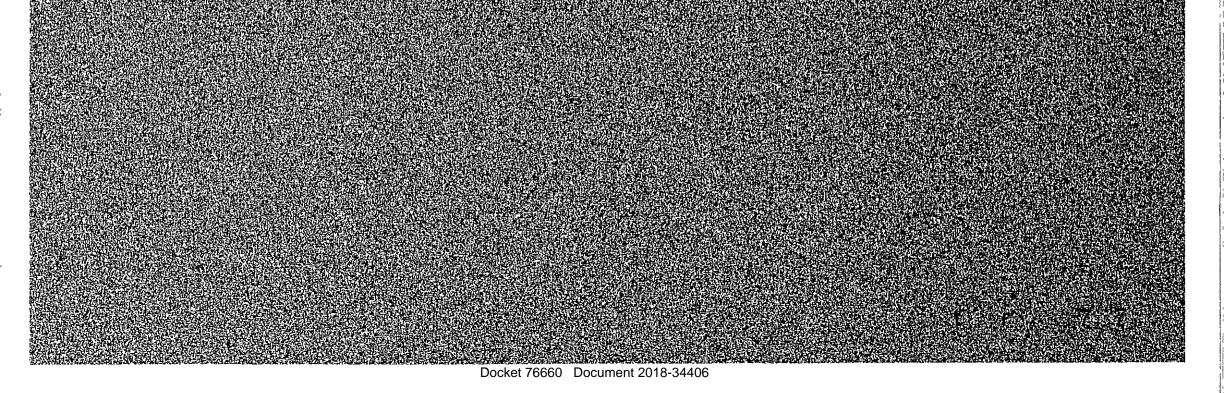
er an allon a s or dansen some

As part of this analysis and valuation, we have included two separate groupings of congressive fand sales. The subject property is being appraised upder two separate or individual valuation a scotarios, one as a tetanologous? development parcel and the other presuming it is a performed. the adjacent ownership or landholding held by Nassari

The following page sets forth a summary of the comparable land sales, followed by a Land sale Location ap and individual Abstract Sheers. These comparables have been unit of in the valuation of the subject property, in the aber condition, as a "standakour" development of cell After the valuation of the subject property or parone, as a "standakour" site and have been trated as summary of the rate comparable parcels in sites considered most conducted threely comparables to the subject property, as a presumed portion of the adjecent Nessari, ownerspip

All of the comparable land sales included within this analysis reported various terrely including the set of cash equivalency type territy. Some of the market comparables did in fact, transfer, including market rate, manufactured with a set of considered tash equivalent.



Land Sale Summary Dart Standalone Valuation Scenario

Sale Sale Sale Squit Size No Location are Rifee AcreSize

East side of Las Vegas Borlevard 1/63 \$11,300/000 756,300 514-94. north of Warm'S rings Road 2/03 12.26

6711 Las Vegas Boulevard, South 204 S25 000,000 1,085,951 555,000 West side of Las Vega Boulevard, north of enerstate 15

Soumeast corner of Mesa Verde 10/06 52,590 000 200 822 Lane and Las Vegas Echlevard 4 61

Northeast corner of Mesa Vertie 11/03 /8/2/200.000 176/854 Late and Las Vegas Boulevert 4/06

Southwest occupies of the Robindole - 5/64 - \$2200,000 - 78,244, Read Alignment and the Windy Read Alignment

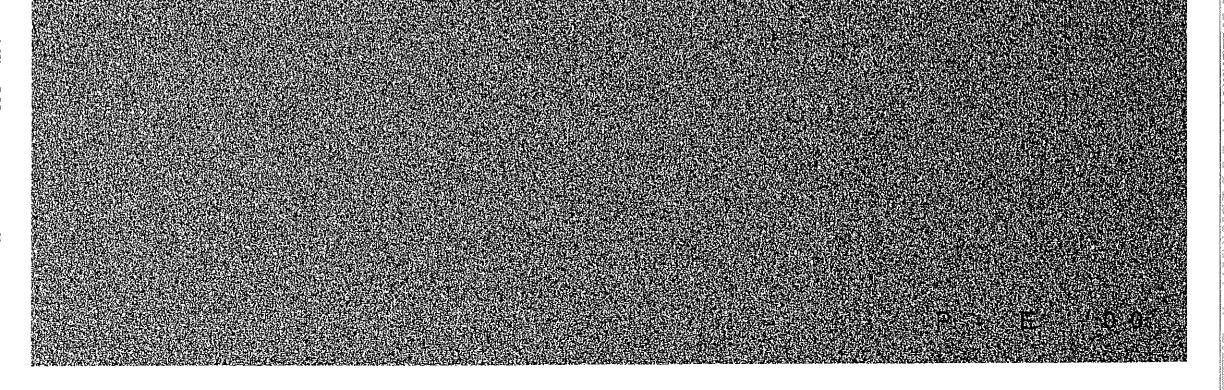
Northeast corporent Las Martin - 2004 SPEDICTOR TRADES Boulevard and Screne Avenue

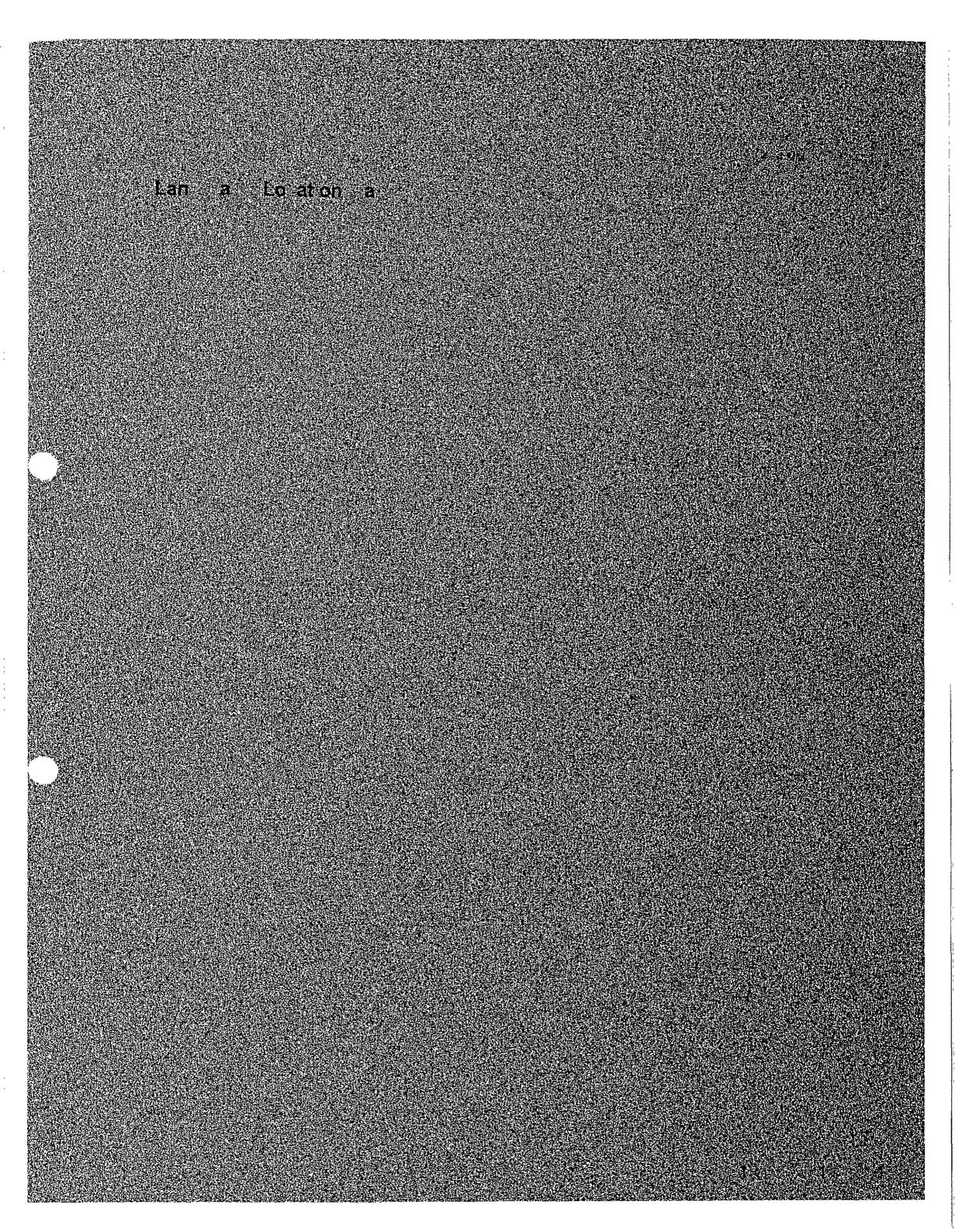
7 Southwest connect of Las Megas Bottoward and Arby Avenue

759/213 SIL 18

2.77.9

8. **19** 19 19





ignest and lest se Analisis Assuming the ubject Parcel is Plotted or Assembled to the Adjointing Cassarian nershi

a a far she more

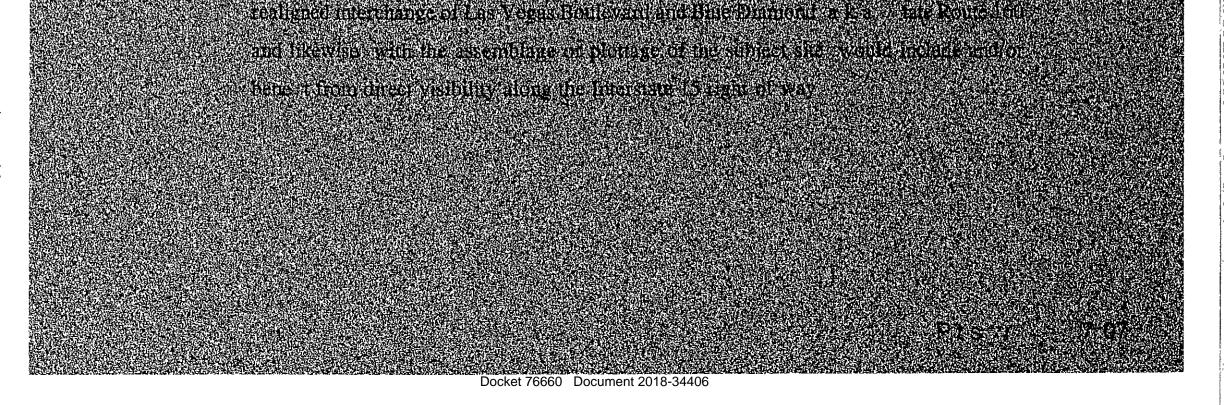
The highest and best use of a property such as the subject as generally determined after maly sing of considering to intests including, the *set of permissible provider the permissible evolvmically easible and me intelligitto at it ease* or it incluses, which world pervidence highest necessarily to the left of property towner. These lests of highest and best use more been considered or applied, or apply vacant or unisarily and lend basis only.

e ally Permissible set

The molect property under apprecisation in the aller condition presentably woold be a round a combination of the Hill and Ressonance required by under the woold valuation scenarios, we have presented revening would be generally a loverhity green development fronds along the late vegas Bealavard and Intersteter 15 corridors within the unmediate and general submarker.

nder the second valuation sectable it is subject property we slite informs appreciation to part of the actioning. Viewer coviewing an landbooling and constiguing its contribution when it is noted, that the majority of the Nassen parcel is presently zoned if it. I handed Resort and Apartmon District. This zoning oness, cation allows for normal emimetricity telated, developments, including, botel castors, non-guiling, related hereis, threshore telated, developments, including, botel castors, non-guiling, related hereis, threshore telated, developments, including, botel castors, non-guiling, related hereis, threshore telated, developments, including, botel castors, non-guiling, related hereis, threshore

nevelopment with a major courist commercial related hore. Cashor factory shis hores, that the subject property, on the after contribute will have donest corper traenations at the set



Based upon available autormation the Nastari narcel is being bed for impredevelopment with a tourist commercial hotel casino type facility. This would presume use permitting and other recessory licensing would be granted which would facilitate the otherape development of the Jargest parcel, with a couper tourist commercial rope facility.

Physically Possible Use

The subject site in the differ condition, will contain approximately 28.80 acres. The Nassari parcel in the other condition, will include a total of 42.21 acres, with 41 memory of generally oriented in the nonthwest conter of Las Vecas Boulevert, and the realignment of Hute Diamond Road.

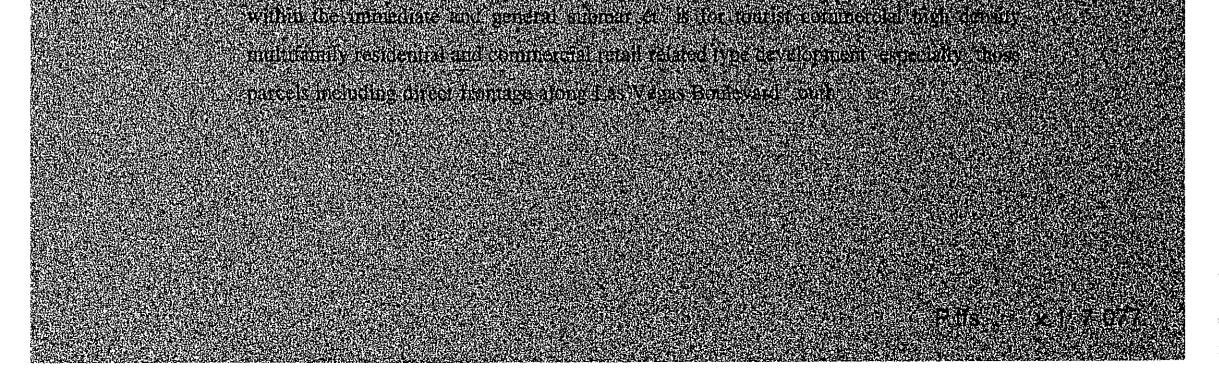
A small remain or remainder area commany approximately frances with remained doing the south side of the realigned Blue. Diamond Read Commed with the Massari parcel the subject property in the aber countility would chaptering to do of a constant the suitable in side to be improved with a france marks commensative telever how were project

is viously demand would have to be warranted for the development and use of the some of property with a major countil commercial hole! project this ubter previously demand for sites studie for armery and secondary tourist commercial type development is peristrong at this time, an expected continued transficted.

