

# Classified Advertising

## HOME BUYING GUIDE



A HUD Home could be your smartest move. We can open the door to the home you want at the price you can afford. Contact your local real estate professional for more details.

**HUD Homes. The Smart Move.**

### NEW LISTINGS, FHA INSURABLE

**BIDS RECEIVED until 3:30 p.m. March 30, 1992 BID OPENING 1:00 p.m., March 31, 1992**  
**BID OPENING LOCATION: Dept. of Housing & Urban Development, 1500 E. Trop., Ste. 205**

BID NO.	CASE NO.	PROPERTY ADDRESS	ZIP CODE	LISTED PRICE	BR BA	GAR	REMARKS
<b>LAS VEGAS</b>							
1.	332-125209-703	124 Firestone Dr.	89128	93,000	3/2	YES	
2.	332-218318-703	1904 Juana Vista	89102	70,000	3/2	NO	LBP
3.	332-197714-503	3731 Lincoln Rd.	89115	78,000	3/1.75	YES	
4.	332-118095-503	3741 Lincoln Rd.	89115	80,000	4/2	YES	
5.	332-181368-703	41 Logan Ct.	89110	90,000	3/2	YES	LBP
6.	332-164042-703	6313 Shawnee Ave.	89107	90,000	4/2.5	NO	LBP
7.	332-126921-734	3771 Shirebrook Dr. #161	89115	44,000	2/1	CP	CONDO HOA NIA
8.	332-180941-203	809 N. Torrey Pines Dr.	89107	87,500	4/3	YES	LBP
<b>NORTH LAS VEGAS</b>							
9.	332-186147-203	3436 College View Ct.	89030	126,000	8/2	NO	4-PLEX
10.	332-132935-203	3830 Gowan Rd.	89030	79,000	2/2	YES	
11.	332-211907-703	1923 Statz St.	89030	63,000	3/2	NO	LBP

### THE FOLLOWING PROPERTIES ARE AVAILABLE AS IS, ALL CASH

BID NO.	CASE NO.	PROPERTY ADDRESS	ZIP CODE	LISTED PRICE	BR BA	GAR	REMARKS
<b>LAS VEGAS</b>							
12.	332-142503-203	54 N. Sandhill	89110	30,000			VACANT LOT
NOTE: Earnest money deposit for vacant lot is 50% of the listed offer price.							

**THE FOLLOWING PROPERTIES ARE AVAILABLE "AS-IS", WITH FHA INSURANCE AVAILABLE. \$100 DOWN AND \$500 EARNEST MONEY DEPOSIT TO OWNER-OCCUPANT/PRIMARY RESIDENCE ONLY. THESE TERMS ARE NOT AVAILABLE TO INVESTORS. HUD MUST REALIZE A NEAT OF 91% OR BETTER OF THE LISTED OFFER PRICE OR BID WILL BE REJECTED.**

BID NO.	CASE NO.	PROPERTY ADDRESS	ZIP CODE	LISTED PRICE	BR BA	GAR	REMARKS
<b>LAS VEGAS</b>							
13.	332-132841-734	513 N. 28th St. #B	89101	37,000	2/2	NO	CONDO HOA NIA
14.	332-215044-749	513 N. 28th St. #C	89101	39,000	2/2	NO	CONDO HOA NIA
15.	332-168767-703	7054 Burcot Ave. #38	89115	55,500	2/1.5	CP	PUD HOA
16.	332-164362-203	2200 Dune Dr.	89106	60,000	3/2	NO	LBP

**HUD PROPERTIES ARE OFFERED FOR SALE TO QUALIFIED PURCHASERS WITHOUT REGARD TO PROSPECTIVE PURCHASER'S RACE, COLOR, RELIGION, SEX, OR NATIONAL ORIGIN. PURCHASERS SHOULD CONTACT THE REAL ESTATE BROKER OF THEIR CHOICE.**

## IMPORTANT INFORMATION



- Purchasers interested in a HUD-acquired property must contact a real estate professional of their choice to see or bid on any properties listed.
- Purchaser must obtain their own financing for all sales.
- These properties may contain code violations.
- HUD reserves the right to reject any and all bids and to waive any informality or irregularity in any bids.
- Earnest money deposit equal to five percent (5%) of the sales price, not to exceed \$2,000 but no less than \$500, is required with each offer to purchase. NOTE: Broker must submit to HUD certification of receipts of these funds.
- HUD reserves the right to withdraw any property from listing prior to bid opening. For further instruction on procedures, real estate professionals are to refer to the orange Broker's Information Package (BIP).
- Submit all sealed bids to the Las Vegas HUD Office. Escrow period will be 45 days-all transactions, no exceptions.
- Some listed properties may contain personal property such as refrigerators, ovens, ranges,

