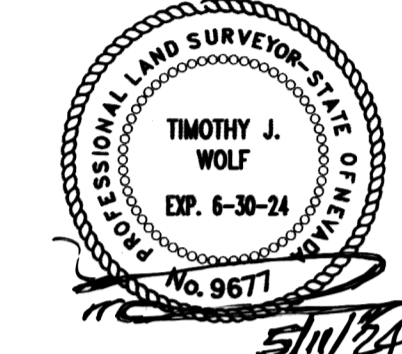


RECORD OF SURVEY
 BOUNDARY LINE ADJUSTMENT
 FOR
 Norma D. Lee
 AND
 Kade & Tia Lee
 AND
 Kraig & Diane Beckstrand
 A PORTION OF BLOCK 46, SECTION 9
 TOWNSHIP 2 SOUTH, RANGE 68 EAST
 M.D.M., PANACA, LINCOLN COUNTY, NEVADA, USA

RECORDER'S BLOCK NRS 278.477(E)

SURVEYOR'S CERTIFICATE
 I, Timothy J. Wolf, a Professional Land Surveyor, registered in the State of Nevada, acting as agent for Artisan Surveying Group, a NV LLC, do hereby certify that:
 1. This plat represents the results of a survey conducted by the undersigned at the instance of Kade & Tia Lee; and, Norma D. Lee, Trustee, Lee Living Trust dated April 17, 2000; 2. The lands surveyed reside within Section 9, T2S, R68E, Mount Diablo Meridian, Panaca, Lincoln County, NEVADA, USA, and the field survey was completed on April 22, 2024; 3. The survey conducted is sufficient to locate and identify properly the proposed boundary line adjustment; 4. All corners and angle points of the adjusted boundary have been defined by monuments or will be otherwise defined on a document of record as required by NRS 625.340; and, 5. This map is not in conflict with the provisions of NRS 278.010 to 278.630, inclusive.

Timothy J. Wolf
 Professional Land Surveyor
 NEVADA Certificate No. 9677
 Agent, Artisan Surveying Group



OWNERS' CERTIFICATE
 We certify that we are the owners of the properties shown on this plat and that we have requested Artisan Surveying Group, a NV LLC, to prepare same.
 1. We have examined the plat and we approve of the boundaries as given and authorize the recording hereof;
 2. We agree to execute the required documents creating any easement shown;
 3. We agree to execute the required documents abandoning any existing easement pursuant to the provisions of NRS 278.010 to 278.063, inclusive;
 4. All property taxes on the land for the fiscal year have been paid, and;
 5. Any lender with an impound account for the payment of taxes has been notified of the adjustment of the boundary line or the transfer of the land.

Norma D. Lee 5/15/2024 *Norma D. Lee* 5/15/24
 Kade & Tia Lee 5/15/2024 *Kraig & Diane Beckstrand* 5/15/2024
 Tia Lee 5/15/2024 *Kraig & Diane Beckstrand* 5-15-2024
ACKNOWLEDGEMENT
 STATE OF NEVADA } S.S.
 COUNTY OF LINCOLN }
 Signed or attested before me on May 15, 2024 by:
 Kade & Tia Lee, Norma D. Lee,
 and, Kraig & Diane Beckstrand
 Notary Signature: *Mercedes Howard*
 Printed Name: Mercedes Howard
 My Commission Expires: 12/10/2027

LINCOLN COUNTY PLANNING DEPARTMENT
 This is to certify that the Planning Department of the County of Lincoln NEVADA on this 15th Day of May, 2024, did approve for the Purpose of Boundary Line Adjustment and do hereby accept on behalf of the public this plat, dedications and any easements offered for public use, pursuant to the provisions of NRS 278.010, through, 278.630, inclusive.
Mercedes Howard 5/15/24
 Lincoln County Planning Department Date

LINCOLN COUNTY ASSESSOR
 I hereby certify that the ownership information contained hereon is correct and that all owners have signed.
Adrian Duran 5/15/2024
 Assessor's Office Date

