

APN: 139-26-301-005

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, 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 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" and shown on Exhibit "B" 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. to remove, clear, cut or trim any obstruction or material (including trees, other vegetation and structures) 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, proximately caused by Grantee negligently constructing, operating, adding to, maintaining, or removing the Utility Facilities, to any improvements owned by Grantor and to any tangible personal property. However, this paragraph does not apply to, and Grantee is not responsible for, any damages caused to obstructions or materials being removed, cleared, cut or trimmed when Grantee exercises its rights under numbered paragraph 4 above. Nor does this paragraph apply to,

RW# 0219-10rbt

Proj. # 75350

Project Name: Old Mormon Fort

Reference Document: 19891130:00321

GOE_DIST

RBT

and Grantee is not responsible for, any damages proximately caused by Grantor's negligent or intentional actions or omissions, including but not limited to Grantor's failure to comply with the National Electrical Safety Code, Occupational Safety and Health Administration requirements and chapter 455 of the Nevada Revised Statutes.

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, bridges, and signage. Grantee and Grantor must document Grantee's consent by both signing Grantee's standard, recordable use agreement. 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.

If Grantee determines that the easement area is no longer needed for its electrical systems, this easement shall terminate after Grantor requests and Grantee executes and records a written relinquishment of the easement.

**THIS GRANT OF EASEMENT CANCELS AND SUPERSEDES THE RIGHT OF ENTRY
RECORDED IN BOOK 20100723 AS DOCUMENT NO. 01215 IN THE OFFICIAL RECORDS
OF CLARK COUNTY, NEVADA.**

CITY OF LAS VEGAS

RBT

BY: OSCAR B. GOODMAN
TITLE: MAYOR

APPROVED AS TO FORM

John S. Ridilla
Deputy City Attorney

John S. Ridilla

DEPUTY CITY ATTORNEY

ATTEST:

BEVERLY K. BRIDGES, CMC
CITY CLERK

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:

RW# 0219-10rbt
Proj. # 75350
Project Name: Old Mormon Fort
Reference Document: 19891130:00321
GOE_DIST

RATIFIED AND CONFIRMED

JAMES R. SAAVEDRA
DIRECTOR OF LAND SERVICES

RW# 0219-10rbt
Proj. # 75350
Project Name: Old Mormon Fort
Reference Document: 19891130:00321
GOE_DIST

RBT

Exhibit A

The above referred to parcel of land in the County of Clark, State of Nevada, is that portion of the Southwest Quarter (SW1/4) of Section 26, Township 20 South, Range 61 East, M.D.B.&M., described as follows:

That portion of Lot Two (2) as shown on map filed in Book 66 of Parcel Maps, Page 53 recorded September 26, 1990 in Book 19900926 as Document No. 00824 in the Official Records of Clark County, Nevada described as follows:

COMMENCING at the Northeast corner of said Lot Two (2), thence along the east line thereof South $14^{\circ}34'49''$ West 48.72 feet to the POINT OF

BEGINNING;

Thence continuing along said east line South $14^{\circ}34'49''$ West 29.76 feet;

Thence departing said east line North $22^{\circ}05'37''$ West 99.76 feet to a point on the northerly boundary line of said Lot Two (2);

Thence along said northerly boundary line South $73^{\circ}56'53''$ East 16.15 feet;

