

**LEGEND**

- SET 5/8" REBAR W/CAP, PLS 5716
- FOUND CORNER - 1" IRON PIPE W/CAP, PLS 1802, OR AS NOTED
- N 00° 00' 00" W MEASURED
- N 00° 00' 00" W (R-X) RECORD, PER REF. DOC. R-X
- BFE BASE FLOOD ELEVATION

**NOTES**

1. SUBJECT PROPERTY LIES WITHIN FLOOD ZONE X (AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD) AND ZONE A (NO BASE FLOOD ELEVATIONS DETERMINED) PER FIRM MAP NUMBER 32005C0105, EFFECTIVE DATE SEPTEMBER 30, 1992
2. DOUGLAS COUNTY DOES NOT INSURE THE DEVELOPMENT OF ANY LOT WHERE WELLS AND SEPTIC SYSTEMS ARE NEEDED FOR WATER AND SEWER SERVICE.
3. IT IS THE EXPRESSED RESPONSIBILITY OF THE PROPERTY OWNER TO INSURE ACCURATE PLACEMENT AND LOCATION OF WELLS AND SEPTIC SYSTEMS ON EACH INDIVIDUAL PARCEL DESIGNATED ON THIS MAP. NEVADA STATE LAW REQUIRES A ONE HUNDRED FOOT MINIMUM SEPARATION (ONE HUNDRED FIFTY FOOT MINIMUM SEPARATION DEPENDANT ON THE TYPE OF SYSTEM), BE MAINTAINED BETWEEN THE WELL AND SEPTIC SYSTEMS.
4. THE USE OF AN INDIVIDUAL SEWAGE DISPOSAL SYSTEM IS FOR TEMPORARY USE ONLY. THE PARCELS SHALL CONNECT TO A COMMUNITY SEWER SYSTEM WHEN SUCH SYSTEM IS WITHIN 330 FEET OF THE PARCELS.
5. MAINTENANCE OF ALL DRAINAGE CHANNELS AND EASEMENTS SHALL BE THE RESPONSIBILITY OF THE PERTINENT INDIVIDUAL PROPERTY OWNER OR OTHER PRIVATE ENTITY. DOUGLAS COUNTY REJECTS ALL OFFERS OF DEDICATION OF DRAINAGE FACILITIES, CHANNELS AND EASEMENTS.
6. ANY FURTHER DIVISION OF THESE PARCELS SHALL BE SUBJECT TO SUBDIVISION IMPROVEMENTS AS PROVIDED UNDER NRS 278.462 (3).
7. THIS MAP IS A RE-DIVISION OF PARCEL 3-D AS SHOWN ON PARCEL MAP FOR ANTHONY S. WATKINS, FILE NO. 59962 (REF. R-1).
8. ALL PARCELS SHALL HAVE A SEVEN AND ONE-HALF (7.5) FOOT PUBLIC UTILITY EASEMENT ALONG ALL ROAD FRONTAGES AND FIVE (5) FOOT PUBLIC UTILITY EASEMENT ALONG THE SIDE AND REAR LOT LINES.

**BASIS OF BEARING**

THE NORTHWESTERLY LINE OF PARCEL 3-D AS SHOWN ON THAT PARCEL MAP FOR ANTHONY S. WATKINS (REFERENCE DOCUMENT R-1) BEING THE BEARING N 74°31'04" W BETWEEN FOUND MONUMENTS.

**REFERENCES**

- R-1 PARCEL MAP FOR ANTHONY S. WATKINS, FILED FOR RECORD FEBRUARY 6, 1991, BOOK 281, PAGE 781, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA, FILE NO. 53362
- R-2 PARCEL MAP FOR GARY N. JOHNSON ET UX, FILED FOR RECORD DECEMBER 13, 1990, BOOK 1290, PAGE 1696, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA, FILE NO. 240989
- R-3 RECORD OF SURVEY FOR ANTHONY S. WATKINS AND CHARLES D. JONES, ET UX, FILED FOR RECORD FEBRUARY 22, 1979, BOOK 279, PAGE 1248, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA, FILE NO. 30131

**SURVEYOR'S CERTIFICATE**

I, DOUGLAS A. POTTS, A PROFESSIONAL SURVEYOR LICENSED IN THE STATE OF NEVADA, CERTIFY THAT:

- 1) THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF ALLEN J. AND ELIZABETH ALLIE.
- 2) THE LANDS SURVEYED LIE WITHIN SECTION 31, TOWNSHIP 13 NORTH, RANGE 21 EAST, M.D.M., AND THE SURVEY WAS COMPLETED ON FEBRUARY 4, 1999.
- 3) THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCES IN EFFECT ON THE DATE THAT THE GOVERNING BOARD GAVE ITS FINAL APPROVAL.
- 4) THE MONUMENTS DEPICTED ON THE PLAT ARE OF THE CHARACTER SHOWN, OCCUPY THE POSITIONS INDICATED AND ARE OF SUFFICIENT NUMBER AND DURABILITY.

DOUGLAS A. POTTS  
 DOUGLAS COUNTY CLERK  
 PLS 5716  
 DATE 6-4-99

**PUBLIC UTILITY CERTIFICATE**

WE, THE UNDERSIGNED PUBLIC UTILITIES, HEREBY ACCEPT AND APPROVE THE PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT. THIS APPROVAL DOES NOT GUARANTEE ACCESSIBILITY FOR SERVICE.

Sierra Pacific Power Co. 6-4-99 DATE  
 GTE 6-4-99 DATE  
 Jim Dalgry 6-7-99 DATE

**COUNTY ENGINEER'S CERTIFICATE**

I, ERIC TEITELMAN, DOUGLAS COUNTY ENGINEER, DO HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP; AND, ALL WORK AS REQUIRED BY THE PARCEL MAP REGULATIONS IS COMPLETE; AND, I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

Eric Teitelman 6/14/99  
 ERIC TEITELMAN, P.E.  
 DOUGLAS COUNTY ENGINEER

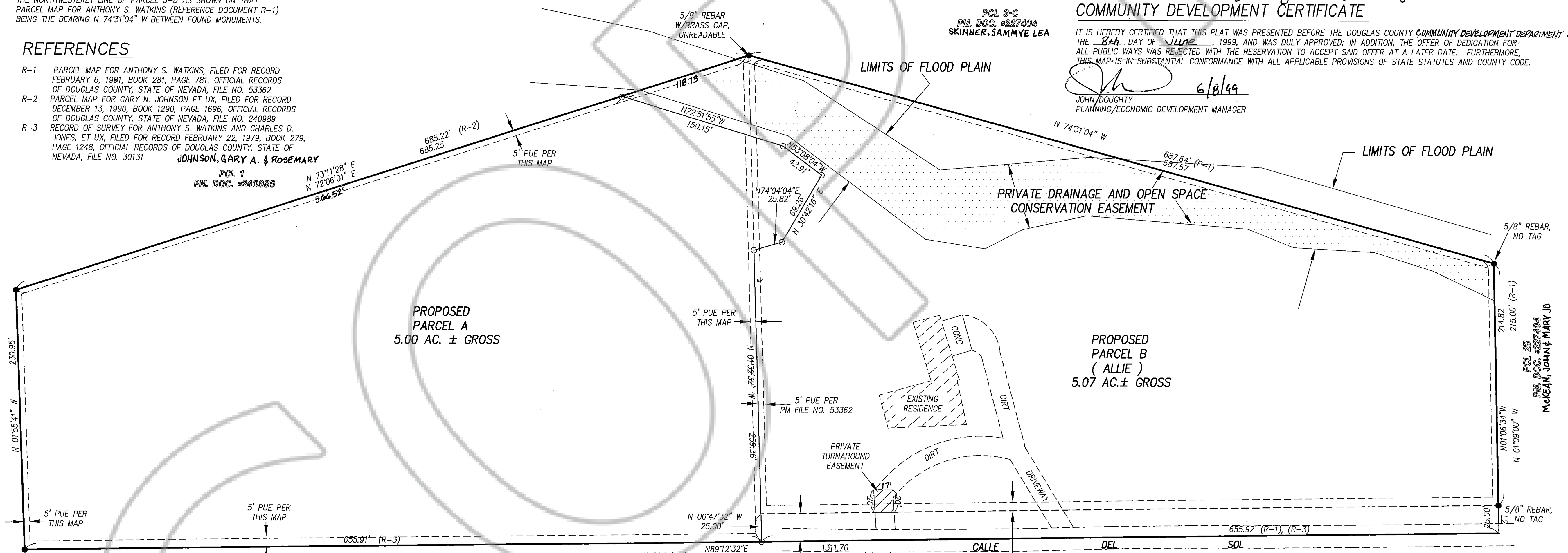
**TAX COLLECTOR'S CERTIFICATE**

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 23-180-29

Barbara J. Reed 6/15/99  
 Barbara J. Reed  
 DOUGLAS COUNTY CLERK TREASURER  
 COMMUNITY DEVELOPMENT CERTIFICATE

