

OWNERS' CERTIFICATE

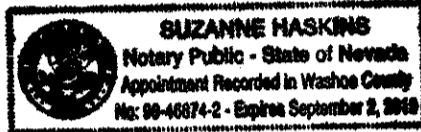
THIS IS TO CERTIFY THAT THE UNDERSIGNED, ANTHONY L. & MELISSA EDWARDS, ARE THE OWNERS OF THE TRACTS OF LAND REPRESENTED ON THIS PLAT AND HAVE CONSENTED TO THE PREPARATION AND RECORDATION OF THIS PLAT AND THAT THE SAME IS EXECUTED IN COMPLIANCE WITH AND SUBJECT TO THE PROVISIONS OF N.R.S. CHAPTER 278 AND TITLE 17 OF CITY OF SPARKS.

ANTHONY L. EDWARDS
Anthony L. Edwards
OWNER
MELISSA R. EDWARDS
Melissa R. Edwards
OWNER

ACKNOWLEDGMENT

STATE OF NEVADA } S.S.
COUNTY OF WASHOE }

ON January 6, 2016 PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC,
ANTHONY L. & MELISSA R. EDWARDS, OWNERS,
WHO ACKNOWLEDGED THAT THEY EXECUTED THE ABOVE INSTRUMENT.

Suzanne Maskins
NOTARY PUBLIC


TITLE COMPANY CERTIFICATE

THE UNDERSIGNED HEREBY CERTIFIES THAT THIS PLAT HAS BEEN EXAMINED AND THAT ANTHONY L. & MELISSA L. EDWARDS, OWN OF RECORD AN INTEREST IN THE LANDS DELINEATED HEREON AND THEY ARE THE ONLY OWNERS OF RECORD OF SAID LAND; THAT THE OWNERS OF RECORD OF THE LAND HAVE SIGNED THIS PLAT; THAT NO ONE HOLDS OF RECORD A SECURITY INTEREST IN THE LAND TO BE REVERTED; AND THAT THERE ARE NO LIENS OF RECORD AGAINST THE LANDS DELINEATED HEREON, OR ANY PART THEREOF, FOR DELINQUENT STATE, COUNTY, MUNICIPAL, FEDERAL OR LOCAL TAXES OR ASSESSMENTS COLLECTED AS TAXES OR SPECIAL ASSESSMENTS.

FIRST CENTENNIAL TITLE COMPANY OF NEVADA

Lisa Quilici
Lisa Quilici
NAME / TITLE (PRINT)
1-6-16
DATE

CITY COUNCIL APPROVAL

THIS REVERSION TO ACREAGE PARCEL MAP WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF SPARKS, WASHOE COUNTY, NEVADA THIS _____ DAY OF _____, 2015.

GENO MARTINI, MAYOR _____ DATE _____
ATTEST:
CITY CLERK, AND CLERK OF THE CITY COUNCIL _____ DATE _____

GOVERNING AGENCY CERTIFICATE

I HEREBY CERTIFY THAT I AM THE CITY ENGINEER OF THE CITY OF SPARKS, WASHOE COUNTY, NEVADA. THAT I HAVE EXAMINED THIS PLAT AND THAT ALL APPLICABLE PROVISIONS OF THE LAWS OF THE STATE OF NEVADA AND ORDINANCES OF THE CITY OF SPARKS HAVE BEEN COMPLIED WITH. THAT I AM SATISFIED SAID PLAT IS TECHNICALLY CORRECT, EXCEPTING THE GEOMETRIC DATA SHOWN HEREON AS REVIEWED BY THE WASHOE COUNTY SURVEYOR PURSUANT TO THAT INTERLOCAL AGREEMENT RECORDED IN THE OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA AS DOCUMENT NO. 2233806.

John A. Martini
John A. Martini, P.E.
CITY ENGINEER
1-11-15
DATE

COUNTY SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS PLAT AND PERFORMED A TECHNICAL MAP CHECK OF THE GEOMETRIC DATA SHOWN HEREON, PURSUANT TO THAT INTERLOCAL AGREEMENT RECORDED IN THE OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA, AS DOCUMENT NO. 2233806, AND I AM SATISFIED SAID GEOMETRIC DATA IS TECHNICALLY CORRECT.

