

AGJS ✓



VICINITY MAP No. G-14



LEGAL DESCRIPTION

LOTS NUMBERED THIRTEEN (13), FOURTEEN (14), FIFTEEN (15) AND SIXTEEN (16) IN BLOCK NUMBERED TEN (10) OF BELMONT PLACE, AN ADDITION TO THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME ARE SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON JANUARY 23, 1924 IN VOLUME B2, FOLIO 34.

ACS STATION "14-F14"  
X=383,162.85  
Y=1,505,911.96  
GRD TO GRID=0.99967778  
Δα = -00° 13' 30"  
CENTRAL ZONE, NAD 1927

PLAT OF  
LOTS 14-A AND 15-A  
BLOCK 10  
BELMONT PLACE ADDITION

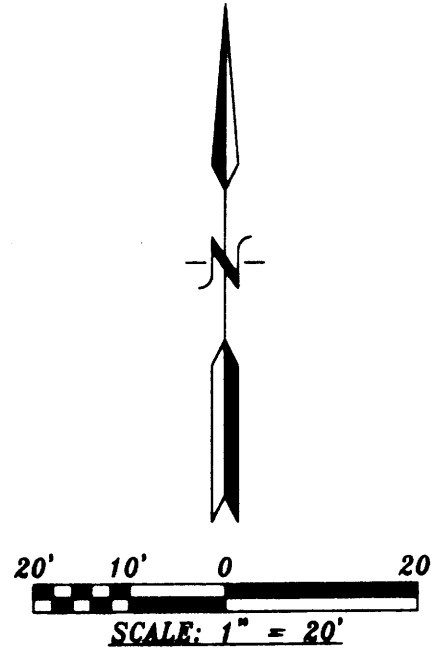
WITHIN  
SECTION 5, TOWNSHIP 10 NORTH, RANGE 3 EAST, N.M.P.M.  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
OCTOBER, 2002

DRB No. 1002340 / 02ORB-0172

APPROVALS:	DATE
<i>Richard Dault</i> TRAFFIC ENGINEER, TRANSPORTATION GROUP	11-06-02
<i>Christina Sandoval</i> PARKS AND RECREATION DEPARTMENT	11/8/02
<i>Leonard J. Marks</i> PNM ELECTRIC SERVICES	11-01-02
<i>Mary Ann Gajala</i> QWEST TELECOMMUNICATIONS	11-08-02
<i>Leonard J. Marks</i> PNM GAS SERVICES	11-01-02
<i>Rita S. Hicks</i> COMCAST	11/1/02
<i>Jan Tal</i> CITY SUPERVISOR, ENGINEERING DIVISION	10-30-02
<i>Roger A. Allen</i> UTILITIES DEVELOPMENTS	11-07-02
<i>Richard Dault</i> A.M.A.F.C.A.	11-06-02
<i>Brady L. Bigler</i> CITY ENGINEER	11/8/02
N/A PROPERTY MANAGEMENT	DATE

APPROVAL AND CONDITIONAL ACCEPTANCE AS SPECIFIED BY THE ALBUQUERQUE SUBDIVISION ORDINANCE, CHAPTER 14 ARTICLE 14, REVISED ORDINANCES OF ALBUQUERQUE, NEW MEXICO, 1994

