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Inst #: 201112120002816
Fees: \$0.00
N/C Fee: \$0.00
12/12/2011 04:18:40 PM
Receipt #: 1004916
Requestor:
LAS VEGAS CITY (PLANNING)
Recorded By: SAO Pgs: 7
DEBBIE CONWAY
CLARK COUNTY RECORDER

B&G70/DMM/3135, 13047
Clark County
APN(s): 162-01-402-008 &
162-01-402-009

When recorded mail to:

The Division of State Lands
901 S. Stewart Street Suite 5003
Carson City NV 89701-5246

(and)

City of Las Vegas- City Clerk
400 Stewart Ave.
Las Vegas NV 89101

RIGHT OF WAY GRANT
CITY OF LAS VEGAS DRAINAGE EASEMENT

This Right of Way Grant ("GRANT") is made and entered into this 6th day of December 2011 by and between the STATE OF NEVADA, acting through the NEVADA DIVISION OF STATE LANDS, for and behalf of the NEVADA DIVISION OF BUILDINGS AND GROUNDS, hereinafter referred to as ("GRANTOR"), and the CITY OF LAS VEGAS, a Municipal Corporation of the State of Nevada, hereinafter referred to as ("GRANTEE"). The GRANTOR and GRANTEE are individually or collectively referred to herein as "PARTY" or "PARTIES."

RECITALS

WHEREAS, GRANTOR owns Clark County Assessor's Parcel Numbers 162-01-402-008 and 162-01-402-009 ("PARCELS"); and

WHEREAS, GRANTEE desires to obtain from the GRANTOR a right of way grant for drainage purposes to the Historic Drainage ditch located upon the PARCELS; and

WHEREAS, NRS 322.050 and 322.060 gives the Administrator of the Division of State Lands the authority to grant easements over and upon any land owned by the State of Nevada;

NOW THEREFORE, in consideration of the fact these facilities promote or protect public health or safety, the Administrator of the Division of State Lands waives the fee for this GRANT pursuant to NRS 322.140 (1). The receipt of which is hereby acknowledged, GRANTOR does hereby grant and convey to the GRANTEE, its successors and assigns, the GRANT for all rights necessary for the construction, operation, repair and renewal of surface and subsurface drainage channels, pipes, conduits and attached appurtenances (collectively 'DRAINAGE FACILITIES') upon, over, under and across the parcels of land hereinafter described; and the right of ingress and egress to and over the PARCELS. Said PARCELS of land being situated in Section 1, Township 21 South and Range 61 East located south of St. Louis Avenue and east of Atlantic Street and more particularly described in **EXHIBITS A and B** attached hereto and by reference made a part hereof.

IN FURTHER CONSIDERATION for this GRANT, GRANTEE, its successors and assigns and/or its agent(s) and contractor(s), understands the purpose of this GRANT for drainage purposes is granted exclusively for storm water conveyance to the GRANTEE. This drainage easement will be maintained by the GRANTOR and this maintenance requirement runs with the land and is binding on all subsequent and future owners, grantees, purchasers, assignees, lessees and transferees and their respective successors and assigns of the PARCELS. This GRANT will primarily benefit the current State facilities on the PARCELS. If the GRANTOR fails to maintain the DRAINAGE FACILITIES pursuant to this GRANT, GRANTEE shall exercise its right to operate, repair and renew the DRAINAGE FACILTIES as necessary for safe and efficient storm water conveyance; however, except in cases of

