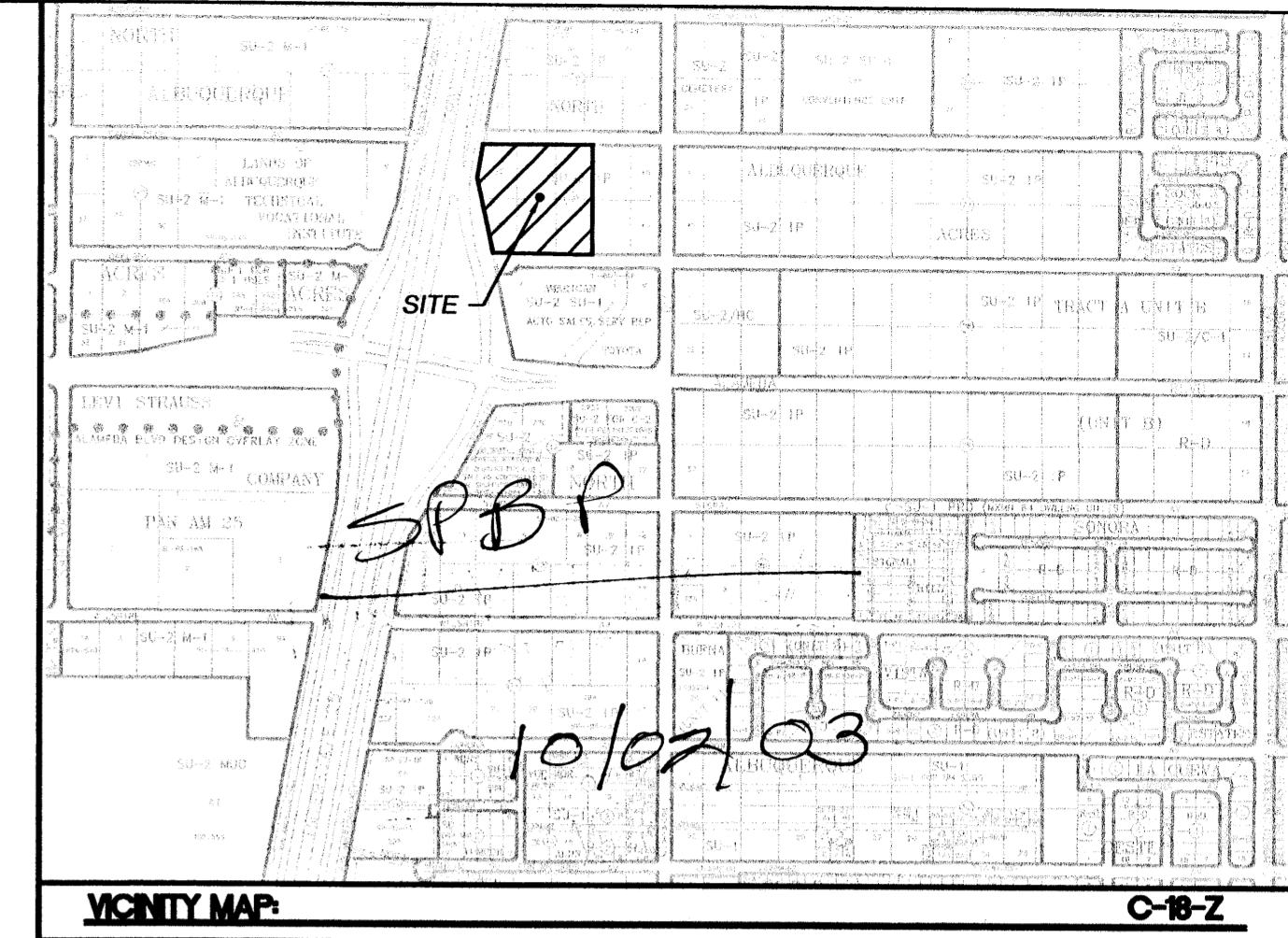


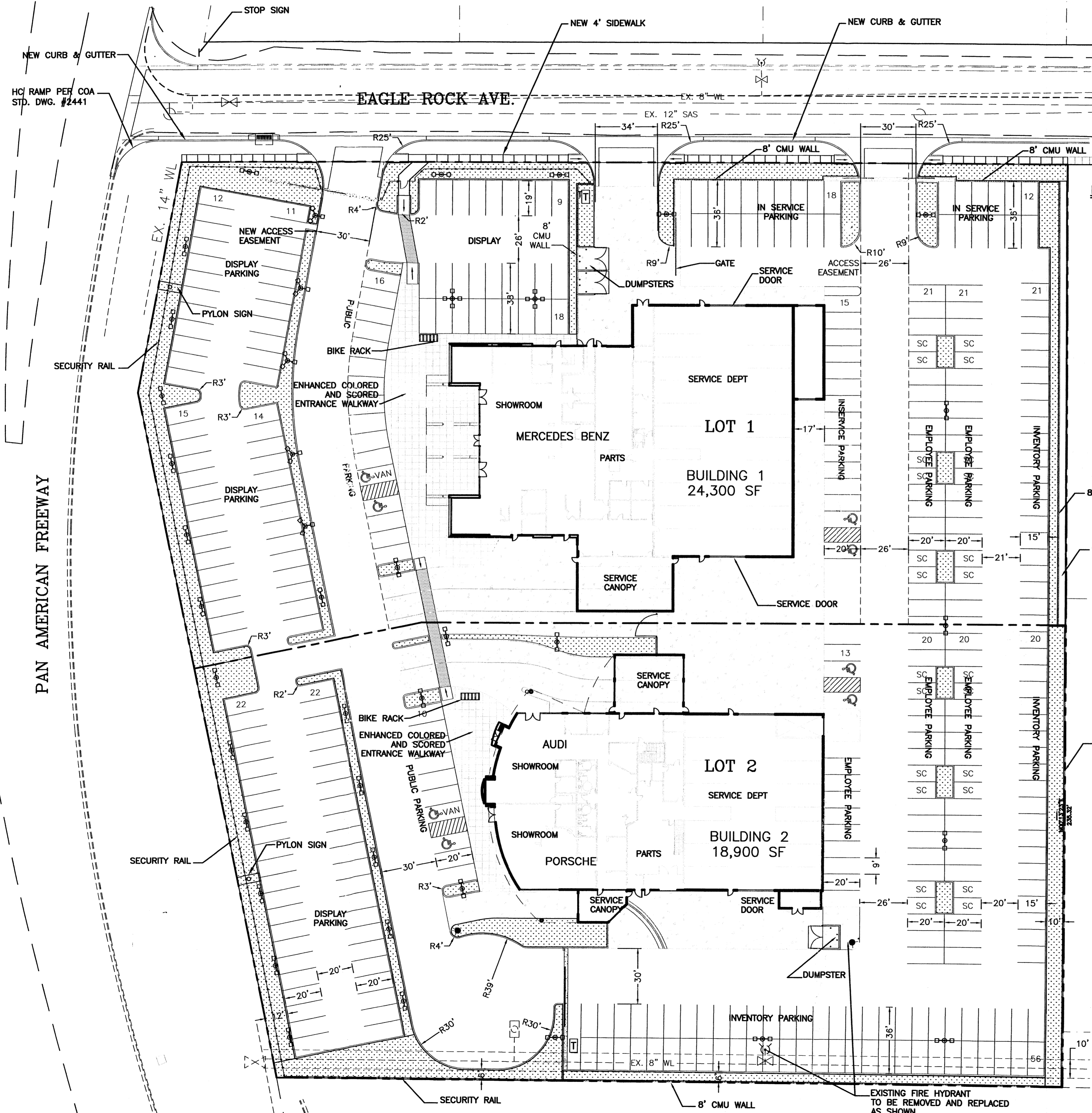
**SITE DATA TABLE**

TRACT	BUILDING No.	AREA (AC)	BUILDING AREA	USE	ZONING	MAX. BLDG. HEIGHT	SEAT. CAP.	PRKG. REQ.	PRKG. PROV.	HC PRKG. REQ.	HC PRKG. PROV.	HC VAN REQ.	HC VAN PROV.	BIKE RACKS REQ.
1	1	2.87	29,032	NEW CAR SALES & SERVICE	C-2	45' SOLAR SETBACK	-	73	203	3	3	1	1	1
2	2	2.56	20,544	NEW CAR SALES & SERVICE	C-2	45' SOLAR SETBACK	-	53	183	3	3	1	1	1
TOTAL		7.6311	49,573					126	386	6	6	2	2	2

PARKING CALC. 1 SPACE/1000 SF, PARTS, SERVICE  
1 SPACE/200 SF, SHOWROOM, OFFICE SPACE



**LEGAL DESCRIPTION**  
LOTS 12, 13, 14, 19, 20 & 21 NORTH ALBUQUERQUE ACRES TRACT A UNIT B



**LEGEND**

DESCRIPTION	DESCRIPTION
○	EXISTING SAS MANHOLE
— EX. 8" SAS —	EXISTING SANITARY SEWER LINE
— 6" SAS —	PROPOSED SANITARY SEWER LINE
⊗	EXISTING VALVE W/BOX
⊙	EXISTING FIRE HYDRANT
— EX. 16" WL —	EXISTING WATER LINE
—	PROPOSED HEADER CURB
—	PROPOSED CURB & GUTTER
—	BOUNDARY LINE
—	EASEMENT
—	PROPOSED SIDEWALK
—	CENTERLINE
●	PROPOSED FIRE HYDRANT
—	PROPOSED CONCRETE PAVING

- NOTES:**
- COMMON STORM DRAINAGE, PEDESTRIAN, AND VEHICULAR ACCESS ACROSS NEW TRACTS IS GRANTED BY THIS SITE PLAN AND WILL BE GRANTED ON THE REPLAT.
  - APPROVAL OF THIS PLAN DOES NOT CONSTITUTE OR IMPLY EXEMPTION FROM WATER WASTE PROVISIONS OF THE WATER CONSERVATION LANDSCAPING AND WATER WASTE ORDINANCE WATER WASTE MANAGEMENT IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER.
  - LANDSCAPE MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE OWNER.
  - ROOF EQUIPMENT SHALL BE BELOW PARAPET HEIGHT AND SCREENED FROM VIEW FROM THE PROPERTY LINES OF THIS SITE. ALL GROUND MOUNTED EQUIPMENT SHALL BE SCREENED BY SCREEN WALLS WITH TOP OF EQUIPMENT BELOW TOP OF SCREEN WALL.
  - LIGHT POLES SHALL BE A MAXIMUM OF 30' FEET WITH FULL CUT OFF LIGHT FIXTURES. LIGHT FIXTURES SHALL BE A MAXIMUM OF 30' WITH FULL CUT OFF SHIELDS ON FIXTURES SO THAT NO FUGITIVE LIGHT SHALL ESCAPE BEYOND THE PROPERTY LINE. THE LIGHT FIXTURES SHALL BE FULLY SHIELDED WITH HORIZONTAL LAMPS. LIGHT POLES WITHIN 100' OF RESIDENTIAL ZONING SHALL BE LIMITED TO 16' HIGH.
  - NO FREESTANDING CELL TOWERS OR ANTENNA SHALL BE PERMITTED. ANY WIRELESS COMMUNICATIONS FACILITIES SHALL BE INTEGRATED INTO THE BUILDING ARCHITECTURE.
  - SEE SHEET C8 FOR HC RAMP DETAILS.
  - SEE SHEET C8 FOR HC PARKING DETAILS.
  - SEE SHEET C8 FOR PAVING DETAILS.

