DOC # 4486580
07/02/2015 03:20:43 PM
Requested By
WASHOE COUNTY CSD
Washoe County Recorder
Laurence R. Burtness - Recorder
Fee: $0.00 RPTT: $0.00
Page 1 of 20

Upon recording mail copy to:
State Engineer's Office
901 S. Stewart Street, Suite 2002
Carson City, NV 89701

OFFICE OF THE NEVADA STATE ENGINEER

Regarding Permit No. 71194 R01 Certificate Number _____

This space reserved for
county recorder's use only

AFFIDAVIT TO RELINQUISH WATER RIGHTS IN FAVOR OF USE OF WATER FOR DOMESTIC WELLS

State of Nevada)
: ss
County of WASHOE)

I, Vahid Behmaram

do hereby swear under penalty of perjury that the assertions of this affidavit are true.

1. I am the ☐ owner of record
☑ agent for the owner of record who is Washoe County
of ☐ all ☑ a portion of 71194 as indicated in the records of the
check one *permit/certificate no. or decreed right*
Nevada State Engineer.

2. I hereby relinquish an amount of water equivalent to:
24.24 acre-feet
enter a total amount of water equal to the sum of 2.0 afa for each proposed new domestic well
acre-feet annually from the above water right.

The water right or portion of water right relinquished was appurtenant to the land more particularly described as follows:

Please refer to attached exhibit "A"

describe the place of use by quarter sections, section, township, range M.D.B. &M. and assessor's parcel numbers

$300 FILING FEE MUST ACCOMPANY THIS AFFIDAVIT

Revised 07/13

(30) 8/17/15

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2015 JUL 23 AM 9:40
STATE ENGINEERS OFFICE

Permit/Cert No. 71194

3. This relinquishment of water rights is for the purpose of offsetting the water withdrawn from domestic wells to homes, or for the dedication of water to newly created lots located at the place described below and reflected on the attached map: *(Describe place where water will be used with quarter sections, section, township, range, M.D.B. &M. and assessor's parcel numbers)*

   Please refer to attached Exhibit "B"

4. I have attached a reduced, scaled, 8 1/2 X 11" copy of the tentative parcel map. The original tentative parcel map must be prepared to the standards of NRS 278.466.

5. I understand that this relinquishment must be approved by the Nevada State Engineer in order for it to become effective.

6. I am aware that, under NRS 534.350, a county may dedicate and relinquish sufficient water rights to offset water withdrawals from domestic wells of new homes. Water rights so relinquished revert to the source of the water. Should these homes later be added to a public water system, the public water system is entitled to receive a credit in the same manner as the addition of any other customer to the public water system pursuant to NRS 534.350.

7. I understand this relinquishment shall become effective upon the date of approval by the State Engineer. The affiant may petition the State Engineer to void this relinquishment if the final subdivision or parcel map is not recorded within 18 months after this approval. If a petition to void this relinquishment is *not* submitted to the State Engineer within the 18 month period, the water remains permanently reverted to the source.

8. I understand once these water rights are relinquished by recordation of a final subdivision map in the office of the county recorder of the county wherein the domestic wells are to be located, as provided in NRS 278.380 (2001), or in the case of a final parcel map as provided in NRS 278.4725 (2003), the process cannot be reversed nor can I claim said right as a water right.

Permit/Cert No. 71194

9. Within 30 days of approval of this relinquishment by the State Engineer, I shall record this Affidavit in the office of the county recorder of the county in which the final subdivision or parcel map is recorded. I shall also record this Affidavit in the office of the county recorder of the county in which the previous place of use was located, if it is not the same county.

10. I shall provide the State Engineer's Office with a copy of this recorded Affidavit within thirty (30) days of its recording with the county recorder.

DATED: This 14th day of April, 20 15.

Affiant's Signature

Vahid Behmaram
Affiant's printed name

P.O. Box 11130
Street Address

Reno, NV 89520-0027
City, State, ZIP

(775) 954-4647
Telephone Number

State of Nevada)
: ss
County of Washoe)

Subscribed and sworn to before me on

this 14th day of April, 20 15.

by Vahid Behmaram

Notary Public Signature

LaVONNE SCHEFFLER
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 99-39223-2 - Expires January 10, 2016

Notary Stamp

APPROVED: This 8 day of MAY, 20 15.

Kelvin Hickenbottom, P.E.
Deputy State Engineer

for State Engineer's signature

Kelvin Hickenbottom, P.E.
Print State Engineer's name

ORIGINAL

71194

EXHIBIT "A"

T-N	R-E		DIVISION	SECTIONS
20	18	M.D.B.& M.	All	1, 2, 11 - 13
			Portions*	3, 10, 14, 15, 23 - 25
20	19	M.D.B.& M.	All	2 - 11, 16 - 19
			Portions*	1, 12 - 15, 20 - 22, 29, 30
21	18	M.D.B.& M.	All	1, 12, 13, 23 - 25, 36
			Portions*	2, 11, 14, 15, 22, 26, 27, 35
21	19	M.D.B.& M.	All	3 - 10, 13 - 35
			Portions*	2, 11, 12, 36
21	20	M.D.B.& M.	All	19, 30
			Portions*	17, 18, 20, 29, 31
22	18	M.D.B.& M.	All	23 - 25, 36
			Portions*	12 - 15, 22, 26, 27, 35
22	19	M.D.B.& M.	All	17, 19, 20, 29 - 33
			Portions*	7 - 9, 16, 18, 21, 27, 28, 34, 35

*Those portions within the Lemmon Valley Hydrographic Basin

Exhibit "B"

Block 1) 4.04 acre-feet

APNs 086-231-11 & 12, being parcels 1 & 2 of parcel map 4425, recorded as document # 3242725, Washoe County Records. Located within SE ¼ NE ¼ NE ¼ Section 24, T. 21 N., R 18 E., MDB&M.

Block 2) 2.02 acre-feet

APN 086-161-17, being parcel 46A of parcel map 4661, recorded as document # 3444586, Washoe County Records. Located within SW ¼ NW ¼ Section 25, T. 21 N., R 18 E., MDB&M.

Block 3) 6.06 acre-feet

APNs 086-260-16, 17 & 20, being parcels 2, 3 & 4 of parcel map 4504, recorded as document # 3341519, Washoe County Records. Located within S ½ NE ¼ Section 13, T. 21 N., R 18 E., MDB&M.

Block 4) 6.06 acre-feet

APNs 086-212-14, 15 & 16, being parcels 1, 2 & 3 of parcel map 4812, recorded as document # 3549894, Washoe County Records. Located within SW ¼ SE ¼ Section 24, T. 21 N., R 18 E., MDB&M.

Block 5) 6.06 acre-feet

APNs 086-360-30, 31 & 33, being parcels 1, 2 & 4 of Record of Survey 4773, a reconfiguration of Parcel Map 4470 recorded as document # 3290649, Washoe County Records. Located within E ½ SW ¼ Section 25, T. 21 N., R 18 E., MDB&M.

start with 3 Parcels ①

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(2)

OLHH

NOTES

1. A PUBLIC UTILITY EASEMENT IS ALSO HEREBY GRANTED WITHIN EACH PARCEL FOR THE EXCLUSIVE PURPOSE OF INSTALLING AND MAINTAINING UTILITY SERVICE FACILITIES TO THAT PARCEL AND THE RIGHT TO EXIT THAT PARCEL WITH SAID FACILITIES FOR THE PURPOSE OF SERVING ADJACENT PARCELS AT LOCATIONS MUTUALLY AGREED UPON BY THE OWNER OF RECORD AT THAT TIME, AND THE UTILITY COMPANY.

2. THE NATURAL DRAINAGE WILL NOT BE IMPEDED DURING THE DEVELOPMENT OF THESE PARCELS.

3. PUBLIC UTILITY EASEMENTS INCLUDE CABLE TV

4. THIS PARCELS SHOWN HEREON ARE WITHIN FLOOD ZONE "X" AS OF AS SHOWN ON FLOOD INSURANCE RATE MAP NUMBER 32031C2611 E DATED SEPTEMBER 30, 1994

5. THIRTY-FOOT FIRE FLOW BREAKS MEETING WITH THE APPROVAL OF THE RENO FIRE DEPARTMENT SHALL BE PROVIDED AND MAINTAINED AROUND EACH STRUCTURE.

6. CLASS A OR B-TYPE ROOFING MEETING WITH THE APPROVAL OF THE RENO FIRE DEPARTMENT SHALL BE PROVIDED AND MAINTAINED

UTILITY COMPANIES CERTIFICATE

THE UTILITY EASEMENTS SHOWN ON THIS PLAT HAVE BEEN CHECKED, ACCEPTED AND APPROVED BY THE UNDERSIGNED PUBLIC UTILITIES COMPANIES.

SIERRA PACIFIC POWER COMPANY — DATE 8/1/2005

NEVADA BELL TELEPHONE COMPANY DBA SBC NEVADA — DATE 7/25/05

CHARTER COMMUNICATIONS — DATE 7-25-05

BASIS OF BEARING:

NORTH AMERICAN DATUM OF 1983 / 94, WEST ZONE AS ESTABLISHED BY WASHOE COUNTY CONTINUOUS OPERATING GPS BASE STATION "STEAD 4 WESPHAINT" OBSERVED ON MARCH 30, 2005. VALUE AS PER INFORMATION PUBLISHED ON SEPTEMBER 30, 1999

~NAD GROUND COORDINATES ARE MARKED GRID, OTHER BEARING DISTANCES IN CAPTIONED ARE GRID COORDINATES.

TAX CERTIFICATE

THE UNDERSIGNED HEREBY CERTIFIES THAT ALL PROPERTY TAXES ON THE LAND FOR THE FISCAL YEAR HAVE BEEN PAID AND THAT THE FULL AMOUNT OF ANY DEFERRED PROPERTY TAXES FOR THE CONVERSION OF THE PROPERTY FROM AGRICULTURAL USE HAS BEEN PAID PURSUANT TO N.R.S. 361A.265.

WASHOE COUNTY TREASURER

TITLE Deputy — DATE 8/2/05

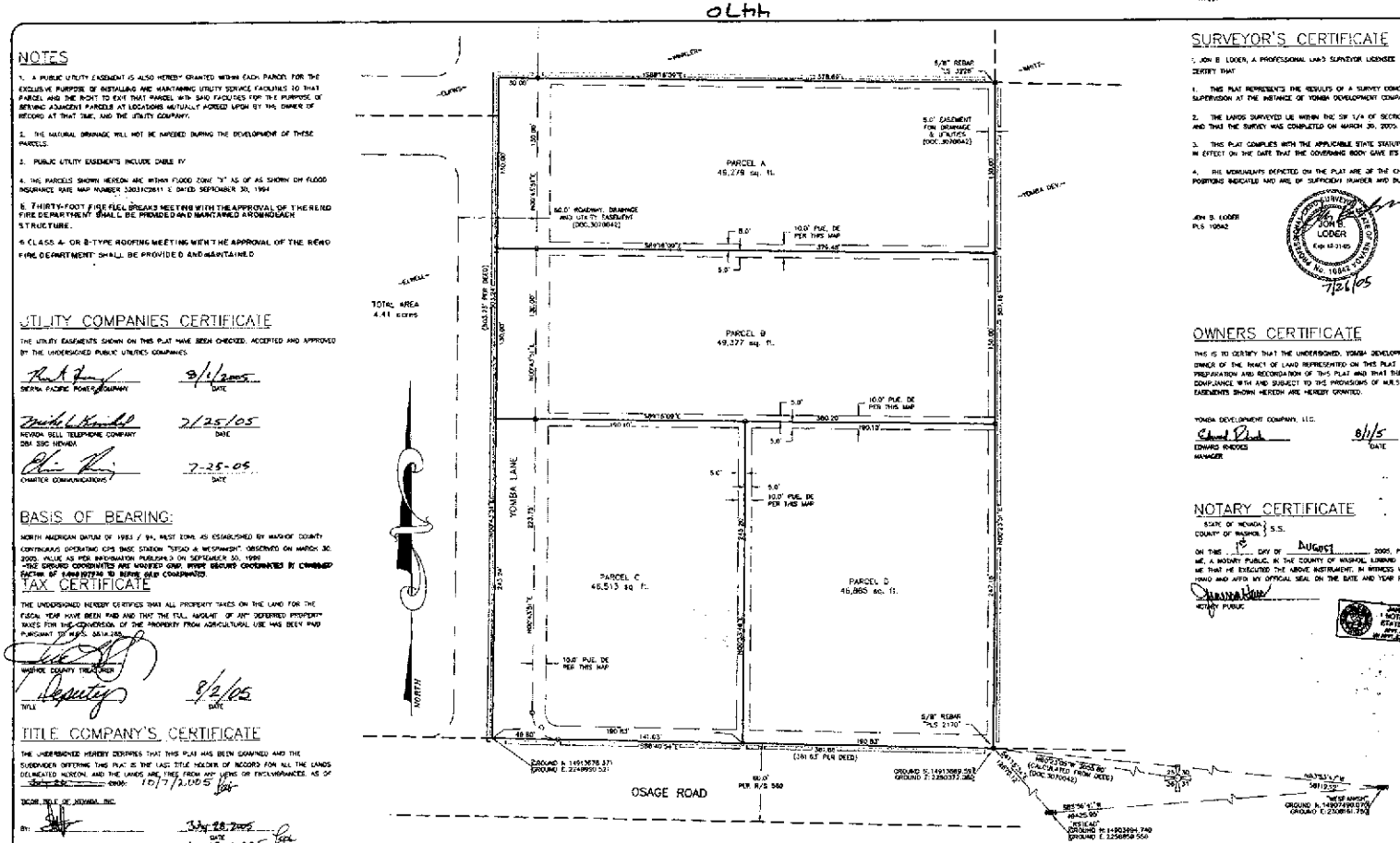
TITLE COMPANY'S CERTIFICATE

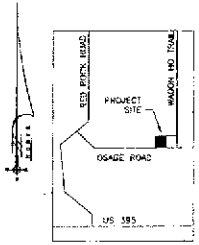
THE UNDERSIGNED HEREBY CERTIFIES THAT THIS PLAT HAS BEEN EXAMINED AND THE SUBDIVIDER OFFERING THIS PLAT IS THE LAST TITLE HOLDER OF RECORD FOR ALL THE LANDS DELINEATED HEREON, AND THE LANDS ARE FREE FROM ANY LIENS OR ENCUMBRANCES, AS OF 10/7/2005

TICOR TITLE OF NEVADA, INC.

BY: — DATE July 28, 2005 / 10-12-2005

TITLE Vice President





VICINITY
(NOT TO SCALE)

GRAPHIC SCALE
(IN FEET)
1 inch = 40 ft.

LEGEND

- ● FOUND AS NOTED
- ○ SET 5/8" REBAR "PLS 10842" OR AS NOTED

SURVEYOR'S CERTIFICATE

I, JON B. LODER, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA, CERTIFY THAT:

1. THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF YOMBA DEVELOPMENT COMPANY, LLC.

2. THE LANDS SURVEYED LIE WITHIN THE SW 1/4 OF SECTION 25, T.21 N., R.18 E., M.D.M., AND THAT THE SURVEY WAS COMPLETED ON MARCH 30, 2005.

3. THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCE IN EFFECT ON THE DATE THAT THE GOVERNING BODY GAVE ITS FINAL APPROVAL.

