

DRAWING NUMBER
Gardnerville Ranchos #5
Sheet 1 of 3
PLAN HOLD CORPORATION - RIVINE, CALIFORNIA

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GARDNERVILLE RANCHOS UNIT NO. 5

THE N $\frac{1}{2}$ OF THE N.W. $\frac{1}{4}$ SECTION 22 T12N, R20E, M.D.M.
AND THE N $\frac{1}{2}$ OF THE N.E. $\frac{1}{4}$ SECTION 21, T12N, R20E, M.D.M.
DOUGLAS COUNTY, NEVADA

OCTOBER, 1970

ENGINEERS LTD. INC.
P.O. BOX 616
ZEPHYR COVE, NEVADA
(702)-588-4567

KNOW ALL MEN BY THESE PRESENTS

THAT TORGIVOL DEVELOPMENT CORPORATION DOES HEREBY REPRESENT THAT THEY ARE THE OWNERS OF THE LAND DESCRIBED BY THIS MAP CONSISTING OF 3 SHEETS AND THAT THEY APPROVE AND ACCEPT THIS MAP OF SAID LANDS AS SHOWN IN ACCORDANCE WITH AND FOR THE USES AND PURPOSES SET FORTH IN THE NEVADA REVISED STATUTES 116 AND 278 AND ALL SUBSEQUENT AMENDMENTS THERETO AND DOUGLAS COUNTY ORDINANCE 158, AND DOES HEREBY DEDICATE TO THE PUBLIC USE THOSE PORTIONS OF SAID LANDS DESIGNATED ON THIS MAP AS STREETS AND OTHER PUBLIC WAYS SHOWN THEREON AND ALSO OFFER FOR DEDICATION AND DOES HEREBY DEDICATE FOR PARTICULAR PURPOSES THE FOLLOWING RIGHTS OF WAY AND EASEMENTS FOR WATER, GAS, SEWER, AND DRAINAGE PIPES AND FOR POLES, ANCHORS, AND GUYS AND OVERHEAD AND UNDERGROUND WIRES AND CONDUITS FOR ELECTRIC AND TELEPHONE SERVICE TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO ON, OVER, ACROSS, AND UNDER THOSE STRIPS OF LAND LYING BETWEEN THE REAR OR SIDE LINES OF LOTS OR BOTH, AND THE LINES SHOWN HEREON AND DESIGNATED AS PUBLIC UTILITY EASEMENTS, LINES, AND RIGHTS OF WAY AND EASEMENTS FOR POLES, ANCHORS, AND GUYS, AND OVERHEAD AND UNDERGROUND WIRES AND CONDUITS FOR ELECTRIC AND TELEPHONE SERVICE TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO ON, OVER, ACROSS, AND UNDER STRIPS OF LAND 10 FEET (OR WIDTH AS NOTED) IN WIDTH CONTIGUOUS TO ANY LOT LINE WHICH IS CONTIGUOUS TO ANY STREET OR ANY OTHER PUBLIC WAY AND WITHIN SUCH LOTS AND RIGHTS OF WAY AND EASEMENTS FOR POLES, ANCHORS, AND GUYS WITHIN THOSE STRIPS OF LAND LYING 10 FEET (OR WIDTH AS NOTED) IN WIDTH ON EITHER SIDE OF ALL SIDE LOT LINES AND REAR LOT LINES.

Donald T. Hall
DONALD T. HALL - DIRECTOR - TORGIVOL DEVELOPMENT CORPORATION

I, EARL SWAN, DO HEREBY CERTIFY THAT THIS MAP IS A TRUE AND ACCURATE MAP OF THE LANDS SURVEYED BY ME, OR UNDER MY SUPERVISION, AND LAID OUT INTO LOTS AND STREETS AT THE INSTANCE OF TORGIVOL DEVELOPMENT CORPORATION, AND THAT THE LOCATION OF THE LOTS AND STREETS HAS BEEN DEFINITELY ESTABLISHED IN STRICT ACCORDANCE WITH THE LAW AND AS SHOWN HEREON THAT THE LOTS AND STREETS HEREON LIE WHOLLY WITHIN SECTION 22, TOWNSHIP 12 NORTH, RANGE 20 EAST, MOUNT Diablo Meridian, THAT THE SURVEY WAS MADE DURING THE MONTHS OF JUNE AND JULY 1970, THAT THE MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