Economically feasible and a similar Productive Uses

section of the scandalone valuation of the subject property theover all development tend

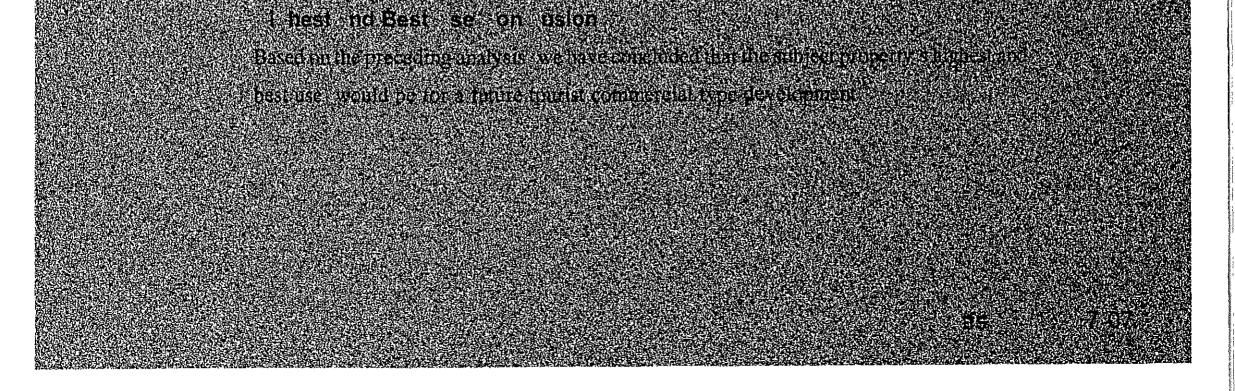
as previously descussed in the Economically Economically Economically Economically and and a second second second



The comparative land sales included within this analysis and valuations are identified as being the best available and most directly comparable to the subject as a part or portion. of the adjoining Massari parcel. This valuation scenario recognizes the syleral super of the subject site or parcel, in the after condition. This reader is returned to manping movided by N T which depicts the overall shape of the parcel, as combined working

of the larger particlor site in the after control on would highly dot be desclopable with a buildings or structures. Over entress portions of the site cruit be utilized as oneite parking and as part of future landsteping. Any nuce a nonunal portion of the subject a property of plottage or sciolantic the Nasseru landbolding, would put be detectly developable, we have identified a manual discount to the unit of the subject of the subject of the subject of the science of

Assembling of the subject the tothe Nesser ownership would effect the courtinutory value of this site over and above our conflicted and value control of the subject passel as a standardie development site in our opinion. The economically reversive and maximally productive use of the subject landholding in the steer concurrent of a systemet of the subject landholding in the steer concurrence of a systemet of anotholding in the steer concurrence of a systemet of a subject landholding in the steer concurrence of a systemet of a subject landholding in the steer concurrence of a systemet of a subject landholding in the steer concurrence of a systemet of a systemet of the adjourner based of the subject landholding in the steer concurrence of a systemet of a subject landholding in the steer concurrence of a systemet of a subject landholding in the steer concurrence of a systemet of a systemet of the subject landholding in the steer concurrence of a systemet of a systemet of the subject landholding in the steer concurrence of a systemet of the subject landholding in the steer concurrence of a systemet of the subject landholding in the steer concurrence of a systemet of the subject landholding in the steer concurrence of a systemet of the subject landholding in the steer concurrence of the subject of the subject landholding in the steer concurrence of the subject of the subject landholding in the steer concurrence of the subject of the subject landholding in the steer concurrence of the subject of the subject landholding in the steer concurrence of the subject of



from Las Vegas Boulevartz a lenerally north of the subject processes is the established should enter the first sector as the sector of the Sonthe side has major hotely easing facility along the separate portion of the mention of the

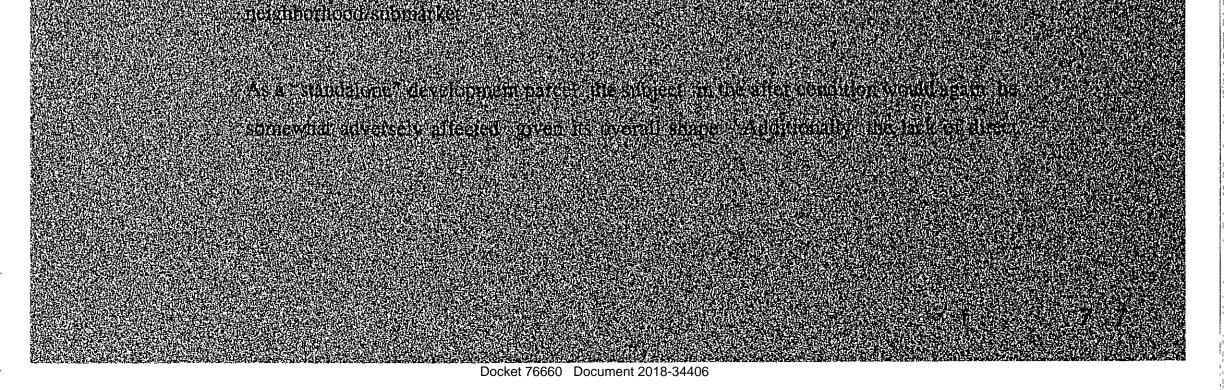
established compression viandam, days. Passimplears was ableaded a concerned by huilding neight restrictions -> copenies south of the Manuality Bay, down to cru fier the Bine semond and night of why are all perce in throughout the standard methods as established by according contrast concerning provident to the McCardan dignational Auport and established thight paths, it excherence and acrossly patients,

Suitable vector level percess of necessary sile for finance construction of orthographic technology

consider within the minie one of the energy reason of the subjection memory. Enters the overall development render portener dateng 1350 vegas Benlevard, Asvend branner pass that an the jupple, additional newsports seemover call here a start develop meas sould be experimced within the subject sammed are not the orthogod submarked. Generally mention the Law wegay "Sumply Law wegas Boulevant contribut day beor preciption and wegay the property was precipted. and improved with dery impred vacant development and mentiled spector for existing Mandalay Bay - mel/Casino and multim Sabara Ayeroc

COULDST COMPUTER VIEW DEREY CONTRO PRODUCES SCO ASSISTATIONE PROVIDENT SOUTHER STORE

united electromemor to mese commercial field icasi to the porties of share vesue bonichard. would be expensed without an economically offseters improved parcels of without the increding heighborhood submarket. Goven dramalically escalating piges pring plat for estropisted parties completeral developments cars or this inclose obtain control control setting to be conticor of would be expected, that within the telatively short-certaindate strea e menerenza di manusi secenarice dal menina e wondri de excernizació avitari de entracado



frontage on Las Vegas Boulevard, would likely preclude its utionate development with a prosity tourist commercial type development. Such as a hotelicitation. The overall size of this such at theorem also would likely precludests there development and incomposition a primary tourist commercial facely associty providents there development and incomposition parcel would be adequate or successful for development of a high density maintanely project, such as a conforming dimestant forely or secondary maintenely development, such as a multiple limited service hotel project.

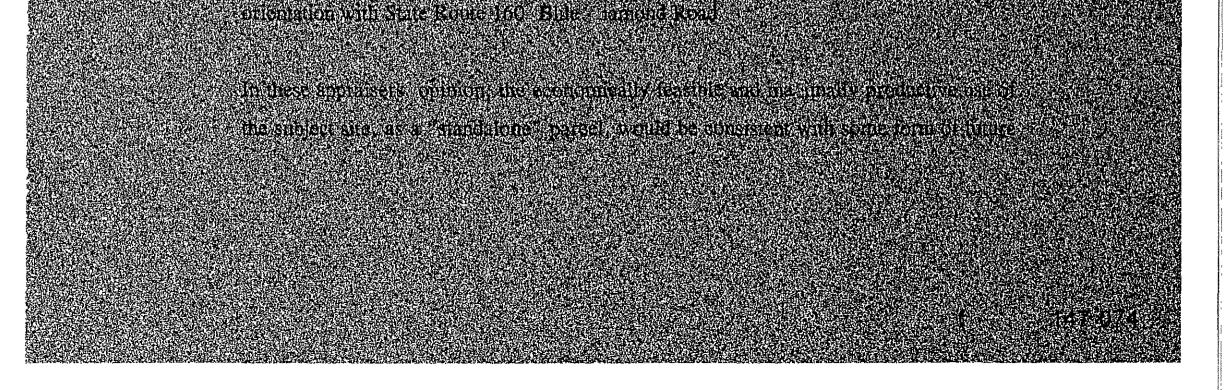
6 63

fighted along the south side of Russell Road, just west of Intersuce 1 is a intrimute building project, including nationally flagged limited service herel properties forcules a Reaclence including commy reputed barel instactives. Some torm of defensioner somewhat similar to this project World, in these approxies, optical, be quitable anti-joint for the subject site

included in the Land Valuation Section of this report. We have incorporated and adapted a comparable sales on numsfers that were acquired for Sigh density multifamily readenial and secondary tuning commercial genues projectics, including sites have end becautable for timeshare development

scored, the market value opinion of the subject site, he is "statifiatored possible sees that the and value opinion, of the subject one as a part of the obloating Possaria inductions. The contributory value of the site, as a part of the protecting of the Nessaria twint ship is, in these appraisers, on month inguest then one a "storidational" type facts sit scenario. The unit-value of the subject site, as pictures for the subject the subject parts of the subject site scenario. The unit-value of the subject site, as pictures for the subject the subject parts of the subject site.

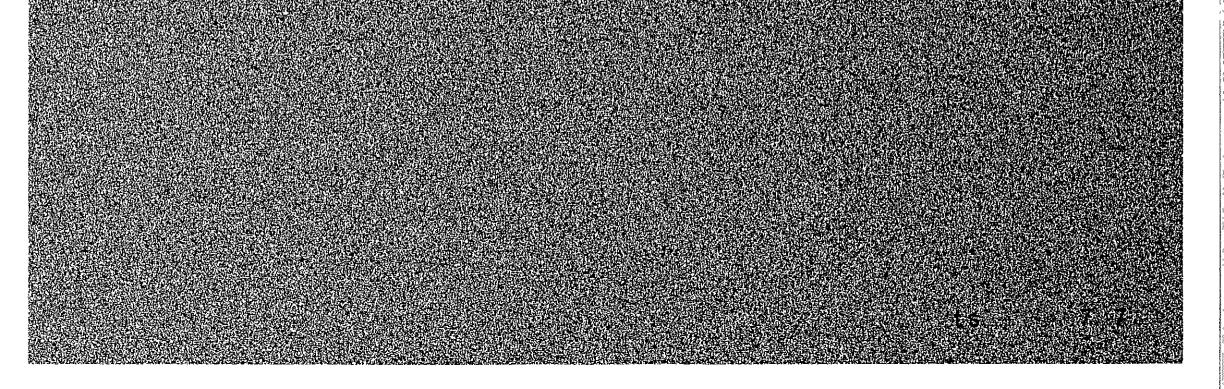
clearly enhanced given as lise vegas denievare fromage characteristics and scores



development of high density multifamily residential or recondary couche commercial as discussed and noted in a mit value conclusion of the subject size in the alter conditions as a "standatone" parcel as in line with unit prices being once for comparable sizes or parcels including secondary tourist commerciality pedevelopment potential or high density multifamily residential development

i hest nd est se on sion

aced on the presering a strong two have concluded that the subject property subjections bescus, as a "standal une" parcel in the after conductor would be for some them of plane secondary doubst commercial type development or high donsity multifamily residential and



Presently electronic multic signal is on exists at the intersection of Las Negas Bedievned and Brue Diamond Road and also at Las Negas Boulevard and sadmed Lane Presumably in the other condition the traffic signal at the Blue Diamond Road and Las Vegas Boulevard intersection would be removed covered enderthe valuationscentaria as a "standalone" parcel the subject property would include perpetual appress and egress from Las Vegas Houlevard for way of an access essentent — other the alternate valuation

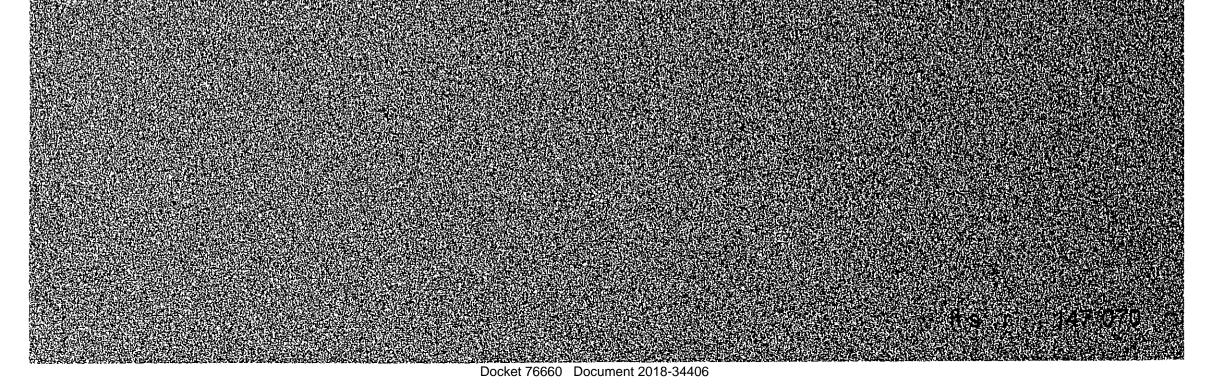
1.1.1.1.1.

scenario as a part or portion of the adjoining Massari ownership dhe existing access casement from Las Verus Edufevant, would be vacated or resoluded.