4. THE MONUMENTS DEPICTED ON THE PLAT ARE OF THE CHARACTER SHOWN, OCCUPY THE POSITIONS INDICATED AND ARE OF SUFFICIENT NUMBER AND DURABILITY.

JON B. LODER
P.L.S. 10842

JON B. LODER — No. 10842 — 7/26/05

OWNERS CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED, YOMBA DEVELOPMENT COMPANY, LLC, IS THE OWNER OF THE TRACT OF LAND REPRESENTED ON THIS PLAT AND HAS CONSENTED TO THE PREPARATION AND RECORDATION OF THIS PLAT AND THAT THE SAME IS EXECUTED IN COMPLIANCE WITH AND SUBJECT TO THE PROVISIONS OF NRS CHAPTER 278. ALSO, THE EASEMENTS SHOWN HEREON ARE HEREBY GRANTED.

YOMBA DEVELOPMENT COMPANY, LLC.

EDWARD RHODES
MANAGER — DATE 8/1/5

NOTARY CERTIFICATE

STATE OF NEVADA } S.S.
COUNTY OF WASHOE }

ON THIS 1st DAY OF August 2005, PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, IN THE COUNTY OF WASHOE, EDWARD RHODES, WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE ABOVE INSTRUMENT. IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN.

NOTARY PUBLIC

MARISSA REESE — NOTARY PUBLIC — STATE OF NEVADA — APPT. NO. 04-89419-2 — MY APPT. EXPIRES MAY 16, 2008

WATER RIGHT DEDICATION CERTIFICATE

THE WATER AND SEWER REQUIREMENTS SET FORTH IN ARTICLE 422 OF THE WASHOE COUNTY DEVELOPMENT CODE RELATED TO THE DEDICATION OF WATER RESOURCES HAVE BEEN SATISFIED.

THE DEPARTMENT OF WATER RESOURCES — DATE 8/11/05

DEPARTMENT OF COMMUNITY DEVELOPMENT CERTIFICATE

THIS FINAL MAP IS IN SUBSTANTIAL CONFORMANCE WITH THE TENTATIVE MAP, PMAS-627, AND ALL CONDITIONS OF APPROVAL HAVE BEEN MET, THEREFORE, THIS PARCEL MAP IS APPROVED ON THIS 27th DAY OF October 2005

ADMINISTRATIVE OFFICER, DIRECTOR OF THE DEPARTMENT OF COMMUNITY DEVELOPMENT

ADVISORY:

LOW DENSITY SUBURBAN REGULATORY ZONE FOR REVIEW PURPOSES AS OF JUNE 3, 2005 DOES NOT PRECLUDE FURTHER DIVISION OF LAND.	NUMBER OF LOTS ON PARCEL MAP = 4
MINIMUM LOT AREA (SQUARE)	43,560 SQUARE FEET
MINIMUM LOT WIDTH	150 FEET
MINIMUM FRONT YARD	30 FEET
MINIMUM SIDE YARD	12 FEET
MINIMUM REAR YARD	30 FEET
MAXIMUM BUILDING HEIGHT	35 FEET

COUNTY RECORDER'S CERTIFICATE

FILE NO. 3290649 FEE 21.00

FILED FOR RECORD AT THE REQUEST OF Lawrence Land & Surv.

ON THIS 17 DAY OF Oct 2005

AT 34 MINUTES PAST 10 O'CLOCK A.M., OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA

Kathryn L. Burke
COUNTY RECORDER

BY: C. Bartley
DEPUTY

PARCEL MAP
FOR
YOMBA DEVELOPMENT COMPANY, LLC

SITUATE IN THE SW 1/4 OF SECTION 25, T.21N., R.18 E., M.D.M.

WASHOE COUNTY — NEVADA

CORNERSTONE LAND SURVEYING INC. — 585 FREEPORT BLVD., #5, SPARKS, NEVADA 89431, (775)786-1441, FAX: (775)331-7776

SHEET 1 OF 1

CUMULATIVE INDEXES SHOULD BE EXAMINED FOR ANY SUBSEQUENT CHANGES TO THIS MAP

3290649

0770

Parcel Map 4470

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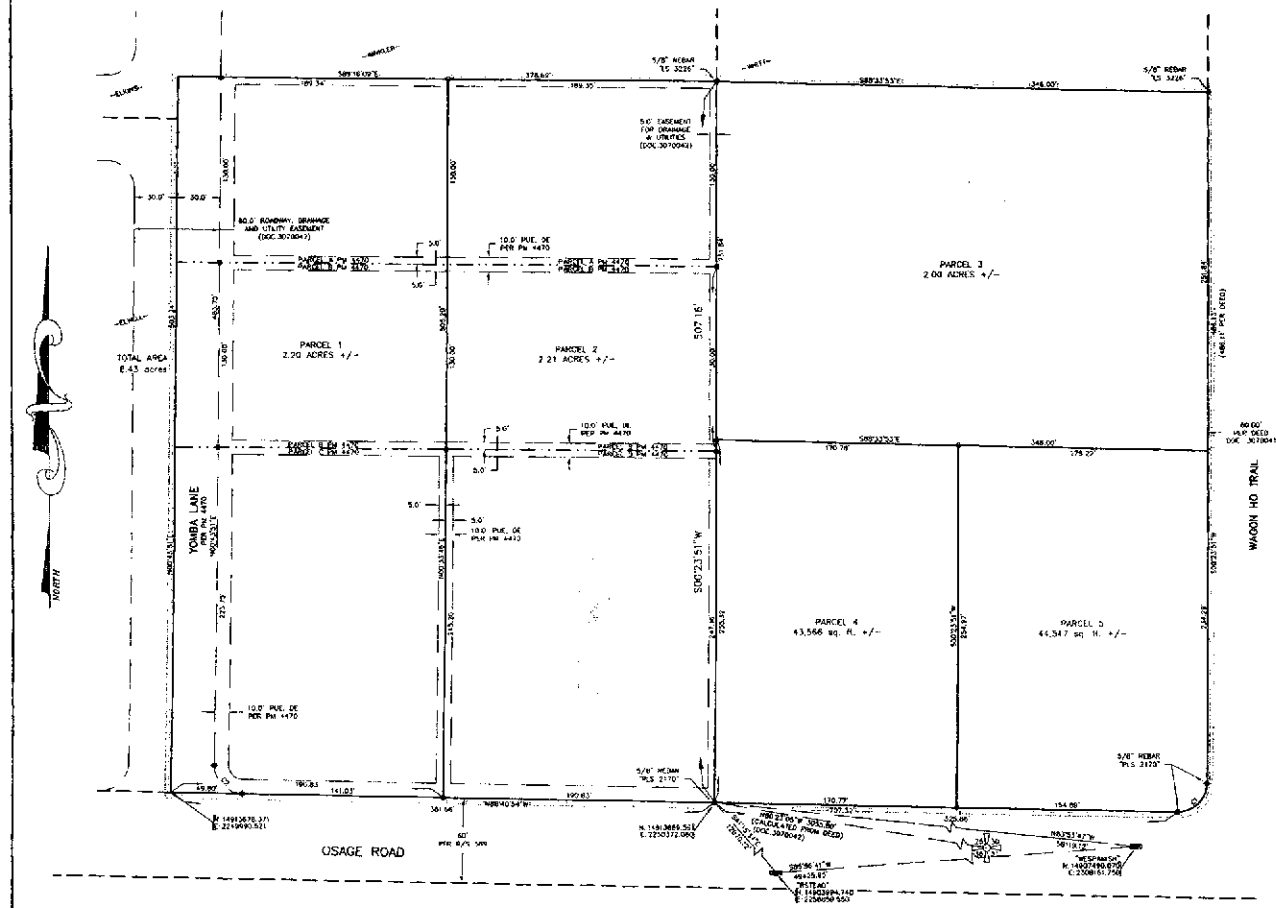
STATE ENGINEERS OFFICE

3

ELLH



SURVEYOR'S CERTIFICATE

I, JON B. LODER, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA, CERTIFY THAT:

1. THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF YOMBA DEVELOPMENT COMPANY, LLC.
2. THE LANDS SURVEYED LIE WITHIN THE SW 1/4 OF SECTION 25, T.21 N., R.18 E. M.D.M. AND THAT THE SURVEY WAS COMPLETED ON JUNE 22, 2006.
3. THIS PLAT COMPLIES WITH APPLICABLE STATUTES OF THIS STATE AND ANY LOCAL ORDINANCES IN EFFECT ON THE DATE THAT THE SURVEY WAS COMPLETED, AND THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH CHAPTER 625 OF THE NEVADA ADMINISTRATIVE CODE.
4. THE MONUMENTS DEPICTED ON THE PLAT ARE OF THE CHARACTER SHOWN, OCCUPY THE POSITIONS INDICATED AND ARE OF SUFFICIENT NUMBER AND DURABILITY.
5. I HAVE PERFORMED A FIELD SURVEY SUFFICIENT TO LOCATE AND IDENTIFY PROPERLY THE PROPOSED BOUNDARY LINE ADJUSTMENT.

JON B. LODER
PLS 10842

PROFESSIONAL LAND SURVEYOR — JON B. LODER — Exp: 12-31-07 — STATE OF NEVADA — No. 10842

7/12/2006

OWNER'S CERTIFICATE

I, THE UNDERSIGNED OWNER OF THE AFFECTED PARCELS AS SHOWN ON THIS MAP DO HEREBY STATE:

1. I HAVE EXAMINED THIS PLAT AND APPROVE AND AUTHORIZE THE RECORDATION THEREOF.
2. I AGREE TO EXECUTE THE REQUIRED DOCUMENTS CREATING ANY EASEMENT WHICH IS SHOWN.
3. I AGREE TO EXECUTE THE REQUIRED DOCUMENTS ABANDONING ANY EXISTING EASEMENT PURSUANT TO THE PROVISIONS OF NRS 278.010 TO 278.630, INCLUSIVE.
4. ALL PROPERTY TAXES ON THE LAND FOR THE FISCAL YEAR HAVE BEEN PAID.
5. ANY LENDER WITH AN IMPOUND ACCOUNT FOR THE PAYMENT OF TAXES HAS BEEN NOTIFIED OF THE ADJUSTMENT OF THE BOUNDARY LINE OR THE TRANSFER OF THE LAND.
6. THE PROPERTY OWNER HEREBY ACCEPTS ANY DRAINAGE ONTO HIS PROPERTY RESULTING FROM THIS BOUNDARY LINE ADJUSTMENT.

YOMBA DEVELOPMENT COMPANY, LLC.

Edward Rhodes — 7/12/06
EDWARD RHODES, MANAGER — DATE

NOTARY CERTIFICATE

STATE OF NEVADA }
COUNTY OF WASHOE } S.S.

ON THIS 12th DAY OF July, 2006, PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, E. OR THE COUNTY OF WASHOE, EDWARD RHODES, WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE ABOVE INSTRUMENT. IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN.

Caroline Ballenden
NOTARY PUBLIC

CAROLINE I. BALLENDEN — Notary Public - State of Nevada — Appointment Recorded in Washoe County — No: 99-59111-2 — Expires Jan. 30, 2007

GOVERNING AGENCY CERTIFICATE

I HAVE EXAMINED THIS PLAT AND APPROVE AND AUTHORIZE THE RECORDATION THEREOF.

Jack Howard — 7/13/06
JACK HOWARD, PLS — DATE
WASHOE COUNTY SURVEYOR

TAX CERTIFICATE

THE UNDERSIGNED HEREBY CERTIFIES THAT ALL PROPERTY TAXES ON THE LAND FOR THE FISCAL YEAR HAVE BEEN PAID AND THAT THE FULL AMOUNT OF ANY DEFERRED PROPERTY TAXES FOR THE CONVERSION OF THE PROPERTY FROM AGRICULTURAL USE HAS BEEN PAID PURSUANT TO N.R.S. 361A.265.

WASHOE COUNTY TREASURER

Deputy — 7/19/2006
TITLE — DATE

BASIS OF BEARING:

THE NORTH AMERICAN DATUM OF 1983/94 (NAD83) NEVADA WEST ZONE AS ESTABLISHED BY WASHOE COUNTY CONTINUOUS OPERATING GPS BASE STATIONS "BELAR" & "WESPARMS", OBSERVED ON MARCH 30, 2005. VALUE AS PER INFORMATION PUBLISHED ON SEPTEMBER 30, 1999.

THE GROUND COORDINATES ARE MODIFIED GRID. DIVIDE GROUND COORDINATES BY COMBINED FACTOR OF 1.000197638 TO OBTAIN GRID COORDINATES.

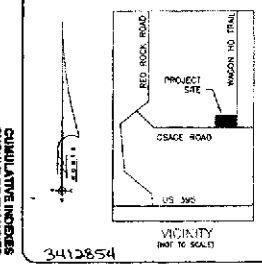
ALL BEARINGS SHOWN ARE GROUND.

LEGEND

- FOUND 5/8" REBAR "PLS 10842" OR AS NOTED
- SET 5/8" REBAR "PLS 10842" OR AS NOTED
- COUNTY GPS BASE STATION
- PUE —PUBLIC UTILITY EASEMENT
- (##') —SEE REFERENCE #
- DE —DRAINAGE EASEMENT
- SECTION CORNER

REFERENCES:

(1) PARCEL MAP NO. 4470, DOC. 3290649
(2) GRANT, BARGAIN, SALE DEED, DOC. 3070041
(3) BOUNDARY LINE ADJUSTMENT DEED, DOC NO. 3412854



GRAPHIC SCALE
1" = 100'

CURVE TABLE

CURVE	Δ (DELTA)	RADIUS	DELTA	BEARING	CHORD
C1	31°34'00"	20.00'	11°15'06"	N40°51'24"E	10.94'
C2	31°34'00"	20.00'	11°15'06"	S49°25'24"W	10.94'

3412854

COUNTY RECORDER'S CERTIFICATE

FILE NO. 3412854 FEE: 21.-
FILED FOR RECORD AT THE REQUEST OF Jon Loder
ON THIS 19th DAY OF July 2006
AT 15 MINUTES PAST 3 O'CLOCK P.M. OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA.
Kathryn L. Burke
COUNTY RECORDER
BY Sandy Casalena
DEPUTY

RECORD OF SURVEY

IN SUPPORT OF A BOUNDARY LINE ADJUSTMENT FOR

YOMBA DEVELOPMENT COMPANY, LLC

OF PARCELS A,B,C & D OF PM 4470 AND LAND DESCRIBED IN DEED DOC. # 3070041
SITUATE IN THE SW 1/4 OF SECTION 25, T.21N., R.18 E., M.D.M.

