

Community Services Department
Planning and Development
ABANDONMENT APPLICATION



Community Services Department
Planning and Development
1001 E. Ninth St., Bldg A
Reno, NV 89520

Telephone: 775.328.3600

Washoe County Development Application

Your entire application is a public record. If you have a concern about releasing personal information, please contact Planning and Development staff at 775.328.3600.

Project Information		Staff Assigned Case No.: <u>AB15-002</u>	
Project Name: Spelling Court Abandonment			
Project Description: Abandonment of Spelling Court to accommodate a new parking configuration for Brown Elementary School. Area of abandonment is approximately 25,182 square feet.			
Project Address: 13815 Spelling Court			
Project Area (acres or square feet): 25,182 +/-			
Project Location (with point of reference to major cross streets AND area locator): Adjacent to Brown Elementary School - Intersection of Reading Street and Spelling Court			
Assessor's Parcel No.(s):	Parcel Acreage:	Assessor's Parcel No(s):	Parcel Acreage:
140-030-11	9.75		
140-030-08	1.723		
Section(s)/Township/Range:			
Indicate any previous Washoe County approvals associated with this application: Case No.(s). AB13-002 (Approved with conditions)			
Applicant Information (attach additional sheets if necessary)			
Property Owner:		Professional Consultant:	
Name: Washoe County School District		Name: Odyssey Engineering	
Address: 425 E. Ninth Street		Address: 895 Roberta Lane, Suite 104	
Reno NV	Zip: 89512	Sparks NV	Zip: 89431
Phone: 775.348.0200	Fax:	Phone: 775.359.3303	Fax: 775.359.3329
Email:		Email: frank@odysseyreno.com	
Cell:	Other:	Cell:	Other:
Contact Person:		Contact Person: Frank Bidart	
Applicant/Developer:		Other Persons to be Contacted:	
Name: WCSD-Capital Projects & Facilities Mgmt.		Name: Joe Gabica - WCSD	
Address: 14101 Old Virginia Road		Address: 14101 Old Virginia Road	
Reno NV	Zip: 89521	Reno NV	Zip: 89521
Phone: 775-789-3810	Fax: 775-851-5658	Phone: 775.789.3817	Fax: 775.851.5658
Email: mbooster@washoeschools.net		Email: jgabica@washoeschools.net	
Cell:	Other:	Cell:	Other:
Contact Person: Mike Boster-School Planner		Contact Person: Joe Gabica-WCSD	
For Office Use Only			
Date Received:	Initial:	Planning Area:	
County Commission District:		Master Plan Designation(s):	
CAB(s):		Regulatory Zoning(s):	

Abandonment Application Supplemental Information

(All required information may be separately attached)

Chapter 110 of the Washoe County Code is commonly known as the Development Code. Specific references to vacations and abandonments may be found in Article 806, Vacations and Abandonments of Easements or Streets.

1. What is the abandonment being requested?

A 50-foot wide right-of-way, which encompasses Spelling Court from its intersection with Reading Road to its southern terminus. Approximate area of abandonment is 25,182 square feet.

2. On which map or document (please include with application) is the easement or right-of-way first referenced?

PM 2313
RS 5590

3. What is the proposed use for the vacated area?

Reconfigured entry and exit ways as well as additional parking areas for Brown Elementary School.

4. What replacement easements are proposed for any to be abandoned?

A new 50-foot wide public access and public utility easement is proposed to accommodate access to Virginia Foothills Park and existing utility infrastructure.

5. What factors exist or will be employed to prevent the proposed abandonment from resulting in significant damage or discrimination to other property in the vicinity?

The Washoe County School District owns the properties on either side of Spelling Court. No damage will result from the abandonment of the roadway. Existing access to Virginia Foothills Park will not be impeded by this abandonment and will be accommodated via a new public access easement.

6. Are there any restrictive covenants, recorded conditions, or deed restrictions (CC&Rs) that apply to the area subject to the abandonment request? (If so, please attach a copy.)

