Eric
Broersma
DC/Public Works

DOUGLAS COUNTY, NV
This is a no fee document
NO FEE
DC/PUBLIC WORKS

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KAREN ELLISON, RECORDER

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. 77076 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 Douglas)

I, Carl Ruschmeyer, P.E., Douglas County Public Works Director

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 Douglas County
   of ☑ all ☐ a portion of Permit 77076 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:
   0.02211 cubic feet per second and 16.00 acre feet annually, sufficient for 8 single family units
   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:
   See attached description of Existing Place of Use. Note that the portion of existing Permit 77076 to be relinquished is not assigned to any specific Douglas County Assessor's parcel(s).

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

Permit/Cert No. 77076

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 This relinquishment of water rights is for the purpose of offsetting the water withdrawn from domestic wells to homes, or for the dedication of water to newly created lots located at the place described below and reflected on the attached map: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)*

   Portion N1/2 Section 26, T.12N., R.19E., M.D.M., Douglas County Assessor's Parcel Numbers 1219-26-001-009, 010, 018, 019, 039, 043, 047 and 048. Also known as a portion of JACKSON CREEK RANCH ESTATES. (See attached map recorded as document no. 433187.)

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. 77076

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 18 day of September, 20 14.

Affiant's Signature

Carl Ruschmeyer, Public Works Director
Affiant's printed name

1120 Airport Road, Building F-2
Street Address

Minden, NV 89423
City, State, ZIP

775-783-6480
Telephone Number

State of Nevada)
: ss
County of Douglas)

Subscribed and sworn to before me on

this 18th day of September, 20 14.

by Carl Ruschmeyer

Notary Public Signature

EILEEN CHURCH
Notary Public, State of Nevada
Appointment No. 13-8811-3
My Appt. Expires Feb 19, 2017

Notary Stamp

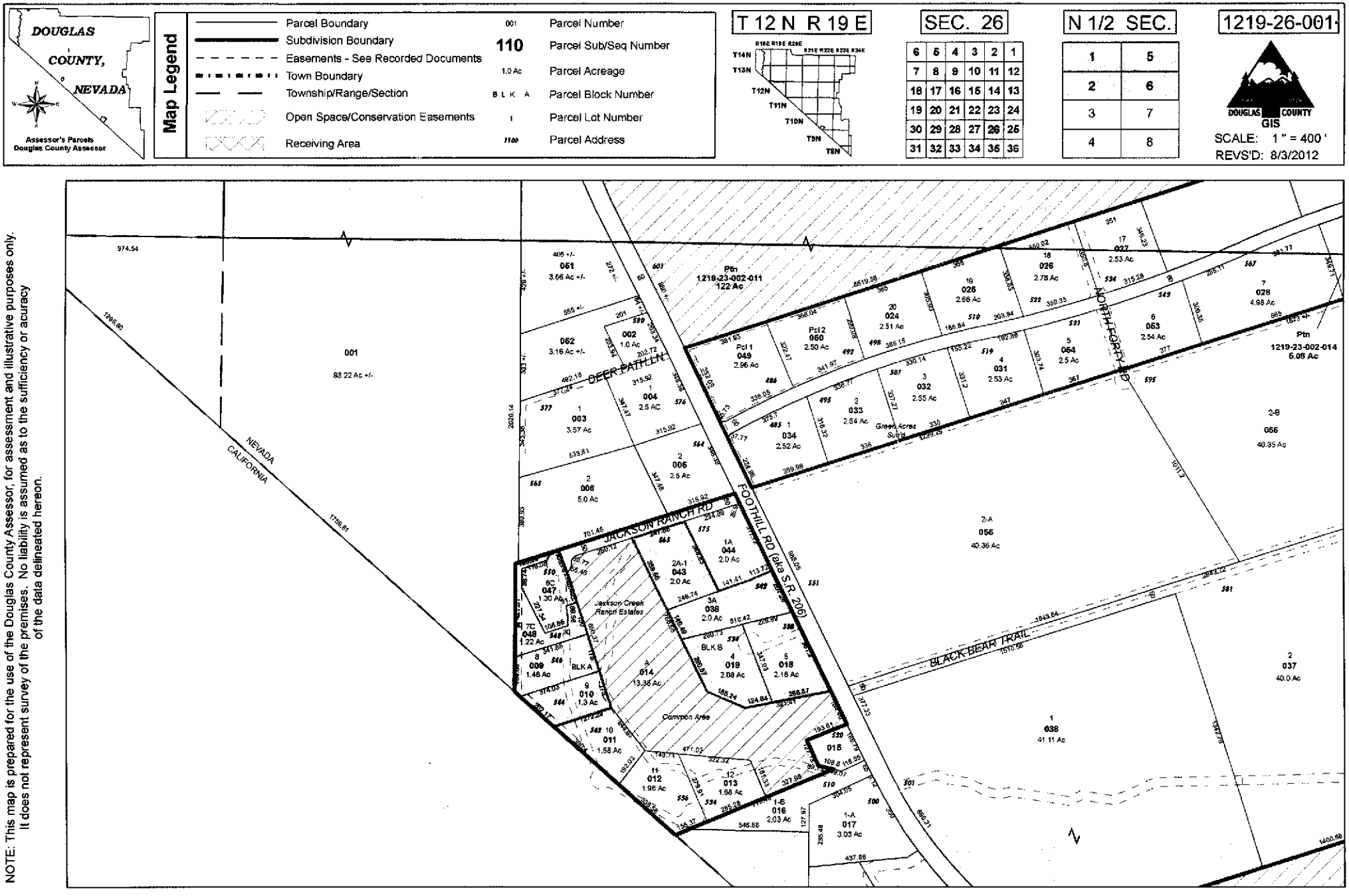
APPROVED: This 7 day of November, 20 14.