WASHOE COUNTY NEVADA

CORNERSTONE LAND SURVEYING INC.
595 FREEPORT BLVD., #5
SPARKS, NEVADA 89431
(775)786-4441
FAX: (775)331-7776

SHEET 1 OF 1

CUMULATIVE INDICES SHOULD BE EXAMINED FOR ANY SUBSEQUENT CHANGES TO THIS MAP

4773

Record of Survey Map 4773

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2015 APR 14 PM 2:10
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2015 JUL 23 AM 9:40
STATE ENGINEERS OFFICE

4

4047

OWNER'S CERTIFICATE

WE, THE UNDERSIGNED OWNER OF THE ATTACHED PARCELS AS SHOWN ON THIS MAP DO HEREBY STATE:

1. WE HAVE EXAMINED THIS PLAT AND APPROVE AND AUTHORIZE THE RECORDATION THEREOF.
2. WE AGREE TO EXECUTE THE REQUIRED DOCUMENTS CREATING AN EASEMENT WHICH IS SHOWN.
3. WE AGREE TO EXECUTE THE REQUIRED DOCUMENTS ABANDONING ANY EXISTING EASEMENT PURSUANT TO THE PROVISIONS OF NRS 278.010 TO 278.630, INCLUSIVE.
4. ALL PROPERTY TAXES ON THE LAND FOR THE FISCAL YEAR HAVE BEEN PAID.
5. ANY LENDER WITH AN INTEREST ACCRUED FOR THE PAYMENT OF TAXES HAS BEEN NOTIFIED OF THE ADJUSTMENT OF THE BOUNDARY LINE OR THE TRANSFER OF THE LAND.
6. THE PROPERTY OWNER HEREBY ACCEPTS ANY ORDINANCE DATED HIS PROPERTY RESULTING FROM THIS BOUNDARY LINE ADJUSTMENT.

JON S. WHITT, OWNER — 12/29/06 DATE

VALERIE S. WHITT OWNER — 12/27/06 DATE

YOMBA DEVELOPMENT COMPANY, LLC.

EDWARD RHODES, MANAGER — 12/29/06 DATE

NOTARY CERTIFICATE

STATE OF NEVADA } S.S.
COUNTY OF WASHOE }

ON THIS 29 DAY OF December 2006, PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, IN THE COUNTY OF WASHOE, JON S. WHITT, WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE ABOVE INSTRUMENT. IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN.

Jennifer Bell
NOTARY PUBLIC

JENNIFER BELL
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 02-90497-2 - Expires April 1, 2010

NOTARY CERTIFICATE

STATE OF NEVADA } S.S.
COUNTY OF WASHOE }

ON THIS 29 DAY OF December 2006, PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, IN THE COUNTY OF WASHOE, VALERIE S. WHITT, WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE ABOVE INSTRUMENT. IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN.

Jennifer Bell
NOTARY PUBLIC

JENNIFER BELL
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 02-90497-2 - Expires April 1, 2010

NOTARY CERTIFICATE

STATE OF NEVADA } S.S.
COUNTY OF WASHOE }

ON THIS 2nd DAY OF January 2007, PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, IN THE COUNTY OF WASHOE, EDWARD RHODES, WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE ABOVE INSTRUMENT. IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN.

Candace L. Ballmaker
NOTARY PUBLIC

CANDACE L. BALLMAKER
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 02-90497-2 - Expires April 1, 2010

GOVERNING AGENCY CERTIFICATE

I HAVE EXAMINED THIS PLAT AND APPROVE AND AUTHORIZE THE RECORDATION THEREOF.

J. HOLMES, PLS
COUNTY SURVEYOR — 1/26/07 DATE

TAX CERTIFICATE

THE UNDERSIGNED HEREBY CERTIFIES THAT ALL PROPERTY TAXES ON THE LAND FOR THE FISCAL YEAR HAVE BEEN PAID AND THAT THE FULL AMOUNT OF ANY DEFERRED PROPERTY TAXES FOR THE CONVERSION OF THE PROPERTY FROM AGRICULTURAL USE HAS BEEN PAID PURSUANT TO N.R.S. 361A.265.

WASHOE COUNTY TREASURER

Chief Deputy — 1/19/07 DATE
TITLE

3491692

BASIS OF BEARING:

THE NORTH AMERICAN DATUM OF 1983/94 (NAD83), NEVADA WEST ZONE AS ESTABLISHED BY WASHOE COUNTY CONTINUOUS OPERATING GPS BASE STATIONS "PISTOL" & "WESPANISH" OBSERVED ON MARCH 30, 2005. VALUE AS PER INFORMATION PUBLISHED ON SEPTEMBER 30, 1999.

THE GROUND COORDINATES ARE MODIFIED GRID. UNLESS GROUND COORDINATES BY COMBINED FACTOR OF 1.000197839 TO DERIVE GRID COORDINATES.

ALL DISTANCES SHOWN ARE GROUND.

LEGEND

- FOUND 5/8" REBAR "PLS 10842" OR AS NOTED
- SET 5/8" REBAR "PLS 10842" OR AS NOTED
- COUNTY GPS BASE STATION
- PUE -PUBLIC UTILITY EASEMENT
- (R#) -SEE REFERENCE #
- DE -DRAINAGE EASEMENT
- SECTION CORNER

REFERENCES:

(1) PARCEL MAP NO. 4470, DOC. 3290648
(2) GRANT, BARGAIN, SALE DEED, DOC. 3070041
(3) SURVEY MAP NO. 4775, DOC. 3412954
(4) PARCEL MAP NO. 557, DOC. 434043
(5) BOUNDARY LINE ADJUSTMENT DEED, DOC. NO. 2991170

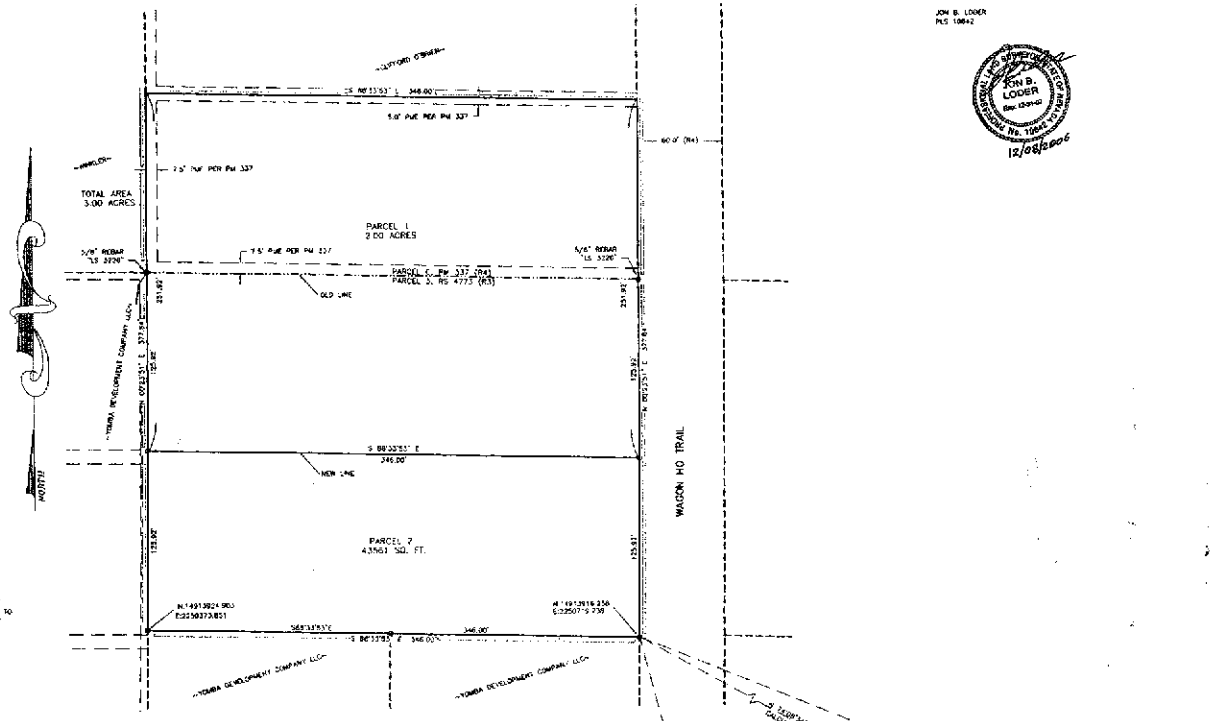
SURVEYOR'S CERTIFICATE

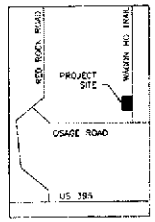
I, JON B. LODER, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA, CERTIFY THAT:

1. THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF YOMBA DEVELOPMENT COMPANY, LLC.
2. THE LANDS SURVEYED LIE WITHIN THE SW 1/4 OF SECTION 25, T.21 N., R.18 E. M.D.M., AND THAT THE SURVEY WAS COMPLETED ON DECEMBER 07, 2006.
3. THIS PLAT COMPLIES WITH APPLICABLE STATUTES OF THIS STATE AND ANY LOCAL ORDINANCES IN EFFECT ON THE DATE THAT WE SURVEY WAS COMPLETED, AND THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH CHAPTER 625 OF THE NEVADA ADMINISTRATIVE CODE.
4. THE MONUMENTS DEPICTED ON THE PLAT ARE OF THE CHARACTER SHOWN, OCCUPY THE POSITIONS INDICATED AND ARE OF SUFFICIENT NUMBER AND DURABILITY.
5. I HAVE PERFORMED A FIELD SURVEY SUFFICIENT TO LOCATE AND IDENTIFY PROPERLY THE PROPOSED BOUNDARY LINE ADJUSTMENT.

JON B. LODER
PLS 10842

JON B. LODER — No. 10842 — STATE OF NEVADA — PROFESSIONAL LAND SURVEYOR
12/08/2006





GRAPHIC SCALE

(IN FEET)
1 INCH = 40 ft

COUNTY RECORDER'S CERTIFICATE
FILE NO. 3491692 FEE 21.00
FILED FOR RECORD AT THE REQUEST OF Cornerstone Land Surv.
ON THIS 24 DAY OF Jan. 2007
AT 8 MINUTES PAST 4 O'CLOCK P.M. OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA.
Kathryn L. Burke
COUNTY RECORDER
BY: C. Bartley
DEPUTY

RECORD OF SURVEY

IN SUPPORT OF A BOUNDARY LINE ADJUSTMENT
FOR
YOMBA DEVELOPMENT COMPANY, LLC
AND JON S. & VALERIE S. WHITT

OF PARCEL 3 OF R/S 4775 AND
PARCEL C OF PM 337
SITUATE IN THE SW 1/4 OF SECTION 25, T.21N., R.18 E., M.D.M.
WASHOE COUNTY, NEVADA

CORNERSTONE LAND SURVEYING, INC.
339 VIRGINIA STREET
SPARKS, NV 89431
(775) 786-1141

SHEET 1 OF 1

CURRENT ZONING: MDS

CUMULATIVE INCREASE SHOULD BE EXAMINED FOR ANY SUBSEQUENT CHANGES TO THIS MAP

Record of Survey Map 4047

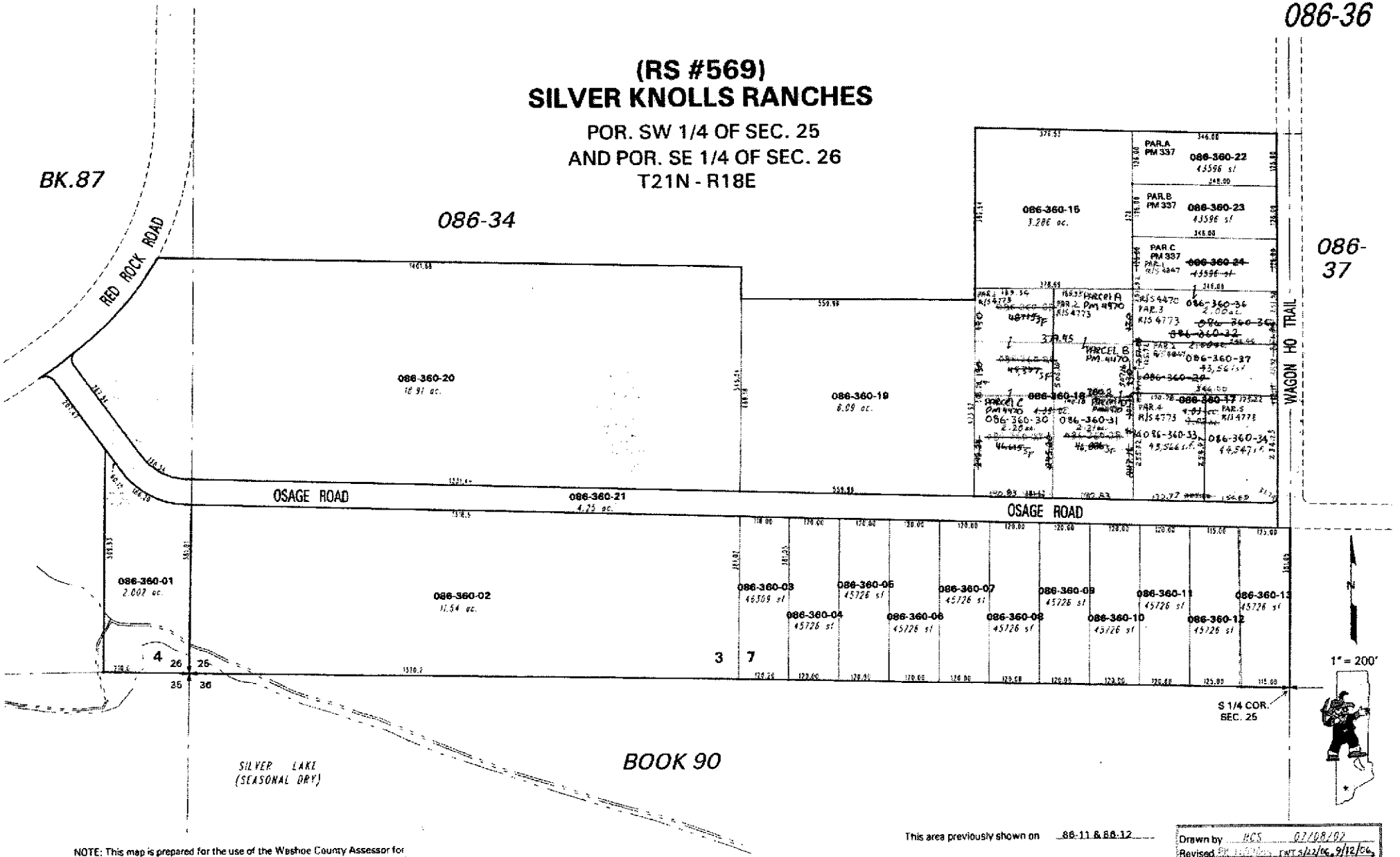
RECEIVED
2015 APR 14 PM 2:10
STATE ENGINEERS OFFICE

RECEIVED
2015 JUL 23 AM 9:10
STATE ENGINEERS OFFICE

5

(RS #569)
SILVER KNOLLS RANCHES

POR. SW 1/4 OF SEC. 25
AND POR. SE 1/4 OF SEC. 26
T21N - R18E



NOTE: This map is prepared for the use of the Washoe County Assessor for assessment and illustrative purposes only. It does not represent a survey of the premises. No liability is assumed as to the sufficiency or the accuracy of the data delineated hereon.

Office of Washoe County Assessor, Nevada - Robert W. McGowan

This area previously shown on 86-11 & 86-12

NOTE: Areas of parcels which are less than 2 acres are shown in square feet.