Elood a are Dasignetion

Based on our review of FEMA Flood neuronce Rate Maps. Community Finel Monthat 2560 of 40 Uandmenn edus Map Murcher 22003 C2566 E. map revision date September 2 2002 in appears that the subject property is located within a - one - rewhich ere are a clearning to be curvite of the 0.2 - some locance, pod night

A complete legal description of the subject property on the prestrict after condition was not submitted non-reviewed by these appraisers — gnerally speating the subject property is a portion of the Scotheast — of Section — cortishing 22 South Range 61 List M D H = M



estance declars for size when annel of attom

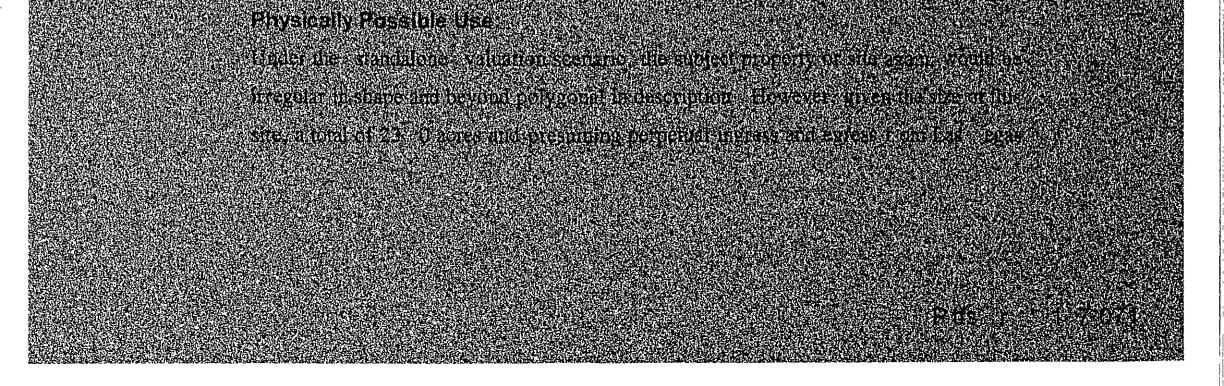
The highest and best use of a property such as the subject is generally theremissible analyzing or considering functions including; the *le giv permissible in precale possible* economically could and manipulating provide a case of the user subjects which which bravele the highest per return to the lense of property owner. These tests of highest such as the task have been considered or applied, as vacant, unumproved line only a transity is and value or to best described as being in the a second due to estimate the Koule of a principation of the reduction of the Diamond, Read, a second due to the Koule of a principation of the reduction of the Diamond, Read, a second the Koule of a principation of intercharse

Le ally Rennise Die Use

e an e a star a star

Under both voluntion scenarios, the legitly permission ose of the subjectivities would be used according. The subject property in sub-according that appears poles allow data of classic clittons: including: Derbesign manufactoring for Light Industries If I (General Highway contraje). If I (Linning) Result and Apartment Plantic and Ref Result and Apartment Plantic and Result and Apartment Plantic and Ref Result and the subject of characteristics of the subject property with averally informated film the induction of parcel could do rooting bar dramate development of either multilarity assidential development of an apendating tourist commercial type development or stars. As will be infine discussed, averall demanders

- partiels or success structure for brigh density underflopility residential, or secondorectromaticommunications such as a dimestance consideration steromost timestance related house desirations



Bowevard, along a read ensembert the subject and winner be suitable for divelopment with wide and varied types of potential uses. Over all demand for sines suitable for bigh density multitumity residential development and or conditionifium understate resorts, the second strong, with a continued frend generally expected. It is also, recognized analysis, or of type of secondary completenal type, development, sinch at finited service and of of type development, would also represent a physically possible use of the site provided in the

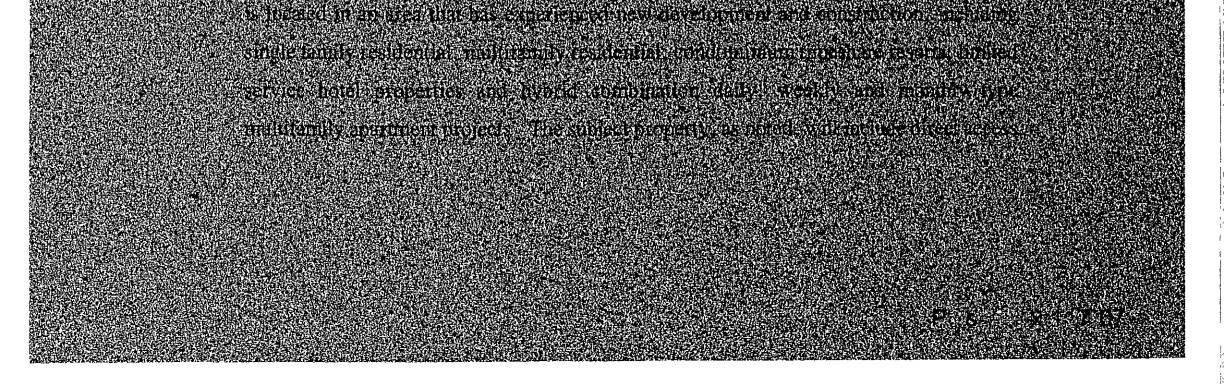
after condition

The general constrained dispactements and shape of the precess world intestit some development respectives and the correspondences would not be developed at a recognized fluit for northwest only more purplets of the specific first all operational and some the respected to operate parkage statistication of the specific state all operation of the volutic respected to operate parkage statistication of the specific state all operation of the second tic, in the allot consisting the statistication parket, does the provident the order of the in the allot constrained as a standard of parket, does the provide acquiring the order of the provide state entities.

Even with the investible site alteres that are not according to a static store to the static condition, it would be surfable for descapeoents with a trivital information with a straight and the mail static static static condition of the surface of the surfac

rentered with the second subscription of the process of the second second second second second second second se

A DECOMPOSITION SERVICE AND DECIMALITY PARTICIPATION OF THE PROPERTY OF THE PR



could be utilized as part of the overall potential or future development density and also could be utilized as obsite parking, fandscaredrareas, etc.

The reader of this report is referred to many and exhibits included or set for how then the body and Addenda of this appinisal report, for a visual depiction of the univerproperty, in its present or "As is" condition and also, in its expected after condition.

min

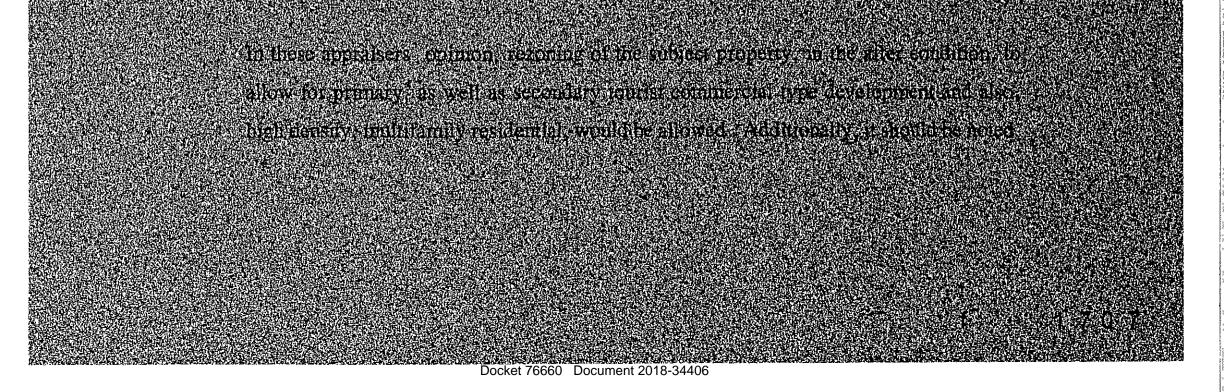
Based on available Clark County coning maps, it appears that the unspirity of the solutest property: is zoned M D (D such Manufecturing), which as a light industries zoning classification. Additionally, permons of the site sphere to be zoned FL (repertabling away bromage rand also, H). Clarkled Resort and Apprintera Districtly. Finally, trappears that the northesty and southerly most permons of the property ander oppresense an equilable within an R.E (Rural Estates Residential) zoning classification. As emberged, the subject property includes a physiology running classification in Strengthesis.

In the other conditions, presenting completion of the graduatinents: the Interstate 15 Elde Distanced Road ask as interstored of resconing of the subsect property to relieve for intro development would, the class appraiser's optimize the conservities of a formation. The subject property flows and will include direct vipibility and these model from age of the s ensuring most partian of the Interstate 3.5 right of ways. Further, the property would be a boated has optim of the restigned Blue Thangand Read and This west of the systems.

Boulevend. The HI I scoring classification is tredometric slope die Las Vegas Boulesing

curitors. Commercial confige classe cacine are also prevalent withen the convertine

Sciencerken as is hear refusibilit highway fronting off.



and the state of the state of the second state of the sta

 Gett, soriage nod subsprüce solls over consigning are presented addrage for adminitexcitometrical addrage of the solliest property is subset a primary or specificate definite a competition when the data with ensure with some form of high drugs of antimedeline research of the vision of servation only at all verse conserves accurations were roled. Towerers are subscripting to subset along only at all verse conserves accurations were roled. Towerers rule to be subset of servation only at all verse conserves accurations were roled. Towerers rule are subscripting on the engineering type reports were made available in mederation of the subset of the subset of a property of a property of the subset of the roled. The subset of the subset of the appropriation of the property of the subset of the server of the subset of the subset of the subset of the subset of the property of the role of the subset of the subset of the subset of the subset of the property of the subset of the server of the subset of the subset of the subset of the property of the subset of the server of the subset of the the subset of the subse

that the analysis that such and another is deine activity for family found to comprehensive

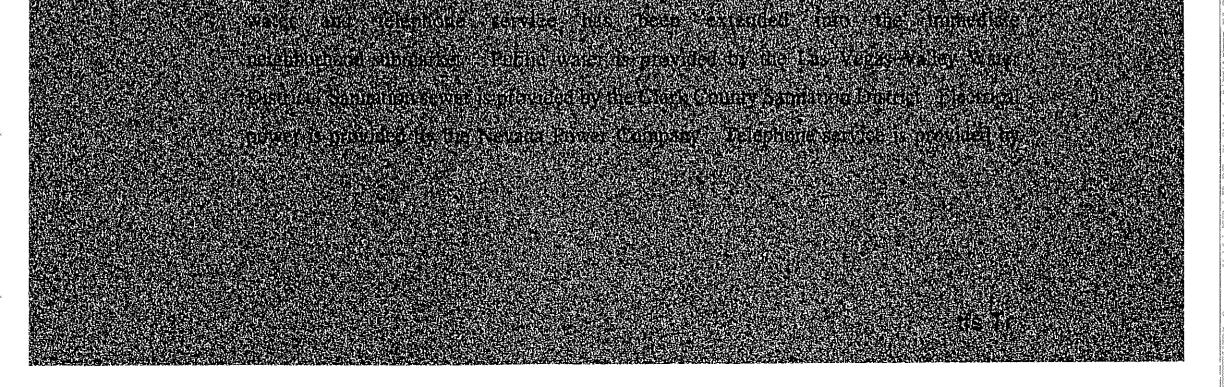
 Selentario de la sale de solentimación de la secon de la decentra de la subjección de la subjección de la factaria acontranes a mentacionemia o por adverse la affected troma non surface comunicamia;
 Salla reparación signe april any mazariante en adale mente:

The approximation of the second parameter indicated and a second of the structure of the second of t

A Three and Sheet and Advements

ele motion poloni, dell'illes confice unique della property informet della provincia della provincia della della Notion fine agricolavitta i occasi containe discontenen property informet della della provincia del

the sensing of an ASA each with the solutions of the actual weather concerned within the sense making always and Provin Seven Structure apprentiment of the second concerned within the second concerned are the



Sprint Central Telephone Nevado and charal gas is perioded by the Southwest of Corporation

 As noted previously, the subject property is elsare. Hes workin and adjacent sorth and south of the elisting Blue Dranttanti Koad right of way. The property or particle related to me wast of dues wegas Blourevard South and north of Windmill-Lane, after near us southerly broadary the Blue Drantend Road is increaved an iour level est west rulfic after and includes an overpass in the Interstorie 16 ught of why. The sciences, accountly paved and includes an overpass in the Interstorie 16 ught of why. The sciences, accountly paved and includes adoptional screet laugh announcements.

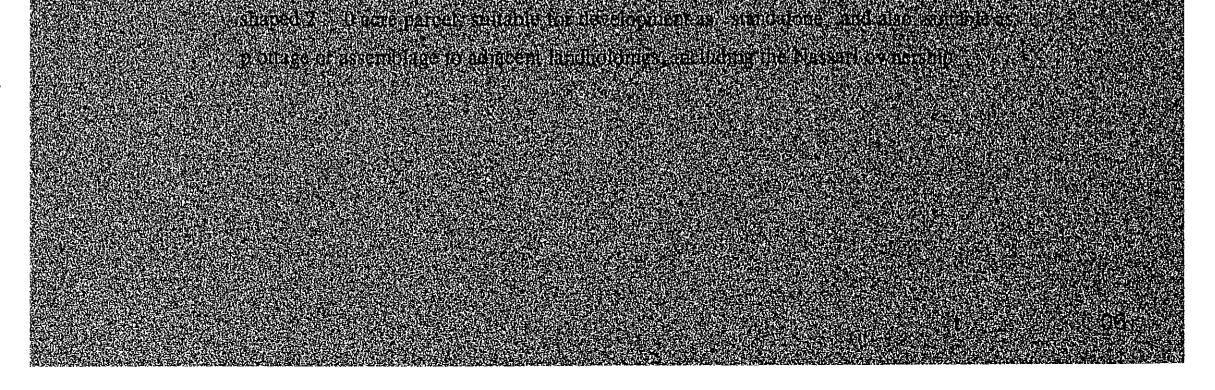
Leo Vecar Boslevard is a four due, north sould rat is arterial, including veryoes within of right of very anti-metric and sould of the subject percents. Presendly, monodificate is an intermediation book type gase west inffluence rat, with veryors of a clause only belonged Interstate 15 and has very boulevard. Presently, Word, fill Late constraint reserves the Parvin Secondiguation and forms a collaboration for some an our second.

According to authorite Assesser appung the public liquit of way along CaseMegas Boulevard Sound in 2000 feet which fill Lane as identified on a spectra lang day of Las Vegas Boulevard Sound Dig alternate restignment of the Blue Diano, id. if our rest res State Route 1605 with Windmith Lanc et Las Vegas Boulevard in Cincided for more ve

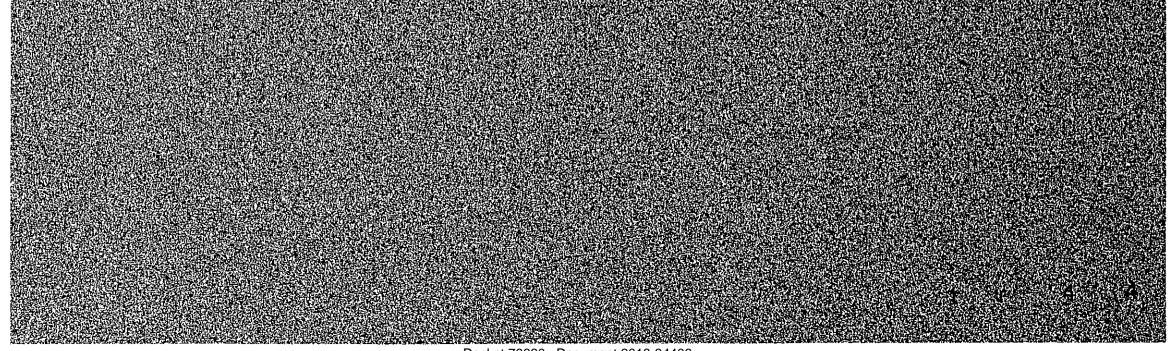
orecell increase and equals within the sometrin performating ground has wegne Villey.