for State Engineer's signature

Kelvin Hickenbotham
Print State Engineer's name

Deputy State Engineer

Revised 07/13



NOTE: This map is prepared for the use of the Douglas 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.

Final Map PDA 97-001

Jackson Creek Ranch Estates

A Planned Development

a redivision of Parcel Map #2040 for Jerald R. Jackson
a portion of the N 1/2 of Section 26,
Township 12 North, Range 19 East,
Mount Diablo Meridian
Douglas County, Nevada

SURVEYOR'S CERTIFICATE

I, Paul "Dean" Higginbotham, a Professional Land Surveyor in the State of Nevada, certify that:

1. That this is a true and accurate representation of the lands surveyed under my supervision at the instance of Jerald R. Jackson.
2. The lands surveyed lie within Section 26, Township 12 North, Range 19 East, M.D.M., and the survey was completed on December 31, 1997.
3. This plat complies with applicable state statutes and any local ordinances in effect on the date that the governing body gave it's final approval.
4. The monuments depicted on this plat are of the character shown and occupy the positions indicated and are of sufficient number and durability.

12-26-97
Paul "Dean" Higginbotham — Date
Professional Land Surveyor No. 6200

PROFESSIONAL LAND SURVEYOR — 12-26-97 — PAUL DEAN HIGGINBOTHAM — No. 6200 — STATE OF NEVADA

COUNTY ENGINEER'S CERTIFICATE

I, Eric Taitelman, P.E. Douglas County Engineer, do hereby certify that I have examined this map; and, all physical improvements as required by the parcel map regulations have been completed and/or proper financial security has been posted covering the completion of the work; and, I am satisfied that this map is technically correct.

