

Item # 5-2c

**City of Carson City
Agenda Report**

Date Submitted: August 29, 2006

Agenda Date Requested: September 7, 2006

Time Requested: Consent

To: Mayor and Board of Supervisors

From: Development Engineering

Subject Title: Action to approve Dedication of Land and convey all that certain real property located on APN 008-125-55, from the property owner, the Bernhard Family Trust, to Carson City, described as follows: "RW-1" which consists of 1,100.7 square feet and "RW-2" which consists of 2,263.1 square feet; as shown on the map titled "Record of Survey #2 for the Bernhard Family Trust, and all that certain real property located on APN 008-125-56 described as follows: "RW-3" which consists of 9,662.3 square feet; "RW-4" which consists of 10,685.0 square feet; and "RW-5" which consists of 5,808.0 square feet as shown on the map titled "Record of Survey #3 for the Bernhard Family Trust".

Staff Summary: This dedication is being offered by the property owner in coordination with the abandonment of a portion of Hot Springs Road, installation of drainage facilities, dedication of a portion of Market Street and Retail Drive.

Type of Action Requested:

- Resolution
- Formal Action/Motion
- Ordinance
- Other (Specify)

Does This Action Require A Business Impact Statement: Yes No

Recommended Board Action: I move to approve Dedication of Land and convey all that certain real property located on APN 008-125-55, from the property owner, the Bernhard Family Trust, to Carson City, described as follows: "RW-1" which consists of 1,100.7 square feet and "RW-2" which consists of 2,263.1 square feet; as shown on the map titled "Record of Survey #2 for the Bernhard Family Trust, and all that certain real property located on APN 008-125-56 described as follows: "RW-3" which consists of 9,662.3 square feet; "RW-4" which consists of 10,685.0 square feet; and "RW-5" which consists of 5,808.0 square feet as shown on the map titled "Record of Survey #3 for the Bernhard Family Trust".

Explanation for Recommended Board Action: The dedications are required to provide public access and drainage facilities as part of the development of the property where the new Wal Mart store is located.

Applicable Statute, Code, Policy, Rule or Regulation: N/A

Fiscal Impact: No capital costs but there will be on-going maintenance costs for the streets and drainage facilities.

Explanation of Impact: N/A

Funding Source: N/A

Alternatives: No viable alternative.


Supporting Material: Signed Dedication of Land Applications, maps and legal descriptions.

Prepared By: Lawrence A. Werner, P.E., P.L.S.

Reviewed By:


(Lawrence A. Werner, City Engineer)

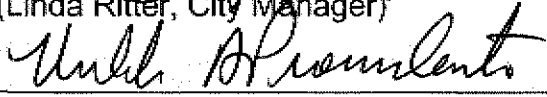
Date: 8/25/06


(Andrew Burnham, Public Works Director)

Date: 8/27/06


(Linda Ritter, City Manager)

Date: 8-29-06


(Finance)

Date: 8-29-06


(District Attorney)

Date: 8-29-06

Board Action Taken:

Motion: _____ 1) _____ Aye/Nay
2) _____

(Vote Recorded By)

Engr's File No.s (_____)

APN: 08-125-55 (portion)

***DEDICATION OF LAND
FOR PUBLIC PURPOSES***

FROM:

Alexander K. Bernhard & Lenore J. Bernhard, as co-trustees under the Bernhard Family Trust Agreement dated September 12, 1994, ***GRANTORS***,

TO:

CARSON CITY, STATE OF NEVADA, GRANTEE;

A PORTION OF THE SOUTHEAST 1/4 OF SECTION 5, T. 15 N., R. 20 E., M.D.B.& M.

We, the undersigned, **HEREBY DEDICATE, IN FEE, TO CARSON CITY, A POLITICAL SUBDIVISION OF THE STATE OF NEVADA**, for Public purposes, lands owned by Us or in which We have a vested interest, particularly described as follows, to wit:

A portion of former Assessor's Parcel No. 08-125-55;

Situate in the Southeast $\frac{1}{4}$ of section 5, T. 15 N., R. 20 E., M.D.B.& M., Carson City, Nevada, and being more particularly described as follows:

That area designated as "RW-1", on the "Record of Survey #2 disclosing the re-configuration of parcel boundaries within an industrial subdivision for The Bernhard Family Trust", said Record of Survey being recorded concurrently with this document, and by reference thereto made a part hereof. The parcel being further described as:

BEGINNING at the Southwest corner of "Outparcel-1", as shown on the Record of Survey for the Bernhard Family trust, recorded 4/26/2004 in book 9, at page 2424, as record map #2524, from which, the $\frac{1}{4}$ the corner common to sections 5 & 8 bears S 29° 01' 33" W, a distance of 549.39 ft.;

