

**OWNER'S CERTIFICATE**

THIS IS TO CERTIFY THAT THE UNDERSIGNED, JAMES H. COLLINS, IS THE OWNER OF THE TRACT OF LAND(S) REPRESENTED ON THIS PLAT AND HAVE CONSENTED TO THE PREPARATION AND RECORDATION OF THIS PLAT AND THAT THE SAME IS EXECUTED IN COMPLIANCE WITH THE SUBJECT TO THE PROVISIONS OF THE NEVADA REVISED STATUTES, CHAPTER 278 AND LYON COUNTY CODE TITLE 11.

WE DECLARE THAT WE EXECUTED THIS CERTIFICATE FOR THE PURPOSE STATED HEREIN. IN WITNESS WHEREOF, THE UNDERSIGNED HAVE AFFIXED THEIR NAMES.

\_\_\_\_\_  
JAMES H. COLLINS                      DATE

\_\_\_\_\_  
PRINT NAME

STATE OF NEVADA) SS  
COUNTY OF LYON)

ON THIS \_\_\_\_ DAY OF \_\_\_\_\_ 2019, DID PERSONALLY APPEAR BEFORE ME, A NOTARY PUBLIC, JAMES H. COLLINS, WHO ACKNOWLEDGED THEY EXECUTED THE ABOVE INSTRUMENT.

IN WITNESS WHEREOF I HAVE SET MY HAND AND SEAL THE DAY AND YEAR IN THE CERTIFICATE FIRST WRITTEN ABOVE.

\_\_\_\_\_  
NOTARY PUBLIC

**NOTES:**

1. ROADS DESIGNATED AS PUBLIC ROADS AS SHOWN UPON THIS MAP WILL NOT BE ELIGIBLE FOR CITY MAINTENANCE UNTIL THEY ARE IMPROVED (AT NO COST TO THE CITY) TO PUBLIC MAINTENANCE ROAD STANDARDS APPROVED BY THE CITY COUNCIL AND ARE IN EFFECT AT SUCH TIME THAT THE ROADS ARE CONSIDERED FOR ACCEPTANCE INTO THE CITY'S ROAD SYSTEM.

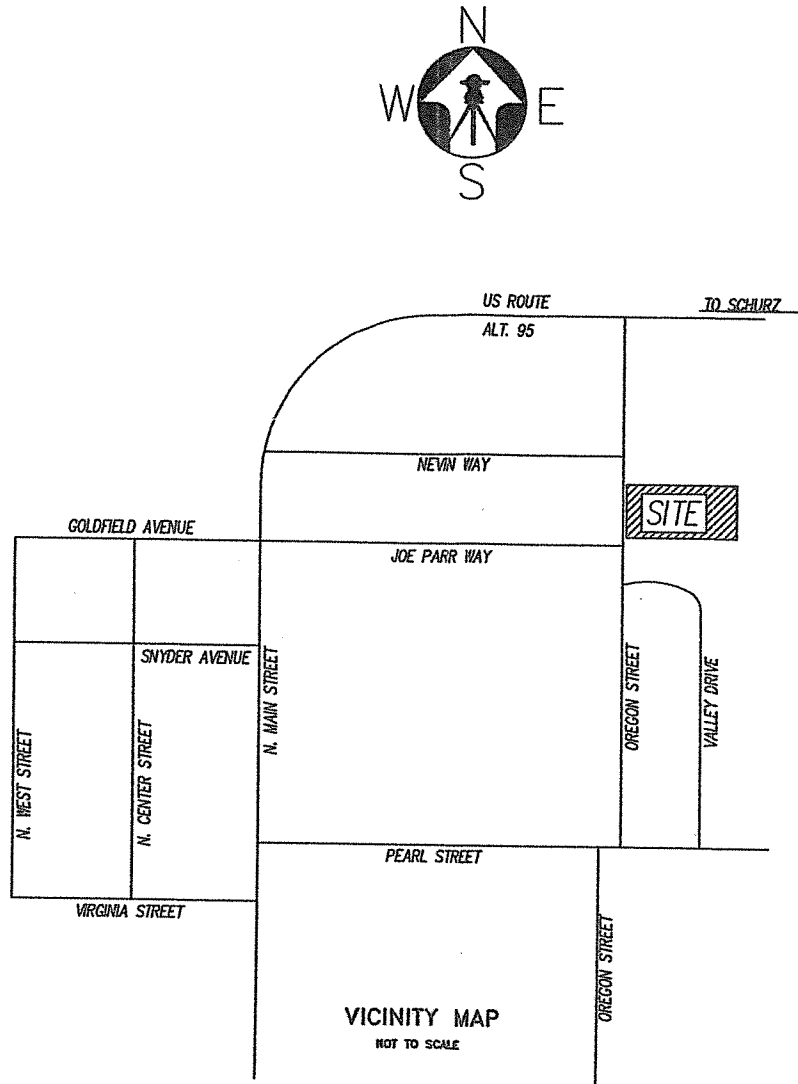
2. ACCEPTANCE BY THE CITY OF YERINGTON OF THIS PARCEL MAP IS NOT A COMMITMENT THAT ANY OR ALL OF THE LOTS/PARCELS ARE ELIGIBLE FOR A CITY BUILDING PERMIT.

