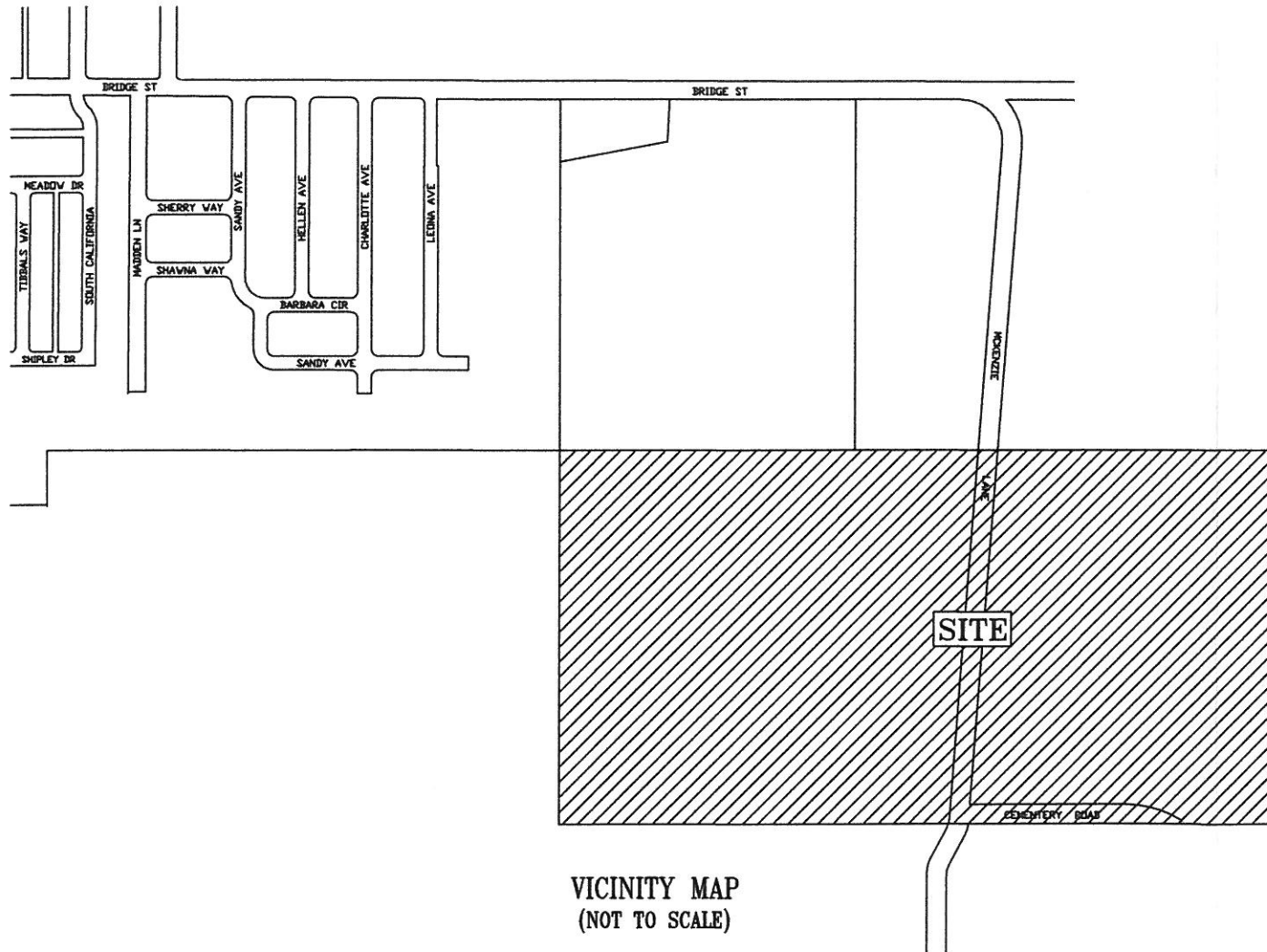


**TOTAL AREA DIVIDED
321.63 ACRES**



NOTES:

- 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.
- Acceptance by City Council of this parcel map is not a commitment that any or all of the lots are eligible for a city building permit.
- 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.
- A portion of this property may be subject to an easement of one (1) acre, more or less, as granted per Book "Y", deeds Page 68, Lyon County Records.