LINCOLN COUNTY TREASURER
 I hereby certify pursuant to NRS 278.468 that the taxes for fiscal year 2023-2024 on the Parent Numbers 002-161-07, 002-161-08, and, 002-161-05, assessed to Kade & Tia Lee, Lee Living Trust, and, Kraig & Diane Beckstrand, are paid in full.
Shawn Furr 5/15/2024
 Treasurer's Office Date

LINCOLN COUNTY RECORDER
 I hereby certify pursuant to NRS 278.467 and 278.468 that this map was recorded within one year of Planning Department approval. This map is prepared in an acceptable format for recording, the Treasurer's signature and is within the same tax year as the recording date and all fees taxes have been paid for the recording of this document.
Shawn Furr 5/15/2024
 Recorder's Office Date

LINCOLN COUNTY PLANNING STATEMENT
 Zoning Designation: RR3, Rural Residential - 15,000 sq. ft.
 Master Plan Designation: Low Density Residential.

RECORDER'S NOTE
 Any subsequent changes to this map should be examined and may be determined by reference to the County Recorder's Cumulative Map Index. NRS 279.5695

Artisan Surveying Group
 "Where Art & Measurement Science Converge"
 P.O. 396, POCHE, NV 89043
 (775) 962-LAND (5263)
 http://www.ArtisanSurveying.com

AGREEMENT: KADE & TIA LEE
 LOCATION: PANACA, NV
 NAME: LEE, K&T&O, BLA, DWG
 SHEET
 REV. DATE: 5/11/2024
 DRAWN: TWOLF; PLS, CFWD
 REVIEWED: DRA; PLS, USMS
 H. SCALE: 1" = 30'
 V. SCALE: N/A

