

✓ Recorded at the request of:
Douglas County, Nevada
c\o Department of Public Works
Return to: Dennis Robert Little

ABANDONMENT:

**AN ORDER OF ABANDONMENT VACATING A PORTION OF
PINENUT ROAD**

WHEREAS Douglas County, a political subdivision of the State of Nevada, presently holds an easement interest within the Southwest 1/4 of Section 11, Township 12 North, Range 20 East, MDB&M, for portions of that certain road right-of-way commonly known as Pinenut Road. Said easement is more fully shown and delineated on Exhibit "A", attached hereto; and,

WHEREAS Douglas County, pursuant to the provisions of NRS 278.480 may vacate or abandon by formal order any portion of a public roadway which is in excess of its needs; and,

WHEREAS on July 21, 1988, the Douglas County Planning Commission held a public hearing in conformance with the provisions of NRS 278.240 to take testimony for said abandonment and did find that the release of the subject easement as shown on aforesaid Exhibit "A" would not have an adverse effect on the Douglas County Master Plan; and,

WHEREAS on August 18, 1988, the Board of Douglas County Commissioners held a public hearing to take testimony for said abandonment and did find that the subject easement is in excess of the needs of Douglas County.


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NOW THEREFORE be it ordered by the Board of Douglas County Commissioners, that the following described right-of-way and incidents thereto, being all that land as delineated on attached Exhibit "A", is hereby abandoned subject to the following conditions and stipulations:

- 1) The subject easement as shown and delineated on aforesaid Exhibit A shall revert to the property from which it was derived. Said property being the holdings of the Matley Family Revocable Living Trust.
- 2) This abandonment is solely for the release of the public roadway interest, and it is hereby confirmed that a Public Utility Easement is expressly reserved for the continuation, maintenance, expansion, and operation of the public utilities contained within the limits of this abandonment.

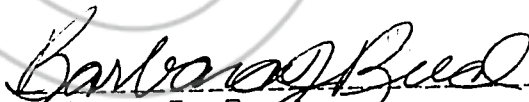
DATED this 2nd day of February, 1989.



Michael E. Fischer, Chairman
Douglas County Board of Commissioners

STATE OF NEVADA)
)ss.
COUNTY OF DOUGLAS)

On the 2nd day of February, 1989, Michael E. Fischer, Chairman, of the Douglas County Board of Commissioners, personally appeared before me, Barbara J. Reed, Douglas County Clerk, and acknowledged to me, that in conformance with the direction of the Board of Douglas County Commissioners meeting of August 18, 1988, he executed the above instrument on behalf of Douglas County, a political subdivision of the State of Nevada,