<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
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EXHIBIT "A"

**WASHOE COUNTY SCHOOL DISTRICT
ABANDONMENT LEGAL DESCRIPTION**

All that certain real property situate in the Northwest 1/4 of Section 27 and the Southwest 1/4 of Section 22, Township 18 North, Range 20 East, MDM, Washoe County, State of Nevada and being Spelling Court as shown on Parcel Map No. 2313 for WASHOE COUNTY SCHOOL DISTRICT as recorded in Washoe County Official Records on September 27, 1988 under filing No. 1276405 and being more particularly described as follows:

BEGINNING at the Southwest corner of Parcel 1 of said Parcel Map; **THENCE**, along the southerly line of said Spelling Court, N89°49'08"W, 50.00 feet to the Southeast corner of Parcel 2 of said Parcel Map;

THENCE, N00°54'52"E, 478.57 feet along the westerly line of said Spelling Court;

THENCE, along a tangent curve to the left having a radius of 20.00 feet, a central angle of 90°28'48" and an arc length of 31.58 feet to the southerly line of Reading Street as shown on said Parcel Map;

THENCE, S89°33'56"E, 84.96 feet;

THENCE, S44°33'56"E, 7.07 feet to the north line of said Parcel 1;

THENCE, along the westerly boundary of said Parcel 1, through a non-tangent curve to the left having a tangent bearing of N89°33'56"W, a radius of 20.00 feet, a central angle of 89°31'12" and an arc length of 31.25 feet;

THENCE, S00°54'52"W, 473.69 feet to the **Point of Beginning**.

Refer to EXHIBIT "A-1", attached hereto and made a part hereof by reference herein.

Containing: 25,190 Square Feet of land, more or less

Basis of Bearings: Nevada State Plane Coordinate system, West zone, NAD 83/94.

Prepared by:

Odyssey Engineering, Inc.

Kelly R. Combest, P.L.S. 16444
895 Roberta Lane, Suite 104
Sparks, NV 89431



EXHIBIT "A-1"

READING STREET

S89°33'56"E
84.96'

S44°33'56"E
7.07'

S89°33'56"E
132.44'

22
27

N 1/4 CORNER
SECTION 27
T.18N., R.20E.,
M.D.B.&M.

R=20.00'
Δ=90°28'48"
L=31.58'

R=20.00'
Δ=89°31'12"
L=31.25'

IB=N89°33'56"W

APN 016-602-01

APN 016-602-02

APN 016-602-03

APN 016-602-04

APN 016- 602-05

APN 016- 602-06



APN 140-030-10
PARCEL 2, PM 2313
WASHOE COUNTY SCHOOL
DISTRICT

APN 140-030-08
PARCEL 1, PM 2313
WASHOE COUNTY
SCHOOL DISTRICT

SPELLING CT.
ABANDONMENT
25,190 SQ. FT.

COURT

SPELLING

523.63'

478.57'

498.63'

473.69'

N00°54'52"E

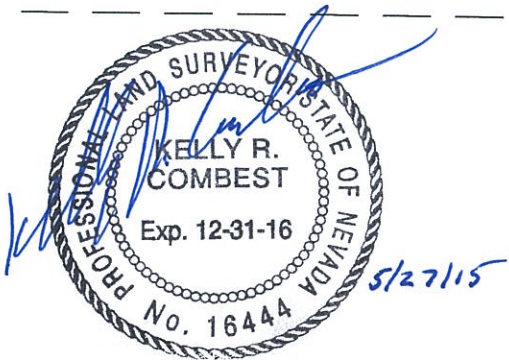
N00°54'52"E

N00°54'52"E

P.O.B.

N89°49'08"W
50.00'

APN 140-030-09
WASHOE COUNTY
PUBLIC PARK



Scale 1"=100'

WASHOE COUNTY
SCHOOL DISTRICT

ENGINEERING
INCORPORATED

SPELLING COURT
RIGHT-OF-WAY
ABANDONMENT

0699

OWNERS' CERTIFICATE:

THE UNDERSIGNED OWNERS OF THE AFFECTED PARCELS AS SHOWN ON THIS RECORD OF SURVEY DO HEREBY STATE THAT:

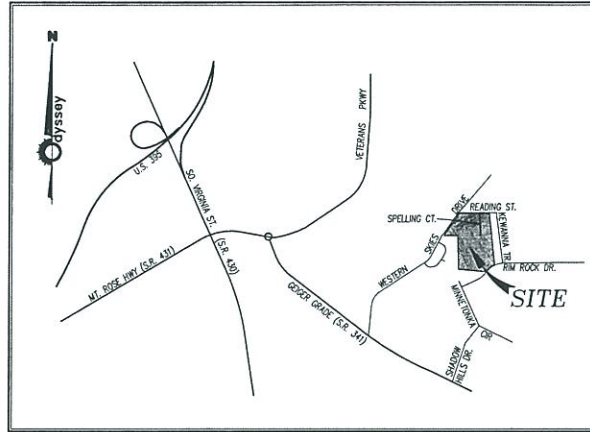
1. THEY HAVE EXAMINED THIS PLAT AND APPROVE AND AUTHORIZE ITS RECORDING.
2. THEY AGREE TO EXECUTE THE REQUIRED DOCUMENTS CREATING ANY EASEMENT WHICH IS SHOWN HEREON.
3. THEY AGREE TO EXECUTE THE REQUIRED DOCUMENTS ABANDONING ANY EXISTING EASEMENTS PURSUANT TO THE PROVISIONS OF NRS 278.010 TO 278.360, INCLUSIVE.
4. ALL PROPERTY TAXES ON THE LAND FOR THE FISCAL YEAR HAVE BEEN PAID.
5. 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 LAND.
6. THE PROPERTY OWNERS HEREBY AGREE TO ACCEPT ANY DRAINAGE ONTO THEIR PROPERTY RESULTING FROM THIS BOUNDARY LINE ADJUSTMENT.

WASHOE COUNTY SCHOOL DISTRICT

WASHOE COUNTY

Peter Etchart
 BY: Peter Etchart
 ITS: Chief Operations Officer

David M. Solme
 BY: DAVID M. SOLME
 ITS: CSD - DIRECTOR



VICINITY MAP
NOT TO SCALE

GOVERNING AGENCY CERTIFICATE

WASHOE COUNTY HAS REVIEWED AND APPROVED THIS MAP.

Michael E. Gump
 MICHAEL E. GUMP

8-27-14
DATE

TAX CERTIFICATE: (APN's 140-030-08, 09 & 10)

THE UNDERSIGNED HEREBY CERTIFIES THAT ALL PROPERTY TAXES ON THE LAND SHOWN HEREON FOR THE FISCAL YEAR HAVE BEEN PAID AND THAT THE FULL AMOUNT OF ANY DEFERRED PROPERTY TAXES FOR THE CONVERSION OF THE PROPERTY FROM AGRICULTURAL USE HAS BEEN PAID PURSUANT TO N.R.S. 361A.265.

WASHOE COUNTY TREASURER

Will L. Stevens-Combs
 NAME: Will L. Stevens-Combs
 TITLE: Deputy Treasurer
 DATE: 8/27/2014

NOTARY PUBLIC CERTIFICATE:

STATE OF NEVADA } s.s.
COUNTY OF WASHOE }

ON THIS 26th DAY OF AUGUST, 2014, PETER ETCHART, CHIEF OPERATIONS OFFICER OF WASHOE COUNTY SCHOOL DISTRICT, DID PERSONALLY APPEAR BEFORE ME AND UPON OATH DID DEPOSE AND SAY THAT HE EXECUTED THE ABOVE INSTRUMENT, IN WITNESS WHEREOF, I HERETO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN.

April Anderson
NOTARY'S SIGNATURE



REFERENCES

1. PM 2313 REC. SEPTEMBER 27, 1988, FILE NO. 1276405, W.C.O.R.
2. RS 1283 REC. APRIL 5, 1979, FILE NO. 597898, W.C.O.R.
3. TM 954 REC. APRIL 27, 1965, FILE NO. 26749, W.C.O.R.
4. TM 1504 REC. DECEMBER 6, 1974, FILE NO. 349195, W.C.O.R.
5. TM 2421 REC. APRIL 23, 1987, FILE NO. 1157205, W.C.O.R.
6. TM 2523 REC. JULY 13, 1988, FILE NO. 1259331, W.C.O.R.
7. TM 2921 REC. FEBRUARY 10, 1993, FILE NO. 1645954, W.C.O.R.
8. RESOLUTION FOR ACCEPTING STREETS, REC. FEBRUARY 21, 1996, FILE NO. 1969859
9. PRELIMINARY TITLE REPORTS PREPARED BY FIRST AMERICAN TITLE COMPANY OF NEVADA FOR THE PROPERTIES SHOWN HEREON: ORDER NO. 121-2445671, DATED MARCH 28, 2013; ORDER NO. 121-2424004, DATED APRIL 03, 2013; ORDER NO. 121-2445669, DATED MARCH 21, 2013.
10. DOC. NO. 595243 RECORDED IN W.C.O.R. MARCH 23, 1979 IN BOOK 1370, PAGE 811.

