

FINAL MAP #1009-6
 DRAWING NUMBER
 PLEASANTVIEW
 Phase 6
 Sheet 1 of 2
 PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
 REGISTERED PROFESSIONAL LAND SURVEYOR

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FINAL SUBDIVISION MAP NO.

A PORTION OF SECTION 17, T.12 N., R.20 E. M.D.B. & M.
 DOUGLAS COUNTY, NEVADA

OWNER'S CERTIFICATE


KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, GREGORY C. LYNN AND SUZANNE TOWSE, AS TRUSTEES OF THE 1995 GREGORY C. LYNN SUZANNE TOWSE TRUST AGREEMENT DATED MAY 16, 1995, OWNER OF RECORD TITLE INTEREST, HEREBY CONSENT TO THE PREPARATION AND RECORDING OF THIS MAP IN ACCORDANCE WITH AND FOR THE USES AND PURPOSES SET FORTH IN THE NEVADA REVISED STATUTES, CHAPTERS 116 AND 278 AND SUBSEQUENT AMENDMENTS THERE-TO, AND DOUGLAS COUNTY CODE 16, AND DOES HEREBY OFFER AND CONVEY FOR DEDICATION TO THE COUNTY OF DOUGLAS, STATE OF NEVADA, FOR THE USE OF THE PUBLIC THOSE PORTIONS OF SAID LANDS DESIGNATED ON THIS MAP AS PUBLIC WAYS AND DOES HEREBY OFFER AND DEDICATE FOR PARTICULAR PURPOSES THE RIGHTS OF WAY AND EASEMENTS AS SHOWN FOR NATURAL GAS, WATER, SEWER, AND DRAINAGE PIPES, MAIL BOXES, FOR POLES, ANCHORS AND GUYS FOR CONDUCTOR WIRE AND CONDUIT FOR ELECTRICAL, CABLE T.V. AND TELEPHONE SERVICE TOGETHER WITH ANY AND ALL APPURTENANCES THERETO, ON, ACROSS, AND UNDER ALL LAND LYING OUTSIDE THE INDIVIDUAL SITES SHOWN HEREON.

Gregory C. Lynn
 GREGORY C. LYNN

Suzanne Towse
 SUZANNE TOWSE

STATE OF NEVADA SS
 COUNTY OF DOUGLAS

ON THE 17th DAY OF March 1997, PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, GREGORY C. LYNN AND SUZANNE TOWSE WHO ACKNOWLEDGED THAT THEY EXECUTED THE ABOVE INSTRUMENT.


KAREN LEET
 Notary Public - Nevada
 Douglas County
 My Appointment Expires Aug. 27, 1999

Karen Leet
 NOTARY PUBLIC

GARDNERVILLE RANCHOS GENERAL IMPROVEMENT DISTRICT

THE RIGHTS OF WAY AND EASEMENTS SHOWN HEREON FOR ROADS, WATER AND UNDERGROUND DRAINAGE FACILITIES, TOGETHER WITH ANY AND ALL APPURTENANCES HAVE BEEN APPROVED AND ACCEPTED FOR MAINTENANCE BY THE GARDNERVILLE RANCHOS GENERAL IMPROVEMENT DISTRICT, SUBJECT TO FINAL INSPECTION.

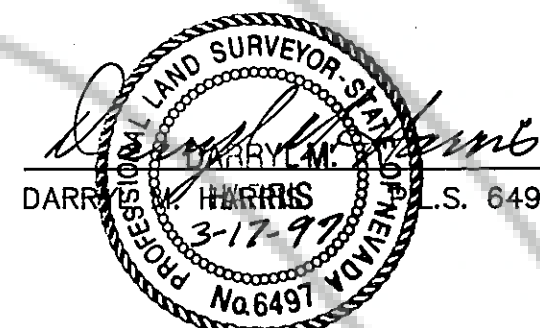
Robert Spellberg 3/17/97
 ROBERT SPELLBERG, DISTRICT MANAGER
 GARDNERVILLE RANCHOS GENERAL IMPROVEMENT DISTRICT DATE