2/20/98
Eric Taitelman, P.E. — Date
Douglas County Engineer

~~PLANNING COMMISSION CERTIFICATE~~

~~It is hereby certified that this plat was presented before the Douglas County Planning Commission on the ____ day of ____, 1997 and was duly approved. Furthermore the offer of dedication for all public ways was rejected with the reservation to accept said offer at a later date.~~

COMMUNITY DEVELOPMENT DEPARTMENT CERTIFICATE

I, John Doughty, Planning/Economic Development Manager, do hereby certify that I have examined this final map entitled Jackson Creek Ranch Estates and that it is in substantial compliance with the tentative map as approved by the Douglas County Board of Commissioners on November 6, 1997. Furthermore, the offer of dedication for all public ways was rejected with the reservation to accept said offer at a later date.

2/20/98
John Doughty — Date
Planning/Economic Development Manager

COUNTY TAX COLLECTOR'S CERTIFICATE

I, Barbara J. Reed, Douglas County Clerk–Treasurer and Ex–officio Tax Collector, do hereby certify that all property taxes on this land for the fiscal year have been paid. APN 19-300-13 AND APN 19-300-80
AG TAXES ARE PAID AS OF 2/20/98

2/23/98
Barbara J. Reed
Douglas County Clerk–Treasurer
By: Terry Sanderson
Sr. Deputy Treasurer

HEALTH DEPARTMENT APPROVAL

This final map is approved by the Health Division of the Department of Human Resources and is predicated on the use of individual sewage disposal systems, individual water systems and concerning water pollution and water quality in accordance with Nevada Revised Statutes.

Feb. 13 1998
Health Department — Date

DIVISION OF WATER RESOURCES APPROVAL

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 and approval on file in this office.

P.E. 2/13/98
Division of Water Resources

TITLE CERTIFICATE

This is to certify that the forgoing owners, as mentioned in the Owner's Certificate are the only parties having record interest in the tracts of land represented on this map and are the only parties required to sign this map and plan.

The following is a complete list of the mortgages and/or lien–holders of record: NONE

12/29/97
Stewart Title Company
James D. Rose, Corporate Officer

NOTES

1. A wetland delineation conducted by the Army Corps of Engineers may determine that portions of the new parcels may be located within a designated wetland area.
2. Further division of the parcels within the planned development is not permitted.
3. The owners and future owners will not protest the formation of and agree to participate in any lawfully created assessment district formed within one (1) mile of the area to provide water service to the area at just and reasonable rates.
4. Parcel A is designated as an open space with no associated development rights. Construction of permanent structures is limited to agricultural type structures such as barns or corrals.
5. Parcels 6, 7, 8, 10, 11 and 12 are single parcels, respectively and that the 30 foot wide private access easement cannot be used or intended to be used to create another parcel.
6. It is the express purpose of this map to revise and supersede Parcel Map #2040.

PUBLIC UTILITY EASEMENTS

The following Public Utility Easements are hereby made a part of this map:
7.50' Public Utility Easements along all road frontages.
5.00' Public Utility Easements along all side and rear lot lines.

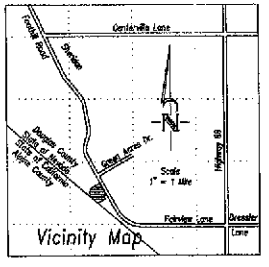
PUBLIC UTILITY CERTIFICATE

We the undersigned public utilities, hereby accept and approve the public utility easements shown on this map. This approval does not guarantee accessibility for service.

12/30/97
Sierra Pacific Power Company — Date

12-30-97
GTE — Date

12/30/97
Southwest Gas Corp. — Date



Vicinity Map

OWNER'S CERTIFICATE

The Jerald R. Jackson 1975 Trust and the Irene M. Windholz Trust hereby certify that they are the legal owners of this parcel, and have examined this plat and consent to it's preparation and do hereby approve and authorize it's recording, and do hereby grant permanent easements for utility installation, drainage, irrigation and public and private road right–of–ways as designated on this map.

Jerald R. Jackson
Jerald R. Jackson
Trustee of the Jerald R. Jackson 1975 Trust

Irene M. Windholz
Irene M. Windholz
Trustee of the Irene M. Windholz Trust

State of Arizona }
County of Maricopa } s.s.