SURVEYOR'S CERTIFICATE:

I, JEFFREY F. BROOKE, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA, CERTIFY THAT:

1. THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY SUPERVISION SUFFICIENT TO LOCATE AND IDENTIFY PROPERLY THE PROPOSED BOUNDARY LINE ADJUSTMENT AT THE INSTANCE OF WASHOE COUNTY SCHOOL DISTRICT.
2. THE LANDS SURVEYED LIE WITHIN A PORTION OF THE NW 1/4 OF SECTION 27, T18N, R20E, M.D.M., AND THE SURVEY WAS COMPLETED ON August 27, 2014.
3. ALL CORNERS AND ANGLE POINTS OF THE ADJUSTED BOUNDARY LINE HAVE BEEN DEFINED BY MONUMENTS OR WILL BE OTHERWISE DEFINED ON A DOCUMENT OF RECORD AS REQUIRED BY NRS 625.340.
4. THIS RECORD OF SURVEY IS NOT IN CONFLICT WITH THE PROVISIONS OF NRS 278.010 TO 278.630, INCLUSIVE, AND THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH CHAPTER 625 OF THE NEVADA ADMINISTRATIVE CODE.
5. NO ADDITIONAL PARCELS ARE CREATED AS A RESULT OF THIS SURVEY.



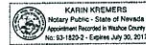
JEFFREY F. BROOKE, PLS 8558

NOTARY PUBLIC CERTIFICATE:

STATE OF NEVADA } s.s.
COUNTY OF WASHOE }

ON THIS 27th DAY OF August, 2014, David Solme, Director of WASHOE COUNTY, DID PERSONALLY APPEAR BEFORE ME AND UPON OATH DID DEPOSE AND SAY THAT HE EXECUTED THE ABOVE INSTRUMENT, IN WITNESS WHEREOF, I HERETO SET MY HAND AND AFFIX MY OFFICIAL SEAL ON THE DATE AND YEAR FIRST ABOVE WRITTEN.

