

GENERAL NOTES 1

- EXISTING ZONING IS SFR-1.
- MASTER PLAN DESIGNATION IS SFE.
- THE MAINTENANCE OF ALL DRAINAGE FACILITIES AND EASEMENTS SHALL BE THE RESPONSIBILITY OF A PRIVATE OWNER, PRIVATE ENTITY OR A HOMEOWNER'S ASSOCIATION. DOUGLAS COUNTY REJECTS ANY OFFER OF DEDICATION OF DRAINAGE FACILITIES OR DRAINAGE EASEMENTS.
- ANY FURTHER DIVISION OF THESE PARCELS MAY BE SUBJECT TO SUBDIVISION IMPROVEMENTS AS PROVIDED UNDER NRS 278.462(3).
- DOUGLAS COUNTY DOES NOT INSURE THE DEVELOPMENT OF ANY LOT WHERE WELLS AND SEPTIC SYSTEMS ARE REQUIRED FOR WATER AND SEWER SERVICE.
- 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.
- INDIVIDUAL SANITARY SEPTIC DISPOSAL SYSTEMS SHALL EMPLOY DENITRIFICATION UNITS. THE DENITRIFICATION UNITS MUST BE ON NEVADA DIVISION OF ENVIRONMENTAL PROTECTION'S LIST OF APPROVED DENITRIFICATION SYSTEMS. MAINTENANCE OF THE DENITRIFICATION UNITS SHALL BE THE RESPONSIBILITY OF THE HOMEOWNER.
- THE USE OF INDIVIDUAL SEWAGE DISPOSAL SYSTEMS SHALL BE LIMITED TO DENITRIFYING SYSTEMS APPROVED BY NDEP AND CERTIFIED/INSPECTED BY THE NEVADA STATE BUREAU OF HEALTH PROTECTION.
- OBSTRUCTING THE FLOW OR ALTERING THE COURSE OF A DRAINAGE CHANNEL IS PROHIBITED, UNLESS PERMITTED BY AUTHORIZING AGENCY.

COUNTY TAX COLLECTOR 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. 1220-24-701-043).

Barbara J. Reed 10-17-05
 BARBARA J. REED
 DOUGLAS COUNTY CLERK-TREASURER
 AND EX-OFFICIO TAX COLLECTOR
by Mary Wanner

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.

8-19-05 *Michael Price*
 DATE SIERRA PACIFIC POWER CO. MICHAEL PRICE
 8-15-05 *LaDonna K. Fesler*
 DATE VERIZON LA DONNA K. FESLER

TITLE COMPANY CERTIFICATE

THIS IS TO CERTIFY THAT *Kirk and Gina Johnson* 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:

NAME _____

8-17-05 *Elynn Coyne*
 DATE ELYNN COYNE, TITLE OFFICER

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.

GENERAL NOTES 2

- 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 DUE TO THE RESTRICTIONS CREATED BY SUBSEQUENTLY PLACED WELLS AND SEPTIC SYSTEMS.
- COMBUSTIBLES SHALL BE CLEARED WITHIN 30 FEET OF ALL STRUCTURES.

COMMUNITY DEVELOPMENT DEPARTMENT CERTIFICATE

IT IS HEREBY CERTIFIED THAT THIS PLAT WAS REVIEWED AND APPROVED BY THE DOUGLAS COUNTY DEPARTMENT OF COMMUNITY DEVELOPMENT ON THE 11th DAY OF October, 2005. THIS PLAT IS IN SUBSTANTIAL CONFORMANCE WITH THE TENTATIVE MAP AND ALL CONDITIONS OF APPROVAL HAVE BEEN SATISFIED.

10-11-05
 DATE *Mimi Moss*
 MIMI MOSS, PLANNING/ECONOMIC DEVELOPMENT MANAGER

OWNER'S CERTIFICATE

WE, ~~KIRK JOHNSON, TRANCER & GINA JOHNSON~~
 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. WE HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP.

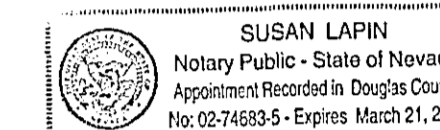
Kirk Johnson
 KIRK JOHNSON
Gina Johnson
 GINA JOHNSON

STATE OF NEVADA

COUNTY OF DOUGLAS S.S.

ON THIS 15th DAY OF August, IN THE YEAR 2005, BEFORE ME, A NOTARY PUBLIC, PERSONALLY APPEARED KIRK AND GINA JOHNSON, 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 PERSON OR THE ENTITY ON BEHALF OF WHICH THE PERSONS ACTED, EXECUTED THE INSTRUMENT. WITNESS MY HAND AND OFFICIAL SEAL.