- washers, dryers, etc. HUD assumes no responsibility for such items and will make no adjustment to any sale based upon their loss due to vandalism or theft.
- If no bids are received on the listed properties, HUD will accept bids on or before 9:00 a.m. each day until sold or relisted. The last day to submit bids shall be the Tuesday following the previous week's listing.
- Remark Codes  
 PUD = Planned Unit Development  
 CON = Condominium  
 LBP = Property may contain lead-base paint  
 NIA = No investor allocation  
 HOA = Homeowners Association (HOA dues are in addition to monthly payments)  
 CS = May have a cracked slab  
 SD = May have structural damage  
 BP = Additions or changes in structure may not have building permits.
- All properties are offered "as-is" without warranty. No repairs will be performed except as noted in this ad. All information in this listing is deemed to be reliable but not guaranteed.
- HUD properties are offered for sale to qualified purchasers without regard to prospective purchaser's race, color, religion, sex, or national origin.

### U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT



1500 E. Tropicana Ave. Suite 205  
 Las Vegas, NV 89119-6516  
 (702) 388-6331



### CITY OF NORTH LAS VEGAS GREENSKEEPER

**Salary Range: \$20,222-\$23,657**

The City is establishing an eligible list for the position of **Greenskeeper** in the Parks Department. Minimum requirements include: any combination of training and experience equivalent to graduation from high school plus one year experience in field of landscape gardening and/or grounds maintenance. Valid Nev. Class C driver's license required at time of hire; must be in good physical condition as position requires physically demanding manual labor; must be able to any shift or days of the week; must be able to work outdoors in all types of weather; ability to: understand the methods and practices used in gardening, grounds maintenance and greens maintenance; proper use and care for hand/power tools, equipment and materials related to maintenance of the City's golf course; handle difficult public contact and operate and maintain light equipment and hand/power tools.

Filing for this position opens Tuesday, March 24, 1992 and closes 5:00 p.m., April 3, 1992 OR UNTIL THE FIRST (25) QUALIFIED APPLICATIONS HAVE BEEN ACCEPTED, WHICH EVER OCCURS FIRST. (Line for applications will form at south entrance of City Hall).

APPLY IN PERSON:  
 CITY OF NORTH LAS VEGAS  
 PERSONNEL DEPARTMENT  
 2200 Civic Center Drive  
 North Las Vegas, Nevada 89030  
 (702) 649-0257

Tuesday-Friday, 7 AM - 6 PM  
 EQUAL OPPORTUNITY / AFFIRMATIVE ACTION EMPLOYER  
 Hiring only those individuals authorized to work in the U.S.  
 Published: Las Vegas Sentinel-Voice  
 March 19, 1992

### ALTERATIONS

(Ladies and Children) Fast Service, Reasonable Rates. Pick-up & Delivery Available. Call 593-4839.

#### LAS VEGAS VALLEY WATER DISTRICT

CLARK COUNTY  
 INVITATION TO BID  
 BID NO. 2768-92

#### UV/VIS SPECTROPHOTOMETER

THIS BID IS FOR THE OUTRIGHT PURCHASE OF A UV/VIS SPECTROPHOTOMETER, WITH THE OPTION TO PROCURE ADDITIONAL UNITS FOR THE PERIOD OF AWARD THROUGH APRIL 30, 1993.

PRE-BID CONFERENCE: Las Vegas Valley Water District, Conference Room "B", 9:00 AM, March 19, 1992, 3700 West Charleston Blvd., Las Vegas, NV 89153.

Bids will be received in the Office of the Clark County Director of General Services, Purchasing Division, Bridger Building, Tenth Floor, 225 Bridger Avenue, Las Vegas, Nevada 89155 on April 3, 1992. Bids must be time-stamped at 3:00 PM or before, bids time-stamped at 3:01 PM or after will be returned to the bidder. Overnight Mail must use the 89101 code.

Specifications are available at the above address.

BOARD OF DIRECTORS  
 LAS VEGAS VALLEY  
 WATER DISTRICT

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