

A.P.N. 123-30-701-001

OWNER: KB Home Las Vegas Inc, a Nevada corporation

EXHIBIT A

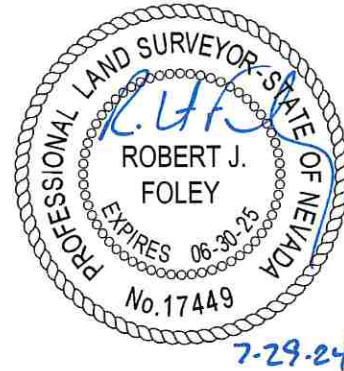
TRI-CORE SURVEYING, LLC
6753 WEST CHARLESTON BLVD.
LAS VEGAS, NV 89146

File: 08023.0013\lgl_vac Drainage Esmnt.doc

By: RF

Date: January 25, 2024

Page 1 of 2



EXPLANATION

THIS LEGAL DESCRIPTION DESCRIBES A PARCEL OF LAND GENERALLY LOCATED SOUTH OF TROPICAL PARKWAY AND WEST OF N. LAMB BOULEVARD FOR PUBLIC DRAINAGE EASEMENT VACATION PURPOSES.

LEGAL DESCRIPTION

THAT CERTAIN DRAINAGE EASEMENT GRANTED TO CITY OF NORTH LAS VEGAS BY INSTRUMENT No. 20170712-0000695 CLARK COUNTY OFFICIAL RECORDS RECORDED JULY 12, 2017. SITUATE IN THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 30, TOWNSHIP 19 SOUTH, RANGE 62 EAST, M.D.M., CITY OF NORTH LAS VEGAS, CLARK COUNTY, NEVADA DESCRIBED AS FOLLOWS:

THE SOUTH 180.00 FEET OF PARCEL 2 AS RECORDED IN FILE 107 OF PARCEL MAPS AT PAGE 38, OFFICIAL RECORDS OF CLARK COUNTY, NEVADA;

EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE CITY OF NORTH LAS VEGAS IN A GRANT DEED-DEED OF DEDICATION RECORDED IN BOOK 20070628 AS INSTRUMENT No. 04722, OFFICIAL RECORDS OF CLARK COUNTY, NEVADA.

CONTAINING 3.46 ACRES MORE OR LESS

AS SHOWN ON EXHIBIT B ATTACHED HERETO AND MADE A PART HEREOF.

END OF DESCRIPTION

APN: 123-30-701-001
OWNER: KB Home Las Vegas Inc

EXHIBIT B



TROPICAL PARKWAY

APN 123-30-701-001
PARCEL 2
FILE 107, PAGE 38
OF PARCEL MAPS

CNLY DRAINAGE ESMNT
OR: 20170712:00695

18'

SECLUSION BAY AVENUE

N. LAMB BOULEVARD
PUBLIC R/W PER
OR: 20040520:02460

PUBLIC R/W PER
OR: 20070628:04722

1/4
30 | 29

