

APN: 138-18-713-001

Recorded For:
Las Vegas Valley Water District
Land Acquisition and Management (M/S 95)
P. O. Box 99956
Las Vegas, Nevada 89193-9956

LAS VEGAS VALLEY WATER DISTRICT EASEMENT AND RIGHTS-OF-WAY

THIS INDENTURE OF EASEMENT AND RIGHTS-OF-WAY, made and entered
into by and between CITY OF LAS VEGAS

_____,
Party of the First Part, hereinafter known as the "GRANTOR(s)", and the **LAS VEGAS VALLEY WATER DISTRICT**, a political subdivision of the State of Nevada, Party of the Second Part, hereinafter known as the "GRANTEE".

WITNESSETH

That the GRANTOR(s), for and in consideration of the sum of One Dollar (\$1.00) lawful money of the United States to it in hand paid by the GRANTEE, the receipt whereof is hereby acknowledged, does by these presents GRANT and CONVEY to the GRANTEE, its successors and assigns, an Easement and Rights-of-Way for the construction, operation, maintenance, repair, renewal, reconstruction, and removal of water pipelines and appurtenances with the rights of ingress and egress, over, above, across, and under that certain parcel of land described as follows:

See Exhibit A, attached hereto and made a part hereof.

The GRANTOR(s), its successors and assigns agree that:

1. No buildings, structures, fences or trees shall be placed upon, over or under said parcel of land, now or hereafter, except that said parcel may be improved and used for street, road or driveway purposes, and for other utilities, insofar as such use does not interfere with its use by the GRANTEE for the purposes for which it is granted.
2. The GRANTEE shall not be liable for any damage to any of the GRANTOR's improvements placed upon said parcel due to the GRANTEE's necessary operations using reasonable care.

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1. Should any of the GRANTEE's facilities within said easement be required to be relocated or repaired as a result of changes in grade or other construction within the easement, the GRANTOR(s), or its successors and assigns shall bear the full cost of such relocation or repair, unless changes are done with the written consent of the GRANTEE.

Signator for GRANTOR(s) warrant that they have the legal authority to bind the parties hereto and GRANTOR(s) warrants that it may legally grant the rights described herein.

IN WITNESS WHEREOF, the GRANTOR(s) has hereunto set his/her/their hand/hands this _____ day of _____, 20____.

State of Nevada)
) ss
County of Clark)

Approved as to form

John S. Ridilla 3/1/11
John S. Ridilla Date
Deputy City Attorney

On _____, before me, the undersigned, a NOTARY PUBLIC, in and for said County and State, personally appeared _____ known to me to be the person described in and who executed the foregoing instrument, and who acknowledges to me that he executed the same freely and voluntarily and for the uses and purposes therein mentioned.

WITNESS my hand and official seal.

Notary Public

Notary Seal/Stamp

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BY: ARR
PR BY: HJB
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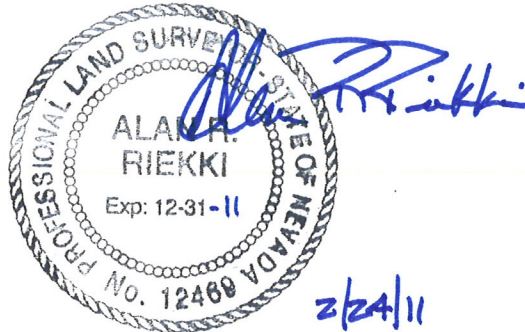


EXHIBIT "A"

EXPLANATION

THIS LEGAL DESCRIPTION DESCRIBES A PARCEL OF LAND GENERALLY LOCATED ON THE NORTHEAST CORNER OF DEL WEB BOULEVARD AND SUNDIAL DRIVE FOR LAS VEGAS VALLEY WATER DISTRICT EASEMENT PURPOSES.

LAND DESCRIPTION

LVVWD EASEMENT

BEING A PORTION OF PARCEL 2 OF THAT PARCEL MAP ON FILE IN THE OFFICE OF THE COUNTY RECORDER, CLARK COUNTY NEVADA IN FILE 117 OF PARCEL MAPS AT PAGE 36, LYING WITHIN THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 18, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY, CITY OF LAS VEGAS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID PARCEL 2, BEING ON THE EASTERLY RIGHT-OF-WAY LINE OF DEL WEB BOULEVARD, THENCE SOUTH 07°00'00" WEST, ALONG SAID EASTERLY RIGHT-OF-WAY LINE, 9.17 FEET TO THE **POINT OF BEGINNING**;

THENCE SOUTH 83°00'00" EAST, DEPARTING SAID EASTERLY RIGHT-OF-WAY LINE, 12.00 FEET; THENCE SOUTH 07°00'00" WEST, 18.00 FEET; THENCE NORTH 83°00'00" WEST, 12.00 FEET RETURNING TO SAID EASTERLY RIGHT-OF-WAY LINE; THENCE NORTH 07°00'00" EAST ALONG SAID EASTERLY RIGHT-OF-WAY LINE, 18.00 FEET TO THE **POINT OF BEGINNING**, AS SHOWN ON THE "EXHIBIT

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LEGAL DESCRIPTION CONTINUED

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TO ACCOMPANY LEGAL DESCRIPTION" ATTACHED HERETO AND MADE A PART
HEREOF.