Presently, Flaze Utamond Bond, a.c.s., State Romin 1965, contracts synth Los, Perce Bornovard Spunh and delid ends at this manuf nearby South and the anardais

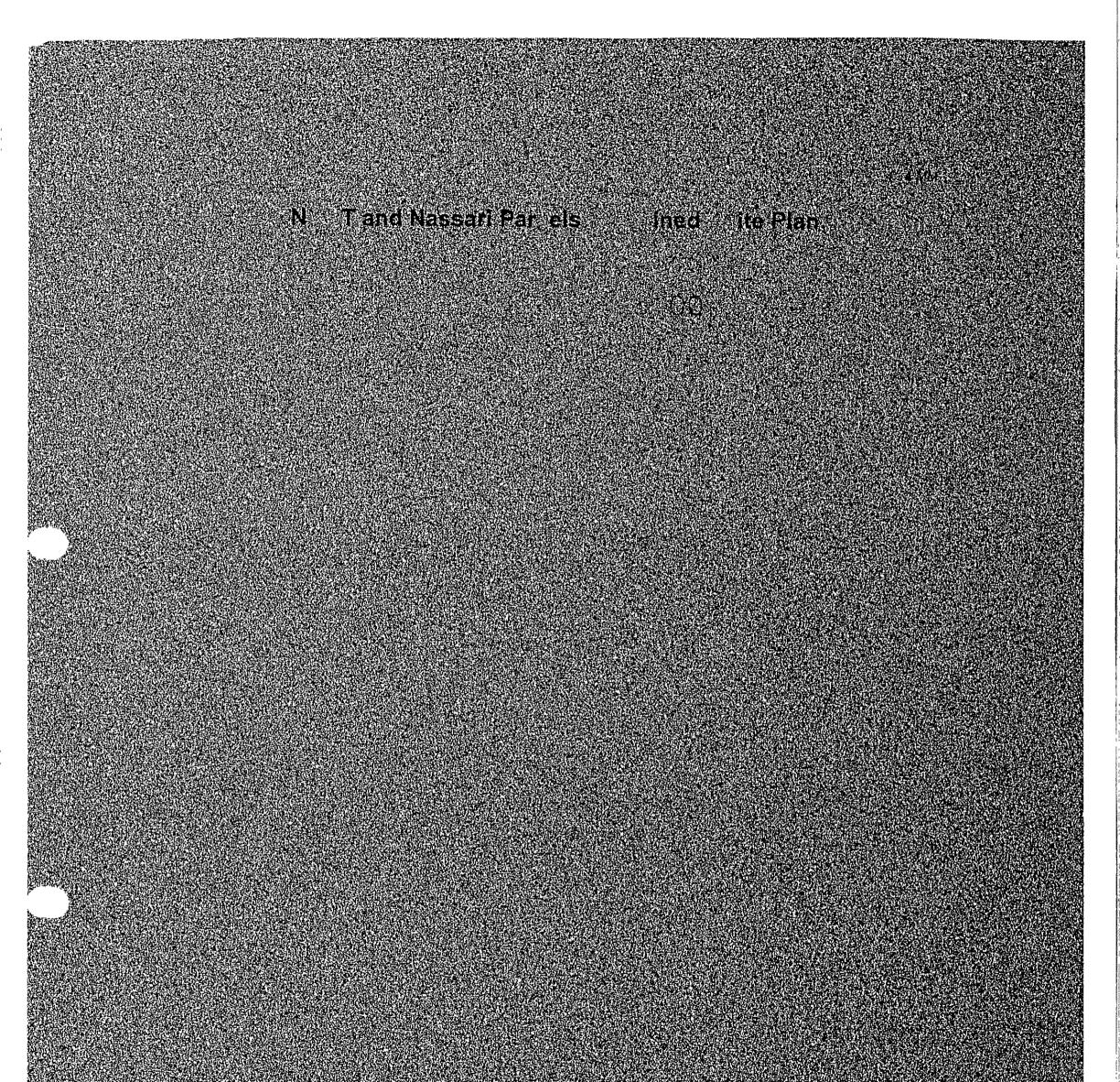
In the presence of en gradition, the subject proteins of each would be as integrable

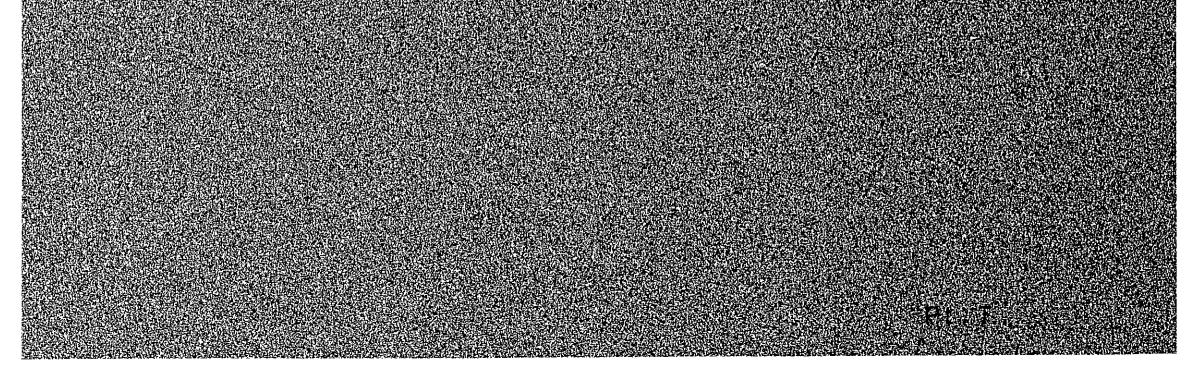


S et Provent Site Pintant er on item



Docket 76660 Document 2018-34406





e ori tion o S edi Site.

Emplerty aceticm

The subject property lies within and adjacent porticand solid of the existing State Report. - Loi right of way The property is located just sets of Las Neglis Bandesard grid us reast of the Interstate 15 right of way The subject property is identified for Clark Country Assessor Records as all and portions of multiple appropriations and the reader of discreptor is referred to the included mapping and exhibits. The property is identified solid sentities with central w portion of the greater Las Negas Valley Clark County (Nevside)

SSIS N

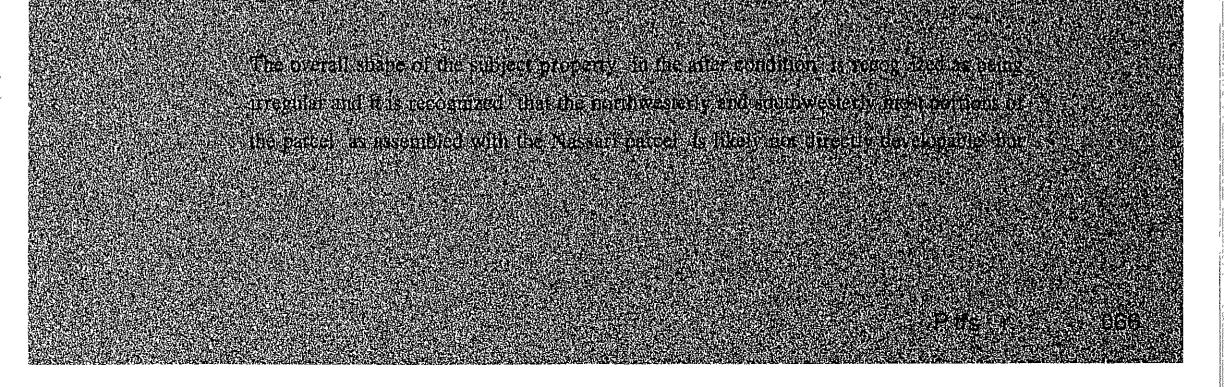
nape, vinensions and Area

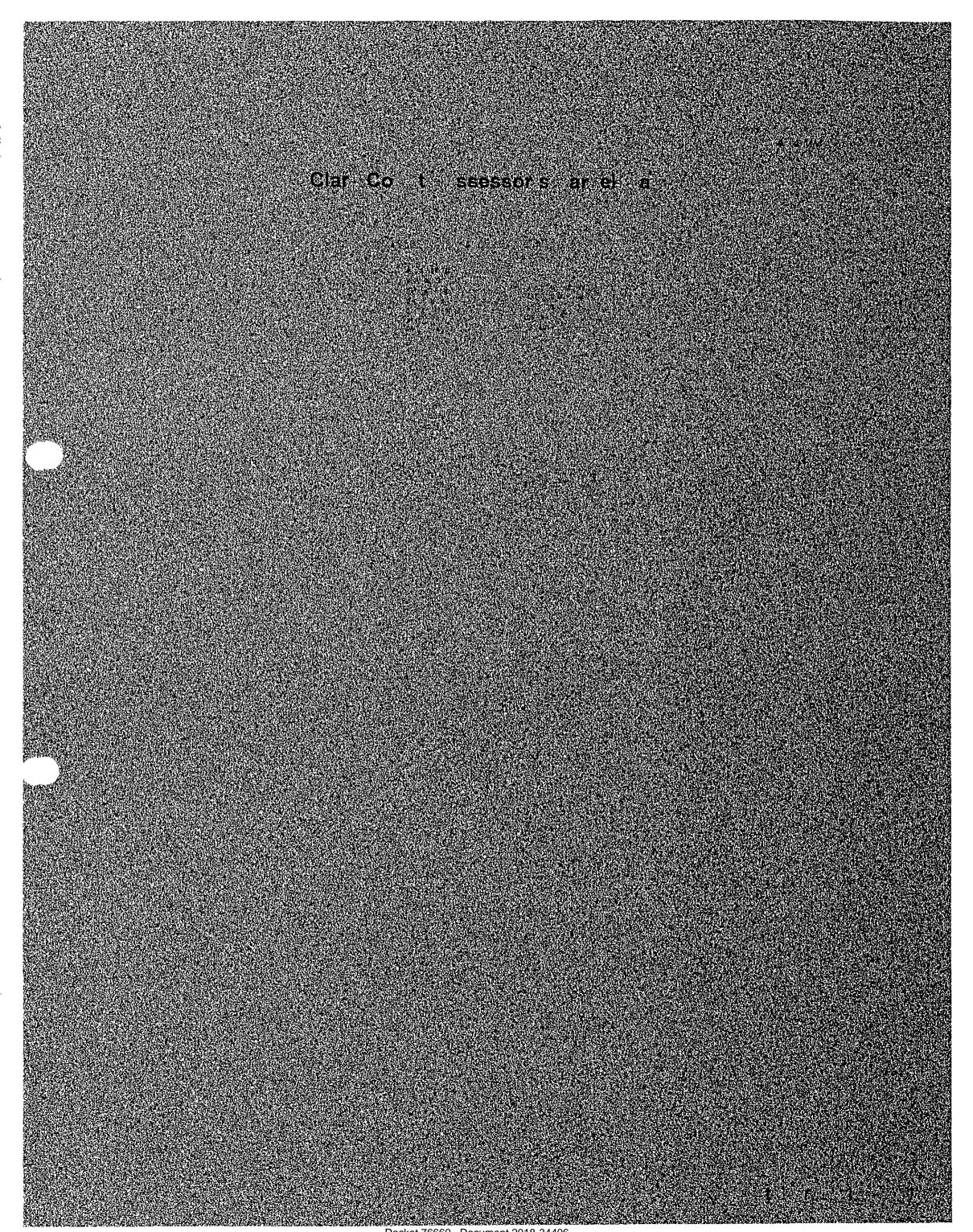
unissis siz 22 maria parcela

The subjectance in the after condition, will be unegular in shape and beyond polygood in description. Hased on the site plan and mapping pipticled by the Newada, restiment of Transportation, the process which are identified as I and R contains a sual of 2-40 access with approximately 14.90 acres in Parcel Land S 20 acres in Parcel. The two parcels

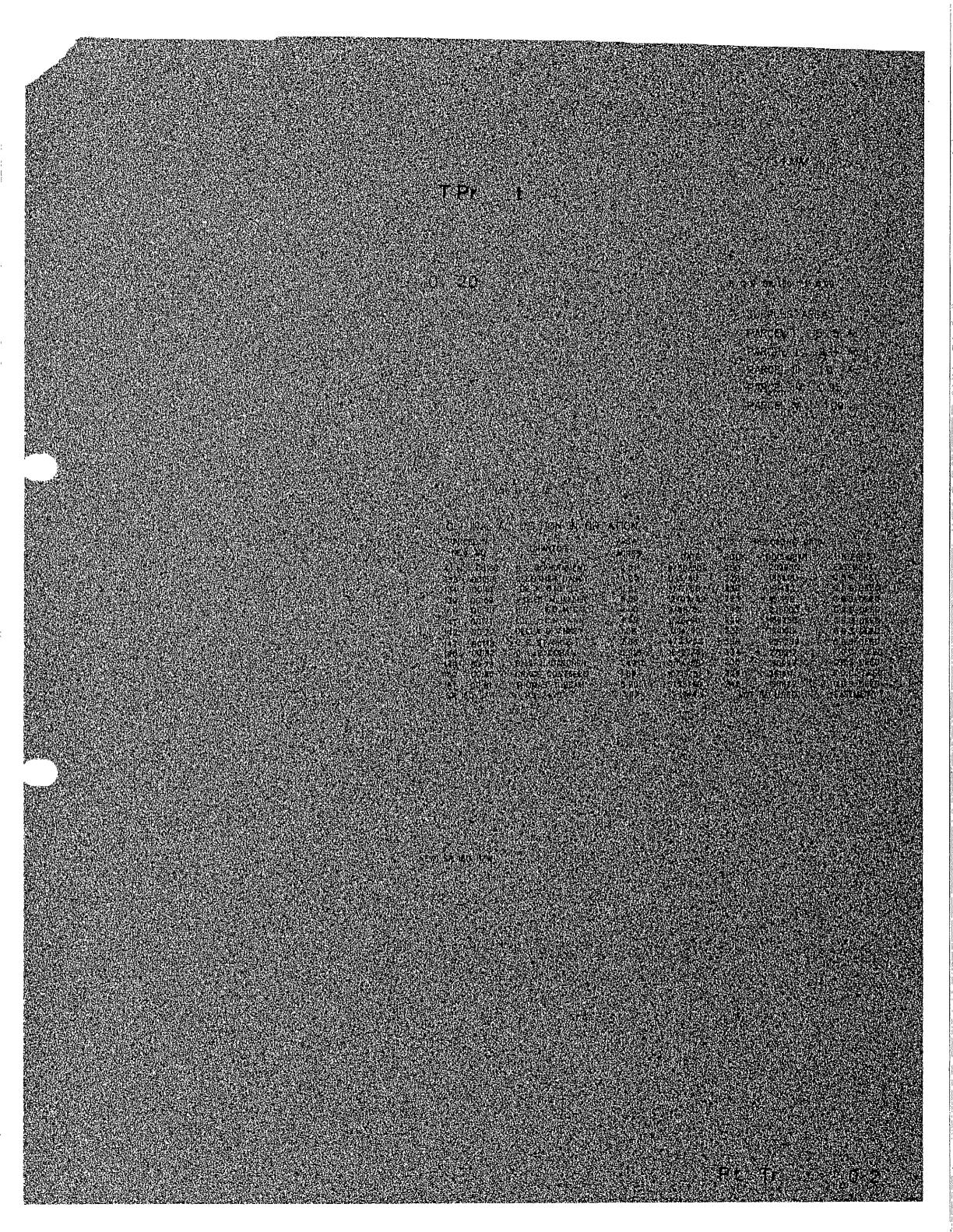
or sites are being appraised as a single potential frame development site. Classical segto adjourn varue landholdungs in grade. Suscenting one control of the subject are measured in the arter condition under the similations value on a centeres would have direct regress and coress on the Megas Boulevird by way of an access ensement, which is presente reveloped and reprised as State Rome 100. This access ensement is sufficient to width a provide addition and increased as the gress for the parcel.