Drawn by HCS 07/08/02
Revised [illegible] 5/22/06, 9/12/06, 2/23/07

ARC INFO 6.0.1 WINDOWS NT WORKSTATION 4.0

RECEIVED
2015 APR 14 PM 2:10
STATE ENGINEERS OFFICE

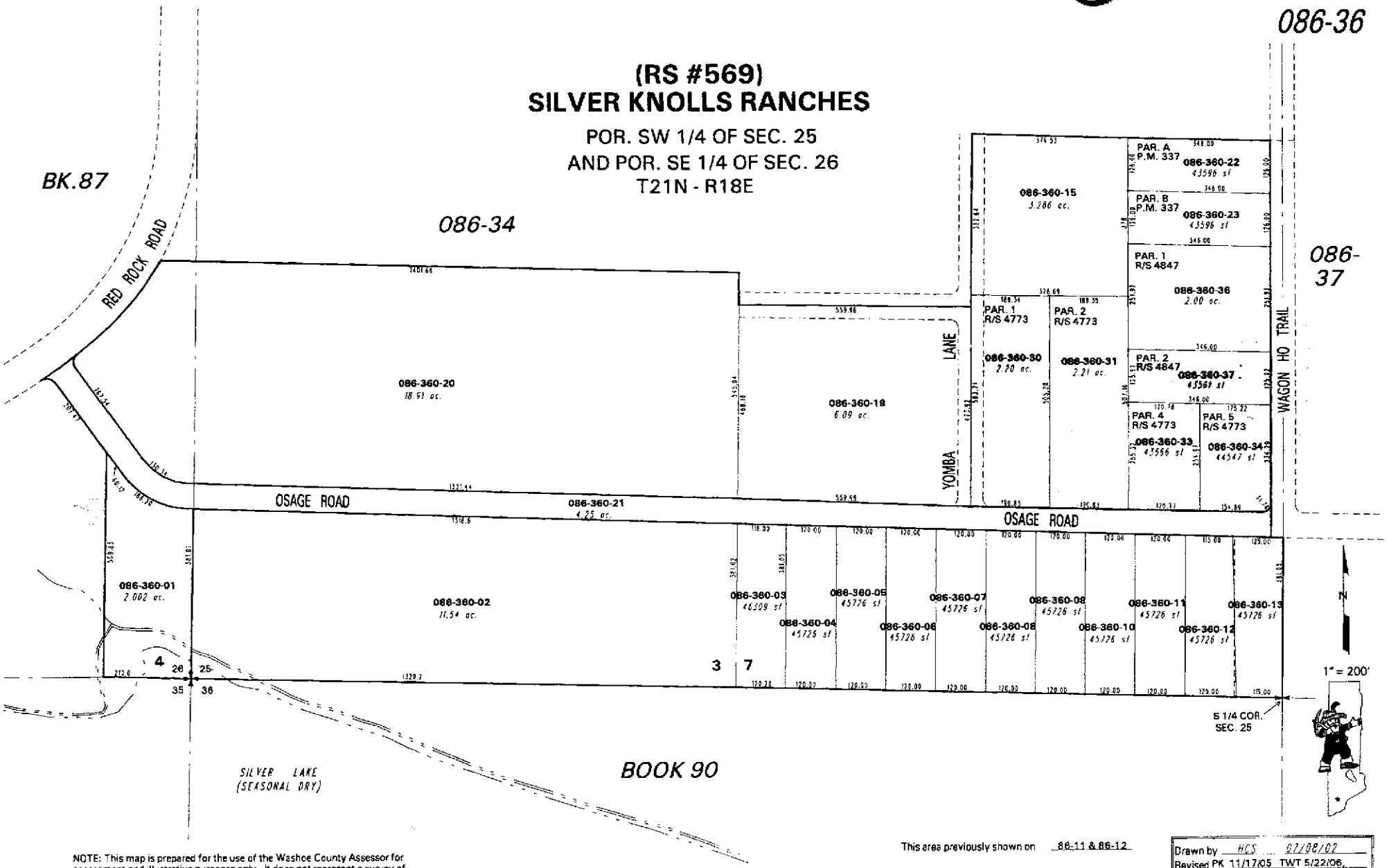
RECEIVED
2015 JUL 23 AM 9:40
STATE ENGINEERS OFFICE

End with 6 parcels

6

(RS #569)
SILVER KNOLLS RANCHES

POR. SW 1/4 OF SEC. 25
AND POR. SE 1/4 OF SEC. 26
T21N - R18E



NOTE: This map is prepared for the use of the Washoe County Assessor for assessment and illustrative purposes only. It does not represent a survey of the premises. No liability is assumed as to the sufficiency or the accuracy of the data delineated hereon.

Office of Washoe County Assessor, Nevada - Joshua G. Wilson

This area previously shown on 86-11 & 86-12

NOTE: Areas of parcels which are less than 2 acres are shown in square feet.

Drawn by HCS 02/08/02
Revised PK 11/17/05 TWT 5/22/06,
9/12/06, 2/23/07

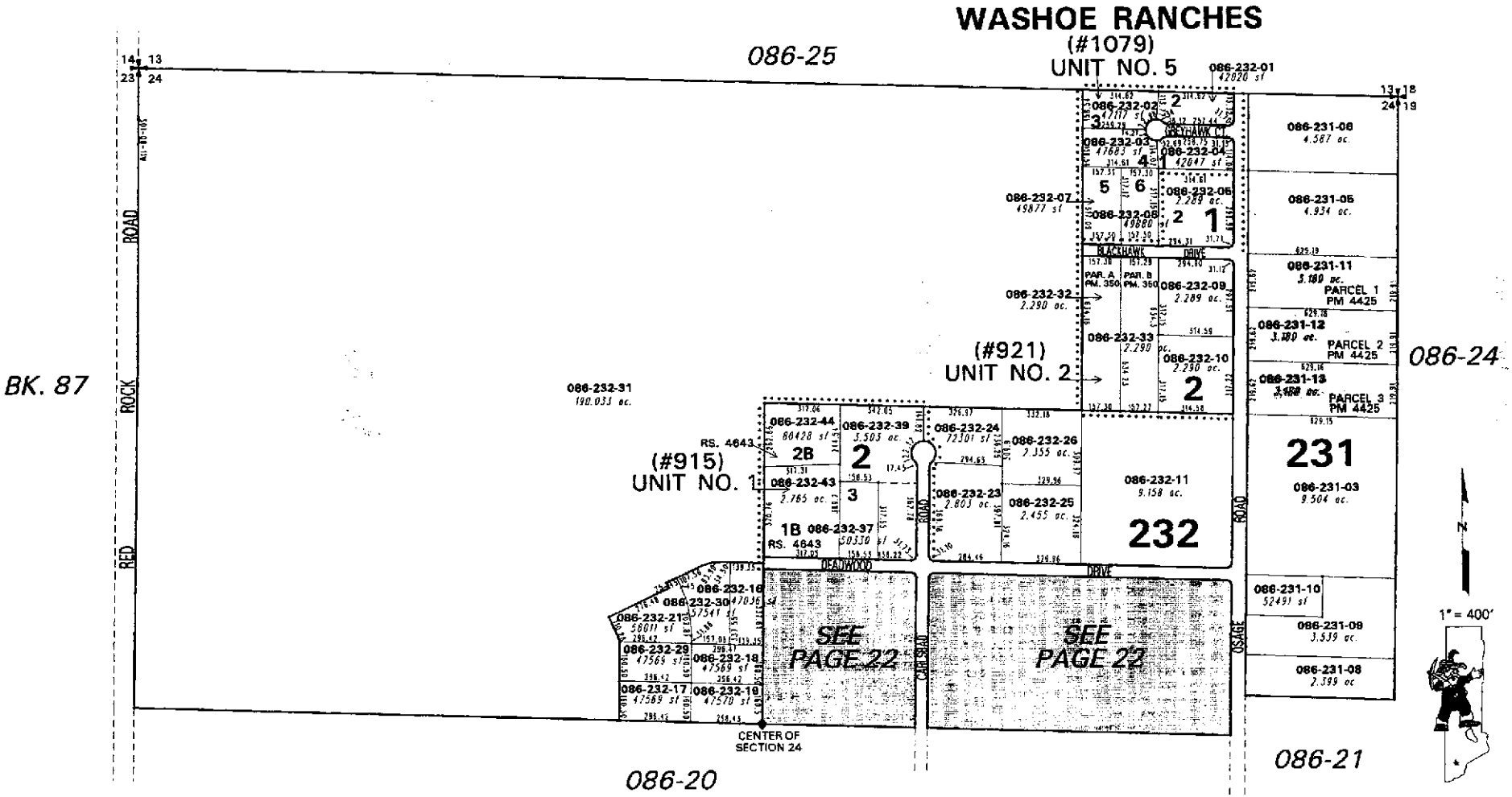
Map 4470

RECEIVED
2015 APR 14 PM 2:10
STATE ENGINEERS OFFICE

RECEIVED
2015 JUL 23 AM 9:1
STATE ENGINEERS OFFI

NORTH 1/2 OF SECTION 24

T21N - R18E



NOTE: This map is prepared for the use of the Washoe County Assessor for assessment and illustrative purposes only. It does not represent a survey of the premises. No liability is assumed as to the sufficiency or the accuracy of the data delineated hereon.

Office of Washoe County Assessor, Nevada - Robert W. McGowan

This area previously shown on _____

NOTE: Areas of parcels which are less than 2 acres are shown in square feet.

Drawn by PK 05/18/04
Revised PK 8/25/05 PK 12/21/05

ARC INFO GIS WINDOWS 2000 8.0

52 Hh

OWNERS CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED ARE THE OWNERS OF THE TRACT OF LAND REPRESENTED ON THIS PLAT AND HAVE CONSENTED TO THE PREPARATION AND RECORDATION OF THIS PLAT AND THAT THE SAME IS EXECUTED IN COMPLIANCE WITH AND SUBJECT TO THE PROVISIONS OF N.R.S CHAPTER 278. ALSO, THE EASEMENTS SHOWN HEREON ARE HEREBY GRANTED.

OWNERS:

Chris Eatherie — 6/29/05
CHRIS E. HARRIS — DATE

Marva E. Harris — 6/29/05
MARVA E. HARRIS — DATE

Michael N. Finn — 6-28-05
MICHAEL N. FINN — DATE

Sharon L. Finn — 6-28-05
SHARON L. FINN — DATE

NOTARY CERTIFICATE

STATE OF NEVADA } S.S.
COUNTY OF WASHOE }

ON THIS 29th DAY OF June, 2005, PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, IN THE COUNTY OF WASHOE, CHRIS E. HARRIS, WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE ABOVE INSTRUMENT. IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN.

Rita C. Mitchell
NOTARY PUBLIC

RITA P. MITCHELL
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 93-0281-2 - Expires October 4, 2005

NOTARY CERTIFICATE

STATE OF NEVADA } S.S.
COUNTY OF WASHOE }

ON THIS 29th DAY OF June, 2005, PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, IN THE COUNTY OF WASHOE, MARVA E. HARRIS, WHO ACKNOWLEDGED TO ME THAT SHE EXECUTED THE ABOVE INSTRUMENT. IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN.

Rita C. Mitchell
NOTARY PUBLIC

RITA P. MITCHELL
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 93-0281-2 - Expires October 4, 2005

NOTARY CERTIFICATE

STATE OF NEVADA } S.S.
COUNTY OF WASHOE }

ON THIS 28th DAY OF June, 2005, PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, IN THE COUNTY OF WASHOE, MICHAEL N. FINN, WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE ABOVE INSTRUMENT. IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN.

Jacqueline Johns
NOTARY PUBLIC

NORMA JEAN JOHNS
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 93-0278-2 - Expires August 28, 2005

NOTARY CERTIFICATE

STATE OF NEVADA } S.S.
COUNTY OF WASHOE }

ON THIS 29th DAY OF June, 2005, PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, IN THE COUNTY OF WASHOE, SHARON L. FINN, WHO ACKNOWLEDGED TO ME THAT SHE EXECUTED THE ABOVE INSTRUMENT. IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN.

Jacqueline Johns
NOTARY PUBLIC

NORMA JEAN JOHNS
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 93-0278-2 - Expires August 28, 2005

UTILITY COMPANIES CERTIFICATE

THE UTILITY EASEMENTS SHOWN ON THIS PLAT HAVE BEEN CHECKED, ACCEPTED AND APPROVED BY THE UNDERSIGNED PUBLIC UTILITIES COMPANIES.

Kurt Hong — 6/28/2005
SIERRA PACIFIC POWER COMPANY — DATE

D. Callahan — 6/28/05
SBC NEVADA — DATE

Jon Mohr — 6/29/05
CHARTER COMMUNICATIONS — DATE

Susan Ford — 6/29/05
THE DEPARTMENT OF WATER RESOURCES — DATE

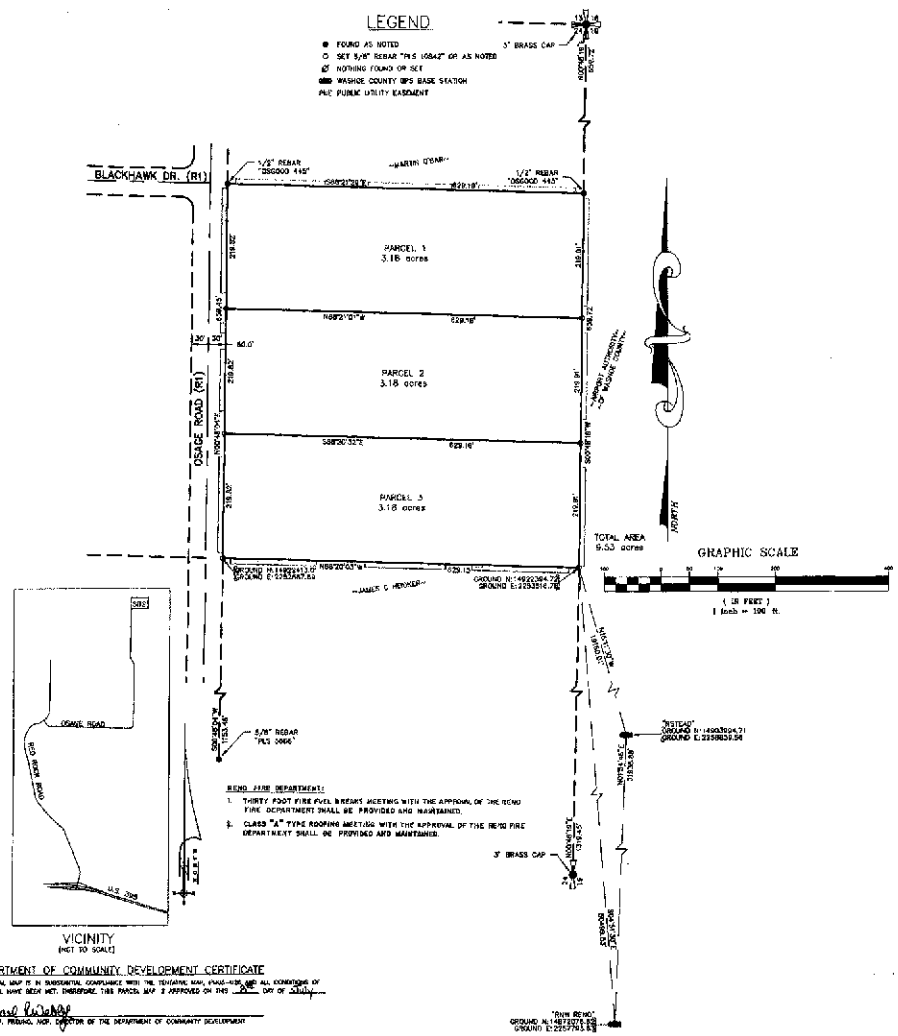
REFERENCES:

(1) TRACT MAP 921, DOC.NO.8460, AUGUST 27, 1984
(2) RECORD OF SURVEY 507, DOC.NO.416379, JUNE 3, 1964

3242725

LEGEND

- FOUND AS NOTED
- SET 5/8" REBAR TAG 10842" OR AS NOTED
- NOTHING FOUND OR SET
- WASHOE COUNTY GPS BASE STATION
- PUE PUBLIC UTILITY EASEMENT



VICINITY
[NOT TO SCALE]

RENO FIRE DEPARTMENT:

1. THIRTY FOOT FIRE-FUEL BREAKS ACCORD WITH THE APPROVAL OF THE RENO FIRE DEPARTMENT SHALL BE PROVIDED AND MAINTAINED.
2. CLASS "A" TYPE ROOFING MEETING WITH THE APPROVAL OF THE RENO FIRE DEPARTMENT SHALL BE PROVIDED AND MAINTAINED.

