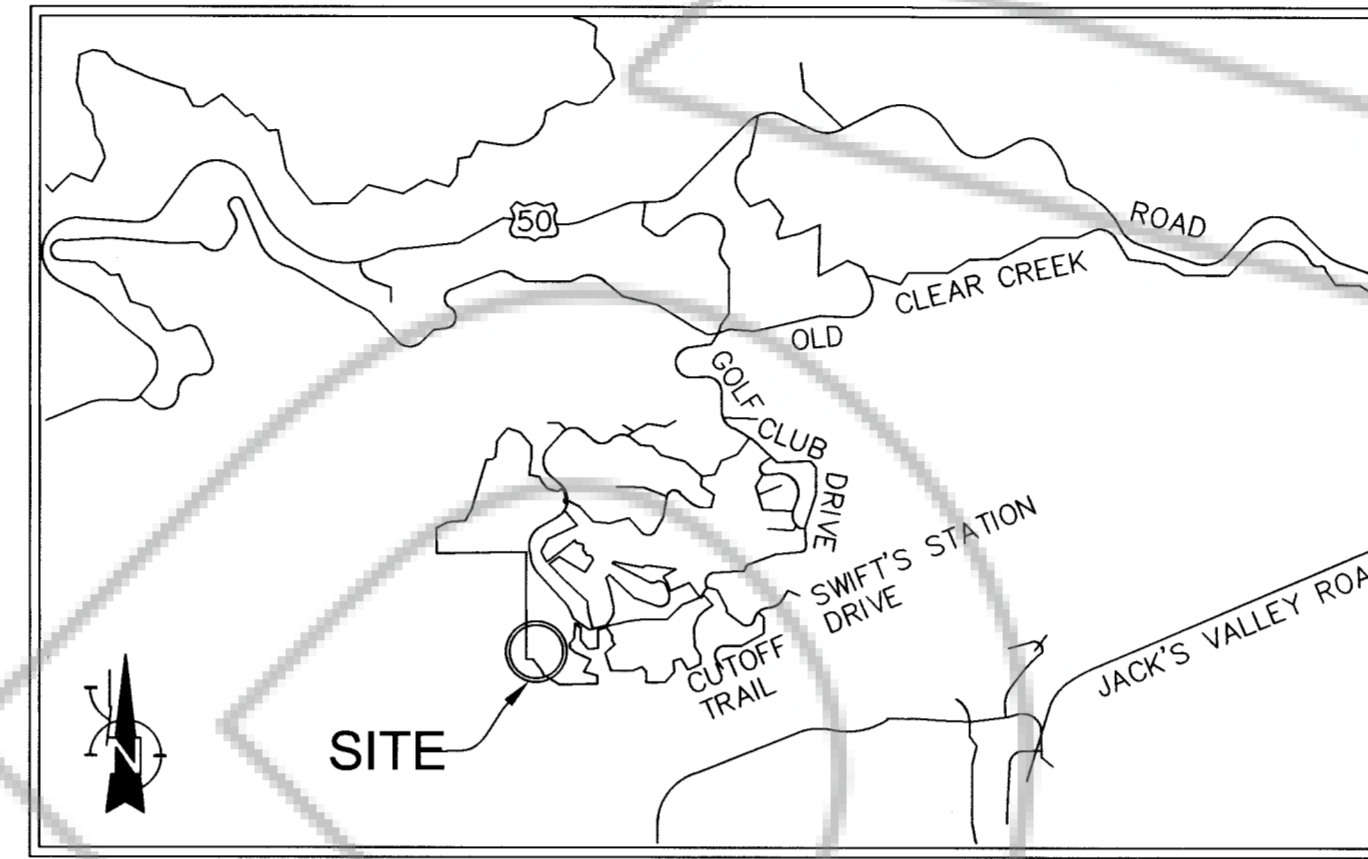


Plat
Amended Map of
PD 03-004 AS MODIFIED UNDER DP 19-0477
 FOR
FINAL MAP
CLEAR CREEK TAHOE UNIT 3C
 A PLANNED UNIT DEVELOPMENT

BEING A SUBDIVISION OF PARCEL B3 OF CLEAR CREEK TAHOE UNIT 3A, FILE NO. 2020-943845, SITUATE IN THE SOUTH 1/2 OF SECTION 4 & THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 14 NORTH, RANGE 19 EAST, M.D.B.&M., DOUGLAS COUNTY, NEVADA.



VICINITY

OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT CLEAR CREEK RESIDENTIAL, LLC, A DELAWARE LIMITED LIABILITY COMPANY, IS THE OWNER OF THE TRACT OF LAND REPRESENTED ON THIS PLAT, THAT THE UNDERSIGNED IS THE DULY AUTHORIZED REPRESENTATIVE, AND THAT THE SAME IS EXECUTED IN COMPLIANCE WITH AND SUBJECT TO THE PROVISIONS OF N.R.S. CHAPTERS 278 AND 278A, AND THAT ALL EASEMENTS SHOWN HEREON ARE DEDICATED AS PERMANENT EASEMENTS FOR THE STATED PURPOSE. THE UNDERSIGNED DECLARES THAT HE EXECUTED THIS CERTIFICATE FOR THE PURPOSE STATED HEREIN, IN WITNESS WHEREOF, THE UNDERSIGNED HAVE AFFIXED HIS NAME.

I CONSENT TO THE PREPARATION AND RECORDATION OF THIS FINAL MAP.
 CLEAR CREEK RESIDENTIAL, LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY: David Arnov
 DAVID ARNOW
 ITS: AUTHORIZED REPRESENTATIVE

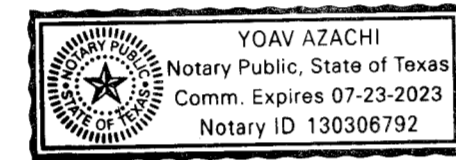
6/9/21
 DATE

NOTARY CERTIFICATE

STATE OF Texas)
) SS
 COUNTY OF Travis)

ON THIS 9th DAY OF June, 2021, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED LEIGHA EHERR, AS AUTHORIZED REPRESENTATIVE OF CLEAR CREEK RESIDENTIAL, LLC, PERSONALLY KNOWN TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON WHO EXECUTED THE ABOVE INSTRUMENT FOR THE PURPOSES STATED HEREIN.

BY: Yovan Azachi
 YOVAN AZACHI
 NOTARY PUBLIC



* DAVID ARNOW
 Y.V. 7/30/21

TITLE COMPANY CERTIFICATE

THE UNDERSIGNED HEREBY CERTIFIES THAT THE PARTIES LISTED WITHIN THE OWNER'S CERTIFICATE ARE THE ONLY PARTIES OF RECORD HAVING AN INTEREST IN THE TRACTS OF LAND DEPICTED ON THIS MAP; THAT ALL OWNERS HAVE SIGNED THE OWNER'S CERTIFICATE; THAT THIS LAND IS FREE AND CLEAR OF ANY LIENS OR MORTGAGE HOLDERS, EXCEPT AS LISTED IN THE FOLLOWING DOCUMENTS: NONE S.C. 7-19-2021

SIGNATURE TITLE INSURANCE CO. DATE
Steve Cook 5-20-2021
 NAME
Senior Title Officer
 ITS

DIVISION OF WATER RESOURCES

THIS PLAT IS APPROVED BY THE STATE OF NEVADA DIVISION OF WATER RESOURCES OF THE DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES CONCERNING WATER QUANTITY, SUBJECT TO REVIEW OF APPROVAL ON FILE IN THIS OFFICE.