 **vasey engineering**
 1478 4th street 1215 4th avenue, suite 1400
 Minden, Nevada 89423 reedley, Washington 98151
 702-782-2282 fax 702/782-7051 206/682-8264 fax 206/682-8491

SURVEYOR'S CERTIFICATE

I, DARRLY M. HARRIS, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF NEVADA CERTIFY:

- 1) THIS IS A TRUE AND ACCURATE REPRESENTATION OF THE LANDS SURVEYED UNDER MY SUPERVISION AT THE INSTANCE OF GREGORY C. LYNN.
- 2) THE LAND SHOWN LIES WITHIN A PORTION OF SECTION 17, OF TOWNSHIP 12 NORTH, RANGE 20 EAST, M.D.B.&M., AND THE SURVEY WAS COMPLETED ON MARCH 17, 1997.
- 3) THIS MAP COMPLIES WITH THE APPLICABLE STATE STATUTES AND LOCAL ORDINANCES.
- 4) THE MONUMENTS WILL BE OF THE CHARACTER SHOWN AND OCCUPY THE POSITIONS INDICATED BY NOVEMBER 30, 1997 AND THAT AN APPROPRIATE PERFORMANCE BOND HAS BEEN POSTED WITH THE GOVERNING BODY TO ASSURE THEIR INSTALLATION.


 DARRLY M. HARRIS
 3-17-97
 S. 8497

PLANNING COMMISSION CERTIFICATE

IT IS HEREBY CERTIFIED THAT THIS PLAT WAS PRESENTED BEFORE THE DOUGLAS COUNTY PLANNING COMMISSION ON THE 24th DAY OF April 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.

Mike Jarrett 4-24-97
 MIKE JARRETT, CHAIRMAN DATE
 DOUGLAS COUNTY PLANNING COMMISSION

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 21-070-38

Barbara J. Reed 4-25-97
 BARBARA J. REED DATE
 DOUGLAS COUNTY CLERK-TREASURER
 by [Signature]

COMMUNITY DEVELOPMENT DEPARTMENT

I, JOHN DOUGHTY, PLANNING, BUILDING & ECONOMIC DIRECTOR, DO HEREBY CERTIFY THAT I HAVE REVIEWED THIS MAP AND THAT IT IS IN SUBSTANTIAL COMPLIANCE WITH THE TENTATIVE MAP AS APPROVED BY THE DOUGLAS COUNTY PLANNING COMMISSION ON THE 31st DAY OF December 19 87.

John Doughty 4/24/97
 JOHN DOUGHTY DATE
 PLANNING, BUILDING & ECONOMIC DIRECTOR

COUNTY ENGINEER'S CERTIFICATE

I, CHRIS M. TSCHIRHART, DOUGLAS COUNTY ENGINEER, DO HEREBY CERTIFY THAT I HAVE EXAMINED THIS FINAL MAP ENTITLED PLEASANTVIEW PHASE 6, AND AN APPROPRIATE FINANCIAL SECURITY HAS BEEN POSTED WITH DOUGLAS COUNTY TO INSURE COMPLETION OF ALL PHYSICAL IMPROVEMENTS; AND I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

Chris M. Tschirhart 4/24/97
 CHRIS M. TSCHIRHART, PE DATE
 DOUGLAS COUNTY ENGINEER

FIRE DEPARTMENT APPROVAL

THE FIREFIGHTING FACILITIES AND ACCESSES SHOWN ON THESE PLANS ARE HEREBY APPROVED BY THE EAST FORK FIRE PROTECTION DISTRICT.

Steve Eisele 3/17/97
 STEVE EISELE DATE
 DISTRICT FIRECHIEF
 EAST FORK FIRE PROTECTION DISTRICT

UTILITY COMPANIES' CERTIFICATE

THE EASEMENTS AS SHOWN ON THIS MAP, UNLESS OTHERWISE INDICATED, ARE UTILITY EASEMENTS TO BE USED FOR THE SPECIFIC PURPOSE OF ELECTRICAL, TELEPHONE AND GAS SERVICE AND ARE HEREBY CHECKED AND APPROVED. THIS APPROVAL DOES NOT GUARANTEE ACCESSIBILITY FOR SERVICE.

