

# ANN/DURANGO

Recorded in Book 153 Page 029 of Plats

MASTER SITE ADDRESS: 8425 W LA MANCHA AVE

Zip Code: 89149

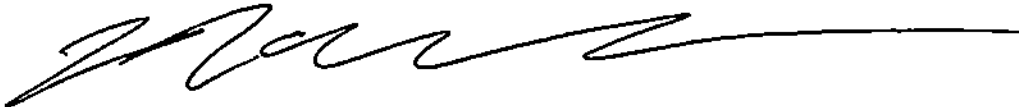
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Fire Department District Map Number:

01616-99

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<u>Block</u>	<u>Lot</u>	<u>Address</u>
	1	5689 MYSTICAL KNIGHT CT
	2	5677
	3	5665
	4	5653
	5	5641
	6	5629
	7	5617
	8	5630
	9	5654
	10	5666
	11	5678
	12	5688



Mark Rex, Planner II

# FINAL MAP OF ANN / DURANGO A COMMON INTEREST COMMUNITY

A SUBDIVISION OF THE EAST HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 6D EAST, M.D.M. CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, EXCEPTING THEREFROM THAT PORTION AS CONVEYED TO CLARK COUNTY BY THAT CERTAIN DEED RECORDED MARCH 12, 2001 IN BOOK 2001D312 AS INSTRUMENT NO. 01731 OF OFFICIAL RECORDS

LINE	BEARING	LENGTH
L5	N01°11'08"E	218.48'
L8	N00°18'57"W	28.78'
L7	U75°32'43"W	5.00'
L6	N31°02'20"W	22.06'

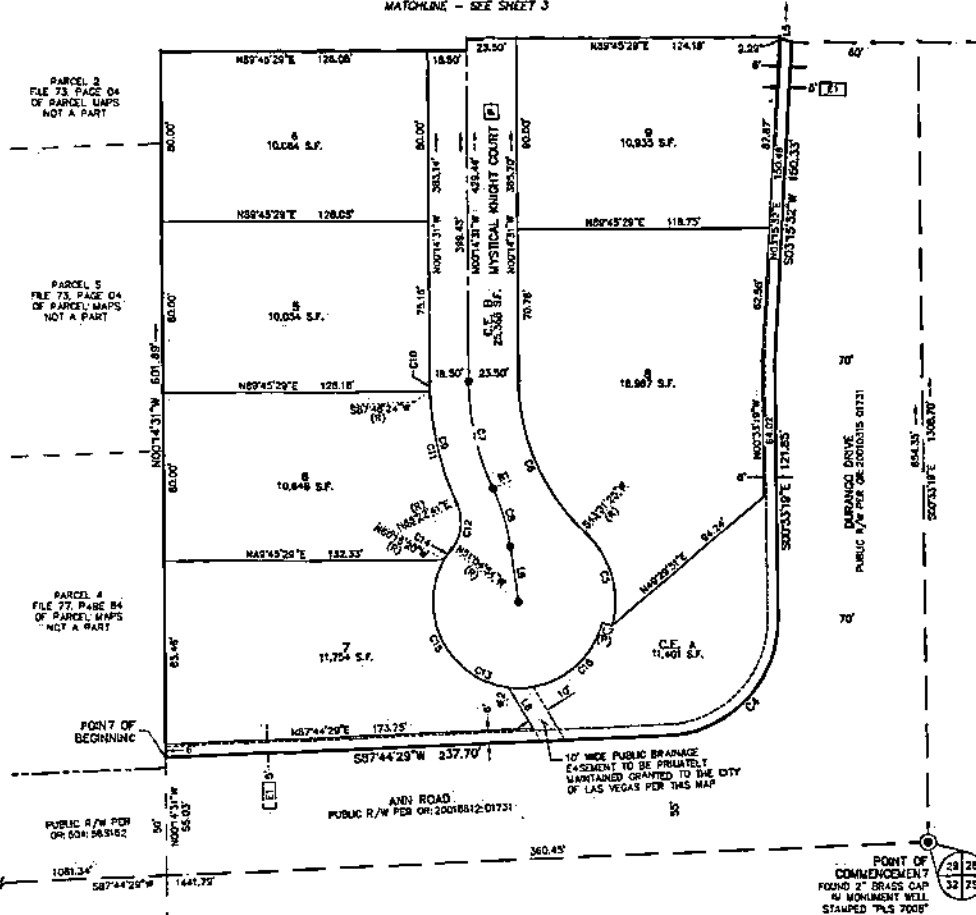
LINE	BEARING
R1	N85°48'54"E
R2	S06°51'40"W