Karin Kriemers
NOTARY'S SIGNATURE



CUMULATIVE INDEXES SHOULD BE EXAMINED FOR ANY SUBSEQUENT CHANGES TO THIS MAP

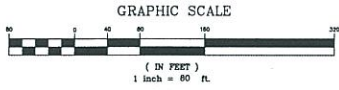
4397093

C:\WCSO_BROWN-BLA\dwg\BROWNBLA_FINAL.dwg

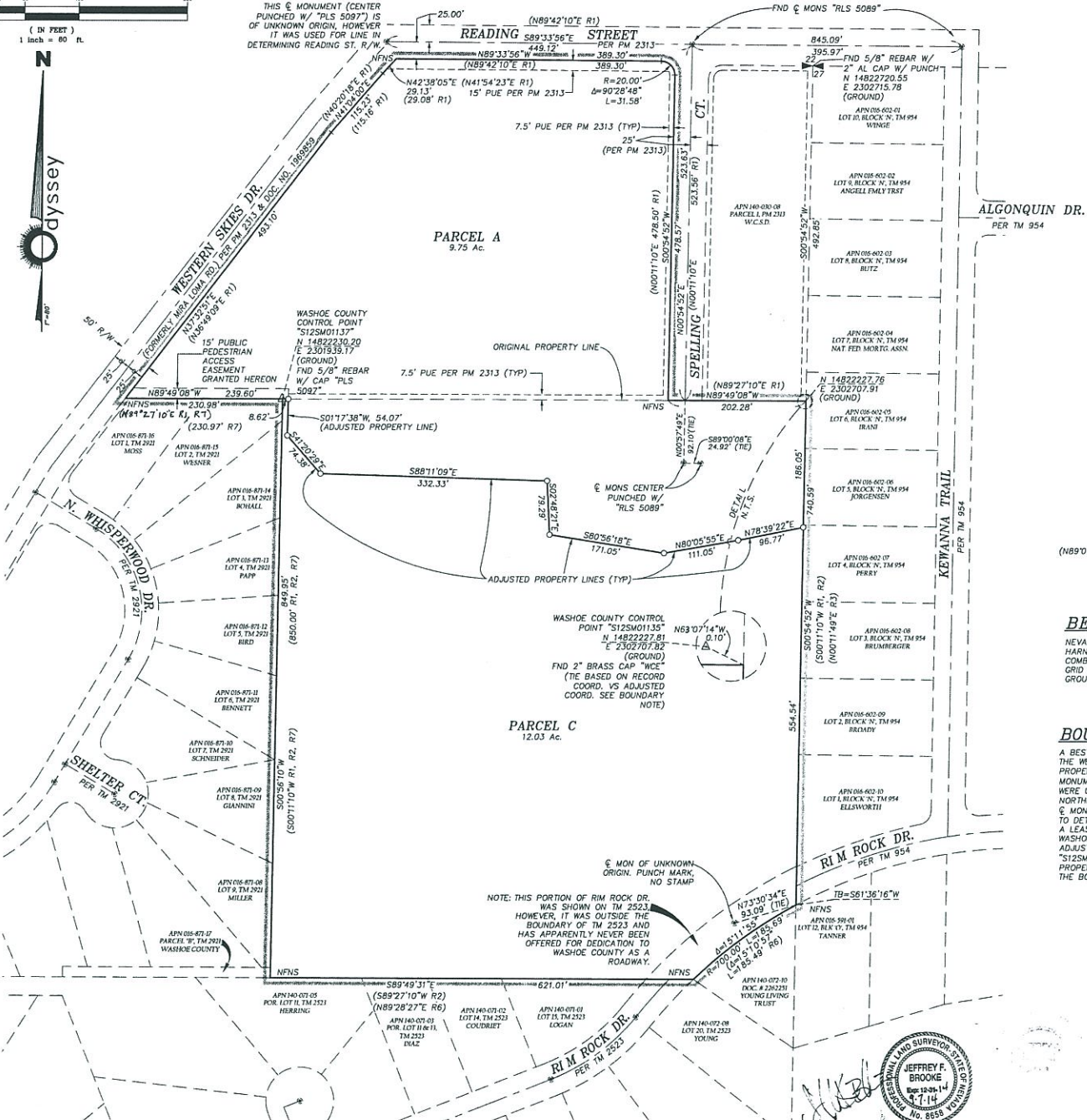
FILE NO. 4397093	RECORD OF SURVEY SUPPORTING A BOUNDARY LINE A FOR
FEES: 0.00	WASHOE COUNTY SCHOOL DISTRICT & WASHOE COUNTY
FILED FOR RECORD AT THE REQUEST OF Washoe County Community Services	BEING PARCEL 2 OF PARCEL MAP 2313 AND DOC. NO. 695243 ~ VIRGINIA FOOTHILLS I LOCATED IN THE NW 1/4 OF SECTION 27, T.18N., R.2 WASHOE COUNTY.
THIS 28 th DAY OF October 2014, AT 7 MINUTES PAST 1 O'CLOCK, P.M., OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA.	
LAWRENCE R. BURNESS, COUNTY RECORDER	
BY: <i>A. Peaslee</i> DEPUTY	895 ROBERTA LANE, SUITE 104, SPARKS, NV 89431 (775) 359-3303
	dyssey ENGINEERING INCORPORATED

Record of Survey map 5

4399093



THIS E MONUMENT (CENTER PUNCHED W/ 'PLS 5097') IS OF UNKNOWN ORIGIN, HOWEVER IT WAS USED FOR LINE IN DETERMINING READING ST. R/W



GENERAL NOTES

1. THIS RECORD OF SURVEY REPRESENTS THE BOUNDARY LINE ADJUSTMENT FILED IN THE OFFICIAL RECORDS OF THE WASHOE COUNTY RECORDER AS DOCUMENT NO. 4397092
2. THE COORDINATE VALUES SHOWN HEREON ARE GROUND BASED, DERIVED FROM A GRID TO GROUND CONVERSION FACTOR OF 1.000197939. TO OBTAIN GRID VALUES, DIVIDE THE COORDINATES SHOWN BY THE AFOREMENTIONED FACTOR.
3. NO EASEMENTS ARE BEING CREATED OR RELINQUISHED WITH THIS MAP.

