

PIONEER PARK TOWNHOMES

PHASE I

TO THE CITY OF RENO, JEFFERSON COUNTY, IDAHO
 PURSUANT TO IDAHO CODE, TITLE 55 CHAPTER 15
 BEING ALL OF LOT 8, BLOCK 5 OF PIONEER PARK ESTATES DIVISION NO. 1,
 AN ADDITION TO THE CITY OF RENO, JEFFERSON COUNTY, IDAHO,
 PART OF THE NORTHEAST 1/4 SECTION 13, T. 4 N., R. 30 E., B.M.

Curve	Radius	Delta	Length	Chord Bearing	Chord Distance
C1	30.00'	60.00°	30.00'	S 30.00° E	30.00'
C2	30.00'	60.00°	30.00'	S 30.00° E	30.00'
C3	30.00'	60.00°	30.00'	S 30.00° E	30.00'
C4	30.00'	60.00°	30.00'	S 30.00° E	30.00'
C5	30.00'	60.00°	30.00'	S 30.00° E	30.00'
C6	30.00'	60.00°	30.00'	S 30.00° E	30.00'
C7	30.00'	60.00°	30.00'	S 30.00° E	30.00'
C8	30.00'	60.00°	30.00'	S 30.00° E	30.00'
C9	30.00'	60.00°	30.00'	S 30.00° E	30.00'
C10	30.00'	60.00°	30.00'	S 30.00° E	30.00'

LINE	LENGTH	BEARING
1	118.54'	S 89° 58' 00" W
2	118.54'	S 89° 58' 00" W
3	118.54'	S 89° 58' 00" W
4	118.54'	S 89° 58' 00" W
5	118.54'	S 89° 58' 00" W
6	118.54'	S 89° 58' 00" W
7	118.54'	S 89° 58' 00" W
8	118.54'	S 89° 58' 00" W
9	118.54'	S 89° 58' 00" W
10	118.54'	S 89° 58' 00" W

NOTES:

1. IT IS THE RIGHT OF THIS PLAT THAT THE BOUNDARY LINE COMMON TO TWO UNITS WILL FOLLOW THE COMMON WALL.
2. EACH UNIT CONSISTS OF THE ENTIRE PROPERTY ENCLOSED BY THE UNIT BOUNDARY LINE, INCLUDING THE LAND AND ALL CONDITIONS, AND RESTRICTIONS, AND EASEMENTS SET FORTH IN THE DECLARATION FOR SEPARATE PURCHASE, ETC.
3. FOR CONTACT: 7 HEALTH DEPARTMENT APPROVAL, SEE PIONEER PARK ESTATES DIVISION NO. 1, RECORDED UNDER INSTRUMENT NO. 20000.

TREASURER'S CERTIFICATE

I, the undersigned County Treasurer, in and for the County of Jefferson, do hereby certify that the above described property is the property of the City of Reno, and is subject to the provisions of the Declaration for Separate Purchase, etc., and is subject to the provisions of the Declaration for Separate Purchase, etc.