CURVE	DELTA	RADIUS	LENGTH	TANGENT
C4	88°7'48"	84.00'	63.22'	52.42'
C5	80°55'47"	43.50'	48.33'	28.78'
C8	46°14'04"	100.00'	88.89'	42.69'
C7	24°28'25"	123.50'	52.78'	28.78'
C8	16°24'09"	100.00'	26.63'	14.41'
C9	24°22'48"	142.00'	60.45'	30.68'
C10	15°7'05"	142.00'	4.84'	2.42'
C11	22°25'43"	142.00'	33.59'	28.15'
C12	63°33'23"	26.00'	22.18'	12.39'
C15	204°27'55"	40.58'	144.53'	188.88'
C14	9°10'28"	40.50'	8.48'	3.22'
C13	112°45'00"	40.50'	79.70'	84.90'
C16	82°33'28"	40.50'	38.35'	35.54'

**NOTES:**

- ALL REAR LOT CORNERS SHALL BE SET WITH A RED 45 AND ALUMINUM CAP STAMPED "PLS 14418" UNLESS A BLOCK WALL IS BUILT, THEN A WALL AND BRASS TIE STAMPED "PLS 14418" WILL BE SET ON THE FACE OF THE BLOCK WALL AT THE INTERSECTION OF THE SIDE LOT LINE. ALL FRONT LOT CORNERS SHALL BE WITNESSED BY A SIGN-OUT IN THE TOP OF CURB AT THE INTERSECTION OF THE SIDE LOT LINES.
- PRIVATE STREETS AS SHOWN HEREON ARE UTILITY EASEMENTS (U.E.), PUBLIC DRAINAGE EASEMENTS AND PUBLIC SEWER EASEMENTS GRANTED TO THE CITY OF LAS VEGAS PER THIS PLAN. (SURFACE IMPROVEMENTS TO BE PRIVATELY MAINTAINED).
- MAINTENANCE WORK ON FACILITIES LOCATED WITHIN UTILITY EASEMENTS GRANTED BY THIS MAP AND OWNED AND/OR OPERATED BY THE UTILITIES (BOTH FRANCHISE AND MUNICIPAL) MAY INCLUDE THE PLACEMENT OF AN ASPHALT OR CONCRETE PATCH AS APPROPRIATE. NO EFFORT WILL BE MADE TO REPLACE OR MATCH ANY DECORATIVE SURFACES, LANDSCAPE FEATURES, OR ANY OTHER IMPROVEMENTS DISTURBED AS A RESULT OF THE MAINTENANCE ACTIVITIES OF THE UTILITIES OR THEIR AUTHORIZED REPRESENTATIVES.
- ALL COMMON AREAS AND UTILITY EASEMENTS INDICATED HEREON AS "COMMON AREAS" OR "UTILITY EASEMENTS" ARE TO BE PRIVATELY MAINTAINED BY THE OWNERS ASSOCIATION OR EXPEDITIOUS OWNER IF NO OWNER ASSOCIATION IS TO BE FORMED.

MATCHLINE - SEE SHEET 3



- LEGEND**
- SUBDIVISION BOUNDARY LINE
  - SECTION LINE
  - ADJUST LINE
  - ASSESSOR'S PARCEL LINE
  - LOT LINE
  - EXISTING RIGHT-OF-WAY LINE
  - RIGHT-OF-WAY LINE/LIMITS OF PRIVATE STREET
  - STREET CENTERLINE
  - EASEMENT LINE
  - MATCHLINE
  - FOUND MONUMENT AS DESCRIBED
  - SET TYPE 'W' MONUMENT STAMPED "PLS 14410" WITH TYPE IV-A REFERENCE MONUMENTS
  - LOT NUMBER  
TOTAL RESIDENTIAL LOTS = 12  
TOTAL COMMON ELEMENT LOTS = 2
  - COMMON ELEMENT, TO BE MAINTAINED BY THE H.O.A.
  - SQUARE FEET
  - PUBLIC RIGHT-OF-WAY DEDICATED TO THE CITY OF LAS VEGAS PER THIS MAP
  - PRIVATE STREET, PUBLIC UTILITY EASEMENT (P.U.E.), PUBLIC SEWER EASEMENT, AND PUBLIC DRAINAGE EASEMENT, PRIVATE SURFACE MAINTENANCE BY THE HOMEOWNER'S ASSOCIATION
  - 7' WIDE PUBLIC PEDESTRIAN ACCESS EASEMENT GRANTED TO THE CITY OF LAS VEGAS PER THIS MAP, TO BE PRIVATELY MAINTAINED BY THE H.O.A.
  - LINE SEGMENT
  - CURVE SEGMENT
  - RADIAL BEARING
  - RADIAL LINE
  - UTILITY EASEMENT
  - CLARK COUNTY OFFICIAL RECORDS
  - LAS VEGAS VALLEY WATER DISTRICT
  - HOMEOWNER'S ASSOCIATION

FOUND 2" BRASS CAP IN CONCRETE, NO PLS NUMBER

POINT OF COMMENCEMENT  
FOUND 2" BRASS CAP IN CONCRETE, NO PLS NUMBER  
STAMPED "PLS 7008"



