



July 14, 2000

MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
MICHAEL J. McDONALD
(MAYOR PRO-TEM)
GARY REESE
LARRY BROWN
LYNETTE B. McDONALD
LAWRENCE WEEKLY
MICHAEL MACK

CITY MANAGER
VIRGINIA VALENTINE

Ms. Shirley B. Parraguirre, County Clerk
County of Clark
200 South Third Street
Las Vegas, Nevada 89155

Re: **City of Las Vegas Annexation (A-0012-2000)**
Sierra Madre Visions, A Nevada Corp.
2650 Lake Sahara Drive #190
Las Vegas, NV 89117
Parcel: 137-01-101-010
137-01-101-011
137-01-201-003

Dear Ms. Parraguirre:

Please be advised that a Petition of Annexation has been submitted for approximately 15 acres generally located 330 feet east of Puli Road on the north and south sides of Red Coach Avenue.

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 10, 2000, and will subsequently be heard by the City Council.

Sincerely,


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



002382

PLANNING AND DEVELOPMENT DEPARTMENT

APPLICATION/PETITION FORM

Date: 6/22/00

Current Planning Division

APPLICATION/PETITION FOR:

ANNEXATION

6/28/00

(Type of Action Requested)

Project Address (Location): 330 FT EAST OF PULI RD ON THE NORTH + SOUTH SIDES OF RED COACH AVE

Proposed Use: Assessor's Parcel No(s): 137-01-101-010+011 137-01-201-003

Project Name: SIERRA MADRE VISIONS

Existing General Plan Designation:

Proposed General Plan Designation: N/A

Existing Zoning:

Proposed Zoning: N/A

Ward No.: 4 BROWN

Commercial Sq. Ft.: NA

Floor Area Ratio: N/A

Gross Acres: 15

Lots/Units: N/A

Density: N/A

Additional Information: IT APPEARS THAT THE PROPERTY IN THIS AREA WILL BE BEST SERVED BY THE CITY OF LAS VEGAS (3 PARCELS)

APPLICANT INFORMATION:

Property Owner(s): SIERRA MADRE VISIONS, A NV CORP.

Contact: CHRIS BARRY

Address: 2650 LAKE SAHARA DR. #190

Tel: 363-8048

Fax: 363-3379

City: LAS VEGAS

State: NV

Zip: 89117

Applicant: PACIFIC SOUTHWEST DEVELOPMENT

Contact: CHRIS BARRY

Address: 2650 LAKE SAHARA DR. #190

Tel: 363-8048

Fax: 363-3379

City: LAS VEGAS

State: NV

Zip: 89117

Represented By: CHRIS BARRY PACIFIC SOUTHWEST DEVELOPMENT

Contact: CHRIS BARRY

Address: 2650 LAKE SAHARA DR. #190

Tel: 363-8048

Fax: 363-3379

City: LAS VEGAS

State: NV

Zip: 89117

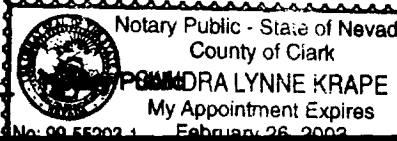
SIGNATURE OF PROPERTY OWNER(S) OR AUTHORIZED AGENT (SIGN AND PRINT OR TYPE NAME)

PROPERTY OWNER(S): Krist Kramer

Print First & Last Name: KRISTI KRAMER, PRESIDENT

Subscribed and sworn before me this 27th day of June 19 2000

Dandra Lynne Krape



FOR DEPARTMENT USE ONLY 2000

Case No.: A-0012-00

Meeting Date: 8/10/00

No. Signs Required: X No. Provided: X

Map No.: K-01-1

Total Fee(s): NO FEE

Receipt No.: # N/A

Date Accepted: 6/28/00

Accepted By: [Signature]

77201.00170

Original

Alta RPTT \$ 1,125.00

GRANT, BARGAIN, SALE DEED

THIS INSTRUMENT WITNESSETH: That

NATHAN ROBINSON and BEVERLEE ROBINSON . husband and wife

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to

SIERRA MADRE VISIONS, a Nevada Corporation

all that real property situated in the City of LAS VEGAS County of Clark State of Nevada, bounded and described as follows:

PARCEL I:

The West Half (W 1/2) of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section 1, Township 20 South, Range 59 East, M.D.B. & M.

