



LOCATION MAP ZONE ATLAS MAP NO. K-15-Z NOT TO SCALE

SUBDIVISION DATA

PLAT CASE NOS. DRB. 91-171, SP. 92-81, V. 91-26A
GROSS ACREAGE. 1.9272
ZONE ATLAS NO. K-15-Z
NO. OF EXISTING TRACTS/LOTS. 9
NO. OF TRACTS/LOTS CREATED. 1
NO. OF TRACTS/LOTS ELIMINATED. 8
MILES OF FULL WIDTH STREETS CREATED. 0
AREA DEDICATED TO CITY OF ALBUQUERQUE. 64.3806 SQ.FT.
DATE OF SURVEY. NOVEMBER, 1991
UTILITY CONTROL LOCATION SYSTEM LOG NUMBER. 92031108270053

NOTES

- 1. THE PURPOSE OF THIS PLAT IS TO VACATE ALL OF THE LOTS AND PREVIOUS PLATTING TO CREATE ONE LOT FOR FUTURE IMPROVEMENTS. IT IS ALSO TO INDICATE ALLEY VACATED PREVIOUSLY.
2. ALL BEARINGS ARE GRID BEARINGS, ALL DISTANCES ARE GROUND.
3. UNLESS OTHERWISE NOTED, ALL CORNERS ARE SET WITH A #5 REBAR WITH CAP IMPRESSED R.P.L.S. 7429.
4. PLAT SHOWS ALL EASEMENTS OF RECORD.
5. PRIOR TO DEVELOPMENT, CITY OF ALBUQUERQUE WATER AND SANITARY SEWER SERVICE TO THIS PROPERTY MUST BE VERIFIED AND COORDINATED WITH THE PUBLIC WORKS DEPARTMENT, CITY OF ALBUQUERQUE, VIA A REQUEST FOR A WATER AND SANITARY SEWER AVAILABILITY STATEMENT.

FREE CONSENT AND DEDICATION

THE REPLAT OF THE LAND HEREIN DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) THEREOF, AND DO HEREBY DEDICATE TO THE CITY OF ALBUQUERQUE IN FREE SIMPLE THE FILLET AREAS AS SHOWN ON SHEET 2 OF THIS PLAT.

Richard Kras, Presbyterian Health Care Services
5-15-92 115

OWNER'S ACKNOWLEDGMENT

STATE OF NEW MEXICO }
COUNTY OF BERNALILLO } ss

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS

17 DAY OF March, 1992.

Notary Public signature and name

MY COMMISSION EXPIRES 10-16-93

LEGAL DESCRIPTION

THAT CERTAIN TRACT OF LAND SITUATE WITHIN SECTION 21, T10N, R3E, N.M.P.M. BEING AND COMPRISING LOTS 1 AND 2, TOGETHER WITH LOT 7, THROUGH 12 INCLUSIVE, BLOCK 38, AS SUCH LOTS AND BLOCK ARE SHOWN ON THE AMENDED MAP OF THE TERRACE ADDITION, A SUBDIVISION IN ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, FILED IN THE OFFICE OF THE BERNALILLO COUNTY CLERK ON NOVEMBER 15, 1910, VOL. C-2, FOLIO 71, ALSO INCLUDING TRACT A OF SAID SUBDIVISION FILED DECEMBER 22, 1983, VOL. C-22, FOLIO 173, AND VACATED ALLEY PER VACATION ORDINANCE 91-26-A, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

BEGINNING AT THE NORTHEAST CORNER OF THE TRACT HEREIN DESCRIBED, WHENCE, ACS STATION 3-K15 BEARS N10°14'44"W, 843.49 FEET AND RUNNING; THENCE,

S09°06'17"W, 280.00 FEET TO THE SOUTHEAST CORNER; THENCE, N80°53'43"W, 300.00 FEET TO THE SOUTHWEST CORNER; THENCE, N09°06'17"E, 270.00 FEET; THENCE, N54°06'12"E, 14.14 FEET TO THE NORTHWEST CORNER; THENCE,

S80°53'43"E, 290.00 FEET TO THE NORTHEAST CORNER AND POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED AND CONTAINING 1.9272 ACRES MORE OR LESS.

PPSA DISCLAIMER

By approving this document, PPSA does NOT waive or release any easement or easement rights which may have been created by prior plat, contract, or otherwise.

ACCEPTED BY:

Joseph R. Martinez, US WEST COMMUNICATIONS, 5-18-92

Rubi Phillips, PUBLIC SERVICE COMPANY OF NEW MEXICO, 5-5-92

Donna Berg, GAS COMPANY OF NEW MEXICO, 5-5-92

Karen A. Shore, JONES INTERCABLE INC., 5-5-92

State of New Mexico } ss
County of Bernalillo }
This instrument was filed for record on

337 JUN 24 1992
At 10 o'clock A.M. Recorded in Vol. 925
of records of said County Folio 125
Blacks & Davis Clerk & Recorder
Deputy Clerk

09260796

PLAT OF
TRACT A-1, BLOCK 38
TERRACE ADDITION
WITHIN SECTION 21
T10N, R3E, NMPM
ALBUQUERQUE, NEW MEXICO
MARCH, 1992

APPROVED AND ACCEPTED BY:

Richard Dault, TRAFFIC ENGINEER, TRANSPORTATION DEPARTMENT, 5-19-92
Julia M. Stone, PARKS AND RECREATION DEPARTMENT, 5-19-92
Neil White, CITY SURVEYOR, ENGINEERING DIVISION, 050192
Robert W. Kane, WATER RESOURCES DEPARTMENT, 5-19-92
M. M., PROPERTY MANAGEMENT, 6/22/92
Paul J. Vignoni, ALBUQUERQUE METROPOLITAN ARROYO FLOOD CONTROL AUTHORITY, 5-22-92
Paul J. Vignoni, CITY ENGINEER, ENGINEERING DIVISION, 5-22-92

APPROVAL AND CONDITIONAL ACCEPTANCE as specified by the Albuquerque Subdivision Ordinance, Article XI of Chapter 7 of the Revised Ordinances of Albuquerque, New Mexico.

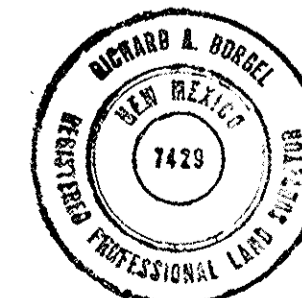
Jack Cloud, CITY PLANNER, ALBUQUERQUE/BERNALILLO COUNTY PLANNING DIVISION, 6-22-92
SP. 92-81

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC #: 1-UPC-Codes. PROPERTY OWNER OF RECORD: Southland Health End., T.B.S., Inc., Vanguard Prop. Inc., Presbyterian HealthCare. BERNALILLO COUNTY TREASURER'S OFFICE. William Kammann, 6-24-92

SURVEYOR'S CERTIFICATION

I, RICHARD A. BORDEL, A REGISTERED PROFESSIONAL LAND SURVEYOR, LICENSED UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION FROM NOTES OF ACTUAL FIELD SURVEYS PERFORMED BY ME, IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, MEETS THE MINIMUM REQUIREMENTS OF MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE AND THE STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS FOR LAND SURVEYS IN THE STATE OF NEW MEXICO.

Richard A. Borgel, RICHARD A. BORDEL, R.P.L.S. NO. 7429, 3-11-92



PLAT OF TRACT A-1, BLOCK 38, TERRACE ADDITION. D.M.G. CONSULTING ENGINEERS & SURVEYORS, P.O. BOX 90606, ALBUQUERQUE, NEW MEXICO 87199 (505) 828-2200

Designed: RAB Drawn: DSP Checked: RAB Sheet of 1 2
Scale: 1"=20' Date: 3/92 Job: 9219

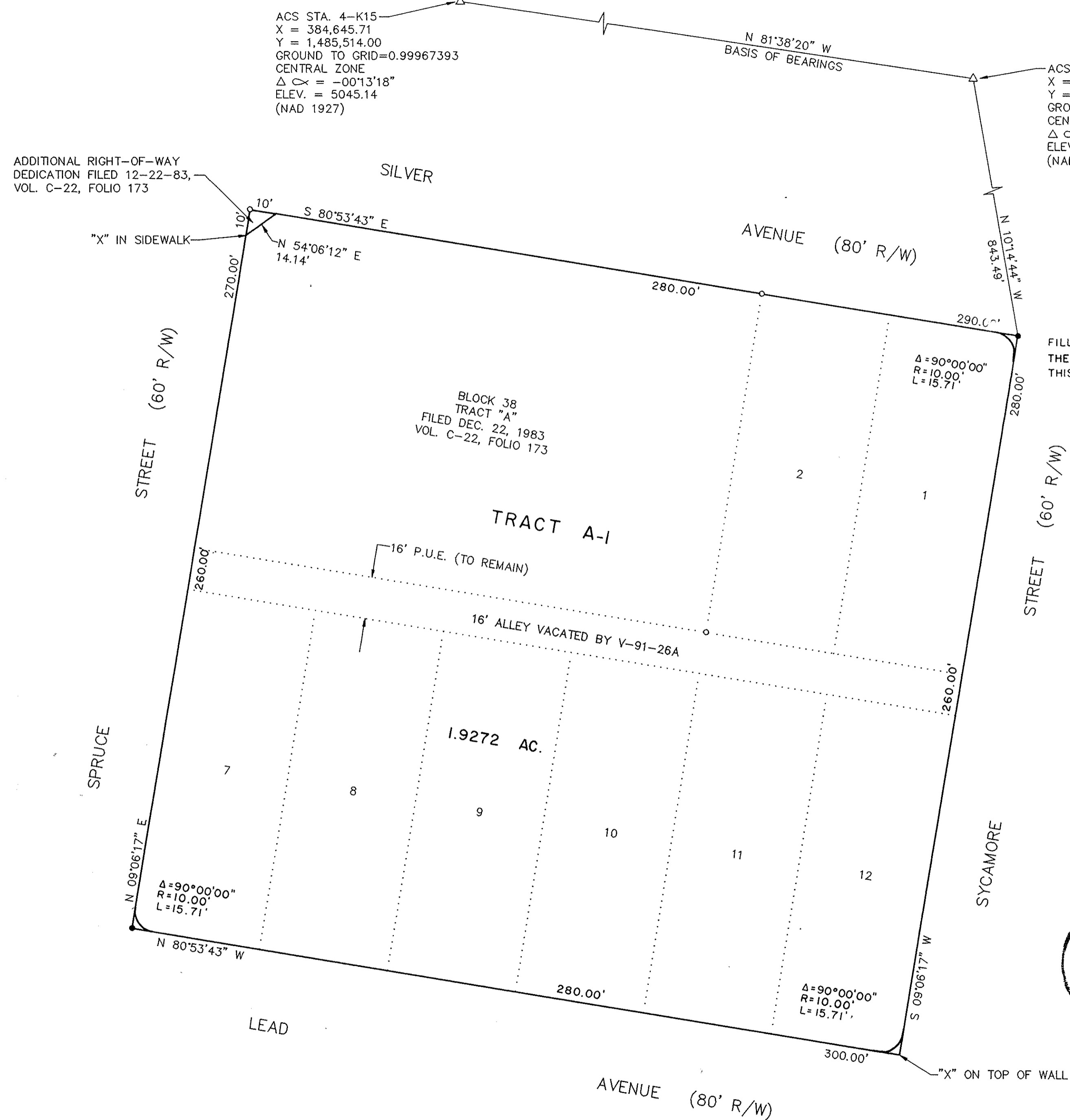
92G-129(2)