Thence, N 00° 46' 53" E, a distance of 22.24 ft.;

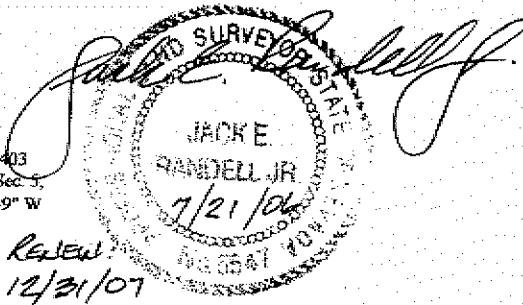
Thence, along the arc of a curve to the right, through a central angle of 12° 11' 29", having a radius of 100.00 ft., an arc length of 21.28 ft, and a chord bearing N 06° 52' 37" E, a distance of 21.24 ft.;

Thence, S 46° 29' 50" E, a distance of 63.96 ft.;

Thence, N 89° 10' 45" W, a distance of 49.24 ft. to the **TRUE POINT OF BEGINNING**;

Containing an area of 1,100.7 S.F. or 0.025 Ac., more or less.

Description prepared by: R.P. Surveying & Engineering
Jack E. Randell Jr. PLS-5547
P.O. Box 907, Dayton NV 89403
Basis of Bearings: The South line of the SE 1/4 of Sec. 5,
the bearing of said line being: N 89° 05' 39" W



TOGETHER WITH the tenements, hereditaments, appurtenances, reversions, remainders, rents, issues and profits thereof unto the said GRANTEE and to its assigns forever.

THE UNDERSIGNED, in consideration of One dollar and other good and valuable consideration, does hereby relieve Carson City of all further obligations or claims on this account or on account of the location, grade, maintenance or construction of the proposed public improvement.

TAXES shall be prorated and abated in accordance with Section 361.484 N.R.S.

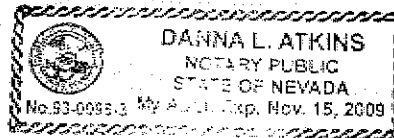
IN WITNESS WHEREOF, the grantors have executed this instrument the day and year first above written.

Alexander K. Bernhard Lenore J. Bernhard
Alexander K. Bernhard (co-trustee) Lenore J. Bernhard (co-trustee)
under THE BERNHARD FAMILY TRUST AGREEMENT, dated September 12, 1994

STATE OF NEVADA }
CARSON CITY } : S.S.

On this 24 day of July, 2006, personally appeared before me, a Notary Public, Alexander K. Bernhard and Lenore J. Bernhard, as co-trustees under the Bernhard Family Trust Agreement dated September 12, 1994, who acknowledged to me that they executed the foregoing instrument.

Danna L. Atkins
Notary Public



BOARD OF SUPERVISORS ACCEPTANCE:

This Dedication is approved and accepted by the Carson City Board of Supervisors on this _____ day of _____, 200__.

Mayor

Attest:

City Clerk

Engr's File No.s (_____)

APN: 08-125-55 (portion)

***DEDICATION OF LAND
FOR PUBLIC PURPOSES***

FROM:

Alexander K. Bernhard & Lenore J. Bernhard, as co-trustees under the Bernhard Family Trust Agreement dated September 12, 1994, ***GRANTORS***,

TO:

CARSON CITY, STATE OF NEVADA, GRANTEE;

A PORTION OF THE SOUTHEAST 1/4 OF SECTION 5, T. 15 N., R. 20 E., M.D.B. & M.

We, the undersigned, **HEREBY DEDICATE, IN FEE, TO CARSON CITY, A POLITICAL SUBDIVISION OF THE STATE OF NEVADA**, for Public purposes, lands owned by Us or in which We have a vested interest, particularly described as follows, to wit:

A portion of former Assessor's Parcel No. 08-125-55;

Situate in the Southeast $\frac{1}{4}$ of section 5, T. 15 N., R. 20 E., M.D.B. & M., Carson City, Nevada, and being more particularly described as follows:

That area designated as "RW-2", on the "Record of Survey #2 disclosing the re-configuration of parcel boundaries within an industrial subdivison for The Bernhard Family Trust", said Record of Survey being recorded concurrently with this document, and by reference thereto made a part hereof. The parcel being further described as:

BEGINNING at the Northernmost corner of "Outparcel-1", as shown on the Record of Survey for the Bernhard Family trust, recorded 4/26/2004 in book 9, at page 2424, as record map #2524, from which, the $\frac{1}{4}$ the corner common to sections 5 & 8 bears S 32° 03' 22" W, a distance of 1143.20 ft.;

