

EXHIBIT "A"
LEGAL DESCRIPTION

All that certain real property situate within the Northeast One-Quarter (NE 1/4) of Section 30, Township 19 North, Range 20 East, M.D.M., City of Reno, Washoe County, State of Nevada, being a portion of Lot 85 of Subdivision Tract Map No. 595, File No. 289029, recorded on June 26, 1958, in the Official Records of Washoe County, Nevada, being more particularly described as follows:

BEGINNING at the most Westerly Corner of said Lot 85;

THENCE along the Northwesterly boundary of said Lot 85, North 55°49'20" East a distance of 269.72 feet to the Westerly Right-of-Way of Airway Drive per Dedication Tract Map No. 4946, File No. 3897487, recorded on June 30, 2010, in said Official Records;

THENCE departing said Northwesterly boundary and along said Westerly Right-of-Way, South 00°50'40" East a distance of 166.06 feet to the beginning of a tangent curve to the right;

THENCE 24.73 feet along the arc of a 25.00 foot radius curve through a central angle of 56°40'00" to the Northwesterly Right-of-Way of Rewana Way;

THENCE departing said Westerly Right-of-Way and along said Northwesterly Right-of-Way, South 55°49'20" West a distance of 157.58 feet;

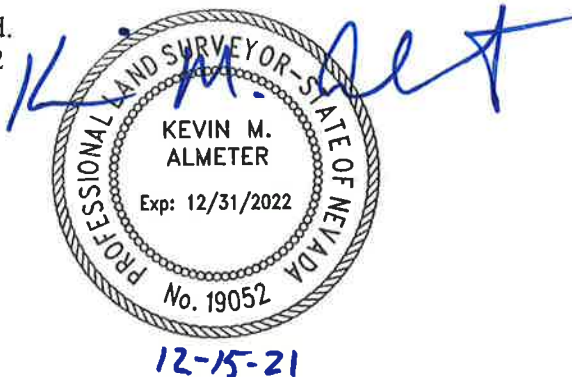
THENCE departing said Northwesterly Right-of-Way and along the Southwesterly boundary of said Lot 85, North 34°10'40" West a distance of 150.00 feet to the **POINT OF BEGINNING**.

Containing 33,032 square feet of land, more or less.

The Basis of Bearings for this legal description is identical to said Dedication Tract Map No. 4946.

APN: 025-241-31

Prepared by:
Wood Rodgers, Inc.
1361 Corporate Blvd.
Reno, Nevada 89502



Kevin M. Almeter, P.L.S.
Nevada Certificate No. 19052

Closure Check Report

Prepared by:
Wood Rodgers, Inc.
1361 Corporate Blvd.
Reno, NV 89502

Date: 12/15/2021 10:29:21 AM

Site: Group 4

Lot Name: APN 025-241-33

	North: 14853840.3731	East: 2288200.6718
Line	Course: N55°49'20"E	Length: 269.72'
	North: 14853991.8917	East: 2288423.8107

Line	Course: S0°50'40"E	Length: 166.06'
	North: 14853825.8498	East: 2288426.2581

Curve	Length: 24.73'	Radius: 25.00'
	Delta: 56°40'00"	Tangent: 13.48'
	Chord: 23.73'	Course: S27°29'20"W
	Course In: S89°09'20"W	Course Out: S34°10'40"E
	RP North: 14853825.4813	East: 2288401.2608
	End North: 14853804.7988	East: 2288415.3049

Line	Course: S55°49'20"W	Length: 157.58'
	North: 14853716.2763	East: 2288284.9392

Line	Course: N34°10'40"W	Length: 150.00'
	North: 14853840.3711	East: 2288200.6748

Perimeter: 768.09' Area: 33,031.54 SF 0.758 AC

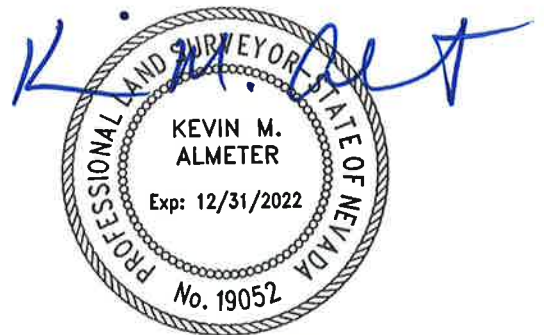
Mapcheck Closure - (Uses listed courses, radii, and deltas)