On the 22nd day of December, 1997, personally appeared before me, a Notary Public, Irene M. Windholz, Trustee of the Irene M. Windholz Trust, known (or proved) to me to be the person whose name is subscribed to the above instrument who acknowledged to me that she executed the same.

Notary Public

State of Arizona }
County of Mohave } s.s.

On the 22nd day of December, 1997, personally appeared before me, a Notary Public, Jerald R. Jackson, Trustee of the Jerald R. Jackson 1975 Trust, known (or proved) to me to be the person whose name is subscribed to the above instrument who acknowledged to me that he executed the same.

Notary Public

COUNTY RECORDER'S CERTIFICATE

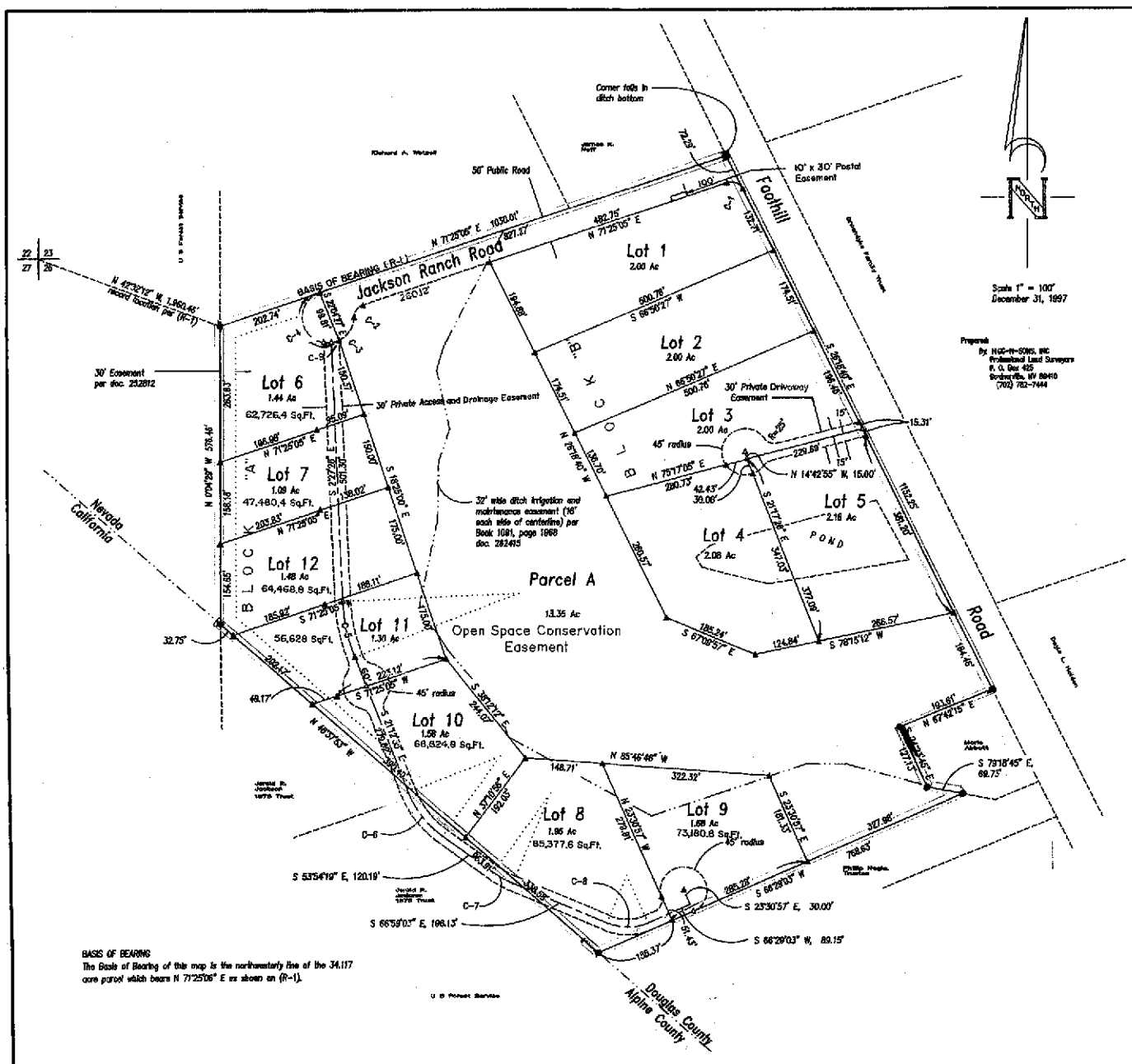
Filed for record this 23 day of February, 1998 at 47 minutes past 4 o'clock P.M., in Book 298 of Official Records at page 4160