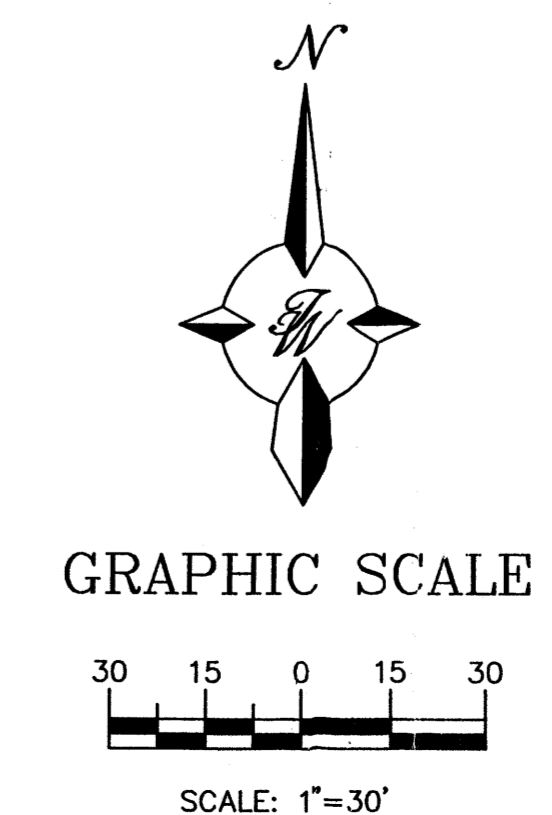
- INDEX TO DRAWINGS**
- C1. SITE PLAN FOR BUILDING PERMIT
  - C2. LANDSCAPING PLAN
  - C3. ELEVATIONS
  - C4. ELEVATIONS
  - C5. PLYON SIGN DETAIL
  - C6. GRADING AND DRAINAGE PLAN
  - C7. MASTER UTILITY PLAN
  - C8. DETAILS

**PROJECT NUMBER:** \_\_\_\_\_  
**APPLICATION NUMBER:** \_\_\_\_\_

**DRB SITE DEVELOPMENT PLAN APPROVAL:**

Traffic Engineer, Transportation Division	Date
Utilities Development	Date
Parks & Recreation Department	Date
City Engineer	Date
Environmental Health Department (conditional)	Date
Michael Helton Solid Waste Management	9-9-05 Date
DRB Chairperson, Planning Department	Date

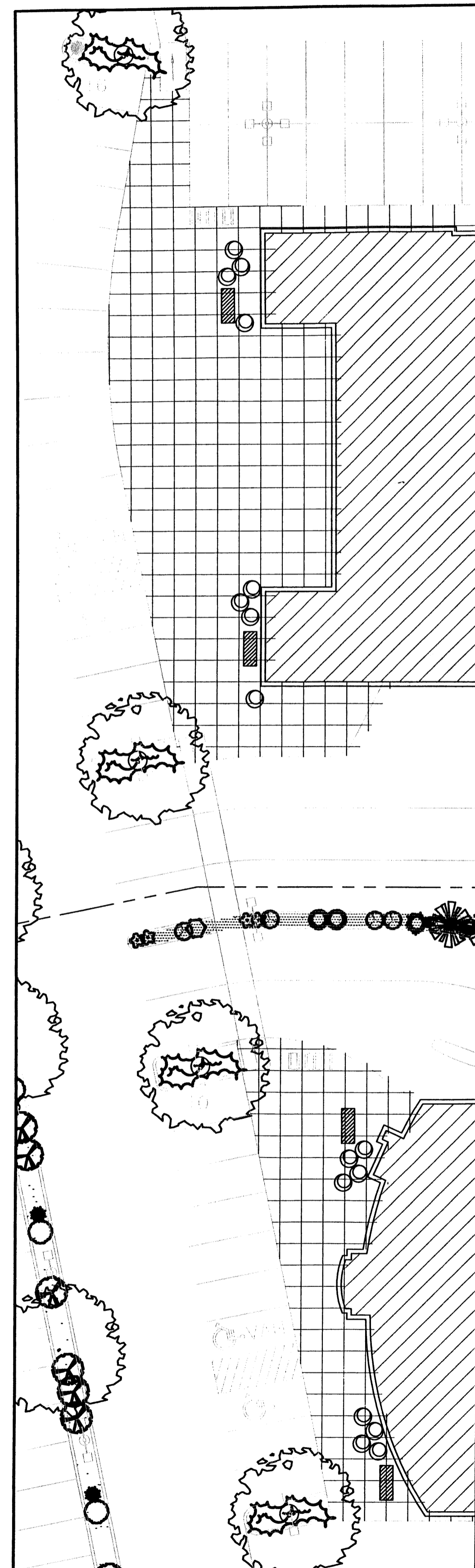
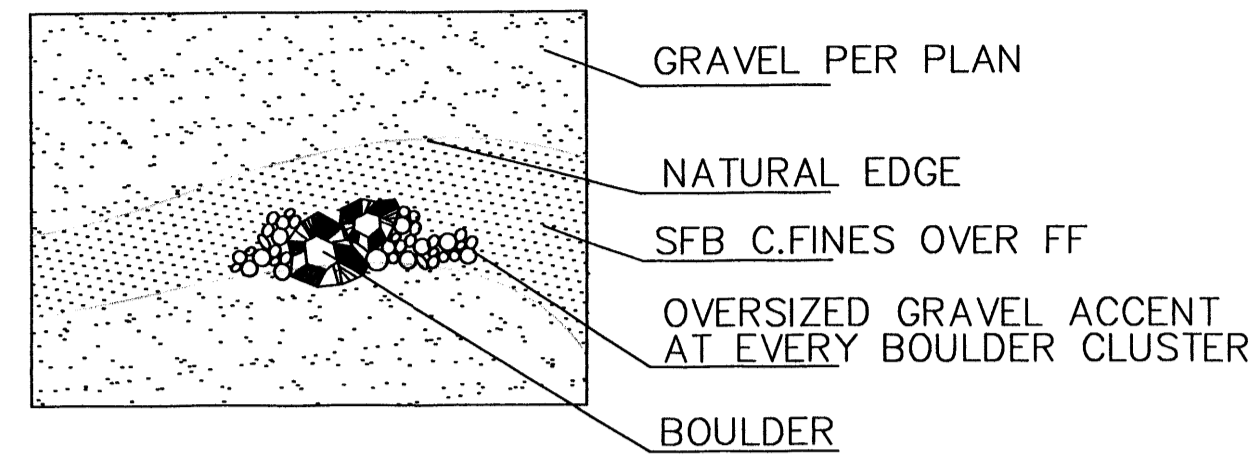
AFD PLANS CHECKING OFFICE  
924-3611  
APPROVED/DISAPPROVED  
HYDRANT(S) ONLY  
R.C. Smith 9-9-05  
SIGNATURE & DATE



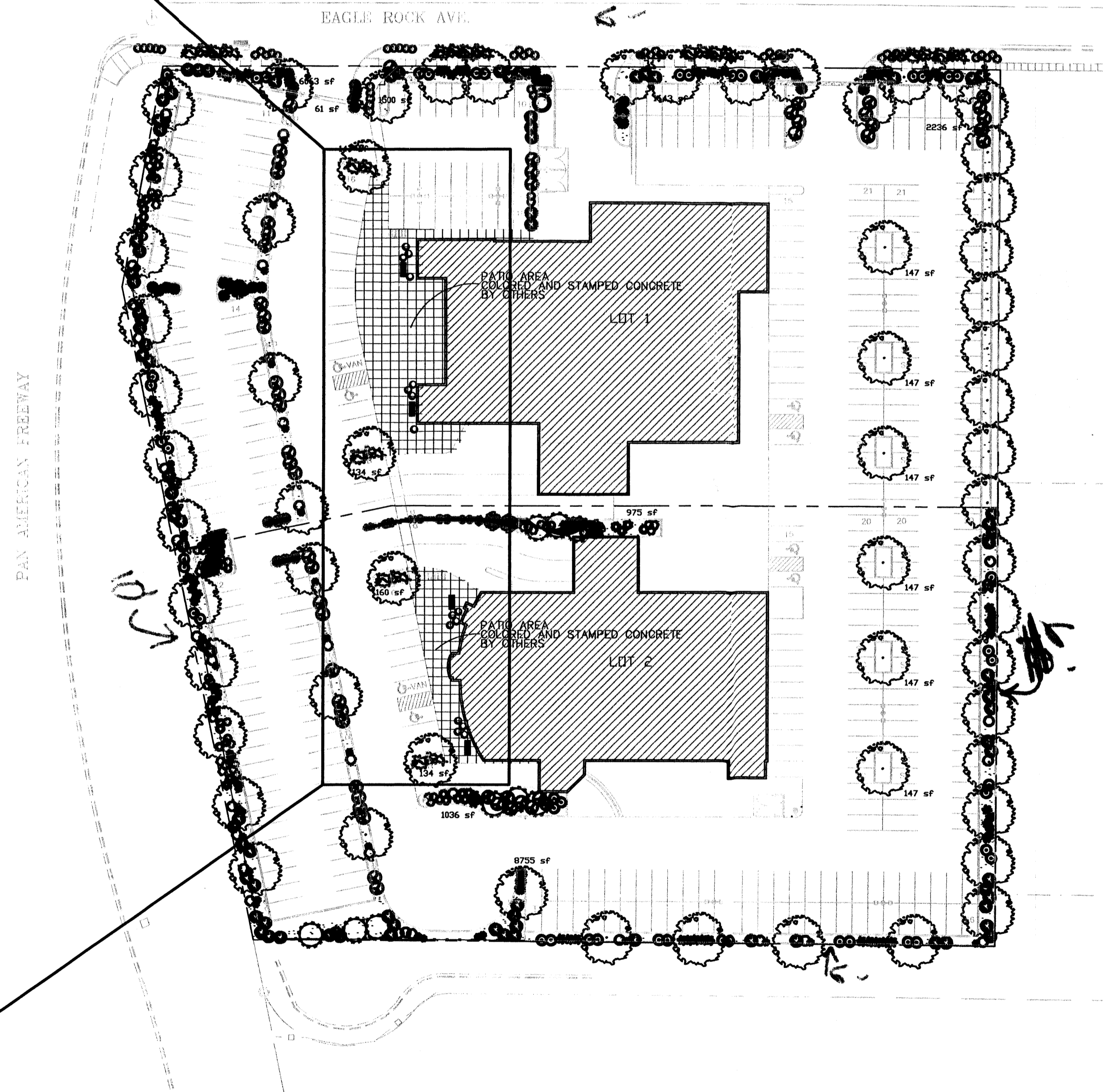
	<b>PREMIER MOTORCARS</b> ENGINEER'S SEAL RONALD R. BOHANNAN P.E. #7868	DRAWN BY: BJF DATE: 9/4/03 2282SPB-8-22-03x SHEET # <b>C1</b> JOB # 220082
	TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	



