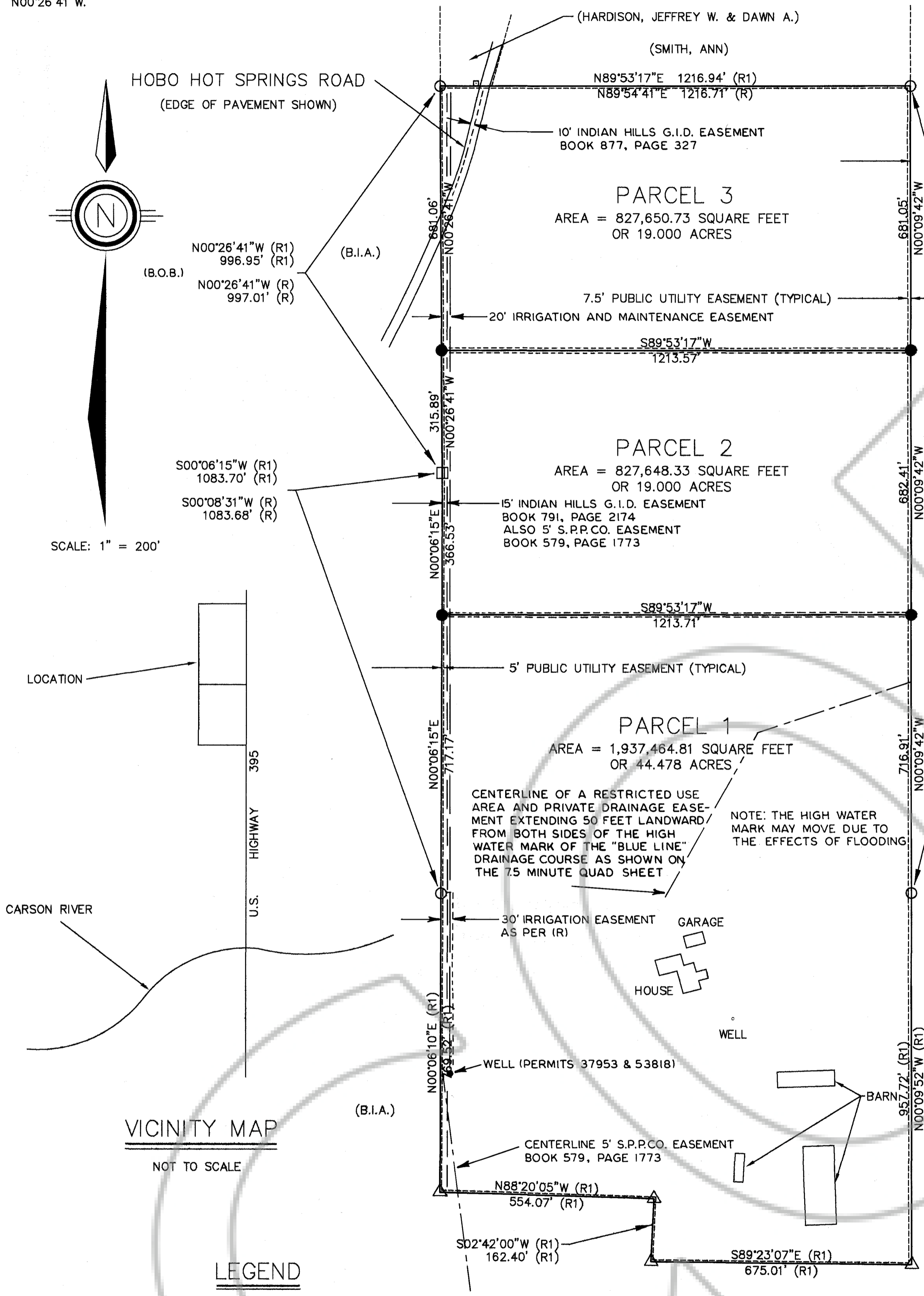


**BASIS OF BEARINGS (B.O.B.)**

THE BASIS OF BEARINGS OF THIS MAP IS THE LINE BETWEEN THE CW1/16 CORNER AND THE NW1/16 CORNER OF SECTION 19, T. 14 N., R. 20 E., M.D.B. & M. AS PER (R). SAID LINE BEARS N00°26'41"W.