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: _____ Date: _____
Walker River Irrigation District

GIS NOTE:

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

G.I.S. COORDINATOR

OWNER'S CERTIFICATE

This is to certify that the undersigned, Frade Ranches, Inc. A Nevada Corporation is the owners of that tract of land 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 City of Yerington Code Title 11.

The area to which lies within McKenzie Lane and Cemetery Road as shown hereon are hereby dedicated to the City of Yerington for a permanent right of way.

The owners of this Parcel Map and thier heirs, assigns and successors, agree to provide notice of the provisions of NRS 40.140 and chapter 10.15 of Lyon County Code to any and all subsequent purchasers.

We declare that we executed this certificate for the purpose stated herein. In witness whereof, the undersigned have affixed their names.

FRADE RANCHES, INC.
a Nevada Corporation

STATE OF _____)
COUNTY OF _____) SS

On this ____ day of _____ 2015, did personally appear
before me, a notary public, _____
who acknowledged _____ executed

In witness whereof I have set my hand and seal the day
and year in the certificate first written above.

STATE OF _____)
COUNTY OF _____) SS

On this ____ day of _____ 2015, did personally appear
before me, a notary public, _____
who acknowledged _____ executed

In witness whereof I have set my hand and seal the day
and year in the certificate first written above.

NOTARY PUBLIC

CITY COUNCIL'S APPROVAL

I, George Dini, Mayor, The City of Yerington, State of Nevada, do hereby certify that this Parcel Map is approved and accepted this ____ day of _____, 2015, by the City Council of Yerington, Nevada.

GEORGE DINI, MAYOR CITY OF YERINGTON DATE

CITY CLERK DATE

PLANNING COMMISSION APPROVAL

Approved and accepted by the Planning Commission of the City of Yerington, Nevada.

Dated this ____ day of _____, 2015.

CHAIRMAN

SURVEYOR'S CERTIFICATE

- Rick P. Christian, a Professional Land Surveyor Licensed in the State of Nevada, certify that:
- This plat represents the results of a survey conducted under my supervision at the instance of Frade Ranches, Inc.
- The lands surveyed lie within the SE1/4 of Section 23 and the SW1/4 of Section 24 Township 13 North Range 25 East M.D.M. and the survey was completed on _____
- 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.
- 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 a part of the NE1/4 of Section 23 and the SW1/4 of Section 24 Township 13 North, Range 25 East Mount Diablo Meridian, and am satisfied that it is technically correct.

BRENT FARR Date
CITY ENGINEER

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. (APN 014-501-03)

Nikki Byran, Lyon County Clerk/treasurer

RECORDER'S CERTIFICATE

Filed for record at the request of _____
on this ____ day of _____, 2015 at
_____ minutes past _____ o'clock _____ M in the official
records of Lyon County, Nevada.

Fee _____ COUNTY RECORDER
FILE NO. _____ BY: _____ DEPUTY

ZONING: _____ SHEET 1 OF 2 SHEETS

**PARCEL MAP FOR
FRADE RANCHES, INC.
a Nevada Corporation**

A DIVISION OF THE
SOUTHEAST 1/4 OF SECTION 23 AND THE SOUTHWEST 1/4 OF SECTION 24
TOWNSHIP 13 NORTH, RANGE 25 EAST
MOUNT DIABLO MERIDIAN
CITY OF YERINGTON
LYON COUNTY, NEVADA

	Drawing #	MAP #	DRAWN BY
	14041 pm2	14041 pm2	RICK CHRISTIAN
	Calculation File	DATE	CHECKED BY
	14041 pm2	6/25/2015	