Debra M. Anderson
 Jefferson County Treasurer

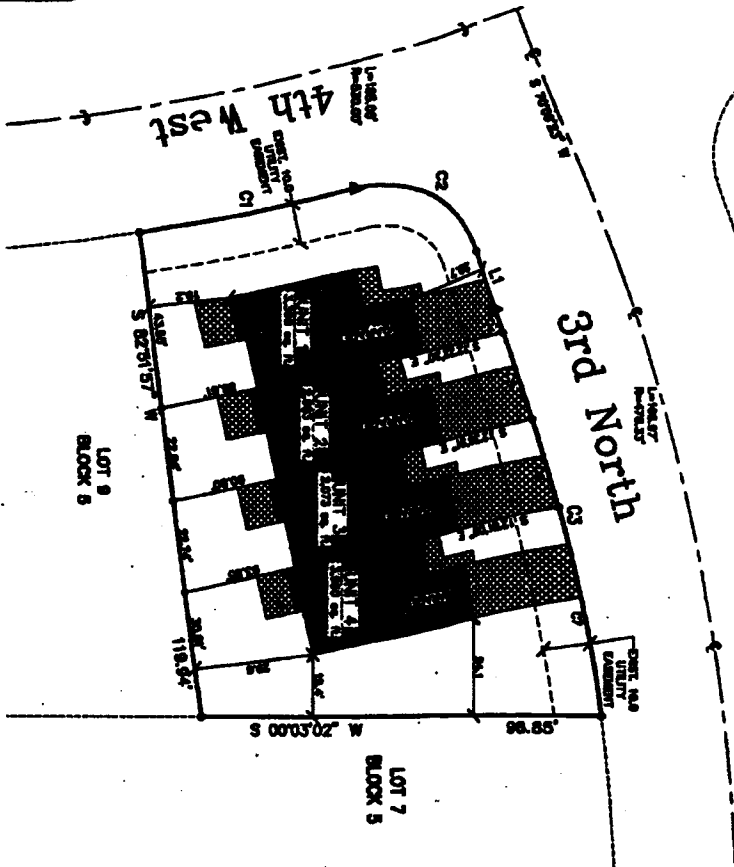
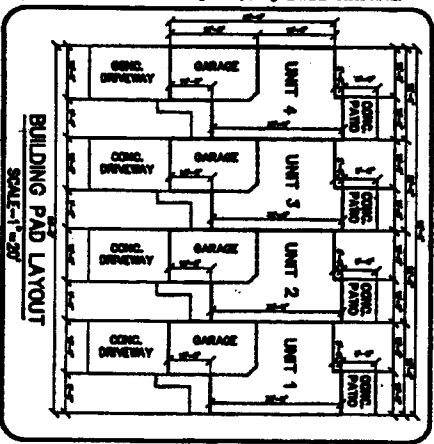
SURVEYOR'S APPROVAL

I, the undersigned Surveyor, do hereby certify that the above described property is the property of the City of Reno, and is subject to the provisions of the Declaration for Separate Purchase, etc., and is subject to the provisions of the Declaration for Separate Purchase, etc.

James L. Anderson
 Jefferson County Surveyor

WATER RIGHTS

Water rights and easements appurtenant are not shown on this plan. The owner is advised to check the records for the same.



LEGEND

- Section corner
- Found iron rod, No. 100
- Set 1/2" x 1/2" iron rod with cap marked P.L.S. 10788
- Set 5/8" x 3/4" iron rod with cap marked P.L.S. 10788
- Project Boundary Line
- Unit Boundary Line
- Part of Easement
- Proposed Building and Garage

GRAPHIC SCALE



CONSENT TO RECORD

WE, the undersigned, do hereby consent to the recording of the plat described in the body of this certificate, and we are the legal owners of the property described in the body of this certificate. We are subject to the City of Reno, Idaho, and we are subject to the provisions of the Declaration for Separate Purchase, etc., and we are subject to the provisions of the Declaration for Separate Purchase, etc.

James L. Anderson
 Jefferson County Surveyor

CORPORATE ACKNOWLEDGMENT

I, the undersigned, do hereby certify that the above described property is the property of the City of Reno, and is subject to the provisions of the Declaration for Separate Purchase, etc., and is subject to the provisions of the Declaration for Separate Purchase, etc.

James L. Anderson
 Jefferson County Surveyor

RECORDER'S CERTIFICATE

I hereby certify that the foregoing plat of the Pioneer Park Townhomes, Phase I, is the property of the City of Reno, and is subject to the provisions of the Declaration for Separate Purchase, etc., and is subject to the provisions of the Declaration for Separate Purchase, etc.

SURVEYOR'S CERTIFICATE

I, the undersigned Surveyor, do hereby certify that the above described property is the property of the City of Reno, and is subject to the provisions of the Declaration for Separate Purchase, etc., and is subject to the provisions of the Declaration for Separate Purchase, etc.



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HARPER-LEAVITT ENGINEERING, INC.
 PROFESSIONAL ENGINEERS AND LAND SURVEYORS
 800 N. CENTRAL AVE., P.O. BOX 20001, RENO, NEVADA 89420 (775) 784-4472