**FINAL MAP OF  
ANN / DURANGO  
A COMMON INTEREST COMMUNITY**

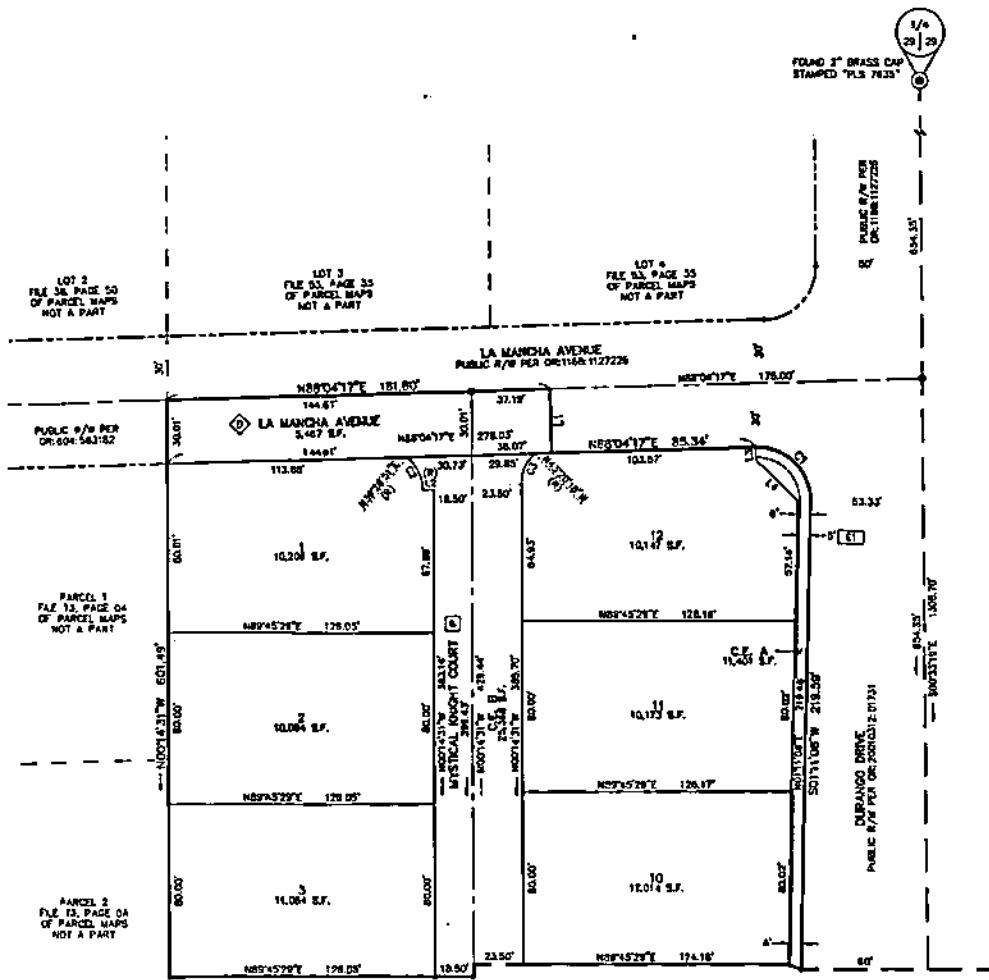
A SUBDIVISION OF THE EAST HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.O.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, EXCEPTING THEREFROM THAT PORTION AS CONVEYED TO CLARK COUNTY BY THAT CERTAIN DEED RECORDED MARCH 12, 2001 IN BOOK 20010312 AS INSTRUMENT NO. 01731 OF OFFICIAL RECORDS

LINE TABLE		
LINE	BEARING	LENGTH
A1	S01°50'43"E	30.00'
L2	N89°45'29"E	3.00'
L3	N01°55'43"W	8.00'
L4	N40°22'18"W	37.05'

CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	TANGENT
C1	82°08'31"	25.00'	40.85'	28.40'
C2	50°18'35"	20.00'	17.85'	9.30'
C3	49°34'13"	20.00'	18.37'	8.68'