3. THE CITY, COUNTY, SCHOOL DISTRICT AND SPECIAL DISTRICTS ARE NOT OBLIGATED TO FURNISH ANY SERVICE, SPECIFICALLY MENTIONING FIRE PROTECTION AND ROADS, TO THE LAND SO DIVIDED AND THAT ANY PUBLIC UTILITY MAY BE SIMILARLY FREE OF OBLIGATION.

**GIS NOTE:**

A DIGITAL COPY OF THE PLAT HAS BEEN SENT TO THE LYON COUNTY G.I.S. DEPARTMENT.

\_\_\_\_\_  
G.I.S. COORDINATOR



**COUNTY CLERK'S CERTIFICATE**

I, NIKKI BYRAN, LYON COUNTY CLERK/TREASURER HEREBY CERTIFY THAT THERE ARE NO LIENS FOR UNPAID STATE, COUNTY, CITY OR LOCAL TAXES OR SPECIAL ASSESSMENTS AND THAT ALL TAXES FOR THE FISCAL YEAR HAVE BEEN PAID ON THE PROPERTY, THE SUBJECT OF THIS MAP.

\_\_\_\_\_  
NIKKI BYRAN, LYON COUNTY CLERK/TREASURER                      DATE:

**W.R.I.D. CERTIFICATE**

THE IRRIGATION AND DRAINAGE EASEMENTS SHOWN ON THIS MAP HAVE BEEN CHECKED AND APPROVED TOGETHER WITH A REVIEW AND CONFIRMATION OF \_\_\_\_\_ APPURTENANT WATER RIGHT ACRES WITHIN THE BOUNDARIES OF THE WALKER RIVER IRRIGATION DISTRICT.

BY: \_\_\_\_\_  
WALKER RIVER IRRIGATION DISTRICT                      DATE:

**PLANNING COMMISSION APPROVAL**

APPROVED AND ACCEPTED BY THE PLANNING COMMISSION OF THE CITY OF YERINGTON, NEVADA.

DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2019.

\_\_\_\_\_  
CHAIRMAN



**SURVEYOR'S CERTIFICATE**

1. RICK P. CHRISTIAN, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF NEVADA, CERTIFY THAT:
2. THIS PLAT REPRESENTS THE RESULTS OF A SURVEY CONDUCTED UNDER MY SUPERVISION AT THE INSTANCE OF JAMES H. COLLINS.
3. THE LANDS SURVEYED LIE IN A PORTION OF THE NW 1/4 OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 25 EAST M.D.B.&M. AND THE SURVEY WAS COMPLETED ON \_\_\_\_\_.
4. THIS PLAT COMPLIES WITH THE APPLICABLE STATE STATUTES AND ANY LOCAL ORDINANCE IN EFFECT ON THE DATE THAT THE GOVERNING BODY GAVE ITS FINAL APPROVAL.
5. THE MONUMENTS DEPICTED ON THE PLAN ARE OF THE CHARACTER SHOWN AND OCCUPY THE POSITIONS INDICATED AND ARE OF SUFFICIENT NUMBER AND DURABILITY.



