

RESOLUTION OF ACCEPTANCE AND SALE OF REAL PROPERTY

SALE UNIT 5

(Assessor's Parcel Number 163-34-701-002)

WHEREAS, at its regular meeting held on September 20, 2022, the Board of County Commissioners of Clark County, Nevada ("**Board**") approved a Resolution of Intent to Sell Real Property at Public Auction ("**Resolution of Intent**") for the sale of one (1) parcel of real property totaling ±2.20 acres commonly described as Assessor's Parcel Number 163-34-701-002, which is more particularly described on **Exhibit A** attached hereto and made a part hereof, generally located on Patrick Lane, just east of Tenaya Way, Las Vegas, Nevada, (referred to collectively as the "**Property**"); and

WHEREAS, the Resolution of Intent, adopted by the Board, per NRS 244.282, provided that the Property would be sold during a 48-hour online auction held October 31, 2022, through November 2, 2022, on certain terms including a minimum sale price based on the average of two appraisals; and

WHEREAS, the appraised value of this Property is One Million Four Hundred Seventy Thousand Dollars (\$1,470,000); and

WHEREAS, the final acceptance or rejection of any bid will be made at the next regularly scheduled meeting of the Board on November 15, 2022; and

NOW, THEREFORE, be it resolved by the Board that the offer of \$1,470,000 from SD North Parcels, LLC ("**Buyer**"), is accepted as the sale price for the Property.

BE IT FURTHER RESOLVED, that the Chairman or his designee is authorized and directed, upon performance and compliance by the Buyer with the terms of the Resolution of Intent, to execute and deliver a quitclaim deed conveying the Property to the Buyer as contemplated in the Resolution of Intent.

PASSED, ADOPTED AND APPROVED this ____ day of _____, 20__.

ATTEST:

CLARK COUNTY, NEVADA
BOARD OF COUNTY COMMISSIONERS

Lynn Goya, County Clerk

James B. Gibson, Chairman

APPROVED AS TO FORM:

DISTRICT ATTORNEY
STEVEN B. WOLFSON



Nichole R. Kazimirovicz
Deputy District Attorney

EXHIBIT A to ROA

LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF CLARK, STATE OF NEVADA, AND IS DESCRIBED AS FOLLOWS:

APN: 163-34-701-002

THE NORTHEAST QUARTER (NE $\frac{1}{4}$) OF THE NORTHWEST QUARTER (NW $\frac{1}{4}$) OF THE NORTHWEST QUARTER (NW $\frac{1}{4}$) OF THE SOUTHEAST QUARTER (SE $\frac{1}{4}$) OF SECTION 34, TOWNSHIP 21 SOUTH, RANGE 60 EAST, M.D.B. & M.

EXCEPTING THEREFROM THAT PORTION AS DEDICATED BY THE COUNTY OF CLARK BY DOCUMENT RECORDED DECEMBER 12, 2000 AS INSTRUMENT NO. 20001212-00586 OF OFFICIAL RECORDS.

SALE UNIT 5

Acres: +/- 2.20

APN: 163-34-701-002

NOTES

This map is for assessment use only and does NOT represent a survey. No liability is assumed for the accuracy of the data delineated herein. Information on roads and other non-assessed parcels may be obtained from the Road Document Listing in the Assessor's Office.

This map is compiled from official records, including surveys and deeds, but only contains the information required for assessment. See the recorded documents for more detailed legal information.

USE THIS SCALE FEET, WHEN MAP REDUCED FROM LIST ORIGINAL

MAP LEGEND

	PARCEL BOUNDARY
	SUBBOUNDARY
	RIGHT OF WAY PCL
	ROAD EASEMENT
	MATCH / LEADER LINE
	HISTORIC SUB BOUNDARY
	HISTORIC PMLD BOUNDARY
	SECTION LINE