Susan Lapin
 NOTARY PUBLIC
 MY COMMISSION EXPIRES: 3/21/10

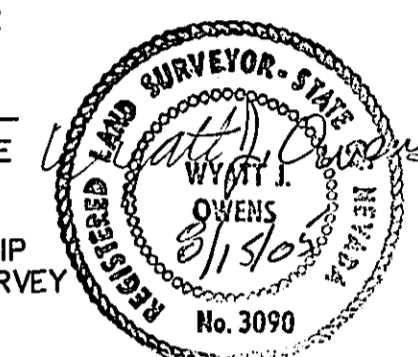


SURVEYOR'S CERTIFICATE

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 KIRK JOHNSON
- THE LANDS SURVEYED LIE WITHIN SECTION 24, TOWNSHIP 12, NORTH, RANGE 20, EAST, M.D.B. & M., AND THE SURVEY WAS COMPLETED ON MAY 24, 2004
- THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCES IN EFFECT ON THE DATE THAT THE GOVERNING BODY GAVE IT'S FINAL APPROVAL.
- THE MONUMENTS DEPICTED ON THIS PLAT ARE OF THE CHARACTER SHOWN, OCCUPY THE POSITIONS INDICATED AND ARE OF SUFFICIENT NUMBER AND DURABILITY.

8/15/05 *Wyatt J. Owens*
 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.

10/11/05 *Carl Ruschmeyer*
 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 11th DAY OF October, 2005 AND WAS DULY APPROVED.

10-11-2005 *Barbara J. Reed*
 DATE BARBARA REED
 DOUGLAS COUNTY CLERK
by: A. Lopez, Clerk to Board