**NOTES:**

- ALL REAR LOT CORNERS SHALL BE SET WITH A ROUND AND ALUMINUM CAP STAMPED "PLS 14418" UNLESS A BLOCK WALL IS BUILT, 1/4" x 1/4" WALL, AND BRASS TAG STAMPED "PLS 14418" WILL BE SET ON THE FACE OF THE BLOCK WALL AT THE INTERSECTION OF THE SIDE LOT LINE. ALL FRONT LOT CORNERS SHALL BE WITNESSED BY A "SAY-OUT" IN THE TOP OF CURB AT THE INTERSECTION OF THE SIDE LOT LINES.
- PRIVATE STREETS AS SHOWN HEREON ARE UTILITY EASEMENTS (U.E.), PUBLIC DRAINAGE EASEMENTS AND PUBLIC SEWER EASEMENTS GRANTED TO THE CITY OF LAS VEGAS FOR THIS PLAT. (SURFACE IMPROVEMENTS TO BE PRIVATELY MAINTAINED).
- MAINTENANCE WORK ON FACILITIES LOCATED WITHIN UTILITY EASEMENTS GRANTED BY THIS MAP AND OWNED AND/OR OPERATED BY THE UTILITIES (BOTH FRANCHISE AND MUNICIPAL) MAY INCLUDE THE PLACEMENT OF AN ASPHALT OR CONCRETE PATCH AS APPROPRIATE. NO STUFF WILL BE MADE TO REPLACE OR MATCH ANY DECORATIVE SURFACE, LANDSCAPE FEATURES, OR ANY OTHER IMPROVEMENTS DISTURBED AS A RESULT OF THE MAINTENANCE ACTIVITIES OF THE UTILITIES OR THEIR AUTHORIZED REPRESENTATIVES.
- ALL COMMON AREAS AND UTILITY EASEMENTS INDICATED HEREON AS "COMMON AREAS" OR "UTILITY EASEMENTS" ARE TO BE PRIVATELY MAINTAINED BY THE OWNERS ASSOCIATION OR PROPERTY OWNER IF NO OWNER ASSOCIATION IS TO BE FORMED.



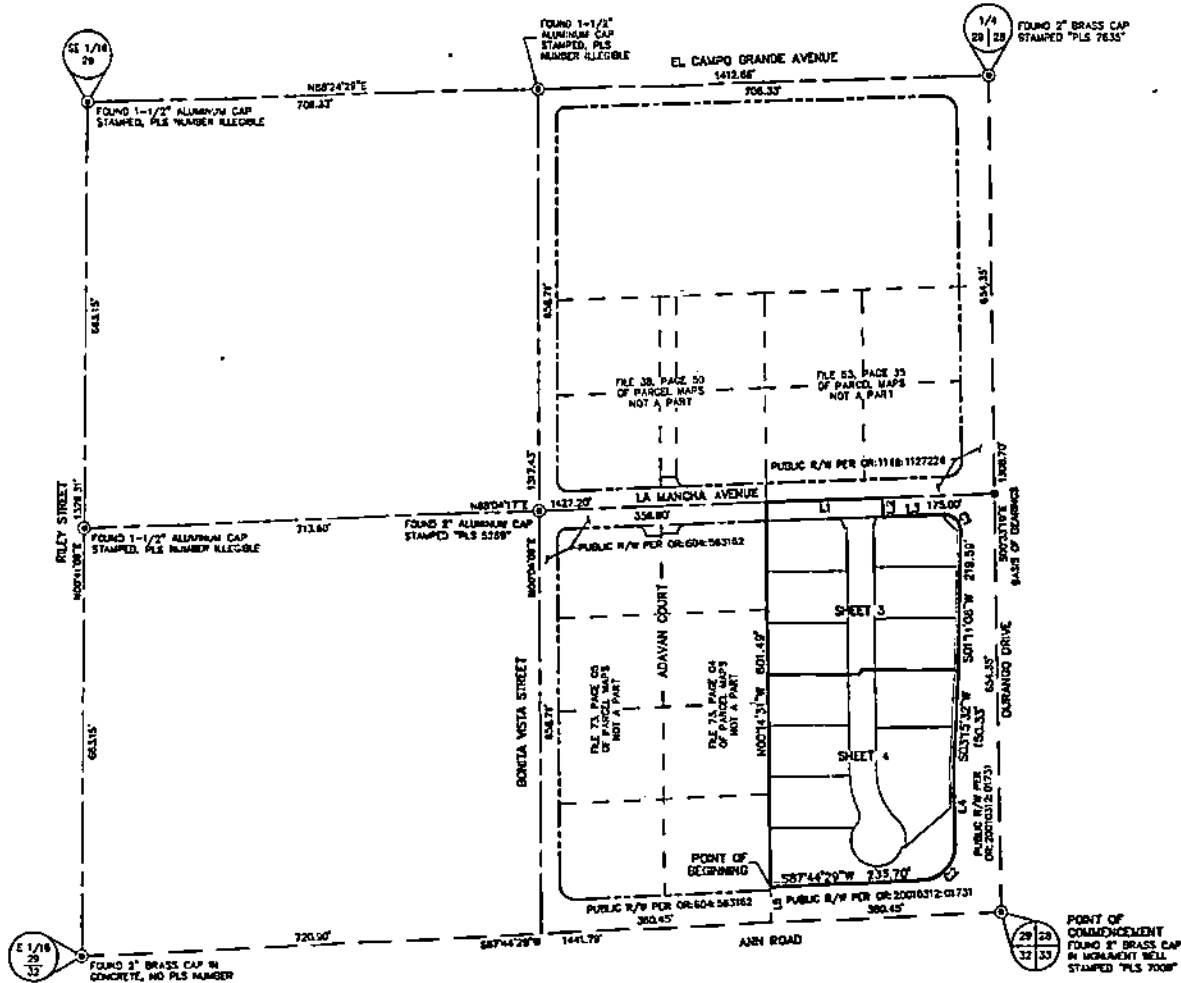
- LEGEND**
- SUBDIVISION BOUNDARY LINE
  - SECTION LINE
  - ALIQUOT LINE
  - ADJACENT'S PARCEL LINE
  - LOT LINE
  - EXISTING RIGHT-OF-WAY LINE
  - RIGHT-OF-WAY LINE/LIMITS OF PRIVATE STREET
  - STREET CENTERLINE
  - EASEMENT LINE
  - MATCHLINE
  - ⊙ FOUND MONUMENT AS DESCRIBED
  - ⊙ SET TYPE II MONUMENT STAMPED "PLS 14418" WITH TYPE IV-A REFERENCE MONUMENTS
  - 1 LOT NUMBER  
TOTAL RESIDENTIAL LOTS = 12  
TOTAL COMMON ELEMENT LOTS = 2
  - C.E. COMMON ELEMENT, TO BE MAINTAINED BY THE M.O.A.
  - S.F. SQUARE FEET
  - ⊙ PUBLIC RIGHT-OF-WAY DEDICATED TO THE CITY OF LAS VEGAS PER THIS MAP
  - ⊙ INCLUDE STREET, PUBLIC UTILITY EASEMENT (P.U.E.), PUBLIC SEWER EASEMENT, AND PUBLIC DRAINAGE EASEMENT. PRIVATE SURFACE MAINTENANCE BY THE HOMEOWNERS ASSOCIATION
  - ⊙ 5' WIDE PUBLIC PEDESTRIAN ACCESS EASEMENT GRANTED TO THE CITY OF LAS VEGAS PER THIS MAP, TO BE PRIVATELY MAINTAINED BY THE M.O.A.
  - L1 LINE SEGMENT
  - C1 CURVE SEGMENT
  - (R) RADIAL BEARING
  - R1 RADIAL LINE
  - U.E. UTILITY EASEMENT
  - OR CLARK COUNTY OFFICIAL RECORDS
  - L.V.W.D. LAS VEGAS VALLEY WATER DISTRICT
  - M.O.A. HOMEOWNERS ASSOCIATION