Earl Swan
EARL SWAN R.L.S. 1035

THE EASEMENTS ON THIS MAP HAVE BEEN CHECKED AND APPROVED BY THE CONTINENTAL TELEPHONE COMPANY OF NEVADA AND BY THE SIERRA PACIFIC POWER COMPANY. CONTINENTAL TELEPHONE COMPANY OF NEVADA BY J. Williams SEPT. 16, 1970. SIERRA PACIFIC POWER COMPANY BY Arthur H. King 16 SEPT. 70.

THIS SUBDIVISION IS HEREBY APPROVED WITH REGARD TO LOT AREAS. THIS DOES NOT CONSTITUTE APPROVAL OF CERTAIN LOTS FOUND UPON CLOSER EXAMINATION AT A LATER DATE TO BE UNSUITABLE FOR PRIVATE SEWAGE DISPOSAL SYSTEMS. SEWAGE DISPOSAL SYSTEM AND WATER SYSTEM IS TO COMPLY WITH STATE HEALTH DEPARTMENT REGULATIONS AND SUBDIVISION RESTRICTIONS

Ernest A. Scamporr
NEVADA STATE DEPARTMENT OF HEALTH

THE LANDS DEPICTED HEREON ARE NOT AT THIS TIME WITHIN THE GARDNERVILLE RANCHOS GENERAL IMPROVEMENT DISTRICT BUT WILL BE ANNEXED BEFORE CONSTRUCTION COMMENCES.

NOTE:
LANDS DESIGNATED "PUBLIC USE" ARE FOR THE GENERAL USE OF THE PUBLIC AND WILL BE OWNED AND CONTROLLED BY THE GARDNERVILLE RANCHOS GENERAL IMPROVEMENT DISTRICT. EXCEPTING PARCEL NO. 167 WHICH IS DEDICATED TO DOUGLAS COUNTY

I, JEFF WILLIAMS, ENGINEER IN AND FOR THE COUNTY OF DOUGLAS, STATE OF NEVADA HEREBY CERTIFY I HAVE EXAMINED THIS MAP ENTITLED GARDNERVILLE RANCHOS UNIT No. 5 AND THAT SAID MAP OF SAID SUBDIVISION IS SUBSTANTIALLY AS IT APPEARS ON THE TENTATIVE MAP, THAT ALL CONDITIONS OF STATE LAWS AND LOCAL ORDINANCES HAVE BEEN COMPLIED WITH AND I AM SATISFIED THE SAME IS TECHNICALLY CORRECT.

Jeff Williams Oct. 27, 1970
ENGINEER IN AND FOR THE COUNTY OF DOUGLAS, STATE OF NEVADA

STATE OF NEVADA S.S.
COUNTY OF DOUGLAS

ON THIS 27th DAY OF Oct. IN THE YEAR OF 1970 BEFORE ME EARNHART W. TRIEM, COUNTY CLERK IN AND FOR THE COUNTY OF DOUGLAS, STATE OF NEVADA, PERSONALLY APPEARED DONALD T. HALL KNOWN TO ME TO BE THE DIRECTOR OF TORGIVOL DEVELOPMENT CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT AND UPON OATH DID DEPOSE THAT HE IS THE DIRECTOR OF TORGIVOL DEVELOPMENT CORPORATION AS ABOVE DESIGNATED, THAT THE SIGNATURE TO SAID INSTRUMENT WAS EXECUTED BY HIM FREELY AND VOLUNTARILY FOR THE USES AND PURPOSES THEREIN MENTIONED.

IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL AT MY OFFICE IN SAID COUNTY, THE DAY, MONTH, AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

Earnhart W. Triem
COUNTY CLERK IN AND FOR THE COUNTY OF DOUGLAS, STATE OF NEVADA

STATE OF NEVADA S.S.
COUNTY OF DOUGLAS

I, EARNHART W. TRIEM, COUNTY CLERK IN AND FOR THE COUNTY OF DOUGLAS, STATE OF NEVADA, DO HEREBY CERTIFY THAT THE ABOVE AND FOREGOING PLAT ENTITLED GARDNERVILLE RANCHOS UNIT No. 5 WAS PRESENTED TO THE BOARD OF COMMISSIONERS OF DOUGLAS COUNTY AT A REGULAR MEETING THEREOF HELD ON THE 20th DAY OF Oct., 1970, AND THAT SAID BOARD OF COMMISSIONERS DID THEREON BY RESOLUTION, DULY PASSED AND ADOPTED AT SAID MEETING, APPROVE AND ACCEPT SAID MAP, BUT DID NOT ACCEPT FOR PUBLIC USE ANY OF THE STREETS, ROADS, OR EASEMENTS SHOWN THEREON BUT DID RESERVE THE RIGHT TO ACCEPT SAID ROADS, STREETS, OR EASEMENTS AT ANY FUTURE DATE.

I FURTHER CERTIFY THAT ALL BONDS AS REQUIRED BY LAW TO ACCOMPANY THE WITHIN MAP HAVE BEEN APPROVED BY SAID BOARD OF COMMISSIONERS AND FILED IN MY OFFICE, IN WITNESS WHEREOF I HEREBY SET MY HAND THIS 20th DAY OF Oct. 1970.

Earnhart W. Triem
COUNTY CLERK IN AND FOR THE COUNTY OF DOUGLAS, STATE OF NEVADA

REVIEWED, APPROVED, AND RECOMMENDED TO THE COUNTY COMMISSIONERS OF DOUGLAS COUNTY BY THE DOUGLAS COUNTY PLANNING COMMISSION ON THIS 27th DAY OF OCTOBER 1970.

James W. ...
CHAIRMAN, PLANNING COMMISSION, COUNTY OF DOUGLAS, STATE OF NEVADA

30056
FILED FOR RECORD AT THE REQUEST OF SILVER STATE TITLE COMPANY ON THE 4th DAY OF Nov. 1970 AT 36 MINUTES PAST 9 O'CLOCK A.M. RECORDS OF DOUGLAS COUNTY.

Ethel M. Schacht
ETHEL M. SCHACHT, COUNTY RECORDER IN AND FOR THE COUNTY OF DOUGLAS, STATE OF NEVADA.

\$5.00pd
THIS IS TO CERTIFY THAT TORGIVOL Development Co. ARE THE ONLY PARTIES HAVING RECORD TITLE INTEREST IN THE TRACT OF LAND REPRESENTED ON THIS MAP.
SILVER STATE TITLE COMPANY
BY James W. ...

DRAWING NUMBER
Gardnerville Ranchos Unit No. 5
SHEET 2 OF 3
PLANNED CORPORATION • IRVINE, CALIFORNIA
REGISTERED PROFESSIONAL ENGINEER

DRAWING NUMBER
PLANNED CORPORATION • IRVINE, CALIFORNIA
REGISTERED PROFESSIONAL ENGINEER

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PLANNED CORPORATION • IRVINE, CALIFORNIA
REGISTERED PROFESSIONAL ENGINEER