BY: Malcolm J. Wilson, P.E.
 MALCOLM J. WILSON, P.E.
 NEVADA DIVISION OF WATER RESOURCES

6/21/21
 DATE

NAME
Chief Water Rights Section
 ITS

NEVADA DIVISION OF ENVIRONMENTAL PROTECTION (NDEP)

THIS FINAL MAP IS APPROVED BY THE NEVADA DIVISION OF ENVIRONMENTAL PROTECTION OF THE DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES. THIS APPROVAL CONCERNS SEWAGE DISPOSAL, WATER POLLUTION, WATER QUALITY AND WATER SUPPLY FACILITIES AND IS PREDICATED UPON PLANS FOR A PUBLIC WATER SUPPLY AND A COMMUNITY SEWAGE DISPOSAL SYSTEM.

BY: Ryan Fahey
 RYAN FAHEY
 NEVADA DIVISION OF ENVIRONMENTAL PROTECTION

5/26/21
 DATE

NAME
NDEP-BWPC, SEII
 ITS

UTILITY COMPANIES' CERTIFICATES

THE UTILITY EASEMENTS SHOWN ON THIS PLAT HAVE BEEN APPROVED AND ACCEPTED; ACCEPTANCE DOES NOT GUARANTEE ACCESSIBILITY.

A PUBLIC UTILITY EASEMENT IS HEREBY GRANTED WITHIN EACH PARCEL FOR THE EXCLUSIVE PURPOSE OF INSTALLING AND MAINTAINING UTILITY SERVICE FACILITIES TO THAT PARCEL, WITH THE RIGHT TO EXIT THAT PARCEL WITH SAID UTILITY FACILITIES FOR THE PURPOSE OF SERVING ADJACENT PARCELS, AT LOCATIONS MUTUALLY AGREED UPON BY THE OWNER OF RECORD AT THE TIME OF INSTALLATION AND THE UTILITY COMPANY.

BY: Armando Espino
 ARMANDO ESPINO CONSTRUCTION SUPERVISOR
 CHARTER COMMUNICATIONS

5/20/2021
 DATE

BY: Laetitia Prizick
 LAETITIA PRIZICK, POWER PLANT AGENT
 SIERRA PACIFIC POWER COMPANY D/B/A NV ENERGY

5/20/2021
 DATE

FIRE DEPARTMENT CERTIFICATE

THE FIREFIGHTING FACILITIES ACCESS SHOWN ON THESE PLANS ARE HEREBY APPROVED BY THE EAST FORK FIRE PROTECTION DISTRICT.

BY: Amy Ray
 AMY RAY
 EAST FORK FIRE PROTECTION AND PARAMEDIC DISTRICT

06/08/2021
 DATE

NAME
Deputy Chief/Fire Marshal
 ITS

COMMUNITY DEVELOPMENT CERTIFICATE

IT IS HEREBY CERTIFIED THAT THIS PLAT WAS REVIEWED AND APPROVED BY THE DOUGLAS COUNTY DEPARTMENT OF COMMUNITY DEVELOPMENT ON THE 26th DAY OF July, 2021; THAT THIS PLAT IS IN SUBSTANTIAL CONFORMANCE WITH THE TENTATIVE MAP AND ALL CONDITIONS OF APPROVAL HAVE BEEN SATISFIED; THERE ARE NO RIGHT-OF-WAYS OFFERED FOR DEDICATION AS PART OF THIS MAP. THE COUNTY ACCEPTS THE OFFER OF DEDICATION FOR THE PUBLIC UTILITY EASEMENTS.

BY: Thomas A. Dallaire
 THOMAS A. DALLAIRE, PE, COMMUNITY DEVELOPMENT DIRECTOR

7-26-2021
 DATE

SOUTHWEST GAS CERTIFICATE

THE UTILITY EASEMENTS SHOWN ON THIS PLAT HAVE BEEN APPROVED AND ACCEPTED.

A PUBLIC UTILITY EASEMENT IS HEREBY GRANTED WITHIN EACH PARCEL FOR THE EXCLUSIVE PURPOSE OF INSTALLING AND MAINTAINING UTILITY SERVICE FACILITIES TO THAT PARCEL, WITH THE RIGHT TO EXIT THAT PARCEL WITH SAID UTILITY FACILITIES FOR THE PURPOSE OF SERVING ADJACENT PARCELS.

BY: Evelyn Cruz
 EVELYN CRUZ
 SOUTHWEST GAS CORPORATION

6/21/21
 DATE

COUNTY CLERK'S CERTIFICATE

IT IS HEREBY CERTIFIED THAT THIS PLAT WAS PRESENTED TO THE DEPARTMENT OF COMMUNITY DEVELOPMENT ON THE 26th DAY OF July, 2021, AND WAS DULY APPROVED. THERE ARE NO RIGHT-OF-WAYS OFFERED FOR DEDICATION AS PART OF THIS MAP THE COUNTY ACCEPTS THE OFFER OF DEDICATION FOR THE PUBLIC UTILITY EASEMENTS.

FOR: Amy Burgans
 AMY BURGANS, COUNTY CLERK

7/28/2021
 DATE

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 1419-04-002-064

FOR: Amy Burgans
 AMY BURGANS, COUNTY TREASURER

7/28/2021
 DATE

COUNTY ENGINEER'S CERTIFICATE

I, JEREMY J. HUTCHINGS, COUNTY ENGINEER, DO HEREBY CERTIFY THAT I HAVE EXAMINED THIS PLAT AND IT IS TECHNICALLY CORRECT. FURTHERMORE APPROPRIATE FINANCIAL SECURITY HAS BEEN POSTED TO INSURE THE COMPLETION OF THE REQUIRED PHYSICAL IMPROVEMENTS AND THE SETTING OF THE SURVEY MONUMENTS PRIOR TO JANUARY 1, 2022.

BY: Jeremy J. Hutchings
 JEREMY J. HUTCHINGS, P.E., COUNTY ENGINEER

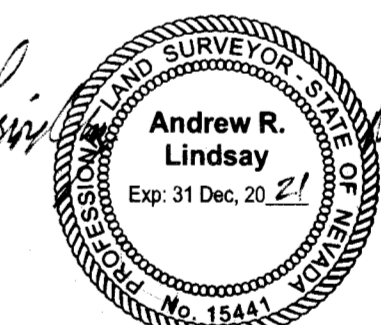
07-22-2021
 DATE

SURVEYOR'S CERTIFICATE

I, ANDREW LINDSAY, 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 CLEAR CREEK RESIDENTIAL, LLC.
- THE LAND SURVEYED LIE WITHIN THE SOUTH 1/2 OF SECTION 4 & THE NORTHEAST 1/4 OF SECTION 9, & THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 14 NORTH, RANGE 19 EAST, MOUNT DIABLO BASIN AND MERIDIAN, DOUGLAS COUNTY, NEVADA, AND THE SURVEY WAS COMPLETED ON NOVEMBER 20, 2019.
- THIS PLAT COMPLIES WITH APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCES IN EFFECT ON THE DATE THAT THE GOVERNING BODY GAVE ITS FINAL APPROVAL.
- THE MONUMENTS DEPICTED ON THE PLAT WILL BE OF THE CHARACTER SHOWN AND OCCUPY THE POSITIONS INDICATED BY JANUARY 1, 2022, AND AN APPROPRIATE FINANCIAL GUARANTEE WILL BE POSTED WITH THE GOVERNING BODY BEFORE RECORDATION TO INSURE THE INSTALLATION OF THE MONUMENTS.

