

DRAWING NUMBER
Minden Professional Plaza
Final Subdivision Map # 2019

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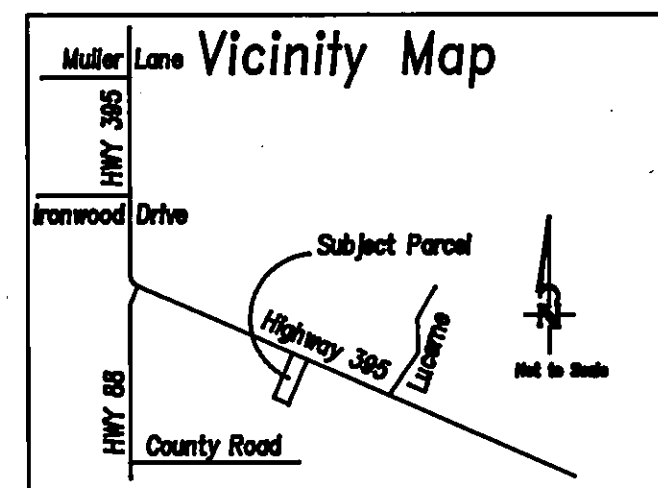
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COUNTY ENGINEER'S CERTIFICATE

I, Chris M. Tschirhart, Douglas County Engineer, do hereby certify that I have examined this map entitled Minden Professional Plaza and that all physical improvements have been completed; and I am satisfied that this map is technically correct.

Chris M. Tschirhart 1/30/97
Chris M. Tschirhart, P.E.
Douglas County Engineer



Prepared by: HIGG-N-SONS, INC.
Professional Land Surveyors
P. O. Box 425
Gardnerville, NV 89410
(702) 782-7444



SURVEYOR'S CERTIFICATE

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

- 1. That this plat represents the results of a survey conducted under my direct supervision at the instance of Janice Goodwin.
- 2. The lands shown lie within the SE 1/4 of Section 30, of Township 13 North, Range 20 East, M.D.M. and the survey was completed on June 24, 1996.
- 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, occupy the positions indicated and are of sufficient number and durability.

Paul "Dean" Higginbotham 10-7-96
Paul "Dean" Higginbotham
Professional Land Surveyor No. 6200

COMMUNITY DEVELOPMENT CERTIFICATE

I, John Doughty, Community Development Coordinator, do hereby certify that I have examined this final map entitled Minden Professional Plaza and that it is in substantial compliance with the tentative map as approved by the Douglas County Board of Commissioners on September 19, 1996.

John Doughty 1-30-97
John Doughty
Planning/Economic Development Manager
Keith Ruben, Senior Planner
PLANNING COMMISSION CERTIFICATE

It is hereby certified that this plat was presented before the Douglas County Planning Commission on the 29th day of August, 1996, 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.

Michael E. Jarrett
Michael Jarrett, Chairman
Douglas County Planning Commission

OWNER'S CERTIFICATE

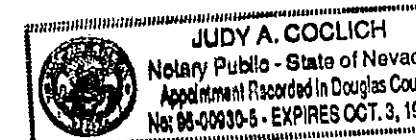
I, Galen S. Vincent, do hereby certify that I am the legal owner of this parcel, and have examined this plat and consent to its preparation and approve and authorize its recording and do hereby grant permanent easements for public utilities over all of the common area.

Galen S. Vincent by
Janice Goodwin his atty in fact
Galen S. Vincent

STATE OF NEVADA
COUNTY OF DOUGLAS

On this 16th day of October, A.D. 1996, personally appeared before me, a Notary Public in and for the Douglas County, Janice Goodwin, known (or proved) to me to be the person whose name is subscribed to the within instrument as the Attorney in Fact of Galen S. Vincent and acknowledged to me that she subscribed her own name as Attorney in Fact.

Judy A. Coelich
Notary Public



FIRE DEPARTMENT APPROVAL

The fire fighting facilities and accesses shown on these plans are hereby approved by the East Fork Fire Protection District.

Steve Eisele 10/15/96
Steve Eisele, Acting Fire Marshal
East Fork Fire Protection District

TITLE CERTIFICATE

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

There are no lien and or mortgage holders of record:

Janice K. Condon 9-16-96
Western Title Company
Janice K. Condon
Title Department Supervisor

RECORDER'S CERTIFICATE

Filed for record this 3rd day of February, 1997, at 23 minutes past 2 o'clock P.M., in Book 297 of Official Records, Douglas County, Nevada at page 148, Document Number 405968

Recorded at the request of Janice Goodwin

Janice Goodwin - Deputy
Douglas County Recorder

Final Subdivision Map # 2019
a Commercial Subdivision known as
Minden Professional Plaza
a re-division of Parcel 1 of the
Parcel Map for Olga Holmes
a portion of the SE 1/4 of Section 30,
Township 13 North, Range 20 East,
Mount Diablo Meridian
Douglas County, Nevada

Sheet 1 of 1 sheets

BASIS OF BEARING

The Basis of Bearing of this map is the south line of Parcel 1, which bears North 26°35' East as shown on the Parcel Map for Olga Holmes, Book 1278, page 925, document number 28271, Official Records of Douglas County, Nevada.