Barbara J. Reed
Douglas County Clerk

SEAL

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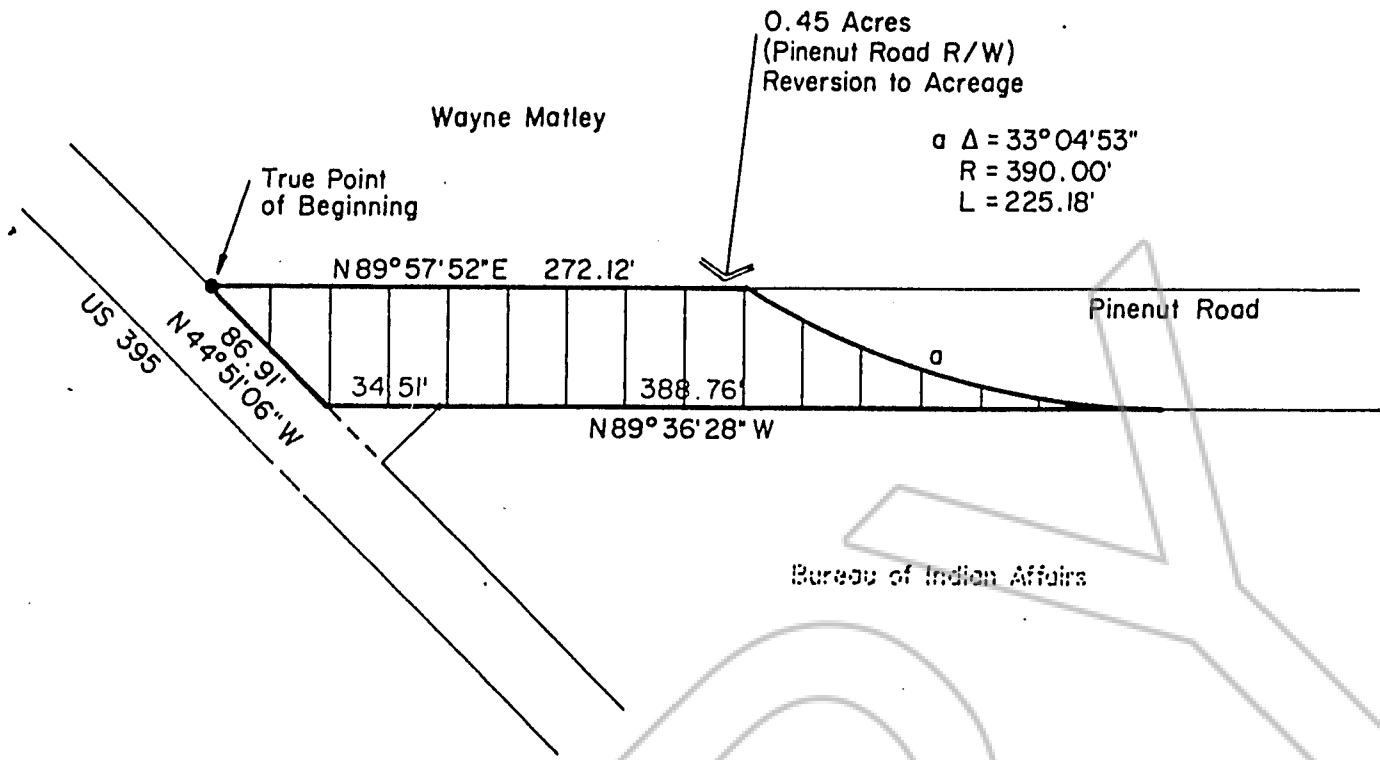
Exhibit "A"

Legal Description

All that portion of land adjacent to Parcel "A" of that certain land division map recorded November 9, 1983, as Document No. 90727 of the Official Records of Douglas County, and being in the Southwest 1/4 of Section 11, Township 12 North, Range 20 East, M.D.B.&M., more particularly described as follows:

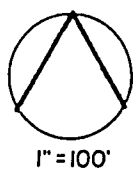
Commencing at the Southwest corner of said Parcel "A", said point also being on the North right-of-way of U.S. Highway 395, the TRUE POINT OF BEGINNING; thence North 89-57-52 East, 272.12 feet along the South boundary of said parcel; thence leaving said parcel and heading Southeasterly along a curve concave to the Northeast with a radius of 390 feet, a central angle of 33-04-53, and an arc length of 225.18 feet, the chord of said curve bears South 73-04-02 East, 222.06 feet to a point on the North boundary of that certain parcel of land recorded June 6, 1973, as Document No. 66702 in the Official Records of Douglas County; thence North 89-36-28 West, 388.76 feet along the North boundary of said parcel to a point; thence North 89-36-28 West, 34.51 feet to a point on the North right-of-way of U.S. Highway 395; thence North 44-51-06 West 86.91 feet along said right-of-way to the TRUE POINT OF BEGINNING, being 0.45 acres, more or less.

The basis of bearing for this description is the center line of U.S. Highway 395, "North 45-32-00 West", per Document No. 133215, Book 486, Page 899 of the Official Records of Douglas County.



0.45 Acres
(Pinenut Road R/W)
Reversion to Acreage

$\alpha \Delta = 33^\circ 04' 53''$
 $R = 390.00'$
 $L = 225.18'$



COPY

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Douglas County
 IN OFFICIAL RECORDS OF
 DOUGLAS CO., NEVADA

'89 MAR -2 A8:31

SUZANNE BEAUDREAU
 RECORDER
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 PAIC DEPUTY

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E X H I B I T "A"

douglas county public works

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