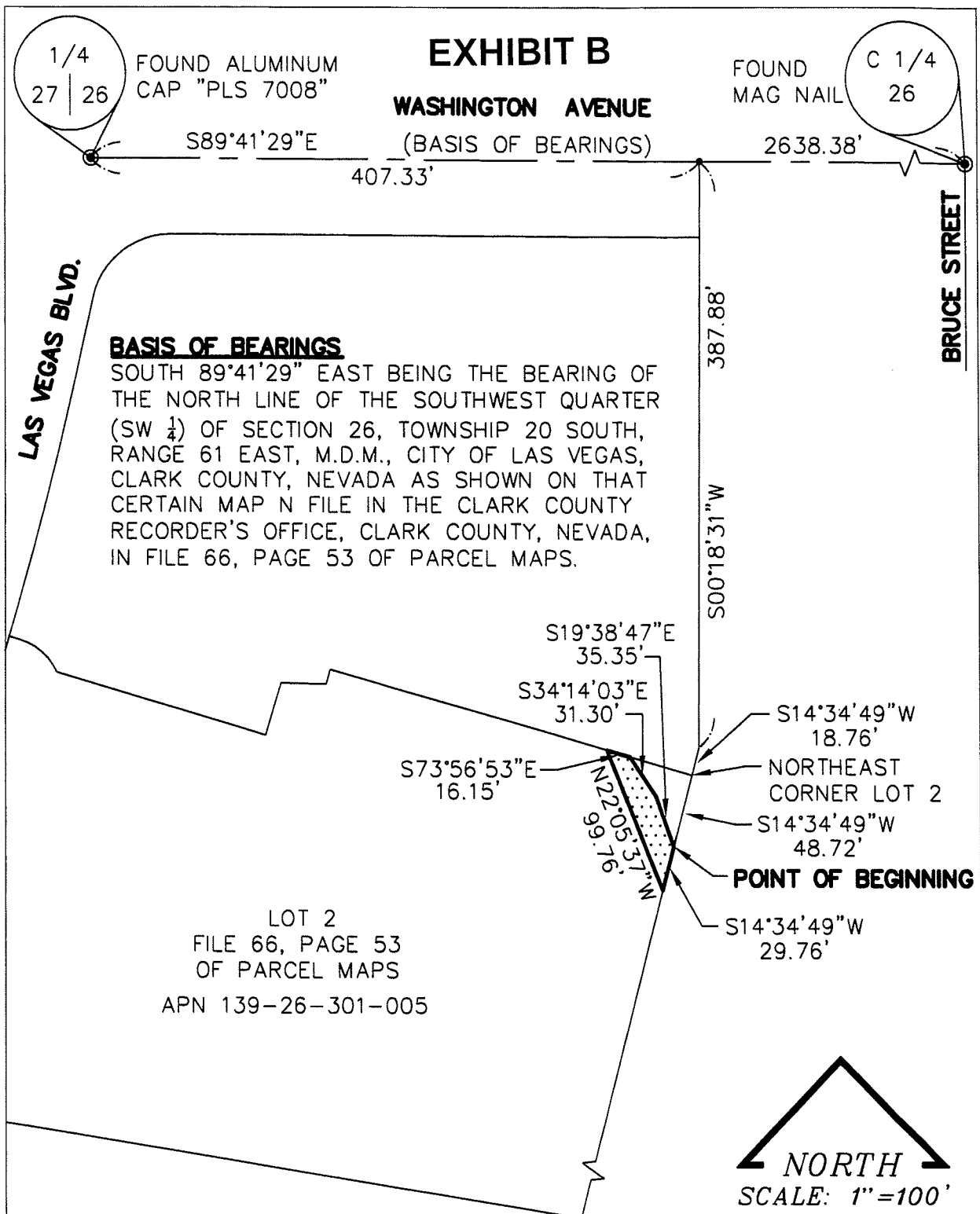
Thence departing said northerly boundary line South $34^{\circ}14'03''$ East 31.30 feet;

Thence South $19^{\circ}38'47''$ East 35.35 feet to the Point of Beginning.

RBT

Description created by Roger Trestrail
Nevada Power Company dba NV Energy
2215 E. Lone Mountain Road
North Las Vegas, Nevada
Work Order # 75350

RW# 0219-10rbt
Proj. # 75350
Project Name: Old Mormon Fort
Reference Document: 19891130:00321
GOE_DIST



 NEVADA POWER.	NEVADA POWER COMPANY P.O. BOX 98910 LV, NV 89151, 6226 WEST SAHARA AV., (702) 367-5000		
TITLE: OLD MORMON FORT	DESCRIPTION: EXHIBIT MAP TO ACCOMPANY LEGAL DESCRIPTION	SEC:26 T:20 S R:61 E SURVEYOR: NS/BB/AA DRAWN BY: RH CHECKED BY: JE	DATE: 9-27-07 PROJECT ID: 75350