MATCHLINE - SEE SHEET 4



**FINAL MAP OF  
ANN / DURANGO  
A COMMON INTEREST COMMUNITY**

A SUBDIVISION OF THE EAST HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, EXCEPTING OUT THAT PORTION OF PUBLIC RIGHT-OF-WAY AS CONVEYED TO CLARK COUNTY, NEVADA, RECORDED MARCH 12, 2001 IN BOOK 20010312 AS INSTRUMENT NO. 01731 CLARK COUNTY OFFICIAL RECORDS.



- LEGEND**
- SUBDIVISION BOUNDARY LINE
  - SECTION LINE
  - - - ALIQUOT LINE
  - - - ASSESSOR'S PARCEL LINE
  - - - LOT LINE
  - - - EXISTING RIGHT-OF-WAY LINE
  - - - RIGHT-OF-WAY LINE/LIMITS OF PRIVATE STREET
  - - - STREET CENTERLINE
  - - - MATCHLINE
  - ⊙ FOUND MONUMENT AS DESCRIBED
  - SET TYPE IN MONUMENT STAMPED "PLS 16411" WITH TYPE IV-A REFERENCE MONUMENTS

LINE TABLE		
LINE	BEARING	LENGTH
L1	N82°04'17"E	181.80'
L2	S01°55'43"E	30.00'
L3	N88°04'17"E	95.34'
L4	S90°33'19"E	121.65'
L5	N00°43'01"W	55.05'

CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	TANGENT
ST	132°06'31"	25.00'	40.63'	25.40'
CI	82°17'44"	54.00'	83.22'	52.42'

**BASIS OF BEARINGS**  
SOUTH 00°31'18" EAST BEING THE BEARING OF THE EAST LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, AS SHOWN ON THAT CERTAIN MAP ON FILE IN THE CLARK COUNTY RECORDER'S OFFICE IN FILE 101 OF SURVEYS, AT PAGE 47.



**SURVEY ANALYSIS**

**FINAL MAP OF  
ANN / DURANGO  
A COMMON INTEREST COMMUNITY**

A SUBDIVISION OF THE EAST HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, EXCEPTING THEREFROM THAT PORTION AS CONVEYED TO CLARK COUNTY BY THAT CERTAIN DEED RECORDED MARCH 12, 2001 IN BOOK 20010312 AS INSTRUMENT NO. 01731 OF OFFICIAL RECORDS

**OWNER'S CERTIFICATE AND DEDICATION**

D.R. HORTON, INC., A DELAWARE CORPORATION, DOES HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PARCEL OF LAND THAT IS SHOWN UPON THE PLAN OF:  
**ANN / DURANGO**

AND DO HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP AND DO HEREBY OFFER AND DEDICATE TO THE CITY OF LAS VEGAS ALL THE STREETS (EXCEPT PRIVATE STREETS) AND THE OTHER PUBLIC RIGHTS-OF-WAY AND PLACES AS INDICATED AND OUTLINE HEREON, FOR THE USE OF THE PUBLIC, AND GRANT TO THE CITY OF LAS VEGAS EASEMENTS, AS INDICATED AND OUTLINE HEREON FOR THE USE OF THE PUBLIC, NO PART OF THE PARCELS MARKED "NOT A PART OF THIS SURVEY" IS OFFERED FOR DEDICATION.