APN: 162-01-402-008
162-01-402-009

EXHIBIT 'A'
DETR OFFICE BUILDING PHASE III CHANNEL IMPROVEMENTS
DRAINAGE EASEMENT LEGAL DESCRIPTION

BEING A PORTION OF THE SOUTHEAST QUARTER (SE ¼) OF THE
SOUTHWEST QUARTER (SW ¼) OF SECTION 1, TOWNSHIP 21 SOUTH, RANGE
61 EAST, M.D.M., CLARK COUNTY, NEVADA, MORE PARTICULARLY
DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SOUTHEAST
QUARTER (SE ¼), SAID POINT ALSO BEING THE CENTERLINE
INTERSECTION OF ST. LOUIS AVENUE AND ATLANTIC STREET; THENCE
SOUTH 00°13'00" EAST, ALONG THE CENTERLINE OF ATLANTIC STREET, A
DISTANCE OF 418.10 FEET; THENCE DEPARTING SAID CENTERLINE, NORTH
89°47'00" EAST, A DISTANCE OF 30.00' TO A POINT ON THE EASTERLY
RIGHT-OF-WAY OF ATLANTIC STREET, SAID POINT ALSO BEING THE POINT
OF BEGINNING; THENCE NORTH 89°47'00" EAST, A DISTANCE OF 24.17
FEET; THENCE NORTH 86°58'28" EAST, A DISTANCE OF 93.28 FEET; THENCE
NORTH 84°16'48" EAST, A DISTANCE OF 60.51 FEET; THENCE SOUTH
89°09'55" EAST, A DISTANCE OF 174.37 FEET; THENCE NORTH 87°05'20"
EAST, A DISTANCE OF 116.07 FEET; THENCE NORTH 89°20'22" EAST, A
DISTANCE OF 61.12 FEET; THENCE SOUTH 84°23'36" EAST, A DISTANCE OF
74.86 FEET; THENCE NORTH 80°43'59" EAST, A DISTANCE OF 11.10 FEET;
THENCE NORTH 00°26'41" EAST, A DISTANCE OF 2.87 FEET; THENCE SOUTH
89°33'19" EAST, A DISTANCE OF 14.79 FEET; THENCE SOUTH 00°08'09" EAST,
A DISTANCE OF 30.72 FEET; THENCE SOUTH 80°43'59" WEST, A DISTANCE OF
25.20 FEET; THENCE NORTH 84°23'36" WEST, A DISTANCE OF 77.14 FEET;
THENCE SOUTH 89°20'22" WEST, A DISTANCE OF 58.88 FEET; THENCE
SOUTH 87°05'20" WEST, A DISTANCE OF 116.46 FEET; THENCE NORTH
89°09'55" WEST, A DISTANCE OF 173.64 FEET; THENCE SOUTH 84°16'48"
WEST, A DISTANCE OF 59.50 FEET; THENCE SOUTH 86°58'28" WEST, A
DISTANCE OF 94.72 FEET; THENCE SOUTH 89°47'00" WEST, A DISTANCE OF
24.91 FEET TO A POINT ON SAID EASTERLY RIGHT-OF-WAY; THENCE
ALONG SAID EASTERLY RIGHT-OF-WAY NORTH 00°13'00" WEST, A
DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING.

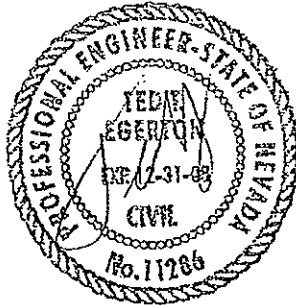
CONTAINS 18,938 SQUARE FEET MORE OR LESS.
SEE EXHIBIT 'B', ATTACHED TO AND MADE BY REFERENCE A PART
HEREOF.

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS NORTH 89°40'09" WEST. THE NORTH LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 1, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, AS SHOWN BY THAT RECORD OF SURVEY ON FILE IN FILE 09 OF SURVEYS, PAGE 06 IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA.