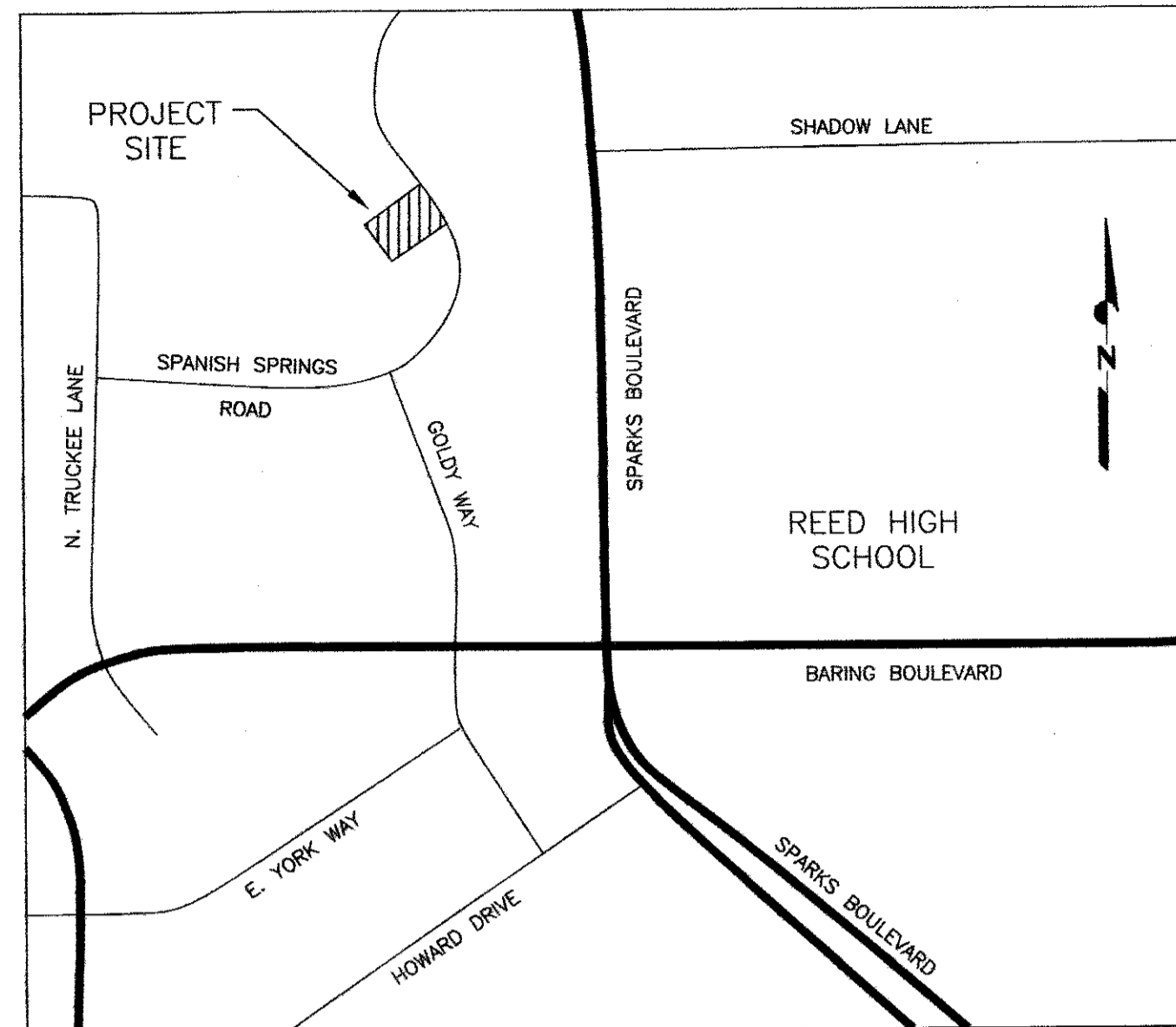
MICHAEL E. GUMP, P.L.S. 13927
WASHOE COUNTY SURVEYOR

TAX CERTIFICATE

THE UNDERSIGNED HEREBY CERTIFIES THAT ALL PROPERTY TAXES ON THE LAND SHOWN HEREON FOR THE FISCAL YEAR HAVE BEEN PAID IN FULL.

APN: 035-301-11, 035-301-12 & 035-301-13

WASHOE COUNTY TREASURER
Debbie Stevens-Combs
Debbie Stevens-Combs, Deputy Treasurer
1/7/2016
DATE
NAME / TITLE (PRINT)

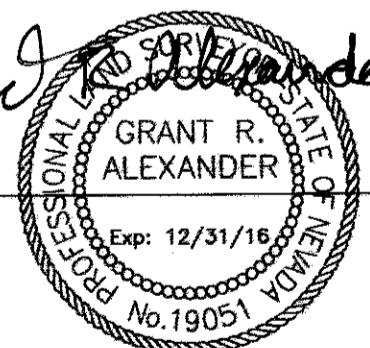


VICINITY MAP
N.T.S.