DEPARTMENT OF COMMUNITY DEVELOPMENT CERTIFICATE

THIS FINAL MAP IS IN SUBSTANTIAL COMPLIANCE WITH THE TENTATIVE MAP, WMAP-03-0008 AND ALL EXTENSIONS OF APPROVAL HAVE BEEN MET. THEREFORE, THIS PARCEL MAP 2 APPROVED ON THIS 7th DAY OF July, 2005.

by Carl Webdale
KAREN P. FREEMAN, MGR., DIRECTOR OF THE DEPARTMENT OF COMMUNITY DEVELOPMENT

NOTES

A PUBLIC UTILITY EASEMENT IS ALSO HEREBY GRANTED WITHIN EACH PARCEL FOR THE EXCLUSIVE PURPOSE OF INSTALLING AND MAINTAINING UTILITY SERVICE FACILITIES TO THAT PARCEL AND THE RIGHT TO EXIT THAT PARCEL WITH SAID FACILITIES FOR THE PURPOSE OF SERVING ADJACENT PARCELS AT LOCATIONS MUTUALLY AGREED UPON BY THE OWNER OF RECORD AT THAT TIME, AND THE UTILITY COMPANY.

PUBLIC UTILITY AND PRIVATE DRAINAGE EASEMENTS ARE HEREBY GRANTED AS FOLLOWS:
5' ALONG ALL SIDE AND REAR LOT LINES
10' ALONG LOT LINES ADJACENT TO STREETS

PUBLIC UTILITY EASEMENTS INCLUDE CABLE TV.

THE NATURAL DRAINAGE WILL NOT BE IMPEDED.

TAX CERTIFICATE

THE UNDERSIGNED HEREBY CERTIFIES THAT ALL PROPERTY TAXES ON THE LAND FOR THE FISCAL YEAR HAVE BEEN PAID AND THAT THE FULL AMOUNT OF ANY DEFERRED PROPERTY TAXES FOR THE CONVERSION OF THE PROPERTY FROM AGRICULTURAL USE HAS BEEN PAID PURSUANT TO N.R.S. 361A.280.

Nancy A. Anderson
WASHOE COUNTY TREASURER

Nancy A. Anderson — 7-1-05
Assist Chief Deputy Treas — 6-29-05
TITLE — DATE

SURVEYOR'S CERTIFICATE

I, JON B. LODER, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA, CERTIFY THAT

1. THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF CHRIS HARRIS.
2. THE LANDS SURVEYED LIE WITHIN THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 21 NORTH, RANGE 18 EAST, MDM, AND THAT THE SURVEY WAS COMPLETED ON APRIL 14, 2005.
3. THIS PLAN COMPLIES WITH THE APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCE IN EFFECT ON THE DATE THAT THE GOVERNING BODY GAVE ITS FINAL APPROVAL.
4. THE MONUMENTS DEPICTED ON THE PLAT ARE OF THE CHARACTER SHOWN, OCCUPY THE POSITIONS INDICATED AND ARE OF SUFFICIENT NUMBER AND DURABILITY.

JON B. LODER
PLS 10842
CORNERSTONE LAND SURVEYING, INC.
(775)356-1441

NEVADA — JON B. LODER — No. 10842 — 12-31-06 — PROFESSIONAL LAND SURVEYOR

6/6/05

TITLE COMPANY'S CERTIFICATE

THE UNDERSIGNED HEREBY CERTIFIES THAT THIS PLAT HAS BEEN EXAMINED AND THE SUBDIVIDER OFFERING THIS PLAT IS THE LAST TITLE HOLDER OF RECORD FOR ALL THE LANDS DELINEATED HEREON, AND THE LANDS ARE FREE FROM ANY LIENS OR ENCUMBRANCES, AS OF 6-6-2005 EXCEPT DOC.NO. 3242722.

WESTERN TITLE COMPANY

BY: [signature] — 6-30-2005
DATE

TITLE Assistant Secretary

SECURITY INTEREST HOLDER'S CERTIFICATE

DOC # 3086790

THIS IS TO CERTIFY THAT THE UNDERSIGNED, STEAMBOAT CAPITAL, LLC, CONSENTS TO THE PREPARATION AND RECORDATION OF THIS PLAT.

[signature] — 6/29/05
J. DOUGLAS CLARK — DATE

PRESIDENT
TITLE

NOTARY CERTIFICATE

STATE OF Nevada }
COUNTY OF Washoe } S.S.

ON THIS 29th DAY OF June, 2005 PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, IN THE COUNTY OF WASHOE, J. DOUGLAS CLARK, WHO ACKNOWLEDGED TO ME THAT ___ EXECUTED THE ABOVE INSTRUMENT. IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN.

[signature]
NOTARY PUBLIC

[illegible]
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 93-0242-2 - Expires February 12, 2006

BASIS OF BEARING & GEODETIC CONTROL

-BASED ON NEVADA COORDINATE SYSTEM OF 1983/94 (HARN) NEVADA, WEST ZONE AS ESTABLISHED ON SITE BY WASHOE COUNTY CONTINUOUS OPERATING GPS BASE STATIONS "RNW RENO" & "NOTAR".
-THE GROUND COORDINATES ARE MODIFIED GRID, DIVIDE GROUND COORDINATES BY COMBINED FACTOR OF 1.000107538 TO OBTAIN GRID COORDINATES.
-ALL DISTANCES SHOWN ARE GROUND.

WATER RIGHT DEDICATION CERTIFICATE

THE WATER AND SEWER REQUIREMENTS SET FORTH IN ARTICLE 422 OF THE WASHOE COUNTY DEVELOPMENT CODE RELATED TO THE DEDICATION OF WATER RESOURCES HAVE BEEN SATISFIED

Vicki Robinson — 7/1/05
THE DEPARTMENT OF WATER RESOURCES — DATE

COUNTY RECORDER'S CERTIFICATE

FILE NO. 3242725 FEE: 21.00
FILED FOR RECORD AT THE REQUEST OF Chris Harris
ON THIS 6 DAY OF July 2005
AT 2:45 MINUTES PAST 2 O'CLOCK
P.M., OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA.
Kathryn L. Burke
COUNTY RECORDER
BY: C. Bartley
DEPUTY

PARCEL MAP
FOR
CHRIS E. HARRIS, MARVA E. HARRIS, MICHAEL N. FINN & SHARON L. FINN

OF A PORTION OF THE NE 1/4 OF SECTION 24, T.21 N.,R.18 E., M.D.M. WASHOE COUNTY NEVADA

CSA — CONSULTING SERVICES ASSOCIATES INC.
CONSULTING CIVIL ENGINEERS--PLANNERS--SURVEYORS
327 S. ARLINGTON AVENUE
RENO, NEVADA 89509 — PHONE 775-323-0244

SHEET 1 OF 1

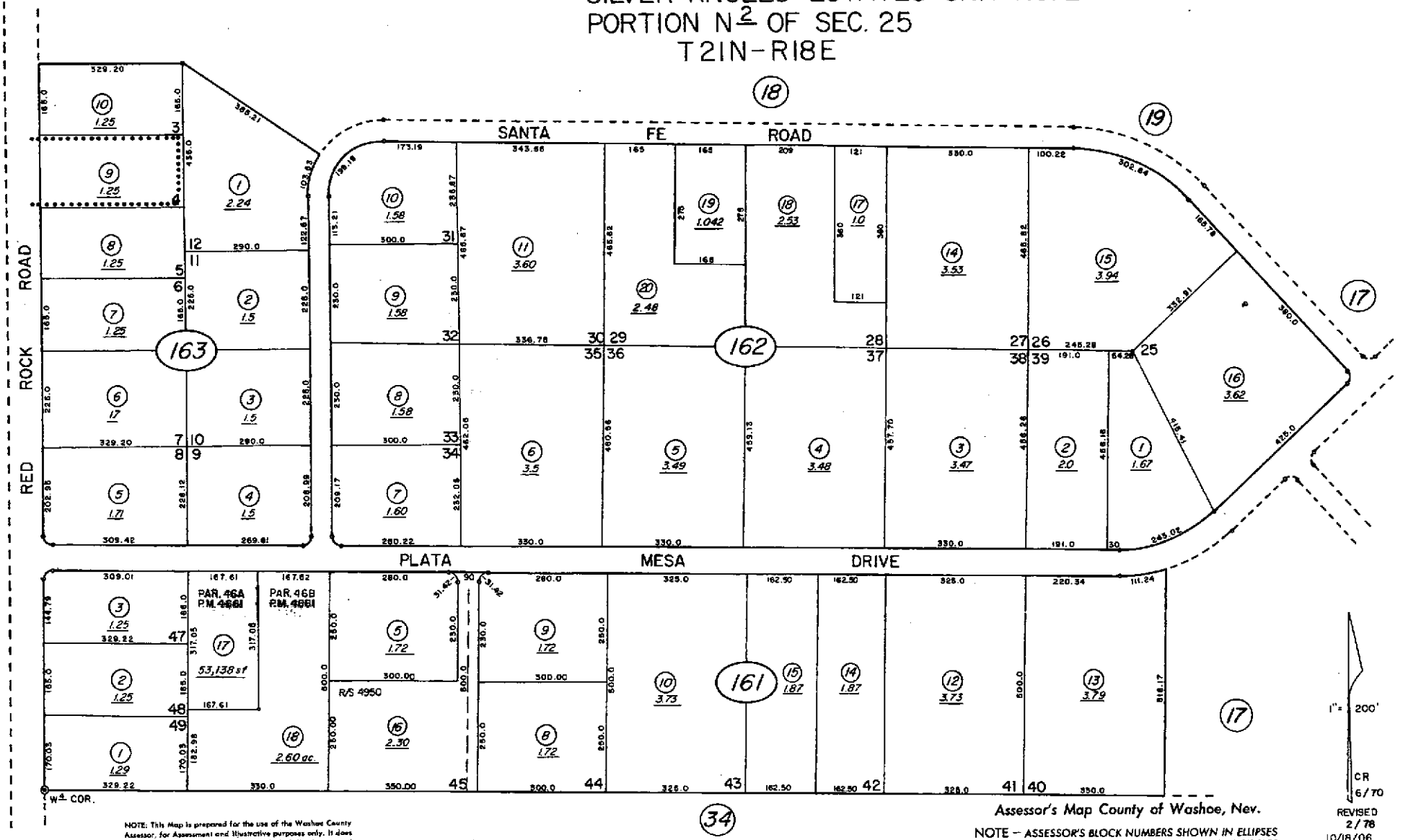
CUMULATIVE INDEXES SHOULD BE EXAMINED FOR ANY SUBSEQUENT CHANGES TO THIS MAP

4425

Parcel Map 4425

86-16

SILVER KNOLLS ESTATES UNIT NO. 2
PORTION N½ OF SEC. 25
T21N-R18E



NOTE: This Map is prepared for the use of the Washoe County Assessor, for Assessment and Illustrative purposes only. It does not represent survey of the Premises. No Liability is assumed as to the sufficiency or accuracy of the Data delineated hereon.

Assessor's Map County of Washoe, Nev.

NOTE – ASSESSOR'S BLOCK NUMBERS SHOWN IN ELLIPSES
ASSESSOR'S PARCEL NUMBERS SHOWN IN CIRCLES

1" = 200'

CR 6/70
REVISED 2/78 10/18/06 TWT 5/29/08

T99h

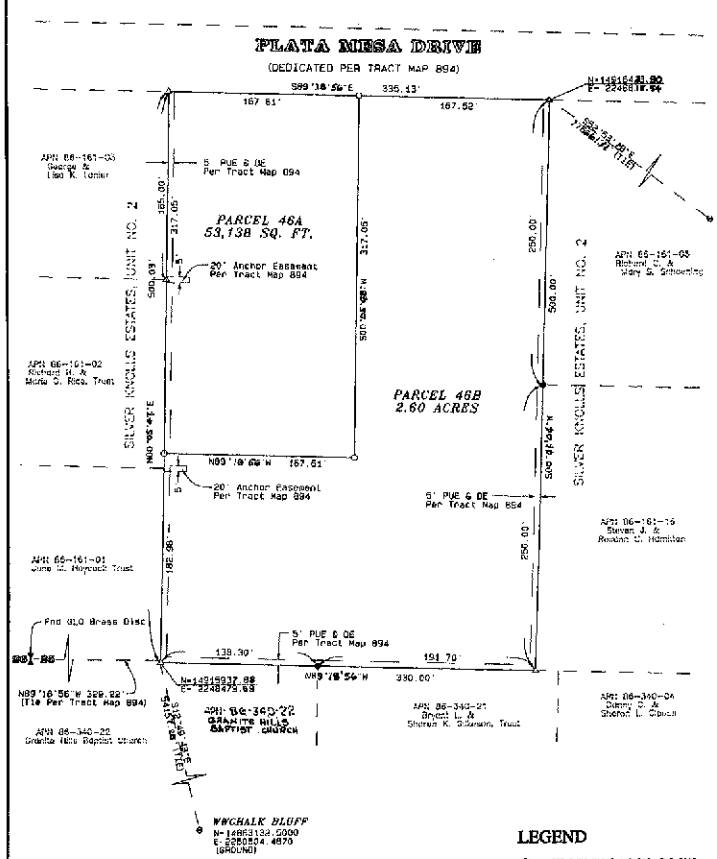
REFERENCES

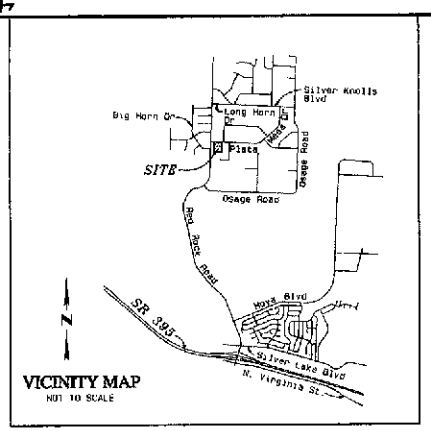
1. SUBDIVISION TRACT MAP NO. 894, FILE NO. 414777 IN THE OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA.

Low Density Suburban (LDS) Regulatory Zone for Review
Purposes as of August 2, 2005.
DOES NOT PRECLUDE FURTHER DIVISION OF LAND
Number of Lots on Parcel Map = 2 Lots
Minimum Lot Area Required 36,000 Square Feet
Minimum Lot Width 100 Feet
Minimum Front Yard 30 Feet
Minimum Side Yard 12 Feet
Minimum Rear Yard 30 Feet
Maximum Building Height 35 Feet/2 Story Maximum
Variances to these standards may be processed as per Washoe County Code.