### GRAVEL ACCENT DETAIL



PATIO  
1:20



### PLANT LEGEND

- ASH (H) AND HONEY LOCUST (H) 62  
*Fraxinus pennsylvanica*  
*Gleditsia triacanthos*  
2" Gal.
- VITEX (L) 13  
*Vitex angus-castus*  
15 Gal.
- PINON PINE (M) 1  
*Pinus edulis*  
6"-8"
- PALM YUCCA (L) 8  
*Hesperaloe parviflora*  
5 Gal.
- RED YUCCA (L) 49  
*Hesperaloe parviflora*  
5 Gal.
- MAIDENGRASS (M) 54  
*Miscanthus sinensis*  
5 Gal. 16sf
- RUSSIAN SAGE (M) 52  
*Perovskia atriplicifolia*  
5 Gal.
- APACHE PLUME (L) 39  
*Falugia paradoxa*  
5 Gal. 25sf
- BLUE MIST SPIREA (M) 35  
*Caryopteris clandonensis*  
5 Gal.
- LANAS/ SCOTCH BROOM (M) 28  
*Cytisus scoparius*  
*Genista hispanica*  
5 Gal.
- ROSEMARY (M) 22  
*Rosmarinus officinalis*  
2 Gal. 36sf
- POTENTILLA (M) 32  
*Potentilla fruticosa*  
2 Gal.
- AUTUMN SAGE (M) 31  
*Salvia greggii*  
2 Gal. 9sf
- HONEYSUCKLE (M) 54  
*Lonicera sempervirens*  
1 Gal. 200sf  
Unstaked-Groundcover
- CHAMISA (L) 94  
*Chrysothamnus nauseosus*  
1 Gal. 25sf
- WILDFLOWER 97  
1 Gal. 4sf
- ORNAMENTAL POT WITH PLANT MATERIAL AND ANNUAL COLOR 16
- BENCH 4
- GREYLEAF COTONEASTER 13  
*Cotoneaster buxifolius*  
5 Gal.
- OVERSIZED GRAVEL & 10 BOULDERS
- ~ NATURAL EDGE
- ▨ GREY GRAVEL WITH FILTER FABRIC

### LANDSCAPE NOTES:

Landscape maintenance shall be the responsibility of the Property Owner.

It is the intent of this plan to comply with the City Of Albuquerque Water Conservation Landscaping and Water Waste Ordinance planting restriction approach.

Approval of this plan does not constitute or imply exemption from water waste provisions of the Water Conservation Landscaping and Water Waste Ordinance. Water management is the sole responsibility of the Property Owner.

All landscaping will be in conformance with the City of Albuquerque Zoning Code, Street Tree Ordinance, Pollen Ordinance, and Water Conservation Landscaping and Water Waste Ordinance. In general, water conservative, environmentally sound landscape principles will be followed in design and installation.

Plant beds shall achieve 75% live ground cover at maturity.

Grey Gravel over Filter Fabric shall be placed in all landscape areas which are not designated to receive native seed.

Exact locations of benches and ornamental pots to be determined.

### IRRIGATION NOTES:

Irrigation shall be a complete underground system with Trees to receive (5) 1.0 GPH Drip Emitters and Shrubs to receive (2) 1.0 GPH Drip Emitters. Drip and Bubbler systems to be tied to 1/2" poly pipe with flush caps at each end.

Run time per each drip valve will be approximately 15 minutes per day, to be adjusted according to the season.

Point of connection for irrigation system is unknown at current time and will be coordinated in the field.

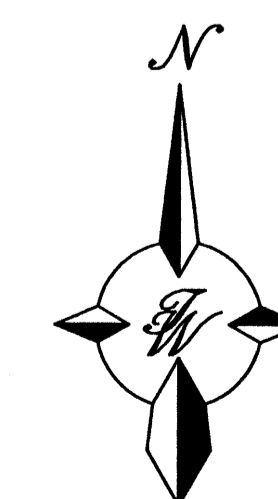
Irrigation will be operated by automatic controller. Location of controller to be field determined and power source for controller to be provided by others.

Irrigation maintenance shall be the responsibility of the Property Owner.

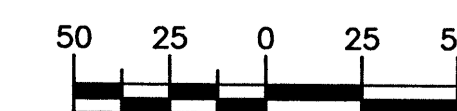
Planting in Ornamental pots to be hand watered.

### LANDSCAPE CALCULATIONS

NET LANDSCAPE AREA	LOT 1	LOT 2	
TOTAL LOT AREA	125,092	111,526	square feet
TOTAL BUILDINGS AREA	24,300	18,900	square feet
OFFSITE AREA	2,312	0	square feet
NET LOT AREA	98,480	92,626	square feet
LANDSCAPE REQUIREMENT	15%	15%	
TOTAL LANDSCAPE REQUIREMENT	14,772	13,894	square feet
TOTAL LANDSCAPE PROVIDED	18,160	13,898	square feet
TOTAL BED PROVIDED (PERVIOUS)	12,225	11,501	square feet
TOTAL PATIO PROVIDED (IMPERVIOUS)	5,935	2,397	square feet

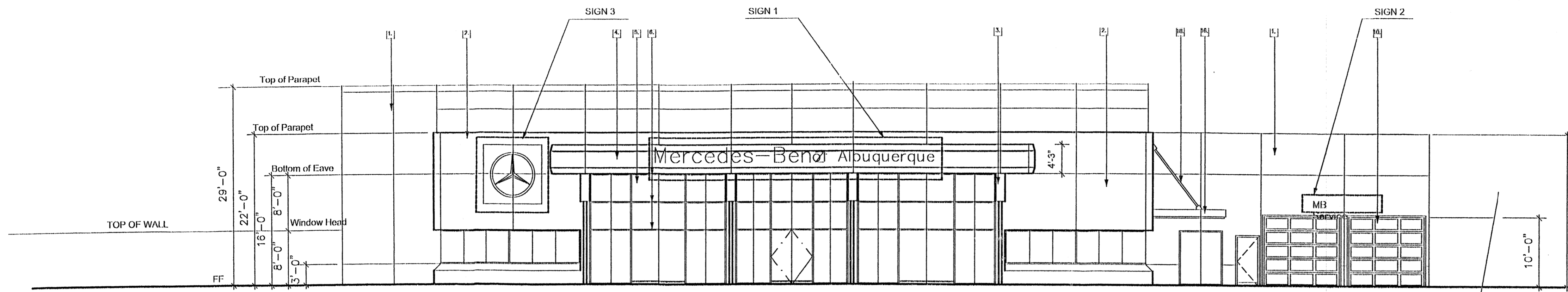


GRAPHIC SCALE

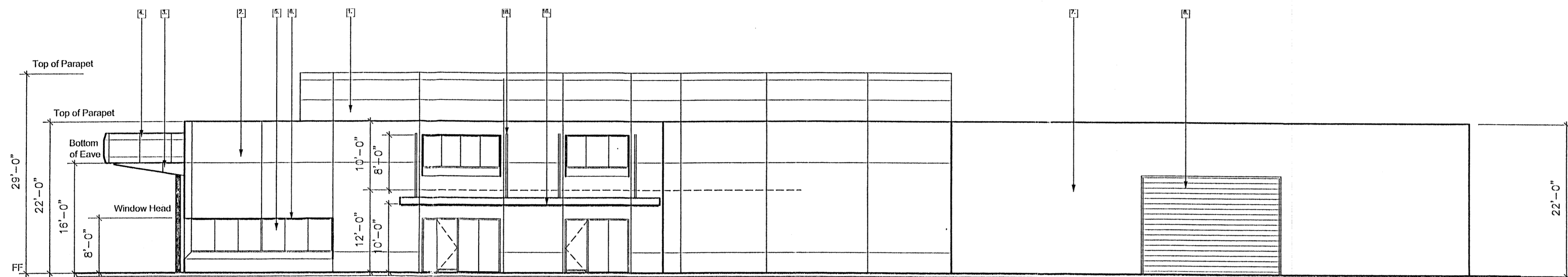


SCALE: 1"=50'

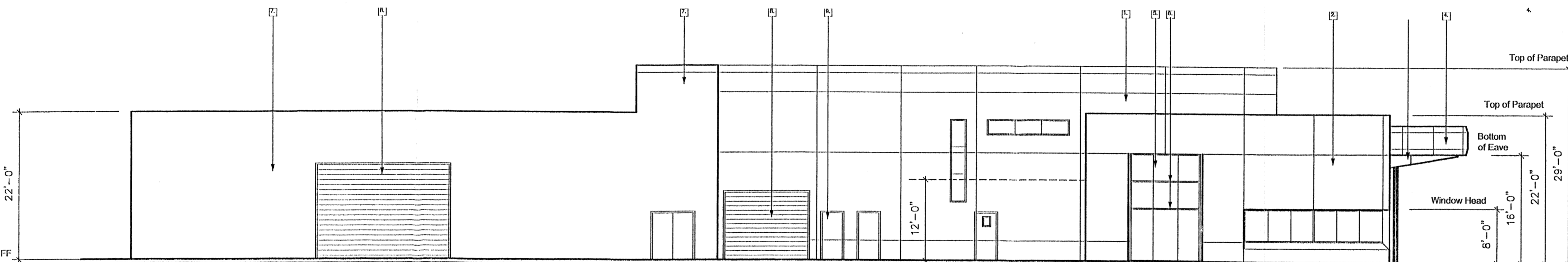
LANDSCAPE ARCHITECT'S SEAL	<b>PREMIER MOTORCARS</b>	DRAWN BY CMD
	<b>LANDSCAPE PLAN</b>	DATE 8-25-03
JAMES DEFLOM #0007	<b>TERRA WEST, LLC</b> 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	SHEET # -
		JOB # 220082