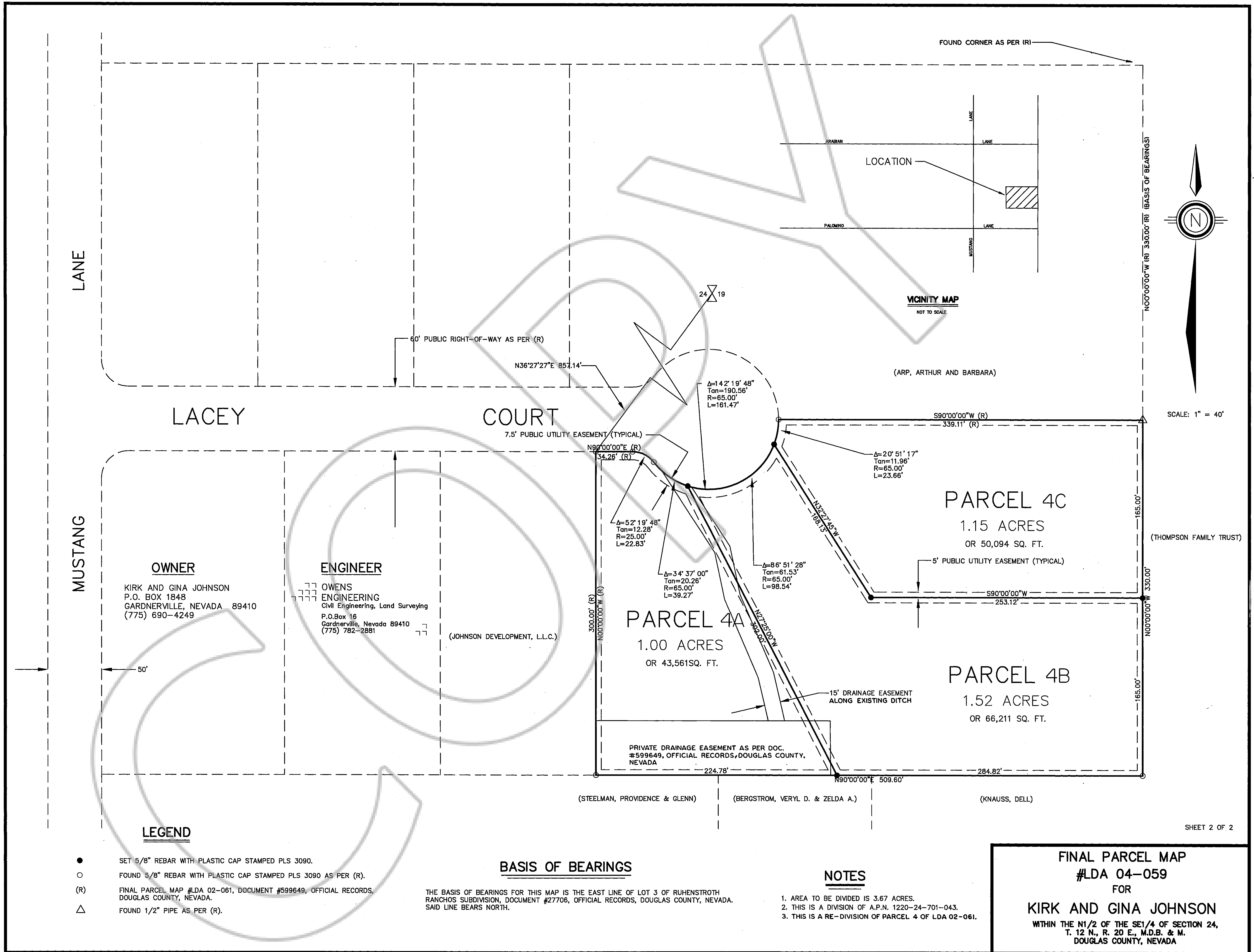
RECORDER'S CERTIFICATE

FILED FOR RECORD THIS 17th DAY OF October, 2005, AT 36 MINUTES PAST 10 O'CLOCK A.M. IN BOOK 1095 OF OFFICIAL RECORDS PAGE 7154, DOCUMENT NUMBER 0657946, RECORDED AT THE REQUEST OF WYATT J. OWENS.

Barbara Reed
 DOUGLAS COUNTY RECORDER

OWENS
 ENGINEERING
 Civil Engineering, Land Surveying
 P.O. Box 16
 Gardnerville, Nevada 89410
 (775) 782-2881

FINAL PARCEL MAP
#LDA 04-059
 FOR
KIRK AND GINA JOHNSON
 WITHIN THE N1/2 OF THE SE1/4 OF SECTION 24,
 T. 12 N., R. 20 E., M.D.B. & M.
 DOUGLAS COUNTY, NEVADA



LANE

MUSTANG

LACEY

COURT

LOCATION

VICINITY MAP
NOT TO SCALE

(ARP, ARTHUR AND BARBARA)

PARCEL 4C
1.15 ACRES
OR 50,094 SQ. FT.

(THOMPSON FAMILY TRUST)

OWNER
KIRK AND GINA JOHNSON
P.O. BOX 1848
GARDNERVILLE, NEVADA 89410
(775) 690-4249

ENGINEER
OWENS
ENGINEERING
Civil Engineering, Land Surveying
P.O. Box 16
Gardnerville, Nevada 89410
(775) 782-2881

(JOHNSON DEVELOPMENT, L.L.C.)

PARCEL 4A
1.00 ACRES
OR 43,561 SQ. FT.

PARCEL 4B
1.52 ACRES
OR 66,211 SQ. FT.

PRIVATE DRAINAGE EASEMENT AS PER DOC.
#599649, OFFICIAL RECORDS, DOUGLAS COUNTY,
NEVADA

(STELMAN, PROVIDENCE & GLENN)

(BERGSTROM, VERYL D. & ZELDA A.)

(KNAUSS, DELL)

LEGEND

- SET 5/8" REBAR WITH PLASTIC CAP STAMPED PLS 3090.
- FOUND 3/8" REBAR WITH PLASTIC CAP STAMPED PLS 3090 AS PER (R).
- (R) FINAL PARCEL MAP #LDA 02-061, DOCUMENT #599649, OFFICIAL RECORDS, DOUGLAS COUNTY, NEVADA.
- △ FOUND 1/2" PIPE AS PER (R).

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS MAP IS THE EAST LINE OF LOT 3 OF RUHENSTROTH RANCHOS SUBDIVISION, DOCUMENT #27706, OFFICIAL RECORDS, DOUGLAS COUNTY, NEVADA. SAID LINE BEARS NORTH.

NOTES

1. AREA TO BE DIVIDED IS 3.67 ACRES.
2. THIS IS A DIVISION OF A.P.N. 1220-24-701-043.
3. THIS IS A RE-DIVISION OF PARCEL 4 OF LDA 02-061.

FINAL PARCEL MAP
#LDA 04-059
FOR
KIRK AND GINA JOHNSON
WITHIN THE N1/2 OF THE SE1/4 OF SECTION 24,
T. 12 N., R. 20 E., M.D.B. & M.
DOUGLAS COUNTY, NEVADA

SCALE: 1" = 40'

SHEET 2 OF 2