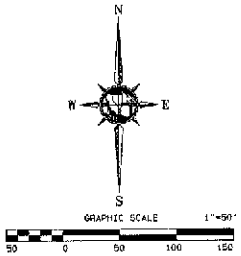
PLATA MESA DRIVE

(DEDICATED PER TRACT MAP 894)





VICINITY MAP
NOT TO SCALE



GRAPHIC SCALE 1"=50'
50 0 50 100 150

BASIS OF BEARING

THE BASIS OF BEARING FOR THIS SURVEY IS NORTH 89°41'33" EAST, BEING THE GRID BEARING BETWEEN NATIONAL GEODETIC SURVEY STATION CHALK BLUFF AND STATION VISTA 2 WITH THE FOLLOWING NEVADA COORDINATE SYSTEM, WEST ZONE, VALUES BASED ON THE NORTH AMERICAN DATUM OF 1983/1994 HIGH ACCURACY REFERENCE NETWORK (NAD 83/94-HARN)

CHALK BLUFF	NORTHING 4530306.304 METERS [14860181.093 U.S. SURVEY FEET]	
	EASTING 685055.792 METERS [2248057.133 U.S. SURVEY FEET]	
VISTA 2	NORTHING 4531369.702 METERS [14863632.746 U.S. SURVEY FEET]	
	EASTING 704777.774 METERS [2310289.644 U.S. SURVEY FEET]	

COORDINATES SHOWN ON THIS SURVEY ARE GROUND EQUIVALENT VALUES, BASED ON THE GEODETIC ADJUSTED PROJECTION COMBINED FACTOR OF 1.0000407510 DERIVED FROM GEODETIC OBSERVATIONS OBTAINED USING THE GLOBAL POSITIONING SYSTEM. EXCEPT FOR THE PUBLISHED GRID VALUES SHOWN ABOVE.

NOTES

1. ANY STRUCTURES WITHIN A FEMA FLOOD ZONE MUST COMPLY WITH THE WASHOE COUNTY DEVELOPMENT CODE ARTICLE 416.
2. BY GRAPHIC PLOTTING ONLY, THIS PROPERTY LIES WITHIN FEMA FLOOD ZONE "X" (areas determined to be outside the 500-year floodplain) AS SHOWN ON FIRM MAP NO. 32031C0810E, DATED SEPTEMBER 30, 1994.
3. A UTILITY EASEMENT IS ALSO HEREBY GRANTED WITHIN EACH PARCEL FOR THE EXCLUSIVE PURPOSE OF INSTALLING AND MAINTAINING UTILITY SERVICE FACILITIES TO THAT PARCEL AT LOCATIONS MUTUALLY AGREED UPON BY THE OWNER OF RECORD AT THE TIME OF INSTALLATION AND THE UTILITY COMPANY.
4. THE NATURAL DRAINAGE WILL NOT BE IMPEDED DURING THE DEVELOPMENT OR IMPROVEMENT OF THESE PARCELS.
5. PUBLIC UTILITY EASEMENTS ARE HEREBY GRANTED 10' IN WIDTH CONTIGUOUS WITH ALL DEDICATED STREET RIGHTS-OF-WAY, AND 10' IN WIDTH CENTERED ON ALL INTERIOR LOT LINES.
6. PUBLIC UTILITY EASEMENTS INCLUDE CABLE TELEVISION.

LEGEND

○	SET 5/8" REBAR AND CAP, PLS 6306
●	FOUND 5/8" REBAR
●	FOUND 3/4" REBAR
⊙	FOUND 1/2" REBAR
PUE	PUBLIC UTILITIES EASEMENT
DE	PRIVATE DRAINAGE

SURVEYOR'S CERTIFICATE

I, GEORGE B. LINDESMITH, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA, CERTIFY THAT:

1) THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY SUPERVISION AT THE INSTANCE OF JON L. JOHNSON.
2) THE LANDS SURVEYED LIE WITHIN THE NW 1/4 OF SECTION 26, T.20N., R.18E., M.D.M., AND THE SURVEY WAS COMPLETED ON 4-17-2006
3) THIS PLAT COMPLIES WITH THE APPLICABLE STATUTES OF THE STATE AND ANY LOCAL ORDINANCES IN EFFECT ON THE DATE THAT THE GOVERNING BODY GAVE ITS FINAL APPROVAL.
4) THE MONUMENTS DEPICTED ON THE PLAT ARE OF THE CHARACTER SHOWN, OCCUPY THE POSITIONS INDICATED AND ARE OF SUFFICIENT NUMBER AND DURABILITY.

GEORGE B. LINDESMITH, PLS 6306
NEVADA CERTIFICATE NO. 6306

OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT JON L. JOHNSON IS THE OWNER OF THE TRACT OF LAND REPRESENTED ON THIS PLAT AND HAS CONSENTED TO THE PREPARATION AND RECORDATION OF THIS PLAT AND THAT THE SAME IS EXECUTED IN COMPLIANCE WITH AND SUBJECT TO THE PROVISIONS OF NRS CHAPTER 278.

THE ACCESS, DRAINAGE AND UTILITY EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED.

JON L. JOHNSON — DATE 3/20/06

STATE OF NEVADA } SS
COUNTY OF WASHOE }

ON THIS 20th DAY OF March, 2006 PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, JON L. JOHNSON, PERSONALLY KNOWN TO ME OR PROVED TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL

NOTARY PUBLIC

UTILITY COMPANIES' CERTIFICATE

THE UTILITY EASEMENTS SHOWN ON THIS PLAT HAVE BEEN CHECKED, ACCEPTED AND APPROVED BY THE UNDERSIGNED UTILITY COMPANIES.

SIERRA PACIFIC POWER COMPANY — DATE 12/27/2005

NEVADA BELL TELEPHONE COMPANY D.B.A. SBC NEVADA — DATE 12/27/2005

CHARTER COMMUNICATIONS — DATE 12/22/2005

WASHOE COUNTY DEPARTMENT OF WATER RESOURCES — DATE 5/2/2006

TITLE COMPANY CERTIFICATE

THE UNDERSIGNED HEREBY CERTIFIES THAT THIS PLAT HAS BEEN EXAMINED AND THAT JON L. JOHNSON OWNS OF RECORD AN INTEREST IN THE LANDS DELINEATED HEREON AND HE IS THE ONLY OWNER OF RECORD OF SAID LAND; THAT ALL OF THE OWNERS OF RECORD OF THE LAND HAVE SIGNED THE FINAL MAP; THAT THERE ARE NO LIENS OF RECORD AGAINST THE LAND DELINEATED HEREON FOR DELINQUENT STATE, COUNTY, MUNICIPAL, FEDERAL OR LOCAL TAXES OR ASSESSMENTS COLLECTED AS TAXES OR SPECIAL ASSESSMENTS, AND THAT A GUARANTEE DATED September 22, 2006 FOR THE BENEFIT OF THE COUNTY OF WASHOE, STATE OF NEVADA, HAS BEEN ISSUED WITH REGARD TO ALL OF THE ABOVE. Sept. 05, 2006

FIRST AMERICAN TITLE COMPANY OF NEVADA

SIGNED: BY: — DATE 9-29-06 RB

TITLE: TITLE OFFICER

TAX CERTIFICATE

APN 086-161-04

THE UNDERSIGNED HEREBY CERTIFIES THAT ALL PROPERTY TAXES ON THIS LAND FOR THE FISCAL YEAR HAVE BEEN PAID AND THAT THE FULL AMOUNT OF ANY DEFERRED PROPERTY TAXES FOR THE CONVERSION OF THE PROPERTY FROM AGRICULTURAL USE HAS BEEN PAID PURSUANT TO N.R.S. 361A.265.

WASHOE COUNTY TREASURER

BY: DEPUTY — DATE 8/29/2006

WATER RIGHT DEDICATION CERTIFICATE

THE WATER AND SEWER REQUIREMENTS SET FORTH IN ARTICLE 422 OF THE WASHOE COUNTY DEVELOPMENT CODE RELATIVE TO THE DEDICATION OF WATER RESOURCES, HAVE BEEN SATISFIED.

WASHOE COUNTY DEPARTMENT OF WATER RESOURCES — DATE 5/2/06

DEPARTMENT OF COMMUNITY DEVELOPMENT CERTIFICATE

THIS FINAL MAP IS IN SUBSTANTIAL COMPLIANCE WITH THE TENTATIVE MAP, PM05-044 AND ALL CONDITIONS OF APPROVAL HAVE BEEN MET. THEREFORE, THIS MAP IS APPROVED THIS 25 DAY OF September 2006

ADRIAN P. FREUNDLICH, DIRECTOR of COMMUNITY DEVELOPMENT

TOTAL AREA 3.82± ACRES

FILE NO. 3444586
FILED FOR RECORD AT THE REQUEST OF Tri State Surveying ON THIS 29 DAY OF Sept. 2006 AT 5 MIN PAST 11 O'CLOCK, A M. OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA.

COUNTY RECORDER
KATHRYN L. BURKE
BY: C. Bartley
DEPUTY
FEE: 21.00

PARCEL MAP
FOR
JON L. JOHNSON
A DIVISION OF LOT 46 OF TRACT MAP 894
SITUATE WITHIN A PORTION OF THE NW 1/4 OF SECTION 26 OF TOWNSHIP 21 NORTH, RANGE 18 EAST, M.D.M.
WASHOE COUNTY NEVADA

TRI STATE SURVEYING, LTD
1925 E. PHATER WAY
SPARKS, NEVADA 89434
(775) 358-9491 x FAX # 358-3864

JOB NO. 05304.01.RM
SHEET 1 OF 1

3444586

CUMULATIVE INDEXES SHOULD BE EXAMINED FOR ANY SUBSEQUENT CHANGES TO THIS MAP

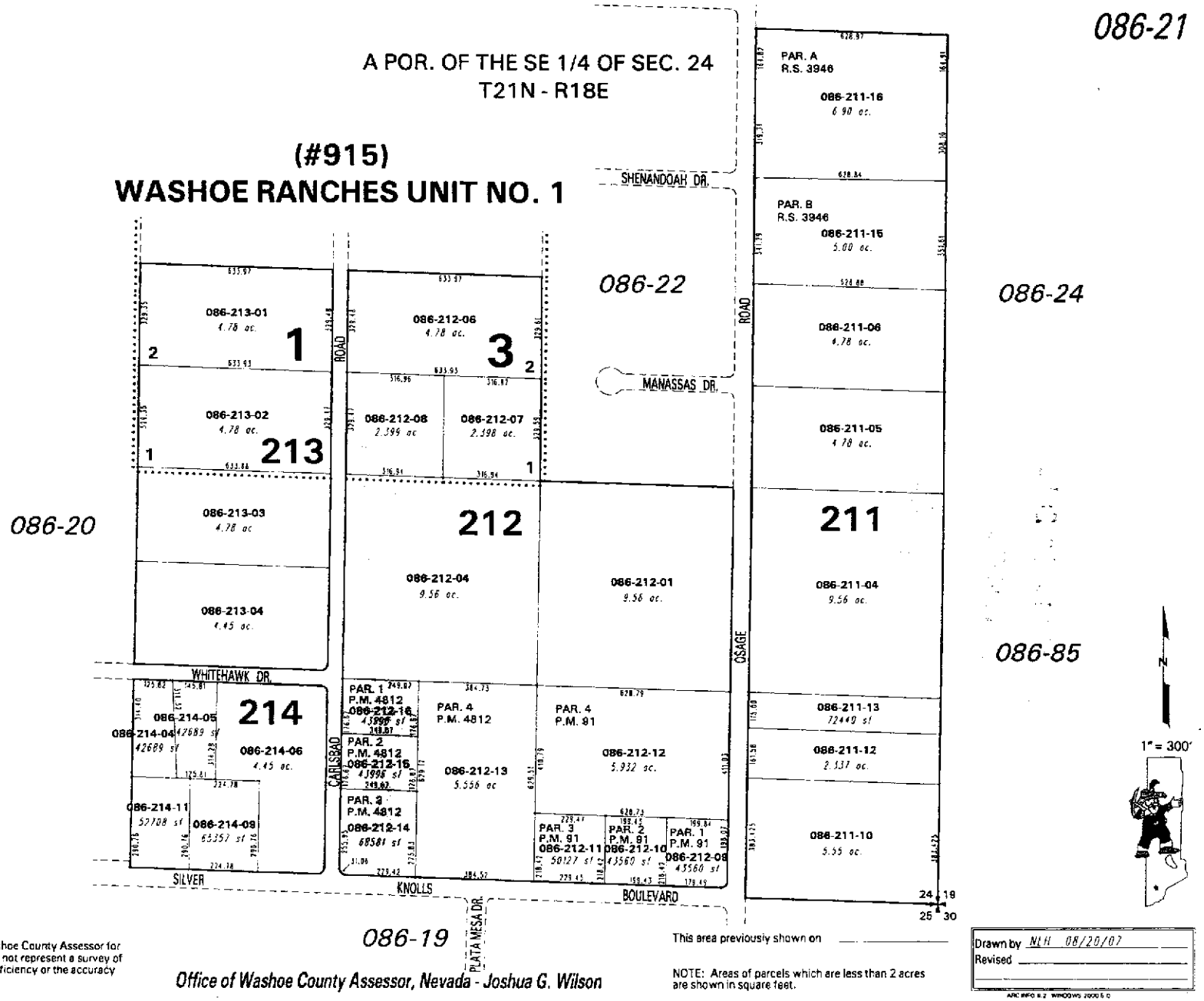
CONSULTATIVE INDEXES SHOULD BE EXAMINED FOR ANY SUBSEQUENT CHANGES TO THIS MAP

4661

Parcel Map 4661

A POR. OF THE SE 1/4 OF SEC. 24
T21N - R18E

(#915)
WASHOE RANCHES UNIT NO. 1



NOTE: This map is prepared for the use of the Washoe County Assessor for assessment and illustrative purposes only. It does not represent a survey of the premises. No liability is assumed as to the sufficiency or the accuracy of the data delineated hereon.

Office of Washoe County Assessor, Nevada - Joshua G. Wilson

This area previously shown on _____

NOTE: Areas of parcels which are less than 2 acres are shown in square feet.