Error Closure: 0.0036 Course: S55°51'03"E

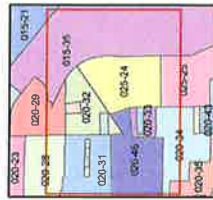
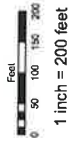
Error North : -0.00204 East: 0.00301

Precision 1:213,358.33

↑



12-15-21



NOTE: This map was prepared for the use of Washoe County Assessor for assessment and illustrative purposes only. It does not represent a survey of the premises. No liability is assumed for any error or inaccuracy of the data delineated herein.

RENO TAHOE
INTERNATIONAL
AIRPORT

(#595)
REWANA SUB.
NO. 2

POR. NE 1/4 SECTION 30
T19N - R20E

AIRWAY DRIVE

AIRWAY DRIVE

NANNETTE CIR.

19
30

N 29-38-11 W
804.85'

25' STORM DRAIN EASEMENT

241
025-241-04
45000 sf
PAR. 2
PM 5021

80
025-241-33
19627 sf
PAR. 3
RS 5266

81
025-241-34
68755 sf
PAR. 2
RS 5266

82
ADJ. 82A
RS 4359
PAR. 1
RS 5266

83
025-241-20
43073 sf
PAR. 2
PM 499

84
DED. TM 4946
025-241-31
33030 sf

85
025-241-30
44217 sf

86
025-241-19
14899 sf
PAR. 83A
PM 499

87
025-241-18
13000 sf
PAR. 83A
PM 499

88
025-241-17
26000 sf
PAR. 83A
PM 499

241
025-241-10
38820 sf
PAR. 83A
PM 499

13
025-241-17
26000 sf
PAR. 83A
PM 499

12
025-241-16
13000 sf
PAR. 83A
PM 499

11
025-241-15
13000 sf
PAR. 83A
PM 499

47
025-242-01
47914 sf
RS 4666

48
025-242-04
32649 sf
RS 4666

242
025-242-01
47914 sf
RS 4666

11
025-241-21
15467 sf
RS 4666

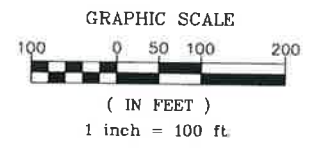
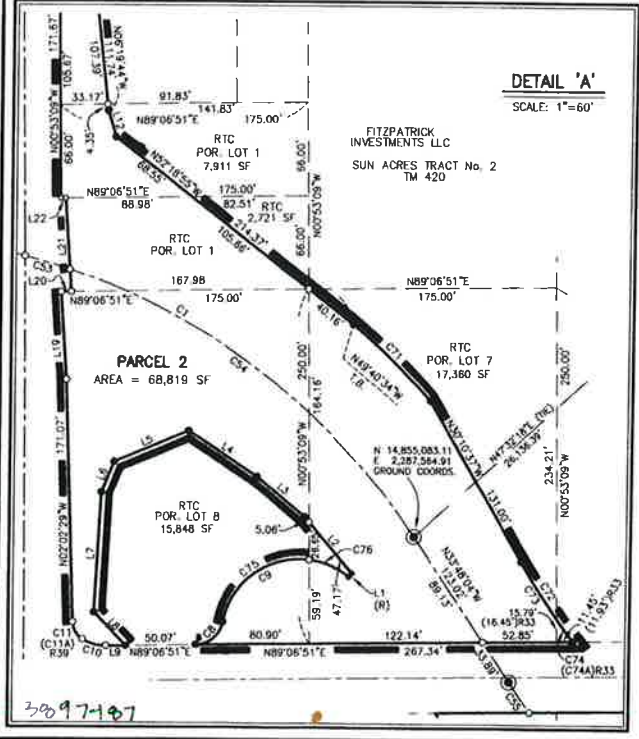
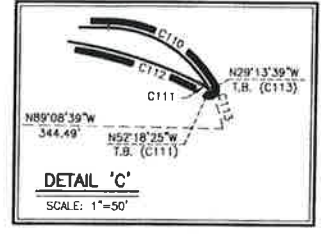
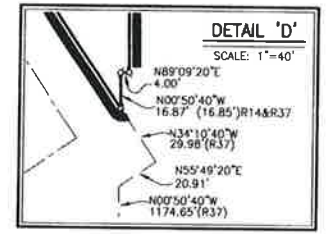
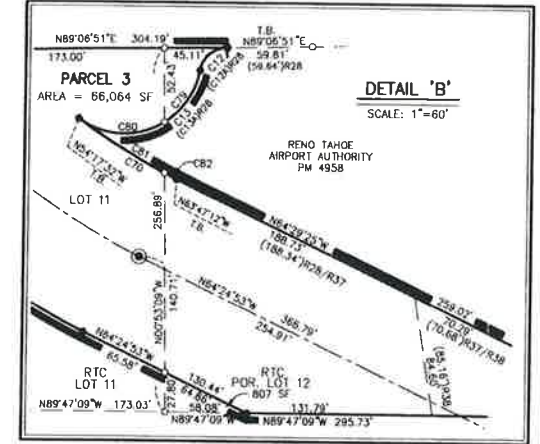
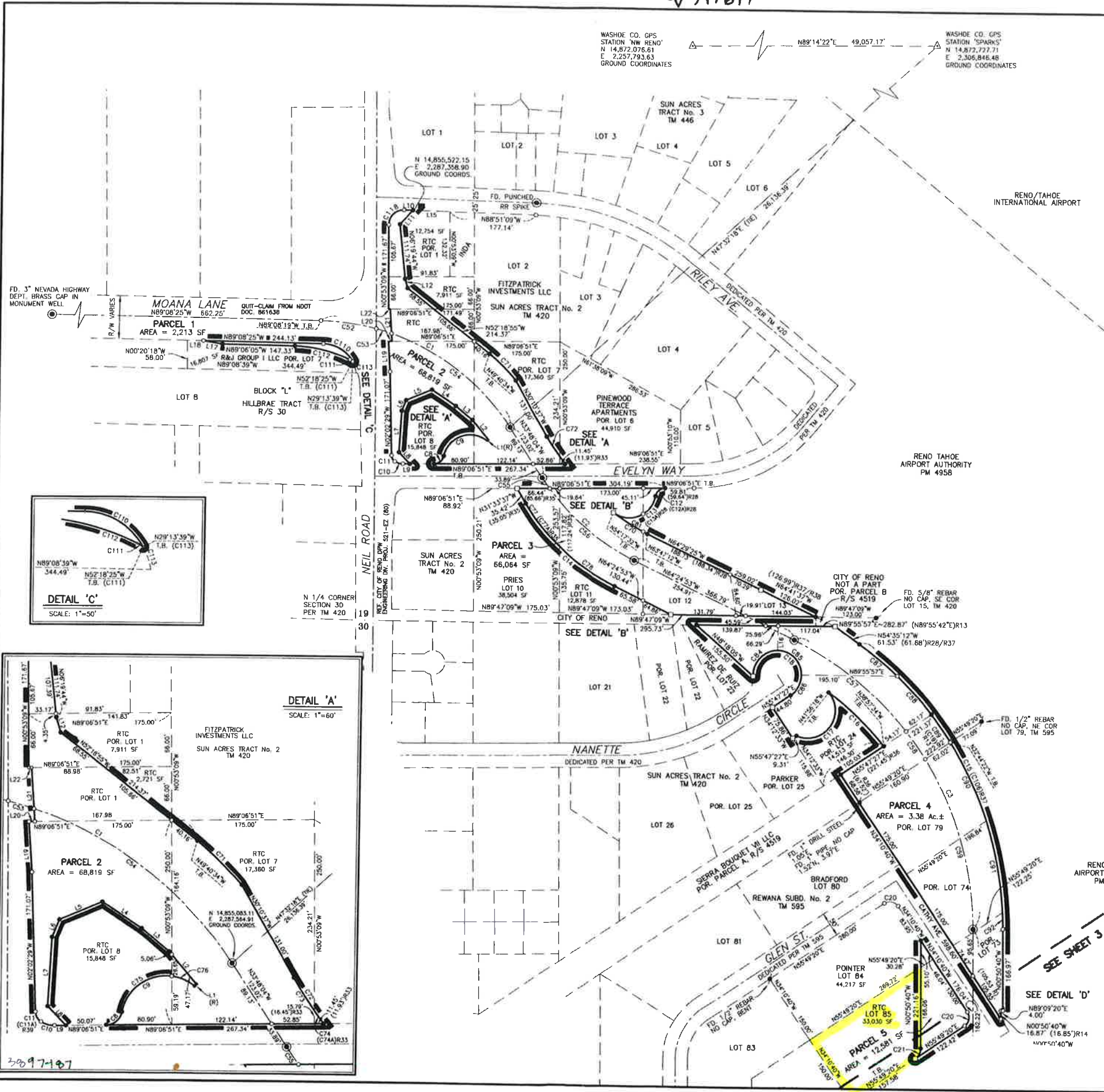
12
025-241-22
31028 sf
RS 4666