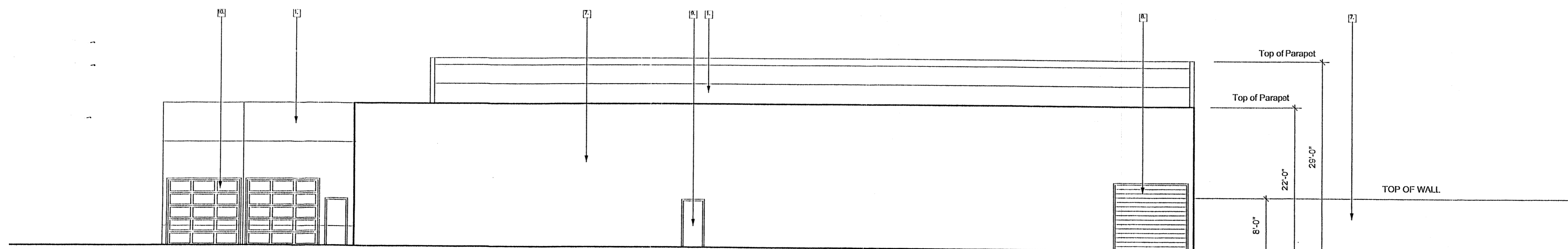
FRONT ELEVATION



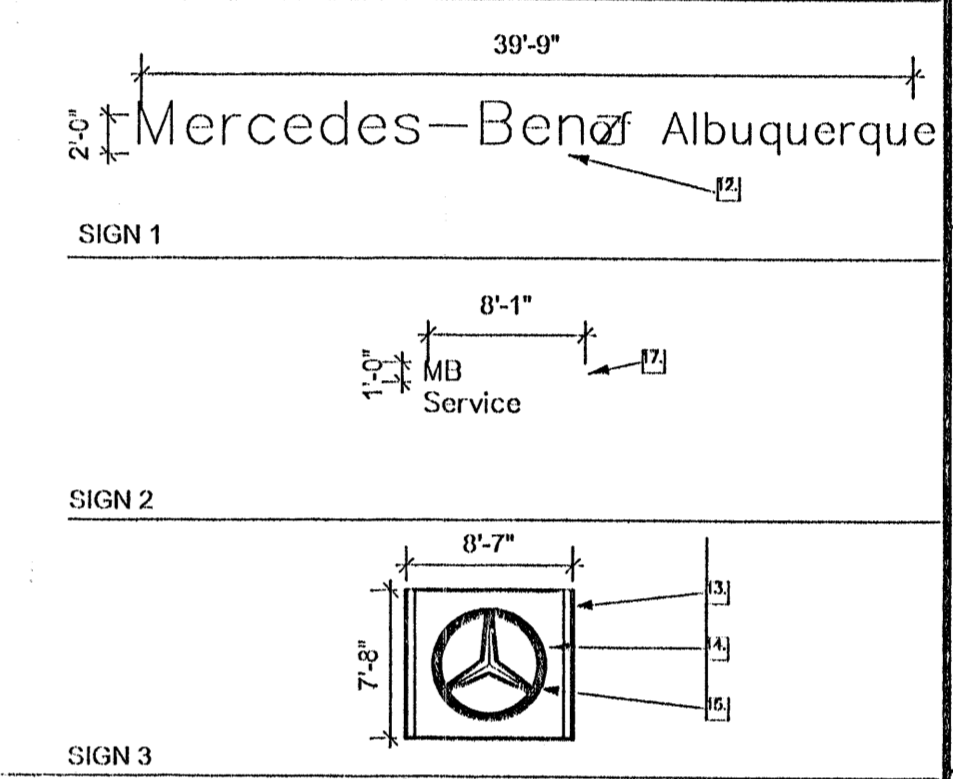
SOUTH ELEVATION



NORTH ELEVATION



EAST ELEVATION



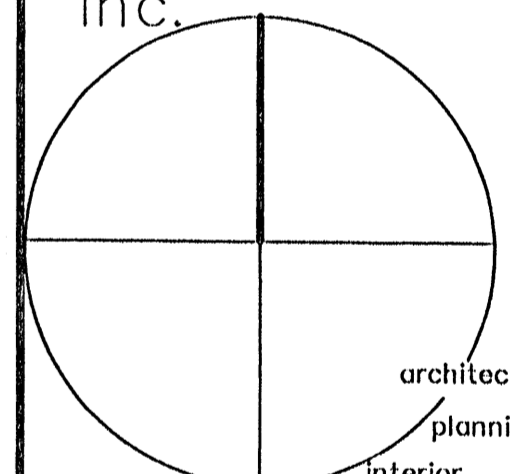
EXTERIOR MATERIALS

Number	Material	Color
1.	EIFS 1	Light Grey
2.	EIFS 2	Medium Grey
3.	EIFS 3	Dark Grey
4.	Composite Metal Panels	Grey
5.	Glass	Clear
6.	Aluminum Storefront	Clear
7.	Precision Concrete Block	Light Grey
8.	Metal Roll Up Door & Frame	Match Adjacent Surface
9.	Metal Door & Frame	Match Adjacent Surface
10.	Aluminum & Glass Door	Clear
11.	Acrylic Fascia	Mercedes Benz Blue
12.	Laser Routed Letters	Back Light
13.	Metallic Columns	Silver
14.	Aluminum	Blue
15.	Plastic	White - Back Light
16.	Steel Canopy	Dark Grey
17.	Channel Letters	Black
18.	Metal	Galvanized

PROJECT TITLE:

Premier Motors Albuquerque

Whitfield Associates, Inc.



34109 Pacific Coast Hwy., Suite 201 • Dana Point, CA 92629  
Phone: 949.234.1950  
Fax: 949.234.1946

SHEET TITLE:

MERCEDES BENZ ELEVATIONS

PROJECT NUMBER: 22010

CONSTRUCTION ISSUE DATE:

SCALE: AS NOTED

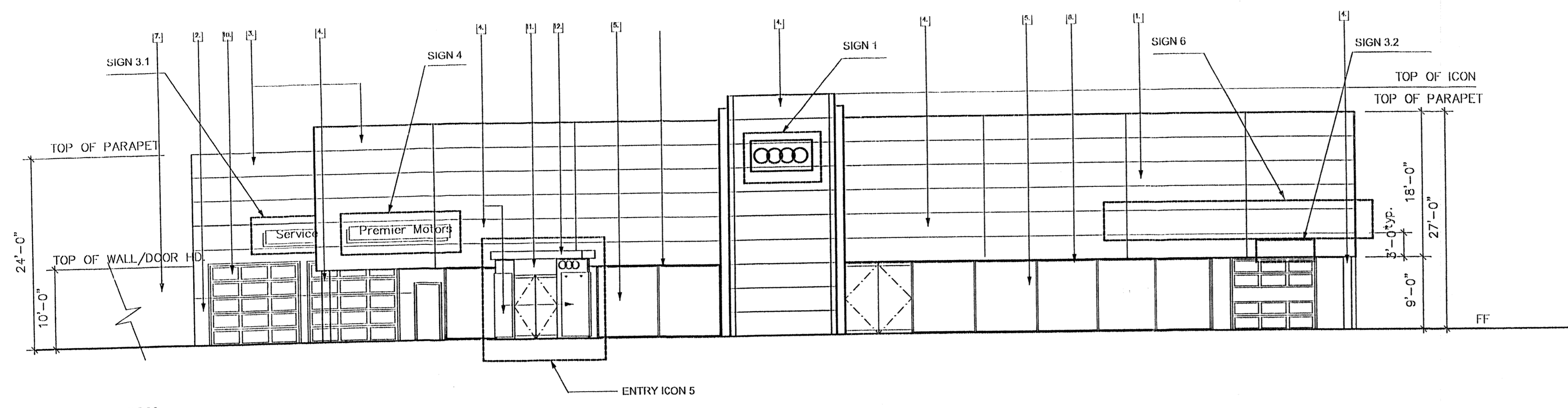
DRAWN:

PLOT: ##.##.##

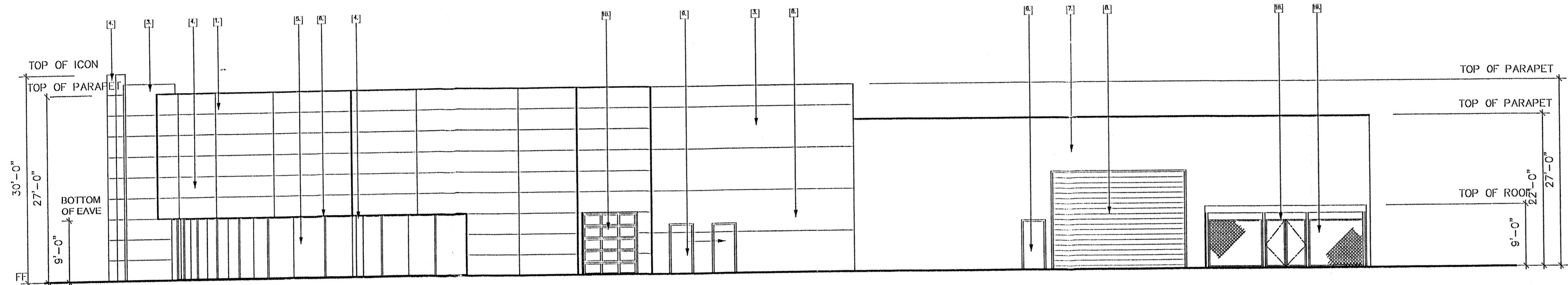
C3



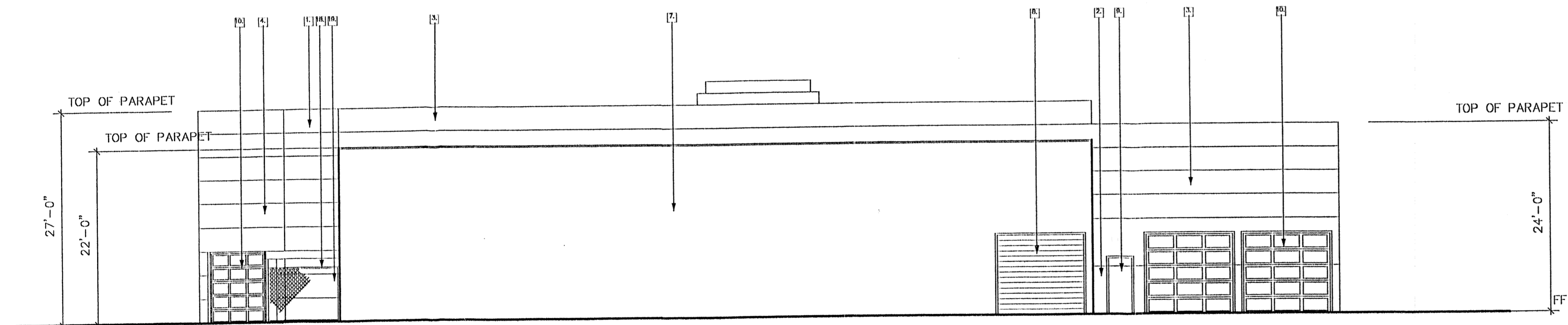




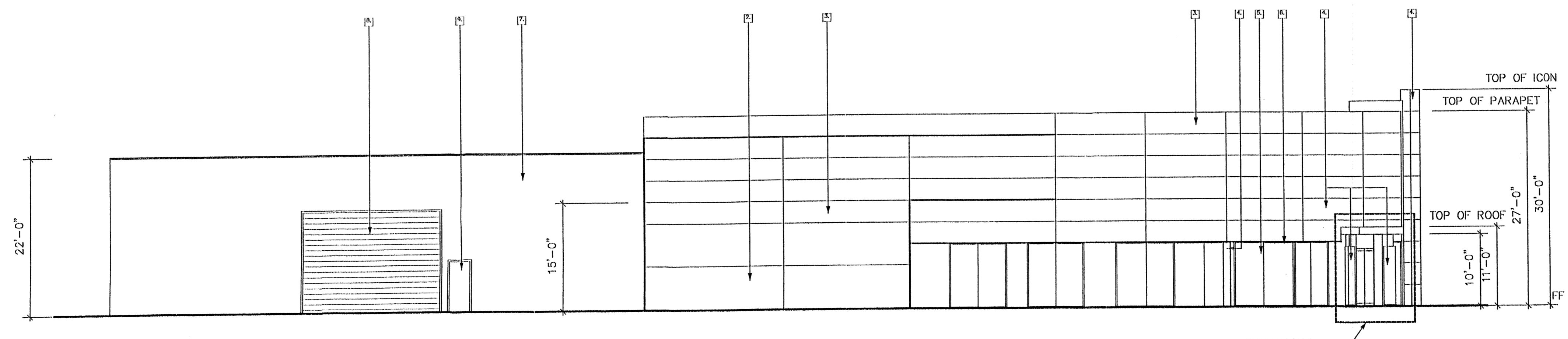
FRONT ELEVATION



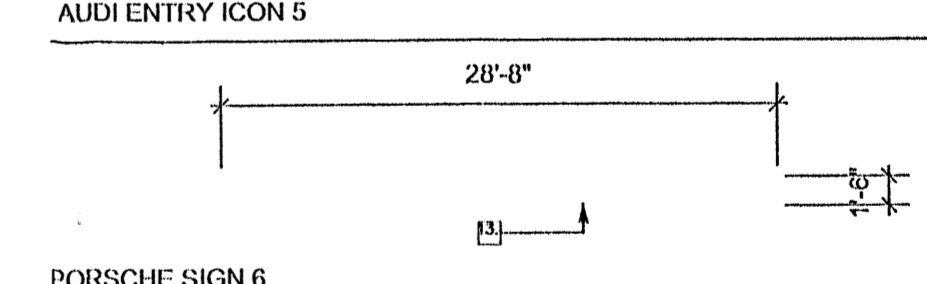
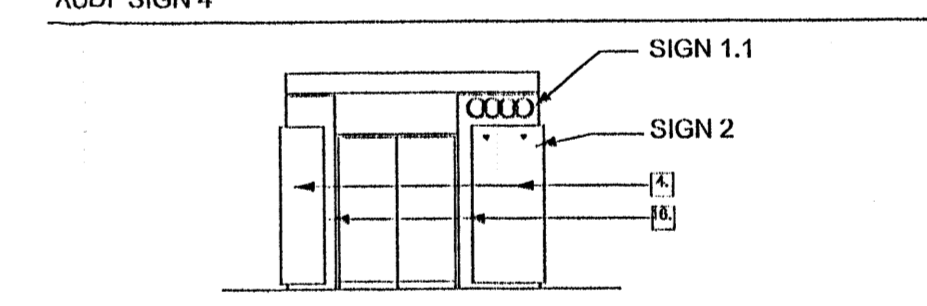
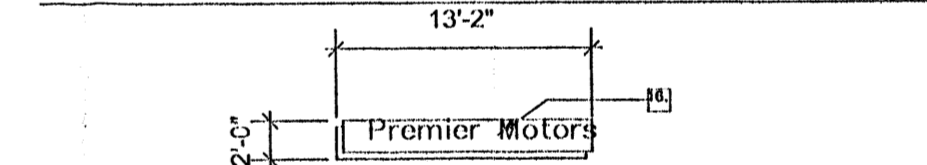
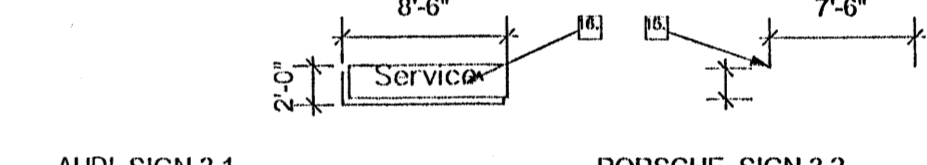
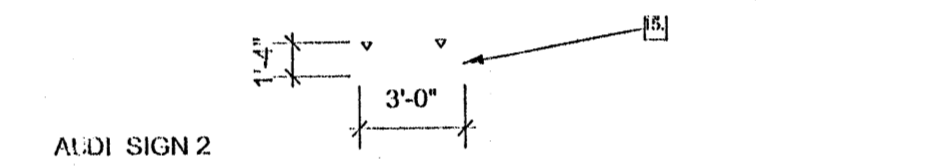
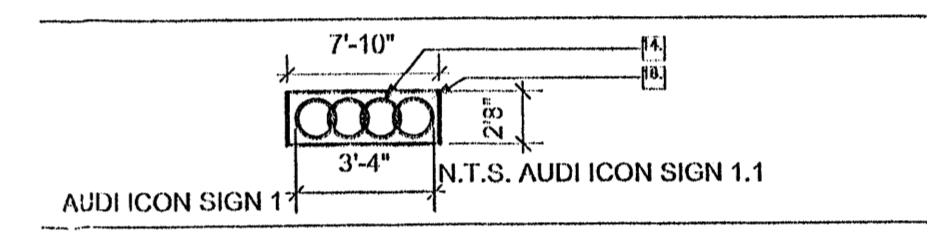
SOUTH ELEVATION



EAST ELEVATION

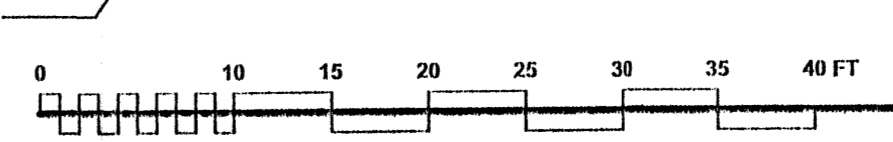


NORTH ELEVATION



EXTERIOR MATERIALS

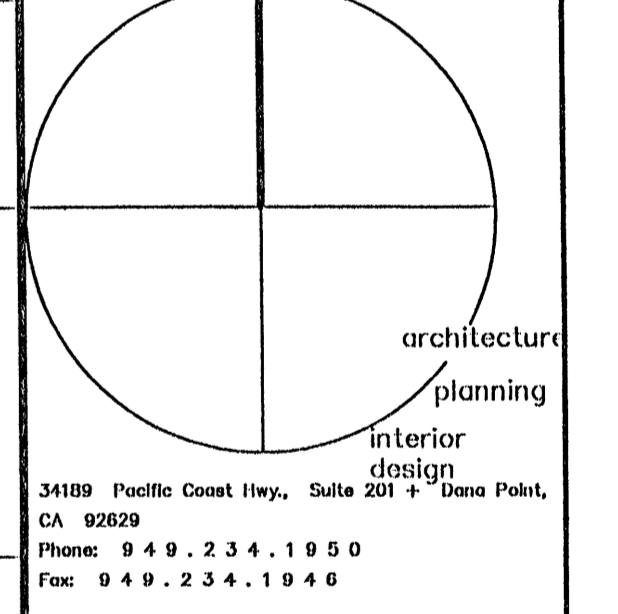
Number	Material	Color
1.	EIFS 1	#631 Silver
2.	EIFS 2	#618 Antique White
3.	EIFS 3	#310 China White
4.	Composite Metal Panels	Grey
5.	Glass	Clear
6.	Aluminum Storefront	Clear
7.	Precision Concrete Block	#310 China White
8.	Metal Roll Up Door & Frame	Match Adjacent Surface
9.	Metal Door & Frame	Match Adjacent Surface
10.	Aluminum & Glass Door	Clear
11.	Anodized Break Metal	Black
12.	Anodized Break Metal	Clear
13.	Channel Letters	Red PMS 201 C
14.	Aluminum	Brushed
15.	Channel Letters	Red Pantone 186c
16.	Paint	Black
17.	Paint	White
18.	Metal	Galvanized
19.	Chain Link	Galvanized



GRAPHIC SCALE: 1" = 8'

PROJECT TITLE:  
Premier Motors  
Albuquerque

Whitfield Associates, Inc.



SHEET TITLE:  
AUDI PORSCHE  
ELEVATIONS

PROJECT NUMBER: 22010

CONSTRUCTION ISSUE DATE: SHEET NUMBER:

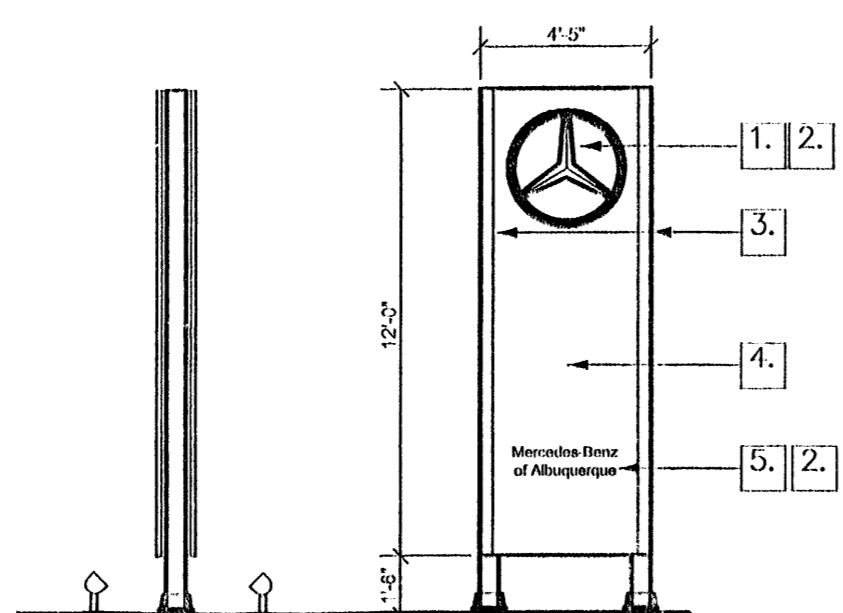
SCALE: AS NOTED

DRAWN:

PLOT: ###.###.###

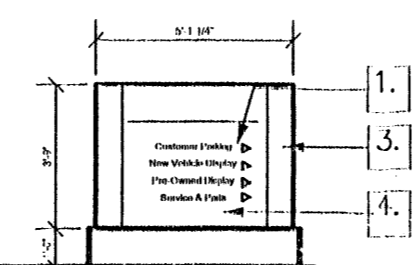
C4





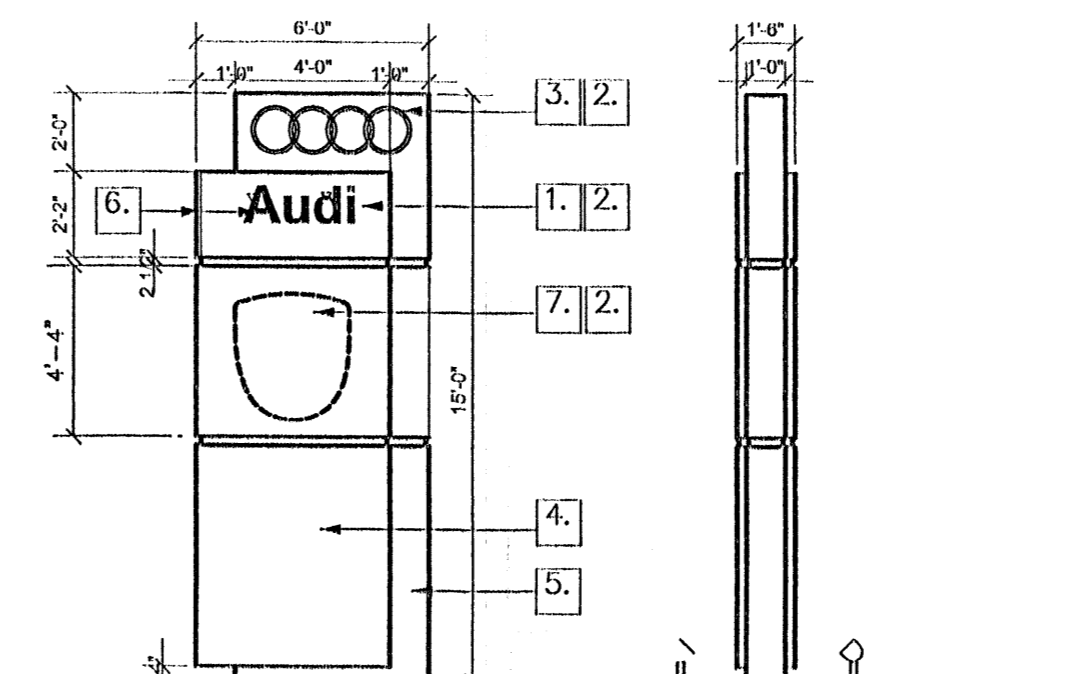
- 1. Internally illuminated white plastic
- 2. Double sided
- 3. Tubular silver steel columns
- 4. Metallic blue alum. face panel
- 5. Surface mounted reflective plastic lettering