LAND DESCRIPTIONS

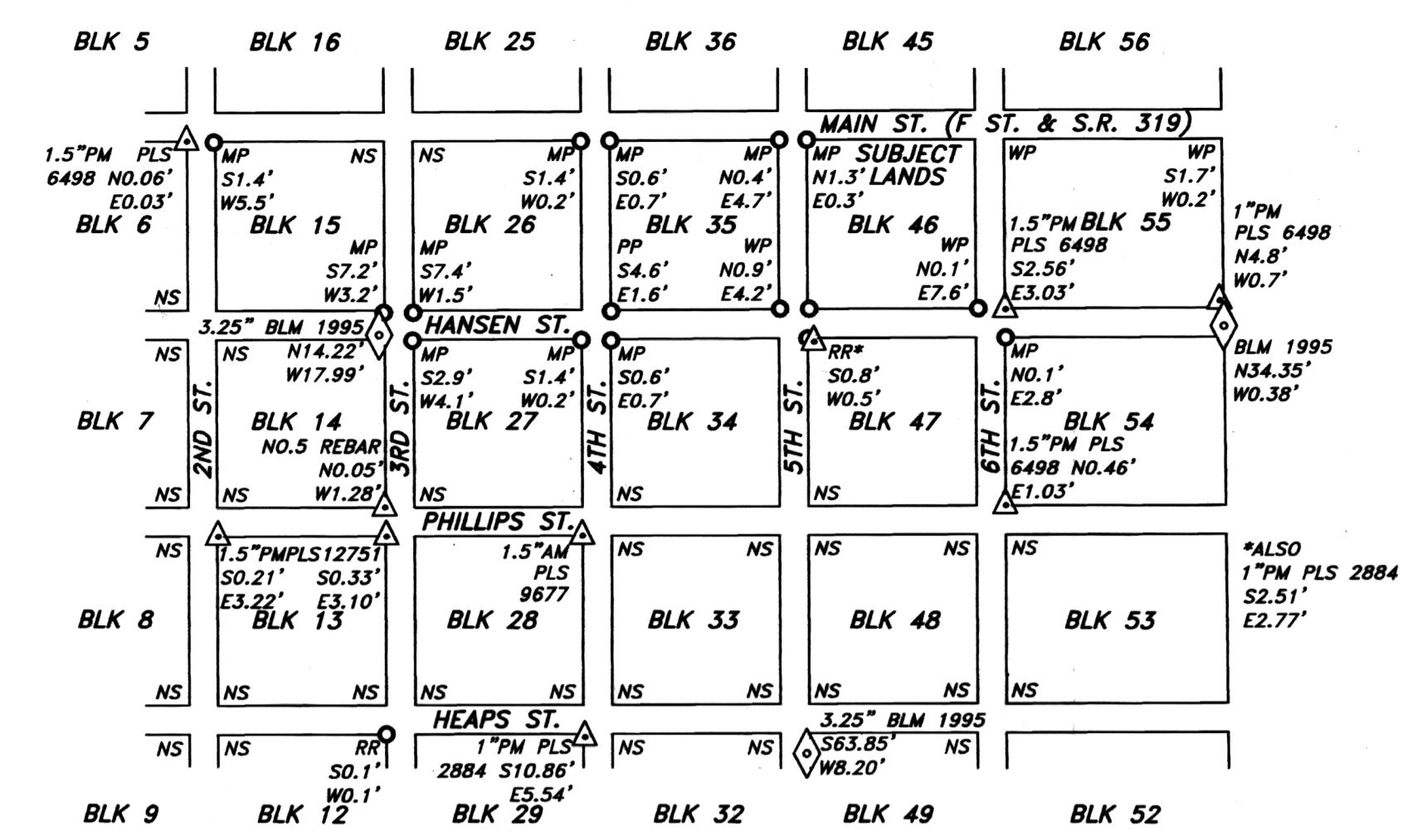
Land Transfer 1: a Portion of Parcel 2, Doc. No. 2019-156093; Commencing at the Point of Beginning at a point on the north line of Lot 4, Block 46, LC Doc. 1922-00034 Panaca Plat, S89°44'53"W, coincident with the north line of said Lot 4, a distance of 75.00 feet from the northeast corner of said Lot 4; thence continuing said course a distance of 23.33 feet; thence departing said north line at a right angle thereof, S00°05'17"E, a distance of 132.00 feet; thence N89°44'53"E, a distance of 12.00 feet to the center of said Lot 4; thence departing said center, continuing said course, a distance of 1.86 feet; thence 02°25'23"E, along an existing fence line, a distance of 132.10 feet to the common line of aforesaid Lot 4, and Lot 3; thence departing said fence line, N89°44'53"E, coincident with said common Lot line, a distance of 125.13 feet to the center of Block 46; thence departing aforesaid center and common line; N00°15'07"W, coincident with the common Lot 4 and Lot 1 line, a distance of 111.45 feet; thence departing aforesaid common line, S89°44'53"W, a distance of 98.33 feet; thence at right angles to the prior course, N00°15'07"W, parallel to the first course, a distance of 152.55 feet to the Point of Beginning.

Said land description established for the purpose of Boundary Line Adjustment contains approximately 20,857.01 square feet as determined by computer calculation methods.