LEGEND

- 22 QUARTER CORNER AS NOTED
- 27 SET 5/8" REBAR "PLS 8658"
- △ WASHOE COUNTY CONTROL POINT
- PM PARCEL MAP
- TM TRACT MAP
- * EXISTING E MON
- TB TANGENT BEARING
- + or NFNS DIMENSION POINT - NOTHING FOUND OR SET
- ⊕ CENTERLINE
- R/W RIGHT-OF-WAY
- (N89°01'23"E 45.67' R3) RECORD INFORMATION (PER REFERENCE 3)

BEARING & COORDINATE BASIS

NEVADA STATE PLANE COORDINATE SYSTEM, WEST ZONE GRID, NAD 83/94 HARN. BASED ON TIES TO WASHOE COUNTY CONTROL POINTS AS SHOWN. A COMBINED GRID TO GROUND FACTOR OF 1.000197939 WAS USED. TO OBTAIN GRID COORDINATES, DIVIDE BY 1.000197939. ALL DISTANCE SHOWN HEREON GROUND DISTANCES, U.S. SURVEY FOOT.

BOUNDARY NOTE

A BEST FIT OF FOUND MONUMENTS PER PM 2313 WERE USED TO ESTABLISH THE WEST LINE, THE SOUTH LINE AND THE EAST LINE OF THE NORTHERLY PROPERTY. THE NORTH LINE OF THE SCHOOL PROPERTY WAS DETERMINED BY MONUMENTS OF READING STREET. E MONUMENTS APPURTENANT TO TM 2921 WERE USED TO CONTROL THE BEARING OF THE WEST LINE OF THE PARK. THE NORTHEAST CORNER OF TM 2921 WAS HELD (WA. CO. GPS MON "S12SM0113" E MONUMENTS APPURTENANT TO TM 2523, TM 2421 AND TM 1504 WERE HE TO DETERMINE THE SOUTH BOUNDARY OF THE PARK. A LEAST SQUARES ADJUSTMENT WAS USED TO ATTAIN COORDINATES BASED WASHOE COUNTY PUBLISHED COORDINATES. THE MONUMENTS USED IN THIS ADJUSTMENT ARE "S12SM0113", "S12SM0113*", "S12SM0113*" AND "S12SM0113*", THE DIFFERENCE BETWEEN "S12SM0113" AND THE CALCULATE PROPERTY CORNERS SHOWN HEREON ARE A RESULT OF THIS ADJUSTMENT A THE BOUNDARY RESOLUTION MENTIONED ABOVE.

TOTAL AREA OF SURVEY = ±21.78 ACRES:

RECORD OF SURVEY SUPPORTING A BOUNDARY LINE A FOR WASHOE COUNTY SCHOOL DISTRICT & WASHO BEING PARCEL 2 OF PARCEL MAP 2313 AND DOC. NO. 595243 - VIRGINIA FOOTHILLS I LOCATED IN THE NW 1/4 OF SECTION 27, T.18N., R.2 WASHOE COUNTY.

895 ROBERTA LANE, SUITE 104, SPARKS, NV 89431
(775) 359-3303

dyssey ENGINEERING INCORPORATED



COMPUTATIVE INDEXES SHOULD BE EXAMINED FOR ALL NECESSARY CHANGES TO THIS MAP

4399093

Record of Survey Map.

2313

NOTARY PUBLIC CERTIFICATE

STATE OF NEVADA S.S.
 COUNTY OF WASHOE

IN THE CITY OF GARDNER

ON THIS 21st DAY OF AUGUST 1988, I, James A. Brown, Notary Public, do hereby certify that the foregoing instrument, in and to which the above named parties have appeared in person and acknowledged to me that they executed the same, is a true and correct copy of the original as the same appears in my official records.

WITNESSED MY HAND AND OFFICIAL SEAL THIS 21st DAY OF AUGUST 1988.

James A. Brown
 Notary Public - State of Nevada
 My Commission Expires 08/31/91

OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED, PIONEER CITIZENS BANK, AS TRUSTEE OF THE EMILIO J. BEASCO FAMILY TRUST & BARBARA A. AND HAROLD J. CURTIS, ARE THE OWNERS OF THE TRACT OF LAND REPRESENTED ON THIS PLAN AND HAVE CONSENTED TO THE PREPARATION AND REGISTRATION OF THIS PLAN AND THAT THE SAME IS EXECUTED IN COMPLIANCE WITH AND SUBJECT TO THE PROVISIONS OF N.R.S., CHAPTER 278, AND THAT THE EASEMENTS AS SHOWN FOR ACCESS, PUBLIC UTILITIES & SEWER ARE HEREBY GRANTED FOREVER. THE STREETS, AVENUES, AND HIGHWAYS AND ALL APPURTENANCES THEREON AS SHOWN ARE HEREBY DEDICATED TO WASHOE COUNTY AND SET APART TO BE USED AS PUBLIC THROUGHFARES FOREVER.