Drawn by NLH 08/20/07
Revised _____

ARC INFO 8.2 WINDOWS 2000 5.0

RECEIVED
2015 APR 14 PM 2:10
STATE ENGINEERS OFFICE

RECEIVED
2015 JUL 23 AM 9:43
STATE ENGINEERS OFFICE

2184

UTILITY COMPANIES CERTIFICATE

THE UTILITY EASEMENTS SHOWN ON THIS PLAT HAVE BEEN CHECKED, ACCEPTED AND APPROVED BY THE UNDERSIGNED PUBLIC UTILITIES COMPANIES

SIERRA PACIFIC POWER COMPANY — 3/19/2007 DATE

NEVADA BELL TELEPHONE COMPANY D/B/A AT&T NEVADA — 3/26/2007 DATE

CHARTER COMMUNICATIONS — 3/23/2007 DATE

NOTES

1. A PUBLIC UTILITY EASEMENT IS ALSO HEREBY GRANTED WITHIN EACH PARCEL FOR THE EXCLUSIVE PURPOSE OF INSTALLING AND MAINTAINING UTILITY SERVICE FACILITIES TO THAT PARCEL AND THE RIGHT TO CUT THAT PARCEL WITH SAID FACILITIES FOR THE PURPOSE OF SERVING ADJACENT PARCELS AT LOCATIONS MUTUALLY AGREED UPON BY THE OWNER OF RECORD AT THAT TIME AND THE UTILITY COMPANY
2. PUBLIC UTILITY & PRIVATE DRAINAGE EASEMENTS ARE HEREBY GRANTED AS FOLLOWS:
   5' ALONG ALL SIDE AND REAR LOT LINES
   10' ALONG LOT LINES ADJACENT TO STREETS
3. PUBLIC UTILITY EASEMENTS INCLUDE CABLE TV
4. NATURAL DRAINAGE SHALL NOT BE ALTERED

REFERENCES:

(1) RECORD OF SURVEY MAP 508, DOC # 417814, RECORDED JUNE 19, 1984
(2) TRACT MAP 878, DOC #408423, RECORDED FEBRUARY 18, 1984
(3) PARCEL MAP 91, DOC #350249, RECORDED JULY 26, 1974

DEPARTMENT OF COMMUNITY DEVELOPMENT CERTIFICATE

THIS FINAL MAP IS IN SUBSTANTIAL COMPLIANCE WITH THE TENTATIVE MAP, PMA06-008 AND ALL CONDITIONS OF APPROVAL HAVE BEEN MET. THEREFORE, THIS PARCEL MAP IS APPROVED ON THIS 22nd DAY OF June, 2007

Carl Ruschy — June 22, 2007 DATE
(CARLOS R. RUSCHY)
DIRECTOR OF THE DEPT OF COMMUNITY DEVELOPMENT

SURVEYOR'S CERTIFICATE

I, JON B. LODER A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA, CERTIFY THAT

1. THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF YOMBA DEVELOPMENT, LLC
2. THE LANDS SURVEYED LIE WITHIN THE SE 1/4 OF SECTION 24, T.21 N., R.18 E. M.D.M., AND THAT THE SURVEY WAS COMPLETED ON OCTOBER 30, 2006
3. THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCE IN EFFECT ON THE DATE THAT THE GOVERNING BODY GAVE ITS FINAL APPROVAL
4. THE MONUMENTS DEPICTED ON THE PLAT ARE OF THE CHARACTER SHOWN, OCCUPY THE POSITIONS INDICATED AND ARE OF SUFFICIENT NUMBER AND DURABILITY.

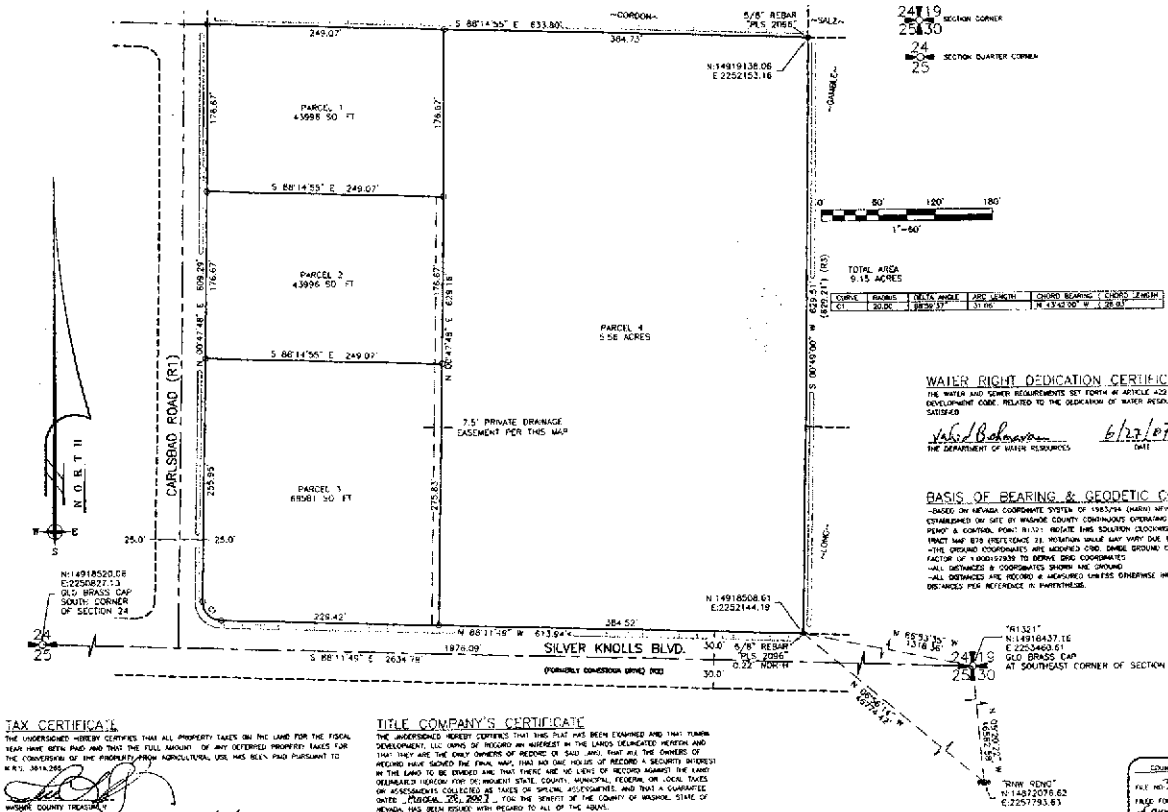
JON B. LODER
PLS 10842
CORNERSTONE LAND SURVEYING, INC
(775)786-1441

JON B. LODER — No. 10842 — STATE OF NEVADA — PROFESSIONAL LAND SURVEYOR

3/15/2007

LEGEND

- ● FOUND AS NOTED
- ○ SET 5/8" REBAR "PLS 10842" OR AS NOTED
- ■ WASHOE COUNTY GPS CONTROL POINT
- P.U.E. PUBLIC UTILITY EASEMENT (INCLUDES CABLE TV)
- (R1) SEE REFERENCE #
- (446.68') RECORD MEASUREMENT



CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	20.00'	88°39'57"	31.06'	N 43°42'00" W	28.03'

WATER RIGHT DEDICATION CERTIFICATE

THE WATER AND SEWER REQUIREMENTS SET FORTH IN ARTICLE 422 OF THE WASHOE COUNTY DEVELOPMENT CODE, RELATED TO THE DEDICATION OF WATER RESOURCES HAVE BEEN SATISFIED

Vahid Behrooyan — 6/22/07 DATE
THE DEPARTMENT OF WATER RESOURCES

BASIS OF BEARING & GEODETIC CONTROL

-BASED ON NEVADA COORDINATE SYSTEM OF 1983/94 (NAD83) NEVADA WEST ZONE AS ESTABLISHED ON SITE BY WASHOE COUNTY CONTINUOUS OPERATING GPS BASE STATION "RNW PEMP" & CONTROL POINT "R1321" ROTATE THIS SOLUTION CLOCKWISE 0°58'11" TO MATCH TRACT MAP 878 (REFERENCE 2). ROTATION VALUE MAY VARY DUE TO FIELD MEASUREMENTS.
-THE GROUND COORDINATES ARE MODIFIED C390, DMSE (GROUND COORDINATES BY COMBINED FACTOR OF 1.000152939 TO DERIVE GRID COORDINATES
-ALL DISTANCES & COORDINATES SHOWN ARE GROUND
-ALL DISTANCES ARE RECORD & MEASURED UNLESS OTHERWISE INDICATED BY RECORD DISTANCES PER REFERENCE IN PARENTHESES.

OWNERS CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED ARE THE OWNERS OF THE TRACT OF LAND REPRESENTED ON THIS PLAT AND HAVE CONSENTED TO THE PREPARATION AND RECORDATION OF THIS PLAT AND THAT THE SAME IS EXECUTED IN COMPLIANCE WITH AND SUBJECT TO THE PROVISIONS OF N.R.S. CHAPTER 278. ALSO, THE UTILITY & DRAINAGE EASEMENTS SHOWN HEREON ARE HEREBY GRANTED

YOMBA DEVELOPMENT, LLC.

Eddy Rhodes — 6/22/2007 DATE
EDDY RHODES, MANAGER

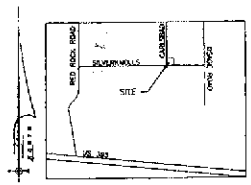
NOTARY CERTIFICATE

STATE OF NEVADA }
COUNTY OF WASHOE } S.S.

ON THIS 22 DAY OF June 2007 PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC IN THE COUNTY OF WASHOE, EDDY RHODES, WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE ABOVE INSTRUMENT. IN WITNESS WHEREOF, I HEREUNTO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN

Notary Public C. Burtlett — NOTARY PUBLIC

NOTARY PUBLIC DAVID H. Notary Public - State of Nevada, Appointment Recorded in Washoe County, No: 03-81012-2, Expires March 18, 2007



VICINITY
(NOT TO SCALE)

TAX CERTIFICATE

THE UNDERSIGNED HEREBY CERTIFIES THAT ALL PROPERTY TAXES ON THE LAND FOR THE FISCAL YEAR HAVE BEEN PAID AND THAT THE FULL AMOUNT OF ANY DEFERRED PROPERTY TAXES FOR THE CONVERSION OF THE PROPERTY FROM AGRICULTURAL USE HAS BEEN PAID PURSUANT TO N.R.S. 361A.265.

WASHOE COUNTY TREASURER

Deputy Treasurer — 3/15/07 DATE
TITLE

TITLE COMPANY'S CERTIFICATE

THE UNDERSIGNED HEREBY CERTIFIES THAT THIS PLAT HAS BEEN EXAMINED AND THAT YOMBA DEVELOPMENT, LLC (OWNS OF RECORD AN INTEREST IN THE LANDS DELINEATED HEREON AND THAT THEY ARE THE ONLY OWNERS OF RECORD OF SAID LAND, THAT ALL THE OWNERS OF RECORD HAVE SIGNED THE FINAL MAP, THAT NO ONE HOLDS OF RECORD A SECURITY INTEREST IN THE LAND TO BE DIVIDED AND THAT THERE ARE NO LIENS OF RECORD AGAINST THE LAND DELINEATED HEREON FOR DELINQUENT STATE, COUNTY, MUNICIPAL, FEDERAL OR LOCAL TAXES OR ASSESSMENTS COLLECTED AS TAXES OR SPECIAL ASSESSMENTS, AND THAT A GUARANTEE DATED March 26, 2007 FOR THE BENEFIT OF THE COUNTY OF WASHOE, STATE OF NEVADA, HAS BEEN ISSUED WITH REGARD TO ALL OF THE ABOVE.

FIRST AMERICAN TITLE COMPANY

By: [signature] — 3-29-2007 DATE

TITLE: TITLE OFFICER

COUNTY RECORDER'S CERTIFICATE

FILE NO. 3549894 FEE 21.00

FILED FOR RECORD AT THE REQUEST OF Cornerstone Land Surveying ON THIS 29 DAY OF June 2007

AT 46 MINUTES PAST 3 O'CLOCK P.M., OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA

Kathryn L. Burke
COUNTY RECORDER

By: C. Bartlett
DEPUTY

SECOND PARCEL MAP
FOR
YOMBA DEVELOPMENT
OF A PORTION OF
THE SE 1/4 OF SECTION 24, T.21N., R.18 E., M.D.M.
WASHOE COUNTY, NEVADA

CORNERSTONE LAND SURVEYING INC
388 GREG STREET
SPARKS, NV 89431
(775)786-1441

SHEET 1 OF 1

CUMULATIVE INDEXES SHOULD BE EXAMINED FOR ANY SUBSEQUENT CHANGES TO THIS MAP

3549894

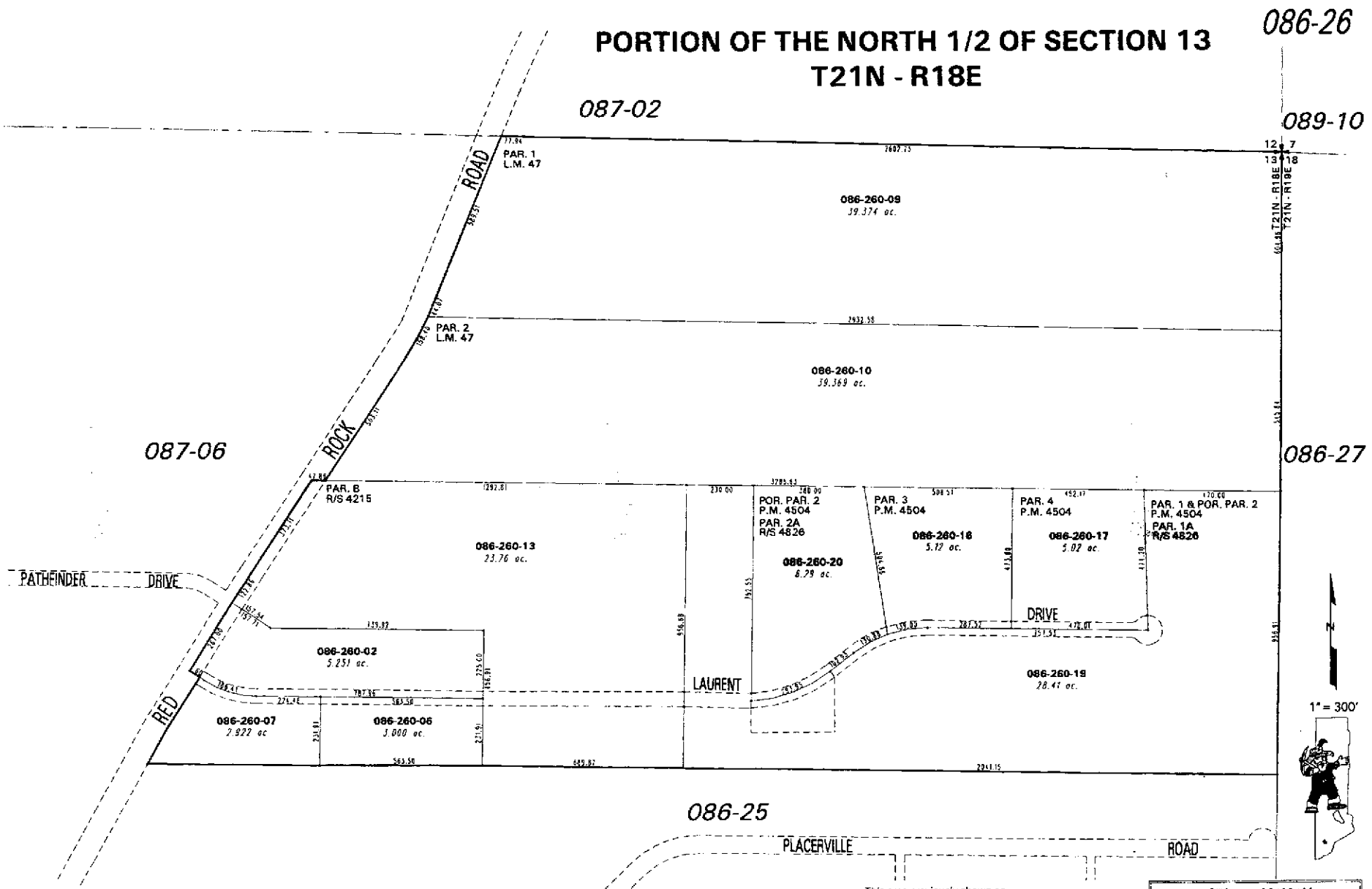
4812

Parcel Map 4812

RECEIVED
2015 APR 14 PM 2:10
STATE ENGINEERS OFFICE

RECEIVED
2015 JUL 23 AM 9:43
STATE ENGINEERS OFFICE

PORTION OF THE NORTH 1/2 OF SECTION 13
T21N - R18E



NOTE: This map is prepared for the use of the Washoe County Assessor for assessment and illustrative purposes only. It does not represent a survey of the premises. No liability is assumed as to the sufficiency or the accuracy of the data delineated hereon.