**COMMUNITY DEVELOPMENT DEPARTMENT CERTIFICATE**

IT IS HEREBY CERTIFIED THAT THIS PLAT WAS PRESENTED BEFORE THE DOUGLAS COUNTY PUBLIC WORKS DEPARTMENT ON THE 6th DAY OF OCTOBER 2004 AND WAS DULY APPROVED; THERE ARE NO PUBLIC ROADS OFFERED FOR DEDICATION AS PART OF THIS MAP. FURTHERMORE, THIS MAP IS IN SUBSTANTIAL CONFORMANCE WITH ALL APPLICABLE PROVISIONS OF STATE STATUTES AND COUNTY CODES.

DATE 10-6-04  
MIMI MOSS, PLANNING/ECONOMIC DEVELOPMENT MANAGER

**OWNER'S CERTIFICATE**

WE, WILLIAM JOSEPH, JR. & ANNA MARIE RICHTER CERTIFY THAT WE ARE THE LEGAL OWNERS OF THIS PARCEL, AND DO HEREBY GRANT PERMANENT EASEMENTS FOR UTILITY INSTALLATION AND DRAINAGE AS DESIGNATED ON THIS MAP. I CONSENT TO THE PREPARATION AND RECORDING OF THIS MAP.

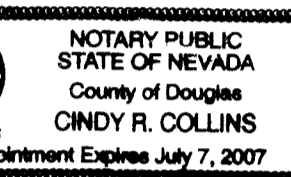
*William Joseph Richter, Trustee*  
*Anna Marie Richter, Trustee*  
WILLIAM JOSEPH RICHTER, JR., TRUSTEE ANNA MARIE RICHTER, TRUSTEE

**STATE OF NEVADA**

**COUNTY OF DOUGLAS**

ON THIS 3 DAY OF November, IN THE YEAR 2003, BEFORE ME, A NOTARY PUBLIC, PERSONALLY APPEARED WILLIAM JOSEPH, JR. & ANNA MARIE RICHTER, PERSONALLY KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE ABOVE INSTRUMENT AND WHO ACKNOWLEDGED THAT THEY EXECUTED THE SAME IN THEIR AUTHORIZED CAPACITY AND THAT BY THEIR SIGNATURE ON THE INSTRUMENT, THE PERSONS, OR THE ENTITY ON BEHALF OF WHICH THE PERSONS ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL.



NOTARY PUBLIC  
STATE OF NEVADA  
County of Douglas  
CINDY R. COLLINS  
My Appointment Expires July 7, 2007

MY COMMISSION EXPIRES: 07-7-2007

**COUNTY TAX COLLECTOR CERTIFICATE**

I, BARBARA J. REED, DOUGLAS COUNTY CLERK-TREASURER AND EX-OFFICIO TAX COLLECTOR, DO HEREBY CERTIFY THAT PROPERTY TAXES ON THIS LAND FOR THE FISCAL YEAR HAVE ALL BEEN PAID. (A.P.N. 1420-00-002-028)

DATE 10-13-04  
BARBARA J. REED  
DOUGLAS COUNTY CLERK-TREASURER  
AND EX-OFFICIO TAX COLLECTOR  
by *Mary Ann Klenner*

**UTILITY COMPANIES CERTIFICATE**

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

DATE 10-17-03  
DATE 10-17-03  
SIERRA PACIFIC POWER CO.  
MICHAEL *Meyer*  
VERIZON  
LYNDEN CROSSMAN

**TITLE COMPANY CERTIFICATE**

THIS IS TO CERTIFY THAT WILLIAM JOSEPH RICHTER & ANNA MARIE RICHTER, TRUSTEES IS/ARE THE ONLY PARTY(S) HAVING RECORD 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:

NOTE

DATE 10-3-03  
DATE 020509200  
*Steve K. Owen*  
3011 R. COUDEN

**UTILITY EASEMENTS**

THE FOLLOWING PUBLIC UTILITY EASEMENTS ARE HEREBY MADE A PART OF THIS MAP:

- A 7.5' PUBLIC UTILITY EASEMENT ALONG ALL ROAD FRONTAGES.
- A 5' PUBLIC UTILITY EASEMENT ALONG ALL SIDE AND REAR LOT LINES.

