



The MAPS and DATA are provided without warranty of any kind, expressed or implied.  
Date Created: 10/28/2024

## Property Information

Parcel: 18604111015  
Owner Name(s): HOSKINS ROGER N TRUST  
Site Address: 639 VALENCIA DR  
Jurisdiction: Boulder City - 89005  
Zoning Classification: Low density, single family homes, 8000 sq.ft. lot (R1-8)  
Planned Landuse: Incorporated Clark County (INCORP)

## Misc Information

Subdivision Name: BOULDER CITY #57A BELLA VISTA  
Lot Block: Lot:1 Block:A  
Sale Date: 04/2014  
Sale Price: \$500,000  
Recorded Doc Number: 20140930 00003352  
Flight Date: 2024-06-28  
Elected Officials  
Commission: G - Jim Gibson (D)  
US Senate: Jacky Rosen, Catherine Cortez-Masto  
State Senate: 20 - Jeff Stone (R)  
School District: A - Lisa Guzman  
Board of Education: 1 - Tim Hughes

Construction Year: 1994  
T-R-S: 23-64-4  
Census tract: 5501  
Estimated Lot Size: 0.4

City Ward:  
US Congress: 1 - Dina Titus (D)  
23 - Danielle Gallant (R)  
State Assembly:  
University Regent: 12 - Amy Carvalho  
Minor Civil Division: Nelson/Boulder

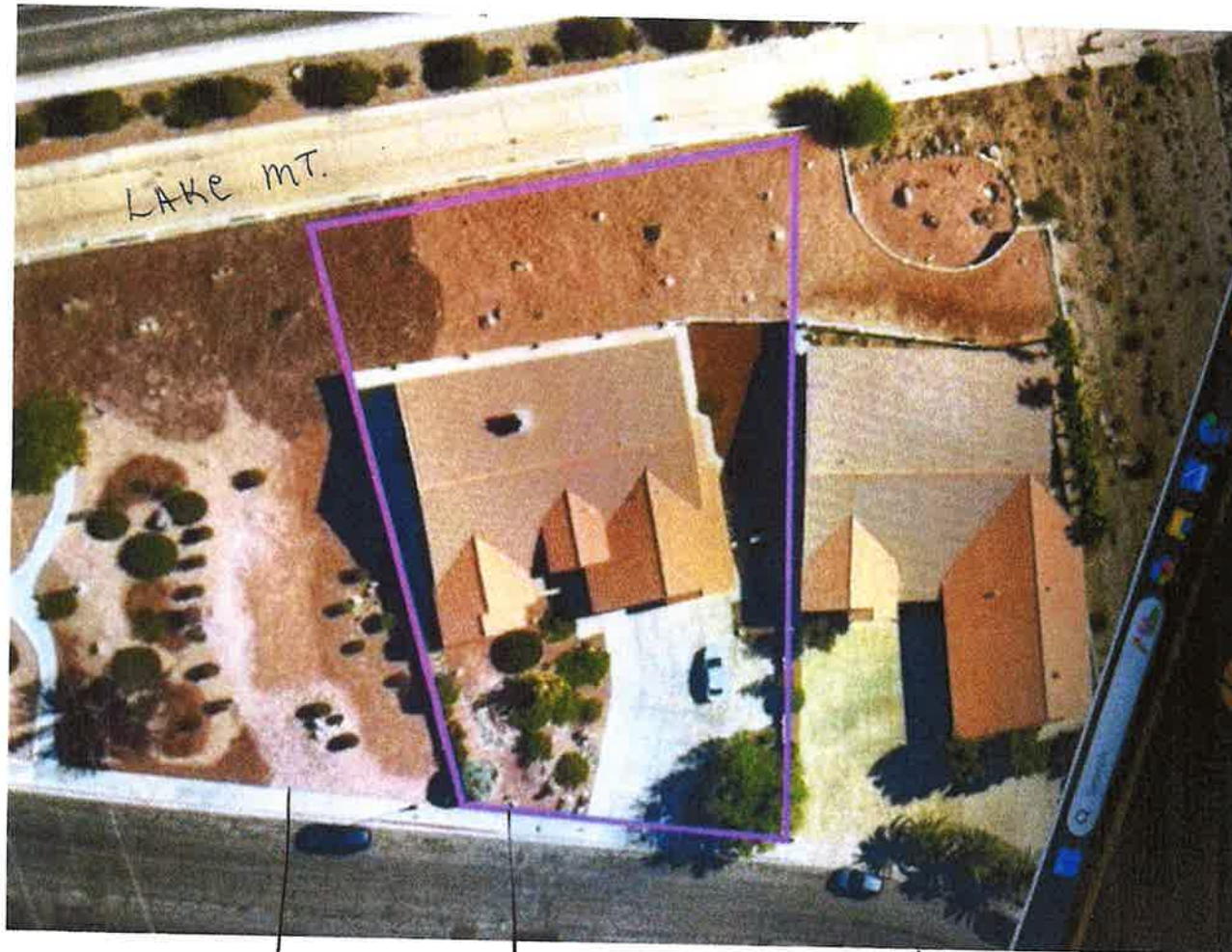


Common Area  
BEPDA

639  
Valencia

637  
Valencia





LAKE MT.

Common area  
BUPOA

639 Valencia

↓  
637 Valencia

APN 186-04-111-015

### IMPROVEMENTS SKETCH



Scale: 1" = 12'

### AREA CALCULATIONS

Clark County Assessor-Info Tech Dept



186-04-111-015

NOTES

This map is for assessment use only and does NOT represent a survey.

No liability is assumed for the accuracy of the data delineated herein. Information on roads and other non-assessed parcels may be obtained from the Road Document Listing in the Assessor's Office.