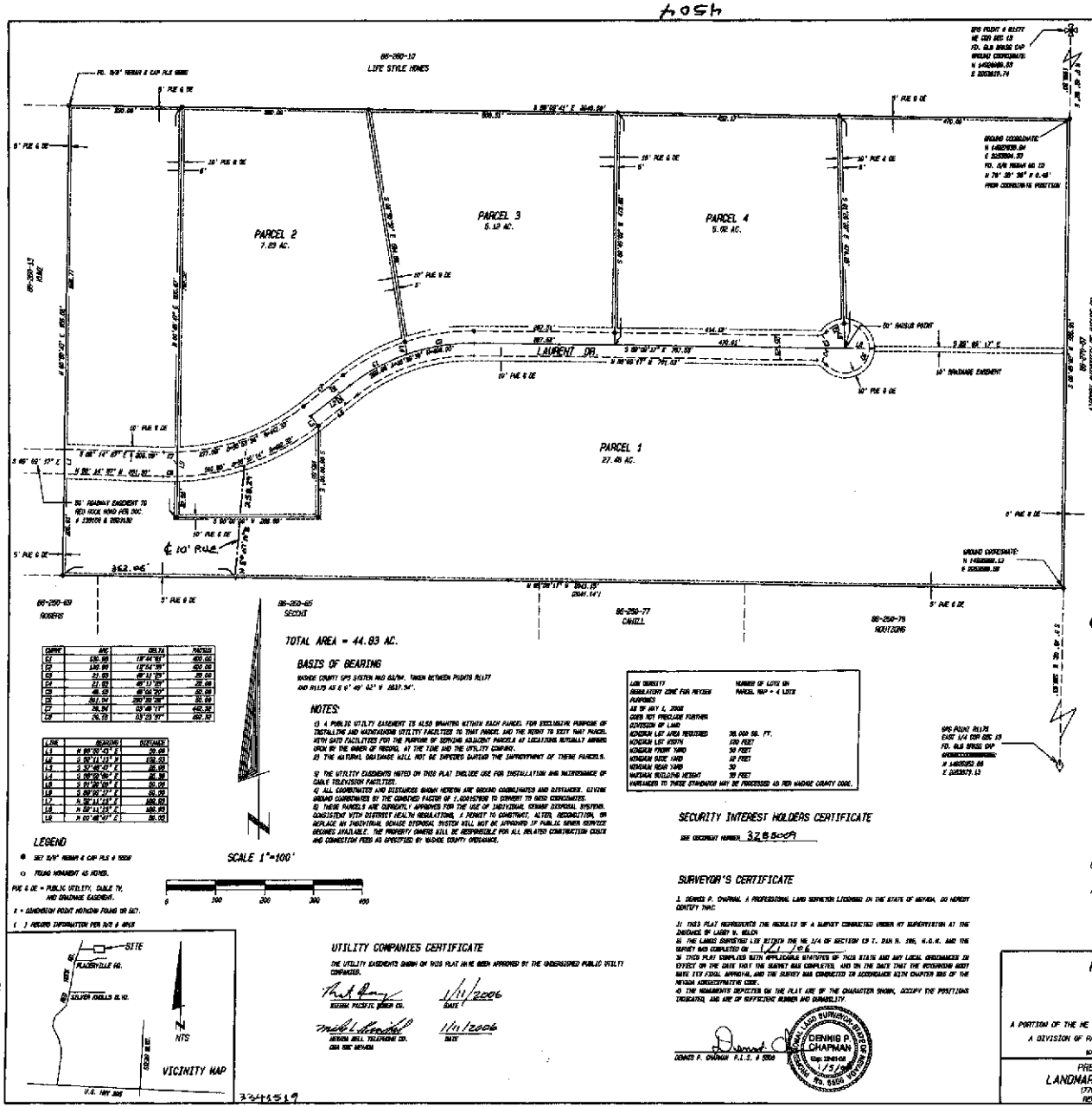
Office of Washoe County Assessor, Nevada - Robert W. McGowan

This area previously shown on _____

NOTE: Areas of parcels which are less than 2 acres are shown in square feet.

Drawn by TWT 03/02/06
Revised TWT 12/15/08

4504


PARCEL 1
27.48 AC.
PARCEL 2
7.23 AC.
PARCEL 3
5.12 AC.
PARCEL 4
5.02 AC.
LAURENT DR.
TOTAL AREA = 44.83 AC.
SCALE 1"=100'
0 100 200 300 400
LEGEND
SET 3/8" REBAR & CAP PLS # 10508
FOUND MONUMENT AS NOTED.
PUE & DE = PUBLIC UTILITY, CABLE TV, AND DRAINAGE EASEMENT.
X = SUNDERSON ROCKY MOUNTAIN TRIANGULATION STATION
( ) RECORD INFORMATION PER BOOK & MAPS
BASIS OF BEARING
WASHOE COUNTY GPS SYSTEM NAD 83/94, THOSE BETWEEN POINTS PLS77 AND PLS75 AS S 0° 49' 02" W 2637.54'.
NOTES:
1) A PUBLIC UTILITY EASEMENT IS ALSO GRANTED WITHIN EACH PARCEL FOR EXCLUSIVE PURPOSE OF INSTALLING AND MAINTAINING UTILITY FACILITIES TO THAT PARCEL AND THE RIGHT TO EXIT THAT PARCEL WITH SAID FACILITIES FOR THE PURPOSE OF SERVICING ADJACENT PARCELS AT LOCATIONS MUTUALLY AGREED UPON BY THE OWNER OF RECORD, AT THE TIME AND THE UTILITY COMPANY.
2) THE NATURAL DRAINAGE WILL NOT BE IMPEDED DURING THE IMPROVEMENT OF THESE PARCELS.
3) THE UTILITY EASEMENTS NOTED ON THIS PLAT INCLUDE USE FOR INSTALLATION AND MAINTENANCE OF CABLE TELEVISION FACILITIES.
4) ALL COORDINATES AND DISTANCES SHOWN HEREON ARE GROUND COORDINATES AND DISTANCES. GIVING GROUND COORDINATES BY THE COMBINED FACTOR OF 1.0004578598 TO CONVERT TO GRID COORDINATES.
5) THESE PARCELS ARE CURRENTLY APPROVED FOR THE USE OF INDIVIDUAL DOMAIN DISPOSAL SYSTEMS, CONSISTENT WITH DISTRICT HEALTH REGULATIONS. A PERMIT TO CONSTRUCT, ALTER, RECONSTRUCT, OR REPLACE AN INDIVIDUAL DOMAIN DISPOSAL SYSTEM WILL NOT BE APPROVED IF PUBLIC SEWER SERVICE BECOMES AVAILABLE. THE PROPERTY OWNER WILL BE RESPONSIBLE FOR ALL RELATED CONSTRUCTION COSTS AND CONNECTION FEES AS SPECIFIED BY WASHOE COUNTY ORDINANCE.
LOT TABULATION
REGULATORY ZONE FOR PARCEL PURPOSES
DIVISION OF LAND
MINIMUM LOT AREA REQUIRED 36,000 SQ. FT.
MINIMUM LOT WIDTH 100 FEET
MINIMUM FRONT YARD 30 FEET
MINIMUM SIDE YARD 10 FEET
MINIMUM REAR YARD 30
MAXIMUM BUILDING HEIGHT 30 FEET
NUMBER OF LOTS ON PARCEL MAP = 4 LOTS
VARIANCES TO THESE STANDARDS MAY BE PROCESSED AS PER WASHOE COUNTY CODE.
SECURITY INTEREST HOLDERS CERTIFICATE
SEE DOCUMENT NUMBER 3285009
SURVEYOR'S CERTIFICATE
I, DENNIS P. CHAPMAN, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA, DO HEREBY CERTIFY THAT:
1) THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY SUPERVISION AT THE INSTANCE OF LARRY V. WELCH
2) THE LANDS SURVEYED LIE WITHIN THE NE 1/4 OF SECTION 13 T. 21N., R. 19E M.D.M. AND THE SURVEY WAS COMPLETED ON 12/1/05
3) THIS PLAT COMPLIES WITH APPLICABLE STATUTES OF THIS STATE AND ANY LOCAL ORDINANCES IN EFFECT ON THE DATE THAT THE SURVEY WAS COMPLETED, AND ON THE DATE THAT THE GOVERNING BODY GAVE ITS FINAL APPROVAL AND THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH CHAPTER 625 OF THE NEVADA ADMINISTRATIVE CODE.
4) THE MONUMENTS DEPICTED ON THE PLAT ARE OF THE CHARACTER SHOWN, OCCUPY THE POSITIONS INDICATED, AND ARE OF SUFFICIENT NUMBER AND DURABILITY.
DENNIS P. CHAPMAN P.L.S. # 10508
NEVADA LAND SURVEYOR DENNIS P. CHAPMAN No. 10508 12/31/06
UTILITY COMPANIES CERTIFICATE
THE UTILITY EASEMENTS SHOWN ON THIS PLAT HAVE BEEN APPROVED BY THE UNDERSIGNED PUBLIC UTILITY COMPANIES.
SIERRA PACIFIC POWER CO. 1/11/2006 DATE
NEVADA BELL TELEPHONE CO. DBA SBC NEVADA 1/11/2006 DATE
VICINITY MAP
SITE
PLEASANTVILLE RD.
SILVER KNOLLS BLVD.
NTS
U.S. HWY 395
OWNERS CERTIFICATE
THIS IS TO CERTIFY THAT THE UNDERSIGNED, LARRY V. WELCH IS THE OWNER OF THE TRACT OF LAND REPRESENTED ON THIS PLAT AND HAS CONSENTED TO THE PREPARATION AND RECORDATION OF THIS PLAT AND THAT THE SAME IS EXECUTED IN COMPLIANCE WITH AND SUBJECT TO THE PROVISIONS OF NRS CHAPTER 278. THE 60' ACCESS EASEMENT, DRAINAGE, CABLE TV, AND PUBLIC UTILITY EASEMENTS (P.U.E.) NOTED ARE HEREBY GRANTED FOR THE PURPOSE AND USE STATED.
Larry V. Welch 1-5-06
LARRY V. WELCH DATE
STATE OF NEVADA S.S. COUNTY OF WASHOE
ON THIS 5th DAY OF January 2006 PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC IN SAID COUNTY, LARRY V. WELCH ACKNOWLEDGED TO ME THAT HE EXECUTED THE ABOVE INSTRUMENT, IN WITNESS WHEREOF I HEREUNTO SET MY HAND AND AFFIX MY OFFICIAL SEAL THE DATE AND YEAR FIRST WRITTEN ABOVE.
Kenneth M. Peters NOTARY PUBLIC
KENNETH M. PETERS Notary Public - State of Nevada Appointment Recorded in Washoe County No: 94-1744-2 Expires March 6, 2006
TITLE COMPANY CERTIFICATE
THE UNDERSIGNED HEREBY CERTIFIES THAT THIS PLAT HAS BEEN EXAMINED AND THAT LARRY V. WELCH WAS OF RECORD AND INTEREST IN THE LANDS DELINEATED HEREON AND THAT THEY ARE THE ONLY OWNERS OF RECORD OF SAID LAND ; THAT ALL THE OWNERS OF RECORD HAVE SIGNED THE FINAL MAP; THAT [illegible] HOLDERS OF RECORD A SECURITY INTEREST IN SAID LAND ARE THE ONLY HOLDERS OF RECORD OF A SECURITY INTEREST IN THE LAND TO BE SURVEYED AND THAT THEY ARE THE ONLY HOLDERS OF RECORD OF A SECURITY INTEREST IN SAID LAND AND THAT THERE ARE NO LIENS OF RECORD AGAINST THE LAND DELINEATED HEREON FOR DELINQUENT STATE, COUNTY, MUNICIPAL, FEDERAL OR LOCAL TAXES OR ASSESSMENTS COLLECTED AS TAXES OR SPECIAL ASSESSMENTS, AND THAT A GUARANTEE DATED 1/18/06 FOR THE BENEFIT OF THE COUNTY OF WASHOE, STATE OF NEVADA HAS BEEN ISSUED HEREIN REGARD TO ALL OF THE ABOVE.
BY: [signature] DATE: 1/19/06
TITLE: Title Officer TITLE CO.: First American Title Co.
COMMUNITY DEVELOPMENT CERTIFICATE
THIS FINAL MAP IS IN SUBSTANTIAL COMPLIANCE WITH THE TENTATIVE MAP TM98-[illegible] AND ALL CONDITIONS OF APPROVAL HAVE BEEN MET. THEREFORE, THIS PARCEL MAP IS APPROVED ON THIS 26th DAY OF January, 2006
[signature] ADAM L. SPRIGGS, ASST. DIRECTOR OF COMMUNITY DEVELOPMENT
WATER RIGHT DEDICATION CERTIFICATE
THE WATER AND SEWER RESOURCE REQUIREMENTS MAY SET FORTH IN ARTICLE 422 OF WASHOE COUNTY DEVELOPMENT CODE, RELATED TO THE DEDICATION OF WATER RESOURCES HAVE BEEN SATISFIED.
[signature] 1/17/06
WASHOE COUNTY UTILITY DIVISION DATE
TAX CERTIFICATE
THE UNDERSIGNED HEREBY CERTIFIES THAT ALL PROPERTY TAXES ON THIS LAND FOR THE FISCAL YEAR HAVE BEEN PAID AND THAT THE FULL AMOUNT OF ANY DEFERRED PROPERTY TAXES FOR THE CONVERSION OF THE PROPERTY FROM AGRICULTURE USE HAVE BEEN PAID PURSUANT TO NRS 361A.265.
[signature] 1/19/2006
WASHOE COUNTY TREASURER DATE
[signature]
TITLE
PARCEL MAP
FOR
LARRY WELCH
A PORTION OF THE NE 1/4 OF SECTION 13, T. 21N., R. 19E MDM
A DIVISION OF PARCEL A OF RECORD OF SURVEY # 4815
WASHOE COUNTY, NEVADA
PREPARED BY
LANDMARK SURVEYING
1776) 284-0904
RENO, NEVADA
SHEET: 1
OF 1
FILE NO. 3241519
FILED FOR RECORD AT THE REQUEST OF Landmark Surveying
ON THIS 27th DAY OF January 2006
AT 4:38 MINUTES PAST 3 O'CLOCK P.M.
IN OFFICIAL RECORDS OF WASHOE COUNTY NEVADA
Kathryn L. Burke COUNTY RECORDER
BY C. Partlow DEPUTY
FEE: 21.00
3241519
CUMULATIVE INDEXES SHOULD BE EXAMINED FOR ANY SUBSEQUENT CHANGES TO THIS MAP
CUMULATIVE INDEXES SHOULD BE EXAMINED FOR ANY SUBSEQUENT CHANGES TO THIS MAP
4504
Parcel Map 4504