Sierra Pacific Power Company 3-14-97
 SIERRA PACIFIC POWER COMPANY DATE
ConTel of Nevada 3-15-97
 CONTEL OF NEVADA DATE
Southwest Gas Corporation 3-17-97
 SOUTHWEST GAS CORPORATION DATE

HEALTH DEPARTMENT APPROVAL

THIS FINAL MAP IS APPROVED BY THE DIVISION OF HEALTH 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 PREDICATES COMMUNITY WATER SUPPLY AND COMMUNITY SEWAGE DISPOSAL.

[Signature] 4/17/97
 DIVISION OF HEALTH 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 OF APPROVAL ON FILE IN THIS OFFICE.

[Signature] 17 MAR 97
 DIVISION OF WATER RESOURCES DATE

TITLE CERTIFICATE

THIS IS TO CERTIFY THAT THE OWNER'S CERTIFICATE LISTS THE ONLY PARTY HAVING RECORD INTEREST IN THE TRACTS OF LAND EMBRACED WITHIN THE GRAPHIC BORDER SHOWN ON THIS PLAT. THE FOLLOWING IS A LIST OF LIENS AND/OR MORTGAGE HOLDERS OF RECORD:

- BOOK 795, PAGE 5067, DOCUMENT #367276
- BOOK 1096, PAGE 4664, DOCUMENT #399657
- BOOK 1196, PAGE 2586, DOCUMENT #401072
- BOOK 197, PAGE 2112, DOCUMENT #404760
- BOOK 197, PAGE 4097, DOCUMENT #405681

Janice K. Condon 2-18-97
 JANICE K. CONDON, TITLE OPERATIONS MANAGER DATE
 WESTERN TITLE COMPANY

CERTIFICATE OF AMENDMENT
 DOC# 429189 BK 1297 PG 4892

RECORDER'S CERTIFICATE

FILED FOR RECORD THIS 25th DAY OF April 1997, AT 2 MINUTES PAST 2 O'CLOCK P.M. IN BOOK 497, OF OFFICIAL RECORDS, PAGE 4062, DOCUMENT NO. 411306. RECORDED AT THE REQUEST OF GREGORY C. LYNN AND SUZANNE TOWSE.

