

Recording requested by &
When recorded, return to:
City of Reno
City Clerk
P.O. Box 1900
Reno NV 89505

Mail Tax Statements To:
Murph's Land Holdings, LLC
2100 Kietzke Lane
Reno, Nevada 89502

Notice: Per NRS 239B.030, this document does not contain personal information as defined in NRS 603A.040

**ORDER OF ABANDONMENT
ABN [INSERT NO.]**

A ± 20,062 square foot right-of-way located: 1) between Kietzke Lane to the west and Redwood Place to the east, south of and parallel to Mill Street

WHEREAS:

- A. A petition to vacate or abandon a public right-of-way was filed with the City of Reno by the owners of some of the real property abutting the public alley right-of-way, further described in Exhibit "A" and depicted in Exhibit A-1 of this order;
- B. As required by NRS 278.480(6), notice to public utilities and video service providers serving the affected area has been given;
- C. A duly noticed public hearing was held by the City Council for the City of Reno on [INSERT DATE], for the purpose of considering the proposed abandonment, and it was duly moved, seconded and passed by the City Council of the City of Reno that the public alley and right-of-way described in Exhibit "A" and depicted in Exhibit A-1 be vacated and abandoned in accordance with the time frame and conditions precedent set forth in the Development Agreement between the City of Reno and Murph's Land Holdings, LLC, which was approved concurrently with the abandonment;
- D. Based on information received in the written staff report and at the public hearing, this Council finds that the abandonment will not result in a material injury to the public provided that the conditions precedent set forth in the Development Agreement have been met;

NOW THEREFORE, IT IS HEREBY ORDERED by the City Council of the City of Reno:

1. That the public alley right-of-way more particularly described in Exhibit A and depicted in Exhibit A-1 hereto is VACATED and ABANDONED pursuant to the laws of the State of Nevada and title to said property shall revert and vest in the abutting property owners in the approximate proportion that the property was dedicated by the abutting property owners or their predecessors in interest as provided in NRS 278.480(7).
2. RESERVING, however, to the City of Reno (i) any and all appurtenant water rights, whether surface or groundwater; (ii) an easement to the City of Reno for the construction, expansion, maintenance, repair and operation of sewer lines running underneath the abandoned area described in Exhibit B and depicted in Exhibit B-1, which sewer easement is relocatable and resizable with future development and the approval of the Director of the City of Reno Development Services Department, or his or her authorized designee (the "Administrator"), provided that any relocated sewer and utility lines shall be accomplished in such a fashion that flow, capacity, access and other functions are not diminished relative to their current configurations; (iii) a blanket public utilities easement over, under, across and through the abandoned area described in Exhibit C and depicted in Exhibit C-1, for the benefit of all public utilities for the, operation, maintenance, repair, and reconstruction and upgrade of existing public utility facilities, and access thereto. The public utility easements are relocatable and resizable with future development and approval of the affected utility.
3. This Order shall be recorded in the County Recorder's office, Washoe County, Nevada.

[signature on next page]

DATED: This _____ day of _____, 202 .

City of Reno, a municipal corporation

By _____
Hillary Schieve, Mayor

STATE OF NEVADA)
) SS Acknowledgement in a representative capacity
COUNTY OF WASHOE)

This instrument was acknowledged before me on _____, by
Hillary Schieve, as Mayor of the City of Reno.

Notary Public