

WALLACE MORRIS KLINE SURVEYING, LLC
Land Survey Consulting

APN: 124-16-418-001

EXHIBIT "A"

EXPLANATION: THIS DESCRIPTION REPRESENTS THE VACATION OF A PUBLIC UTILITY EASEMENT IN SUPPORT OF THE "VILLAGES AT TULE SPRINGS" PROJECT.

DESCRIPTION

ALL OF THAT CERTAIN UTILITY EASEMENT GRANTED PER A DOCUMENT RECORDED APRIL 8, 2021, IN BOOK 20210408 OF OFFICIAL RECORDS, AS INSTRUMENT NO. 01489 IN THE CLARK COUNTY RECORDER'S OFFICE, NEVADA, ALSO BEING A PORTION OF P1.06 OF "VTS VILLAGE 1 PHASE 2" AS SHOWN BY MAP THEREOF IN BOOK 159, PAGE 3 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, NEVADA, LYING WITHIN THE SOUTHWEST QUARTER (SW1/4) OF SECTION 16, TOWNSHIP 19 SOUTH, RANGE 61 EAST, M.D.M., CITY OF NORTH LAS VEGAS, CLARK COUNTY, NEVADA, AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF CE1.36 OF "VTS VILLAGE 1 PHASE 1" AS SHOWN BY MAP THEREOF IN BOOK 156, PAGE 64 OF PLATS, AS AMENDED BY A CERTIFICATE OF AMENDMENT RECORDED DECEMBER 12, 2019 IN BOOK 20191212 OF OFFICIAL RECORDS, AS INSTRUMENT NO. 01347 IN THE CLARK COUNTY RECORDER'S OFFICE, NEVADA, ALSO BEING A POINT ON THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF ELKHORN ROAD AS SHOWN BY SAID "VTS VILLAGE 1 PHASE 1" SUBDIVISION PLAT;

THENCE ALONG THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF SAID ELKHORN ROAD, THE FOLLOWING TWO (2) COURSES:

- 1) FROM A POINT TO WHICH A RADIAL LINE BEARS SOUTH 30°54'32" EAST, CURVING TO THE LEFT ALONG AN ARC HAVING A RADIUS OF 1445.00 FEET, CONCAVE NORTHWESTERLY, THROUGH A CENTRAL ANGLE OF 04°47'02", AN ARC LENGTH OF 120.65 FEET TO A POINT TO WHICH A RADIAL LINE BEARS SOUTH 35°41'34" EAST;
- 2) THENCE FROM A POINT TO WHICH A RADIAL LINE BEARS SOUTH 36°42'22" WEST, CURVING TO THE LEFT ALONG AN ARC HAVING A RADIUS OF 1268.85 FEET, CONCAVE NORTHWESTERLY, THROUGH A CENTRAL ANGLE OF 05°47'02", AN ARC LENGTH OF 128.09 FEET TO A POINT TO WHICH A RADIAL LINE BEARS SOUTH 42°29'24" EAST;

THENCE DEPARTING THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF SAID ELKHORN ROAD, SOUTH 42°29'24" EAST, 28.06 FEET TO THE **POINT OF BEGINNING** ON THE NORTHWESTERLY LINE OF SAID P1.06;

THENCE ALONG THE NORTHWESTERLY LINE OF SAID P1.06, THE FOLLOWING TWO (2) COURSES:

- 1) FROM A POINT TO WHICH A RADIAL LINE BEARS SOUTH 40°48'28" EAST, CURVING TO THE LEFT ALONG AN ARC HAVING A RADIUS OF 1470.00 FEET, CONCAVE NORTHWESTERLY, THROUGH A CENTRAL ANGLE OF 00°32'14", AN ARC LENGTH OF 13.78 FEET;
- 2) THENCE NORTH 48°39'19" EAST, 46.22 FEET;

THENCE DEPARTING THE NORTHWESTERLY LINE OF SAID P1.06, SOUTH 41°58'37" EAST, 9.57 FEET;

THENCE SOUTH 48°01'23" WEST, 60.00 FEET;

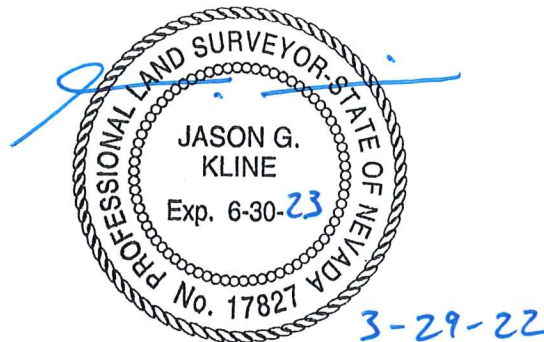
THENCE NORTH 41°58'37" WEST, 10.30 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 595 SQUARE FEET, MORE OR LESS.

BASIS OF BEARINGS

SOUTH 89°49'16" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHWEST QUARTER (NW1/4) OF SECTION 16, TOWNSHIP 19 SOUTH, RANGE 61 EAST, M.D.M., CITY OF NORTH LAS VEGAS, CLARK COUNTY, NEVADA, AS SHOWN BY MAP THEREOF IN BOOK 159, PAGE 3 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, NEVADA.