Brand Sign A



- 1. Internally illuminated white plastic
- 2. Double sided
- 3. Tubular silver steel columns
- 4. Metallic blue alum. face panel
- 5. Surface mounted reflective plastic lettering

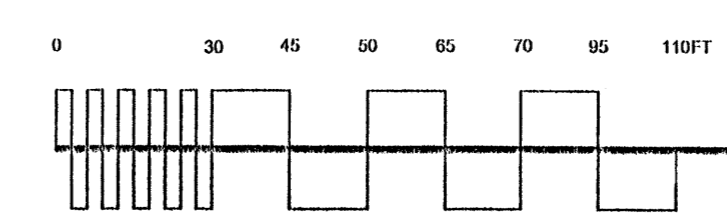
Directional Sign A.1



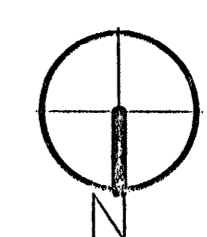
- 1. Internally illuminated top section
- 2. Double sided
- 3. Chrome
- 4. Alucabond
- 5. Gray
- 6. Red
- 7. Porsche Icon

Brand Sign B

All signs are subject to manufacturers approval and update

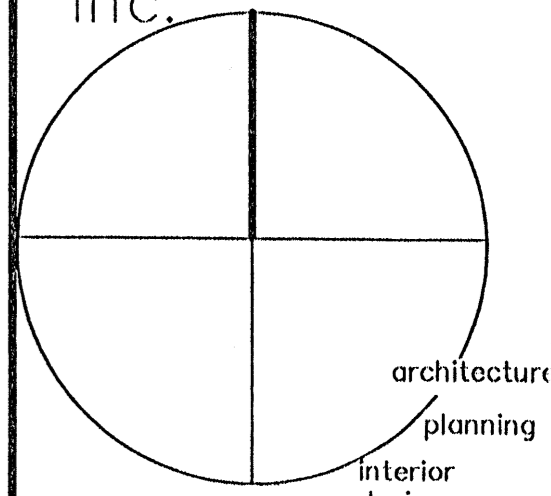


GRAPHIC SCALE: 1" = 30'



PROJECT TITLE:  
Premier  
Motors  
Albuquerque

Whitfield  
Associates,  
Inc.



architecture  
planning  
Interior  
design  
34189 Pacific Coast Hwy., Suite 201 • Dana Point,  
CA 92629  
Phone: 949.234.1950  
Fax: 949.234.1948

SHEET TITLE:  
SIGN DETAIL

PROJECT NUMBER: 22010

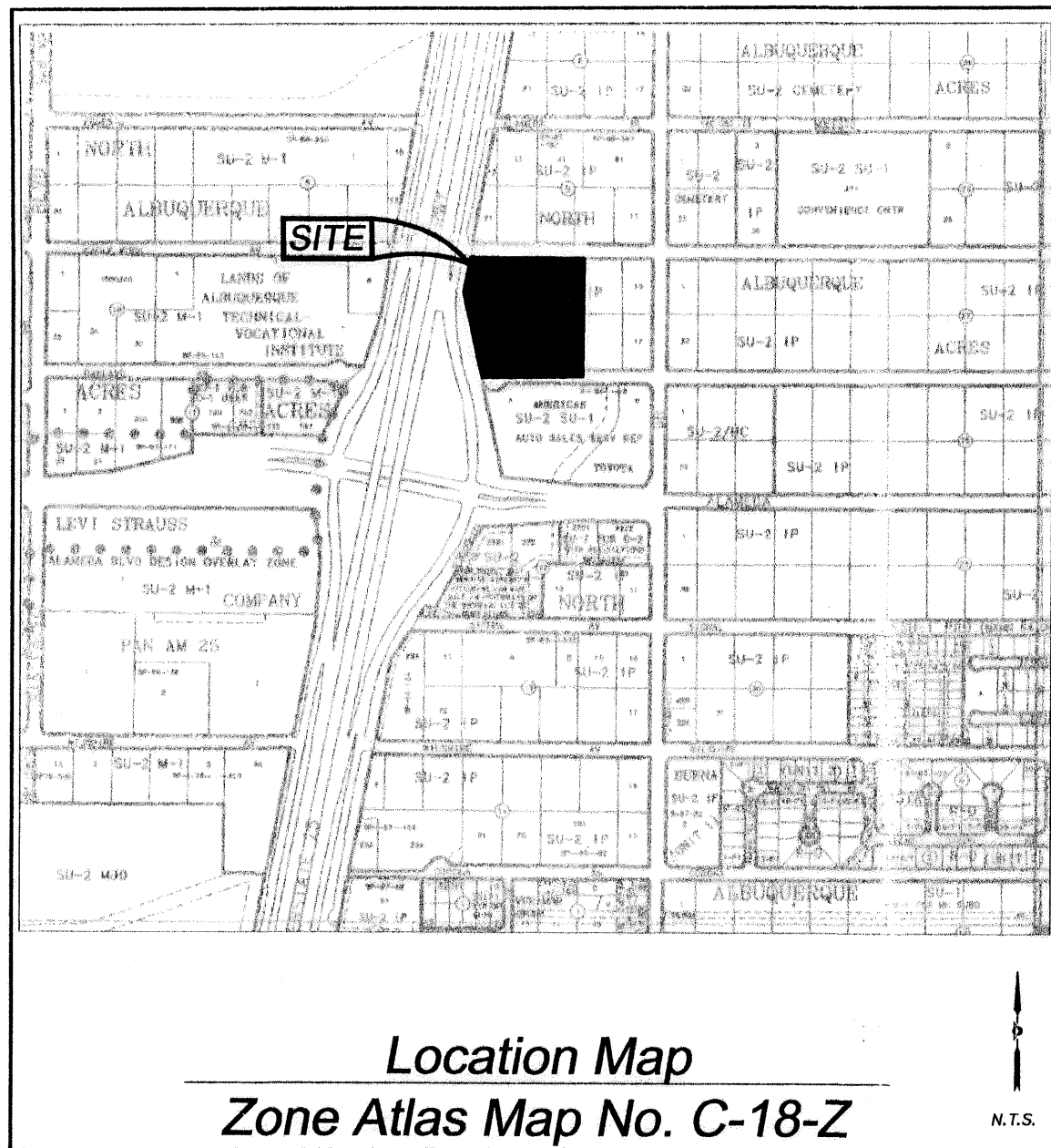
CONSTRUCTION ISSUE DATE:	SHEET NUMBER: <b>C5</b>
SCALE: AS NOTED	
DRAWN:	
PLOT: ##.##.##	











RECORDING STAMP

Plat of  
 Lot 21-A, Block 10, Tract A, Unit B  
**North Albuquerque Acres**  
 Albuquerque, Bernalillo County, New Mexico  
 April 2003

**Legal Description**

A TRACT OF LAND LYING AND SITUATE WITHIN PROJECTED SECTION 13, TOWNSHIP 11 NORTH, RANGE 3 EAST, ELENA GALLEGOS GRANT, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, COMPRISING OF LOTS 12, 13, 14, 19, 20, AND 21 OF BLOCK 10, TRACT A, UNIT B NORTH ALBUQUERQUE ACRES AS THE SAME ARE SHOWN AND DESIGNATED ON THE PLAT ENTITLED "TRACT A UNIT B NORTH ALBUQUERQUE ACRES, ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO" FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON APRIL 24, 1936, IN VOLUME D, FOLIO 130A, TOGETHER WITH THE VACATED NORTHERLY THIRTY (30) FEET OF OAKLAND AVENUE, N.E. AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT, FROM WHENCE A TIE TO THE ALBUQUERQUE CITY MONUMENT "10-C18" BEARS N 35°10'52" E, A DISTANCE OF 625.00 FEET, SAID POINT BEING A CALCULATED CENTERLINE POINT;  
 THENCE, FROM SAID BEGINNING POINT, S 00°11'12" W, A DISTANCE OF 267.77 FEET TO A FOUND REBAR WITH YELLOW PLASTIC CAP STAMPED "LS 10202";  
 THENCE, S 00°13'23" W, A DISTANCE OF 265.11 FEET TO THE SOUTHEAST CORNER OF DESCRIBED TRACT MARKED BY A SET REBAR WITH YELLOW CAP STAMPED "PS 11993";  
 THENCE, N 89°42'00" W, A DISTANCE OF 427.55 FEET TO THE SOUTHWEST CORNER OF DESCRIBED TRACT MARKED BY A SET REBAR WITH YELLOW CAP STAMPED "PS 11993" LYING ON THE EAST RIGHT OF WAY LINE OF INTERSTATE 25;  
 THENCE, N 11°36'59" W, ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 381.38 FEET TO A FOUND NEW MEXICO STATE HIGHWAY COMMISSION RIGHT-OF-WAY BRASS CAP MONUMENT STAMPED "STA. 439+00";  
 THENCE, N 10°44'01" E, A DISTANCE OF 160.67 FEET TO THE NORTHWEST CORNER OF DESCRIBED TRACT  
 THENCE, LEAVING SAID RIGHT OF WAY LINE, S 89°54'25" E, A DISTANCE OF 476.27 FEET TO THE POINT OF BEGINNING, CONTAINING A GROSS ACREAGE OF 5.7856 ACRES (252,023 SQUARE FEET) AND A NET ACREAGE OF 5.4321 ACRES (236,622 SQUARE FEET) MORE OR LESS, NOW COMPRISING LOT 21-A, BLOCK 10, TRACT A, UNIT B, NORTH ALBUQUERQUE ACRES.