BY: Andrew R. Lindsay
 ANDREW R. LINDSAY
 NEVADA LICENSED LAND SURVEYOR NO. 15441
 ON BEHALF OF CLEAR CREEK RESIDENTIAL, LLC



COUNTY RECORDER'S CERTIFICATE

FILED FOR RECORD THIS 30 DAY OF July, 2021 AT 1:32 pm AS FILE NO. 2021-971782 OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA AT THE REQUEST OF CLEAR CREEK RESIDENTIAL, LLC A DELAWARE LIMITED LIABILITY COMPANY.

RECORDING FEE: \$135-

BY: Shawnne Garren
 SHAWNNE GARREN
 DOUGLAS COUNTY RECORDER

NAME
Shawnne Garren for Karen Ellison
 DEPUTY RECORDER

Plat
Amended Map of
FINAL SUBDIVISION MAP
PD 03-004 AS MODIFIED UNDER DP 19-0477
 FOR
CLEAR CREEK TAHOE UNIT 3C
 PREPARED FOR
 CLEAR CREEK RESIDENTIAL, LLC
 A PORTION OF THE S1/2 OF SECTION 4
 & NORTHEAST 1/4 OF SECTION 9
 T 14 N, R 19 E, M.D.B.&M.
 DOUGLAS COUNTY, NEVADA July 2021

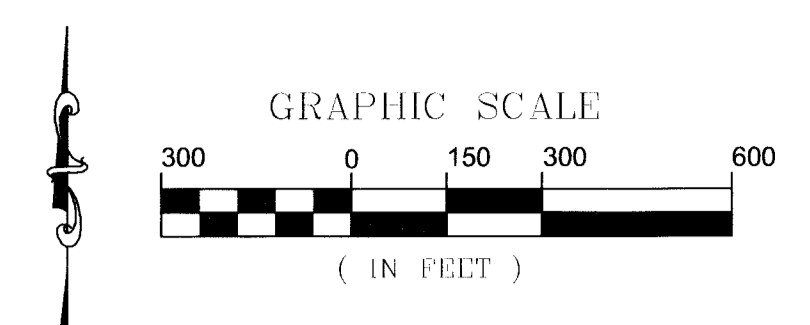
WELSH HAGEN
 ASSOCIATES
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250 S. Rock Blvd., Suite 118
 Reno, Nevada 89502
 (775) 853-7776

8
 SHEET 1 OF 8

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS MAP WAS TAKEN FROM THE EAST-WEST ONE-QUARTER LINE OF SECTION 10, T. 14 N, R. 19 E, M.D.M. THAT MEASURES N89°12'38"E, 5303.16' AS REFERENCED PER DOC. 2000-494257.



NOTES

1. THE SUBJECT PROPERTY IS ENTIRELY WITHIN FEMA FLOOD HAZARD AREA ZONE X, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, AS SHOWN ON FLOOD INSURANCE RATE MAP NUMBER 32005C0055G, EFFECTIVE JANUARY 20, 2010.
2. A PUBLIC UTILITY EASEMENT AND PRIVATE DRAINAGE EASEMENT IS HEREBY GRANTED, 5 FEET IN WIDTH COINCIDENT WITH ALL REAR AND SIDE LOT LINES AND 7.5 FEET IN WIDTH COINCIDENT WITH ALL PRIVATE ACCESS EASEMENTS SHOWN HEREON. PUBLIC UTILITY EASEMENTS SHOWN OR NOTED HEREON INCLUDE USE FOR INSTALLATION AND MAINTENANCE OF CABLE TELEVISION FACILITIES.
3. A PRIVATE SNOW STORAGE EASEMENT IS HEREBY GRANTED, 20 FEET PERPENDICULAR AND PARALLEL WITH ALL PRIVATE ACCESS EASEMENTS AND COMMON AREAS SHOWN HEREON.
4. EACH OWNER OF ALL LOTS IN 3C, SHALL BE RESPONSIBLE FOR THE INDIVIDUAL LPS (LOW PRESSURE SEWER) SYSTEM ON HIS/HER LOT AND THE LATERAL LINE SERVICING THE LOT, INCLUDING THE CONNECTION TO THE SEWER MAIN OF FORCE MAIN.
5. SETBACK LINES FROM HIGH WATER LINE OF BLUE LINE STREAMS SHOWN ON US GEOLOGICAL SURVEY 7.5 MINUTE MAPS ARE APPROXIMATE NO FIELD VERIFICATION WAS PERFORMED IN SUPPORT OF THE LINES SHOWN.
6. ANY FURTHER DIVISION OF THESE PARCELS MAY BE SUBJECT TO SUBDIVISION IMPROVEMENTS AS PROVIDED UNDER NRS 278.462(3).
7. MAINTENANCE OF ALL DRAINAGE FACILITIES SHALL BE THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION. DOUGLAS COUNTY REJECTS ANY OFFER FOR DEDICATION OF DRAINAGE FACILITIES OR DRAINAGE EASEMENTS OBSTRUCTING FLOW OR ALTERING THE COURSE OF A DRAINAGE CHANNEL IS PROHIBITED, UNLESS PERMITTED BY THE DOUGLAS COUNTY, THE U.S. ARMY CORPS OF ENGINEERS, THE U.S. FISH AND WILDLIFE SERVICE, AND NEVADA DIVISION OF ENVIRONMENTAL PROTECTION, WHERE REQUIRED.
8. ALL DEVELOPMENT, EXCEPT AS APPROVED IN THE SPECIFIC PLAN SHALL BE PROHIBITED WITHIN "RESTRICTED USE AREAS" IDENTIFIED HEREIN.
9. ALL CONSTRUCTION AND DEVELOPMENT WITHIN THE HILLSIDE AREAS SHALL COMPLY WITH THE HILLSIDE GRADING STANDARDS OF DOUGLAS COUNTY CODE.