\_\_\_\_\_  
RICK P. CHRISTIAN, PLS 11178

**CITY ENGINEER'S CERTIFICATE**

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS PLAT BEING A DIVISION OF LOT 7 AS SHOWN ON "PLAT OF GREEN VALLEY SUBDIVISION" DOC. #62924, LYING IN THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 25 EAST MOUNT DIABLO BASE & MERIDIAN, AND AM SATISFIED THAT IT IS TECHNICALLY CORRECT.

\_\_\_\_\_  
BRENT FARR                      DATE:  
CITY ENGINEER

**CITY COUNCIL'S APPROVAL**

I, JOHN GARRY, MAYOR, THE CITY OF YERINGTON, STATE OF NEVADA, DO HEREBY CERTIFY THAT THIS PARCEL MAP IS APPROVED AND ACCEPTED ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2019. BY THE CITY COUNCIL OF YERINGTON, NEVADA.

\_\_\_\_\_  
JOHN GARRY, MAYOR CITY OF YERINGTON                      DATE:

\_\_\_\_\_  
CITY CLERK                      DATE:

**RECORDER'S CERTIFICATE**

FILED FOR RECORD AT THE REQUEST OF \_\_\_\_\_ ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2019 AT \_\_\_\_\_ MINUTES PAST \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M IN THE OFFICIAL RECORDS OF LYON COUNTY, NEVADA.

FEE: \_\_\_\_\_  
\_\_\_\_\_  
COUNTY RECORDER  
FILE NO. \_\_\_\_\_ BY: \_\_\_\_\_  
DEPUTY

SHEET: 1 OF 2

ZONING: R1

A  
PARCEL MAP FOR  
**JAMES H. COLLINS**

LOT 7 OF BLOCK A AS SHOWN ON  
"PLAT OF GREEN VALLEY SUBDIVISION" Doc. No. 62924 OF  
LYON COUNTY RECORDS, LYON COUNTY NEVADA, LYING IN A PORTION  
OF THE NW 1/4 OF SECTION 14, TOWNSHIP 13 NORTH, RANGE 25 EAST  
MOUNT DIABLO BASE & MERIDIAN  
CITY OF YERINGTON, LYON COUNTY, NEVADA

	Denson Surveying a professional corporation SURVEYING & MAPPING Burlington, Nevada (775) 463-8511	DRAWING # 19031PM	MAP # 19031	DRAWN BY TRAVIS PAULOS
		CALCULATION FILE 19031	DATE 9/4/19	CHECKED BY R.P.C.

1.23± ACRES  
53,574± SQ.FT.

FND. 3.5" N.H.D. BRASS DISK  
IN TOP OF CURB, 1/4 SEC. COR.  
PER N.D.I.T. MON. #898012  
GROUND VALUES NAD 83/94  
N= 14672913.74  
E= 2460593.68

**PUBLIC UTILITY EASEMENT NOTE**  
ALL PUBLIC UTILITY EASEMENTS SHOWN ON  
THIS MAP ARE AS FOLLOWS:  
5.00' ON BOTH SIDES OF INTERIOR LOTLINES.  
10.00' ALONG ALL ROADWAYS, OR AS SHOWN.

**REFERENCES DOCUMENTS**  
#62924 PLAT OF GREEN VALLEY SUBDIVISION  
#599344 RECORD OF SURVEY MAP  
#585216 GRANT, BARGAIN & SALE DEED  
#00238768 OWNER'S POLICY FOR JAMES H. COLLINS  
#513970 RECORD OF SURVEY MAP  
#407408 PARCEL MAP  
#143028 RECORD OF SURVEY MAP  
#160691 PARCEL MAP