**Approvals**

Application No. 10/8/03

CITY PLANNER, ALBUQUERQUE PLANNING DIVISION	DATE
CITY ENGINEER	10/8/03
A.M.A.F.C.A.	DATE
TRAFFIC ENGINEER	DATE
CITY SURVEYOR	4-21-03
PROPERTY MANAGEMENT	DATE
UTILITY DEVELOPMENT DIVISION	DATE
PARKS AND RECREATION DEPARTMENT	DATE
PNM ELECTRIC SERVICES	5-05-03
PNM GAS SERVICES	5-26-03
QWEST CORPORATION	4-29-03
COMCAST CABLE	4-24-03

**Subdivision Data:**

GROSS SUBDIVISION ACREAGE: 5.7856 ACRES± (NET ACREAGE = 5.4321 ACRES ±)  
 ZONE ATLAS INDEX NO: C-18-Z  
 NO. OF TRACTS CREATED: 0  
 NO. OF LOTS CREATED: 1  
 MILES OF FULL-WIDTH STREETS CREATED: 0  
 DATE OF SURVEY: SEPTEMBER 20, 2002

**Notes:**

- MISC. DATA: ZONING SU-2 IP
- BEARINGS SHOWN ARE GRID BEARINGS (NEW MEXICO STATE PLANE CENTRAL ZONE - NAD 1927).
- ALL DISTANCES ARE GROUND DISTANCES-US SURVEY FOOT.
- THIS PROPERTY LIES WITHIN PROJECTED SECTIONS 13, TOWNSHIP 11 NORTH, RANGE 3 EAST, ELENA GALLEGOS GRANT, N.M.P.M., CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO.
- THE PURPOSE OF THIS PLAT IS TO VACATE RIGHT OF WAY, TO CONSOLIDATE THE VACATED RIGHT OF WAY AND THE EXISTING SIX LOTS INTO ONE NEW LOT, AND TO DEDICATE THE SOUTH ONE-HALF (S. 1/2) OF EAGLE ROCK AVENUE N.E. IN FEE SIMPLE.
- PLAT SHOWS ALL EASEMENTS OF RECORD.
- SP NO. 2003041590.

**Easements**

THIS PLAT SHOWS EXISTING RECORDED AND APPARENT EASEMENTS AS NOTED.

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:

- PNM ELECTRIC SERVICES FOR INSTALLATION, MAINTENANCE, AND SERVICE OF OVERHEAD AND UNDERGROUND ELECTRICAL LINES, COMMUNICATION FACILITIES, TRANSFORMERS, POLES AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
- PNM GAS SERVICES FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS.
- QWEST CORPORATION FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF ALL BURIED AND AERIAL COMMUNICATION LINES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTALS AND CLOSURES.
- COMCAST CABLE FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICE.

INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, MODIFY, RENEW, OPERATE, AND MAINTAIN FACILITIES FOR THE PURPOSES DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM, AND OVER SAID EASEMENTS, INCLUDING SUFFICIENT WORKING AREA SPACE FOR ELECTRIC TRANSFORMERS, WITH THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS OR BUSHES WHICH INTERFERE WITH THE PURPOSES SET FORTH HEREIN. NO BUILDING, SIGN, POOL (ABOVEGROUND OR SUBSURFACE), HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURE SHALL BE ERRECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR SHALL ANY WELL BE DRILLED OR OPERATED THEREON. PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRICAL SAFETY CODE CAUSED BY CONSTRUCTION OF POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO WITHIN OR NEAR EASEMENTS SHOWN ON THIS PLAT.

EASEMENTS FOR ELECTRIC TRANSFORMERS/SWITCHGEARS, AS INSTALLED, SHALL EXTEND TEN FEET (10') IN FRONT OF TRANSFORMER/SWITCHGEAR DOOR AND FIVE FEET (5') ON EACH SIDE.

IN APPROVING THIS PLAT, PNM ELECTRIC SERVICES AND GAS SERVICES (PNM) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES HEREON. CONSEQUENTLY, PNM DOES NOT WAIVE NOR RELEASE ANY EASEMENT OR EASEMENT RIGHTS TO WHICH IT MAY BE ENTITLED.

*[Signature]* July 3, 2003  
 ENVIRONMENTAL HEALTH DEPARTMENT DATE

**Landfill Disclosure Statement**

THE SUBJECT PROPERTY IS LOCATED NEAR A FORMER LANDFILL. DUE TO THE SUBJECT PROPERTY BEING NEAR A FORMER LANDFILL, CERTAIN PRECAUTIONARY MEASURES MAY NEED TO BE TAKEN TO ENSURE THE HEALTH AND SAFETY OF THE PUBLIC. RECOMMENDATIONS MADE BY A PROFESSIONAL ENGINEER WITH EXPERTISE IN LANDFILLS AND LANDFILL GAS ISSUES (AS REQUIRED BY THE INTERIM GUIDELINES FOR DEVELOPMENT WITHIN 1000 FEET OF LANDFILLS REVISED AUGUST 28, 2001) SHALL BE CONSULTED PRIOR TO DEVELOPMENT OF THE SITE.

**Free Consent and Dedication**

THE REPLAT SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER AND/OR PROPRIETOR. EXISTING PUBLIC UTILITY EASEMENTS SHOWN HEREON FOR THE COMMON AND JOINT USE OF GAS, ELECTRICAL POWER AND COMMUNICATION SERVICES FOR BURIED AND/OR OVERHEAD DISTRIBUTION LINES, CONDUITS, AND PIPES FOR UNDERGROUND UTILITIES WHERE SHOWN OR INDICATED, AND INCLUDING THE RIGHT OF INGRESS AND EGRESS FOR CONSTRUCTION AND MAINTENANCE, AND THE RIGHT TO TRIM INTERFERING TREES AND SHRUBS. SAID OWNER AND/OR PROPRIETOR DOES HEREBY CERTIFY THAT THIS SUBDIVISION IS THEIR FREE ACT AND DEED. SAID OWNERS WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE TO THE LAND SUBDIVIDED.

SAID OWNER AND/OR PROPRIETOR DOES HEREBY GRANT ALL EASEMENTS AS SHOWN HEREON WITH LISTED BENEFICIARIES AND STIPULATIONS.

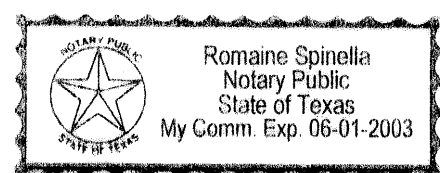
SAID OWNER AND/OR PROPRIETOR DOES HEREBY DEDICATE ALL STREETS AND PUBLIC RIGHTS OF WAY SHOWN HEREON TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE.

*[Signature]* 4/14/03  
 JERRY FREEMAN, JR. DATE  
 VICE PRESIDENT, SECRETARY  
 OMEGA AUTOMOTIVE REAL ESTATE, LTD.  
 A TEXAS LIMITED PARTNERSHIP

**Acknowledgment**

STATE OF TEXAS )  
 COUNTY OF DALLAS )  
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 14th DAY OF April, 2003 BY JERRY FREEMAN, JR., VICE PRESIDENT, SECRETARY, OMEGA AUTOMOTIVE REAL ESTATE, LTD., A TEXAS LIMITED PARTNERSHIP

BY *[Signature]* MY COMMISSION EXPIRES: 6/1/03  
 NOTARY PUBLIC

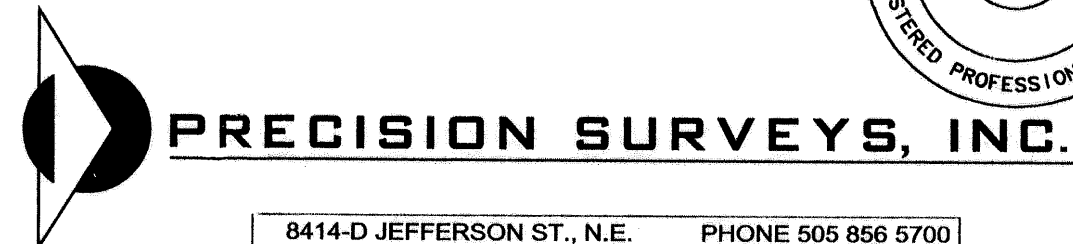


TREASURER'S CERTIFICATE

**Surveyor's Certificate**

I, LARRY W. MEDRANO, A REGISTERED PROFESSIONAL SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM FIELD NOTES OF AN ACTUAL SURVEY MEETING THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE CITY OF ALBUQUERQUE SUBDIVISION ORDINANCE AND OF STANDARDS FOR LAND SURVEYS OF THE N.M. BOARD OF LICENSURE FOR ENGINEERS AND SURVEYORS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT NO ENCROACHMENTS EXIST EXCEPT AS NOTED ABOVE AND THAT ALL IMPROVEMENTS ARE SHOWN IN THEIR CORRECT LOCATION RELATIVE TO RECORD BOUNDARIES AS LOCATED BY THIS SURVEY.

*[Signature]* 4/14/03  
 LARRY W. MEDRANO DATE  
 N.M.P.S. No. 11993



Project No.



Plat of  
 Lots 14-A and 21-A, Block 10, Tract A, Unit B  
**North Albuquerque Acres**  
 Albuquerque, Bernalillo County, New Mexico  
 August 2003

A.C.S. MONUMENT "10-C18"  
 STANDARD A.C.S. ALUMINUM CAP  
 (FOUND IN PLACE)  
 NEW MEXICO STATE PLANE COORDINATES  
 (CENTRAL ZONE-N.A.D. 1927)  
 X=402,319.45  
 Y=1,524,061.42  
 EL=5219.41-NGVD 1929  
 GROUND TO GRID FACTOR=0.9996613  
 DELTA ALPHA ANGLE=-0°11'18"

A.C.S. MONUMENT "9-C18"  
 STANDARD A.C.S. ALUMINUM CAP  
 (FOUND IN PLACE)  
 NEW MEXICO STATE PLANE COORDINATES  
 (CENTRAL ZONE-N.A.D. 1927)  
 X=402,255.61  
 Y=1,521,435.09  
 EL=5229.79-NGVD 1929  
 GROUND TO GRID FACTOR=0.9996608  
 DELTA ALPHA ANGLE=-0°11'19"