Thence, S 00° 55' 31" W, a distance of 41.35 ft.;

Thence, S 89° 04' 29" E, a distance of 18.73 ft.;

Thence, S 00° 55' 31" W, a distance of 29.47 ft.;

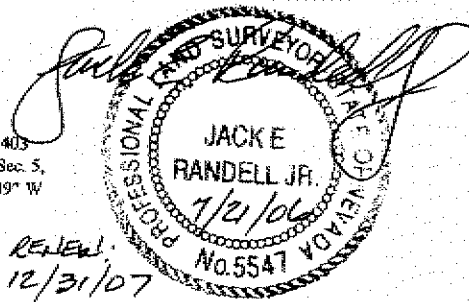
Thence, N 89° 04' 29" W, a distance of 44.23 ft.;

Thence, N 51° 52' 27" W, a distance of 22.50 ft.;

Thence, N 38° 07' 33" E, a distance of 71.83 ft. to the **TRUE POINT OF BEGINNING**;

Containing an area of 2,263.1 S.F. or 0.052 Ac., more or less.

Description prepared by: R.P. Surveying & Engineering
Jack E. Randell Jr. PLS-5547
P.O. Box 907, Dayton NV 89403
Basis of Bearings: The South line of the SE 1/4 of Sec. 5,
the bearing of said line being: N 89° 05' 39" W



TOGETHER WITH the tenements, hereditaments, appurtenances, reversions, remainders, rents, issues and profits thereof unto the said **GRANTEE** and to its assigns forever.

THE UNDERSIGNED, in consideration of One dollar and other good and valuable consideration, does hereby relieve Carson City of all further obligations or claims on this account or on account of the location, grade, maintenance or construction of the proposed public improvement.

TAXES shall be prorated and abated in accordance with Section 361.484 N.R.S.

IN WITNESS WHEREOF, the grantors have executed this instrument the day and year first above written.

Alexander K Bernhard
Alexander K Bernhard (co-trustee)

Lenore J Bernhard
Lenore J. Bernhard (co-trustee)

under THE BERNHARD FAMILY TRUST AGREEMENT, dated September 12, 1994

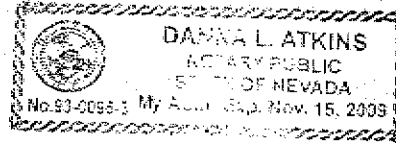
STATE OF NEVADA

CARSON CITY

} : S.S.

On this 24 day of July, 2006, personally appeared before me, a Notary Public, Alexander K. Bernhard and Lenore J. Bernhard, as co-trustees under the Bernhard Family Trust Agreement dated September 12, 1994, who acknowledged to me that they executed the foregoing instrument.

Danna L. Atkins
Notary Public



BOARD OF SUPERVISORS ACCEPTANCE:

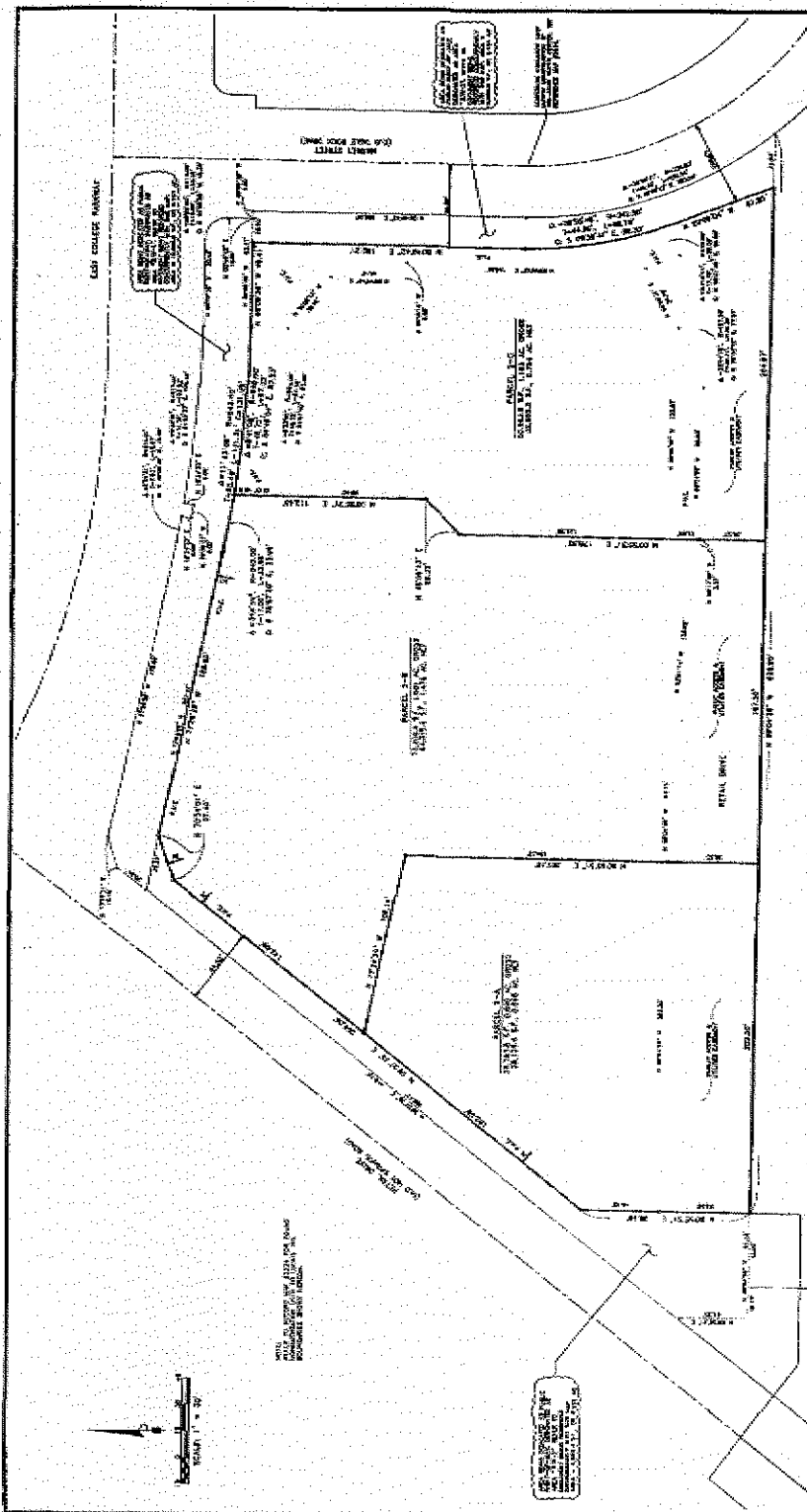
This Dedication is approved and accepted by the Carson City Board of Supervisors on this _____ day of _____, 200__.

Mayor

Attest:

City Clerk

h39



CLERK/RECORDER'S CERTIFICATE
 FILED FOR RECORD THIS 20th DAY OF APRIL, 1967, AT THE CLERK'S OFFICE, COUNTY OF CHANDLER, ARIZONA, BY _____

RECORD OF SURVEY #1
 THE BRENDAH FAULT TRUST

CLERK/RECORDER
 TOTAL AREA: 10.00 ACRES
 AREA OF SURVEY: 10.00 ACRES

REMARKS:
 THIS SURVEY WAS MADE BY _____ AND _____ ON THE 15th DAY OF APRIL, 1967, FOR THE PURPOSE OF DIVIDING THE LAND DESCRIBED IN THE RECORD OF SURVEY #1, THE BRENDAH FAULT TRUST, INTO TWO EQUAL PARTS OF 5.00 ACRES EACH. THE SURVEY WAS MADE IN ACCORDANCE WITH THE PROVISIONS OF THE RECORD ACT, ARIZONA, AND THE SURVEY WAS FOUND TO BE CORRECT AND ACCURATE.

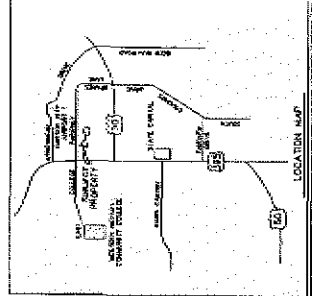
WITNESSES:

WARRANTY:
 THE SURVEYOR WARRANTS THAT THE SURVEY WAS MADE IN ACCORDANCE WITH THE PROVISIONS OF THE RECORD ACT, ARIZONA, AND THAT THE SURVEY IS CORRECT AND ACCURATE.

NOTICE:
 THIS SURVEY WAS MADE FOR THE PURPOSE OF DIVIDING THE LAND DESCRIBED IN THE RECORD OF SURVEY #1, THE BRENDAH FAULT TRUST, INTO TWO EQUAL PARTS OF 5.00 ACRES EACH. THE SURVEY WAS MADE IN ACCORDANCE WITH THE PROVISIONS OF THE RECORD ACT, ARIZONA, AND THE SURVEY WAS FOUND TO BE CORRECT AND ACCURATE.

