

OWNER'S CERTIFICATE

THE UNDERSIGNED, REID WALKER, AS OWNER OF THE REAL PROPERTY DEPICTED HEREON, THAT THEY APPROVED AND ACCEPTED THIS PLAT OF SAID LANDS AS SHOWN IN ACCORDANCE WITH AND FOR THE USES AND PURPOSES SET FORTH IN THE NEVADA REVISED STATUTES CHAPTER 278 AND 116 AND SUBSEQUENT AMENDMENTS THERETO, AND THEY ALSO HEREBY GRANT AND SET APART FOREVER ALL EASEMENTS FOR UTILITY INSTALLATIONS AND ACCESS SHOWN HEREON TO SET ASIDE FOREVER, AND DO HEREBY CONSENT TO PREPARATION AND RECORDATION OF THIS MAP.

REID WALKER
STATE OF NEVADA)
) S.S.
COUNTY OF CHURCHILL)

ON _____ PERSONALLY APPEARED
BEFORE ME, A NOTARY PUBLIC,
REID WALKER
WHO ACKNOWLEDGED THAT THEY EXECUTED THE ABOVE INSTRUMENT.

NOTARY PUBLIC

CITY OF FALLON

APPROVED AND ACCEPTED BY THE CITY COUNCIL OF THE CITY OF FALLON, COUNTY OF CHURCHILL, STATE OF NEVADA, THIS _____ DAY OF _____, 2024.

MAYOR _____ DATE _____

ATTEST: FALLON CITY CLERK _____ DATE _____

CITY CLERK CERTIFICATE

APPROVED AND ACCEPTED BY THE CITY COUNCIL OF THE CITY OF FALLON, COUNTY OF CHURCHILL, STATE OF NEVADA, THIS _____ DAY OF _____, 2021.

CLERK, CITY OF FALLON _____ DATE _____

COUNTY CLERK TREASURER CERTIFICATE

THE UNDERSIGNED, ON BEHALF OF THE CHURCHILL COUNTY CLERK - TREASURER, DOES HEREBY CERTIFY THAT:
1) ALL PROPERTY TAXES ON THE LAND FOR THE FISCAL YEAR HAVE BEEN PAID,
2) THERE ARE NO LIENS AGAINST ANY OF THE LANDS IN THE LAND DEVELOPMENT FOR UNPAID TAXES OF THE STATE, COUNTY, SPECIAL ASSESSMENTS,
3) THAT THE FULL AMOUNT OF ANY DEFERRED PROPERTY TAXES FOR CONVERSION OF THE PROPERTY FROM DEFERRED TAX STATUS HAS BEEN PAID.

DATE _____ TITLE _____ PRINTED NAME _____ SIGNATURE _____

POWER, UTILITY, & CABLE TELEVISION EASEMENTS

- 10' ON EXTERIOR BOUNDARY
- 5' ON EACH SIDE OF INTERIOR LOT LINES
- 7.5' ALONG ROAD EASEMENTS

ALL EASEMENTS ARE ESTABLISHED AS INDICATED EXCEPT WHERE SUCH EASEMENT OVERLAYS AN EXISTING PUBLICLY MAINTAINED IRRIGATION OR DRAINAGE EASEMENT. IN SUCH CASE THE APPROPRIATED UTILITY EASEMENT SHALL LIE PARALLEL AND CONTIGUOUS TO THE EXISTING EASEMENT.
THE UTILITY EASEMENTS SHOWN OR NOTED ON THIS PLAT INCLUDE USE FOR THE INSTALLATION AND MAINTENANCE OF CABLE TELEVISION FACILITIES.

CHARTER COMMUNICATIONS EASEMENT

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

UTILITY COMPANIES

THE EASEMENTS SHOWN ON THIS PLAN HAVE BEEN CHECKED AND APPROVED BY:

CITY OF FALLON _____ DATE _____
BY: DEREK ZIMNEY
TITLE: CITY ENGINEER

C.C. COMMUNICATIONS _____ DATE _____
BY: _____
TITLE: _____

SOUTHWEST GAS COMPANY _____ DATE _____
BY: _____
TITLE: _____

CHARTER COMMUNICATIONS _____
BY: _____
TITLE: _____

ENGINEERS CERTIFICATE

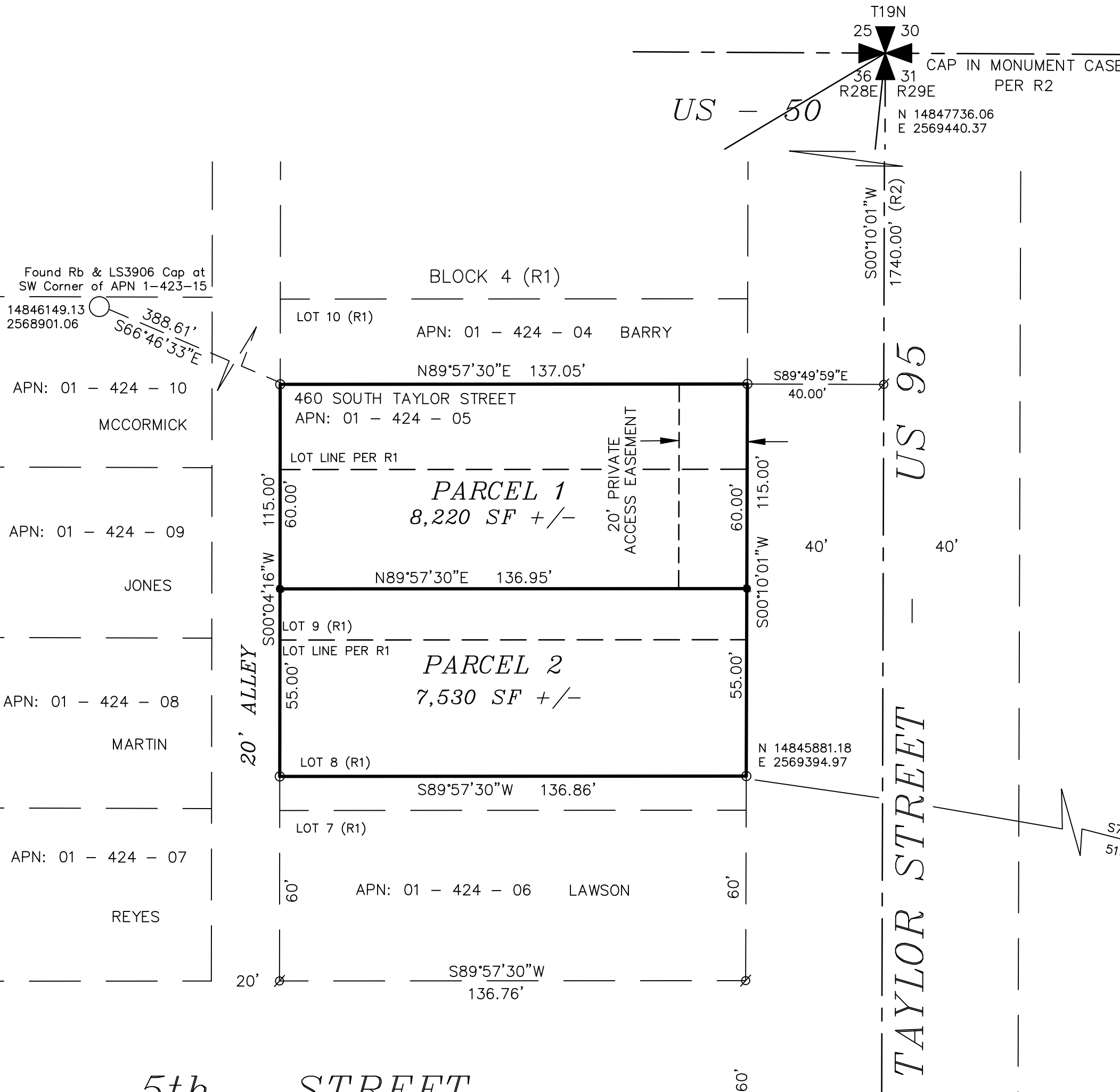
I, DEREK ZIMNEY, CERTIFY THAT I HAVE EXAMINED THIS MAP CONSISTING OF 1 SHEET, AND THAT PROVISIONS AND ORDINANCES APPLICABLE HAVE BEEN COMPLIED WITH AND THAT I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