TRUSTEE OF THE EMILIO J. BEASCO FAMILY TRUST

James A. Brown 8-31-88
 DATE

Barbara A. Curtis 8/31/88
 DATE

Harold J. Curtis 8/31/88
 DATE

NOTARY PUBLIC CERTIFICATE

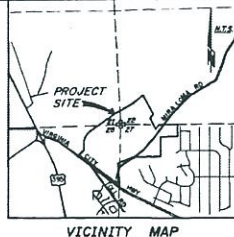
STATE OF NEVADA S.S.
 COUNTY OF WASHOE

IN THE CITY OF GARDNER

ON THIS 21st DAY OF AUGUST 1988, I, James A. Brown, Notary Public, do hereby certify that the foregoing instrument, in and to which the above named parties have appeared in person and acknowledged to me that they executed the same, is a true and correct copy of the original as the same appears in my official records.

WITNESSED MY HAND AND OFFICIAL SEAL THIS 21st DAY OF AUGUST 1988.

James A. Brown
 Notary Public - State of Nevada
 My Commission Expires 08/31/91



UTILITY COMPANIES CERTIFICATE

THE UTILITY EASEMENTS SHOWN ON THIS PLAN HAVE BEEN CHECKED, ACCEPTED, AND APPROVED BY THE UNDERSIGNED PUBLIC UTILITY COMPANIES.