OWNER'S CERTIFICATE
 I, _____, OWNER OF THE LAND DESCRIBED IN THE RECORD OF SURVEY #1, THE BRENDAH FAULT TRUST, DO HEREBY CERTIFY THAT THE SURVEY WAS MADE IN ACCORDANCE WITH THE PROVISIONS OF THE RECORD ACT, ARIZONA, AND THAT THE SURVEY IS CORRECT AND ACCURATE.

WITNESSES:



CLERK/RECORDER'S CERTIFICATE
 FILED FOR RECORD THIS 20th DAY OF APRIL, 1967, AT THE CLERK'S OFFICE, COUNTY OF CHANDLER, ARIZONA, BY _____

RECORD OF SURVEY #1
 THE BRENDAH FAULT TRUST

CLERK/RECORDER
 TOTAL AREA: 10.00 ACRES
 AREA OF SURVEY: 10.00 ACRES

REMARKS:
 THIS SURVEY WAS MADE BY _____ AND _____ ON THE 15th DAY OF APRIL, 1967, FOR THE PURPOSE OF DIVIDING THE LAND DESCRIBED IN THE RECORD OF SURVEY #1, THE BRENDAH FAULT TRUST, INTO TWO EQUAL PARTS OF 5.00 ACRES EACH. THE SURVEY WAS MADE IN ACCORDANCE WITH THE PROVISIONS OF THE RECORD ACT, ARIZONA, AND THE SURVEY WAS FOUND TO BE CORRECT AND ACCURATE.

WITNESSES:

WARRANTY:
 THE SURVEYOR WARRANTS THAT THE SURVEY WAS MADE IN ACCORDANCE WITH THE PROVISIONS OF THE RECORD ACT, ARIZONA, AND THAT THE SURVEY IS CORRECT AND ACCURATE.

NOTICE:
 THIS SURVEY WAS MADE FOR THE PURPOSE OF DIVIDING THE LAND DESCRIBED IN THE RECORD OF SURVEY #1, THE BRENDAH FAULT TRUST, INTO TWO EQUAL PARTS OF 5.00 ACRES EACH. THE SURVEY WAS MADE IN ACCORDANCE WITH THE PROVISIONS OF THE RECORD ACT, ARIZONA, AND THE SURVEY WAS FOUND TO BE CORRECT AND ACCURATE.

OWNER'S CERTIFICATE
 I, _____, OWNER OF THE LAND DESCRIBED IN THE RECORD OF SURVEY #1, THE BRENDAH FAULT TRUST, DO HEREBY CERTIFY THAT THE SURVEY WAS MADE IN ACCORDANCE WITH THE PROVISIONS OF THE RECORD ACT, ARIZONA, AND THAT THE SURVEY IS CORRECT AND ACCURATE.

WITNESSES:

Engr's File No.s (_____)

APN: 08-125-56 (portion)

***DEDICATION OF LAND
FOR PUBLIC PURPOSES***

FROM:

Alexander K. Bernhard & Lenore J. Bernhard, as co-trustees under the Bernhard Family Trust Agreement dated September 12, 1994, ***GRANTORS***,

TO:

CARSON CITY, STATE OF NEVADA, GRANTEE;

A PORTION OF THE SOUTHEAST 1/4 OF SECTION 5, T. 15 N., R. 20 E., M.D.B. & M.

We, the undersigned, **HEREBY DEDICATE, IN FEE, TO CARSON CITY, A POLITICAL SUBDIVISION OF THE STATE OF NEVADA**, for Public purposes, lands owned by Us or in which We have a vested interest, particularly described as follows, to wit:

A portion of former Assessor's Parcel No. 08-125-56;

Situate in the Southeast 1/4 of section 5, T. 15 N., R. 20 E., M.D.B. & M., Carson City, Nevada, and being more particularly described as follows:

That area designated as "RW-3", on the "Record of Survey #3 disclosing the creation of new parcels within an industrial subdivison for The Bernhard Family Trust", said Record of Survey being recorded concurrently with this document, and by reference thereto made a part hereof. The parcel being further described as:

BEGINNING at the Southwest corner of "Outparcel-2", as shown on the Record of Survey for the Bernhard Family trust, recorded 4/26/2004 in book 9, at page 2424, as record map #2524, from which, the 1/4 the corner common to sections 5 & 8 bears S 33° 09' 42" W, a distance of 1108.02 ft.;

Thence, N 00° 55' 31" E, a distance of 41.35 ft.;