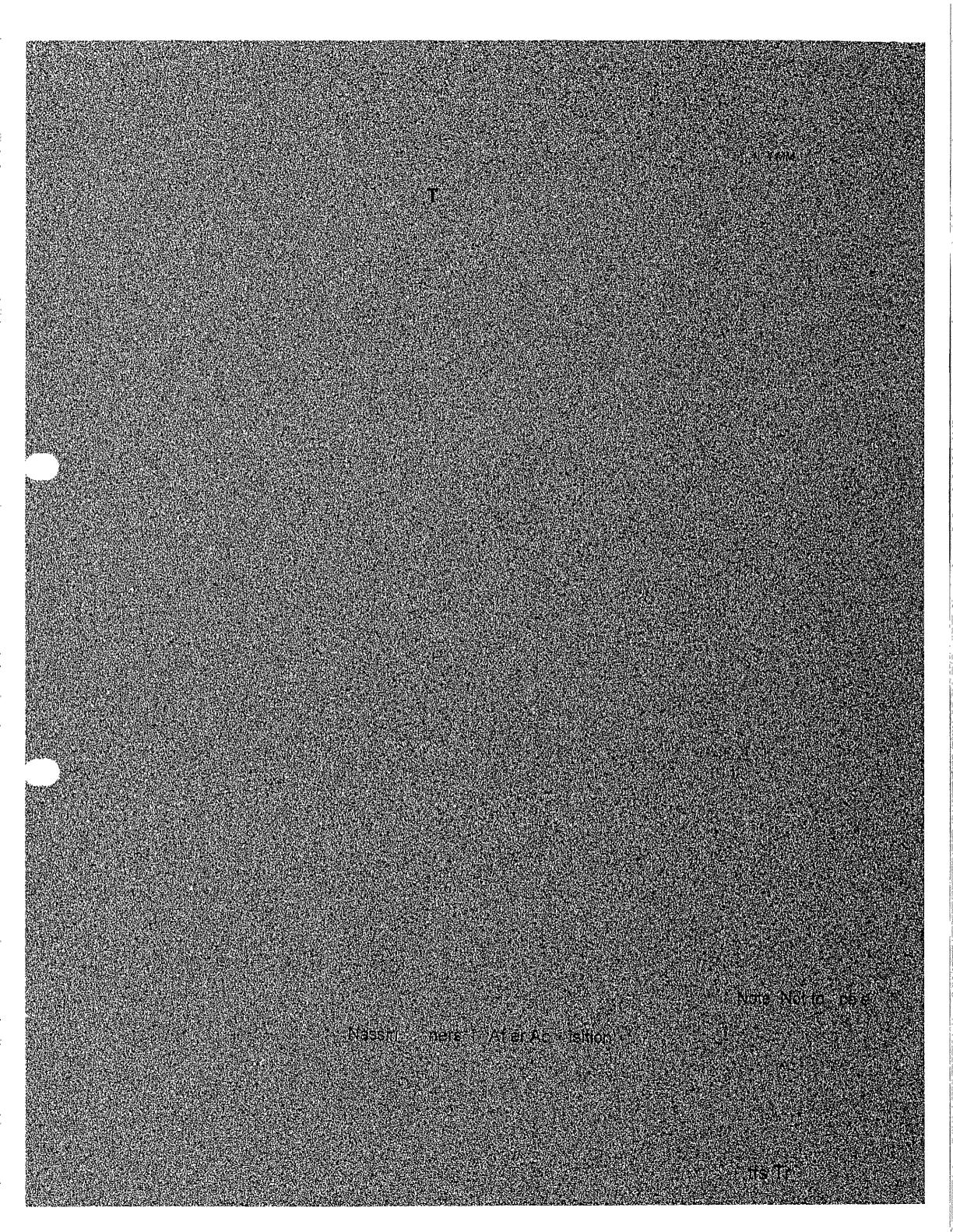
nder the second valuation scenarity the sobred puzzel or site, weaklopreadably for a portain or part of the adjoining Nassen fartholding. The percel could be assembled with

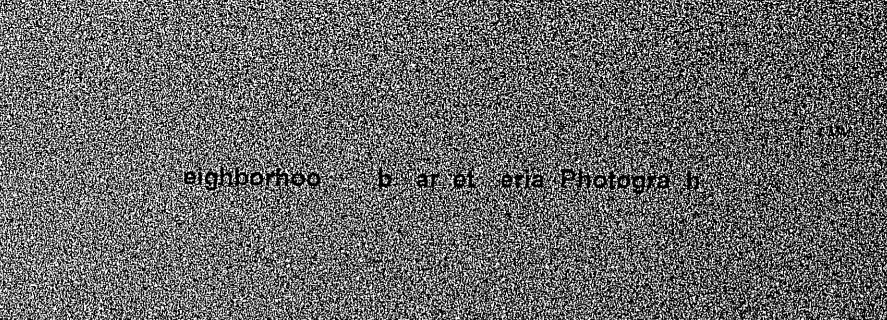


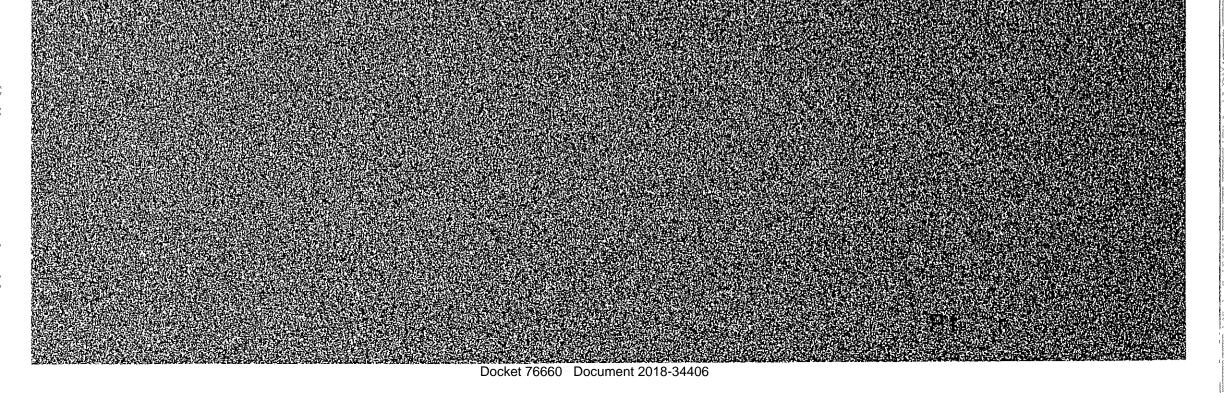


Docket 76660 Document 2018-34406

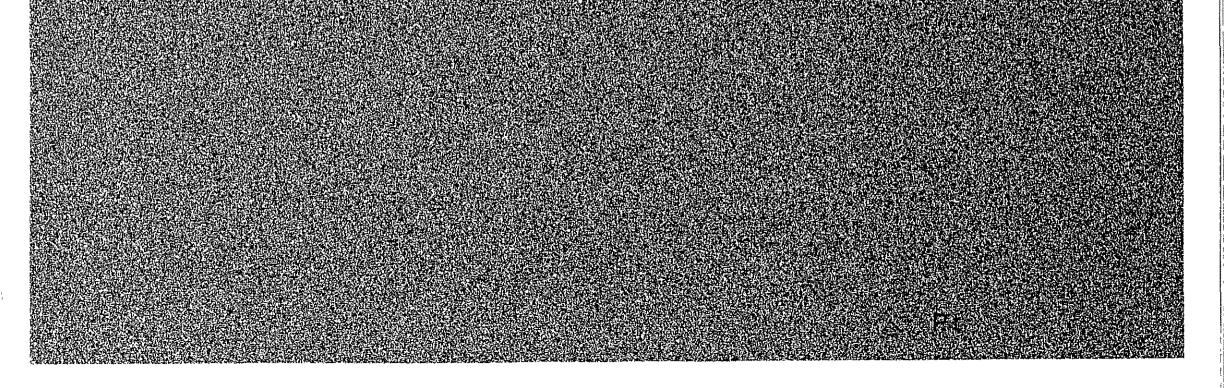




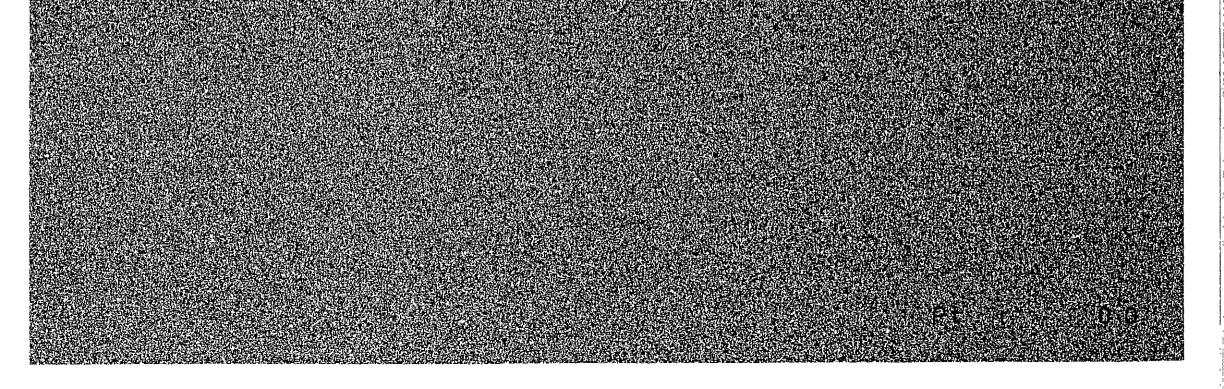


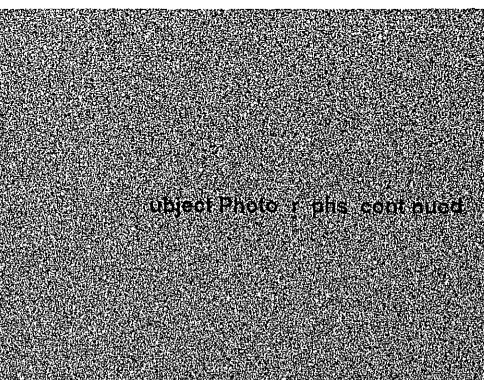


e t Properta era Photo table.



Clar Co t ssessors Par el a



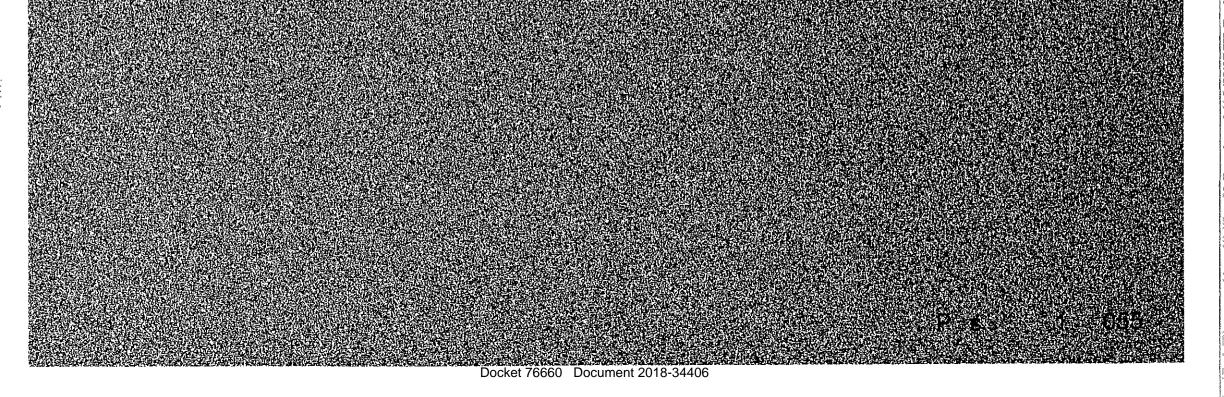


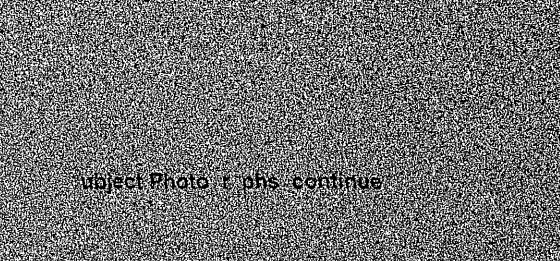
Exactly solutivestery along the Suit Fourt of public fightion Ty Physical Letter

Los vegas Beplevard Schleet property in le and title backgrout

e okug soudetty Leg Las vegat Succard Photoseco

6). • 600 (200).