This map is compiled from official records, including surveys and deeds, but only contains the information required for assessment. See the recorded documents for more detailed legal information.

USE THIS SCALE (FEET) WHEN MAP REDUCED FROM 11X17 ORIGINAL

0 100 200 300 400 500 600

MAP LEGEND

- PARCEL BOUNDARY
- SUB BOUNDARY
- PM/LD BOUNDARY
- ROAD EASEMENT
- MATCH / LEADER LINE
- HISTORIC LOT LINE
- HISTORIC SUB BOUNDARY
- HISTORIC PM/LD BOUNDARY
- SECTION LINE
- CONDOMINIUM UNIT
- AIR SPACE PCL
- RIGHT OF WAY PCL
- SUB-SURFACE PCL

ASSESSOR'S PARCELS - CLARK COUNTY, NV.

Briana Johnson - Assessor

001 ROAD PARCEL NUMBER

001 PARCEL NUMBER

1.00 ACREAGE

202 PARCEL SUB/SEQ NUMBER

PB 24-45 PLAT RECORDING NUMBER

5 BLOCK NUMBER

5 LOT NUMBER

CL 5 GOV. LOT NUMBER

T23S R64E

160159 158157

179 181 182

188 186 185

207 208 187

Scale: 1" = 200'

Rev: 1/8/2019

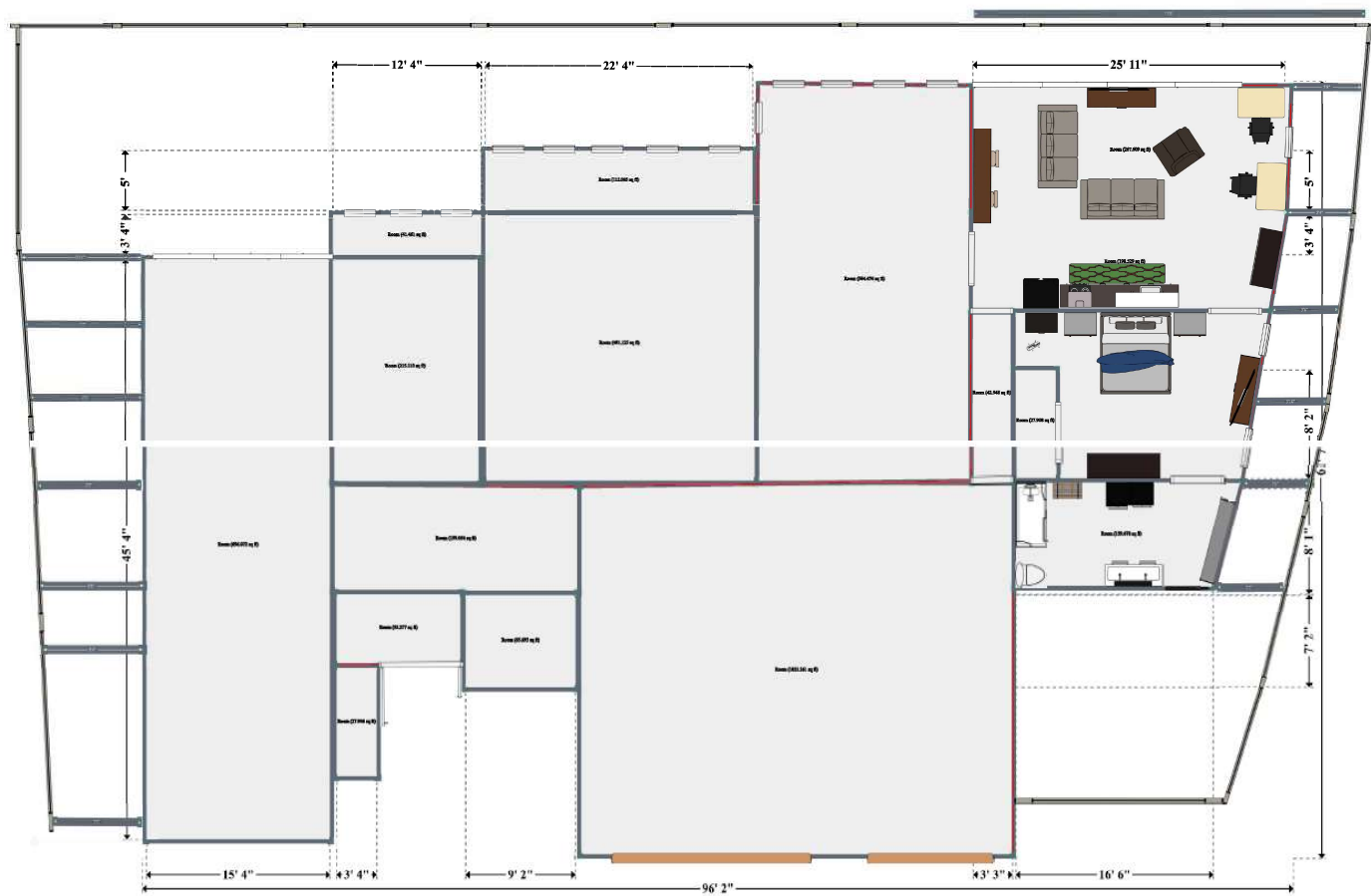
4

N 2 NW 4

186-04-1

CLARK COUNTY NEVADA





Lake Mt.



Common  
area

639 Valencia Dr

637  
Valencia  
Dr.



639 Valencia Dr



**326 Lake Mountain Dr**

Boulder City, Nevada



Google Street View



Oct 2024

[See more dates](#)



Google

