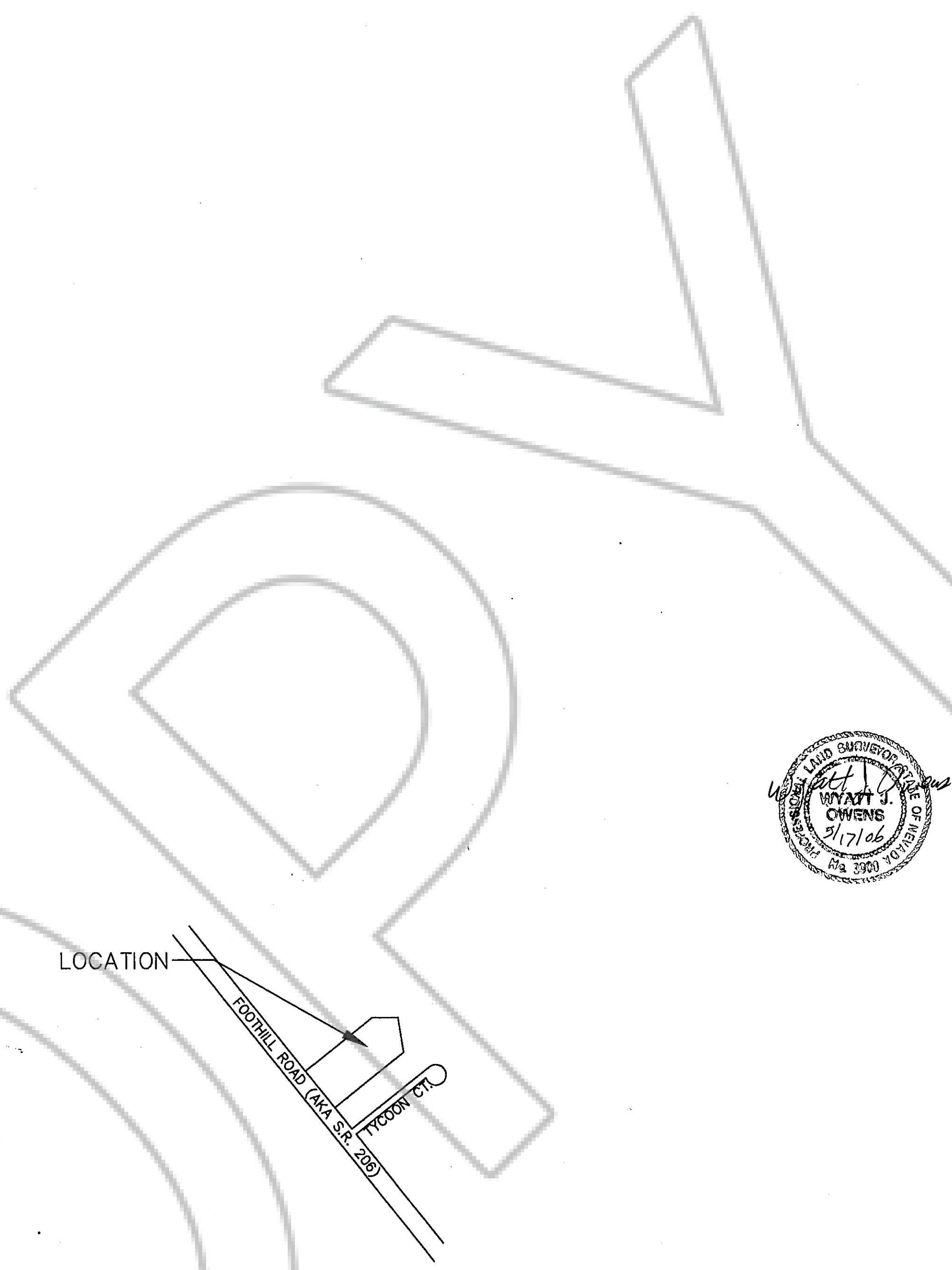


NOTES

- EXISTING ZONING IS SFR-1
- MASTER PLAN DESIGNATION IS SFE
- THE MAINTENANCE OF ALL DRAINAGE CHANNELS AND EASEMENTS SHALL BE THE RESPONSIBILITY OF THE PERTINENT INDIVIDUAL PROPERTY OWNER OR OTHER PRIVATE ENTITY, INCLUDING A HOMEOWNERS ASSOCIATION. DOUGLAS COUNTY REJECTS ANY OFFER OF DEDICATION OF DRAINAGE FACILITIES OR DRAINAGE EASEMENTS.
- ANY FURTHER DIVISION OF THESE PARCELS SHALL BE SUBJECT TO SUBDIVISION IMPROVEMENTS AS PROVIDED UNDER NRS 278.462(3).
- OBSTRUCTING THE FLOW OR ALTERING THE COURSE OF A DRAINAGE CHANNEL IS PROHIBITED, UNLESS PERMITTED BY AUTHORIZING AGENCY.
- ALL UTILITIES SHALL BE UNDERGROUND.
- COMBUSTIBLES SHALL BE CLEARED WITHIN 30 FEET OF ALL STRUCTURES.
- DOUGLAS COUNTY DOES NOT INSURE THE DEVELOPMENT OF ANY LOT DUE TO THE RESTRICTIONS CREATED BY SUBSEQUENTLY PLACED WELLS AND SEPTIC SYSTEMS.
- 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 400 FEET OF THE PARCEL.
- 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 MAY BE LIMITED TO AN ALTERNATIVE SEWAGE DISPOSAL (I.E. DENITRIFYING) SYSTEM.
- 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 IS 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.
- AREA TO BE DIVIDED IS 2.00 ACRES.
- THIS IS A DIVISION OF A.P.N. 1219-14-002-023.
- THE REFERENCED PROPERTY SHALL CONNECT TO THE JOB'S PEAK WATER SYSTEM WHEN THE DISTRIBUTION WATERLINES FOR THE SYSTEM ARE EXTENDED ADJACENT TO THE PARCELS. ALL FEES FOR THE CONNECTION SHALL BE PAID BY THE PROPERTY OWNER AT THE RATE IN EFFECT AT THE TIME OF CONNECTION.
- THE PARENT PARCEL, PARCEL 2, WILL BE REQUIRED TO COMPLY WITH TITLE 20.100.040 IF AT ANY TIME IN THE FUTURE THE PARCEL CONNECTS TO THE PUBLIC WATER SYSTEM.



LOCATION

VICINITY MAP

NOT TO SCALE

COUNTY TAX COLLECTOR CERTIFICATE