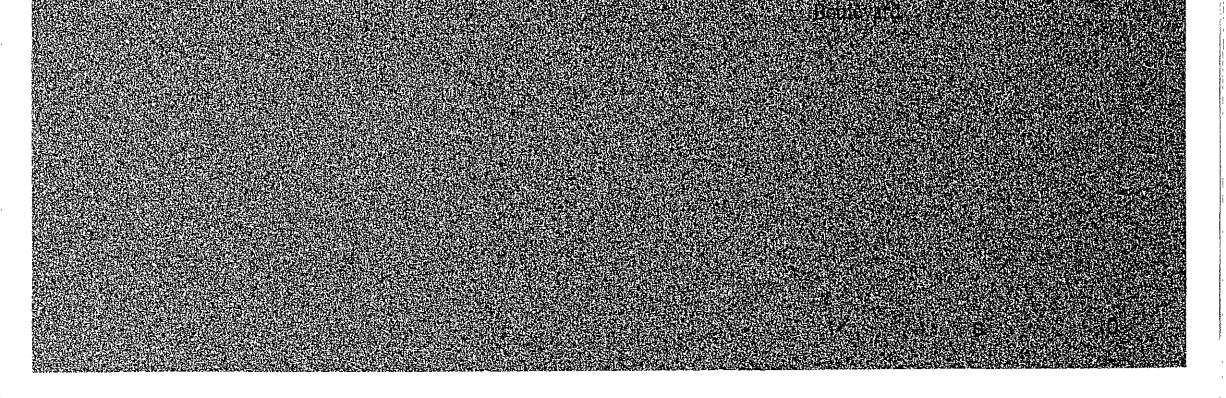




Leonalog assistancestory is the address mother is they share Result (figure figure figure)

ACCOUNT WOW STILLS AUCONFORMENT OF LOSS Las Counter of Loss THEORY (WAY)

A LARGER FULLOW CLEER Y State No.re 105 Print of ways and Clears of which the



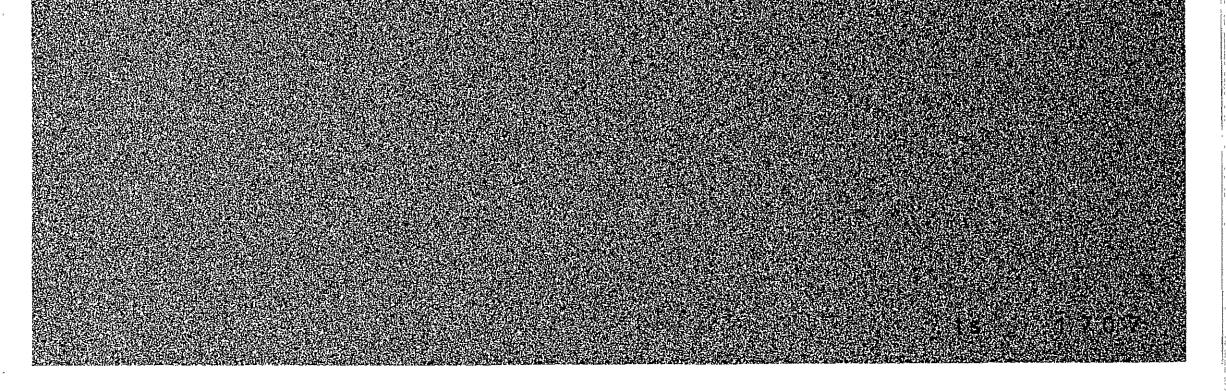
ubject Photo T phs continued

LECENCE SUCE VESTEL ILICE & SUCE VESTEL ILICE & SUCE SUCE

COLUMN OF WAY CONTROL OF THE SOURCES THEOREM OF THE SOURCES

e stange viers it who

Cold Cold State Restriction



ubject Photo taphs acontinued

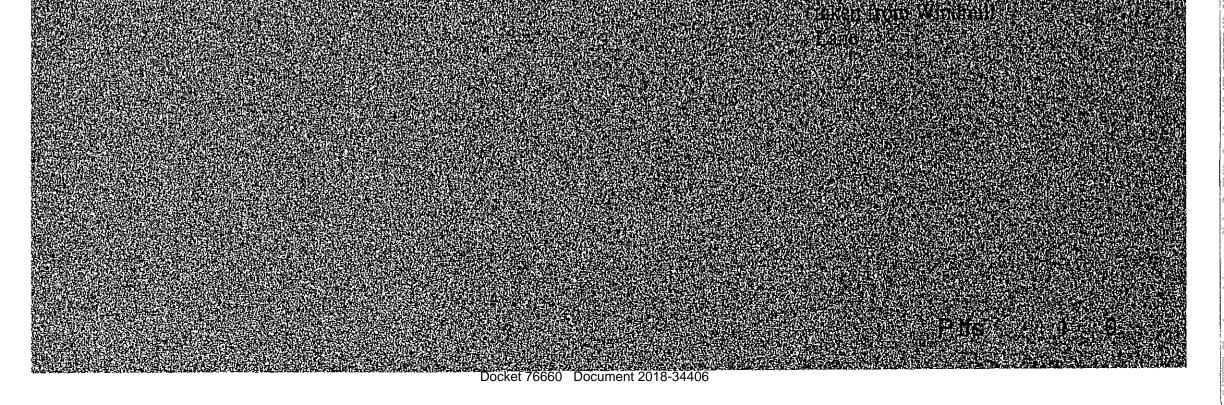
Looka castervalas

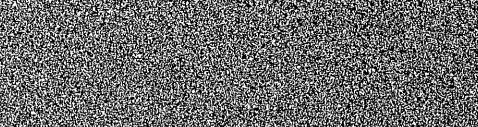
Summer and the summer of

han ann an Codh yn a'r NUMBER OF STREET, ST

a and a second second second

installing and a character





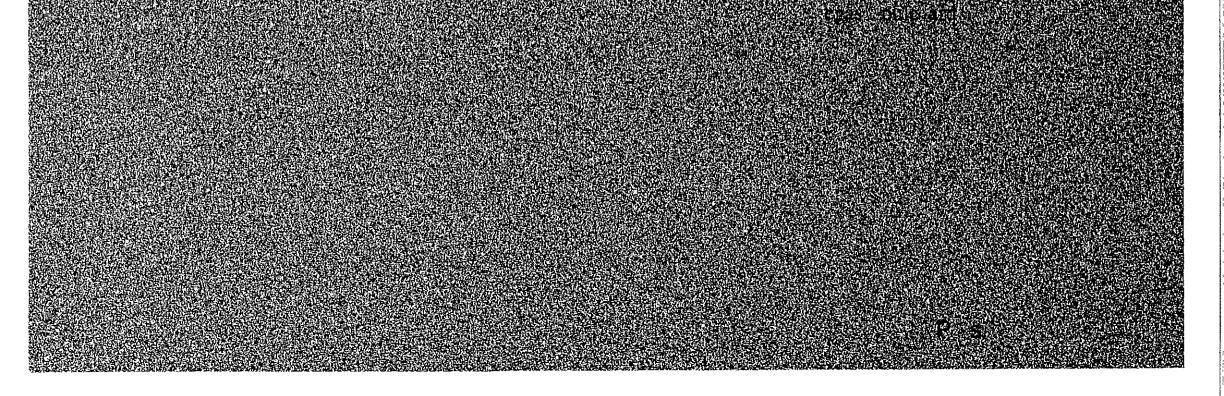
ubject Photo ratis continued

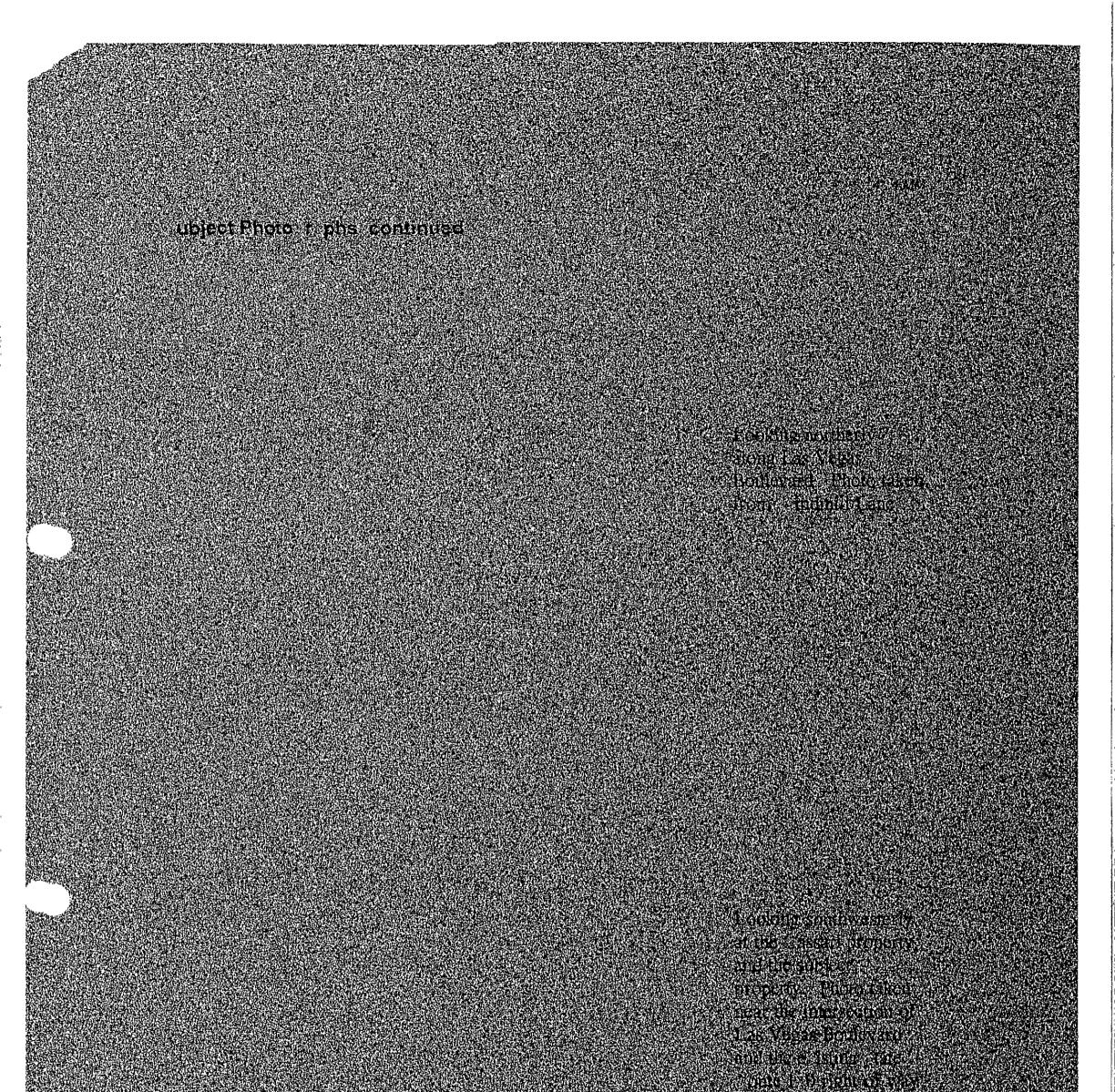
ж

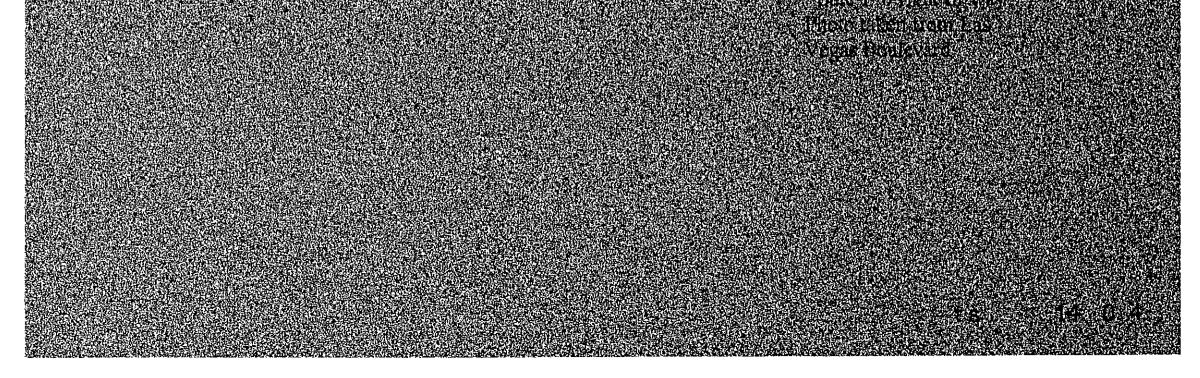
Teoleting mochlegisterik Sectoral Chevensterik perting of the subject property afficient Naviant syne should

> COLUMNIA ACCURATION REAL ASSOCIATION PRODUCT

Locality Contransment A CONTRACT OF Conservice of the Photo-micrometer Manuscription of the Manuscription of the







the ZET Expressively exists further north at Las Vegas Benlevard. Intervine 15 caute a cessel from this same location or Bine - amond Road in a ing accessibility to the subject site that the minodulte neighborhood excellent

