

**SURVEYOR'S CERTIFICATE**

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

- That this plat represents the results of a survey conducted under my direct supervision at the instance of W. H. Higginbotham.
- The lands surveyed lie within Section 19, Township 12 North, Range 21 East, M.D.M., and the survey was completed on July 29, 1996.
- This plat complies with the applicable state statutes and any local ordinances in effect on the date that the governing body gave its final approval.
- The monuments depicted on the plat are of the character shown, occupy the positions indicated and are of sufficient number and durability.

Paul Dean Higginbotham 1-27-97  
 Paul "Dean" Higginbotham Date  
 Professional Land Surveyor No. 6200

**Prepared:**

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

(R-1) Record of Survey to Accompany a Boundary Line Adjustment for Pine Nut Trust, filed for record in Book 695, page 2550, doc. no. 364227.

**BASIS OF BEARING**

The Basis of Bearing of this map is the south line of the SW 1/4 of Section 19 which bears N 88°48'13" E as shown on (R-1).

**LEGEND**

- ▲ set 5/8" rebar with yellow plastic cap stamped, PLS 6200
- set 5/8" rebar with aluminum cap stamped, PLS 6200 in monument well
- ⊙ found 5/8" rebar with yellow plastic cap stamped, PLS 6200 per (R-1)
- found point as noted
- ◆ found USGLO Brass Cap as noted
- △ calculated point, nothing found or set

THE TOTAL AREA OF THIS SURVEY IS: 37.22 acres.

**NOTES:**

Douglas County does not insure the development of any lot where wells and septic systems have been placed on the lot or adjoining lots in compliance with the separations required by Nevada State Health Code.

Any further division of these parcels shall be subject to subdivision improvements as provided under NRS 278.462 (3) and may require dedication of street right of way per Douglas County Code and the Minimum Required Facilities Policy.

The owners and future owners will not protest the formation of and agree to participate in any assessment district formed within the area to provide water and/or sewer service to the area.

Drainage easement and facilities to be maintained by the property owners as outlined in the Deed Restriction being recorded concurrently herewith.

**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. 29-110-27

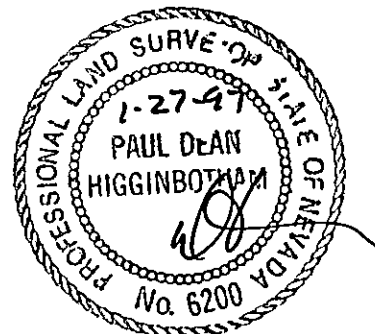
Barbara J. Reed 3-3-97  
 Barbara J. Reed  
 Douglas County Clerk-Treasurer  
 By: Chris M. Tschirhart Chris M. Tschirhart

**TITLE CERTIFICATE**

This is to certify that the parties as listed in the Owner's Certificate are the only parties of record having interest in the tracts of land embraced within the graphic border shown on this plat:

The following is a complete list of all mortgages and/or lien-holders of record: Deed of Trust, Book 1195 page 287 doc 374059  
 Deed of Trust, Book 1195 page 3802 doc 375420  
 Additional Advance, Book 696 page 5281

Stewart Title Company  
 Stewart Title Company



**COUNTY ENGINEER'S CERTIFICATE**

I, Chris M. Tschirhart, 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, I am satisfied that this map is technically correct.

Chris M. Tschirhart 2/28/97  
 Chris M. Tschirhart, P.E. Date  
 Douglas County Engineer

**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.

Sierra Pacific Power Company 2-18-97  
 Sierra Pacific Power Company Date  
J. Curran 2-18-97  
 J. Curran Date  
 GTE 2-18-97  
 Southwest Gas Corporation Date

**COMMUNITY DEVELOPMENT DEPARTMENT CERTIFICATE**

It is hereby certified that this plat was presented before the Douglas County Community Development Department on the 4th day of September, 1996, and was duly approved; in addition the offer of dedication for all public ways was rejected with the reservation to accept said offer at a later date. Furthermore, this map is in substantial conformance with all applicable provisions of state statutes and county code.

John Doughty 2/28/97  
 John Doughty  
 Planning/Economic Development Manager

**OWNER'S CERTIFICATE**

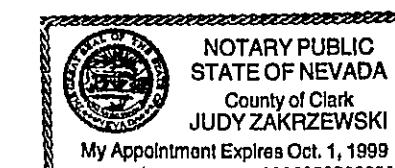
Pinon Hills Ranch, a Nevada Corporation does hereby certify that it is the legal owner of this parcel and consents to the preparation and recording of this map, and does hereby grant permanent easements for utility installation right-of-way and drainage as designated on this map.