CONTAINING 216 SQUARE FEET, MORE OR LESS.

NOTE: THIS LEGAL DESCRIPTION IS PROVIDED AS A CONVENIENCE AND IS
NOT INTENDED FOR THE PURPOSE OF SUBDIVIDING LAND NOT IN
CONFORMANCE WITH NEVADA REVISED STATUTES.

BASIS OF BEARINGS:

NORTH 07°00'00" EAST, BEING THE BEARING OF THE WEST LINE OF PARCEL 2
OF THAT PARCEL MAP ON FILE IN THE OFFICE OF THE COUNTY RECORDER,
CLARK COUNTY, NEVADA IN FILE 117 OF PARCEL MAPS, AT PAGE 36.

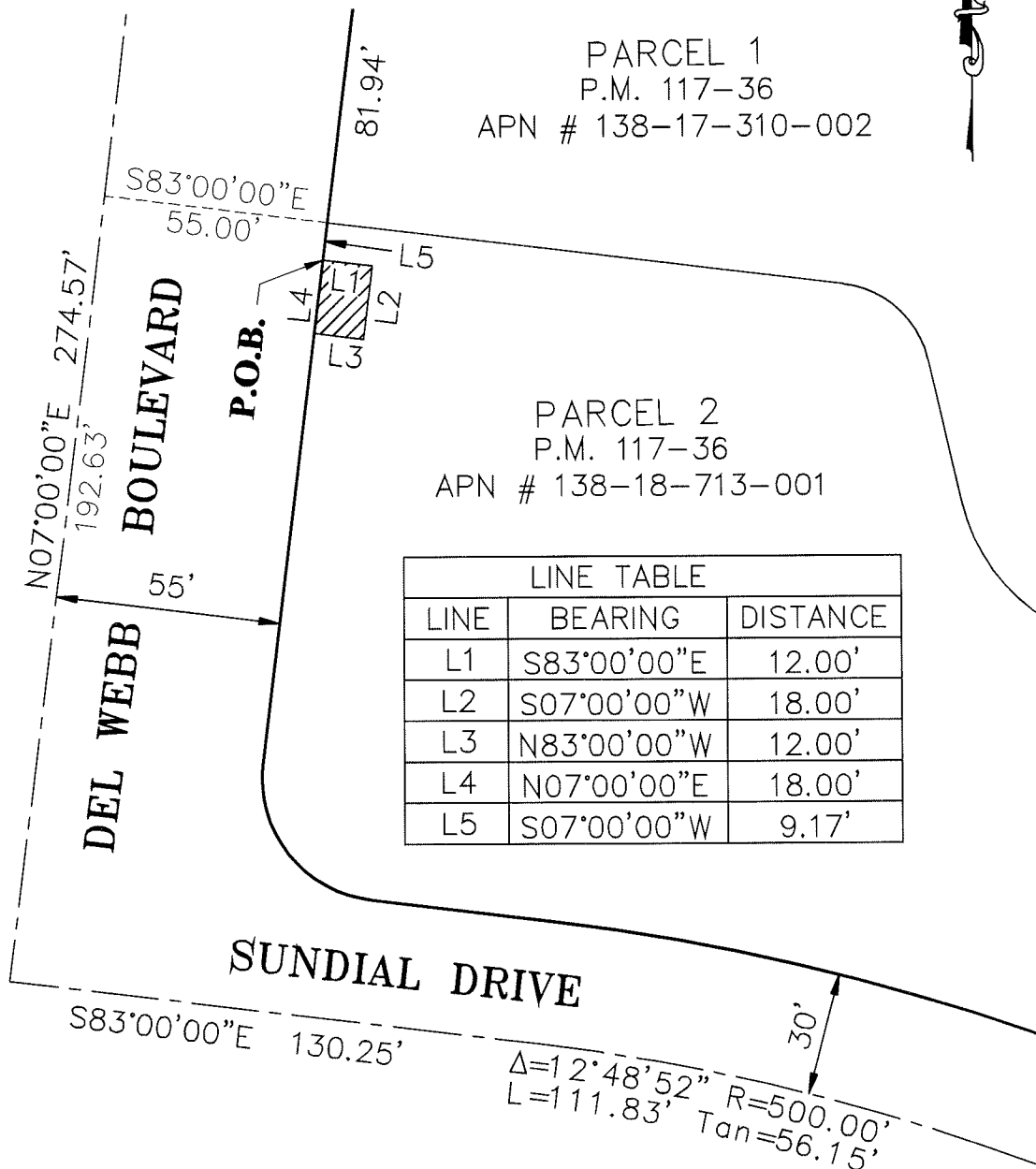
END OF DESCRIPTION.

PREPARED BY:

ALAN R. RIEKKI, PLS
333 N. RANCHO DRIVE
LAS VEGAS, NV 89106

NOT TO SCALE

PARCEL 1
P.M. 117-36
APN # 138-17-310-002



CITY OF LAS VEGAS - SURVEY
333 N. RANCHO DRIVE, LAS VEGAS, NEVADA 89106 (702) 229-6217

DATE: 02-24-2011