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. A.P.N. 25-050-22

Barbara J. Reed 2-3-97
Barbara J. Reed
Douglas County Clerk-Treasurer
and Ex-officio Tax Collector

UTILITY EASEMENTS

A blanket easement for public utilities over across and under all common areas shown hereon.

UTILITY CERTIFICATE

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

- Town of Minden 10/11/96
- Minden-Gardnerville Sanitation District 10/15/96
- Sierra Pacific Power Company 10-7-96
- Cortel of Nevada 10-7-96
- Southwest Gas Corporation 10-8-96

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 of approval on file in this office.

25 Oct 96
Division of Water Resources

HEALTH DEPARTMENT APPROVAL

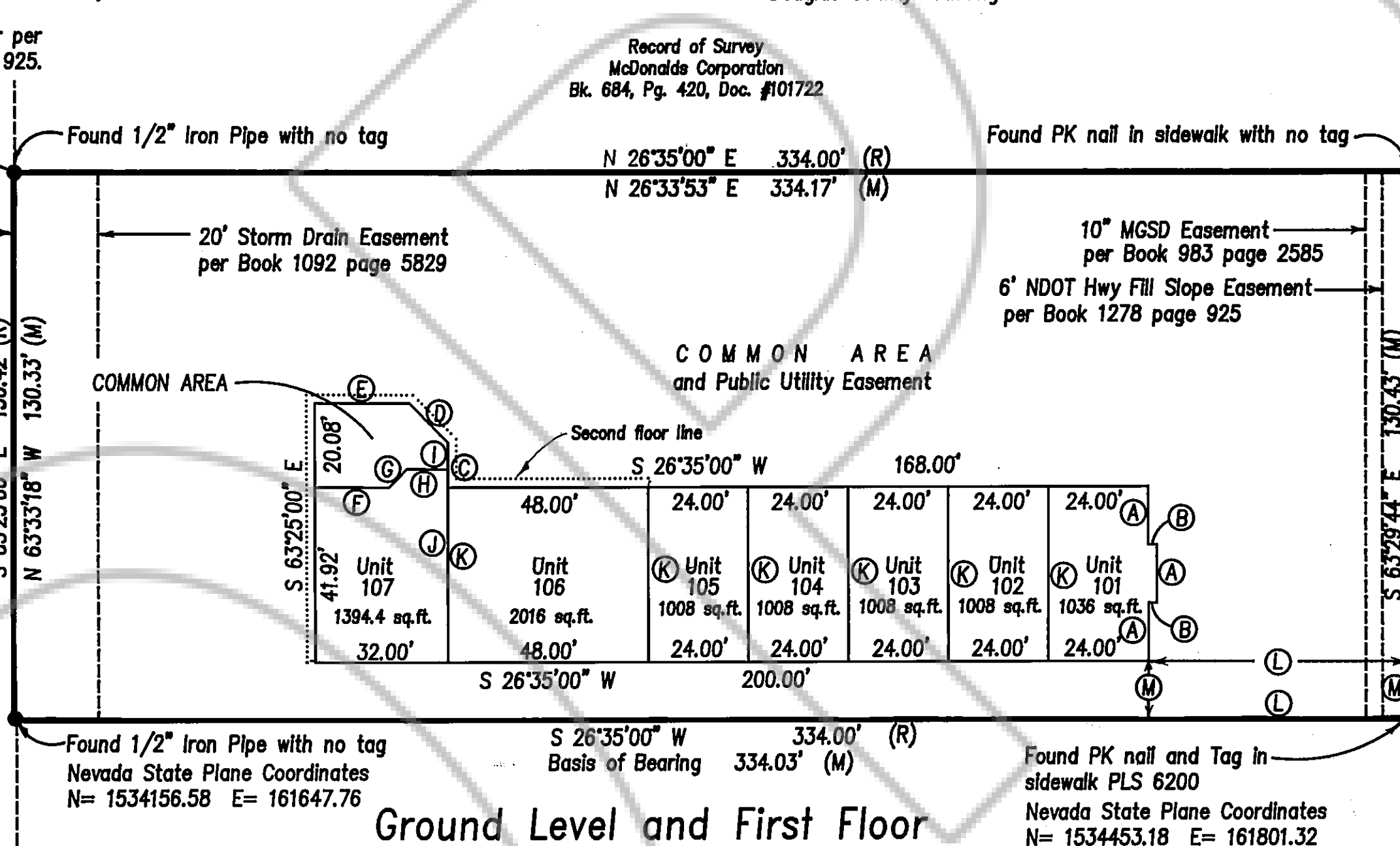
This final map is approved by the Health Division of the Department of Human Resources concerning sewage disposal, water pollution, water quality and water supply facilities in accordance with Nevada Revised Statutes. This approval predicated community water supply and community sewage disposal.