13
025-241-23
31028 sf
RS 4666

(#566)
REWANA SUB.
NO. 1

MODEL WAY

4946A



TOTAL AREA = 28.18 Ac.±

BASIS OF BEARINGS
NAD 1983 (94 HARN)
NEVADA STATE PLANE COORDINATE SYSTEM
WEST ZONE MODIFIED

BASIS OF COORDINATES
NAD 1983 (94 HARN)
NEVADA STATE PLANE COORDINATE SYSTEM
WEST ZONE MODIFIED
BASED ON WASHOE COUNTY
GPS BASE STATIONS 'SPARKS' AND 'NW RENO'

COMBINED GROUND TO GRID FACTOR: 0.99980210
TO DETERMINE GRID COORDINATES, MULTIPLY THE
GROUND COORDINATE BY THE COMBINED FACTOR
DISTANCES SHOWN HEREON ARE GROUND DISTANCES

DEDICATION MAP OF
AIRWAY DRIVE
FOR THE
REGIONAL TRANSPORTATION COMMISSION
OF WASHOE COUNTY

POR. SE1/4 SECTION 19, E1/2 SECTION 30 & NE1/4 SECTION 31, T19N, R20E, MDM
RENO WASHOE COUNTY NEVADA

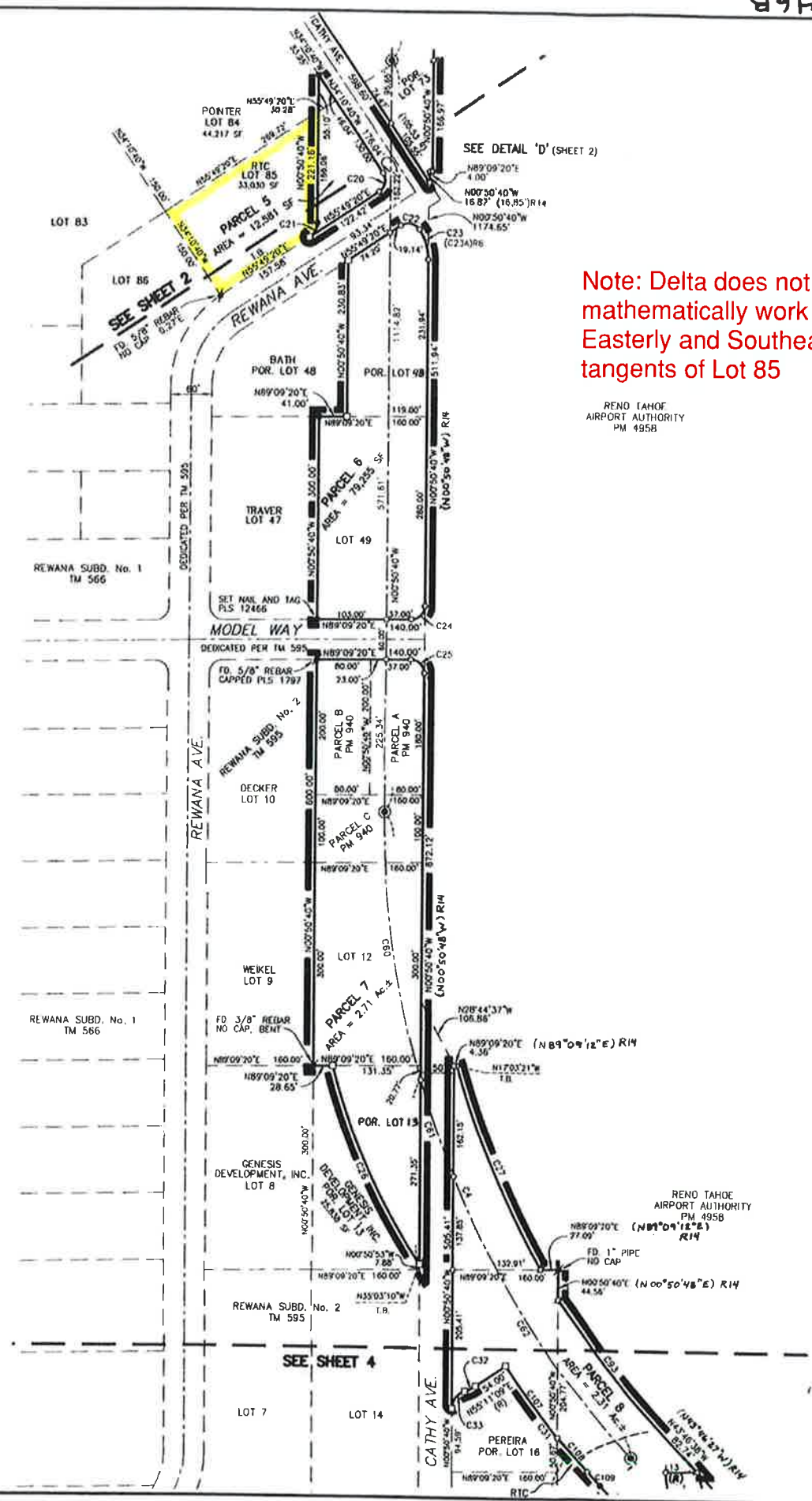
Stantec Consulting
6980 Sierra Center Parkway
Suite 100
Reno, Nevada 89511
Tel: (775) 850-0777
Fax: (775) 850-0787
stantec.com

DESIGNED	MDM
DRAWN	KLH
COMP.	
CHECKED	
DATE	DECEMBER 2009
SHEET	2 OF 8 SHEETS

COMBINED GROUND TO GRID INDEXES
SHOULD BE EXAMINED
FOR ANY SUBSEQUENT
CHANGES TO THIS MAP

CUMULATIVE INDEXES
SHOULD BE EXAMINED
FOR ANY SUBSEQUENT
CHANGES TO THIS MAP

Dedication Tract Map 4946A

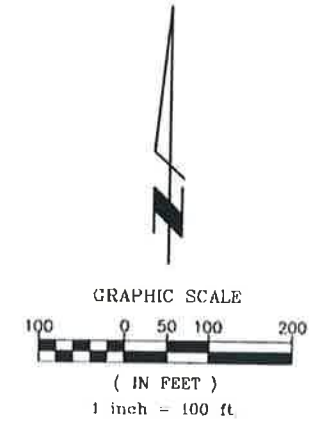


Note: Delta does not mathematically work between Easterly and Southeasterly tangents of Lot 85