11. MAINTENANCE OF ALL ROADS SHALL BE THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION.
12. POSTAL SERVICE SHALL BE PROVIDED AT MAILBOXES LOCATED AT THE ENTRANCE GATEHOUSE.
13. OWNER(S) ACKNOWLEDGE AND EXPRESSLY AGREES DOUGLAS COUNTY SHALL NOT BE RESPONSIBLE FOR MAINTENANCE, REPAIR, REMEDIATION, DAMAGES, EXPENSES, COSTS, INTERFERENCE, WITH OR DISTURBANCE TO ACCESS ROADS, GROUND SURFACES, LANDSCAPING, OR ABOVE GROUND IMPROVEMENTS LOCATED WITHIN OR ADJACENT TO EASEMENTS, WHICH IS CAUSED DIRECTLY OR INDIRECTLY BY THE USE OF THE EASEMENTS WHICH INCLUDES BUT IS NOT LIMITED TO ACCESS, INGRESS EGRESS CONSTRUCTION, MAINTENANCE, INSTALLATION OR REPAIR OF ANY IMPROVEMENTS.
14. ADJACENT GOLF COURSE PARCELS ARE SUBJECT TO A 100' SETBACK FOR USE OF CLASS C EFFLUENT WATER FOR IRRIGATION. USE OF CLASS B OR BETTER EFFLUENT WATER IS NOT RESTRICTED WITHIN THE SETBACK PER NEVADA DIVISION OF ENVIRONMENTAL PROTECTION REGULATIONS.
15. DOUGLAS COUNTY HAS DECLARED IT A POLICY TO PROTECT AND ENCOURAGE AGRICULTURAL OPERATIONS. IF YOUR PROPERTY IS LOCATED NEAR AN AGRICULTURAL OPERATION, YOU MAY AT SOME TIME BE SUBJECT TO INCONVENIENCE OR DISCOMFORT ARISING FROM AGRICULTURAL OPERATIONS. IF CONDUCTED IN A MANNER CONSISTENT WITH PROPER AND ACCEPTED STANDARDS, THESE INCONVENIENCES AND DISCOMFORTS DO NOT CONSTITUTE A NUISANCE FOR PURPOSES OF THE DOUGLAS COUNTY CODE.
16. EACH OWNER OF LOTS 79 THROUGH 84 AND LOTS 110 THROUGH 111, INCLUSIVE, SHALL BE RESPONSIBLE FOR THE INSTALLATION OF AN ON-SITE INDIVIDUAL PRESSURE REDUCING VALVE LOCATED DOWNSTREAM OF THE WATER SERVICE CONNECTION.
17. FIRE SPRINKLER SYSTEMS ARE REQUIRED FOR ALL RESIDENTIAL CONSTRUCTION IN CLEAR CREEK TAHOE. OWNER SHALL BE RESPONSIBLE FOR THE INDIVIDUAL FIRE SPRINKLER SYSTEMS FOR THEIR RESIDENCE.
18. PARCELS ON THIS MAP ARE LOCATED WITHIN HILLSIDE GRADING AREA AND PROPERTY OWNERS ARE REQUIRED TO MEET COUNTY HILLSIDE GRADING ORDINANCES.
19. FIRE SERVICE LATERALS WILL REQUIRE EITHER A REDUCED PRESSURE PRINCIPAL ASSEMBLY OR DOUBLE CHECK ASSEMBLY, DEPENDING ON THE CLASS OF FIRE SPRINKLER SYSTEM LOCATED WITHIN THE HOME.
20. ALL LINEAR AND RADIAL DIMENSIONS SHOWN ON THIS MAP ARE IN U.S. SURVEY FEET.

REFERENCES

- (R1) FINAL MAP PD 03-004-7 FOR CLEAR CREEK TAHOE - PHASE 1A & 1B, RECORDED NOVEMBER 18, 2016 AS FILE NO. 2016-890939, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA. NO SET CORNERS FOUND FOR PARCEL B OF THIS REFERENCE.
- (R2) BOUNDARY LINE ADJUSTMENT FOR CLEAR CREEK RESIDENTIAL, LLC, RECORDED SEPTEMBER 15, 2017 AS FILE NO. 2017-904050, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.
- (R3) 2nd BOUNDARY LINE ADJUSTMENT FOR CLEAR CREEK RESIDENTIAL, LLC, RECORDED DECEMBER 14, 2018 AS FILE NO. 2018-923626, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.
- (R4) FINAL MAP FOR CLEAR CREEK RESIDENTIAL, LLC, FINAL MAP DP 19-0479 FOR CLEAR CREEK TAHOE UNIT 3A, RECORDED MARCH 23, 2020 AS FILE NO. 2020-943845, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.
- (R5) THE BUREAU OF LAND MANAGEMENT 1997 DEPENDENT RESURVEY AND SUBDIVISION OF SECTIONS OF TOWNSHIP 14 NORTH, RANGE 19 EAST, OF MOUNT DIABLO MERIDIAN, NEVADA, AND ASSOCIATED FIELD NOTES THERE OF.
- (R6) FINAL PARCEL MAP LDA 12-005 FOR JOSEPH SCHNEIDER RECORDED MAY 6, 2013 AS FILE NO. 2013-823009
- (R7) FINAL SUBDIVISION MAP OF CLEAR CREEK TAHOE UNIT 3C FILED AS DOC.# 2021-962948.

SHEET INDEX:

SHEET 1	TITLE SHEET
SHEET 2	OVERALL SITE
SHEET 3	SOUTH PROPERTY BOUNDARIES
SHEET 4	MIDDLE PROPERTY BOUNDARIES
SHEET 5	NORTH PROPERTY BOUNDARIES
SHEET 6	ROAD DESCRIPTION
SHEET 7	EASEMENT DESCRIPTION
SHEET 8	LINE AND CURVE TABLE

LEGEND

- PROPERTY CORNER SET 5/8" REBAR AND CAP
- ⊙ SET CENTERLINE MONUMENT
- DIMENSION POINT NOTHING SET
- PUE PUBLIC UTILITY EASEMENT
- SGSDE PRIVATE SLOPE, GRADING DRAINAGE, & STORM DRAIN EASEMENT