92G-129(2)

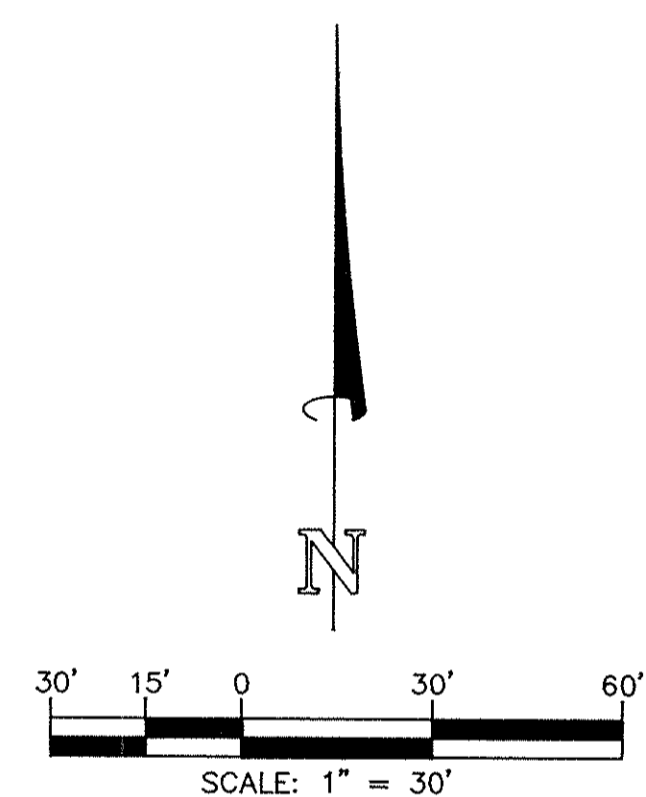
00260798

PLAT OF
 TRACT A-1, BLOCK 38
 TERRACE ADDITION
 WITHIN SECTION 21
 T10N, R3E, NMPM
 ALBUQUERQUE, NEW MEXICO
 MARCH, 1992

State of New Mexico }
 County of Bernalillo } SS
 This instrument was filed for record on
 3:37 JUN 24 1992
 At _____ m. Recorded in Vol. 92G
 of records of said County Folio 129
 _____ Clerk & Recorder
 _____ Deputy Clerk



FILLET AREA TO BE DEDICATED TO
 THE CITY OF ALBUQUERQUE BY
 THIS PLAT. (TYP)



SURVEYOR'S CERTIFICATION

I, RICHARD A. BORGEL, A REGISTERED PROFESSIONAL LAND SURVEYOR, LICENSED UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION FROM NOTES OF ACTUAL FIELD SURVEYS PERFORMED BY ME, IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, MEETS THE MINIMUM REQUIREMENTS OF MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE AND THE STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS FOR LAND SURVEYS IN THE STATE OF NEW MEXICO.



Richard A. Borgel
 RICHARD A. BORGEL, R.P.L.S. NO. 7429

3-11-92
 DATE

LEGEND
 ○ FOUND #4 WITH CAP LS 4078

PLAT OF TRACT A-1			
BLOCK 38, TERRACE ADDITION			
dmg D. MARK GOODWIN & ASSOCIATES, P.A. CONSULTING ENGINEERS & SURVEYORS P.O. BOX 90606 ALBUQUERQUE, NEW MEXICO 87199 (505) 828-2200			
Designed: RAB	Drawn: DSP	Checked: RAB	Sheet of
Scale: 1"=30'	Date: 3/92	Job: 9219	2 2

DSP\9219B

92G-129(2)

92G-129(2)