**LEGEND**

- ▲ 1/4 SECTION CORNER, AS NOTED
- SET 5/8" REBAR W/ CAP PLS 11178
- FOUND SURVEY POINT, AS SHOWN
- - - PUBLIC UTILITY EASEMENT (SEE P.U.E. NOTE)
- WATER METER
- - - OVERHEAD ELECTRIC
- ⊕ EXISTING POWER POLE
- EXISTING GUY ANCHOR
- ⊕ EXISTING FIRE HYDRANT
- SSCO SANITARY SEWER CLEAN OUT
- ⊙ EXISTING TREES
- ( )A RECORD DATA PER DOC. #62924
- ( )B RECORD DATA PER R/S 599344

FND. N.H.D. BRASS DISK  
IN SURVEY WELL, 1/4 SEC. COR.  
PER N.D.I.T. MON. #898008  
GROUND VALUES NAD 83/94  
N= 14671620.04  
E= 2460549.24

S89°20'06"W 1341.80'

PEARL STREET

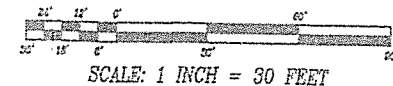
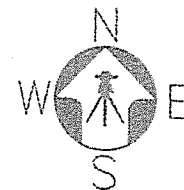
FND. BRASS CAP IN MONUMENT  
WELL N. OREGON & HWY 95-A  
PER P.M. #160691

FND. 5/8" REBAR  
W/CAP PLS 4045  
R/S #143028

**BASIS OF BEARING**

THE BEARINGS OF THIS SURVEY ARE BASED ON THE NORTHING AND  
EASTING GROUND VALUES AS SHOWN ON N.D.O.T. SURVEY MONUMENT  
CONTROL REPORT #898012 & #898008. RECORD BEARING IS N 01°58'03" E.

L D S CHURCH  
APH 001-032-05



N. OREGON STREET

EDGE OF PAVEMENT

N00°19'00"E 263.416'

1361.87'

FND. 5/8" REBAR  
W/CAP PLS 11178  
PER RS #513970

FND. 5/8" REBAR  
W/CAP PLS 11178  
PER RS #513970

30.00'

POLE  
APH 001-032-03

N89°18'13"W 441.73'