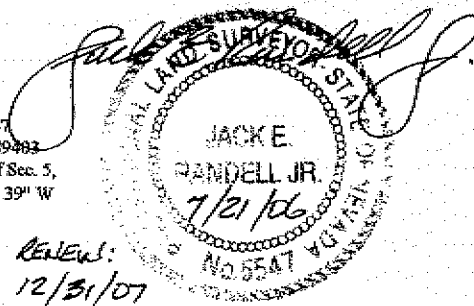
"RW-3"

1 of 3

Thence, N 38° 07' 33" E, a distance of 398.11 ft.;
Thence, S 77° 26' 29" E, a distance of 32.57 ft.;
Thence, S 70° 54' 01" W, a distance of 27.49 ft.;
Thence, S 38° 07' 33" W, a distance of 306.06 ft.;
Thence, S 00° 55' 31" W, a distance of 98.69 ft. to the South Boundary of said
"Outparcel-2);
Thence, along said South Boundary, N 89° 04' 29" W, a distance of 61.73 ft. to the TRUE
POINT OF BEGINNING;

Containing an area of 9,662.3 S.F. or 0.222 Ac., more or less.

Description prepared by: R.P. Surveying & Engineering
Jack E. Randell Jr. PLS-5547
P.O. Box 907, Dayton NV 89403
Basis of Bearings: The South line of the SE 1/4 of Sec. 5,
the bearing of said line being: N 89° 05' 39" W



TOGETHER WITH the tenements, hereditaments, appurtenances, reversions, remainders,
rents, issues and profits thereof unto the said GRANTEE and to its assigns forever.

THE UNDERSIGNED, in consideration of One dollar and other good and valuable
consideration, does hereby relieve Carson City of all further obligations or claims on this account
or on account of the location, grade, maintenance or construction of the proposed public
improvement.

TAXES shall be prorated and abated in accordance with Section 361.484 N.R.S.

IN WITNESS WHEREOF, the grantors have executed this instrument the day and year first above written.

Alexander K. Bernhard
Alexander K. Bernhard (co-trustee)

Lenore J. Bernhard
Lenore J. Bernhard (co-trustee)

under THE BERNHARD FAMILY TRUST AGREEMENT, dated September 12, 1994

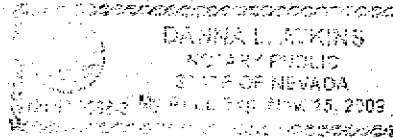
STATE OF NEVADA

CARSON CITY

} : S.S.

On this 24 day of July, 2006, personally appeared before me, a Notary Public, Alexander K. Bernhard and Lenore J. Bernhard, as co-trustees under the Bernhard Family Trust Agreement dated September 12, 1994, who acknowledged to me that they executed the foregoing instrument.

Danna L. Atkins
Notary Public



BOARD OF SUPERVISORS ACCEPTANCE:

This Dedication is approved and accepted by the Carson City Board of Supervisors on this _____ day of _____, 200__.

Mayor

Attest:

City Clerk

APN: 08-125-56 (portion)

**DEDICATION OF LAND
FOR PUBLIC PURPOSES**

FROM:

Alexander K. Bernhard & Lenore J. Bernhard, as co-trustees under the Bernhard Family Trust Agreement dated September 12, 1994, **GRANTORS**,

TO:

THE STATE OF NEVADA, GRANTEE;

A PORTION OF THE SOUTHEAST 1/4 OF SECTION 5, T. 15 N., R. 20 E., M.D.B. & M.

We, the undersigned, **HEREBY DEDICATE, IN FEE, TO THE STATE OF NEVADA**, for Public purposes, lands owned by Us or in which We have a vested interest, particularly described as follows, to wit:

A portion of former Assessor's Parcel No. 08-125-56;

Situate in the Southeast 1/4 of section 5, T. 15 N., R. 20 E., M.D.B. & M., Carson City, Nevada, and being more particularly described as follows:

That area designated "**RW-3**", on the "Record of Survey #3 disclosing the creation of new parcels within an industrial subdivision for The Bernhard Family Trust", said Record of Survey being recorded concurrently with this document, and by reference thereto made a part hereof. The parcel being further described as:

BEGINNING at a point, from which, the 1/4 the corner common to sections 5 & 8 bears S 33° 37' 22" W, a distance of 1539.66 ft.;

Thence, N 38° 07' 33" E, a distance of 20.61 ft.;

Thence, N 73° 06' 51" E, a distance of 19.15 ft. to a point on the existing South Right-of-way line of East College Parkway;

"RW-4"

1 of 3

Thence, along said South line, S 77° 26' 29" E, a distance of 175.89 ft.;