PREPARED BY:

LOCHSA ENGINEERING
6345 SOUTH JONES BOULEVARD, SUITE 100
LAS VEGAS, NEVADA 89118
PHONE: 702-365-9312
FAX: 702-320-1760
TED T. EGERTON
PROFESSIONAL ENGINEER
NEVADA LICENSE No. 11286
CERTIFICATE EXPIRES: DECEMBER 31, 2008



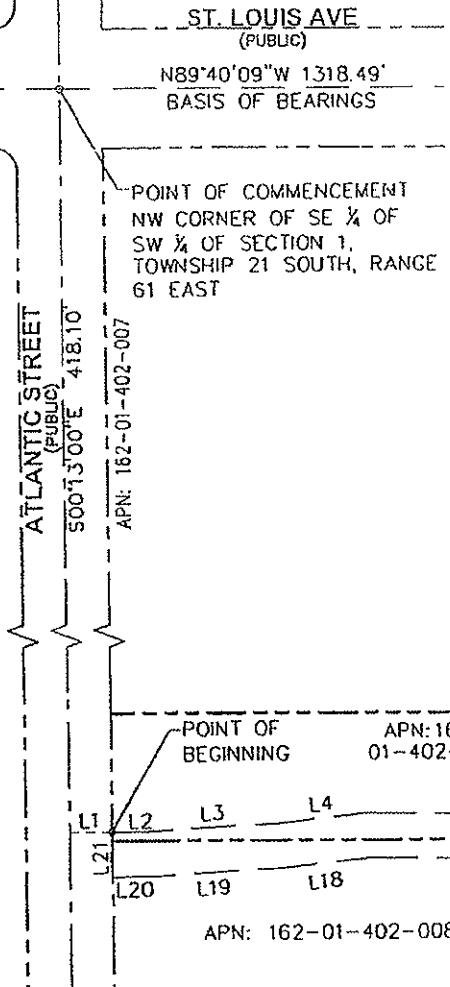
02-11-08

APN: 162-01-402-008 & 009

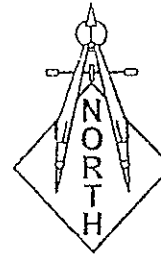
EXHIBIT 'B'

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE NORTH LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 1, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, AS SHOWN BY THAT RECORD OF SURVEY ON FILE IN FILE 09 OF SURVEYS, PAGE 06 IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA. SAID LINE BEARS NORTH 89°40'09" WEST.



LINE TABLE		
LINE	LENGTH	BEARING
L1	30.00'	N89°47'00"E
L2	24.17'	N89°47'00"E
L3	93.28'	N86°58'28"E
L4	60.51'	N84°16'48"E
L5	174.37'	S89°09'55"E
L6	116.07'	N87°05'20"E
L7	61.12'	N89°20'22"E
L8	74.86'	S84°23'36"E
L9	11.10'	N80°43'59"E
L10	2.87'	N00°26'41"E
L11	14.79'	S89°33'19"E
L12	30.72'	S00°08'09"E
L13	25.20'	S80°43'59"W
L14	77.14'	N84°23'36"W
L15	58.88'	S89°20'22"W
L16	116.46'	S87°05'20"W
L17	173.64'	N89°09'55"W
L18	59.50'	S84°16'48"W
L19	94.72'	S86°58'28"W
L20	24.91'	S89°47'00"W
L21	30.00'	N00°13'00"W



SCALE: 1"=120'

LEGEND	FOUND MONUMENTATION	FILE NAME:	C-071166-DRAIN-ESMT.dwg
CENTER LINE	-----	SECTION LINE	-----
ROW LINE	-----	PROPERTY LINE	-----
EASEMENT LINE	-----	ADJACENT PROPERTY LINE	-----
DRAWN BY: JH	SCALE: 1"=120'	PUBLIC DRAINAGE EASEMENT	
CHECKED BY: MDS	DATE: 01/31/08		
LOCHSA ENGINEERING 6345 SOUTH JONES BLVD. SUITE 100 LAS VEGAS, NV 89118 P: 702 365-9312, F: 702 365-9317		D.E.T.R. PHASE III CHANNEL IMPROVEMENTS	
		PROJECT No.: 071166 SHEET No. C1 SHEET 1 OF 1	