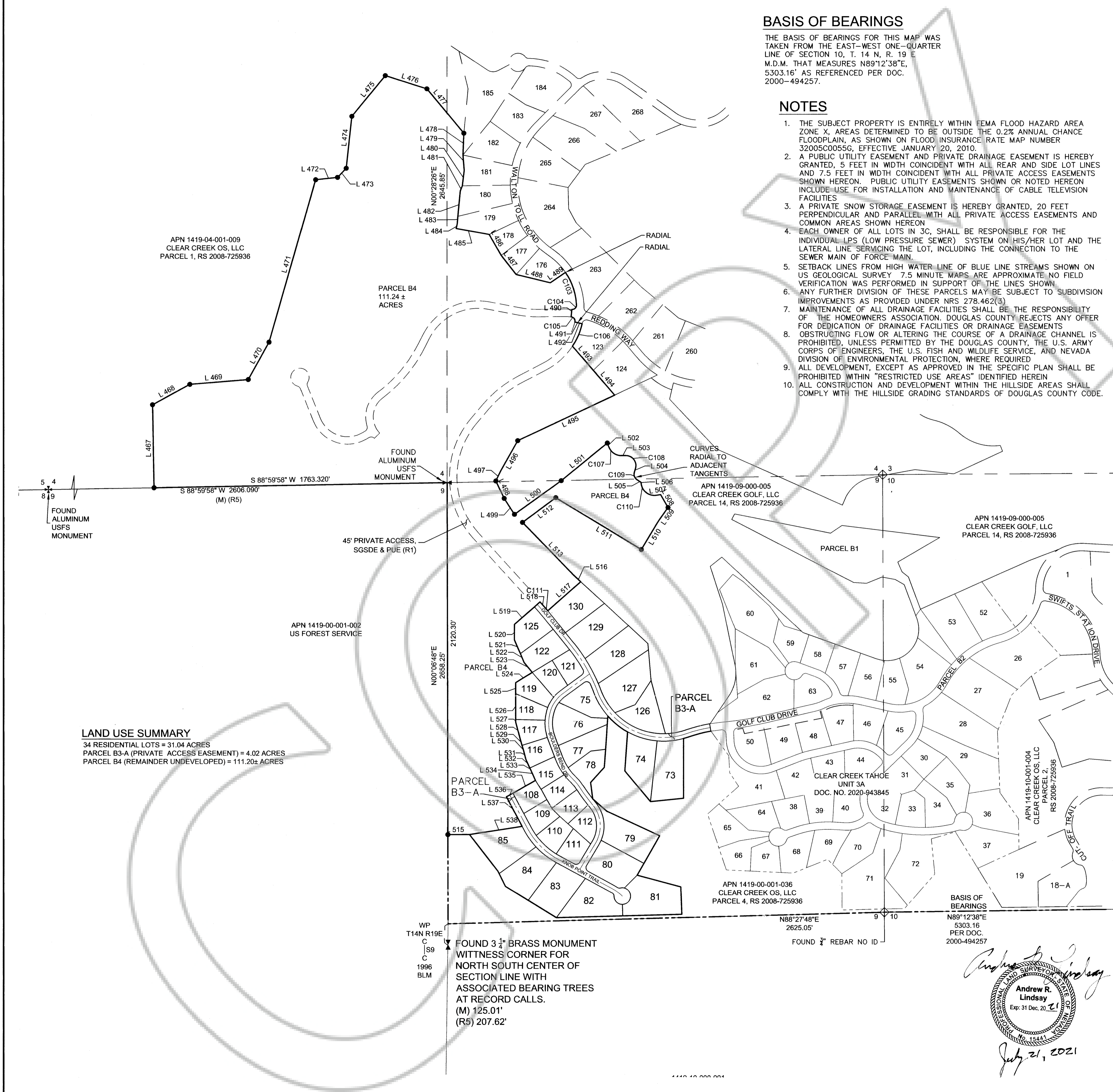
OVERALL SITE

**AMENDED PLAT OF
FINAL SUBDIVISION MAP
PD 03-004 AS MODIFIED UNDER DP 19-0477
FOR
CLEAR CREEK TAHOE UNIT 3C
Doc No 2021-962948
PREPARED FOR
CLEAR CREEK RESIDENTIAL, LLC
A PORTION OF THE S1/2 OF SECTION 4
& THE NORTHEAST 1/4 OF SECTION, 9
T 14 N, R 19 E, M.D.B.&M.
DOUGLAS COUNTY, NEVADA**

July 21, 2021

WELSH HAGEN ASSOCIATES 250 S. Rock Blvd., Suite 118
Reno, Nevada 89502
(775) 853-7776

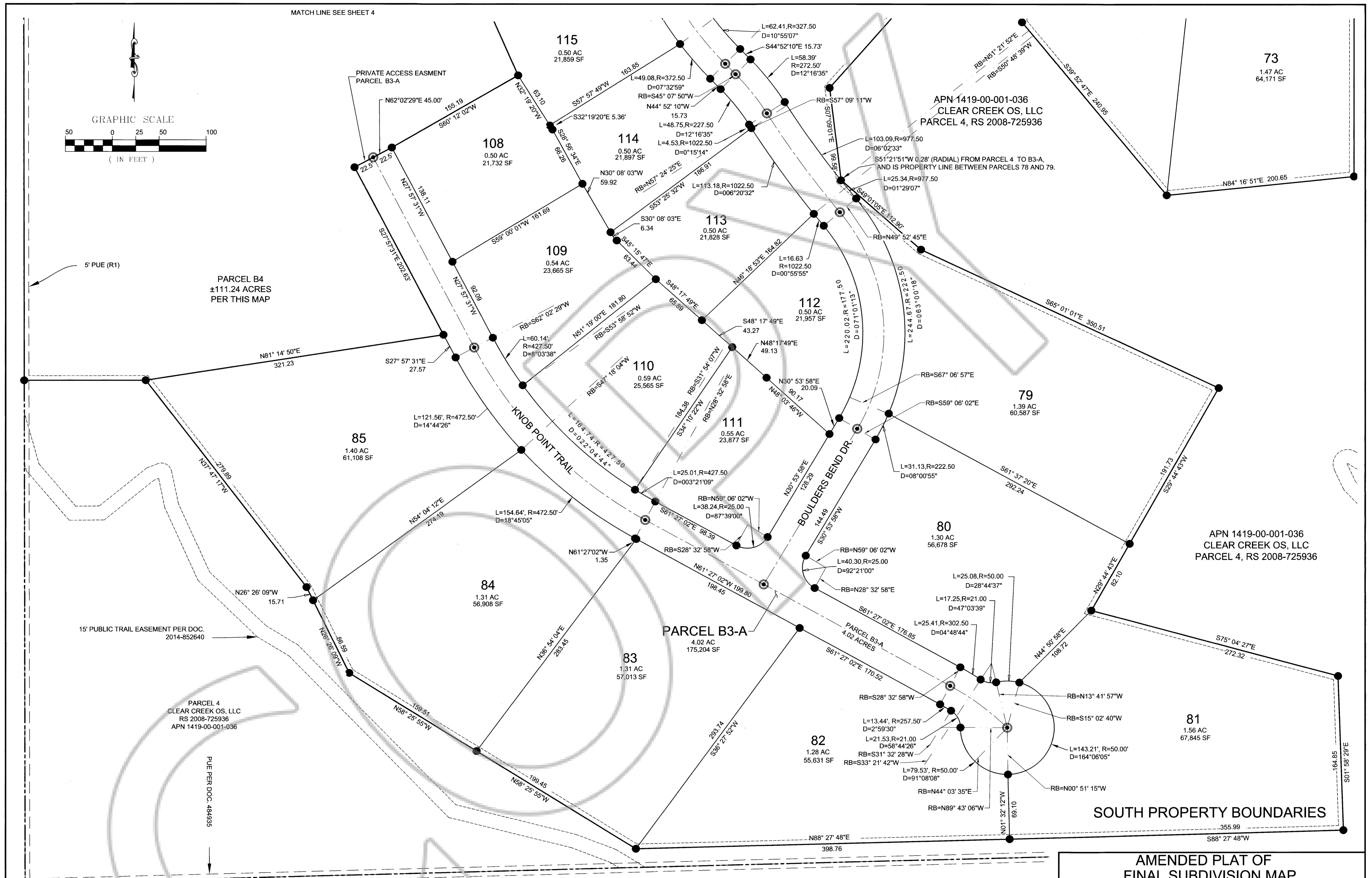
ENGINEERING · PLANNING · SURVEYING **SHEET 2 OF 8**



LAND USE SUMMARY
34 RESIDENTIAL LOTS = 31.04 ACRES
PARCEL B3-A (PRIVATE ACCESS EASEMENT) = 4.02 ACRES
PARCEL B4 (REMAINDER UNDEVELOPED) = 111.20± ACRES

FOUND 3 1/2" BRASS MONUMENT WITNESS CORNER FOR NORTH SOUTH CENTER OF SECTION LINE WITH ASSOCIATED BEARING TREES AT RECORD CALLS.
(M) 125.01'
(R5) 207.62'

Andrew R. Lindsay
Professional Land Surveyor
No. 15441
Exp. 31 Dec. 20 21
July 21, 2021