12L

CURVE DATA

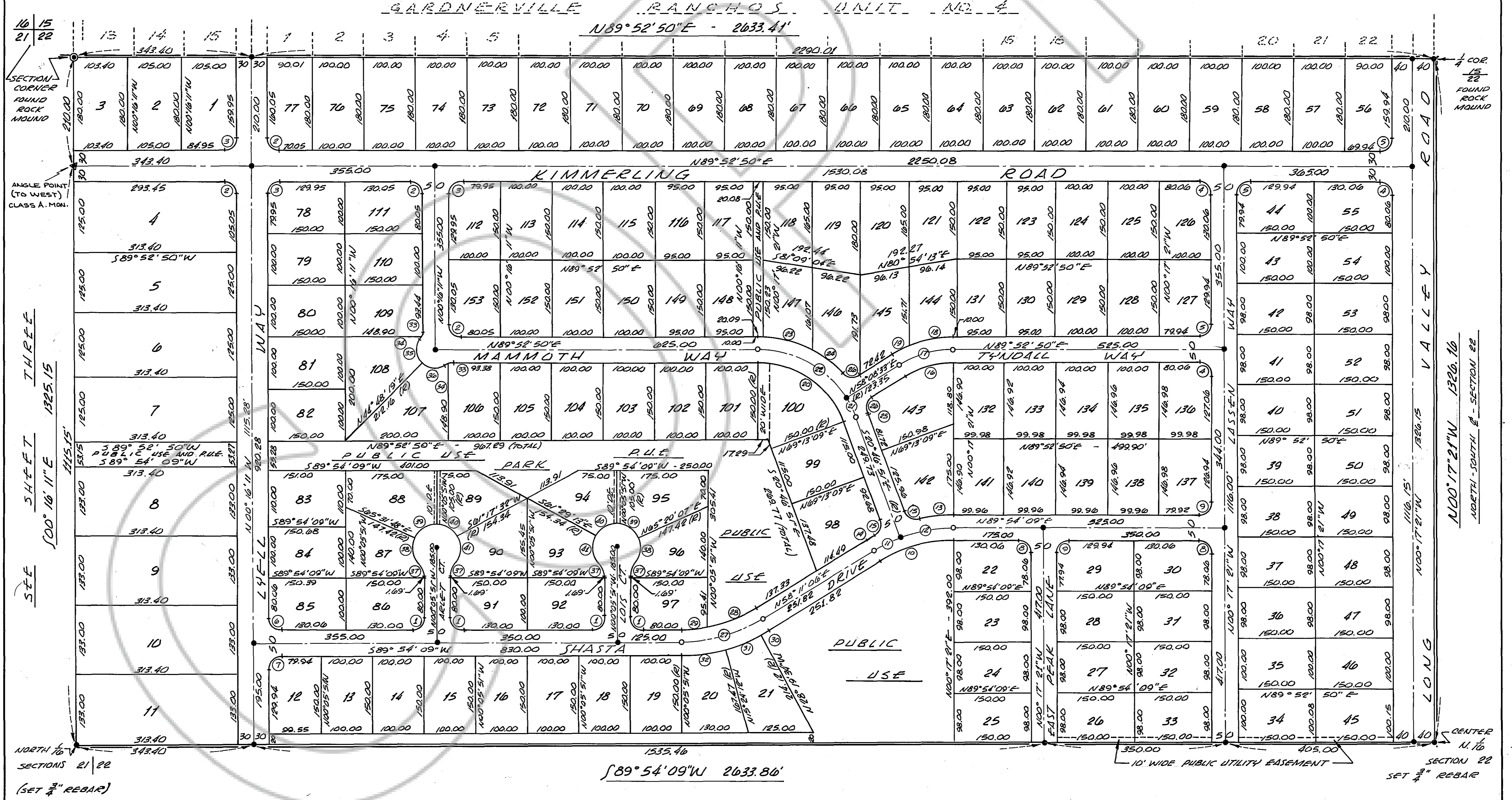
A	R	T	L	A	R	T	L
1. 90 00 00	20.00	20.00	31.42	23. 27 51 14	225.00	55.79	109.38
2. 89 50 59	20.00	19.95	31.36	24. 19 49 27	225.00	39.66	77.85
3. 90 09 01	20.00	20.05	31.47	25. 00 29 14	225.00	9.57	19.13
4. 89 49 49	20.00	19.94	31.35	26. 79 24 58	20.00	16.61	27.72
5. 90 10 11	20.00	20.00	31.42	27. 31 43 03	300.00	85.22	166.07
6. 89 49 40	20.00	19.94	31.35	28. 21 14 51	275.00	51.57	101.95
7. 90 10 20	20.00	20.06	31.48	29. 10 28 32	275.00	25.21	50.28
8. 89 48 30	20.00	19.94	31.35	30. 3 29 20	325.00	9.90	19.79
9. 90 11 30	20.00	20.06	31.48	31. 12 55 22	325.00	36.81	73.30
10. 31 43 03	275.00	78.21	152.23	32. 15 18 21	325.00	43.67	86.82
11. 11 02 03	300.00	28.98	57.77	33. 19 08 03	20.00	3.37	6.68
12. 20 41 00	300.00	54.74	108.30	34. 15 57 52	20.00	2.80	5.57
13. 13 11 19	325.00	37.57	74.81	35. 20 01 25	35.00	29.38	49.73
14. 3 32 22	325.00	10.03	20.07	36. 20 01 30	35.00	29.40	49.78
15. 82 30 19	20.00	17.54	28.80	37. 37 51 49	50.00	17.15	33.04
16. 31 44 17	175.00	49.75	98.94	38. 62 25 51	45.00	27.27	49.03
17. 31 44 17	200.00	56.86	110.79	39. 05 25 58	45.00	28.91	51.39
18. 22 13 32	225.00	44.20	87.28	40. 01 23 22	45.00	28.71	48.22
19. 9 30 45	225.00	18.72	37.13	41. 66 28 27	45.00	29.49	52.21
20. 69 20 19	175.00	121.05	211.78				
21. 11 04 36	200.00	19.39	38.66				
22. 58 15 43	200.00	111.46	203.37				