JASON G. KLINE, PLS
NEVADA LICENSE NO. 17827



APN:124-16-418-001

VACATION OF A PUBLIC UTILITY EASEMENT GRANTED PER OR:20210408:01489



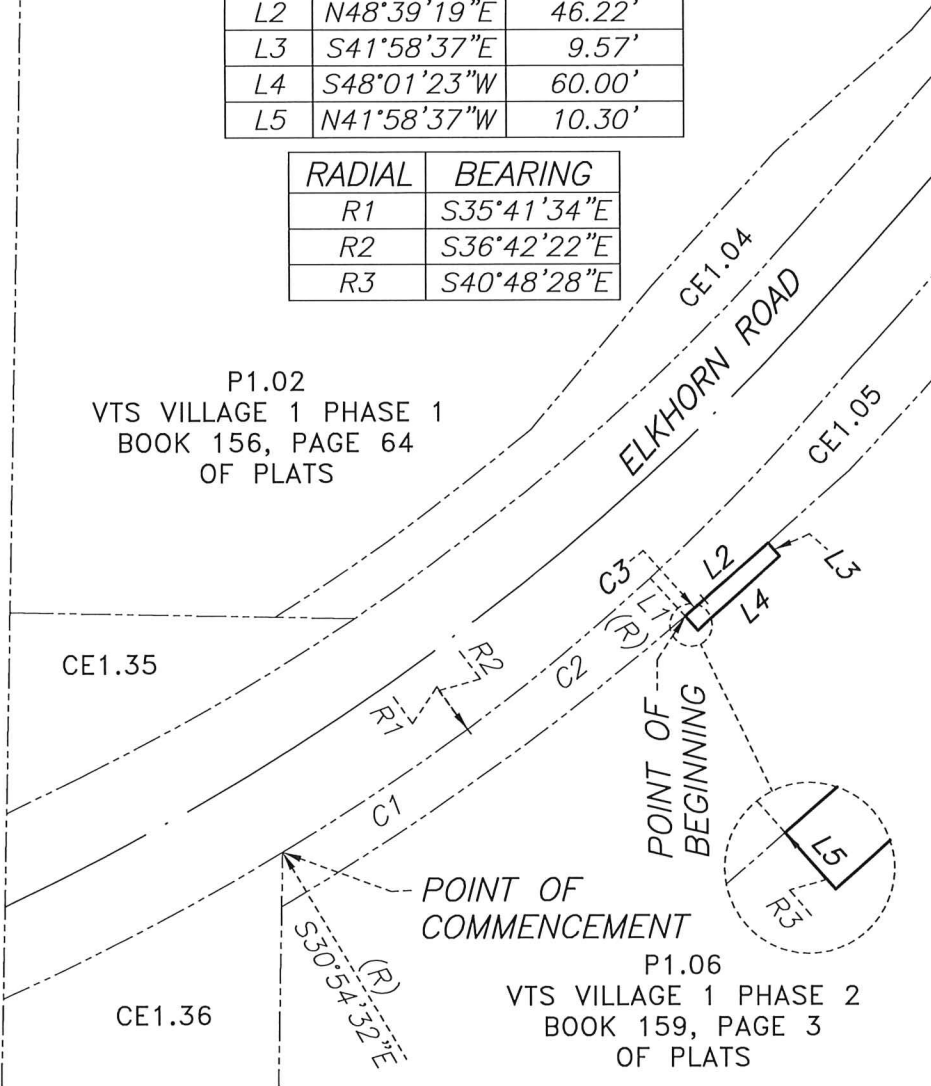
CURVE	DELTA	RADIUS	LENGTH	TANGENT
C1	04°47'02"	1445.00'	120.65'	60.36'
C2	05°47'02"	1268.85'	128.09'	64.10'
C3	00°32'14"	1470.00'	13.78'	6.89'

LINE	BEARING	DISTANCE
L1	S42°29'24"E	28.06'
L2	N48°39'19"E	46.22'
L3	S41°58'37"E	9.57'
L4	S48°01'23"W	60.00'
L5	N41°58'37"W	10.30'

RADIAL	BEARING
R1	S35°41'34"E
R2	S36°42'22"E
R3	S40°48'28"E

SUN CITY ALIANTE UNIT 9 PHASE 2
BOOK 126, PAGE 23
OF PLATS

P1.02
VTS VILLAGE 1 PHASE 1
BOOK 156, PAGE 64
OF PLATS



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WALLACE MORRIS KLINE
SURVEYING, LLC.
LAND SURVEY CONSULTING

5740 S. ARVILLE ST. #206
LAS VEGAS, NEVADA 89118

EXHIBIT "B"

LYING WITHIN THE SOUTHWEST QUARTER (SW1/4)
OF SECTION 16, T. 19 S., R. 61 E., M.D.M., CITY
OF NORTH LAS VEGAS, CLARK COUNTY, NEVADA

03/29/22 @ 06:57:18

	Northing	Easting
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Begin at	0.0000	0.0000
Course #1 - Curve to the Left, Concave N 41-04-35 W		
Radial in = N 40-48-28 W	1112.6523	-960.6793
Tangent in = N 49-11-32 E		
Delta = 00-32-13		
Radius = 1470.00'		
Length = 13.78'		
Tangent = 6.89'		
Tangent out = N 48-39-19 E		
Radial out = S 41-20-41 E	9.0517	10.3848

Course #2

N 48-39-19 E	46.22'	39.5841	45.0844
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Course #3

S 41-58-37 E	9.57'	32.4696	51.4852
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Course #4

S 48-01-23 W	60.00'	-7.6603	6.8803
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Course #5

N 41-58-37 W	10.30'	-0.0031	-0.0087
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Closure: N 70°02'19" E, 0.0092'

Area: 594.4 Sq.Ft. or 0.0136 Acres▲