

APN: 164-13-810-008

MAIL TAX STATEMENTS TO
AND WHEN RECORDED RETURN TO:

The County of Clark
500 South Grand Central Parkway
Fourth Floor
Las Vegas, Nevada 89155-1825
Attention: _____

(Space above this line for Recorder's use)

GRANT, BARGAIN AND SALE DEED

HOWARD HUGHES PROPERTIES, INC., a Nevada corporation, as "Grantor," does hereby Grant, Bargain, Sell and Convey to THE COUNTY OF CLARK, a political subdivision of the STATE OF NEVADA, as "Grantee," the real property in County of Clark, State of Nevada commonly known as 10350 W. Flamingo Road, Las Vegas Nevada (APN: 164-13-810-008) (hereinafter referred to as the "Land") and legally described in Exhibit "A" attached hereto and incorporated herein by this reference.

SUBJECT TO:

1. All rights, rights-of-way and easements recorded against the Land and all other matters of record.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on the date hereinafter written.

Dated as of July 21, 2022.

HOWARD HUGHES PROPERTIES, INC.,
a Nevada corporation

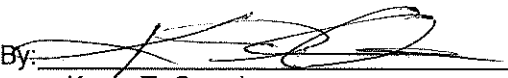
By: 
Kevin T. Orrock
Vice President

EXHIBIT "A"
TO GBS DEED

LEGAL DESCRIPTION OF THE LAND

A PORTION OF LOT 3 AS SHOWN IN BOOK 105, PAGE 35 OF PLATS, ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE, LYING WITHIN THE SOUTH HALF (S 1/2) OF SECTION 13, TOWNSHIP 21 SOUTH, RANGE 59 EAST, M.D.M., CLARK COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

close

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 13, SAID POINT BEING THE INTERSECTION OF HUALAPAI WAY AND FLAMINGO ROAD;

THENCE ALONG THE CENTERLINE OF SAID FLAMINGO ROAD, SOUTH 89°50'33" WEST, 1,023.60 FEET;

THENCE DEPARTING SAID CENTERLINE, NORTH 00°09'27" WEST, 72.50 FEET TO THE POINT OF BEGINNING;

THENCE SOUTH 89°50'33" WEST, 243.85 FEET;

THENCE NORTH 00°18'13" WEST, 0.46 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 6.00 FEET, FROM WHICH BEGINNING THE RADIUS BEARS NORTH 00°18'13" WEST;

THENCE NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°08'46", AN ARC LENGTH OF 9.44 FEET TO A POINT TO WHICH A RADIAL LINE BEARS SOUTH 89°50'33" WEST;

THENCE NORTH 00°09'25" WEST, 281.35 FEET;

THENCE NORTH 89°50'33" EAST, 249.86 FEET;

THENCE SOUTH 00°09'27" EAST, 287.81 FEET TO THE POINT OF BEGINNING.

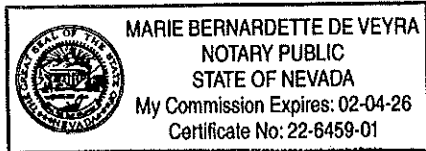
CONTAINS 71,902 SQUARE FEET (1.65 ACRES), MORE OR LESS.

AND AS SHOWN ON THE RECORD OF SURVEY IN FILE 214, PAGE 64 OF SURVEYS IN THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

APN: 164-13-810-008

STATE OF NEVADA)
) ss
COUNTY OF CLARK)

This instrument was acknowledged before me on July 21, 2022, by Kevin T. Orrock as Vice President of Howard Hughes Properties, Inc.



Marie B. de Veyra
Signature of Notarial Officer