FND. 1" ID PIPE  
PER P.M. #407406

STROSHIDER  
APH 001-032-25

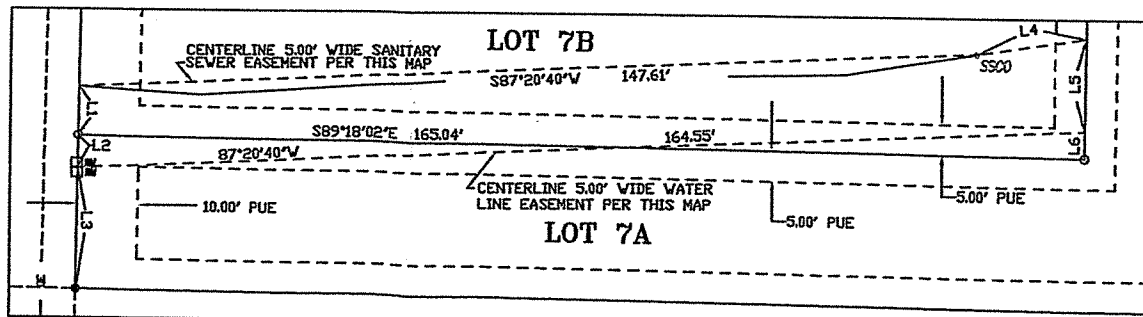
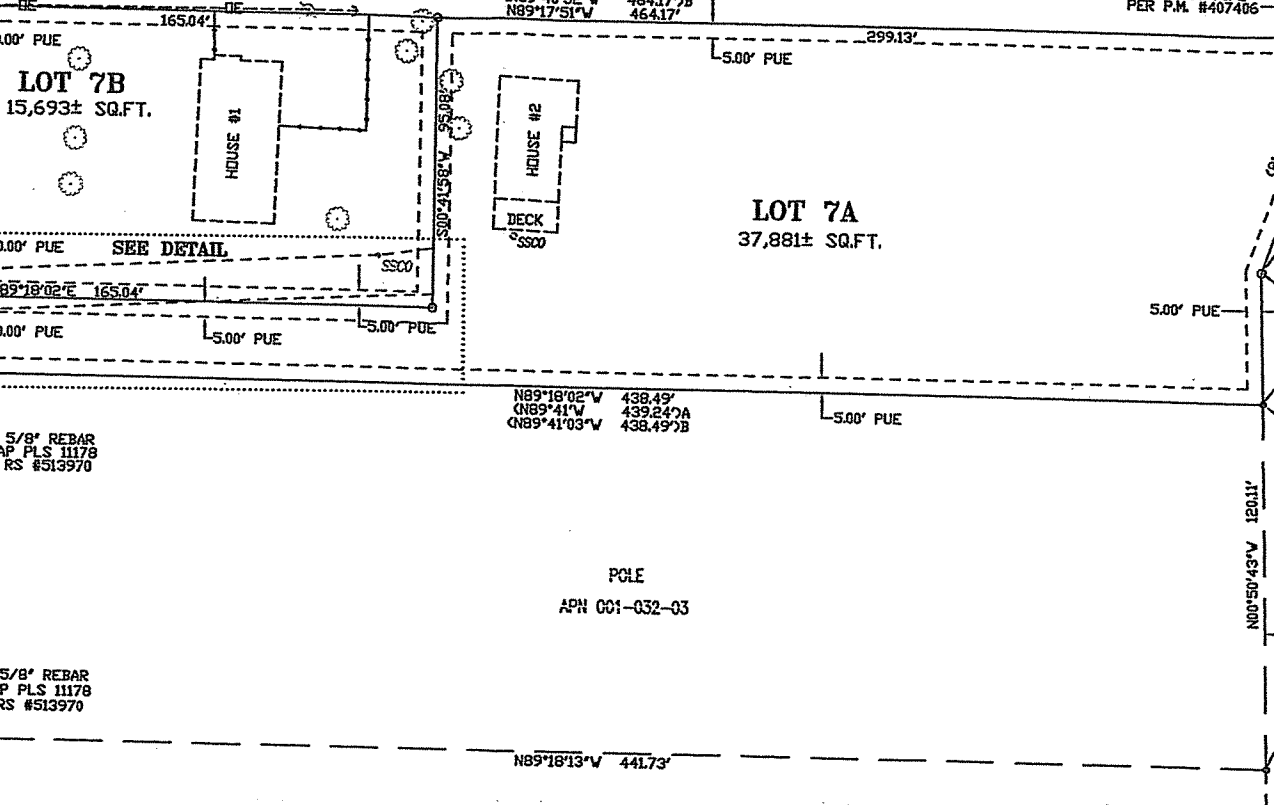
N00°50'43"W 42.91'  
S01°04'28"E 42.88'  
N01°13'44"W 42.91'

N00°50'43"W 120.11'

350' DITCH AND IRRIGATION  
EASEMENT FOR THE COOK RANCH  
CANAL PER PH #407406

30.00'

FND. 5/8" REBAR  
W/CAP PLS 11178  
PER RS #513970



**LINE TABLE**

LINE	BEARING	DISTANCE
L1	N00°42'09"E	7.95'
L2	S00°42'09"W	5.29'
L3	S00°42'09"W	19.71'
L4	N81°21'49"E	17.92'
L5	S00°41'58"W	15.12'
L6	N00°41'58"E	4.38'
L7	N19°52'48"E	7.78'