FURTHER, THE UNDERSIGNED SURETY HEREBY GRANTS AND CONVEYS TO THE CITY OF LAS VEGAS AND TO ITS SUCCESSORS AND ASSIGNS A FIVE-FOOT WIDE EASEMENT ADJACENT TO ALL PROPERTY LINES WHERE LOTS OF COMMON AREAS ADJUT PUBLIC STREETS FOR PURPOSES OF PLACING PUBLIC FIRE HYDRANTS, PUBLIC STREETLIGHTS, TRAFFIC SIGNALS, CONDUITS AND APPURTENANCES, AND AN ADDITIONAL EASEMENT OF UP TO TWO FEET IN RADII FROM EACH FIRE HYDRANT, STREETLIGHT, TRAFFIC SIGNAL, CONDUIT AND APPURTENANCE, TO EXTEND BEYOND THE FIVE-FOOT EASEMENT IF NECESSARY, TOGETHER WITH THE RIGHT OF ACCESS TO AND EGRESS FROM THESE EASEMENTS.

FURTHERMORE, THE UNDERSIGNED OWNERS DO HEREBY GRANT AND CONVEY TO NEVADA POWER COMPANY, A NEVADA CORPORATION 9/8/89 HV ENERGY, TELEPHONE COMPANY 6/A/9 CENTURYLINK, SOUTHWEST GAS CORPORATION, LAS VEGAS VALLEY WATER DISTRICT AND COM COMMUNICATIONS LAS VEGAS, INC., JOINTLY AND SEVERALLY AND TO THEIR SUCCESSORS AND ASSIGNS, AN EASEMENT OVER ALL AREAS DESIGNATED AS "PRIVATE STREETS," "COMMON ELEMENTS," AND "UTILITY EASEMENTS" AND A THREE-FOOT WIDE UTILITY EASEMENT (A/E) ADJUTING ALL SIDE PROPERTY LINES AND ALONG ALL UNDERGROUND SERVICES TO METER PANELS, ALSO AN EASEMENT ADJUTING TO AND/OR BACK OF PUBLIC OR PRIVATE STREETS FOR ABOVE DESCRIBED TRANSFORMERS AND TELEPHONE EQUIPMENT PADS AND FOR THE CONSTRUCTION, MAINTENANCE, OPERATION, FINAL REMOVAL AND/OR ABANDONMENT OF UNDERGROUND DISTRIBUTION LINES AND APPURTENANCES, WHERE NO SIDEWALK EXISTS, THE WIDTH OF SAID EASEMENT SHALL BE DEFINED BY A LINE RUNNING PARALLEL TO AND TEN FEET DISTANT, MEASURED AT RIGHT ANGLES FROM THE BACK OF CURB WITHIN SAID PUBLIC OR PRIVATE STREET, WHERE SIDEWALK EXISTS, THE WIDTH OF SAID EASEMENT SHALL BE DEFINED BY A LINE RUNNING PARALLEL TO AND FIVE FEET DISTANT, MEASURED AT RIGHT ANGLES FROM THE BACK OF SAID STREET FROM SAID SIDEWALK, ALSO AN ADDITIONAL TWO FEET AROUND TRANSFORMER PADS AND TELEPHONE EQUIPMENT PADS WITHIN THE PLATTED LANDS FOR THE CONSTRUCTION, MAINTENANCE, OPERATION, FINAL REMOVAL AND/OR ABANDONMENT OF UNDERGROUND POWER, TELEPHONE, GAS LINES, WATER LINES, CABLE, T.V. AND APPURTENANCES, TOGETHER WITH THE RIGHT OF ACCESS TO AND EGRESS THERETO, EXCEPTING THEREFROM ANY PORTION OF SAID EASEMENT LYING WITHIN ANY BUILDING STRUCTURE.

D.R. HORTON, INC., A DELAWARE CORPORATION.

*[Signature]*  
BY Brodwyn P. Sudds, Division President DATE 6-15-2016

**ACKNOWLEDGMENT**

STATE OF NEVADA }  
COUNTY OF CLARK }  
THIS INSTRUMENT HAS BEEN ACKNOWLEDGED BEFORE ME ON June 15, 2016 BY Daniel Sudds as Division President OF D.R. HORTON, INC., A DELAWARE CORPORATION.  
*[Signature]*  
Suzanne A. O'Brien  
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE  
MY APPOINTMENT EXPIRES 3-31-2018  
*[Notary Seal]*

**CERTIFICATE OF EASEMENT RECIPIENTS**

WE, THE HEREIN NAMED EASEMENT RECIPIENTS APPROVE THE GRANT OF THE DESIGNATED EASEMENTS.

