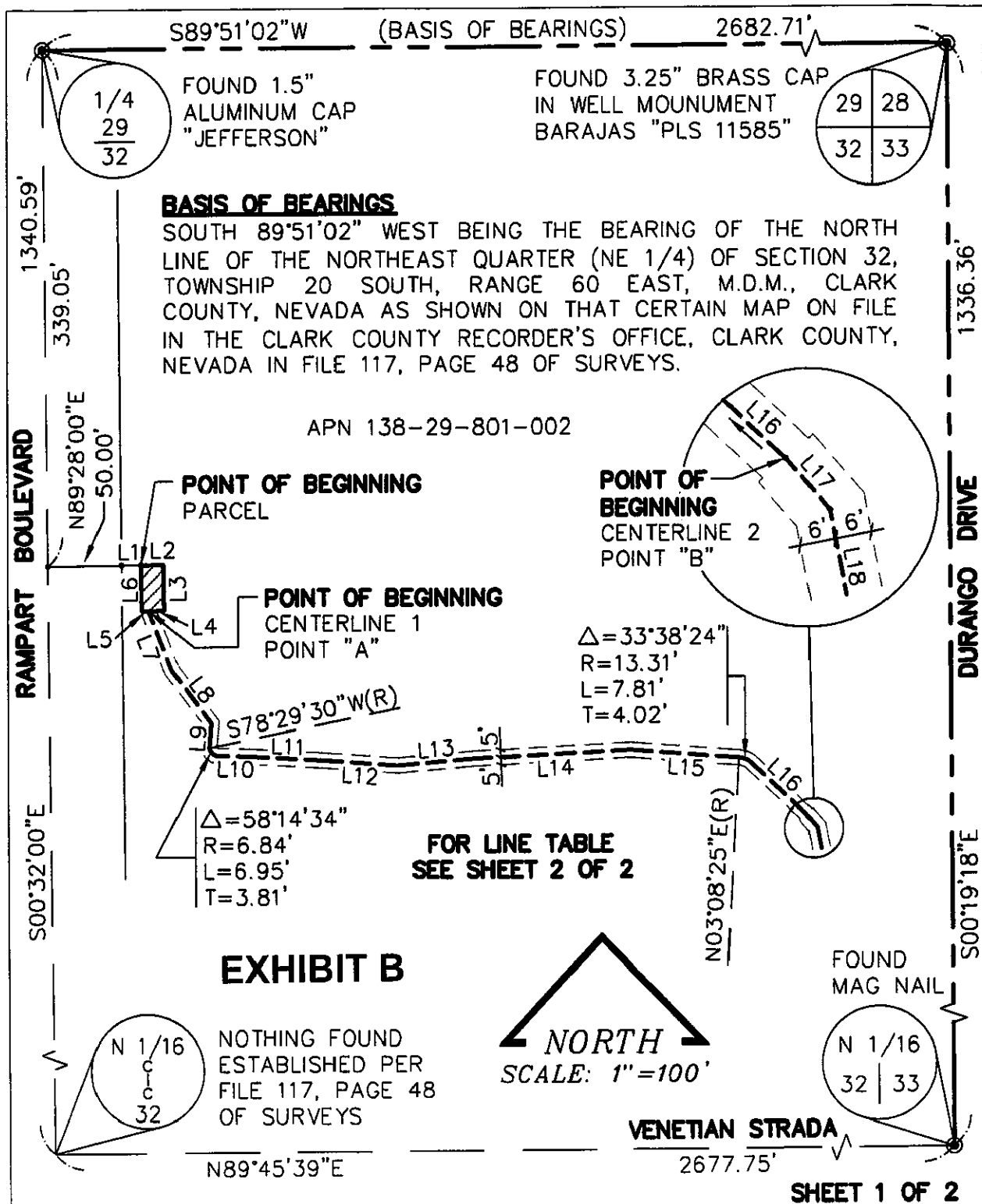
Thence South 10°49'39" East 14.22 feet to the Point of Termination.

The sideline boundaries of said strip shall be lengthened or shortened so as to begin in the lines of Centerline No. 1 and meet at all angle points.

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**Description created by Roger Trestrail
Nevada Power Company dba NV Energy
2215 E. Lone Mountain Road
North Las Vegas, Nevada
Work Order # 174677**

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 NEVADA POWER.		NEVADA POWER COMPANY P.O. BOX 98910 LV, NV 89151, 6226 WEST SAHARA AV., (702) 402-5000	
TITLE: NEXTEL NV-7386 ANGEL PARK GOLF COURSE	DESCRIPTION: EXHIBIT TO ACCOMPANY LAND DESCRIPTION	SEC: 32 T: 20 S R: 60 E SURVEYOR: BB/MW/RH DRAWN BY: RH CHECKED BY: LYZ	DATE: 9-18-08 PROJECT ID: 174677

LINE TABLE		
LINE	BEARING	LENGTH
L1	N89°28'00"E	13.00'
L2	N89°10'54"E	15.00'
L3	S00°49'06"E	30.00'
L4	S89°10'54"W	10.41'
L5	S89°10'54"W	4.59'
L6	N00°49'06"W	30.00'
L7	S21°19'31"E	41.85'
L8	S36°35'18"E	43.86'
L9	S04°57'19"W	16.25'
L10	S88°06'29"E	22.38'
L11	S86°48'16"E	49.09'
L12	S86°02'13"E	49.66'
L13	N85°09'53"E	51.09'
L14	N87°07'14"E	104.60'
L15	S85°43'17"E	73.19'
L16	S46°50'04"E	51.24'
L17	S40°59'49"E	11.26'
L18	S10°49'39"E	14.22'

SHEET 2 OF 2

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