Paul Dean Higginbotham  
 Pinon Hills Ranch  
 W. H. Higginbotham, President  
Paul Dean Higginbotham  
 Pinon Hills Ranch  
 Paul Dean Higginbotham, Secretary

State of Nevada }  
 } s.s.  
 County of Clark }

On the 30th day of January, 1997, personally appeared before me, a Notary Public, Pinon Hills Ranch, W. H. Higginbotham, President, personally known (or proved) to me to be the person whose name is subscribed to the above instrument and acknowledged to me that he executed the same.

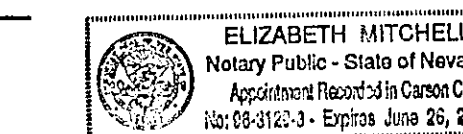
Judy Zak  
 Judy Zak  
 Notary Public



State of Nevada }  
 } s.s.  
 County of Douglas }

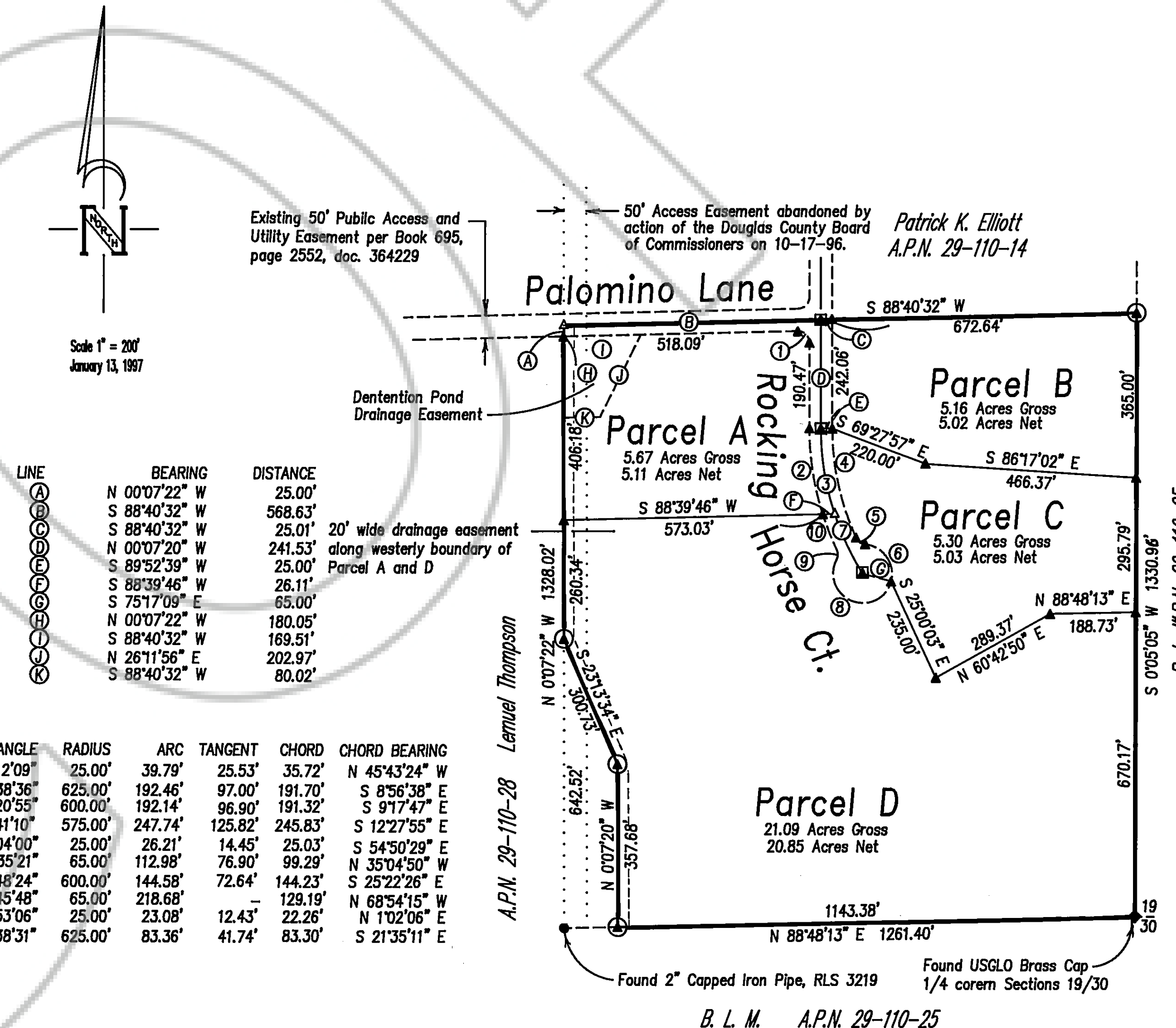
On the 18 day of February 1997, personally appeared before me, a Notary Public, Pinon Hills Ranch, Paul Dean Higginbotham, Secretary, personally known (or proved) to me to be the person whose name is subscribed to the above instrument and acknowledged to me that he executed the same.