<i>[Signature]</i> LAS VEGAS VALLEY WATER DISTRICT	<u>12/21/16</u> DATE
<i>[Signature]</i> SOUTHWEST GAS CORPORATION	<u>6-17-16</u> DATE
<i>[Signature]</i> NEVADA POWER COMPANY, A NEVADA CORPORATION 9/A/9 HV ENERGY	<u>6-18-2016</u> DATE
<i>[Signature]</i> CENTRAL TELEPHONE COMPANY 6/A/9 CENTURYLINK	<u>6/16/16</u> DATE
<i>[Signature]</i> COM COMMUNICATIONS LAS VEGAS, INC.	<u>6-17-16</u> DATE
<i>[Signature]</i> CITY OF LAS VEGAS ALLEN PAVELKA, P.E. 9028 CITY ENGINEER	<u>1-19-17</u> DATE

**SURVEYOR'S CERTIFICATE**

I, MICHAEL A. LATMAN, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA, AS AN AGENT FOR TRI-CORE SURVEYING, LLC, CERTIFY THAT:

1. THIS PLAN REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF D.R. HORTON, INC., A DELAWARE CORPORATION.
2. LANDS SURVEYED LIE WITHIN THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, AND THE SURVEY WAS COMPLETED ON DECEMBER 13, 2015.
3. THIS PLAN COMPLES WITH THE APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCES IN EFFECT ON THE DATE THAT THE GOVERNING BODY DAVE ITS FINAL APPROVAL.
4. THE MONUMENTS DEPICTED ON THE PLAN WILL BE OF THE CHARACTER SHOWN AND OCCUPY THE POSITIONS INDICATED BY THE PLAN, AND AN APPROPRIATE FINANCIAL GUARANTEE WILL BE POSTED WITH THE GOVERNING BODY BEFORE RECORDATION TO ASSURE THE INSTALLATION OF THE MONUMENTS.



MICHAEL A. LATMAN  
PROFESSIONAL LAND SURVEYOR  
NEVADA LICENSE NO. 14414

**LEGAL DESCRIPTION**

THE EAST HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, EXCEPTING THEREFROM THAT PORTION OF PUBLIC RIGHT-OF-WAY AS CONVEYED TO CLARK COUNTY BY THAT CERTAIN DEED RECORDED MARCH 12, 2001 IN BOOK 20010312 AS INSTRUMENT NO. 01731 OF OFFICIAL RECORDS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID EAST HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, EXCEPTING THEREFROM THAT PORTION OF PUBLIC RIGHT-OF-WAY AS CONVEYED TO CLARK COUNTY BY THAT CERTAIN DEED RECORDED MARCH 12, 2001 IN BOOK 20010312 AS INSTRUMENT NO. 01731 OF OFFICIAL RECORDS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THENCE CONTAINING SAID NORTH RIGHT-OF-WAY LINE, CONTINUING NORTH 00°43'30" MEET ALONG SAID WEST LINE OF SAID EAST HALF (E 1/2), A DISTANCE OF 801.49 FEET TO THE NORTHWEST CORNER OF SAID EAST HALF (E 1/2); THENCE DEPARTING SAID WEST LINE, NORTH 80°41'17" EAST ALONG THE NORTH LINE OF SAID EAST HALF (E 1/2), A DISTANCE OF 10.80 FEET; THENCE DEPARTING SAID NORTH LINE, SOUTH 01°45'43" EAST, A DISTANCE OF 30.66 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF LA MANCHA AVENUE AS CONVEYED BY SAID DEED IN BOOK 20010312 AS INSTRUMENT NO. 01731 OF OFFICIAL RECORDS; THENCE ALONG THE RIGHT-OF-WAY LINES OF LA MANCHA AVENUE, DURANGO DRIVE AND ANN ROAD AS CONVEYED BY SAID DEED, THE FOLLOWING SEVEN (7) COURSES: ONE (1) NORTH 80°41'17" EAST, A DISTANCE OF 83.34 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 23.00 FEET; TWO (2) SOUTHWESTERLY 40.83 FEET ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 83°01'21" THREE (3) SOUTH 01°45'43" WEST, A DISTANCE OF 218.08 FEET; FOUR (4) SOUTH 01°45'43" WEST, A DISTANCE OF 190.13 FEET; FIVE (5) SOUTH 03°21'19" EAST, A DISTANCE OF 121.23 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 24.00 FEET; SIX (6) SOUTHWESTERLY 83.22 FEET ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 81°17'44"; SEVEN (7) SOUTH 87°14'28" WEST, A DISTANCE OF 137.70 FEET TO THE POINT OF BEGINNING.