Samuel James - Deputy
 DOUGLAS COUNTY RECORDER

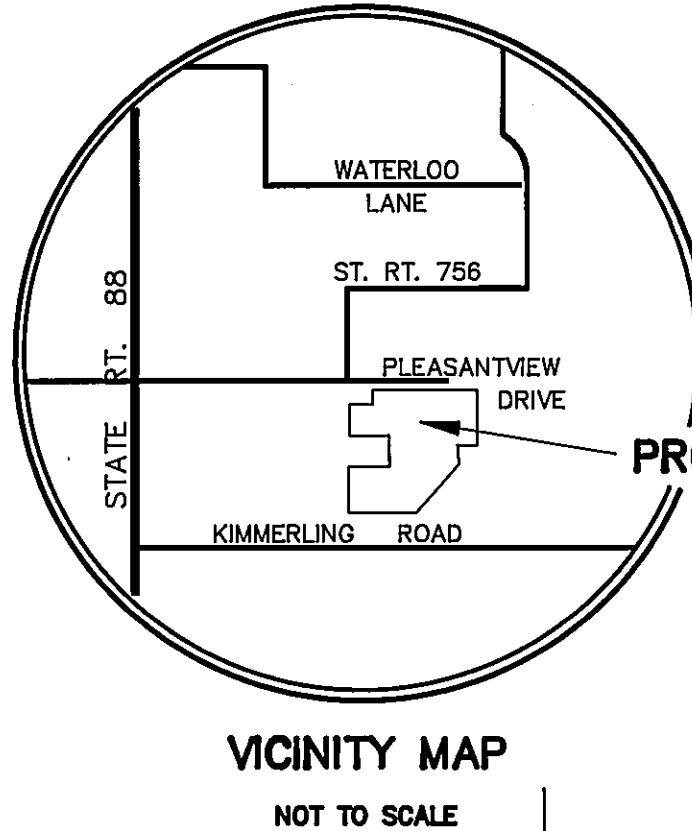
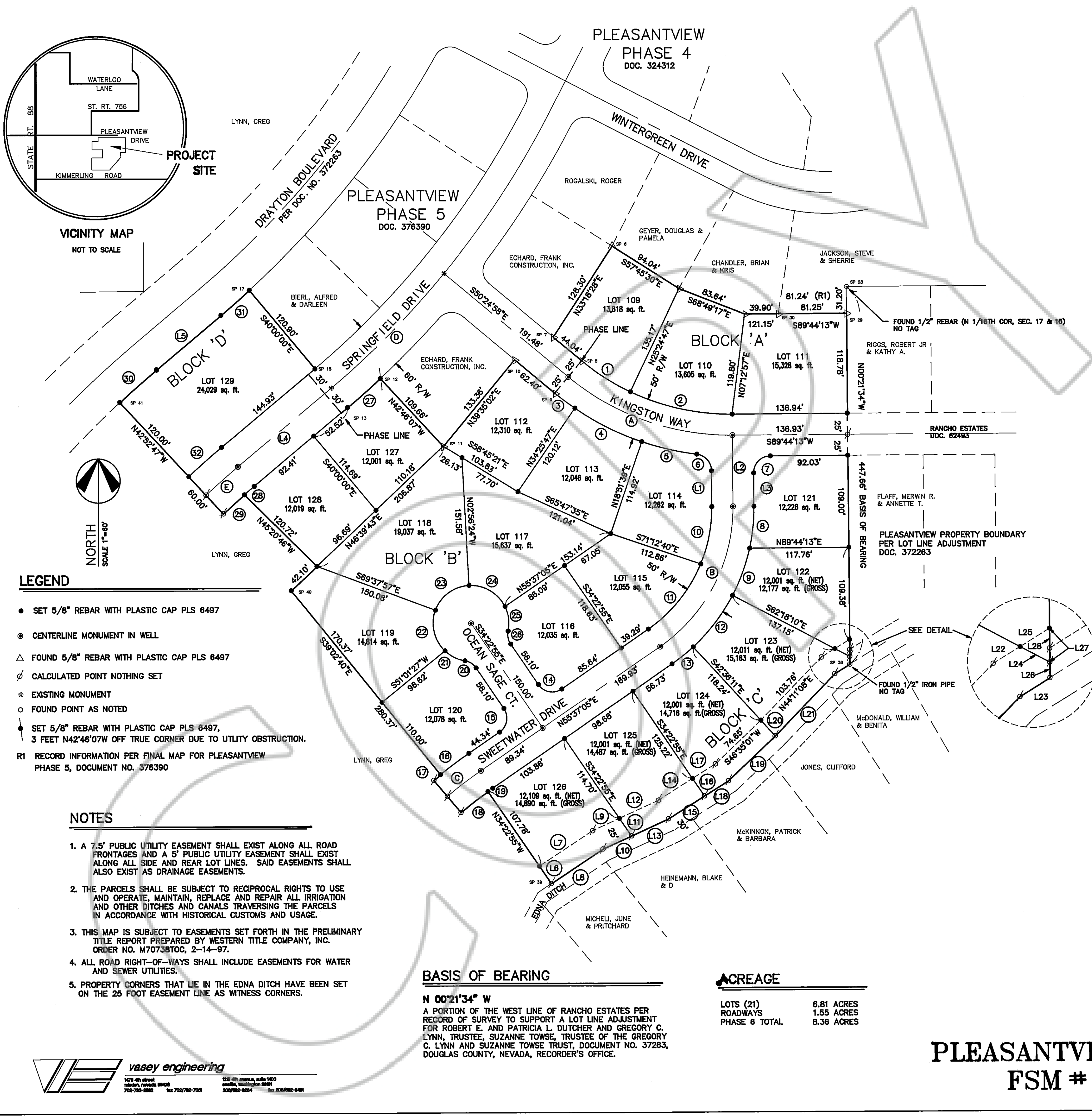
1=20 2.0.4 JERATT6.DWG RZF 3/97 96023