Oct. 24, 1996
Dale J. Ryan, Public Health Engineer, Bureau of Health Protection Services

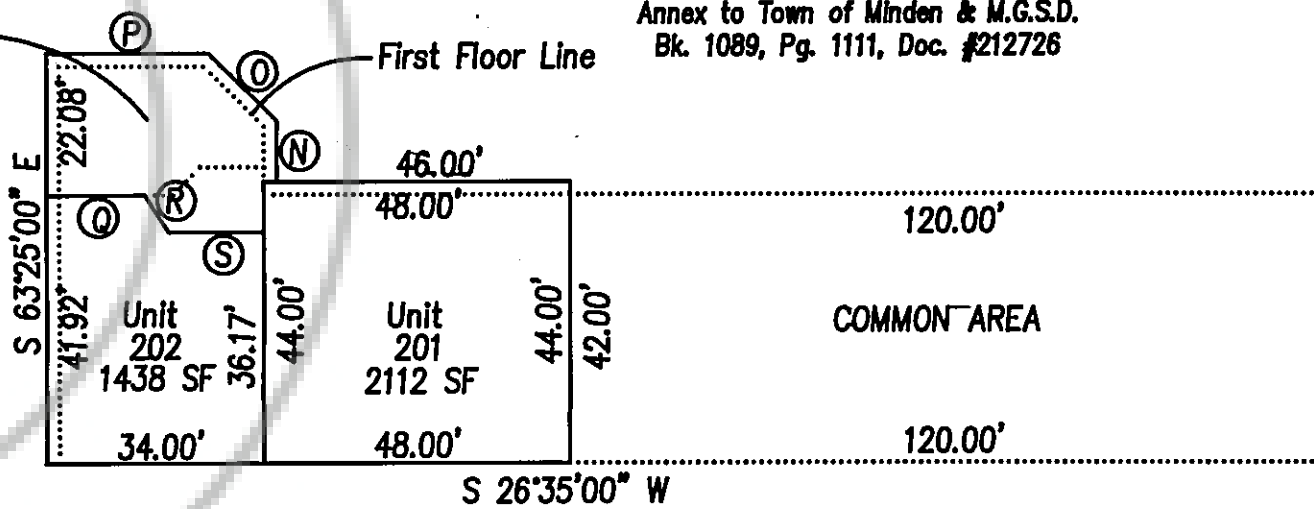
Tile to 1/4 corner per Book 1278, page 925.

Annexation Map Edward S. Walsh, Ed. 180, Pg. 154, Doc. #40303

Scale 1" = 30'
September 23, 1996



- (A) S 63°25'00" E 14.00'
- (B) S 26°35'00" W 2.00'
- (C) S 63°25'00" E 10.63'
- (D) S 71°35'00" W 9.37'
- (E) S 26°35'00" W 22.63'
- (F) S 26°35'00" W 17.75'
- (G) S 19°12'51" E 6.10'
- (H) S 26°35'00" W 10.00'
- (I) S 63°25'00" E 3.00'
- (J) S 63°25'00" E 46.29'
- (K) S 63°25'00" E 42.00'
- (L) S 26°35'00" W 62.50'
- (M) S 63°25'00" E 13.67'
- (N) S 63°25'00" E 9.46'
- (O) S 71°35'00" W 14.91'
- (P) S 26°35'00" W 25.46'
- (Q) S 26°35'00" W 15.33'
- (R) S 71°35'00" W 6.87'
- (S) S 26°35'00" W 14.92'



Elevation Diagram table with columns for units 202, 201, 107, 106, 105, 104, 103, 102, 101 and their respective elevations.

NOTES:

- 1. The boundary lines of each unit are the interior unfinished surfaces exclusive of paint, paper, wax, tile, enamel or other finishing of it's perimeter walls, floors, ceilings, windows and window frames, doors and door frames and includes the air spaces so encompassed.
- 2. The remainder of the project is common area, that is, all land and all portions of buildings located outside any unit. Common area also includes but not by way of limitation, all stairwells, corridors, shafts, janitor rooms, storage rooms, central heating, refrigeration and other equipment, roofs, floors, foundations, pipes, ducts, chutes, conduits, wires, and other utilities to the outlets thereon, regardless of location. Access to all auxiliary uses are from the common area.
- 3. The owner of each unit shall own an undivided interest in the common area.
- 4. All building walls are 90° or as shown.
- 5. All dimensions shown on the First and Second Floor diagrams are to the centerline of all interior walls and the exterior of all exterior walls. The elevations shown are to the unfinished interior surfaces of the floors and ceilings and are relative to the Lobby floor surface as originally constructed.
- 6. The Minden Professional Plaza Owners Association shall bear the cost for maintenance of all on-site drainage facilities and appurtenances and provide for shared access and parking agreements as detailed in the Declaration of C. C. and R's, Book 966 page 4389, doc. 397365.

U.S. Highway 395