Thence, along the arc of a curve to the left, through a central angle of 01° 24' 21", having a radius of 614.01 ft., an arc length of 15.07 ft, and a chord bearing S 78° 08' 39" E, a distance of 15.06 ft.;

Thence, S 10° 24' 23" W, a distance of 6.05 ft.;

Thence, S 79° 35' 37" E, a distance of 8.00 ft.;

Thence, N 10° 24' 23" E, a distance of 6.00 ft.;

Thence, along the arc of a curve to the left, from a tangent which bears S 79° 35' 37" E, through a central angle of 09° 34' 01", having a radius of 614.01 ft., an arc length of 102.52 ft, and a chord bearing S 84° 22' 37" E, a distance of 102.40 ft.;

Thence, S 89° 09' 38" E, a distance of 50.42 ft.;

Thence, leaving said South Right-of-way line, along the arc of a curve to the right, through a central angle of 89° 59' 20", having a radius of 13.00 ft., an arc length of 20.42 ft, and a chord bearing S 44° 09' 58" E, a distance of 18.38 ft. to the West Right-of-way line of Market Street (old Table Rock Drive);

Thence, along said West line, S 00° 49' 42" W, a distance of 15.01 ft.;

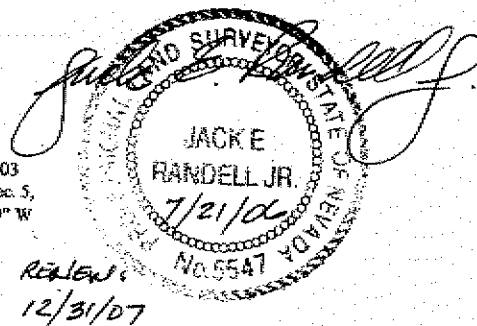
Thence, leaving said West line, N 89° 09' 38" W, a distance of 63.41 ft.;

Thence, along the arc of a curve to the right, through a central angle of 11° 43' 08", having a radius of 642.00 ft., an arc length of 131.31 ft, and a chord bearing N 83° 18' 04" W, a distance of 131.08 ft.;

Thence, N 77° 26' 29" W, a distance of 201.47 ft. to the TRUE POINT OF BEGINNING;

Containing an area of 10,685.0 S.F. or 0.245 Ac., more or less.

Description prepared by: R.P. Surveying & Engineering
 Jack E. Randell Jr. PLS-5547
 P.O. Box 907, Dayton NV 89403
 Basis of Bearings: The South line of the SE 1/4 of Sec. 5,
 the bearing of said line being: N 89° 05' 39" W



TOGETHER WITH the tenements, hereditaments, appurtenances, reversions, remainders, rents, issues and profits thereof unto the said GRANTEE and to its assigns forever.

THE UNDERSIGNED, in consideration of One dollar and other good and valuable consideration, does hereby relieve Carson City of all further obligations or claims on this account or on account of the location, grade, maintenance or construction of the proposed public improvement.

TAXES shall be prorated and abated in accordance with Section 361.484 N.R.S.

IN WITNESS WHEREOF, the grantors have executed this instrument the day and year first above written.

Alexander K. Bernhard
Alexander K. Bernhard (co-trustee)

Lenore J. Bernhard
Lenore J. Bernhard (co-trustee)

under THE BERNHARD FAMILY TRUST AGREEMENT, dated September 12, 1994

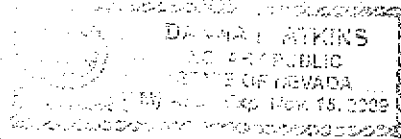
STATE OF NEVADA

CARSON CITY

} : S.S.

On this 24 day of July, 2006, personally appeared before me, a Notary Public, Alexander K. Bernhard and Lenore J. Bernhard, as co-trustees under the Bernhard Family Trust Agreement dated September 12, 1994, who acknowledged to me that they executed the foregoing instrument.

Danna L. Atkins
Notary Public



Engr's File No.s (_____)

APN: 08-125-56 (portion)

**DEDICATION OF LAND
FOR PUBLIC PURPOSES**

FROM:

Alexander K. Bernhard & Lenore J. Bernhard, as co-trustees under the Bernhard Family Trust Agreement dated September 12, 1994, **GRANTORS**,

TO:

CARSON CITY, STATE OF NEVADA, GRANTEE;

A PORTION OF THE SOUTHEAST 1/4 OF SECTION 5, T. 15 N., R. 20 E., M.D.B.& M.