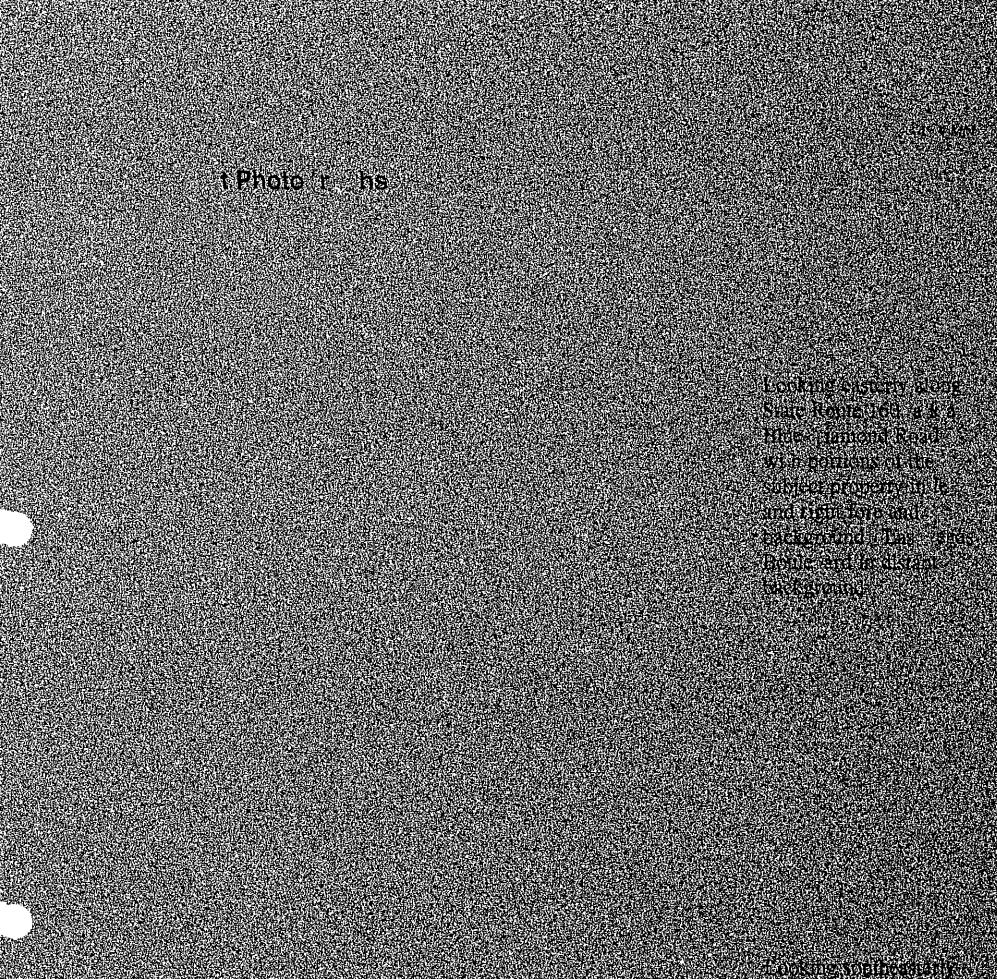
1.5

Located, ust north of die neighborhood is McCarray international Aidport. Commission more as a passenger traffic through due tachily has prompted expansion intractivity sourcessing the automating neighborhood... ones of volustary so of submitted international to be a submitted in our passenger traffic through due tachily has prompted expansion intractivity sourcessing the automating neighborhood... ones of volustary so of submitted in a submitted includent submitted in the transmitted in the transmitted in the submitted in the transmitted in the transmitter in the transmittere

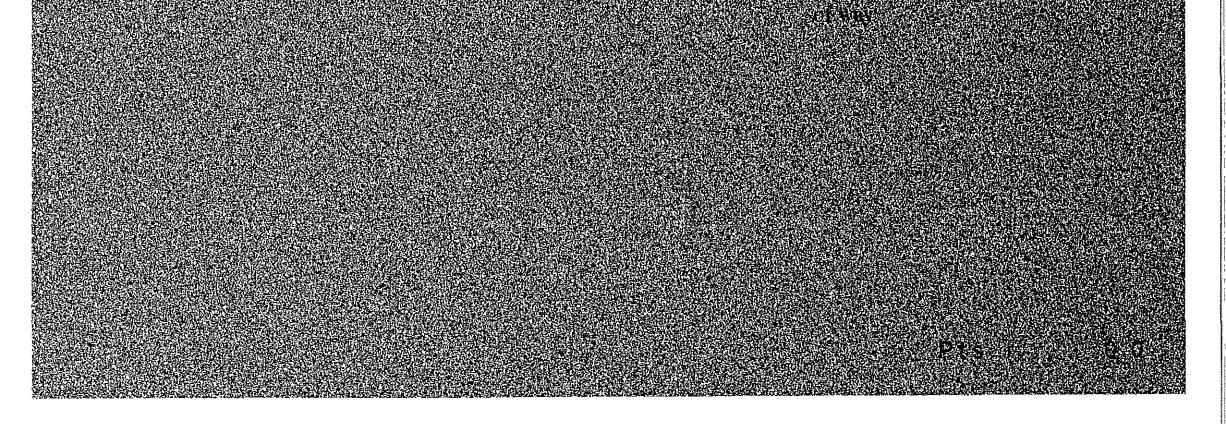
Areas vest of Interstate 15 include combosicial of flex balastrial space dereto methoda and industrial Road with residential improvements former west solvered investigation along these 315 Expressively corridor, west of interstate 15 is gredominately commercial again within the Arport Environ Areas

In communy, this is a good because for a weide carge of sommercial development gue to the early accessibility by way of the currented of increase average of the transfer of the Verre Boolevert South, all provintives the established. Stup: morth of the some considered by way of the Verre Booleverd, Americaned frencis in this activity provide considered to be possible, so the continued development of tanks regime ports at the ynomical the Los Years. Software out in out put





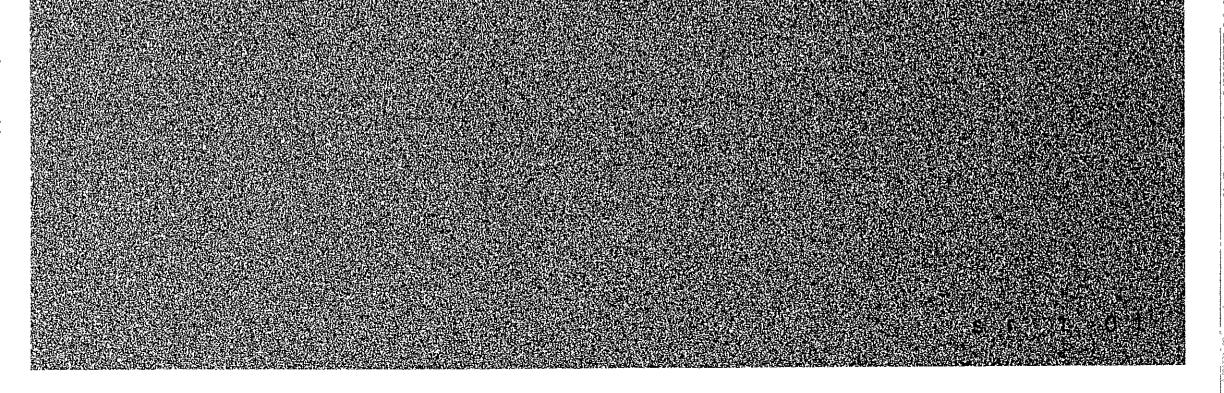
ALE DAS EL COTTOUR DE 1995 SUIVERTORIDEUR PORT Inkon frunt Exele Inang Suize Monre The Englis





Lancing southering in western porting of the subject prosetty Plano taken 4 one fresting State Scatte 1666 and a state

Levening southeasterils actors apported affects number response Photo street biomester for the



uarter Econo ic fidicators onlinued.

uacert e me allas es e as reg ara ou Sala aria

10.50

 2" Origine: 2000
 5.916
 8.38

 3" Quarter 2000
 9.060
 62.15

 4" Quarter 2000
 2.144
 7.096

 1
 Opartor 2001
 5
 3
 3
 6%

 2¹⁰ Opartor 2001
 5
 5
 6%
 6%
 6%

 2¹⁰ Opartor 2001
 5
 5
 6%
 6%
 6%

 3¹⁰ Opartor 2001
 5
 3
 6%
 6%
 6%

 3¹⁰ Opartor 2001
 5
 5
 6%
 6%
 6%

 4¹⁰ Opartor 2001
 5
 3
 5
 6%
 6%

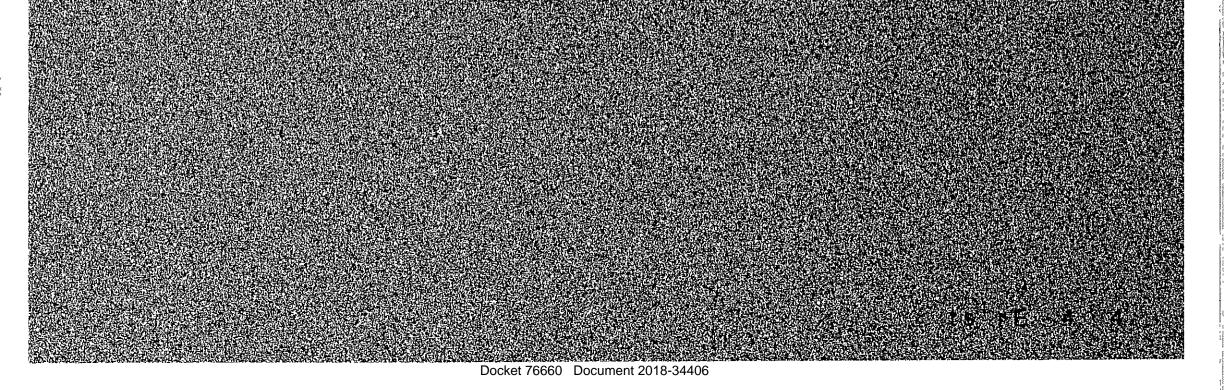
5 Cuarrer 2002 5545 9555 2 Courrer 2007 5 675 12383 3 Courrer 2002 5776 718

 41 Opamon 2002
 3 248
 25 58

 41 Opamon 2003
 5 33001
 5 45

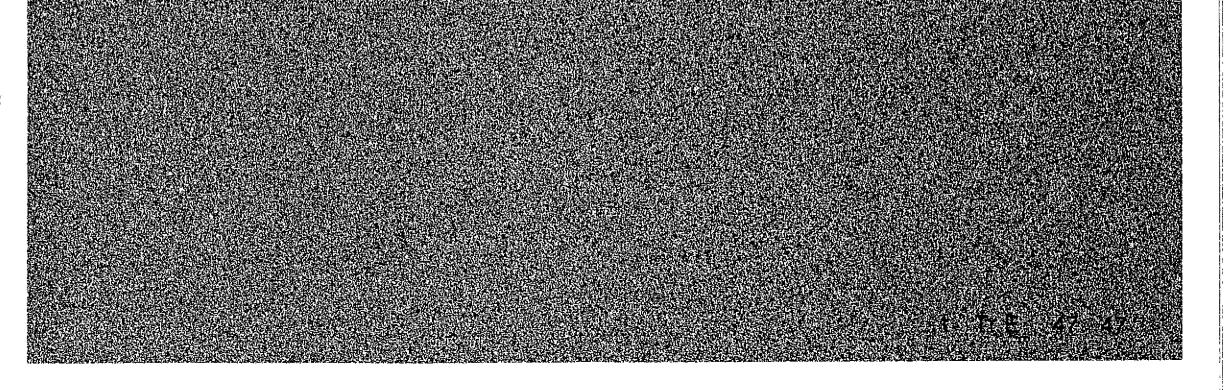
 21 Opamon 2003
 5 350
 2 355

27.02 27



el hborhoo, b ar et a Lo atio

LETT



el hborhoo b reterritio

Located within and near the existing intersection of Blue Larrond Road (State Road 1 Tr and Interstate 15 places the subject property south of the 215 Expressivity Neighborhood boundaries 5 would generally include the 215 Expressivation for any in Silverado Ringer Road to the south. Industrial Road to the west-pad - analise Road to the east

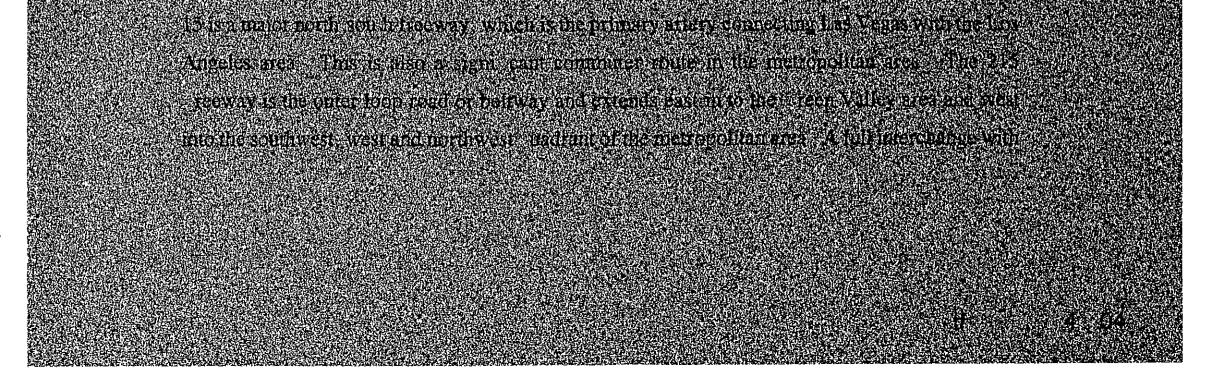
The primary influence in the acidhoof boot is the subject is proximity to Like Megas Boolievand v This is a commercial corretor, south of Arhway 215, developed with tourist commercial data is well as typical neighborhood relait development. The types of development along for wegas Boulevard, south of the 255 Expressively, include properties such as a celebraid spectrum period.

morel facilities, in canare developments, upscale cetail outlets, anampents, so well as the last Vegat Outlet Mail (formally named the Sel-Outlet MaR)

The Las Vegas Outler Mall is Lucated at the southeast conner of the intersection of a driving process

Road and Las Vega Boulevard. This is a been a very successful outlininght, equilaters to be a took a traction to the neuropolitics area. The Las Vegas Cluber Mall is therefore conjugation of a success of the value content and recently, a significant addition was developed as a result of the success of the value stores up to be bound of the traction of the value development is successing in the periode of the property such as shopping content of the content of the traction of the value stores of the value stores up to be added as a result of the property such as shopping content of the content of the Las Vegas Store should generally be done of the 217 Expressival Sites approved for hotel casho development are approved using the property of the store of the store of the last vegas store space are proved on a success of the content of the last vegas store space are proved to a durate the store of the stor

The neighborhood is easily accessible by way of the stare is a multical first way of the stare



wance Aconomic Indicators - ontineed

ann e spue ate 🕺 🕺 🗛 🗛

12 20 marier 2004 4 Quarter 2003 11 1 2 6% C. Consider 2005 328

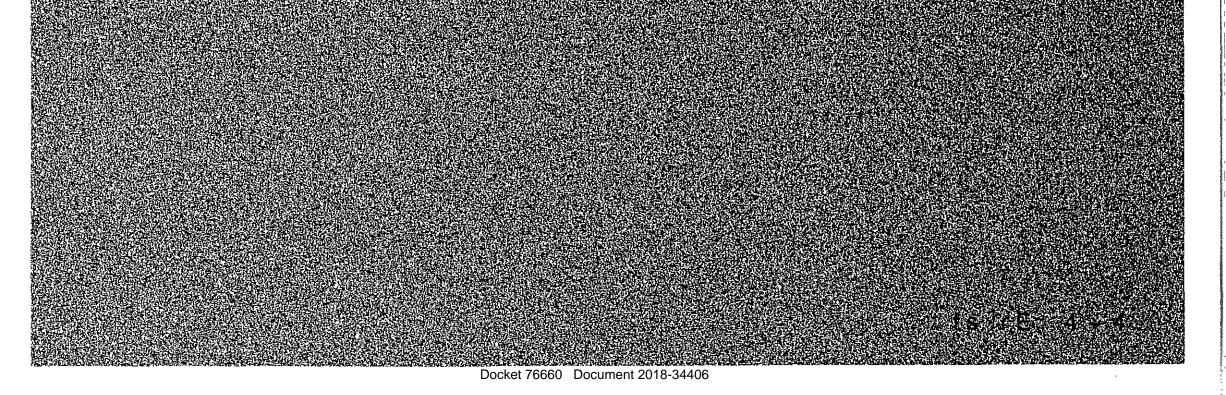
4

565 (*1*755 - 55

4¹ Charles 2000 11 2 Charles 406

7* Courter 2000 1. Spinitus 2020 al 1997 - Al Eleva - ARE TALLE IN ADDITION OF DELOCION OF ARE

and annual se



Lattery Economic indicators sommued.