James Kelly 9/1/88
 DATE

James Kelly 6/23/88
 DATE

SE. Hallmark 6/23/88
 DATE

Devin Miller 6-23-88
 DATE

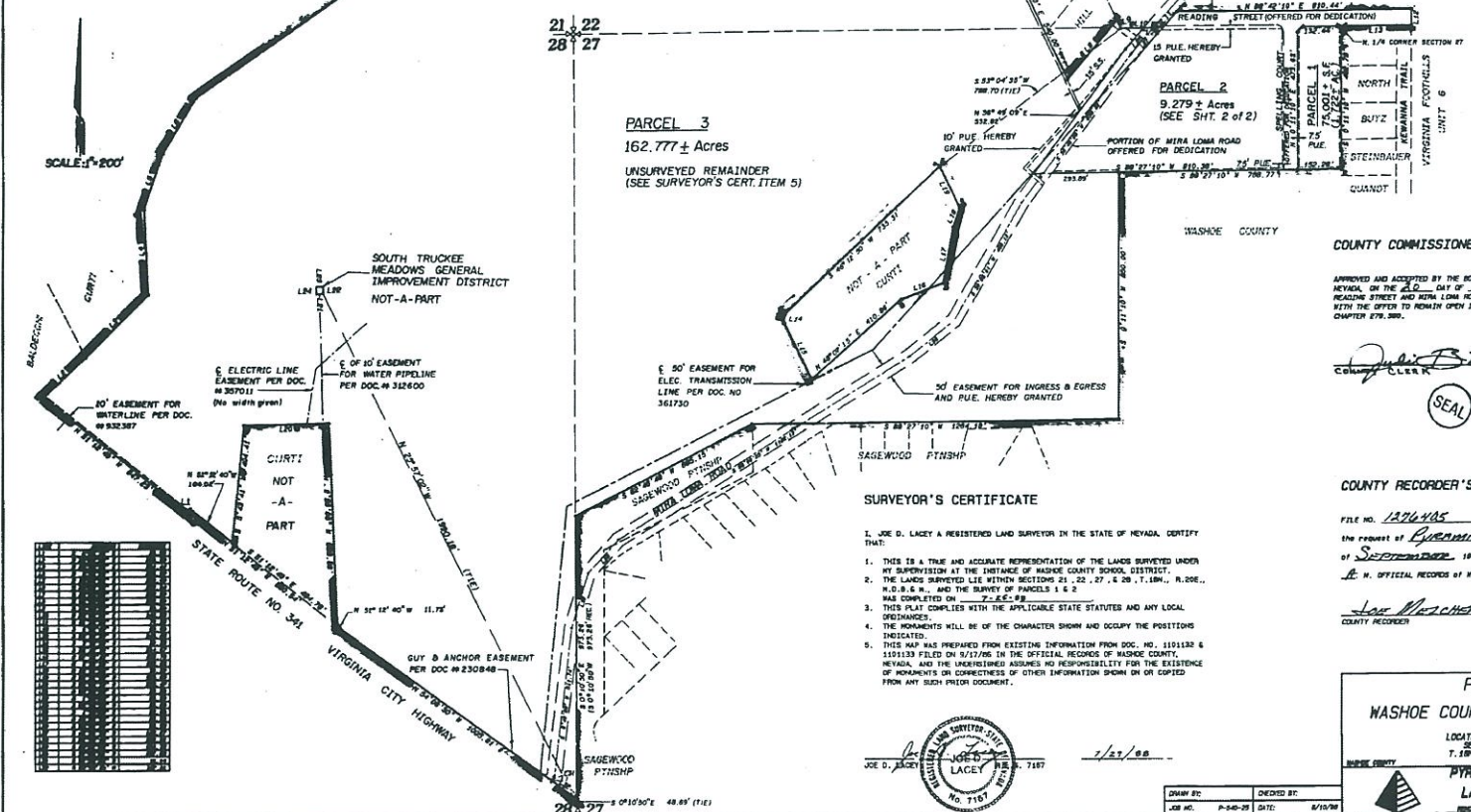
TITLE COMPANY CERTIFICATE

THE UNDERSIGNED HEREBY CERTIFIES THAT THIS PLAN HAS BEEN EXAMINED AND THE BUILDING FOOTPRINTS THEREON ARE IN ACCORDANCE WITH THE ZONING ORDINANCES AND THE LANDS ARE FREE FROM ANY LIENS OR ENCUMBRANCES AS OF THIS 23rd DAY OF SEPTEMBER, 1988.

FIRST AMERICAN TITLE COMPANY OF NEVADA

H. Turk 6-23-88
 DATE

TITLE OFFICER: G. T. TURK



SURVEYOR'S CERTIFICATE

I, JOE D. LACEY A REGISTERED LAND SURVEYOR IN THE STATE OF NEVADA, CERTIFY THAT:

- THIS IS A TRUE AND ACCURATE REPRESENTATION OF THE LANDS SURVEYED UNDER MY SUPERVISION AT THE INSTANCE OF WASHOE COUNTY SCHOOL DISTRICT.
- THE LANDS SURVEYED LIE WITHIN SECTIONS 21, 22, 27, & 28, T. 36N., R. 20E., AND THE SURVEY OF PARCELS 1 & 2 WAS COMPLETED ON 7-15-88.
- THIS PLAN COMPLES WITH THE APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCES.
- THE MONUMENTS WILL BE OF THE CHARACTER SHOWN AND OCCUPY THE POSITIONS INDICATED.
- THIS MAP WAS PREPARED FROM EXISTING INFORMATION FROM DOC. NO. 1101132 & 1101133 FILED ON 9/17/86 IN THE OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA, AND THE UNDERSIGNED ASSUMES NO RESPONSIBILITY FOR THE EXISTENCE OF MONUMENTS OR CORRECTNESS OF OTHER INFORMATION SHOWN OR COPIED FROM ANY SUCH PRIOR DOCUMENT.

JOE D. LACEY
 REGISTERED LAND SURVEYOR
 No. 7107

1/27/88

COUNTY COMMISSIONERS' CERTIFICATE

APPROVED AND ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS, WASHOE COUNTY, NEVADA, ON THIS 21st DAY OF AUGUST 1988.

John Bailey 9-20-88
 COUNTY CLERK DATE

COUNTY RECORDER'S CERTIFICATE

FILE NO. 1276405 PER 510-21 filed for record at the request of Pyramid Builders Land Surveyors on this 27th day of September 1988 at 2:00 minutes past 8 o'clock A.M. OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA.

Joe W. Wetzler J. S. Johnson
 COUNTY RECORDER BY DEPUTY

1276405

PARCEL MAP FOR WASHOE COUNTY SCHOOL DISTRICT

LOCATED WITHIN A PORTION OF SECTIONS 21, 22, 27 & 28 T. 36N., R. 20E., N.D.S. 8 & 9.

PYRAMID BUILDERS LAND SURVEYORS

1 2

2313

CUMULATIVE INDEXES SHOULD BE OBTAINED FROM THE SURVEYOR'S OFFICE TO THIS MAP

Project Map 2313

