

APN: 1240-18-214-045



Recorded at the request of:
Douglas County Community Development Department
Minden NV 89423

KAREN ELLISON, RECORDER

Abandonment of a Drainage Easement

An Order of Abandonment vacating a strip of land utilized for drainage easement purposes located on a parcel generally located south of Coloma Drive, owned by George and Judy Bishop located within a portion of Section 18, Township 14 North, Range 20 East, Mount Diablo Meridian, Douglas County, Nevada (APN: 1240-18-214-045).

WHEREAS, Douglas County, a political subdivision of the State of Nevada, presently holds a drainage easement located within a portion of Section 18, Township 14 North, Range 20 East, Mount Diablo Meridian, as depicted on that certain Final Map for Silverado Heights, recorded September 18, 1978 in the official records of Douglas County, Nevada, in Book 978, Page 1176, Document No. 25326, and more particularly described in the attached Legal Description provided as Exhibits A and depicted as Exhibit B.

WHEREAS, Douglas County, pursuant to the provisions of Douglas County Code, Section 20.768.050, may vacate or abandon by formal order any portion of a public street or easement owned or controlled by Douglas County; and

WHEREAS, this abandonment request is being made in order to vacate a portion of a drainage easement owned or controlled by Douglas County; and

WHEREAS, on July 7, 2016 the Douglas County Board of County Commissioners determined that the aforesaid easements are no longer necessary or useful to Douglas County and that the public will not be materially injured by the abandonment; and

NOW THEREFORE, be it ordered by the Douglas County Board of County Commissioners, that the aforesaid strip of land utilized for drainage easement purposes, as described and depicted in the attached Exhibits A and B may be abandoned subject to the following conditions:

- 1) The required break away fencing shall be installed within 45-days of approval.
- 2) This abandonment may be recorded after inspection of the break away fence by the Community Development Department.


Sept 14, 2016
DATED July 7, 2016.

Doug N. Johnson

Doug N. Johnson
Chairman of the Board of County Commissioners

STATE OF NEVADA)
)
COUNTY OF Douglas)

This instrument was acknowledged before me on 14 day of September, 2016, by Doug N. Johnson on behalf of Douglas County, Nevada.

 **DEBORAH BEAM**
Notary Public-State of Nevada
APPT. NO. 85-0136-5
My App. Expires January 31, 2019

Deborah Beam
NOTARY PUBLIC

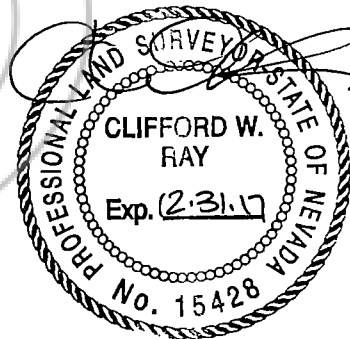
DESCRIPTION
DRAINAGE EASEMENT ABANDONMENT
(a portion of A.P.N. 1420-18-214-045)

A parcel of land located within Section 18, Township 14 North, Range 20 East, Mount Diablo Meridian, County of Douglas, State of Nevada, further described as being a portion of Parcel 24 as shown on the Official Plat of Silverado Heights, filed for record September 18, 1978 in the office of Recorder, Douglas County, Nevada as Document No. 25326, more particularly described as follows:

BEGINNING at the southwest corner of said Parcel 24;
Thence along the west line of said Parcel 24, North 00°00'05" East, 120.44 feet;
Thence leaving said west line, North 82°00'49" East, 38.87 feet;
thence North 89°57'16" East, 31.51 feet to a point on the east line of said Parcel 24;
thence along said east line, South 00°00'05" West, 125.67 feet to the south line of said Parcel 24;
thence along said south line, South 89°50'37" West, 70.00 feet to the POINT OF BEGINNING, containing 8,698 square feet, more or less.

The basis of bearing for this description is North 00°00'05" East, being the westerly line of Parcel 24 as shown on the Official Plat of Silverado Heights, filed for record September 18, 1978 in the office of Recorder, Douglas County, Nevada as Document No. 25326.

Prepared By: R.O. Anderson Engineering, Inc.
Clifford W. Ray, P.L.S. 15428
P.O. Box 2229
Minden, Nevada 89423



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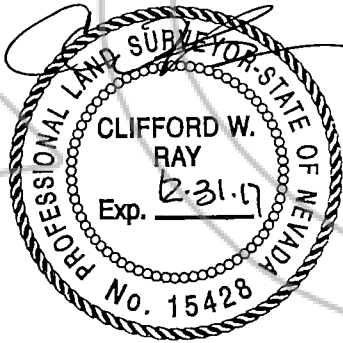
COLOMA DRIVE



A.P.N. 1420-18-214-045
BISHOP, GEORGE & JUDITH

APPROXIMATE LOCATION
OF EXISTING DRAINAGE

PORTION OF
EXISTING
DRAINAGE
EASEMENT
TO REMAIN



DRAINAGE
EASEMENT TO BE
ABANDONED
8,698 SF

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EXHIBIT 'B'
**DRAINAGE EASEMENT
ABANDONMENT**
(A.P.N. 1420-18-214-045)
DOUGLAS COUNTY, NV

06/03/16