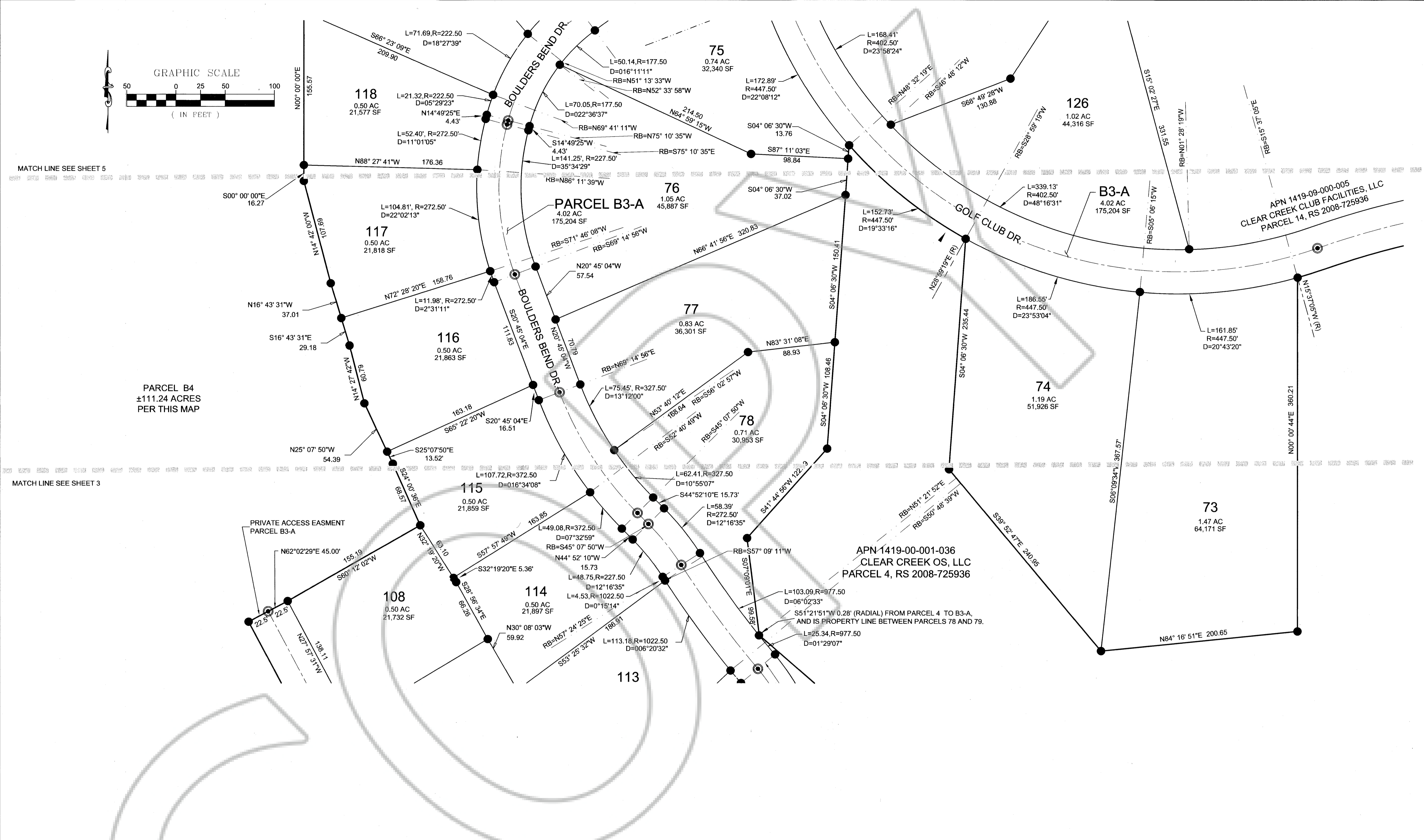
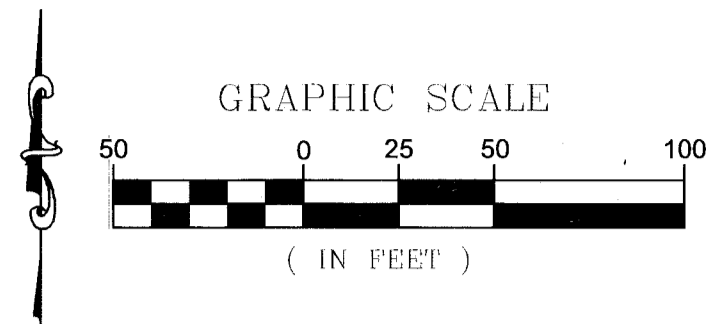
NOTES

1. THE SUBJECT PROPERTY IS ENTIRELY WITHIN FEMA FLOOD HAZARD AREA ZONE X (UNSHADED), AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, AS SHOWN ON FLOOD INSURANCE RATE MAP NUMBER 32005C0055G, EFFECTIVE JANUARY 20, 2010.

Andrew R. Lindsay
 Andrew R. Lindsay
 Exp. 31 Dec. 2021
 July 21, 2021

**AMENDED PLAT OF
 FINAL SUBDIVISION MAP**
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 FOR
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CLEAR CREEK RESIDENTIAL, LLC
 A PORTION OF THE S1/2 OF SECTION 4
 & THE NORTHEAST 1/4 OF SECTION, 9
 T 14 N, R 19 E, M.D.B.&M.
 DOUGLAS COUNTY, NEVADA *July 2021*

WELSH HAGEN ASSOCIATES 250 S. Rock Blvd., Suite 118
 Reno, Nevada 89502
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MATCH LINE SEE SHEET 5

MATCH LINE SEE SHEET 3

PARCEL B4
±111.24 ACRES
PER THIS MAP

NOTES

1. THE SUBJECT PROPERTY IS ENTIRELY WITHIN FEMA FLOOD HAZARD AREA ZONE X. AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, AS SHOWN ON FLOOD INSURANCE RATE MAP NUMBER 32005C0055G, EFFECTIVE JANUARY 20, 2010.

APN 1419-00-001-036
CLEAR CREEK OS, LLC
PARCEL 4, RS 2008-725936

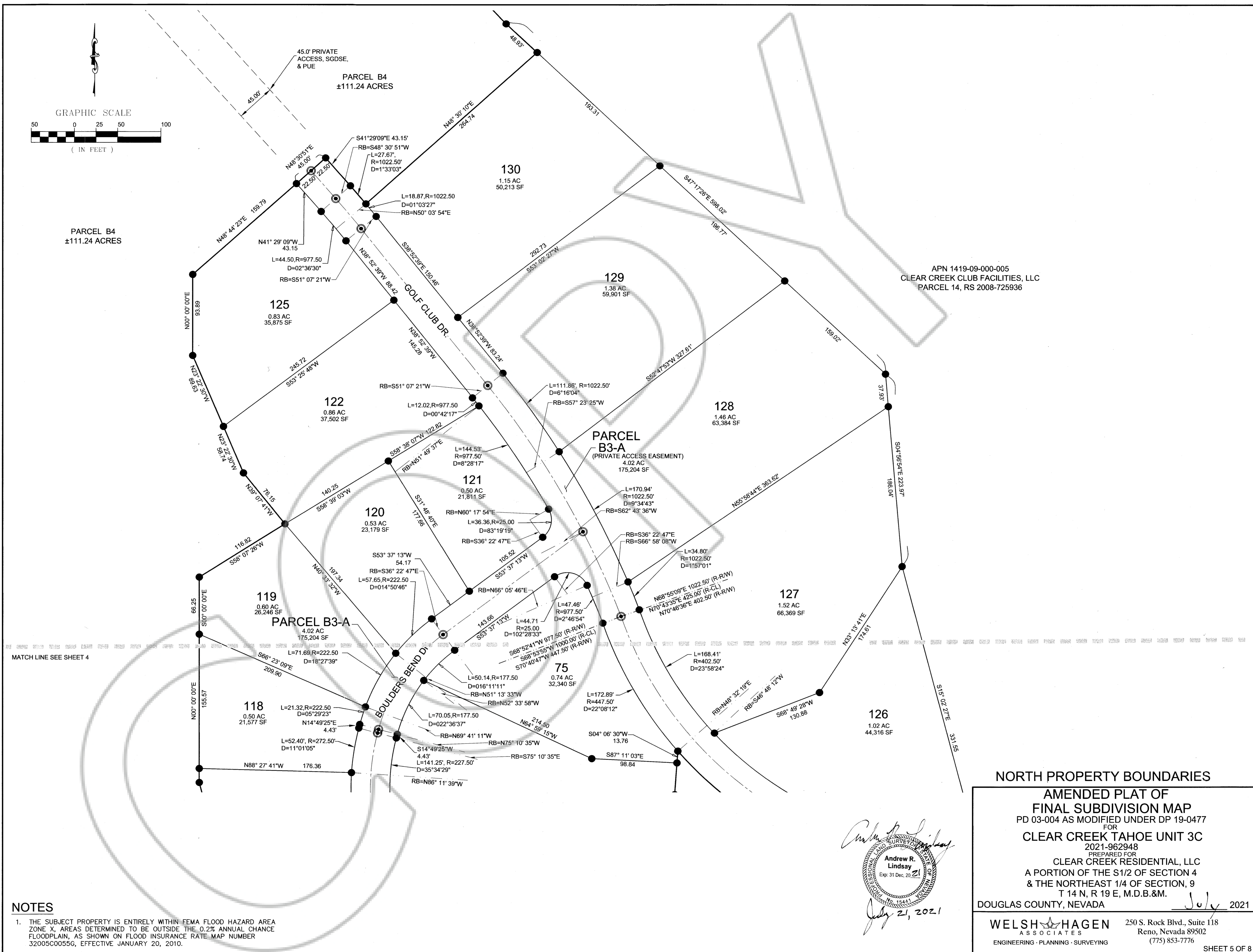
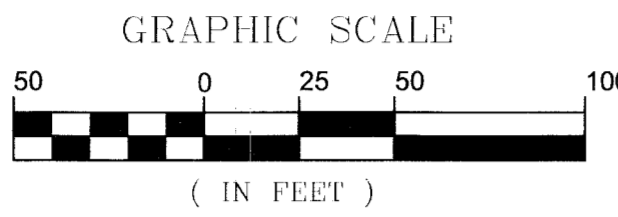
Andrew R. Lindsay

