

003-30

001 East Ninth Street
Building D
Reno, Nevada 89512
(775) 328-2231



Feet

0 5 10 15 20

1 inch = 20 feet



last updated: _____

area previously shown on map(s)

NOTE: This map was prepared for the use of the Washoe County Assessor for assessment and illustrative purposes only. It does not represent a survey of the premises. No liability is assumed as to the sufficiency or accuracy of the data delineated hereon.

PORTION OF THE S ½ SECTION 26
T20N - R19E

UNIT DETAILS

The diagram shows two identical L-shaped lots, LCE A and LCE B, separated by a 12.00-foot wide alley. Each lot is 35.00 feet wide and 40.00 feet deep. The lots are divided into two sections: a 1205 sf upper section and a lower section. The lower section is 19.50 feet wide and 10.00 feet deep. The alley is 12.00 feet wide. The lots are labeled 'LCE A' and 'LCE B'.

[illegible]

The site plan shows two adjacent lots, 49 and 50, separated by a dashed line representing the LCE Driveway. Lot 49 is located to the north and east of the driveway, while Lot 50 is to the south and west. The LCE B areas are shaded in light blue and are located within the LCE Driveway. The LCE A areas are located to the north and south of the LCE B areas. The plan includes dimensions for the lots and the driveway, and labels for 'LCE DRIVEWAY' and 'LCE A'.

Feature	Area (sf)	Dimensions (ft)
Lot 49	1205	40.00 x 35.00
Lot 50	1205	40.00 x 35.00
LCE B (North)	1272	10.04 x 19.50
LCE B (South)	883	9.01 x 19.50
LCE A (North)	420	12.00 x 35.00
LCE A (South)	420	12.00 x 35.00

The site plan shows a rectangular lot divided into three main sections. On the left is Unit 67, a rectangular building with a footprint of 1205 sf. To its right is a central rectangular area labeled 'LCE B (SHARED)' with a footprint of 1505 sf. On the right is Unit 68, another rectangular building with a footprint of 1205 sf. The lot is bounded by a 15.00 ft street on the left, a 35.00 ft street on the top, and a 11.00 ft street on the right. The bottom boundary is a 27.89 ft street. Dimensions for the buildings and setbacks are provided: Unit 67 has a 15.00 ft front setback, a 30.00 ft side setback, and a 40.00 ft rear setback. Unit 68 has a 15.00 ft front setback, a 30.00 ft side setback, and a 40.00 ft rear setback. The shared LCE B area is 10.00 ft wide and 19.50 ft deep. The total lot area is 10,000 sf.

LCE = LIMITED COMMON ELEMENT
UNITS ARE SHOWN ON 003-30-S2,S3 & S4