SURVEYOR'S CERTIFICATE

I, GRANT R. ALEXANDER, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA CERTIFY THAT:

- (1) THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION AT THE INSTANCE OF ANTHONY L. & MELISSA R. EDWARDS.
- (2) THE LANDS SURVEYED LIE WITHIN THE NW 1/4 SEC. 34, T. 20 N., R. 20 E., M.D.B. & M., CITY OF SPARKS, WASHOE COUNTY, NEVADA, AND THE SURVEY WAS COMPLETED ON OCTOBER 26, 2015.
- (3) 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.
- (4) THIS PLAT WAS PREPARED FROM RECORD DATA AS SHOWN ON PARCEL MAP NO. 765, FILE NO. 581793, RECORDED ON JANUARY 10, 1979, OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA; AND NO RESPONSIBILITY IS TAKEN FOR THE EXISTENCE OR LOCATION OF ANY MONUMENTATION OR CORRECTNESS OF OTHER INFORMATION AS SHOWN THEREON AND NO ADDITIONAL MONUMENTS ARE REQUIRED.
- (5) THIS REVERSION TO ACREAGE MAP REVERTS THE PARCEL LINES BETWEEN PARCELS 2 & 3 AND PARCELS 3 & 4 OF PARCEL MAP NO. 765.

Grant R. Alexander

GRANT R. ALEXANDER, P.L.S. 19051
12-16-15

RECORDER'S CERTIFICATE

FILE NO.
FILED FOR RECORD AT THE REQUEST OF
ON THE _____ DAY OF _____, 20____ AT _____ MINUTES PAST _____ M
IN THE OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA
FEE:
WASHOE COUNTY RECORDER
DEPUTY

UTILITY COMPANIES' CERTIFICATE

THE UTILITY EASEMENTS SHOWN ON THIS PLAT HAVE BEEN CHECKED, ACCEPTED AND APPROVED BY THE UNDERSIGNED CABLE TV, PUBLIC UTILITY COMPANIES AND TRUCKEE MEADOWS WATER AUTHORITY, SAID ENTITIES DO HEREBY RELINQUISH THOSE EXISTING EASEMENTS, AS NOTED, LOCATED WITHIN THE EXTERIOR BOUNDARY OF THIS PLAT. SAID EASEMENTS ARE RELINQUISHED IN FAVOR OF THOSE EASEMENTS GRANTED, DELINEATED AND APPROVED HEREON.

Matt Gingerich
SIERRA PACIFIC POWER COMPANY D.B.A. NV ENERGY
1-7-16
DATE
MATT GINGERICH MANAGER LAND RESOURCES
NAME / TITLE (PRINT)

STATE OF NEVADA } S.S.
COUNTY OF WASHOE }


ON January 7, 2016 PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, Matt Gingerich
AS Manager, Land Resources FOR SIERRA PACIFIC POWER COMPANY D.B.A. NV ENERGY, A NEVADA CORPORATION;
WHO ACKNOWLEDGED THAT THEY EXECUTED THE ABOVE INSTRUMENT.

Nathan Hastings
NOTARY PUBLIC


Cliff Cooper
NEVADA BELL TELEPHONE COMPANY D.B.A. AT&T NEVADA
1-4-16
DATE
CLIFF COOPER MGR OSP PLANNING & ENGINEERING
NAME / TITLE (PRINT)

STATE OF NEVADA } S.S.
COUNTY OF WASHOE }


ON JANUARY 4, 2016 PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, CLIFF COOPER
AS MGR OSP PLANNING & ENGINEERING FOR NEVADA BELL TELEPHONE COMPANY, A NEVADA CORPORATION, D.B.A. AT&T NEVADA; WHO ACKNOWLEDGED THAT THEY EXECUTED THE ABOVE INSTRUMENT.

Irene Connors
NOTARY PUBLIC


Diane A. Albrecht
CHARTER COMMUNICATIONS
1/4/2016
DATE
DIANE A. ALBRECHT
NAME / TITLE (PRINT) SR DESIGNER/DRAFTER

STATE OF NEVADA } S.S.
COUNTY OF WASHOE }

ON January 4, 2016 PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, Diane Albrecht
AS Sr. Designer/Drafter FOR CHARTER COMMUNICATIONS, A NEVADA CORPORATION; WHO ACKNOWLEDGED THAT THEY EXECUTED THE ABOVE INSTRUMENT.