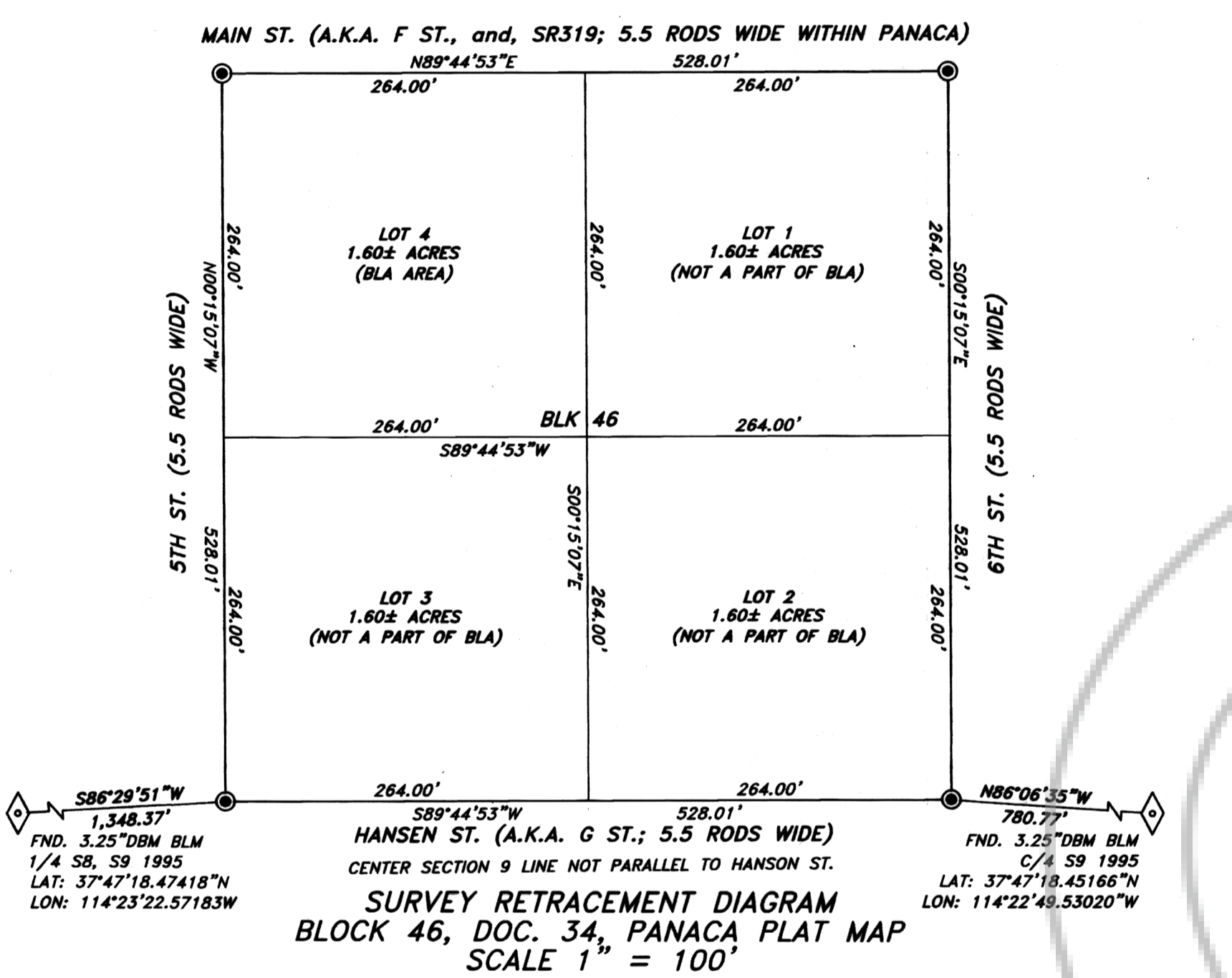
Land Transfer 2: a Portion of Parcel 2, Doc. No. 2019-156093; Commencing at the northwest corner Lot 4, Block 46, LC Doc. No. 1922-00034 Panaca Plat; thence S00°15'07"E, coincident with the west line thereof; a distance of 132.00 feet to the northwest corner of that land conveyed to Uhart within LC Doc. No. 1976-58238; thence N89°44'53"E, coincident with north line of said Uhart deed, a distance of 132.00 feet to the Point of Beginning; thence continuing said course, a distance of 1.87 feet; thence S02°25'23"E, along an existing fence line a distance of 132.10 feet to a point on the common Lot 4 and Lot 3 line of said Block; thence S89°44'53"W, coincident with said common Lot line, a distance of 6.87 feet to the east line of the aforementioned Uhart Deed; thence departing said common line, N00°15'07"W, coincident with said Deed line, a distance of 132.00 feet to the Point of Beginning.

Said land description established for the purpose of Boundary Line Adjustment contains approximately 576.43 square feet as determined by computer calculation methods.

Vesting Deed Latent Ambiguity Resolution Notice: LC Doc. No. 2019-156093 is based upon LC Doc. No. 2003-119903, which is based in whole upon LC Doc. No. 1971-49808. However, LC Doc. No. 2003-119903, and the land description copied onto LC Doc. No. 2019-156093 contains a latent ambiguity wherein vested parties had already reconveyed a portion of that deed by land description to Jean and Ann Uhart pursuant to LC Doc. No. 1976-58238 that effectually invalidates a 12.00 foot east-west 132.00 foot north-south portion from the 2003 and 2019 vesting deed(s) wherein title to that 1,584 square feet was previously divested in favor of Uhart within the 1976 act and document. This map and land descriptions acknowledges and accounts for said prior land divestment.