EXPIRES: 12/31/20

SHEET: 2 OF 2 ZONING: R1

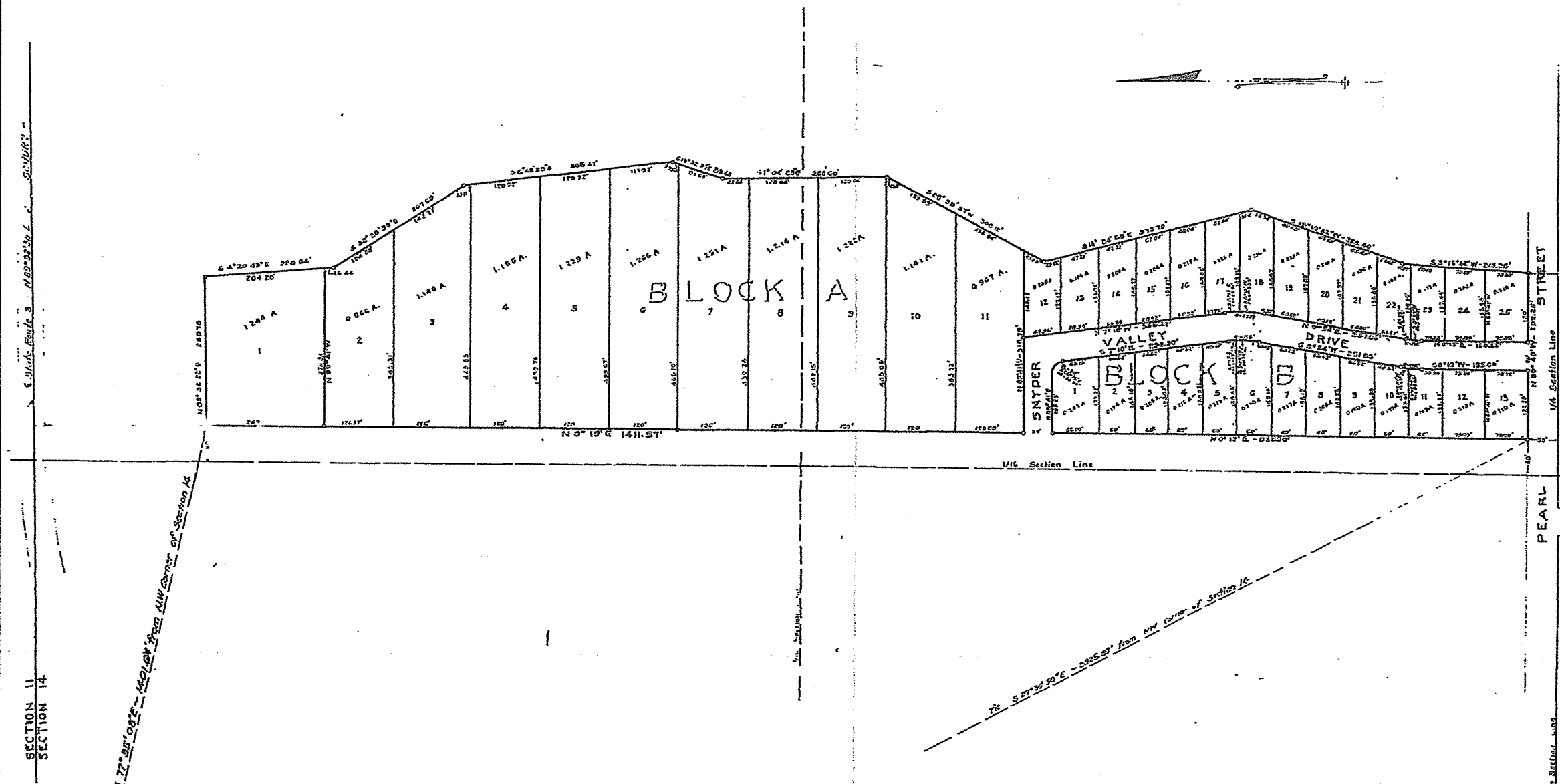
A  
PARCEL MAP FOR  
**JAMES H. COLLINS**

LOT 7 OF BLOCK A AS SHOWN ON  
"PLAT OF GREEN VALLEY SUBDIVISION" Doc. No. 62924 OF  
LYON COUNTY RECORDS, LYON COUNTY NEVADA, LYING IN A PORTION  
OF THE NW 1/4 OF SECTION 16, TOWNSHIP 13 NORTH, RANGE 25 EAST  
MOUNT DIABLO BASE & MERIDIAN  
CITY OF YERINGTON, LYON COUNTY, NEVADA

Densen Surveying a professional corporation SURVEYING & MAPPING Boulder, Nevada (775) 465-9811	DRAWING # 19031PM	MAP # 19031	DRAWN BY TRANS PAULOS
	CALCULATION FILE 19031	DATE 9/4/19	CHECKED BY R.P.C.