Tamara Jane Forsmark
NOTARY PUBLIC


Levi Kleiber
TRUCKEE MEADOWS WATER AUTHORITY
1-8-16
DATE
Levi Kleiber Supervisor, Lands & Mapping Svcs.
NAME / TITLE (PRINT)


STATE OF NEVADA } S.S.
COUNTY OF WASHOE }

ON January 8, 2016 PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC, Levi Kleiber
AS Supervisor, Lands & Mapping Services FOR TRUCKEE MEADOWS WATER AUTHORITY;
WHO ACKNOWLEDGED THAT THEY EXECUTED THE ABOVE INSTRUMENT.

Amanda Duncan
NOTARY PUBLIC


NOTE

IN ACCORDANCE WITH NRS 247 & 239, TO OBTAIN AN OFFICIAL COPY OF THIS MAP, CONTACT THE WASHOE COUNTY RECORDER.

 BATTLE BORN VENTURES, LLC 600 GLEESON WAY SPARKS, NEVADA 89431 PHONE (775) 813-4934 FAX (775) 359-4476 www.battlebornventures.com	REVERSION TO ACREAGE PARCEL MAP FOR ANTHONY L. & MELISSA R. EDWARDS A REVERSION OF PARCELS 2, 3 & 4 OF PARCEL MAP NO. 765 SITUATE WITHIN A PORTION OF THE NW 1/4 SECTION 34, TOWNSHIP 20 N, RANGE 20 E, M.D.B. & M., SPARKS, WASHOE COUNTY, NEVADA
	W.O. # : 2015_46 BY : E. LEE DATE : 12-15-15 SCALE : NO SCALE

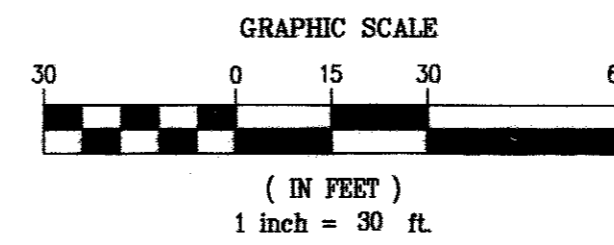
Land Surveyors - Civil Engineers

SHEET 1 OF 2 SHEETS

28 27
33 34
1471.03' S 89°40'00" E
(SECTION CORNER TIES CALCULATED
PER PM NO. 765)

LEGEND

- DIMENSION POINT
- SECTION CORNER AS DESCRIBED
- RECORD INFORMATION PER PARCEL MAP NO. 765
- EXISTING ROAD RIGHT-OF-WAY
- EXISTING EASEMENT AS NOTED
- PARCEL BOUNDARY
- REVERTED PARCEL LINE PER THIS PLAT
- ADJACENT PARCEL
- TIE