PANACA BLOCK 46 VICINITY DIAGRAM, AS-BUILT SURVEY ANALYSIS; PORTION, DOC. NO. 34, PANACA MAP SCALE 1" = 500'



SURVEY RETRACEMENT DIAGRAM BLOCK 46, DOC. 34, PANACA PLAT MAP SCALE 1" = 100'

FEATURE TABLE

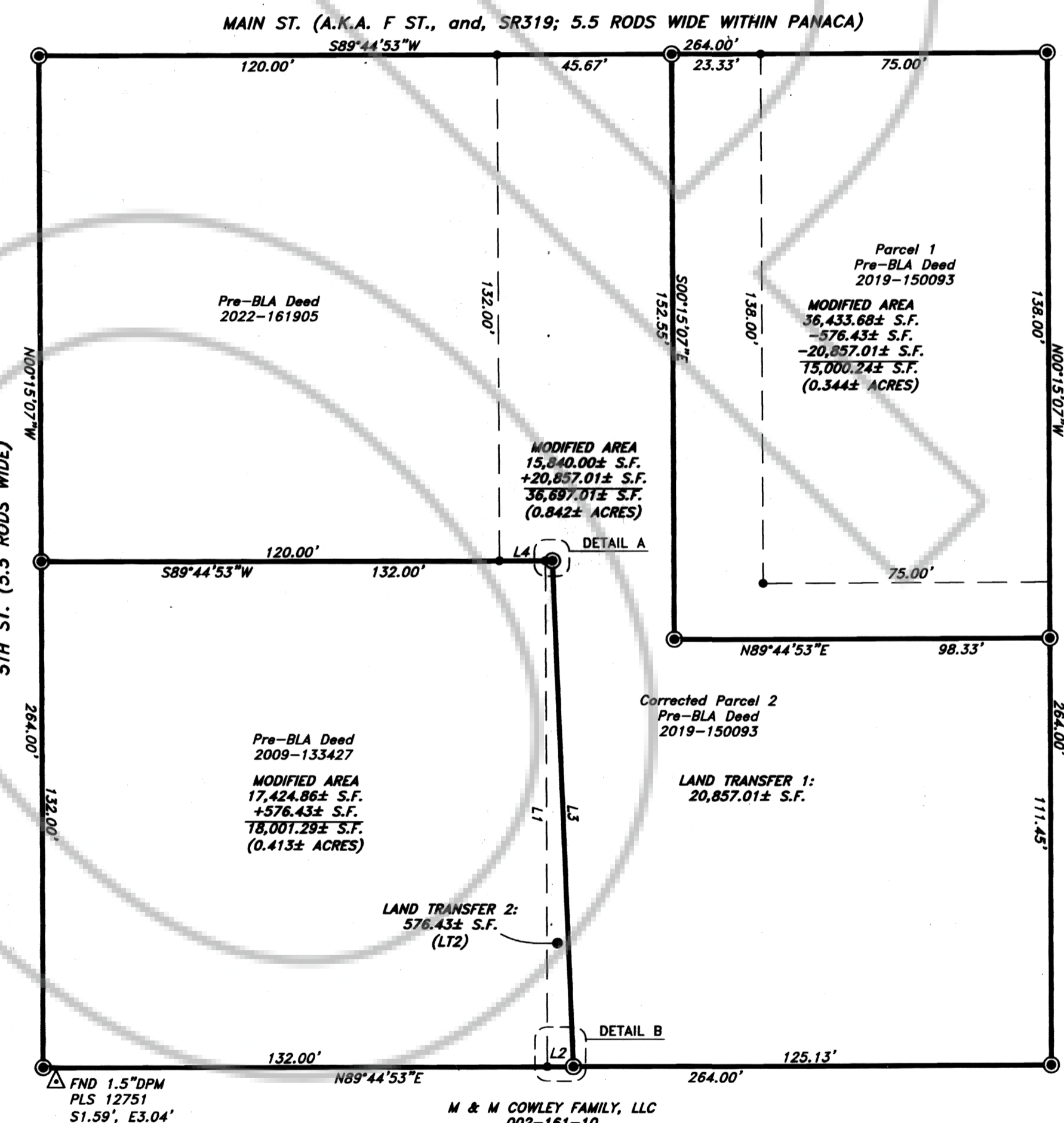
ABR	LONG NAME
CC	CONCRETE CURB COR
MP	CL METAL POST
NS	NOTHING SIGNIFICANT
PP	PLASTIC POST COR
RT	VERT. RAILROAD TIE COR
WP	WOOD POST COR

