

APN: A Portion of 162-04-101-002

### DEDICATION

**County of Clark, a political subdivision of the State of Nevada**, "Dedicator", does hereby dedicate to City of Las Vegas, a municipal corporation of the State of Nevada, for public purposes, including but not limited to pedestrian access, utility, drainage or roadway purposes, that tract or parcel of land located in the County of Clark, State of Nevada, described as follows:

See Exhibits "A" attached hereto and by this reference made a part hereof,  
a portion of Assessor's Parcel Number 162-04-101-002

IN WITNESS WHEREOF, we have hereunto set our hands this \_\_\_\_\_ day of \_\_\_\_\_ 2024.

COUNTY OF CLARK, a political subdivision of the State of Nevada

\_\_\_\_\_  
Shauna Bradley, Acting Director  
Director of Real Property Management

STATE OF NEVADA)

COUNTY OF CLARK)

On the \_\_\_\_\_ day of \_\_\_\_\_ 2024, personally appeared before me, the undersigned, a Notary Public in and for the State of Nevada, \_\_\_\_\_ personally known (or proved) to me to be the person whose name is subscribed to the above instrument and who acknowledged to me that he executed the same voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

\_\_\_\_\_  
Notary Public in and for said County and State

My commission expires: \_\_\_\_\_

EXHIBIT A

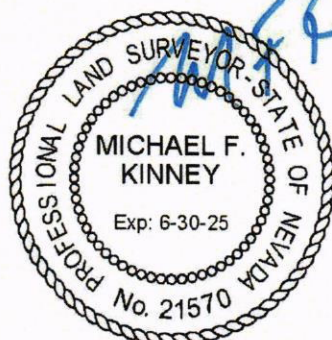
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FEBRUARY 8, 2024

BY: KSB

P.R. BY: RH

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**EXPLANATION:**

THIS LAND DESCRIPTION DESCRIBES A PARCEL OF LAND GENERALLY LOCATED SOUTH OF CHARLESTON BOULEVARD AND EAST OF RANCHO DRIVE.

**LAND DESCRIPTION**

BEING A PORTION OF THE NORTH HALF (N 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 4, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT NORTHWEST CORNER OF THE NORTHWEST QUARTER (NW 1/4) OF SAID SECTION 4, SAME BEING THE CENTERLINE INTERSECTION OF CHARLESTON BOULEVARD AND RANCHO DRIVE; THENCE SOUTH 89°33'25" EAST, ALONG THE CENTERLINE OF SAID CHARLESTON BOULEVARD, 199.16 FEET; THENCE SOUTH 00°26'35" WEST, DEPARTING SAID CENTERLINE, 60.00 FEET TO THE **POINT OF BEGINNING**, SAME BEING A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF SAID CHARLESTON BOULEVARD; THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING TWO (2) COURSES; 1) SOUTH 89°33'25" EAST, 41.07 FEET; 2) SOUTH 00°26'35" WEST, 1.50 FEET; THENCE NORTH 89°33'25" WEST, DEPARTING SAID RIGHT-OF-WAY LINE, 28.82 FEET; THENCE SOUTH 00°26'35" WEST, 2.75 FEET; THENCE NORTH 89°33'25" WEST, 12.25 FEET; THENCE NORTH 00°26'35" EAST, 4.25 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 95 SQUARE FEET, MORE OR LESS, AS DETERMINED BY COMPUTER METHODS.

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**BASIS OF BEARINGS:**

GRID NORTH AS DEFINED BY THE CENTRAL MERIDIAN OF THE NEVADA COORDINATE REFERENCE SYSTEM (NCRS), LAS VEGAS AND LAS VEGAS HIGH ELEVATION ZONES, NORTH AMERICAN DATUM OF 1983 (NAD83); SAID MERIDIAN BEING COINCIDENT WITH 114°58' WEST OF THE GREENWICH MERIDIAN.

AS SHOWN ON "EXHIBIT TO ACCOMPANY LAND DESCRIPTION" ATTACHED HERETO AND MADE A PART HEREOF.

**END OF DESCRIPTION**

MICHAEL F. KINNEY, PLS  
CITY OF LAS VEGAS  
416 N. 7<sup>TH</sup> STREET  
LAS VEGAS, NV 89101

# EXHIBIT TO ACCOMPANY LAND DESCRIPTION

**LEGEND**

--- CENTERLINE  
 --- RIGHT-OF-WAY LINE  
 [ ] SUBJECT PARCEL

T20S  
 S32  
 S5 T S4 R61E  
 T21S

  
**NORTH**  
 SCALE: 1" = 60'

## CHARLESTON BOULEVARD

RANCHO DRIVE

S89°33'25"E 199.16'

POINT OF COMMENCEMENT

60'

S00°26'35"W 60.00'

POINT OF BEGINNING

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 OR: 20081222:05329

POINT OF BEGINNING

SUBJECT PARCEL = 95 SQUARE FEET

S89°33'25"E 41.07'

S00°26'35"W 1.50'

N00°26'35"E 4.25'

N89°33'25"W 12.25'

S00°26'35"W 2.75'

N89°33'25"W 28.82'

**DETAIL**  
 SCALE: 1" = 10'

### DEPARTMENT OF PUBLIC WORKS

SURVEY & RIGHT-OF-WAY

DATE: 02/06/2024 DRAWN BY: KSB

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FILE NAME: F-53512-SR39-LEGL.DWG



### CHARLESTON BLVD STREETSCAPE IMPROVEMENTS - MLK TO RANCHO

APN 162-04-101-002



ASSESSORS PARCEL NUMBER

162-04-101-002

2231 W CHARLESTON BLVD, LAS VEGAS, NV 89102

UMC CLINIC