RENO TAHOE AIRPORT AUTHORITY PM 495B

CURVE	DELTA	RADIUS	LENGTH
C1	52°20'15"	478.00	481.86
C2	30°36'49"	480.00	256.47
C3	63°34'13"	860.00	732.20
C4	42°53'58"	1400.00	1049.04
C5	55°49'24"	660.00	841.31
C6	10°50'06"	868.00	184.15
C7	64°53'33"	1060.00	1133.49
C8	78°13'34"	20.00	27.31
C9	118°10'15"	55.00	113.44
C10	33°27'14"	30.00	17.52
C11	55°23'26"	15.00	14.50
C12	78°44'13"	20.00	27.48
C12A	78°27'47"	20.00	27.30
C13	115°19'50"	55.00	110.71
C13A	115°02'54"	55.00	110.44
C14	32°57'16"	440.00	252.31
C15	57°44'32"	722.00	677.22
C16	14°55'42"	608.00	157.89
C17	155°17'47"	55.00	153.14
C18	240°00'00"	50.00	209.44
C19	05°21'40"	723.00	67.56
C20	90°00'00"	20.00	31.42
C21	56°59'55"	25.00	24.72
C22	90°00'00"	20.00	31.41
C23	33°20'00"	80.92	47.08
C23A	33°20'00"	80.92	47.12
C24	90°00'00"	20.00	31.42
C25	90°00'00"	20.00	31.42
C26	19°52'28"	928.00	321.90
C27	13°58'09"	1342.00	327.19
C28	60°58'47"	73.43	77.98
C29	90°00'00"	20.00	31.42
C30	17°00'23"	598.00	125.31
C31	85°47'47"	1462.00	228.70
C32	18°40'26"	55.00	17.93
C33	74°42'15"	26.50	34.55
C34	10°55'31"	500.00	95.34
C35	37°05'01"	730.00	472.48
C36	71°10'02"	100.00	124.21
C37	4°01'55"	1445.00	101.69
C38	29°05'21"	598.00	303.61
C39	94°49'53"	50.00	82.76
C40	57°04'49"	103.50	94.08
C40A	52°03'30"	786.50	77.38
C41	5°34'00"	103.50	94.04
C42	10°50'08"	927.50	175.41
C43	90°12'19"	132.50	208.61
C44	82°10'00"	82.50	118.31
C45	81°33'15"	57.50	81.84
C46	79°38'51"	132.50	184.19
C47	19°21'28"	946.00	319.61
C47A	19°22'19"	946.00	319.85
C48	23°19'27"	946.00	383.10
C48A	23°19'03"	946.00	384.99
C49	9°02'14"	1054.00	166.25
C49A	9°03'31"	1054.00	166.67
C50	18°23'24"	1000.00	83.97
C51	11°43'15"	410.50	83.97
C52	13°41'18"	478.00	114.20
C53	35°7'54"	478.00	33.03
C54	37°41'23"	478.00	314.43
C55	30°17'15"	480.00	26.15
C56	27°29'34"	480.00	230.52
C57	25°50'45"	660.00	297.71
C58	55°57'57"	660.00	68.72

CURVE	DELTA	RADIUS	LENGTH
C59	31°45'35"	660.00	385.84
C60	16°24'22"	1400.00	400.88
C61	6°08'25"	1400.00	150.03
C62	20°23'11"	1400.00	498.13
C63	8°37'01"	860.00	99.26
C64	6°12'51"	860.00	71.58
C65	40°53'12"	860.00	470.98
C66	21°56'10"	1000.00	382.86
C67	2°50'39"	1000.00	49.64
C68	21°48'20"	1000.00	380.03
C69	63°36'00"	123.43	137.01
C70	9°29'40"	498.90	89.34
C71	8°04'29"	545.00	76.81
C72	7°46'00"	498.90	87.36
C73	5°31'04"	498.90	47.88
C74	7°14'58"	498.90	19.50
C74A	2°20'56"	498.90	20.32
C75	86°07'18"	55.00	82.59
C76	37°07'57"	55.00	30.85
C77	16°27'18"	440.00	111.01
C77A	14°24'33"	440.00	110.65
C78	18°23'58"	440.00	141.30
C79	47°35'31"	55.00	45.69
C80	87°43'59"	498.90	72.56
C81	87°22'19"	498.90	9.75
C82	1°07'28"	498.90	0.75
C83	2°45'19"	73.43	3.53
C84	94°08'12"	50.00	82.15
C85	90°00'00"	50.00	78.54
C86	55°51'48"	50.00	48.75
C87	8°01'28"	722.00	101.12
C88	8°22'03"	722.00	105.44
C89	5°27'20"	722.00	68.75
C90	14°04'54"	722.00	177.38
C91	15°08'25"	722.00	190.76
C92	2°40'42"	722.00	33.75
C93	10°31'33"	1342.00	246.54
C94	0°03'46"	1445.00	1.59
C95	3°58'09"	1445.00	100.10
C96	14°30'07"	598.00	131.38
C97	14°35'14"	598.00	152.24
C98	60°03'29"	20.00	20.96
C99	30°00'00"	220.00	115.19
C100	16°57'08"	730.00	215.98
C101	20°07'53"	730.00	256.50
C102	1°16'52"	1365.00	30.52
C102A	1°18'00"	1365.00	30.97
C103	1°19'09"	1435.00	33.04
C104	6°51'57"	410.50	63.52
C105	2°51'18"	410.50	20.45
C105A	2°50'28"	410.50	20.36
C106	5°38'54"	722.00	676.04
C107	5°13'43"	1462.00	133.41
C108	2°36'42"	1462.00	66.84
C109	1°07'22"	1462.00	28.65
C110	5°54'45"	70.00	73.20
C111	11°45'52"	33.50	6.88
C112	25°01'48"	268.50	117.30
C113	20°11'07"	70.00	24.66
C114	26°17'12"	123.43	56.63
C115	37°18'48"	123.43	80.38
C116	11°23'58"	598.00	12.64
C117	10°47'45"	598.00	112.68
C118	92°02'00"	30.00	48.19