The purpose of the Feature Table exhibit is to evidence the magnitude in location of existing improvements by feature, most all of which are not accompanied by found or recorded professional survey which would likely have preceded and therefore guided original feature construction location.

PURPOSE STATEMENT
 This map is created to transfer land and modify taxation to match as well as to conform to existing fences pursuant to the provisions of NRS 278 and 625.

SURVEYOR'S NOTES
 1. A diligent field survey was performed searching for title retracement evidence wherein the map for Panaca, Document 34, coils for square blocks, 32 Rods by 32 Rods, including streets that are 5.5 Rods wide in instances where they are not vacated.
 2. Two recorded maps were found that evidence professional surveys for Block 46 which support construction which do not conform to community wide right of way Panaca Plat street dedication.

- REFERENCES**
- NEVADA Revised Statutes, Chapters 278, 452, 625, and related NEVADA Administrative Codes.
 - Deed Doc No. s: 49808, 58238, 62335, 73859, 88098, 88099, 118903, 124300, 126098, 131730, 131731, 131732, 131733, 133427, 134355, 135327, 141999, 151787, 156093, 161905, 163429, 163430, 163433, 163434.
 - Map Doc No. s: 34, 98569, 131529.
 - caveat: No title report was provided to the surveyor. Therefore, items of record that may encumber or have impact on rights, covenants, codes and/or restrictions may or likely may not be reflected nor shown hereon.
 - USA Serial Patent No. s: 2 (Judge Tives' Panaca Patent), 27-72-0012, 27-78-0002, 27-73-0002, 27-83-0015, MNVAA 000032, MNVAA 006697.
 - Federal Cadastral Surveys:
 - Original Subdivision of Sections approved March 19, 1873 BY E.S. Davis, Surveyor General Nevada.
 - Dependent Resurvey approved July 21, 2010 by David Merlan, Chief Cadastral Surveyor, Nevada.

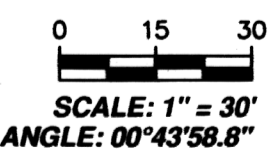


- FLOOD ZONE**
 The lands being transferred fall wholly within areas where no flood zone data has been established per Fimette, PANEL 32017 C2117D, acquired 2024/04/14 at 20:00 EDT: Fema.gov
- MONUMENTATION, FEATURE & MAP SYMOLOGY**
- Found Section Corner, or as noted.
 - Found Quarter Section Corner, or as noted.
 - Set 1.5" diameter aluminum monument inscribed Artisan PLS 9677, as shown, unless noted otherwise.
 - Found monument, as noted.
 - Found In Situ Improvement Feature, as noted in table.
 - Set 80D Nail (for field retracement, to reduce owner confusion)
 - Modified Deed Line
 - Block & Section Tie Line
 - Lot Line
 - Former Deed Line (proportioned as required)

LINE TABLE

LINE	LENGTH	BEARING
L1	132.00'	S00°05'17"E
L2	6.87'	S89°44'53"W
L3	132.10'	N02°25'23"E
L4	13.87'	N89°44'53"W
L5	1.86'	N89°44'53"W

BASIS OF BEARINGS
 Basis of Bearing hereon represent a true meridian passing through NV East Zone Central Meridian Point of Latitude 34°45'N, Longitude 115°35'W, as determined by geodetic means deploying NavStar and GLONASS satellite measurement technology holding NSRS CORS established Panaca Valley fixed points within their designated NGS 2011 (2010.000) Reference Frame. All bearings shown hereon are State Plane, all distances are ground.



SCALE: 1" = 30'
 TOWN CONVERGENCE ANGLE: 00°43'58.8"