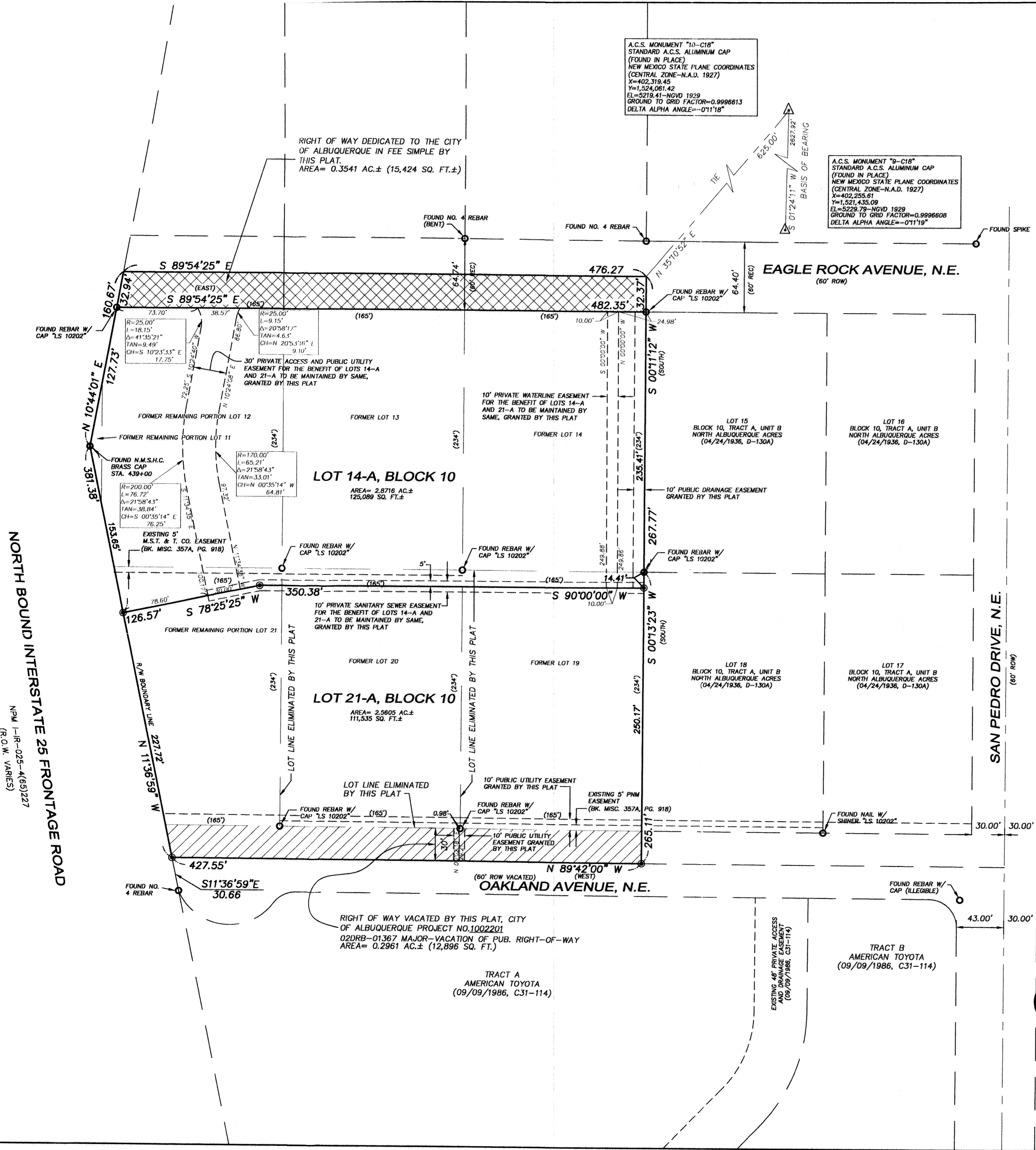
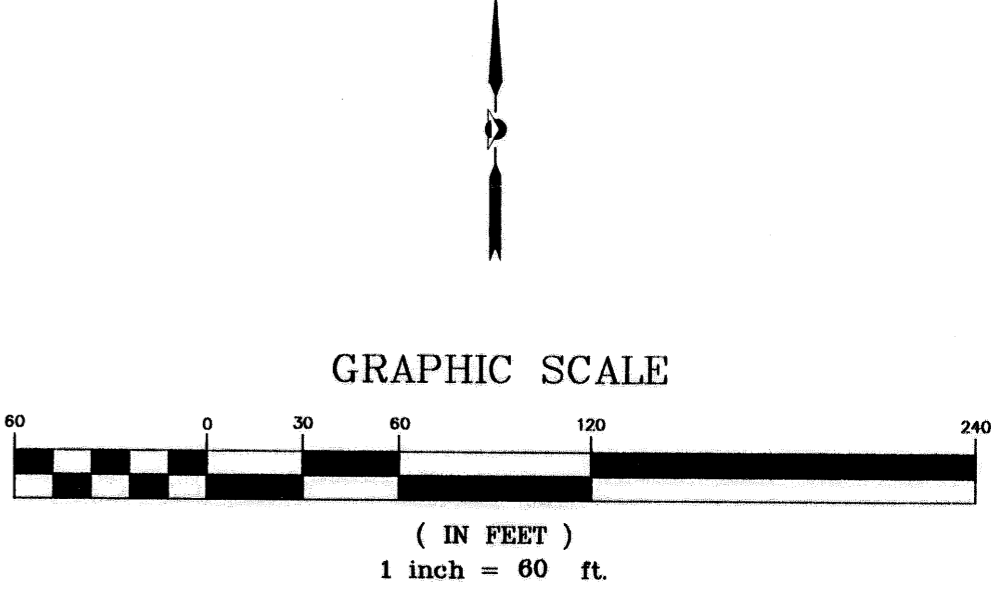
RIGHT OF WAY DEDICATED TO THE CITY  
 OF ALBUQUERQUE IN FEE SIMPLE BY  
 THIS PLAT.  
 AREA= 0.3541 AC.± (15,424 SQ. FT.±)

**Legend**

N 90°00'00" E MEASURED BEARING AND DISTANCES  
 MATCH RECORD BEARINGS AND DISTANCES

○ FOUND AND USED MONUMENT  
 AS DESIGNATED

● DENOTES REBAR W/CAP "PS 11993"  
 SET THIS SURVEY UNLESS OTHERWISE NOTED



NORTH BOUND INTERSTATE 25 FRONTAGE ROAD  
 NPM 1-R-025-4(65)227  
 (R.O.W. VARIES)

**PRECISION SURVEYS, INC.**

8414-D JEFFERSON ST., N.E. PHONE 505 856 5700  
 ALBUQUERQUE, NEW MEXICO 87113 FAX 505 856 7900

G:\PLATS\2002\024170P.dwg Mon Oct 06 09:17:39 2003

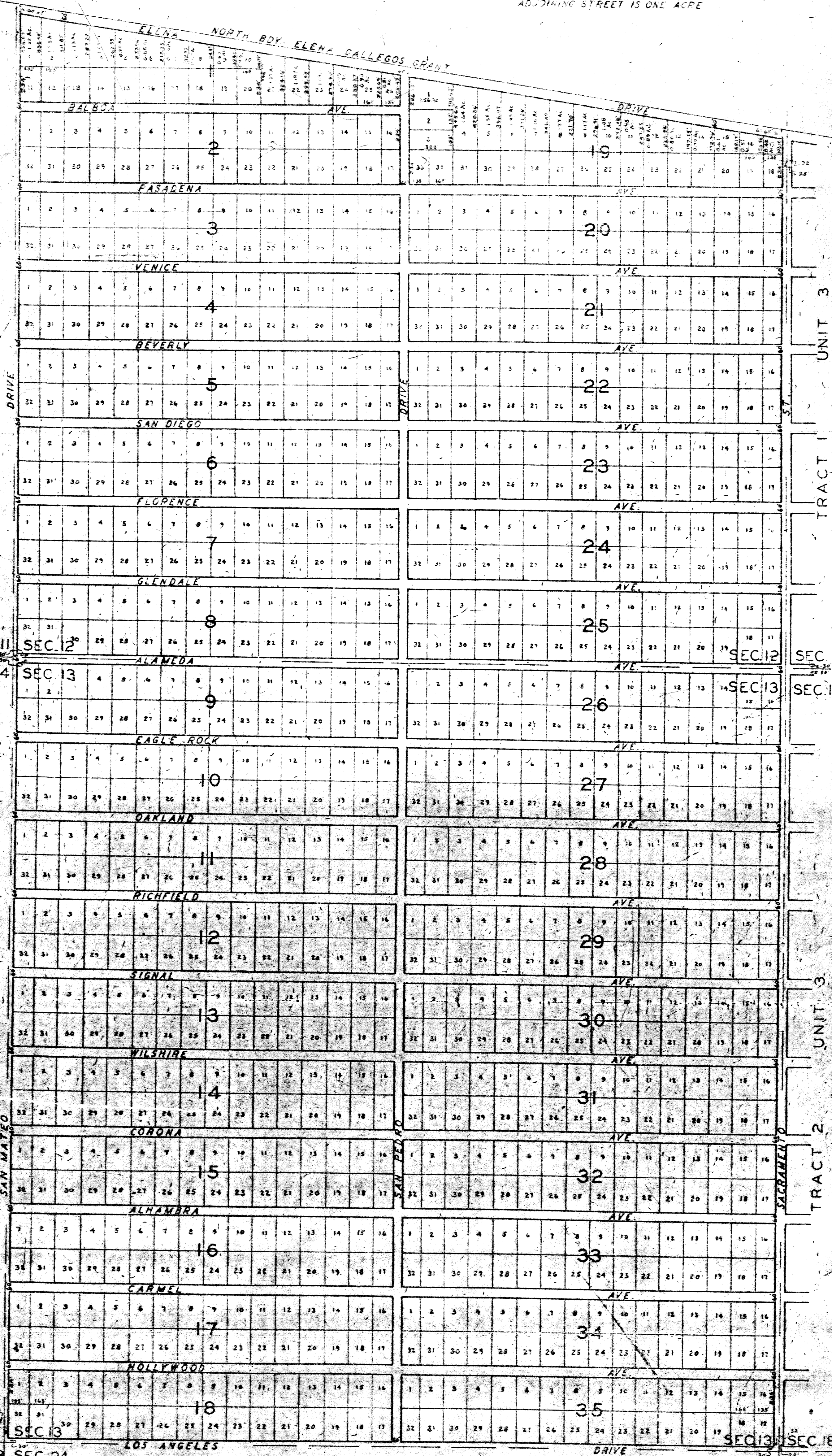


# TRACT A-UNIT B NORTH ALBUQUERQUE ACRES

ALBUQUERQUE-BERNALILLO COUNTY-NEW MEXICO

SCALE 1 INCH=400 FEET

NOTE  
EACH LOT INCLUDING CENTER OF  
ADJOINING STREET IS ONE ACRE



The above and foregoing subdivision of that certain tract of land in School District No. 5, Bernalillo County, New Mexico, within the Elena Gallegos Grant, being all that portion of Section 12 1/2 South of the North boundary of said Grant, and all of Section 13, in Township 11 North, Range 3 East, N.M.P.M. (as said sections are defined by projection of existing public survey lines), surveyed, platted and subdivided as hereon shown, comprising Blocks 1 to 35, inclusive, in TRACT A-UNIT B, NORTH ALBUQUERQUE ACRES, is with the free consent and in accordance with the desires of the undersigned Owner and proprietor thereof.

WOLINS HEALTH COMPANY, INC. Owner and Proprietor.  
 Attest: \_\_\_\_\_ Secretary. \_\_\_\_\_ by \_\_\_\_\_ President.

State of California, County of Los Angeles, SS. On this \_\_\_\_\_ day of April, 1936, before me, a Notary Public in and for said County, personally appeared W. Wolins and J. A. Deary, both to me personally known, who being duly sworn by me according to Law, did say that they are the President and Secretary, respectively, of the Wolins Health Company, Inc., and that the seal affixed to the foregoing instrument is the corporate seal of said corporation, and that said instrument was signed and said seal affixed thereto in behalf of said corporation by authority of its Board of Directors, and said W. Wolins did acknowledge said instrument to be the free act and deed of said corporation.

In witness whereof I have hereunto set my hand and seal the day and date last above written.  
 \_\_\_\_\_ Notary Public.

My commission expires \_\_\_\_\_  
 I, CLAYTON M. DAVIS, County Clerk of Bernalillo County, New Mexico, do hereby certify that the map on which this certificate appears is a true copy, made under my direction and under the provisions of Chapter 139 of New Mexico Session Laws 1935.  
 This map filed for record on the 24th day of April, 1936.  
 CLAYTON M. DAVIS  
 County Clerk, Bernalillo County

TIN, RSE  
 TIN, R4E  
 N, M, P, M

Edmund Ross County Surveyor