FINAL MAP # 1009-6
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PLEASANTVIEW
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 Sheet 2 of 2

DRAWING NUMBER

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- LEGEND**
- SET 5/8" REBAR WITH PLASTIC CAP PLS 6497
 - ⊙ CENTERLINE MONUMENT IN WELL
 - △ FOUND 5/8" REBAR WITH PLASTIC CAP PLS 6497
 - ⊕ CALCULATED POINT NOTHING SET
 - ⊛ EXISTING MONUMENT
 - FOUND POINT AS NOTED
 - SET 5/8" REBAR WITH PLASTIC CAP PLS 6497,
 3 FEET N42°46'07"W OFF TRUE CORNER DUE TO UTILITY OBSTRUCTION.
 - RI RECORD INFORMATION PER FINAL MAP FOR PLEASANTVIEW PHASE 5, DOCUMENT NO. 376390

- NOTES**
1. A 7.5' PUBLIC UTILITY EASEMENT SHALL EXIST ALONG ALL ROAD FRONTAGES AND A 5' PUBLIC UTILITY EASEMENT SHALL EXIST ALONG ALL SIDE AND REAR LOT LINES. SAID EASEMENTS SHALL ALSO EXIST AS DRAINAGE EASEMENTS.
 2. THE PARCELS SHALL BE SUBJECT TO RECIPROCAL RIGHTS TO USE AND OPERATE, MAINTAIN, REPLACE AND REPAIR ALL IRRIGATION AND OTHER DITCHES AND CANALS TRAVERSING THE PARCELS IN ACCORDANCE WITH HISTORICAL CUSTOMS AND USAGE.
 3. THIS MAP IS SUBJECT TO EASEMENTS SET FORTH IN THE PRELIMINARY TITLE REPORT PREPARED BY WESTERN TITLE COMPANY, INC. ORDER NO. M70738T0C, 2-14-97.
 4. ALL ROAD RIGHT-OF-WAYS SHALL INCLUDE EASEMENTS FOR WATER AND SEWER UTILITIES.
 5. PROPERTY CORNERS THAT LIE IN THE EDNA DITCH HAVE BEEN SET ON THE 25 FOOT EASEMENT LINE AS WITNESS CORNERS.

BASIS OF BEARING
 N 00°21'34" W
 A PORTION OF THE WEST LINE OF RANCHO ESTATES PER RECORD OF SURVEY TO SUPPORT A LOT LINE ADJUSTMENT FOR ROBERT E. AND PATRICIA L. DUTCHER AND GREGORY C. LYNN, TRUSTEE, SUZANNE TOWSE, TRUSTEE OF THE GREGORY C. LYNN AND SUZANNE TOWSE TRUST, DOCUMENT NO. 37263, DOUGLAS COUNTY, NEVADA, RECORDER'S OFFICE.

ACREAGE
 LOTS (21) 6.81 ACRES
 ROADWAYS 1.55 ACRES
 PHASE 6 TOTAL 8.36 ACRES

NEVADA STATE PLANE COORDINATES (NAD-27)
 (NDOT MODIFIED FACTOR = 0.9997992940)