We, the undersigned, HEREBY DEDICATE, IN FEE, TO CARSON CITY, A POLITICAL SUBDIVISION OF THE STATE OF NEVADA, for Public purposes, lands owned by Us or in which We have a vested interest, particularly described as follows, to wit:

A portion of former Assessor's Parcel No. 08-125-56;

Situate in the Southeast $\frac{1}{4}$ of section 5, T. 15 N., R. 20 E., M.D.B.& M., Carson City, Nevada, and being more particularly described as follows:

That area designated as "RW-5", on the "Record of Survey #3 disclosing the creation of new parcels within an industrial subdivison for The Bernhard Family Trust", said Record of Survey being recorded concurrently with this document, and by reference thereto made a part hereof. The parcel being further described as:

BEGINNING at a point, from which, the $\frac{1}{4}$ the corner common to sections 5 & 8 bears S 45° 34' 32" W, a distance of 1745.78 ft.;

Thence, S 00° 49' 42" W, a distance of 160.10 ft.;

Thence, along the arc of a curve to the left, through a central angle of $38^{\circ} 59' 47''$, having a radius of 230.00 ft., an arc length of 156.54 ft, and a chord bearing $S 18^{\circ} 40' 12'' E$, a distance of 153.54 ft.;

Thence, $N 89^{\circ} 04' 29'' W$, a distance of 31.03 ft.;

Thence, $N 20^{\circ} 09' 04'' W$, a distance of 61.85 ft.;

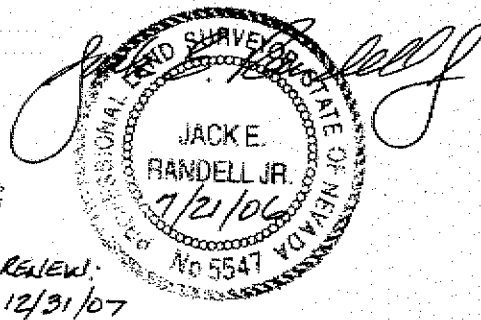
Thence, along the arc of a curve to the right, through a central angle of $20^{\circ} 58' 46''$, having a radius of 242.50 ft., an arc length of 88.79 ft, and a chord bearing $N 09^{\circ} 39' 41'' W$, a distance of 88.30 ft.;

Thence, $N 00^{\circ} 49' 42'' E$, a distance of 160.21 ft.;

Thence, $S 89^{\circ} 09' 38'' E$, a distance of 18.00 ft. to the **TRUE POINT OF BEGINNING**;

Containing an area of 5,808.0 S.F. or 0.133 Ac., more or less.

Description prepared by: R.P. Surveying & Engineering
Jack E. Randell Jr. PLS-5547
P.O. Box 907, Dayton NV 89403
Basis of Bearings: The South line of the SE 1/4 of Sec. 5,
the bearing of said line being: $N 89^{\circ} 05' 39'' W$

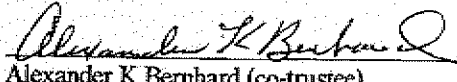
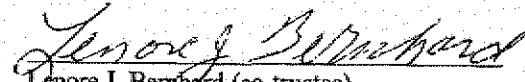


TOGETHER WITH the tenements, hereditaments, appurtenances, reversions, remainders, rents, issues and profits thereof unto the said **GRANTEE** and to its assigns forever.

THE UNDERSIGNED, in consideration of One dollar and other good and valuable consideration, does hereby relieve Carson City of all further obligations or claims on this account or on account of the location, grade, maintenance or construction of the proposed public improvement.

TAXES shall be prorated and abated in accordance with Section 361.484 N.R.S.

IN WITNESS WHEREOF, the grantors have executed this instrument the day and year first above written.




 Alexander K. Bernhard (co-trustee) Lenore J. Bernhard (co-trustee)
 under THE BERNHARD FAMILY TRUST AGREEMENT, dated September 12, 1994

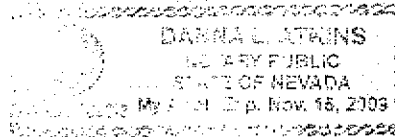
STATE OF NEVADA

CARSON CITY

} : S.S.

On this 24 day of July, 2006, personally appeared before me, a Notary Public, Alexander K. Bernhard and Lenore J. Bernhard, as co-trustees under the Bernhard Family Trust Agreement dated September 12, 1994, who acknowledged to me that they executed the foregoing instrument.


 Notary Public



BOARD OF SUPERVISORS ACCEPTANCE:

This Dedication is approved and accepted by the Carson City Board of Supervisors on this _____ day of _____, 2006.

_____ Mayor

_____ Attest:

_____ City Clerk