CONTAINING 3.86 ACRES MORE OR LESS

**BASIS OF BEARINGS**

SOUTH 03°21'19" EAST BEING THE BEARING OF THE EAST LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, AS SHOWN ON THAT CERTAIN MAP ON FILE IN THE CLARK COUNTY RECORDER'S OFFICE IN FILE 101 OF SURVEYS, AT PAGE 47.

**SURVEYOR'S NOTE**

THIS PLAN AND THE SURVEY ON WHICH IT IS BASED MEET THE MINIMUM REQUIREMENTS FOR POSTIONAL CERTAINTY FOR A LOW RANGE LAND BOUNDARY SURVEY 60 DEFINED BY N.A.C. 623.740 AND N.A.C. 623.866.

**CITY SURVEYOR'S CERTIFICATE**

I, ALAN R. REDD, CITY SURVEYOR OF THE CITY OF LAS VEGAS, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE FINAL SUBDIVISION MAP OF:  
**ANN / DURANGO**

AND AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT, MONUMENTS HAVE NOT BEEN SET, BUT AN APPROPRIATE FINANCIAL GUARANTEE HAS BEEN DEPOSITED TO GUARANTEE THEIR SETTING ON OR BEFORE DECEMBER 13, 2017

*[Signature]*  
ALAN R. REDD, P.E.  
CITY OF LAS VEGAS SURVEYOR  
NEVADA LICENSE NO. 13445  
DATE



**DISTRICT BOARD OF HEALTH CERTIFICATE**

THIS FINAL MAP IS APPROVED BY THE SOUTHERN NEVADA HEALTH DISTRICT. THE APPROVAL CONCERNS SEWAGE DISPOSAL, WATER POLLUTION, WATER QUALITY, AND WATER SUPPLY FACILITIES AND IS PREDICATED UPON PLANS FOR A PUBLIC WATER SUPPLY AND A COMMUNITY SYSTEM FIRE DISPOSAL OF SEWAGE.

*[Signature]*  
SOUTHERN NEVADA HEALTH DISTRICT  
DATE

**DIVISION OF WATER RESOURCES CERTIFICATE**

THIS FINAL MAP IS APPROVED BY THE DIVISION OF WATER RESOURCES OF THE DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES CONCERNING WATER QUANTITY SUBJECT TO THE REVIEW OF APPROVAL ON FILE IN THIS OFFICE.

*[Signature]*  
DIVISION OF WATER RESOURCES  
DATE

**CERTIFICATE OF DIRECTOR OF PLANNING APPROVAL**

I CERTIFY THAT THIS FINAL MAP SUBSTANTIALLY COMPLES WITH THE TENTATIVE MAP AND ANY APPROVED ALTERATIONS THEREON, THAT THE MAP COMPLES WITH APPLICABLE STATUTORY AND ORDINANCE PROVISIONS, THAT ALL CONDITIONS IMPOSED UPON THE FINAL MAP HAVE BEEN MET, AND THAT THE MAP WAS APPROVED AND THE PARCELS THEREIN WERE ACCEPTED FOR DEDICATION BY THE DIRECTOR OF PLANNING ON THE DATE OF ASSEMBLY 2016.

*[Signature]*  
THOMAS HERRICK  
DIRECTOR OF PLANNING  
CITY OF LAS VEGAS, NEVADA

**COUNTY RECORDER'S NOTE:**

ANY SUBSEQUENT CHANGES TO THIS MAP SHOULD BE EXAMINED AND MAY BE DETERMINED BY REFERENCE TO THE COUNTY RECORDER'S CUMULATIVE MAP BOOK, MAP NO. 2785695

<p>FINAL MAP OF <b>ANN / DURANGO</b> A COMMON INTEREST COMMUNITY</p> <p>A SUBDIVISION OF THE EAST HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, EXCEPTING THEREFROM THAT PORTION AS CONVEYED TO CLARK COUNTY BY THAT CERTAIN DEED RECORDED MARCH 12, 2001 IN BOOK 20010312 AS INSTRUMENT NO. 01731 OF OFFICIAL RECORDS</p> <p align="center"><b>TRI-CORE SURVEYING, LLC</b> LAND SURVEYING &amp; CONSTRUCTION STAKING BOUNDARY &amp; LAND DEVELOPMENT SERVICES BOUNDARY &amp; TOPOGRAPHY SURVEYS 8781 WEST CHARLSTON BLVD. LAS VEGAS, NEVADA 89115 TEL: (702) 871-1864 FAX: (702) 870-4370</p>	<p><b>FMP-64096</b></p> <p>BOOK NO. <u>2999</u></p> <p>INSTRUMENT NO. <u>2016115</u></p> <p>OFFICIAL RECORDS FILED AT THE REQUEST OF <b>TRI-CORE SURVEYING</b> DATE RECORDED <u>6-21-16</u> BOOK <u>152</u> PAGE <u>29</u> OF PLATS CLARK COUNTY, NEVADA RECORDS DEEDS CONWAY, RECORDER FILE # <u>63.89</u> COUNTY# <u>15216</u></p>
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