I, BARBARA J. GRIFFIN, 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. 1219-14-002-023)

Barbara J. Griffin 2-26-07
BARBARA J. GRIFFIN
DOUGLAS COUNTY CLERK-TREASURER
AND EX-OFFICIO TAX COLLECTOR

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.

8-31-06
DATE
10-10-06
DATE
Michael Price
SIERRA PACIFIC POWER CO. MICHAEL PRICE
Debbie Payne
VERIZON DEBBIE PAYNE

TITLE COMPANY CERTIFICATE

THIS IS TO CERTIFY THAT *Eric J. Negrete and Dianna B. Negrete* 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:

Capital Commerce Mortgage Co.
RBMG, INC.

5/22/2006
DATE
William J. Swisher
William J. Swisher, Title Officer
First American Title Co.

COMMUNITY DEVELOPMENT CERTIFICATE

IT IS HEREBY CERTIFIED THAT THIS PLAT WAS REVIEWED AND APPROVED BY THE DOUGLAS COUNTY DEPARTMENT OF COMMUNITY DEVELOPMENT ON THE *22nd* DAY OF *February*, 2007. THIS PLAT IS IN SUBSTANTIAL CONFORMANCE WITH THE TENTATIVE MAP AND ALL CONDITIONS OF APPROVAL HAVE BEEN SATISFIED. THERE ARE NO PUBLIC ROADS OFFERED FOR DEDICATION AS PART OF THIS MAP AND ALL OFFERS OF DEDICATION FOR OTHER PUBLIC USE ELEMENTS WERE REJECTED WITH THE RESERVATION TO ACCEPT SAID OFFERS AT A LATER DATE.

2-22-07
DATE
Mimi Moss
MIMI MOSS, PLANNING MANAGER/ASSISTANT COMMUNITY DEVELOPMENT DIRECTOR

OWNER'S CERTIFICATE

WE, ERIC J. & DIONNA B. NEGRETE
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. WE CONSENT TO THE PREPARATION AND RECORDING OF THIS MAP.

Eric J. Negrete
ERIC J. NEGRETE
Dianna B. Negrete
DIONNA B. NEGRETE

STATE OF NEVADA

COUNTY OF DOUGLAS

S.S.

ON THIS *1st* DAY OF *June*, IN THE YEAR 200*7*, BEFORE ME, A NOTARY PUBLIC, PERSONALLY APPEARED ERIC & DIONNA NEGRETE 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 PERSON ACTED, EXECUTED THE INSTRUMENT. WITNESS MY HAND AND OFFICIAL SEAL.