**LEGEND**  
 o - 3/16" Iron Bar  
 T - 3/8" x 10" Spike

Basis of Bearings - Centerline State Highway Route 3



SECTION 14  
SECTION 16

Line of 27° 25' 08" E - 140.16' from NW corner of Section 14

Line of 57° 36' 30" E - 592.53' from NW corner of Section 16

I, William J. Johnston, hereby certify that this plat is a true and accurate plat of the lands represented hereon and surveyed by me into lots and streets at the instance of C.N. Julson, that the location of said lots and streets have been definitely perpetuated in strict accordance with the plat and as shown hereon, that the lots and streets shown hereon are situated wholly within the East one-half of the Northwest quarter of Section 14, T.13N., R.25E., M.D.B.&M. and that the survey was completed on November 11, 1952.

William J. Johnston  
 Registered Professional Engineer  
 and Land Surveyor No. R.E.914

This is to certify that the undersigned C.N. Julson is the owner of the tract of land represented on this map or plat and the same is hereby executed in compliance with and subject to the provisions as set forth in Sections 1341 to 1354, Nevada Compiled Laws, 1929, and subsequent amendments thereto.

C.N. Julson

STATE OF NEVADA } SS  
 COUNTY OF LYON

On this 24<sup>th</sup> day of November, 1952, before me W.O. Jeppson a notary public in and for said county, personally appeared, C.N. JULSON, known to me to be the person that executed the foregoing instrument and acknowledged to me that he executed the same.

W.O. Jeppson  
 Notary Public in and for the  
 County of Lyon, State of Nevada.

My Commission Expires March 24<sup>th</sup> 1955.

The above plat is hereby approved by the Mayor and City Council, acting in their official capacities for the City of Yerington, Dated November 26, 1952.