DESCRIPTOR	NORTH	EAST
SP 6	1515830.3248	167647.6618
SP 7	1515830.3248	167647.6618
SP 8	1515830.3248	167647.6618
SP 9	1515830.3248	167647.6618
SP 10	1515830.3248	167647.6618
SP 11	1515830.3248	167647.6618
SP 12	1515830.3248	167647.6618
SP 13	1515830.3248	167647.6618
SP 14	1515830.3248	167647.6618
SP 15	1515830.3248	167647.6618
SP 16	1515830.3248	167647.6618
SP 17	1515830.3248	167647.6618
SP 18	1515830.3248	167647.6618
SP 19	1515830.3248	167647.6618
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SP 22	1515830.3248	167647.6618
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SP 25	1515830.3248	167647.6618
SP 26	1515830.3248	167647.6618
SP 27	1515830.3248	167647.6618
SP 28	1515830.3248	167647.6618
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SP 35	1515830.3248	167647.6618
SP 36	1515830.3248	167647.6618
SP 37	1515830.3248	167647.6618
SP 38	1515830.3248	167647.6618
SP 39	1515830.3248	167647.6618
SP 40	1515830.3248	167647.6618
SP 41	1515830.3248	167647.6618

LINE	DIRECTION	DISTANCE
L1	S00°15'47"E	42.25'
L2	N00°15'47"W	84.33'
L3	N00°15'47"W	39.33'
L4	N50°00'00"E	144.93'
L5	N50°00'00"E	100.00'
L6	S34°22'55"E	25.00'
L7	N58°18'41"E	76.18'
L8	N58°18'41"E	73.90'
L9	S85°23'30"W	35.05'
L10	S85°23'30"W	37.38'
L11	S34°22'55"E	25.37'
L12	S85°23'30"W	61.23'
L13	S85°23'30"W	48.58'
L14	N57°46'59"E	48.23'
L15	S57°46'59"E	50.84'
L16	S34°22'55"E	25.02'
L17	S57°46'59"E	32.11'
L18	S57°46'59"E	33.61'
L19	S46°36'43"W	76.75'
L20	S42°36'11"E	25.04'
L21	N44°11'08"E	102.09'
L22	N58°12'18"E	18.81'
L23	N58°12'18"E	21.01'
L24	S62°18'10"E	19.87'
L25	N58°12'18"E	20.55'
L26	S00°21'34"E	9.23'
L27	S00°21'34"E	20.07'
L28	N00°21'34"W	11.73'

CURVE	RADIUS	LENGTH	DELTA
1	278.90'	69.00'	14°10'30"
2	278.90'	124.96'	25°40'19"
3	328.90'	29.59'	05°09'15"
4	328.90'	89.37'	15°34'08"
5	328.90'	67.24'	11°42'48"
6	20.00'	28.83'	82°35'22"
7	20.00'	31.42'	90°00'00"
8	225.00'	50.08'	12°45'10"
9	225.00'	59.72'	15°12'28"
A	303.90'	211.35'	39°50'49"
B	200.00'	195.06'	55°52'52"
C	500.00'	50.00'	05°43'46"
D	1050.32'	190.94'	10°24'58"
E	1008.24'	50.68'	02°52'47"
10	175.00'	69.76'	22°50'29"
11	175.00'	100.91'	33°02'23"
12	225.00'	77.36'	19°41'58"
13	225.00'	32.28'	08°13'16"
14	20.00'	31.42'	90°00'00"
15	20.00'	31.42'	90°00'00"
16	525.00'	42.09'	04°35'38"
17	525.00'	10.41'	01°08'08"
18	475.00'	40.63'	04°54'04"
19	475.00'	6.87'	00°49'42"
20	20.00'	16.12'	46°11'13"
21	45.00'	26.90'	34°14'38"
22	45.00'	52.38'	66°41'33"
23	45.00'	52.38'	66°41'33"
24	45.00'	52.38'	66°41'33"
25	45.00'	29.89'	38°03'09"
26	20.00'	16.12'	46°11'13"
27	1080.32'	52.20'	02°46'07"
28	978.24'	15.36'	00°53'59"
29	978.24'	33.81'	01°58'48"
30	1158.24'	58.22'	02°52'48"
31	1123.75'	44.94'	02°17'28"
32	1038.24'	52.18'	02°52'47"

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PLEASANTVIEW PHASE 6
FSM #1009-6