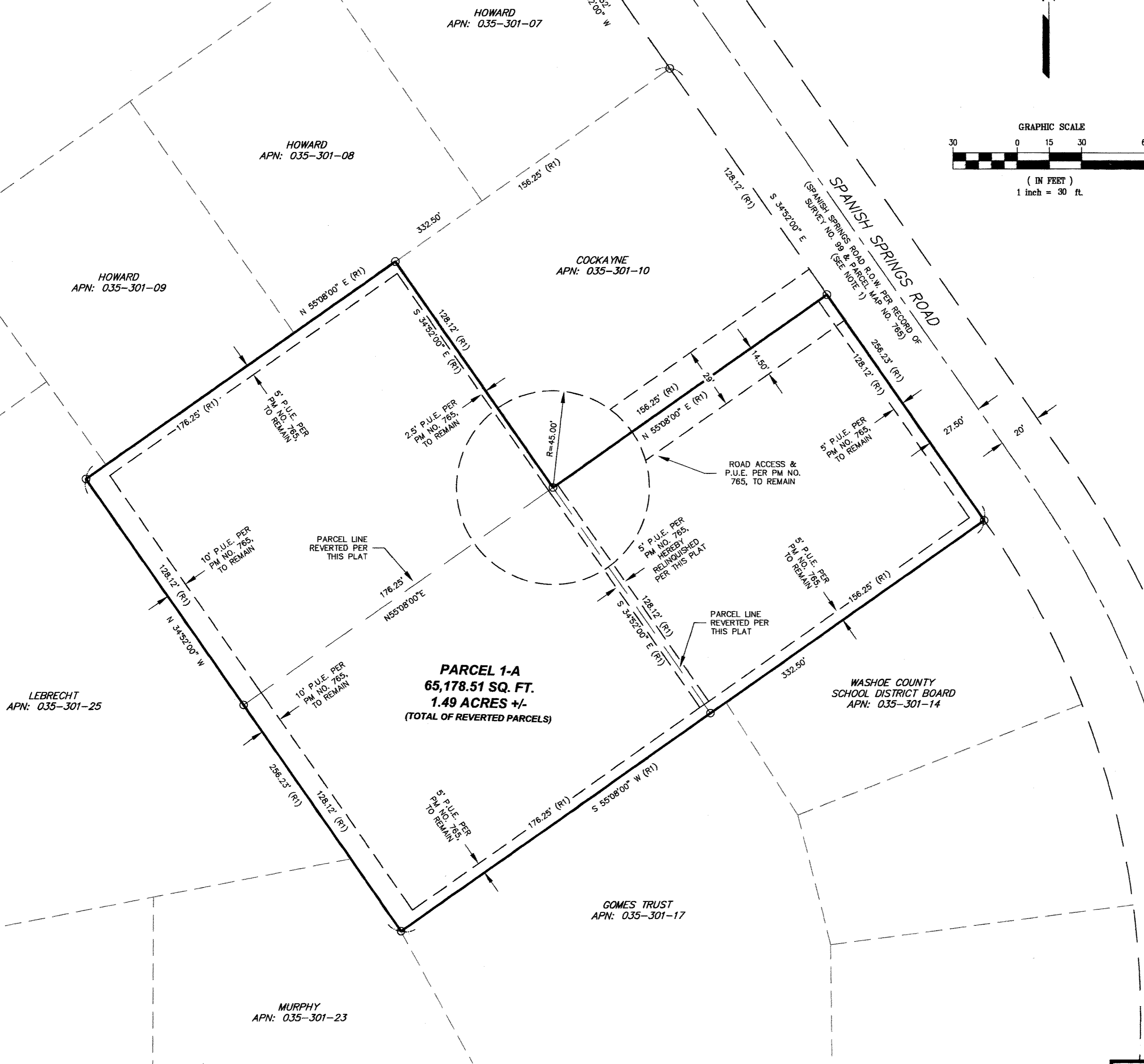


REFERENCES:

1. PARCEL MAP NO. 765, FILE NO. 581793, JANUARY 10, 1979.
2. RECORD OF SURVEY MAP NO. 99, FILE NO. 166823, AUGUST 31, 1948.

NOTES:

1. SPANISH SPRINGS ROAD RIGHT-OF-WAY TOTALS 47.50' WIDE. 40' PER RECORD OF SURVEY MAP NO. 99, FILE NO. 166823, 20' EACH SIDE OF CENTERLINE AND 7.50' ADDITIONAL TO THE SOUTHWEST PER PARCEL MAP NO. 765, FILE NO. 581793.
2. IN ACCORDANCE WITH NRS 247 & 239, TO OBTAIN AN OFFICIAL COPY OF THIS MAP, CONTACT THE WASHOE COUNTY RECORDER.
3. TOTAL AREA: 1.49 ACRES +/-

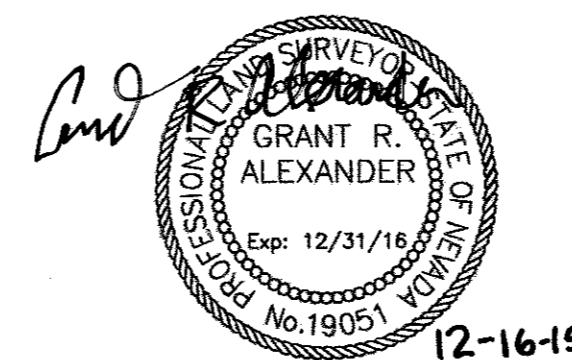


BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PLAT ARE IDENTICAL TO THAT AS SHOWN ON PARCEL MAP NO. 765, FILE NO. 581793, RECORDED ON JANUARY 10, 1979 IN THE OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA.

OWNER

ANTHONY & MELISSA EDWARDS
855 PROMEDIO COURT
SPARKS, NEVADA 89436
APN: 035-301-11, 035-301-12 & 035-301-13
ZONE: R12



BATTLE BORN VENTURES, LLC
600 GLEESON WAY
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PHONE (775) 813-4934
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www.battlebornventures.com

Land Surveyors - Civil Engineers

REVERSION TO ACREAGE PARCEL MAP FOR ANTHONY L. & MELISSA R. EDWARDS

A REVERSION OF PARCELS 2, 3 & 4 OF PARCEL MAP NO. 765 SITUATE WITHIN A PORTION OF THE NW 1/4 SECTION 34, TOWNSHIP 20 N, RANGE 20 E, M.D.B. & M., SPARKS, WASHOE COUNTY, NEVADA

SHEET 2 OF 2 SHEETS	W.O. # : 2015_46
	BY : E. LEE
	DATE : 12-15-15
SCALE : 1" = 30'	