LINE	BEARING	LENGTH
L1	N39°03'32"E	3.30
L2	N40°18'33"W	52.23
L3	N50°17'45"W	44.23
L4	N57°02'50"W	56.36
L5	N67°40'06"E	57.20
L6	N22°00'25"E	23.41
L7	N02°56'23"E	84.87
L8	N43°58'02"W	32.67
L9	N89°08'51"E	14.03
L10	N88°51'09"W	18.46
L11	N42°27'54"E	38.84
L12	N16°33'14"W	48.70
L13	N89°09'20"E	48.70
L14	N64°26'41"W	35.70
L15	N88°51'09"W	75.54
L16	N00°04'04"W	49.97
L17	N80°10'04"W	38.37
L18	N89°08'25"W	32.62
L19	N02°55'43"W	61.87
L20	N88°06'37"E	7.02
L21	N03°55'49"W	66.09
L22	N89°06'51"E	3.51

- LEGEND
- SET 5/8" REBAR CAPPED PLS 12466, UNLESS OTHERWISE NOTED
 - (1) DIMENSION POINT, NOT ABLE TO SET SURVEY MONUMENT DUE TO FENCE POST, DRAINAGE, OR UTILITY STRUCTURE AT CORNER LOCATION.
 - FOUND POINT AS INDICATED
 - 5/8" REBAR CAPPED G&A PLS 7617 UNLESS OTHERWISE INDICATED OTHERWISE PER PM 4754
 - ◊ DIMENSION POINT, NOTHING FOUND OR SET
 - ⊙ FOUND STANDARD STREET MONUMENT STAMPED PLS 12138 UNLESS INDICATED OTHERWISE
 - (R) RADIAL LINE
 - (123.45)R1 RECORD DIMENSION PER REFERENCE NUMBER INDICATED
 - SF LOT AREA INDICATED IN SQUARE FEET
 - T.B. TANGENT BEARING
 - RTAA RENO-TAHOE AIRPORT AUTHORITY
 - ⊕ LAND CORNER AS INDICATED



DEDICATION MAP OF
AIRWAY DRIVE
 FOR THE
**REGIONAL TRANSPORTATION COMMISSION
 OF WASHOE COUNTY**
 RENO, SE 1/4 SECTION 19, E 1/2 SECTION 30 & NE 1/4 SECTION 31, T19N, R20E, MDM WASHOE COUNTY NEVADA

Stantec Consulting
 6980 Sierra Center Parkway
 Suite 100
 Reno, Nevada 89511
 Tel: (775) 850-0777
 Fax: (775) 850-0787
 stantec.com

JOB NO. 180401213
 DESIGNED: MDM
 DRAWN: KLM
 CHECKED: MDM
 DATE: DECEMBER 2009
 SHEET 3 OF 6 SHEETS

CUMULATIVE INDEXES SHOULD BE EXAMINED FOR ANY SUBSEQUENT CHANGES TO THIS MAP

CUMULATIVE INDEXES SHOULD BE EXAMINED FOR ANY SUBSEQUENT CHANGES TO THIS MAP