

**REVERSION TO ACREAGE
CLEAR CREEK TAHOE UNIT 3A
PARCELS 31 & 32**

PORTION OF THE EAST HALF OF THE NORTHEAST ONE QUARTER OF SECTION 9
AND THE WEST HALF OF THE NORTHWEST ONE QUARTER OF SECTION 10
TOWNSHIP 14 NORTH, RANGE 19 EAST, M.D.B.&M.

OWNER'S CERTIFICATE

WE, JAMES CATCHOT AND JENNIFER CATCHOT, TRUSTEES OF THE JAMES AND JENNIFER CATCHOT FAMILY REVOCABLE TRUST, OWNERS OF THE AFFECTED PARCELS SHOWN ON THIS MAP DO HEREBY STATE:

1. WE HAVE EXAMINED THIS PLAT AND APPROVE AND AUTHORIZE ITS RECORDING;
2. ALL PROPERTY TAXES ON THE LAND FOR THE FISCAL YEAR HAVE BEEN PAID;
3. ANY LENDER WITH AN IMPOUND ACCOUNT FOR THE PAYMENT OF TAXES HAS BEEN NOTIFIED OF THE ADJUSTMENT OF THE BOUNDARY LINE OR THE TRANSFER OF THE LAND.

OWNER: APN 1419-10-001-043 AND 1419-10-001-044

JAMES CATCHOT 1-20-2021
DATE
JAMES AND JENNIFER CATCHOT FAMILY REVOCABLE TRUST

JENNIFER CATCHOT 1-20-2021
DATE
JAMES AND JENNIFER CATCHOT FAMILY REVOCABLE TRUST

NOTARY CERTIFICATE

STATE OF California } s.s.
COUNTY Sacramento

SUBSCRIBED AND SWORN TO ((OR AFFIRMED)) BEFORE ME ON THIS 20 DAY OF January, 2021 BY James Catchot

PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHO APPEARED BEFORE ME.

Jessica Lopez Pineda (SEAL)
JESSICA LOPEZ PINEDA
COMM. # 2196790
NOTARY PUBLIC - CALIFORNIA
SACRAMENTO COUNTY
COM. EXPIRES MAY 12, 2021

NOTARY CERTIFICATE

STATE OF California } s.s.
COUNTY Sacramento

SUBSCRIBED AND SWORN TO ((OR AFFIRMED)) BEFORE ME ON THIS 20 DAY OF January, 2021 BY Jennifer Catchot

PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHO APPEARED BEFORE ME.

Jessica Lopez Pineda (SEAL)
JESSICA LOPEZ PINEDA
COMM. # 2196790
NOTARY PUBLIC - CALIFORNIA
SACRAMENTO COUNTY
COM. EXPIRES MAY 12, 2021

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CLEAR CREEK TAHOE UNIT 3A PER OFFICIAL DOCUMENT OF DOUGLAS COUNTY DOC # 2020-943845

NOTE:

TOTAL AREA 1.65 ACRES
THERE ARE NO EXISTING STRUCTURES ON LOTS 31 AND 32.



PROJECT AREA
VICINITY MAP

COMMUNITY DEVELOPMENT CERTIFICATE

IT IS HEREBY CERTIFIED THAT THIS REVERSION TO ACREAGE WAS PRESENTED TO THE DOUGLAS COUNTY COMMUNITY DEVELOPMENT DEPARTMENT AND WAS DULY APPROVED. THERE ARE NO PUBLIC ROADS OR OTHER PUBLIC USE ELEMENTS OFFERED FOR DEDICATION AS PART OF THIS MAP.

Thomas A. Dallaire 2/1/21
THOMAS A. DALLAIRE, PE, COMMUNITY DEVELOPMENT DIRECTOR

COUNTY TAX COLLECTOR'S CERTIFICATE

I, AMY BURGANS, 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: 1419-10-001-043 AND 1419-10-001-044

Amy Burgans 2/11/21
AMY BURGANS, Senior Deputy Clerk-Treasurer

SURVEYOR'S CERTIFICATE

I, DREW R. LINDSAY, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF NEVADA CERTIFY THAT:

1. A FIELD SURVEY OF THE BOUNDARIES OF THE AFFECTED PARCELS HAS BEEN PERFORMED BY ME OR UNDER MY SUPERVISION AT THE INSTANCE OF JAMES AND JENNIFER CATCHOT FAMILY REVOCABLE TRUST.
2. THIS PLAT IS A TRUE AND ACCURATE REPRESENTATION OF THE LANDS SURVEYED.
3. ALL CORNERS AND ANGLE POINTS OF THE ADJUSTED PARCELS HAVE BEEN SET AND THE MONUMENTS ARE OF THE CHARACTER SHOWN AND OCCUPY THE POSITIONS INDICATED AND ARE OF SUFFICIENT NUMBER AND DURABILITY TO ENABLE THIS SURVEY TO BE RETRACED.
4. THE LAND SURVEYED LIES WITHIN THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10; TOWNSHIP 14 NORTH, RANGE 19 EAST, MOUNT DIABLO BASE AND MERIDIAN, DOUGLAS COUNTY, NEVADA, AND THE SURVEY WAS COMPLETED ON AUGUST 21, 2020. & THE EAST 1/2 OF THE NORTHEAST 1/4 OF SEC. 9
5. THIS PLAT IS NOT IN CONFLICT WITH THE PROVISIONS OF NRS 278.010 THROUGH NRS 278.630, INCLUSIVE, AND COMPLIES WITH ALL APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCES.

Drew R. Lindsay
DREW R. LINDSAY
NEVADA LICENSED LAND SURVEYOR NO. 15441
Andrew R. Lindsay
Andrew R. Lindsay
Exp: 31 Dec, 2021
14 JAN, 2020

RECORDER'S CERTIFICATE

FILED FOR RECORD THIS 26th DAY OF February, 2021, AT 59 MINUTES PAST 11 O'CLOCK A M.
DOCUMENT NO. 2021-9626667 RECORDED AT THE REQUEST OF JAMES AND JENNIFER CATCHOT, TRUSTEES OF THE JAMES AND JENNIFER CATCHOT FAMILY REVOCABLE TRUST.

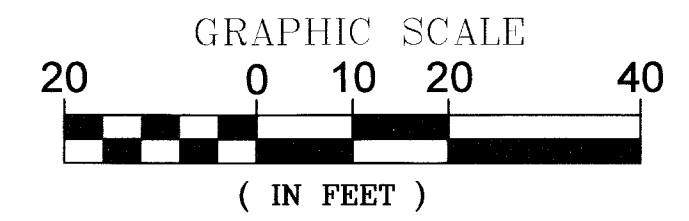
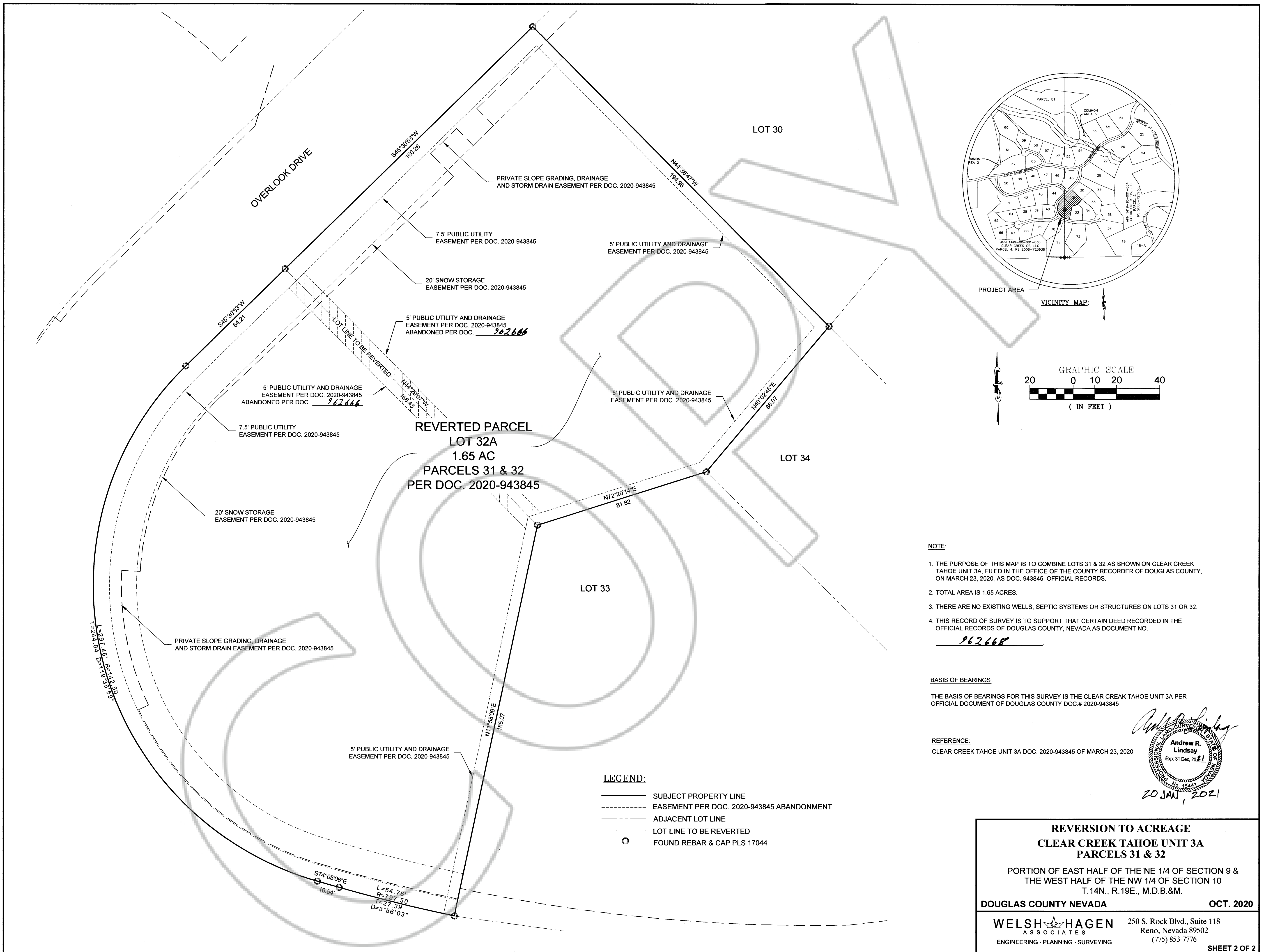
Karen Ellison 02/26/21
KAREN ELLISON
DOUGLAS COUNTY RECORDER