CITY ENGINEER _____ DATE _____

FIRE MARSHAL CERTIFICATE

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS FINAL MAP AND THE IMPROVEMENT PLANS OF THIS PARCEL MAP AND I AM SATISFIED THAT THEY COMPLY WITH THE CITY OF FALLON FIRE CODE REQUIREMENTS

FIRE MARSHAL _____ DATE _____



LEGEND

- SECTION CORNER AS DESCRIBED.
- SET 5/8" REBAR AND PLS 11420 CAP, OR AS NOTED.
- CALCULATED POINT, NOTHING SET.
- FOUND PLS 11420 CAP PER R3, OR AS DESCRIBED.
- RECORD AND MEASURED.

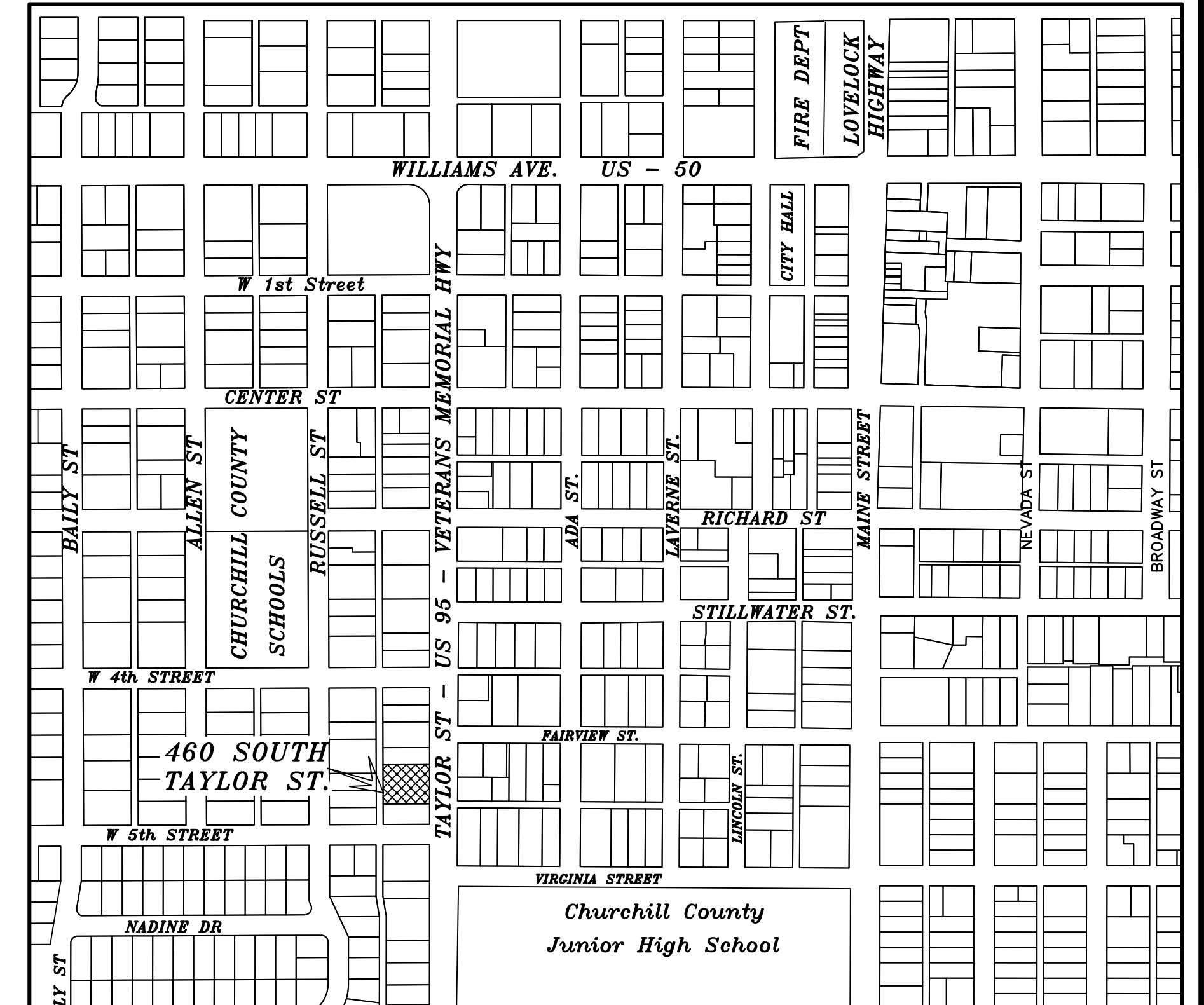
BASIS OF BEARINGS

THE NAD-83/94 NEVADA STATE PLANE WEST ZONE (EPOCH 2010) COORDINATE GRID BEARINGS FROM THE TRUCKEE MEADOWS REGIONAL GPS "VRS" NETWORK. ALL COORDINATES AND DISTANCES SHOWN ARE GROUND DISTANCES SCALED FROM GRID WITH A COMBINED SCALE FACTOR OF 1.00028

GRAPHIC SCALE



(IN FEET)
1 inch = 30 ft.



VICINITY MAP

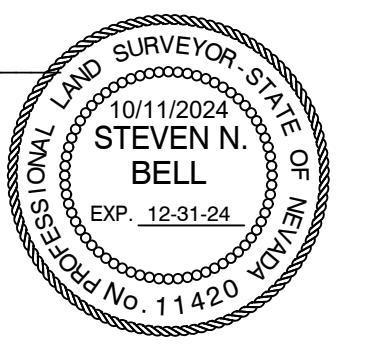
NOT TO SCALE

SURVEYOR'S CERTIFICATE

I, STEVEN N. BELL, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA CERTIFY THAT:

- THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF REID WALKER
- THE LANDS SURVEYED LIE WITHIN A PORTION OF NE 1/4 OF SECTION 36, TOWNSHIP 19 NORTH, RANGE 28 EAST M.D. B. & M., AND THE SURVEY WAS COMPLETED ON 11/11/2024.
- THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCES IN EFFECT ON THE DATE THAT THE GOVERNING BODY GAVE ITS FINAL APPROVAL, AND THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH CHAPTER 625 OF THE NEVADA ADMINISTRATIVE CODE.