ASSESSOR'S PARCELS - CLARK COUNTY, NV.
Briana Johnson - Assessor

163-34-7

N 2 SE 4

34

T21S R60E

137.138 ± 139

164 163 162

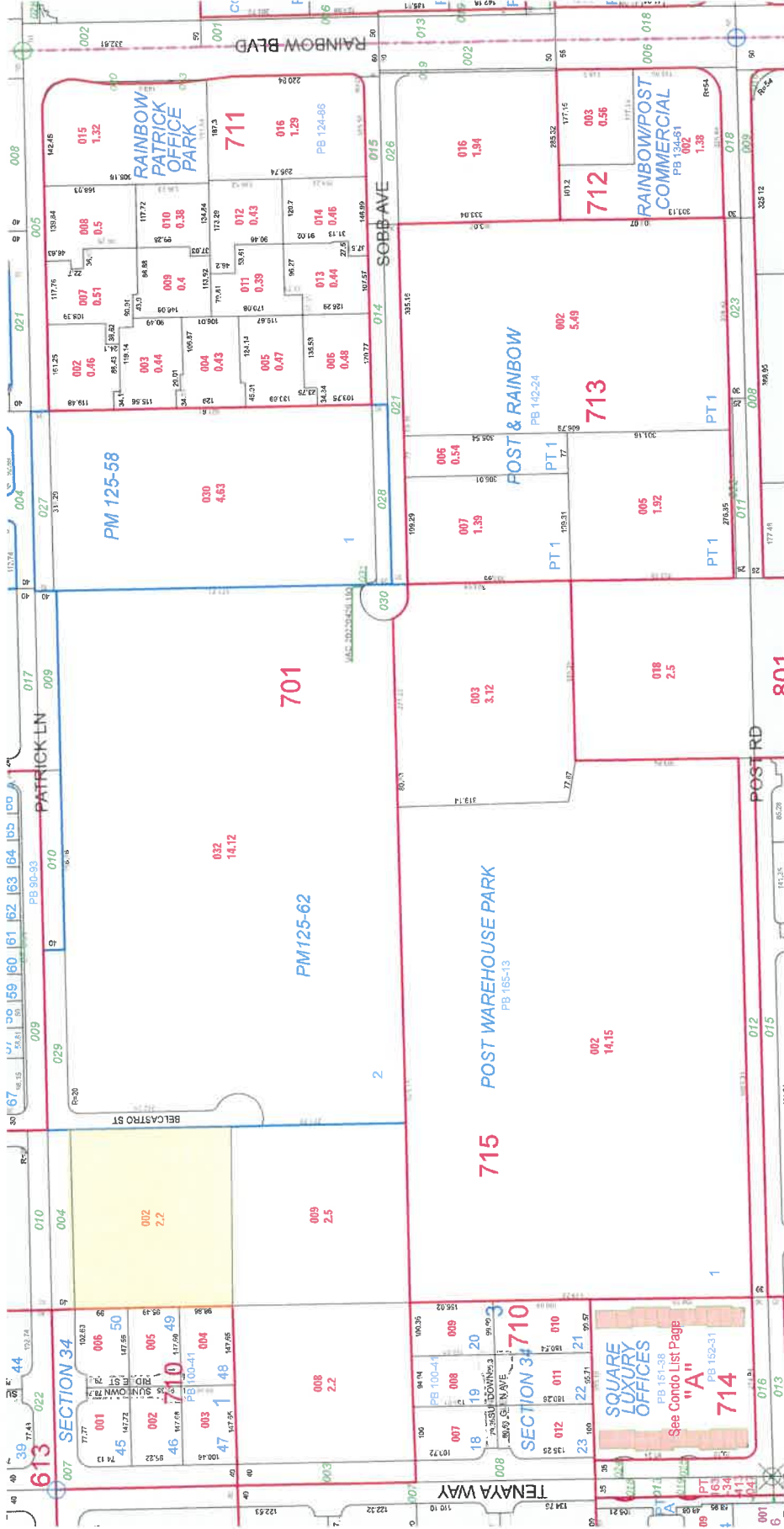
175 176 177

193 ± 192 ± 191

Rev: 5/12/2022

Scale: 1" = 200'

CLARK COUNTY



TAX DIST 417

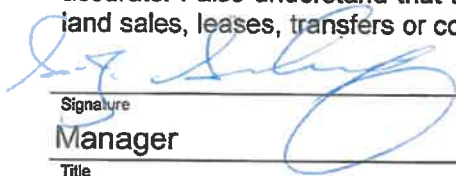
DISCLOSURE OF OWNERSHIP

Corporate/Business Entity Name:	SD North Parcels, LLC
(Include d.b.a., if applicable):	
Street Address:	6050 S. Fort Apache Road, Suite 200A
City, State and Zip Code:	Las Vegas, NV 89148
POC Name:	Lisa Ramos-Moya
Telephone No:	702-383-6767
Fax No:	702-387-8770
Email:	lisa@schwartztrust.com

Limited Liability Companies must list the names of individuals holding one percent (1%) or more ownership interest in the business entity.

Full Name	Title	% Owned
Patrick & Post, LLC	Member	50%
Dudley 2012 Family Trust	Member	25%
Scott Dudley, an Individual	Member	25%

I certify under penalty of perjury, that all of the information provided herein is current, complete, and accurate. I also understand that the Board of County Commissioners will not take action on approvals, land sales, leases, transfers or conveyances, and exchanges without the completed disclosure form.


 Signature
 Manager
 Title

A. Jonathan Schwartz

Print Name
 10/19/2022
 Date

DISCLOSURE OF OWNERSHIP

Corporate/Business Entity Name:	Patrick & Post, LLC.
(Include d.b.a., if applicable):	
Street Address:	6050 S. Fort Apache Road, Suite 200A
City, State and Zip Code:	Las Vegas, NV 89148
POC Name:	Lisa Ramos-Moya
Telephone No:	702-383-6767
Fax No:	702-387-8770
Email:	lisa@schwartztrust.com

Limited Liability Companies must list the names of individuals holding one percent (1%) or more ownership interest in the business entity.

Full Name	Title	% Owned
Milt Enterprises, LLC.	Member	48.3130%
Samuel Schwartz 1995 Irrevocable Trust, Alan Rivlin, Trustee	Member	8.0293%
AJS 2008 Irrevocable Trust, A. Jonathan Schwartz, Trustee	Member	28.4981%
Landsburg Family 1994 Irrevocable Trust, Alan Rivlin, Trustee	Member	8.0293%
Jennifer Gayle Zarin Irrevocable Family Trust, Alan Rivlin, Trustee	Member	3.5652%
Jonathan Zarin 1994 Irrevocable Trust, Alan Rivlin, Trustee	Member	3.5651%

I certify under penalty of perjury, that all of the information provided herein is current, complete, and accurate. I also understand that the Board of County Commissioners will not take action on approvals, land sales, leases, transfers or conveyances, and exchanges without the completed disclosure form.

A. Jonathan Schwartz

Signature

Manager

Title

A. Jonathan Schwartz

Print Name

10/25/2022 | 3:28 PM PDT

Date

Limited Liability Companies must list the names of individuals holding one percent (1%) or more ownership interest in the business entity.

I certify under penalty of perjury, that all of the information provided herein is current, complete, and accurate. I also understand that the Board of County Commissioners will not take action on approvals, ~~and sales~~, ~~leases, transfers~~ or conveyances, and exchanges without the completed disclosure form.

A. Jonathan Schwartz

Print Name _____

10/25/2022 | 3:28 PM PDT

Date _____