IT IS HEREBY CERTIFIED THAT THIS PLAT WAS PRESENTED BEFORE THE DOUGLAS COUNTY COMMUNITY DEVELOPMENT DEPARTMENT ON THE 8th DAY OF JUNE, 1999, 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 6/18/99  
 JOHN DOUGHTY  
 PLANNING/ECONOMIC DEVELOPMENT MANAGER



**OWNER'S CERTIFICATE**

WE, ALLEN J. ALLIE AND ELIZABETH ALLIE, CERTIFY THAT WE ARE THE LEGAL OWNERS OF THIS PARCEL, AND DO HEREBY GRANT PERMANENT EASEMENTS FOR UTILITY INSTALLATION, DRAINAGE AND PUBLIC ROAD RIGHT OF WAY AS DESIGNATED ON THIS MAP, AND CONSENT TO THE PREPARATION AND RECORDING OF THIS MAP.

Allen J. Allie  
 Elizabeth Allie

**STATE OF NEVADA  
 COUNTY OF DOUGLAS**

ON THE 3 DAY OF June, 1999, PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, Allen J. Allie and Elizabeth Allie, PERSONALLY KNOWN (OR PROVEN) TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE ABOVE INSTRUMENT WHO ACKNOWLEDGED THAT THEY EXECUTED THE INSTRUMENT.

Kathleen L. Martin  
 NOTARY PUBLIC IN AND FOR SAID STATE



**TITLE CERTIFICATE**

THIS IS TO CERTIFY THAT THE PARTIES LISTED WITHIN THE OWNERS' 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 LIEN AND/OR MORTGAGE HOLDERS OF RECORD:

- RECORD: 11-20-93 Book 1193, Pg. 5102
- 6-3-91 Book 691, Pg. 121
- 252080

Janice K. Gordon 3-2-99  
 WESTERN TITLE COMPANY

**EXISTING APN 23-180-290**

TOTAL AREA DIVIDED  
 10.07 AC. ± GROSS

**COUNTY CLERK'S CERTIFICATE**

IT IS HEREBY CERTIFIED THAT THIS PLAT WAS PRESENTED TO THE DEPARTMENT OF COMMUNITY DEVELOPMENT ON THE 8th DAY OF JUNE, 1999, AND WAS DULY APPROVED. IN ADDITION, ALL OFFERS OF DEDICATION FOR ALL PUBLIC ROADWAYS AND OTHER PUBLIC USES WERE REJECTED WITH THE RESERVATION TO ACCEPT SAID OFFERS AT A LATER DATE.

Barbara Reed by Sandra Conder  
 BARBARA REED, COUNTY CLERK  
 Chief Deputy Clerk

**RECORDER'S CERTIFICATE**

FILED FOR RECORD THIS 16th DAY OF JUNE, 1999, AT 42 MINUTES PAST 11 O'CLOCK A.M., IN BOOK 699 OF THE OFFICIAL RECORDS, AT PAGE 3477, DOCUMENT NUMBER 470440

John M. Barrelet, Deputy  
 DOUGLAS COUNTY RECORDER

LDA 99-017  
 PARCEL MAP  
 FOR  
 ALLEN J. AND ELIZABETH ALLIE  
 PORTION OF SECTION 31, T. 13 N., R. 21 E., M.D.B. & M.

LUMOS AND ASSOCIATES  
 CIVIL ENGINEERS  
 SURVEYORS  
 MATERIALS TESTING  
 800 E. COLLESE PARKWAY, CARSON CITY, NEVADA  
 (702) 883-7077

DATE: JUNE 2, 1999  
 JOB NO: 4543.000  
 SHEET 1 OF 1