COUNTY ENGINEERING DEPARTMENT CERTIFICATE

I, JEREMY J. HUTCHINGS, DOUGLAS COUNTY ENGINEER, DO CERTIFY THAT I HAVE EXAMINED THIS PLAT AND IT IS TECHNICALLY CORRECT.

Jeremy J. Hutchings 02-23-2021
JEREMY J. HUTCHINGS, P.E., DOUGLAS COUNTY ENGINEER DATE

REVERSION TO ACREAGE CLEAR CREEK TAHOE UNIT 3A PARCELS 31 & 32	
PORTION OF EAST HALF OF THE NE 1/4 OF SECTION 9 & THE WEST HALF OF THE NW 1/4 OF SECTION 10 T. 14N., R. 19E., M.D.B.&M.	
DOUGLAS COUNTY NEVADA	OCT. 2020
WELSH HAGEN ASSOCIATES ENGINEERING · PLANNING · SURVEYING	250 S. Rock Blvd., Suite 118 Reno, Nevada 89502 (775) 853-7776



NOTE:

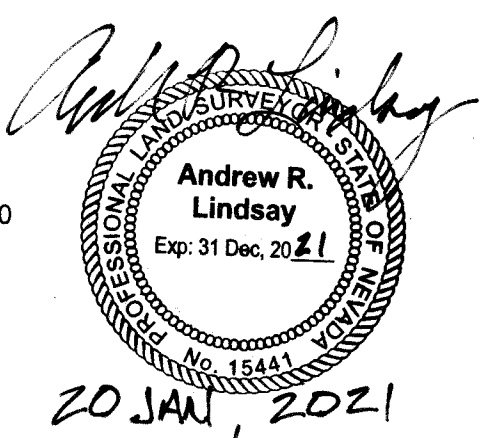
1. THE PURPOSE OF THIS MAP IS TO COMBINE LOTS 31 & 32 AS SHOWN ON CLEAR CREEK TAHOE UNIT 3A, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, ON MARCH 23, 2020, AS DOC. 943845, OFFICIAL RECORDS.
2. TOTAL AREA IS 1.65 ACRES.
3. THERE ARE NO EXISTING WELLS, SEPTIC SYSTEMS OR STRUCTURES ON LOTS 31 OR 32.
4. THIS RECORD OF SURVEY IS TO SUPPORT THAT CERTAIN DEED RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA AS DOCUMENT NO. 962668

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CLEAR CREEK TAHOE UNIT 3A PER OFFICIAL DOCUMENT OF DOUGLAS COUNTY DOC.# 2020-943845

REFERENCE:

CLEAR CREEK TAHOE UNIT 3A DOC. 2020-943845 OF MARCH 23, 2020



LEGEND:

- SUBJECT PROPERTY LINE
- - - - - EASEMENT PER DOC. 2020-943845 ABANDONMENT
- ADJACENT LOT LINE
- - - - - LOT LINE TO BE REVERTED
- FOUND REBAR & CAP PLS 17044

REVERSION TO ACREAGE
CLEAR CREEK TAHOE UNIT 3A
PARCELS 31 & 32

PORTION OF EAST HALF OF THE NE 1/4 OF SECTION 9 &
THE WEST HALF OF THE NW 1/4 OF SECTION 10
T.14N., R.19E., M.D.B.&M.

DOUGLAS COUNTY NEVADA **OCT. 2020**

WELSH HAGEN ASSOCIATES 250 S. Rock Blvd., Suite 118
Reno, Nevada 89502
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ENGINEERING · PLANNING · SURVEYING **SHEET 2 OF 2**