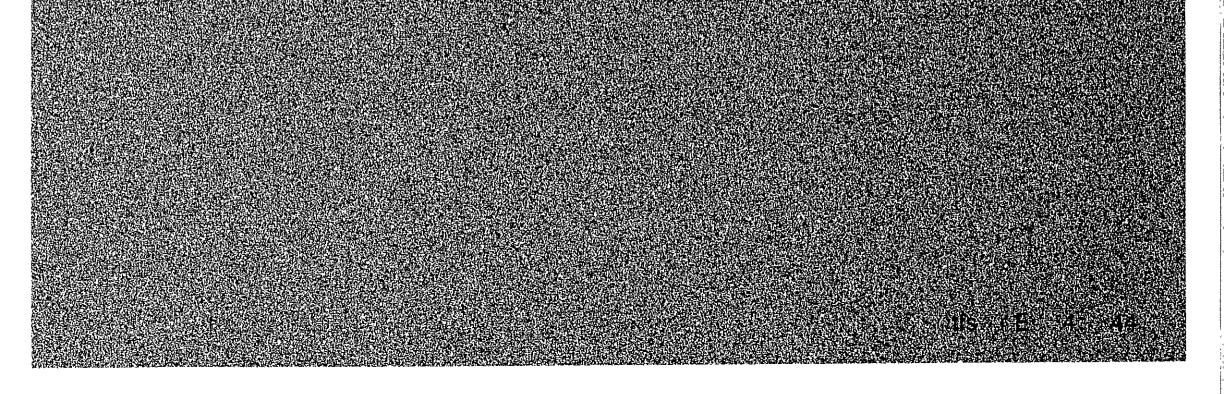
otel and lotel ccupancy evel ate cret cret ceels ceels c e f January June 2000 93.835 72.936 00.334

January - September 2000 93.896 (1,1,1)**119**,141 Lanning, subenduring (2010) 02500 (37) P.K 1997) 1997 - 1997 - 1997 Jamary Lune 2011 January Scatemizer 2001 15 (197) (1975)

January-December 2001 3. R - 0. H A 6. <u>6</u>. 6 6203 January - Dime 2002 1.00 January _ September 2002 49(4)=9-7-8 88 846 60 D-6 Jamary December 2002-

famility duop 2 403 1017 I.V. SO 8 % 1.1.7.7 Annung Sertember 2003 101.5-6 45 Q/A 26 S 70 January December 2013 in the second January June 2004 101010

inst marter occu ancy levels are not considered to e valid indicators this in sourcearing a functional sector of the sourcearing of the sourcearin



uarten Econo ic ridicators. ontinued

94.4%

04172

94.0.24

94.0%

CAR CAN

S4 4 6

972.609

622 (SW)

102 C 25

92 94

02 5 86

92.99

28-Onartér 2000

se contrar a com

A Quarter 2014

T Charter 2011

2 Quarter 1001

3. Charles 2001

Counter 2007

Quarter-2002.

PS Discrion 2003

is HOuarrey 2402

AROTHER STOLEN

* Oberten 2002

2-001 and the 2010 U

a kaominina mandritra dia kaominina dia kaominina dia kaominina dia kaominina dia kaominina dia kaominina dia k

Man delatement of Albert

s lo commente a la sub

Quarterly could by Le els reater Les or as Area and Apartment Cooppany Or ce Cooppany and the Oreapany Helar Docupency

\$2.6%

8597

20.27

31.6%

S.S.S. 62

87.878

80.576

8. 2. 1.

86.1.7

83.84

280 4 4 4

A THE CONTINUES CAN BE AND THE SECTION OF COMPANY AND THE SECTION AND THE SECTION OF THE SECTION.

に目信でが

(* 1-556) 1-575

10.00

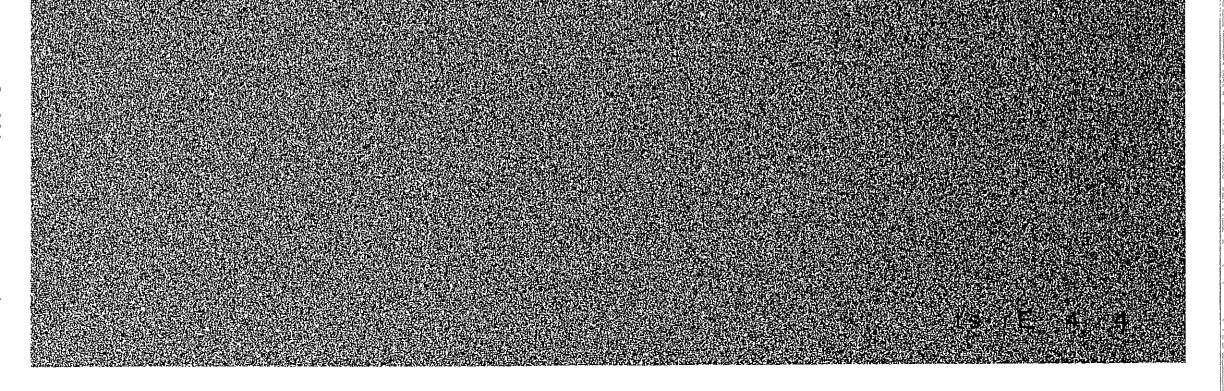
1.16.15.15

1-2/10-01

1. 18 N. 18

12 S /

新新教



IN THE SUPREME COURT OF THE STATE OF NEVADA

FRED NASSIRI, an individual; NASSIRI LIVING TRUST, a trust formed under Nevada law,

Appellants,

vs.

STATE OF NEVADA, on relation of its Department of Transportation,

Respondent.

Supreme Court No. 76 Electronically Filed Sep 05 2018 08:31 a.m. Eighth Judicial District Elizabeth A. Brown Case No. A-12-672841 Clerk of Supreme Court

ADDITIONAL ATTACHMENTS TO DOCKETING STATEMENT

CERTIFICATE OF SERVICE

I certify that on the 4th day of September, 2018, I served a copy of the Additional Attachments to Docketing Statement, upon all counsel of record:



By personally serving it upon him/her; or

By E-Service through Nevada Supreme Court; email and/or first class mail with sufficient postage prepaid to the following address(es): (NOTE: If all names and addresses cannot fit below, please list names below and attach a separate sheet with the addresses.)

KEMP, JONES & COULTHARD, LLP William L. Coulthard, Esq. w.coulthard@kempjones.com Eric M. Pepperman, Esq. e.pepperman@kempjones.com 3800 Howard Hughes Parkway, 17th Floor Las Vegas, Nevada 89169 *Co-Counsel for the State of Nevada* OFFICE OF THE ATTORNEY GENERAL Adam Paul Laxalt Attorney General Dennis V. Gallagher Chief Deputy Attorney General Joe Vadala Special Counsel Janet L. Merrill Senior Deputy Attorney General 53014 West Charleston Blvd., Suite 150 Las Vegas, NV 89102 (702) 730-3400 Attorneys for the State of Nevada, on relation to its Department of Transportation

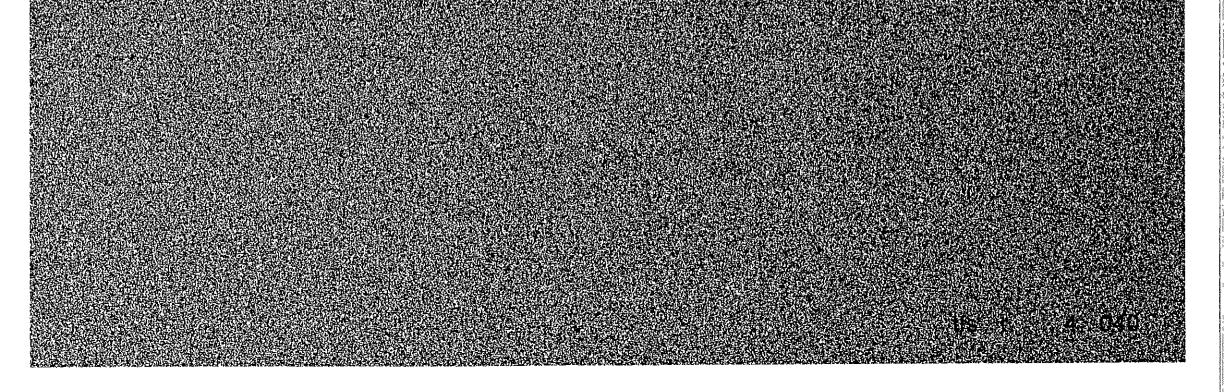
/s/ Anna Diallo

An employee of GARMAN TURNER GORDON LLP

Greater Las Vellas Area Les Tiplion Continued

growth in tourism syntactive approves the growth of professional and service industries as a wolf as other sectors, at a similar rate. Attempts an aversification of principation of principation designations and areas are well as an ended of principation and areas are well as a single of new indicatives and areas and areas and areas areas areas and areas and areas and areas areas areas areas and areas and areas and areas and areas areas areas areas areas areas and areas area

57.52



valet et de le consuleration

The following tables set form changes by quarter in key economic indicators and reflect the real estam cycles experienced in the matter is egges/Clurk County area. The downwerp since de the Third carter of 101 is a result of the 11 terrorises on figurating declines in excupations of horely motels which nove recovered mucki

52.07

18 M

0.74

Clar County VI iter Volume

ate Jacuary June 2000

Linuary Line 2004

Lamant December 2001

factuary, hone 2002

Tamiers September 2002.

menary December 202

January June 2003

Annuny Senichber 2003.

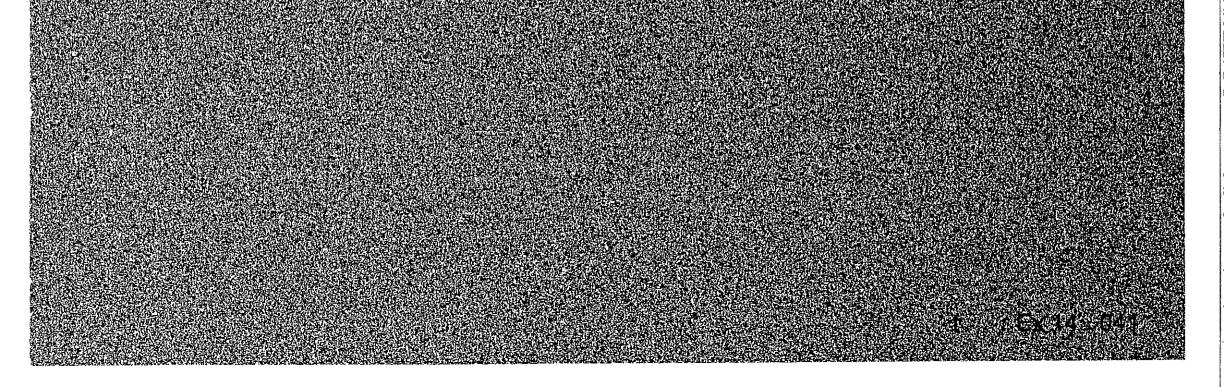
Incompress Theorem Parties

Lancence Annie 2004) is

Junuary Suprember 20047

Jonuary Dimension 2000

Jamury Sourcines 2001 -



AT A REPORT OF A REAL PROPERTY

uarter Econo ic indicators ontinued

Clar Co a a le ale a and i nom e

> 45-Deamor Cric9

S. Courses 2007 22 Oltoner 2603 1 - Ounter 2005

A DOLLAR DET VOICE Epimetral 2002. Al Quarter 2001

> A Counter 2001 1 Consider 2 Mil Conamile (2001)

A Councier 2000 Re Quanta 2001 2 CONSIST NORTH A Conner DRC

AP Quarter 1999 28 (QL 78 - 1509

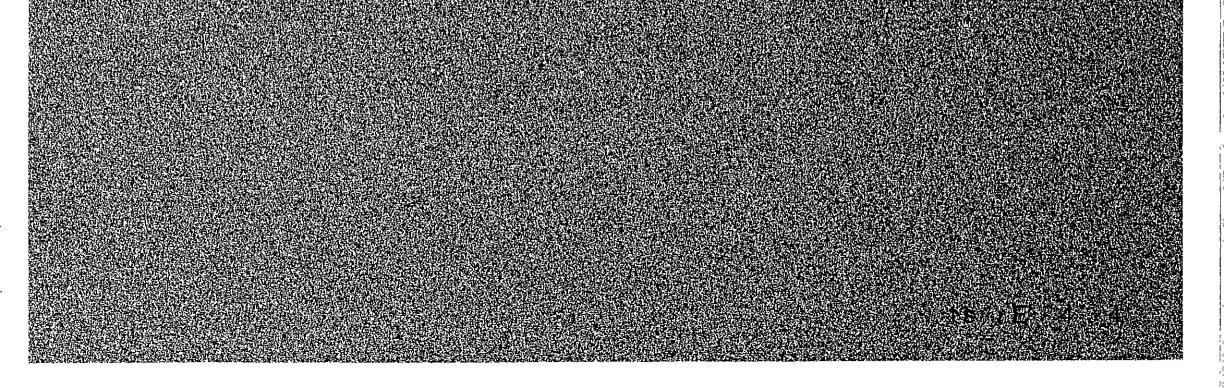
6.5.*6*.7.5 $\mathbf{r} = \mathbf{r}$ $(1,2,2) \in \mathcal{A}$

1.6.454

2 - 15 N (S)

4-3 6 DA 97

12 S . 1975



star de las su en semo períos de e servir sel mentil o de su sintes.