PARCEL II:

The East Half (E 1/2) of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section 1, Township 20 South, Range 59 East, M.D.B. & M.

Assessor's Parcel No: 450-250-015-450-250-016

SUBJECT TO:

- 1. Taxes for this current fiscal year, not due or delinquent and any and all taxes and assessments levied or assessed after the recording date of this document. This will include the lien of supplemental taxes, if any.
2. Restrictions, conditions, reservations, rights, rights of way and easements, now of record (if any) affecting the use and occupancy of this property as the same may now appear of record.

Together with all and singular tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

Witness OUR hand and seal this 16th day of October 19 97

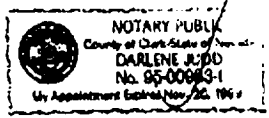
STATE OF NEVADA CLERK OF Clark }

Handwritten signatures of Nathan Robinson and Beverlee Robinson over printed names.

On Oct. 16, 1997 personally appeared before me, a Notary Public, NATHAN ROBINSON and BEVERLEE ROBINSON personally known (or proven) to me to be the persons whose names subscribed to the above instrument who acknowledged that they executed the instrument.

Signature of Notary Public (Handwritten) (Printed Name)

(Notarial Seal)



RECORDING INFO: 180970-DJ ORDER NO: 180970-DJ WITHIN RECORDED MAIL TO Sierra Madre Visions c/o 2760 Lake Sahara Drive #106 Las Vegas NV 89117 ATTN: KRISTI KRAMER CLARK COUNTY, NEVADA JUDITH A. VANOVER, RECORDER RECORDED AT REQUEST OF: LAND TITLE OF NEVADA 12-01-97 08:00 CPD 1 BOOK: 971201 INST: 00178 FEE: 7.00 RPTT: 1,125.00

AMOUNT \$ 221.00

GRANT, BARGAIN, SALE DEED

THIS INSTRUMENT WITNESSETH That:

REALTY INVESTMENT AND DEVELOPMENT CO., A Nevada Corporation and CHARBEL ABI-NADER, A Single Man

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to

SIERRA MADRE VISIONS, a Nevada Corporation

All that real property situated in the City of LAS VEGAS County of Clark State of Nevada, bounded and described as follows:

The East Half (E 1/2) of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of Section 1, Township 20 South, Range 59 East, Mount Diablo Base and Meridian, according to Official Records Government Township Plat thereof.

Assessor's Parcel No: 450-250-019

SUBJECT TO:

1. Taxes for this current fiscal year, not due or delinquent and any and all taxes and assessments levied or assessed after the recording date of this document. This will include the lien of supplemental taxes, if any.
2. Restrictions, conditions, reservations, rights, rights of way and easements, now of record (if any) affecting the use and occupancy of this property as the same may now appear of record.

Together with all and singular tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

Witness OUR hand & this 27th day of June 19 97

STATE OF NEVADA }
COUNTY OF Clark } ss

REALTY INVESTMENT AND DEVELOPMENT CO.

BY: *[Signature]*
RICHARD L. LOUDIN, President
CHARBEL ABI-NADER

On June 27, 1997 personally appeared before me, a Notary Public, Richard L. Loudin, President of Realty, personally known (or proven) to me to be the persons whose names subscribed to the above instrument who acknowledged that they executed the instrument. *Investment and Development Co. and Charbell Abi-Nader

[Signature]
(Notary Public)

INSTRUMENT NO: 179297-DJ
 ORDER NO: 179297-DJ1
 WITH UNRECORDED MAIL TO:
 Sierra Madre Visions
 c/o 2760 E. Lake Sahara Drive
 Las Vegas, Nev. 89117

CLARK COUNTY NEVADA
 JUDITH A. VANDEVER RECORDER
 RECORDED AT REQUEST OF
 LAND TITLE OF NEVADA

06-30-97 15:13 RPT 1
 OFFICIAL RECORDS
 BOOK 970638 INST 01497

FEE 7.00 RPTT 221.00

LEGAL DESCRIPTION

- I. The East Half (E 1/2) of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of Section 1, Township 20 South, Range 59 East, M.D.B. & M.
- II. The West Half (W 1/2) of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section 1, Township 20 South, Range 59 East, M. D. B. & M.
- III. The East Half (E 1/2) of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section 1, Township 20 South, Range 59 East, M.D.B & M.