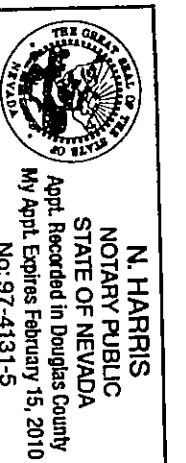
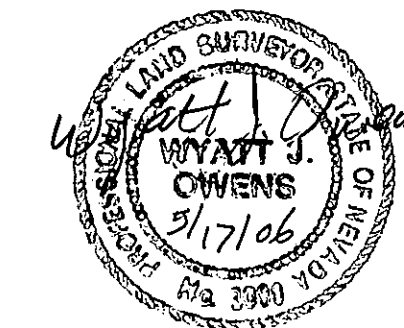
W. Owens
NOTARY PUBLIC
MY COMMISSION EXPIRES: *2/15/10*

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 ERIC NEGRETE
- THE LANDS SURVEYED LIE WITHIN SECTION 14, TOWNSHIP 12 NORTH, RANGE 19 EAST, M.D.B.&M., AND THE SURVEY WAS COMPLETED ON MAY 11, 2006.
- 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.

7/17/06
DATE
Wyatt J. Owens
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.

2/22/07
DATE
Carl Ruschmeyer
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 *22nd* DAY OF *February*, 2007 AND WAS DULY APPROVED; THERE ARE NO PUBLIC ROADS OFFERED FOR DEDICATION AS PART OF THIS MAP.

2-26-07
DATE
Barbara J. Griffin
BARBARA J. GRIFFIN
Christine Walsh
DEPUTY

RECORDER'S CERTIFICATE

FILED FOR RECORD THIS *6th* DAY OF *March*, 2007, AT *58* MINUTES PAST *3* O'CLOCK *P.M.* IN BOOK *0307* OF OFFICIAL RECORDS PAGE *1827*, DOCUMENT NUMBER *01450* RECORDED AT THE REQUEST OF WYATT J. OWENS.

W. Owens
DOUGLAS COUNTY RECORDER

FINAL PARCEL MAP #LDA 06-015

FOR
ERIC J. & DIONNA B. NEGRETE
WITHIN THE SW1/4 OF SECTION 14,
T. 12 N., R. 19 E., M.D.B. & M.
DOUGLAS COUNTY, NEVADA

BASIS OF BEARINGS

THE BASIS OF BEARINGS OF THIS MAP IS THE SE LINE OF THE PARCEL SHOWN ON THE RECORD OF SURVEY FOR LANCE & JAN MODISPACHER, DOCUMENT #226853, OFFICIAL RECORDS, DOUGLAS COUNTY, NEVADA. SAID LINE BEARS S51°21'00"W.