July 21, 2021

MIDDLE PROPERTY BOUNDARIES

**AMENDED PLAT OF
FINAL SUBDIVISION MAP**
 PD 03-004 AS MODIFIED UNDER DP 19-0477
 FOR
CLEAR CREEK TAHOE UNIT 3C
 Doc No 2021-962948
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 A PORTION OF THE S1/2 OF SECTION 4
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 DOUGLAS COUNTY, NEVADA *Joly* 2021

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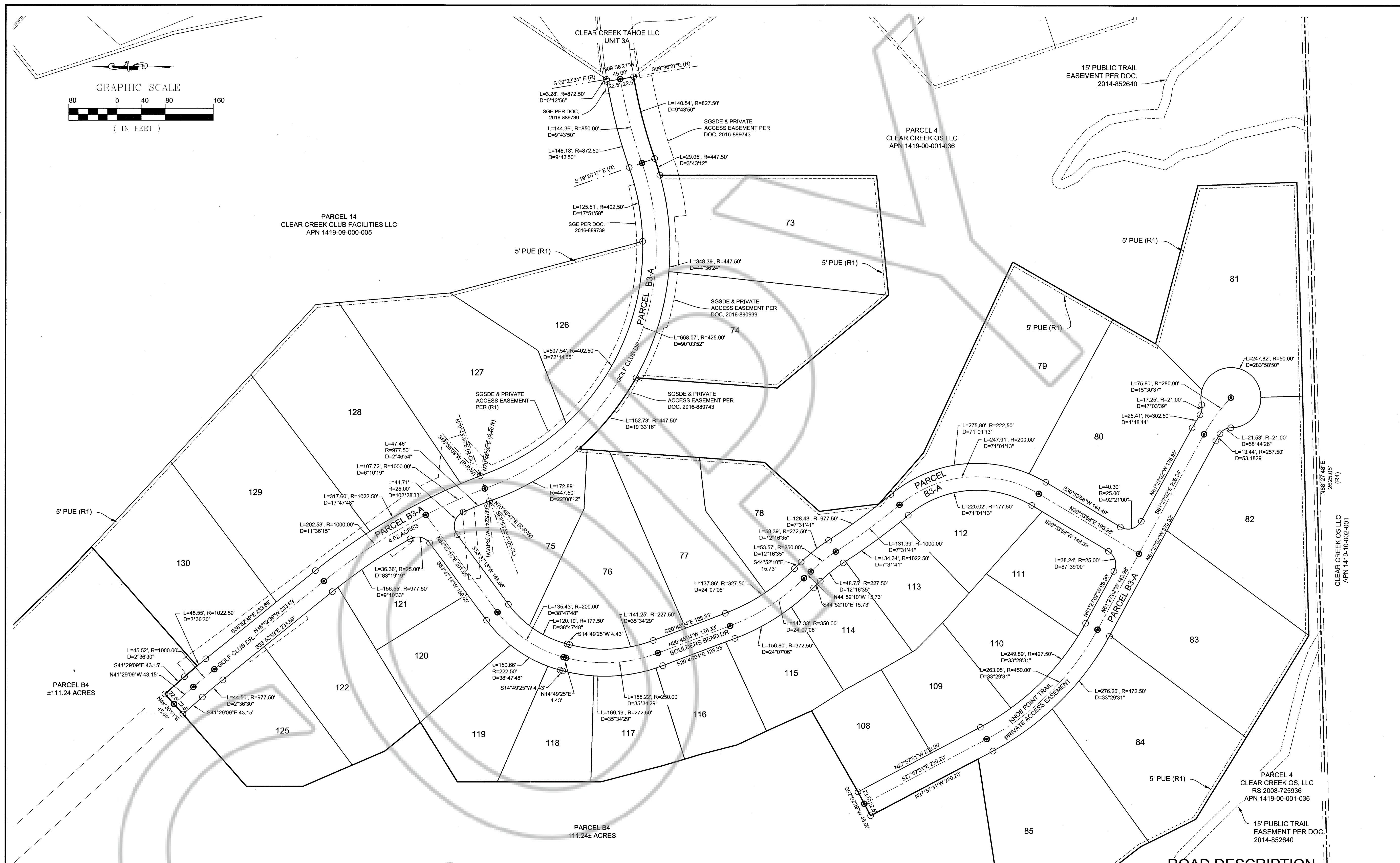
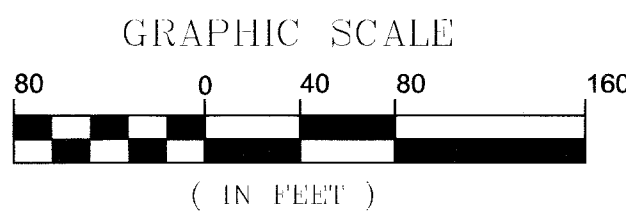
MATCH LINE SEE SHEET 4

NOTES
 1. THE SUBJECT PROPERTY IS ENTIRELY WITHIN FEMA FLOOD HAZARD AREA ZONE X, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, AS SHOWN ON FLOOD INSURANCE RATE MAP NUMBER 32005C0055G, EFFECTIVE JANUARY 20, 2010.

