



015141

August 3, 2001

MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
GARY REESE
(MAYOR PRO-TEM)

MICHAEL J. McDONALD
LARRY BROWN
LYNETTE B. McDONALD
LAWRENCE WEEKLY
MICHAEL MACK

CITY MANAGER
VIRGINIA VALENTINE

Rosanne Jones
Clark County Clerk Commission Division
500 South Grand Central Parkway
Las Vegas, NV 89155-1601

Re: **City of Las Vegas Annexation (A-0056-2001(A))**
Pardee Construction Company
7220 Bermuda Road
Las Vegas, NV 89119
Parcel #: 125-19-501-003

Dear Ms. Jones:

Please be advised that a Petition of Annexation has been submitted for approximately 2.5 acres generally located on the south side of Elkhorn Road, 700 feet east of Grand Canyon Drive.

A copy of the Petition of Annexation is attached for your further detailed information. This Petition will be considered by the Planning Commission on August 23, 2001, and will subsequently be heard by the City Council.

Sincerely,

A handwritten signature in black ink, appearing to read "Barbara Jo Ronemus", written over a horizontal line.

Barbara Jo Ronemus
City Clerk

/epc
attachments

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TDD 702.386.9108
www.ci.las-vegas.nv.us

MEMORANDUM

**City of Las Vegas
Planning & Development Department
Comprehensive Planning**

To: City Clerk

From: Sean Robertson
229-6886

RE: Annexation Petition #A-0056-2001 (A)

Assessor's Parcel #(s): 125-19-501-003.

Total Acreage: 2.5

General Location: South side of Elkhorn Road, 700 feet east of Grand Canyon Drive

Planning Commission: 08/23/2001

If you need any other information, please do not hesitate to call me.

Thank you.

RECEIVED
CITY CLERK
2001 JUL 30 A 11:45
Sean Robertson



PLANNING & DEVELOPMENT DEPARTMENT

Annexation #3

APPLICATION / PETITION FORM

Application/Petition For: Annexation

Project Address (Location) Blkhorn and TeePee

Project Name Town Center Assemblage Proposed Use Single-Family Residential

Assessor's Parcel #(s) 125-19-501-003 Ward # 6

General Plan: existing _____ proposed _____ Zoning: existing R-E proposed _____

Commercial Square Footage N/A Floor Area Ratio N/A

Gross Acres 2.5 Lots/Units N/A Density N/A

Additional Information _____

RECEIVED
CITY CLERK
2001 JUL 30 A 11:35
R.D. [Signature]

PROPERTY OWNER <u>Pardee Construction Company</u>	Contact <u>Klif Andrews</u>
Address <u>7220 Bermuda Road</u>	Phone: <u>876-2634</u> Fax: <u>873-6881</u>
City <u>Las Vegas</u>	State <u>NV</u> Zip <u>89119</u>

APPLICANT <u>Pardee Construction Company</u>	Contact <u>Klif Andrews</u>
Address <u>7220 Bermuda Road</u>	Phone: <u>876-2634</u> Fax: <u>873-6881</u>
City <u>Las Vegas</u>	State <u>NV</u> Zip <u>89119</u>

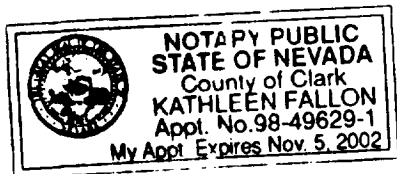
REPRESENTATIVE <u>Bossard Developer Services</u>	Contact <u>April McGriff</u>
Address <u>2920 N Green Valley Pkwy, Ste 814</u>	Phone: <u>451-3510</u> Fax: <u>451-4988</u>
City <u>Henderson</u>	State <u>NV</u> Zip <u>89014</u>

FOR DEPARTMENT USE ONLY

Property Owner Signature* [Signature]
Print Name Klif Andrews

Subscribed and sworn before me
This 11 day of July, 20 01
Kathleen Fallon

Notary Public in and for said County and State



Case #	<u>A-0056-0001(A)</u>
Meeting Date:	<u>8/23/01</u>
Signs Required:	<u>—</u>
Map #	<u>G-19-2</u>
Total Fee:	<u>—</u>
Receipt #	<u>—</u>
Date Accepted:	<u>7/19/01</u>
Accepted By:	<u>[Signature]</u>

RECORDING REQUESTED BY:
STEWART TITLE COMPANY
WHEN RECORDED MAIL TO:
MAIL TAX STATEMENTS TO:
PARDEE CONSTRUCTION COMPANY
10880 WILSHIRE BLVD. #1900
LOS ANGELES, CA 90024
ATTN: LISA LAWSON

ESCROW NO. 00176 20010223
R.P.T.T. \$ 575.00
A.P.N. # 125-19-501-003

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Gary Sumption and ^{Shelley} ~~Shelly~~ Sumption, husband and wife as joint tenants

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to
PARDEE CONSTRUCTION COMPANY OF NEVADA, A NEVADA CORPORATION


and to the heirs and assigns of such Grantee forever, all that real property situated in the County of Clark State of Nevada, bounded and described as follows:


See Exhibit "A" attached hereto and by reference made a part hereof for complete legal description.

SUBJECT TO: 1. Taxes for fiscal year 2000-2001.
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any, of record on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

DATE: November 06, 2000



Gary Sumption


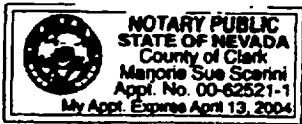
Shelley Sumption

STATE OF Nevada } 530 50 0345-
COUNTY OF Clark } ss. 220 56 4945-

This instrument was acknowledged before me on 1-04-01
by Gary Sumption and Shelley Sumption

Shelley

Signature Marjorie Sue Scerini
Notary Public



20010223
00925

EXHIBIT "A"

LEGAL DESCRIPTION

ESCROW NO.: 00170297

THE NORTH HALF (N 1/2) OF THE WEST HALF (W 1/2) OF THE
NORTHEAST QUARTER (NE 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF
THE NORTHEAST QUARTER (NE 1/4) OF SECTION 19, TOWNSHIP 19
SOUTH, RANGE 60 EAST, M.D.B. & M.

EXCEPTING THEREFROM THE NORTH FIFTY FEET (50.00), THE WEST
THIRTY FEET (30.00) AND A SPANDREL AREA IN THE NORTHWEST CORNER
THEREOF, AS CONVEYED TO CLARK COUNTY, NEVADA, FOR ROADS AND
INCIDENTAL PURPOSES IN A DEED RECORDED NOVEMBER 23, 1988 IN
BOOK 881123 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA AS
DOCUMENT NO. 00674.

EXCEPTING AND RESERVING ALSO TO THE UNITED STATES ALL OIL, GAS
AND OTHER MINERAL DEPOSITS IN THE LAND, TOGETHER WITH THE RIGHT
TO PROSPECT FOR, MINE AND REMOVE THE SAME ACCORDING TO THE
PROVISIONS OF THE ACT OF JUNE 1, 1938, AS RESERVED IN THE
PATENT RECORDED OCTOBER 1, 1963, IN BOOK 481 OF OFFICIAL
RECORDS, CLARK COUNTY, NEVADA RECORDS AS DOCUMENT NO. 387581.

CLARK COUNTY, NEVADA
JUDITH A. VANDEVER, RECORDER
RECORDED AT REQUEST OF:
STEWART TITLE OF NEVADA
02-23-2001 11:28 SIX 2
OFFICIAL RECORDS
BOOK: 20010223 INST: 00925
FEE: 8.00 RPTT: 575.00