GARDNERVILLE RANCHOS UNIT NO. 5

NOTE: BASIS OF BEARING OF THIS UNIT IS IDENTICAL WITH THAT OF GARDNERVILLE RANCHOS UNIT NO. 4.

● INDICATES CLASS A MON.
○ INDICATES CLASS B MONUMENT.

SCALE: 1" = 100'



NORTH 1/4
SECTIONS 21 22
(SET 3/4" REBAR)

SECTION 22
SET 3/4" REBAR

DRAWING NUMBER
Gardner's Ranchos #5
Sheet 3 of 3
PLAN HOLD CORPORATION • IRVINE, CALIFORNIA

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CURVE DATA - THIS SHEET ONLY

No.	Δ	R	L	T
1.	90°00'00"	20.00	31.42	20.00
2.	90°09'13"	20.00	31.47	20.05
3.	89°50'47"	20.00	31.36	19.95
4.	90°12'59"	20.00	31.49	20.08
5.	89°47'01"	20.00	31.34	19.92
6.	90°04'03"	20.00	31.44	20.02
7.	89°55'57"	20.00	31.40	19.98
8.	42°40'48"	120.00	89.39	46.88
9.	42°40'48"	150.00	111.74	58.60
10.	42°40'48"	180.00	131.08	70.32
11.	47°27'01"	120.00	99.38	52.74
12.	47°27'01"	150.00	121.22	65.92
13.	47°27'01"	180.00	149.07	79.11