Andrew R. Lindsay
 Andrew R. Lindsay
 Exp. 31 Dec. 20 21
 July 21, 2021

NORTH PROPERTY BOUNDARIES
AMENDED PLAT OF
FINAL SUBDIVISION MAP
 PD 03-004 AS MODIFIED UNDER DP 19-0477
 FOR
CLEAR CREEK TAHOE UNIT 3C
 2021-962948
 PREPARED FOR
CLEAR CREEK RESIDENTIAL, LLC
 A PORTION OF THE S1/2 OF SECTION 4
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 T 14 N, R 19 E, M.D.B.&M.
 DOUGLAS COUNTY, NEVADA *July 2021*

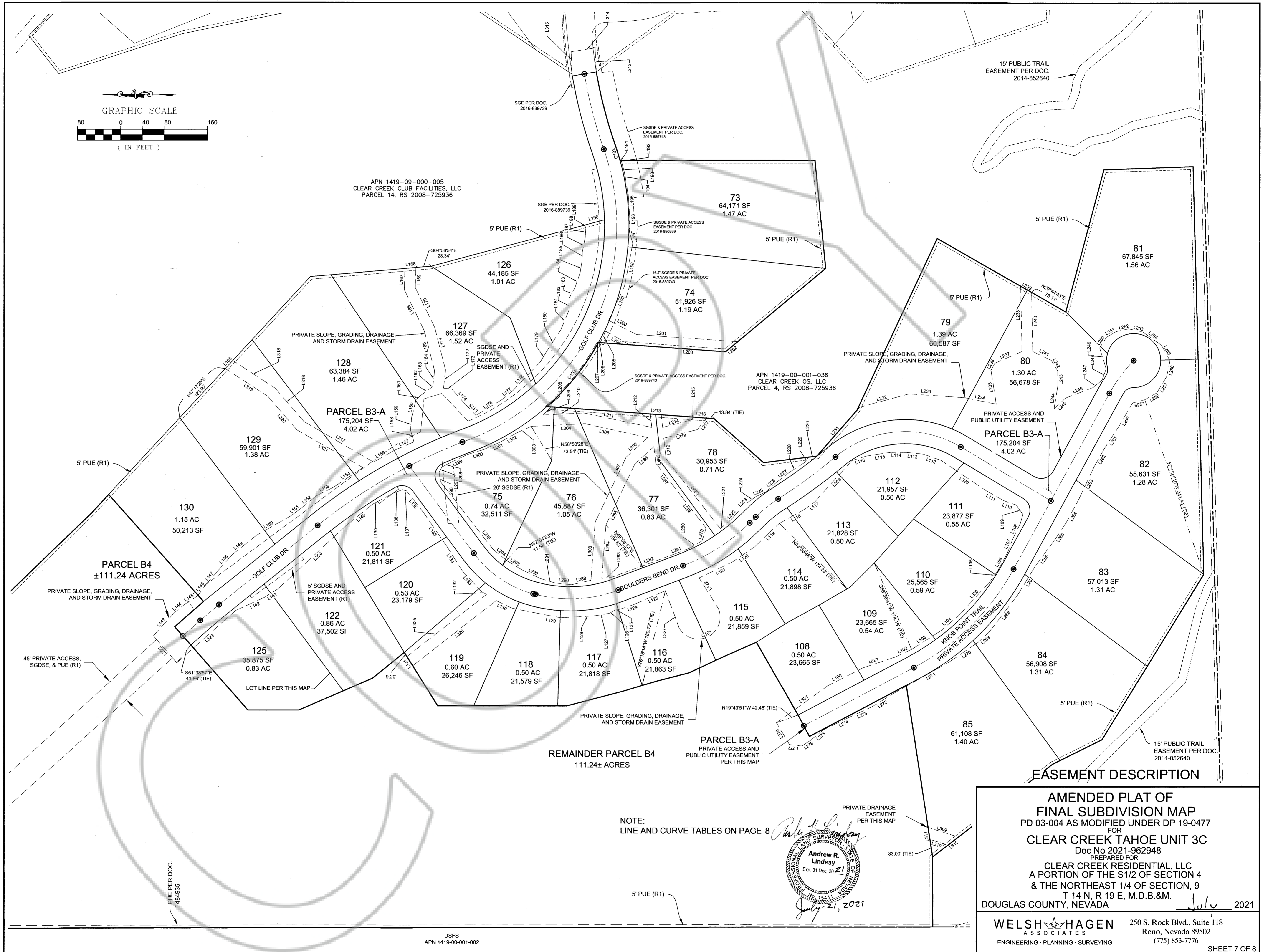
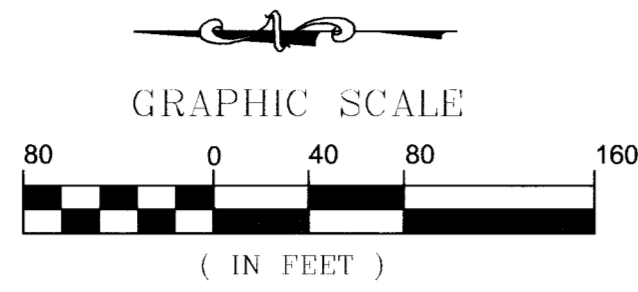
WELSH HAGEN ASSOCIATES 250 S. Rock Blvd., Suite 118
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Andrew R. Lindsay
 Andrew R. Lindsay
 Exp. 31 Dec. 20 21
 July 21, 2021

AMENDED PLAT OF FINAL SUBDIVISION MAP
 PD 03-004 AS MODIFIED UNDER DP 19-0477
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CLEAR CREEK TAHOE UNIT 3C
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 A PORTION OF THE S1/2 OF SECTION 4
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 T 14 N, R 19 E, M.D.B.&M.
 DOUGLAS COUNTY, NEVADA July 2021

WELSH HAGEN ASSOCIATES 250 S. Rock Blvd., Suite 118
 Reno, Nevada 89502
 ENGINEERING · PLANNING · SURVEYING (775) 853-7776



APN 1419-09-000-005
CLEAR CREEK CLUB FACILITIES, LLC
PARCEL 14, RS 2008-725936

APN 1419-00-001-036
CLEAR CREEK OS, LLC
PARCEL 4, RS 2008-725936

PARCEL B4
±111.24 ACRES

PARCEL B3-A
175,204 SF
4.02 AC

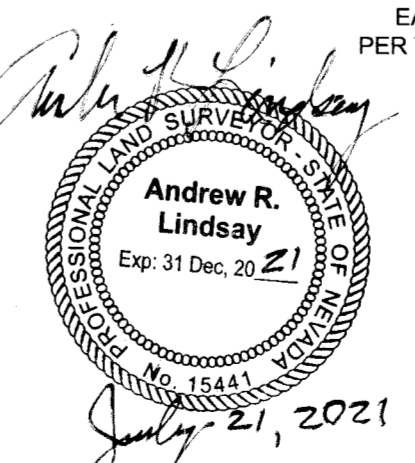
PARCEL B3-A
175,204 SF
4.02 AC

REMAINDER PARCEL B4
111.24± ACRES

PARCEL B3-A
PRIVATE ACCESS AND
PUBLIC UTILITY EASEMENT
PER THIS MAP

EASEMENT DESCRIPTION

NOTE:
LINE AND CURVE TABLES ON PAGE 8



**AMENDED PLAT OF
FINAL SUBDIVISION MAP**
PD 03-004 AS MODIFIED UNDER DP 19-0477
FOR
CLEAR CREEK TAHOE UNIT 3C
Doc No 2021-962948
PREPARED FOR
CLEAR CREEK RESIDENTIAL, LLC
A PORTION OF THE S1/2 OF SECTION 4
& THE NORTHEAST 1/4 OF SECTION, 9
T 14 N, R 19 E, M.D.B.&M.
DOUGLAS COUNTY, NEVADA

WELSH HAGEN ASSOCIATES
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USFS
APN 1419-00-001-002