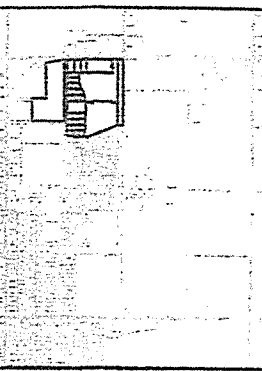
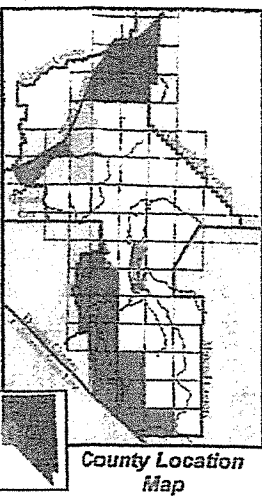
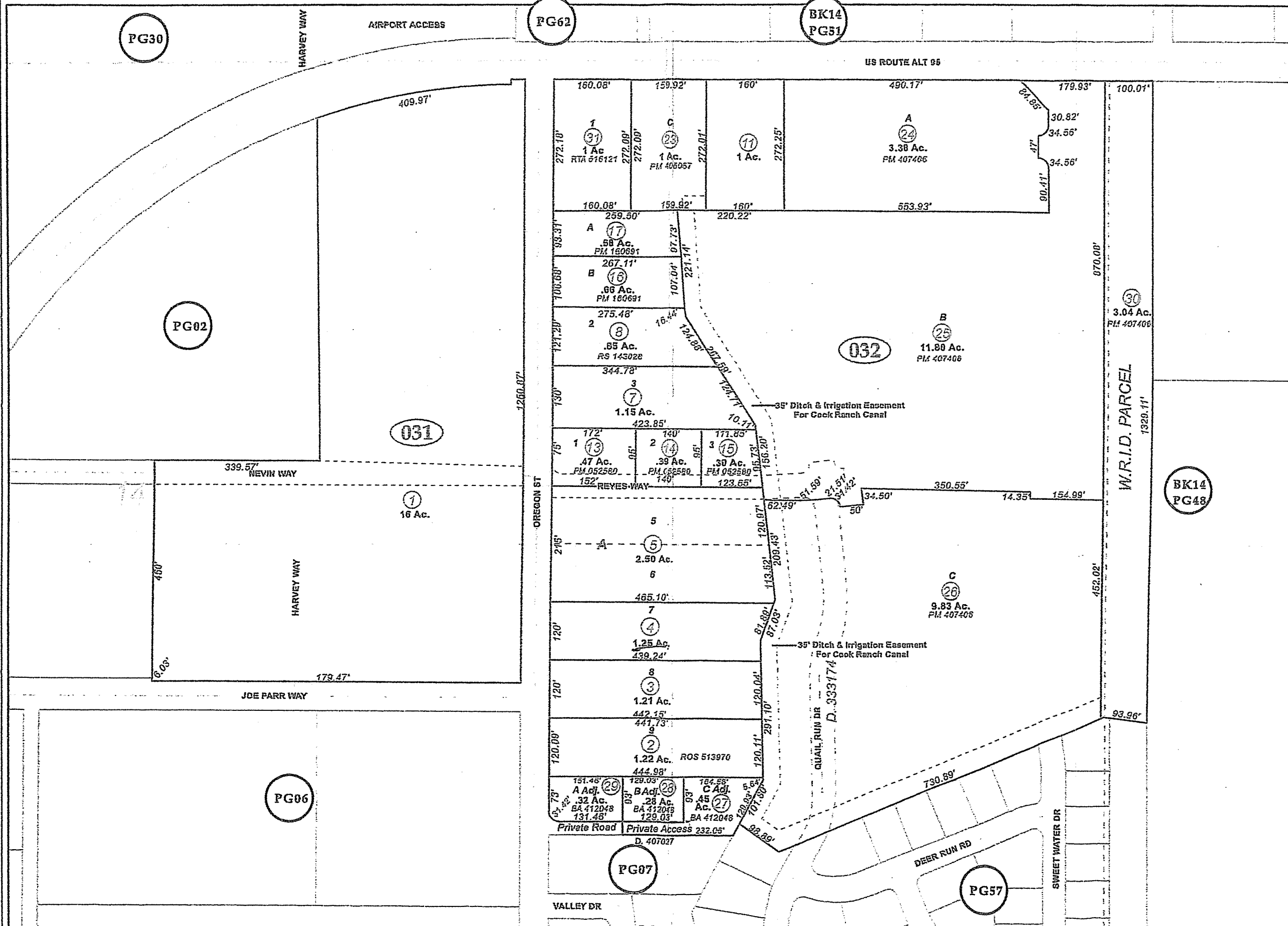
Frank W. Williams Mayor  
George W. Marshall Councilman  
Frank W. Williams Councilman  
Paul Williams Councilman  
Paul Williams Councilman

PLAT OF # 22924 11/2/52  
**GREEN VALLEY**  
**SUBDIVISION**

LYON COUNTY, NEVADA  
 E 1/2 NW 1/4 Sec. 14, T. 13N., R. 25E., M.D.B. & M.  
 SCALE 1 INCH = 100 FEET NOV. 18, 1952.

Portion NW 1/4, Section 14, T13N - R25E, MD&M

1-03



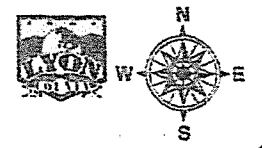
**Map Elements**

- 1/4 Corner Section
- Section Ties
- 300' Dimensions
- Parcel Lot
- Parcel Number
- 0.13 Ac. Acreage of Parcel
- PM 136149 Recorded Map Image
- Parcel Boundaries
- Block Number
- Parcel Book & Page Number
- Page Number

**Cities & Townships**

- Dayton
- Dayton Valley
- Fornley
- Mark Twain
- Mason Valley
- Mound House
- Silver City
- Silver Springs
- Smith Valley
- Stagecoach
- Yerington

Scale: 1" = 200'  
Revised: December 17, 2013



NOTE: This is for assessment use only and does not represent a survey. No liability is assumed as to the accuracy of the data delineated hereon. Use of this plat for other than assessment purposes is forbidden unless approved by the Lyon County Assessor's Office.

Green Valley Subdivision  
S.M. 62924 12/2/17