Document Number 423187. Recorded at the request of Jerald R. Jackson.

Douglas County Recorder

Sheet 1 of 2 sheets

26-12-19



(R-1) Record of Survey for Heritage Ranch, Book 691 at page 1863 as Document number 252812, Official Records of Douglas County, Nevada

(R-2) Parcel Map for John Thompson, Book 176 at page 640 as Document number 086528, Official Records of Douglas County, Nevada

(R-3) Record of Survey for E. J. McGeh, Book 879 at page 2382 as Document number 36228, Official Records of Douglas County, Nevada

LEGEND

▲ set 5/8" rebar with yellow plastic cap stamped, PLS 6200

● found 5/8" rebar with cap stamped P.L.S. 3098 per (R-1)

△ calculated point, nothing found or set

THE TOTAL AREA OF THIS SURVEY IS: 34.12 acres.

ALTERNATE SEWAGE DISPOSAL METHOD FOR LOTS #3, #4, #5
(REF. JON PALM LETTER, 3, SEPT. 96)

1. An approved aerobic individual wastewater system is used as an alternative to the conventional septic tank . An operation and maintenance plan must be included.

2. The effluent from the aerobic system is passed through an engineered sand filter. The filter area is sized from the percolation rate of the fill or the native material whichever is slower.

3. The soil material selected for the engineered fill is placed and compacted in a uniform manner that results in homogeneous properties throughout the fill. The percolation rate of the fill should approximate that of the native soil and be in the range of 10 to 60 minutes per inch. The quality of the fill material must be sufficient to result in the required five feet of vertical separation to comply with NAC 278.470 (1)(b). Furthermore, the design must address the potential horizontal migration, insuring that water is precluded from reaching the outer surface of the fill or natural ground surface.

4. The top organic layer of the native material must be removed prior to placing any fill. A minimum of 12 inches of undisturbed native material shall be present between the bottom of the fill and the highest groundwater level.

CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C-1	82°16'15"	25.00	35.90	21.84	32.88	N 67°26'48" W
C-2	70°31'44"	25.00	30.77	17.68	28.87	S 36°09'13" W
C-3	63°32'40"	50.00	55.45	30.97	52.65'	N 32°39'41" E
C-4	189°10'59"	50.00	1577.64'	528.04	99.56'	S 13°10'22"E
C-5	18°45'06"	340.00	111.28'	56.14'	110.79'	S 11°30'01" E
C-6	32°41'44"	190.00'	108.42'	55.73'	106.96'	S 37°33'27" E
C-7	13°04'44"	190.00'	43.37'	21.78'	43.25'	S 60°26'41" E
C-8	48°31'54"	100.00'	81.21'	43.00'	78.80'	N 89°45'00"E
C-9	17°48'54"	50.00	15.54	7.83'	15.47'	N 73°20'07"E

BASIS OF BEARING
The Basis of Bearing of this map is the northwesterly line of the 34.117 acre parcel which bears N 71°25'05" E as shown on (R-1).

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Sheet 2 of 2 sheets

26-12-19