- THE MONUMENTS DEPICTED ON THE PLAT ARE OF THE CHARACTER SHOWN, OCCUPY THE POSITIONS INDICATED AND ARE OF SUFFICIENT NUMBER AND DURABILITY.

STEVEN N. BELL, P.L.S. 11420
EXPIRES: 12/31/24



OWNER

REID WALKER
460 S. TAYLOR STREET
FALLON, NV 89406

APN: 001 - 424 - 05

ZONE: R 15K

TOTAL AREA: 15,750 SF

REFERENCES

- R1 = W. W. WILLIAMS TRACT DOCUMENT No. 615, DATED OCTOBER 18, 1904.
- R2 = PLAT OF MORI SUBDIVISION DOCUMENT No. 77363, DATED FEBRUARY 16, 1953.
- R3 = RECORD OF SURVEY FOR REID WALKER BY BELL, DOCUMENT NO 496004 DATED MAY 5, 2022
- R4 = VESTING GRANT, BARGAIN AND SALE DEED DOCUMENT NO 483395 DATED OCTOBER 1, 2020

NOTE: 1) IN ACCORDANCE WITH NRS 247 AND 239, TO OBTAIN AN OFFICIAL COPY OF THIS MAP, CONTACT THE CHURCHILL COUNTY RECORDER.

RECORDER'S CERTIFICATE

FILE NO. _____
FILED FOR RECORD AT THE REQUEST OF _____
ON THE _____ DAY OF _____, 2024, AT _____ MINUTES
PAST _____ M IN THE OFFICIAL RECORDS OF CHURCHILL COUNTY,
NEVADA.
FEE: _____

CHURCHILL COUNTY RECORDER

DEPUTY

PARCEL MAP FOR
REID WALKER
WALKER PARCEL PER DOCUMENT No. 496004
LOTS 6 AND PORTIONS OF LOTS 5 & 7 OF DOCUMENT No. 615
A PORTION OF THE SE 1/4 OF SECTION 36, T19N, R28E, M.D.B.&M.
CITY OF FALLON CHURCHILL COUNTY NEVADA
Bell Land Surveying
100 Fillmore Way
Reno, Nevada 89519
(775) 240-3079 FALLON: 775-423-8701
Email: STEVENBELL@YAHOO.COM
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