UTILITY EASEMENTS

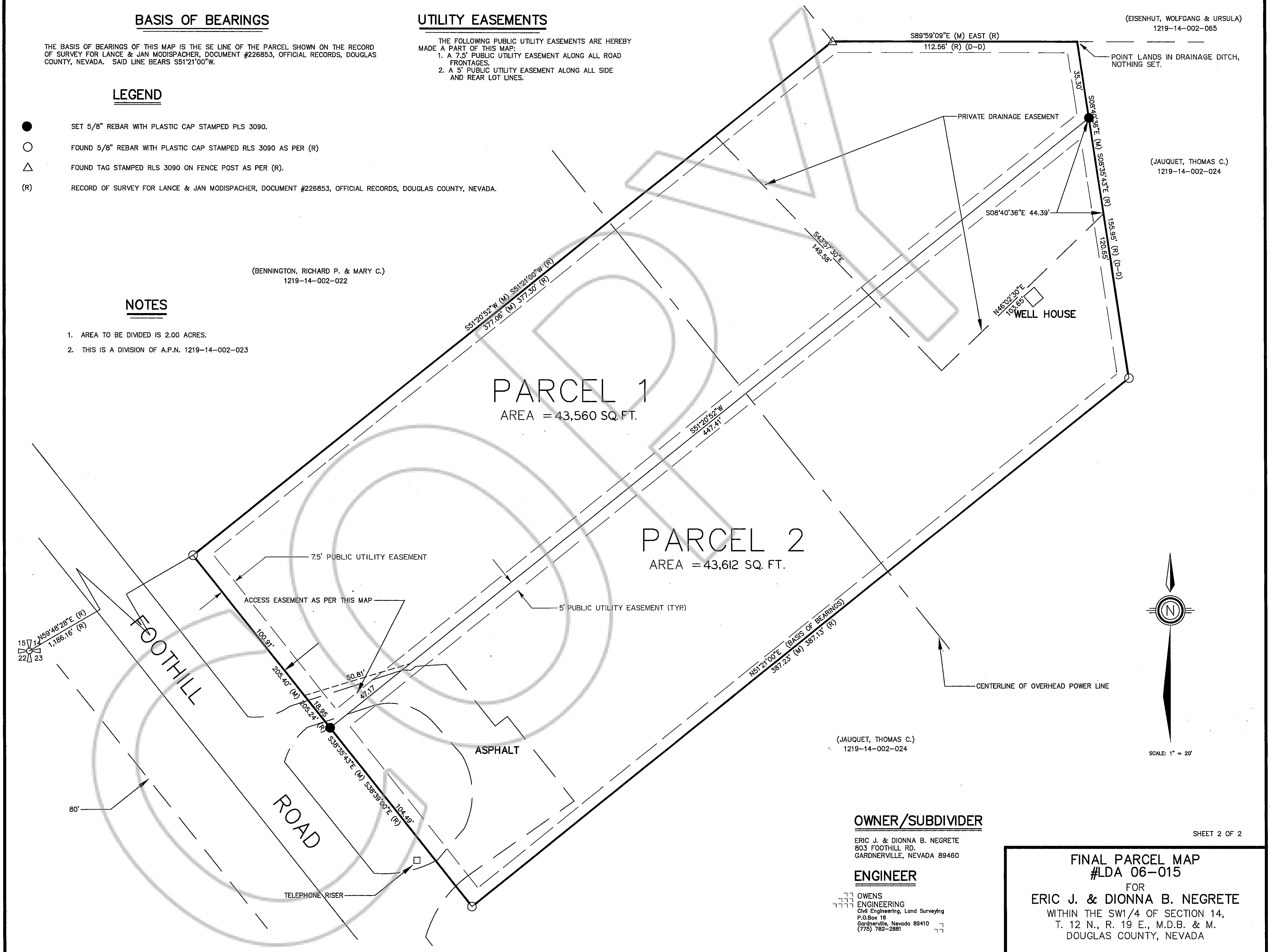
THE FOLLOWING PUBLIC UTILITY EASEMENTS ARE HEREBY MADE A PART OF THIS MAP:
 1. A 7.5' PUBLIC UTILITY EASEMENT ALONG ALL ROAD FRONTAGES.
 2. A 5' PUBLIC UTILITY EASEMENT ALONG ALL SIDE AND REAR LOT LINES.

LEGEND

- SET 5/8" REBAR WITH PLASTIC CAP STAMPED PLS 3090.
- FOUND 5/8" REBAR WITH PLASTIC CAP STAMPED RLS 3090 AS PER (R)
- △ FOUND TAG STAMPED RLS 3090 ON FENCE POST AS PER (R).
- (R) RECORD OF SURVEY FOR LANCE & JAN MODISPACHER, DOCUMENT #226853, OFFICIAL RECORDS, DOUGLAS COUNTY, NEVADA.

NOTES

1. AREA TO BE DIVIDED IS 2.00 ACRES.
2. THIS IS A DIVISION OF A.P.N. 1219-14-002-023

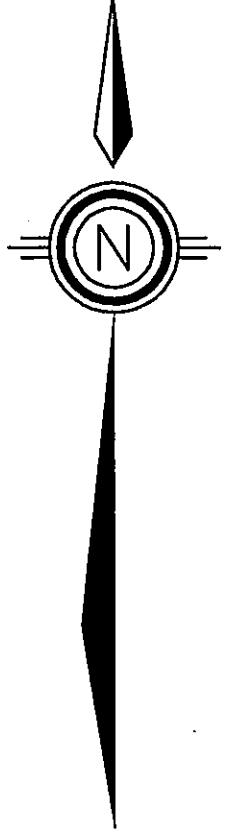


(EISENHUT, WOLFGANG & URSULA)
1219-14-002-065

(JAUQUET, THOMAS C.)
1219-14-002-024

(BENNINGTON, RICHARD P. & MARY C.)
1219-14-002-022

(JAUQUET, THOMAS C.)
1219-14-002-024



SCALE: 1" = 20'

OWNER/SUBDIVIDER

ERIC J. & DIONNA B. NEGRETE
803 FOOTHILL RD.
GARDNERVILLE, NEVADA 89460

ENGINEER

OWENS
ENGINEERING
Civil Engineering, Land Surveying
P.O. Box 18
Gardnerville, Nevada 89410
(775) 782-2881

SHEET 2 OF 2

FINAL PARCEL MAP
#LDA 06-015
FOR
ERIC J. & DIONNA B. NEGRETE
WITHIN THE SW1/4 OF SECTION 14,
T. 12 N., R. 19 E., M.D.B. & M.
DOUGLAS COUNTY, NEVADA