Elizabeth Mitchell  
 Elizabeth Mitchell  
 Notary Public



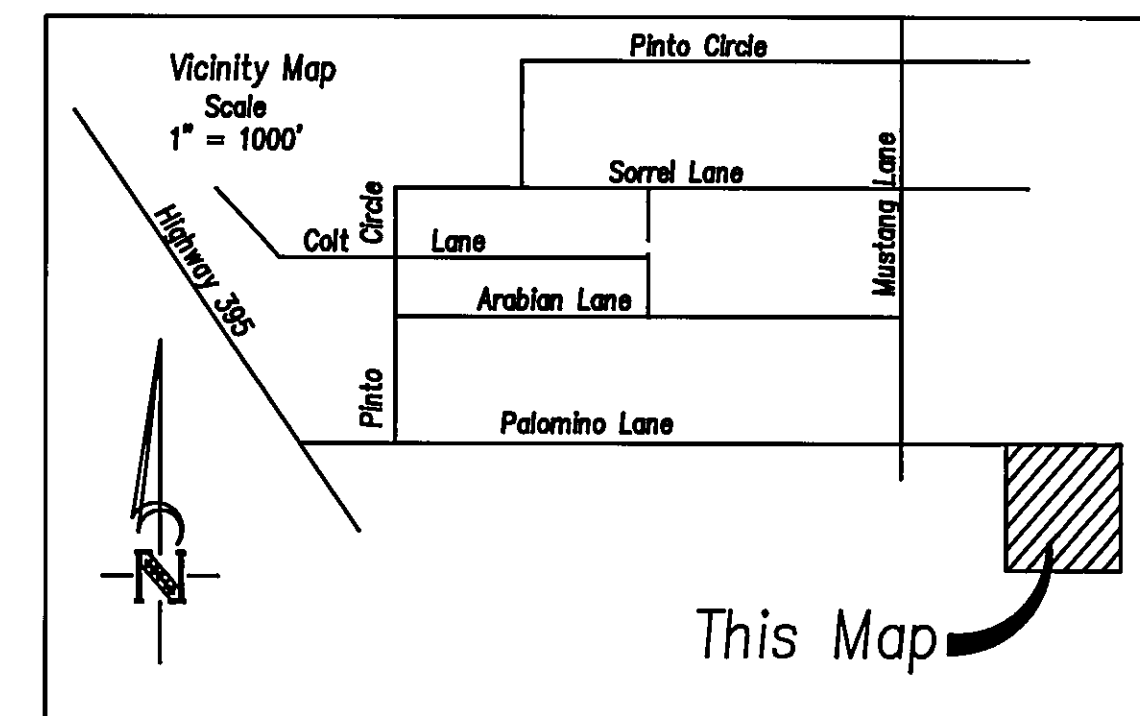
**COUNTY RECORDER'S CERTIFICATE**

Filed for record this 3rd day of March, 1997, at 20 minutes past 12 o'clock P.M., in Book 397, of Official Records at page 91.  
 Document Number 407596 Recorded at the request of Dean Higginbotham  
Jammy James - Deputy  
 Douglas County Recorder



LINE	BEARING	DISTANCE
A	N 00°07'22" W	25.00'
B	S 88°40'32" W	568.63'
C	S 88°40'32" W	25.01'
D	N 00°07'20" W	241.53'
E	S 89°52'39" W	25.00'
F	S 88°39'46" W	26.11'
G	S 75°17'09" E	65.00'
H	N 00°07'22" W	180.05'
I	S 88°40'32" W	169.51'
J	N 26°11'56" E	202.97'
K	S 88°40'32" W	80.02'

CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
1	91°12'09"	25.00'	39.79'	25.53'	35.72'	N 45°43'24" W
2	17°38'36"	625.00'	192.46'	97.00'	191.70'	S 8°56'38" E
3	18°20'55"	600.00'	192.14'	96.90'	191.32'	S 9°17'47" E
4	24°41'10"	575.00'	247.74'	125.82'	245.83'	S 12°27'55" E
5	60°04'00"	25.00'	26.21'	14.45'	25.03'	S 54°50'29" E
6	99°35'21"	65.00'	112.98'	76.90'	99.29'	N 35°04'50" W
7	13°48'24"	600.00'	144.58'	72.64'	144.23'	S 25°22'26" E
8	192°45'48"	65.00'	218.68'	-	129.19'	N 68°54'15" W
9	52°53'06"	25.00'	23.08'	12.43'	22.26'	N 102°06" E
10	7°38'31"	625.00'	83.36'	41.74'	83.30'	S 21°35'11" E



Parcel Map # 2036  
 for Pinon Hills Ranch  
 a portion of the SW 1/4 of  
 Section 19, T. 12 N., R. 21 E.,  
 Mount Diablo Meridian  
 Douglas County, Nevada