**NOTES**

- 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 100' MINIMUM SEPARATION BETWEEN A WELL AND A SHALLOW SEPTIC SYSTEM AND A 150' MINIMUM SEPARATION FOR A DEEP SYSTEM.
- ELECTRICAL SERVICE TO WATER SOURCE TO BE SEPARATE FROM ALL OTHER ELECTRICAL SERVICE.
- EACH DWELLING USING WATER SUPPLIED FROM A WELL SHALL BE PROVIDED WITH PRESSURIZED WATER STORAGE IN EXCESS OF 300 GALLON CAPACITY.
- ALL UTILITIES SHALL BE UNDERGROUND.
- DOUGLAS COUNTY DOES NOT INSURE THE DEVELOPMENT OF ANY LOT WHERE WELLS AND SEPTIC SYSTEMS ARE REQUIRED FOR WATER AND SEWER SERVICE.
- ANY FURTHER DIVISION OF THESE PARCELS MAY BE SUBJECT TO SUBDIVISION IMPROVEMENTS AS PROVIDED UNDER NRS 278.462(3).
- COMBUSTIBLES SHALL BE CLEARED WITHIN 30 FEET OF ALL STRUCTURES.
- THIS IS A DIVISION OF A.P.N. 1420-00-002-028.
- 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.
- MAINTENANCE OF ALL DRAINAGE FACILITIES AND EASEMENTS SHALL BE THE RESPONSIBILITY OF THE INDIVIDUAL PROPERTY OWNERS OR OTHER PRIVATE ENTITY, INCLUDING A HOMEOWNER'S ASSOCIATION. DOUGLAS COUNTY REJECTS ANY OFFER OF DEDICATION OF DRAINAGE FACILITIES OR DRAINAGE EASEMENTS. A 100' MINIMUM SEPARATION BETWEEN A WELL AND A SHALLOW SEPTIC SYSTEM AND A 150' MINIMUM SEPARATION FOR A DEEP SYSTEM.
- A 15' IRRIGATION EASEMENT EXISTS ADJACENT TO THE WESTERLY PROPERTY LINE OF LOTS 1, 2 & 3.
- OBSTRUCTING THE FLOW OR ALTERING THE COURSE OF A DRAINAGE CHANNEL IS PROHIBITED, UNLESS PERMITTED BY AUTHORIZING AGENCY.

**SURVEYOR'S CERTIFICATE**

I, WYATT J. OWENS, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF NEVADA, CERTIFY THAT:

- THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF WILLIAM RICHTER.
- THE LANDS SURVEYED LIE WITHIN SECTION 19, TOWNSHIP 14 NORTH, RANGE 20 EAST, M.D.B.&M., AND THE SURVEY WAS COMPLETED ON NOVEMBER 21, 2002.
- 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 THIS PLAT ARE OF THE CHARACTER SHOWN, OCCUPY THE POSITIONS INDICATED AND ARE OF SUFFICIENT NUMBER AND DURABILITY.

DATE 10/3/03  
DATE  
WYATT J. OWENS, PLS 3090

**COUNTY ENGINEER'S CERTIFICATE**

I, CARL RUSCHMEYER, DOUGLAS COUNTY ENGINEER, DO HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP; AND ALL PHYSICAL IMPROVEMENTS AS REQUIRED BY THE PARCEL MAP REGULATIONS ARE COMPLETE; AND I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

DATE 10/4/04  
DATE  
CARL RUSCHMEYER  
DOUGLAS COUNTY ENGINEER

**COUNTY CLERK'S CERTIFICATE**

IT IS HEREBY CERTIFIED THAT THIS PLAT WAS PRESENTED TO THE DEPARTMENT OF COMMUNITY DEVELOPMENT ON THE 6th DAY OF October 2004, AND WAS DULY APPROVED. THERE ARE NO PUBLIC ROADS OFFERED FOR DEDICATION AS PART OF THIS MAP.

BARBARA J. REED  
BARBARA REED  
DOUGLAS COUNTY CLERK  
by *Mary Ann Klenner*  
DEPUTY

**RECORDER'S CERTIFICATE**

FILED FOR RECORD THIS 15th DAY OF October 2004 AT 10 O'CLOCK A.M. IN BOOK 1007 OF OFFICIAL RECORDS PAGE 6081 DOCUMENT NUMBER 626768 RECORDED AT THE REQUEST OF WYATT J. OWENS.

*Samella Kuenenburg*  
DOUGLAS COUNTY RECORDER

**FINAL PARCEL MAP**

# LDA 03-001

FOR

WILLIAM JOSEPH RICHTER, JR. AND ANNA MARIE RICHTER, TRUSTEES OF THE WILLIAM JOSEPH RICHTER, JR. AND ANNA MARIE RICHTER FAMILY TRUST AGREEMENT DATED NOVEMBER 22, 1982

WITHIN THE WEST 1/2 OF SECTION 19, T. 14 N., R. 20 E., M.D.B. & M. DOUGLAS COUNTY, NEVADA