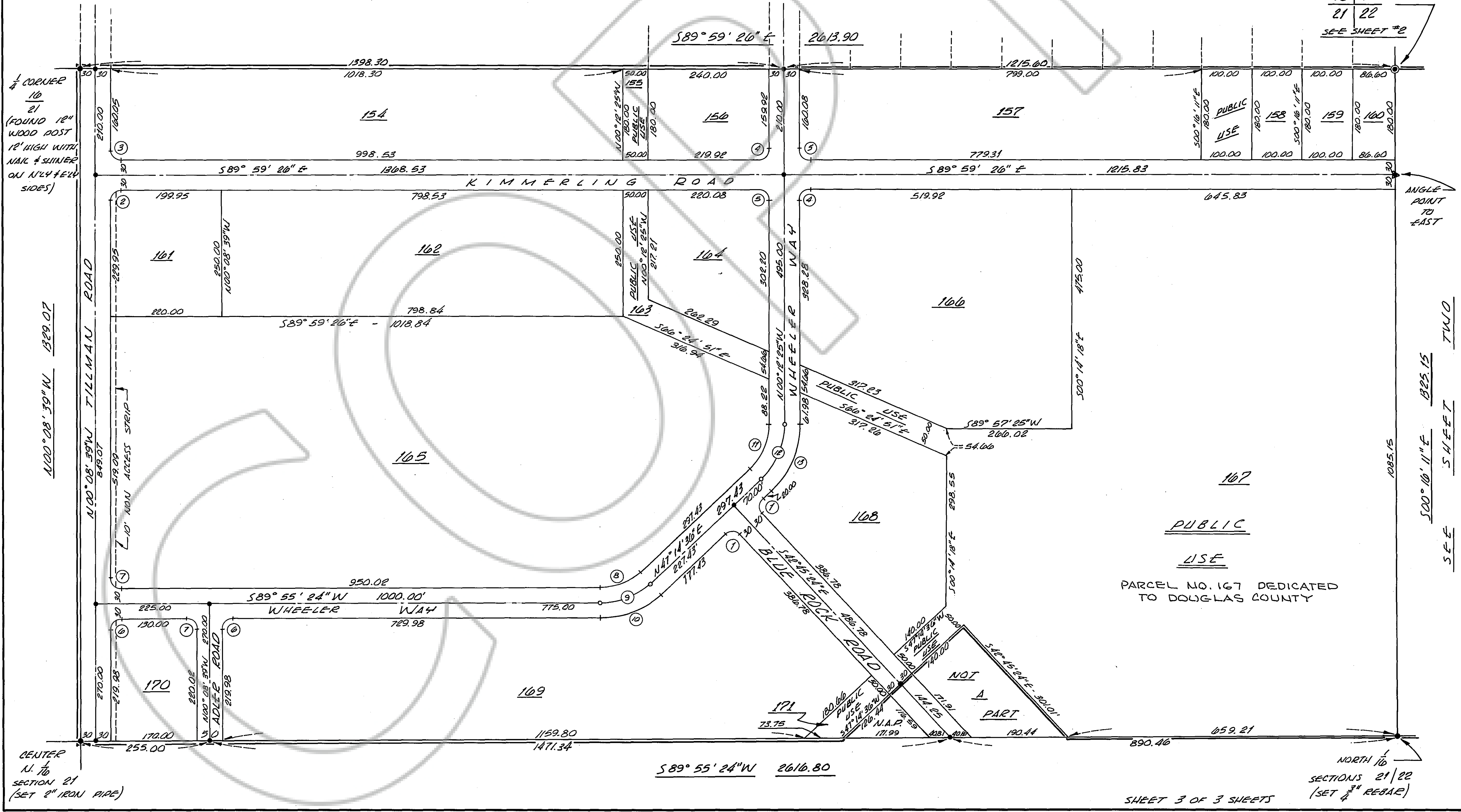
GARDNERVILLE RANCHOS UNIT NO. 5

NOTE: BASIS OF BEARING OF THIS UNIT IS IDENTICAL WITH THAT OF GARDNERVILLE RANCHOS UNIT No. 4

● INDICATES CLASS "A" MONUMENT
○ INDICATES CLASS "B" MONUMENT

SCALE 1"=100'

GARDNERVILLE RANCHOS UNIT NO. 4



16 15
21 22
SEE SHEET #2

ANGLE POINT TO EAST

500' 10' 11" E 825.15
5 SHEET TWO

PARCEL NO. 167 DEDICATED TO DOUGLAS COUNTY

NORTH 10'
SECTIONS 21/22
(SET 3" REBAR)

SHEET 3 OF 3 SHEETS