*Sharon Mahoney*  
CITY PLANNER,  
ALBUQUERQUE PLANNING DIVISION  
11/12/2002



LOT 12  
BLOCK 10  
BELMONT PLACE  
FILED: JANUARY 23, 1924  
VOLUME B2, FOLIO 34

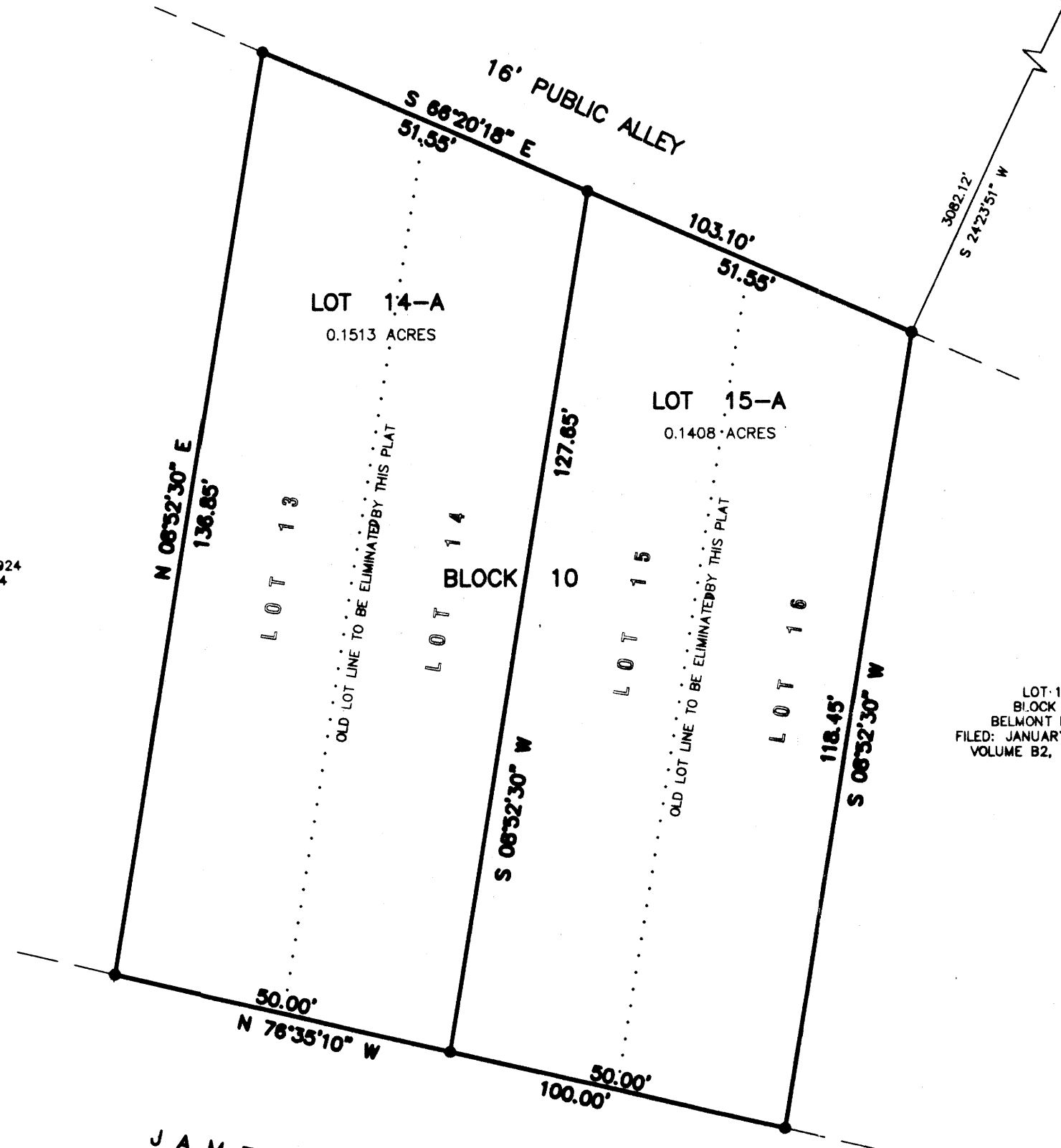
LOT 17  
BLOCK 10  
BELMONT PLACE  
FILED: JANUARY 23, 1924  
VOLUME B2, FOLIO 34

DISCLOSURE STATEMENT:

THE PURPOSE OF THIS PLAT IS TO DIVIDE FOUR (4) LOTS INTO TWO (2) LOTS AND GRANT ANY EASEMENTS AS SHOWN.

GENERAL NOTES:

- UNLESS NOTED, No. 4 REBAR WITH CAP STAMPED P.S.#11463 WERE SET AT ALL PROPERTY CORNERS.
- THIS PLAT SHOWS ALL EASEMENTS OF RECORD.
- TOTAL AREA OF PROPERTY: 0.2921 ACRES.
- TALOS LOG NO. 2002174065
- BASIS OF BEARINGS IS THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAD 1927.
- DISTANCES ARE GROUND, BEARINGS ARE GRID.
- BEARINGS AND DISTANCES SHOWN IN PARENTHESIS ARE RECORD.
- DATE OF FIELD WORK: OCTOBER, 2002
- CURRENT ZONING: R-1



JAMES AVENUE N.W.  
60.00' R/W

FREE CONSENT

THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETOR THEREOF. SAID OWNER / PROPRIETOR DOES HEREBY GRANT ANY AND ALL EASEMENTS AS MAY BE CREATED BY THIS PLAT. THOSE SIGNING AS OWNERS WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLES TO THE LAND SUBDIVIDED.

*Billy W. Baca*  
DATE 10/29/02

ACKNOWLEDGMENT

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC THIS 29th DAY OF October, 2002

BY: *Billy W. and Jeanette M. Baca*  
OWNERS NAME

MY COMMISSION EXPIRES: March 24, 2006 BY: *Jennifer J. Cantrell*  
NOTARY PUBLIC



SURVEYORS CERTIFICATE:

STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) S.S.

I, ANTHONY L. HARRIS, A DULY PROFESSIONAL LAND SURVEYOR, UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THE PLAT WAS PREPARED UNDER MY DIRECT SUPERVISION, THAT I AM RESPONSIBLE FOR SAID PLAT AND MEETS THE REQUIREMENTS FOR MONUMENTATION AND SURVEY OF THE ALBUQUERQUE SUBDIVISION ORDINANCE AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND MEETS THE MINIMUM REQUIREMENTS FOR LAND SURVEYS AS SET FORTH BY THE STATE OF NEW MEXICO.

GIVEN UNDER MY HAND AND SEAL AT ALBUQUERQUE, NEW MEXICO, THIS 30th DAY OF October, 2002.

*Anthony L. Harris*  
ANTHONY L. HARRIS, P.S. # 11463



HARRIS SURVEYING, INC. PHONE: (505) 889-8056  
4412-B MONROE STREET N.E. ALBUQUERQUE, NEW MEXICO 87110 FAX: (505) 889-8645

02-2052.dwg(OCT-02)

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON  
UPC# 1-014-060-338514, 13002  
PROPERTY OWNER OF RECORD: *Alan D. Masterson et al*  
BERNALILLO CO. TREASURER'S OFFICE: *Juanita A. Adams* 11-13-02





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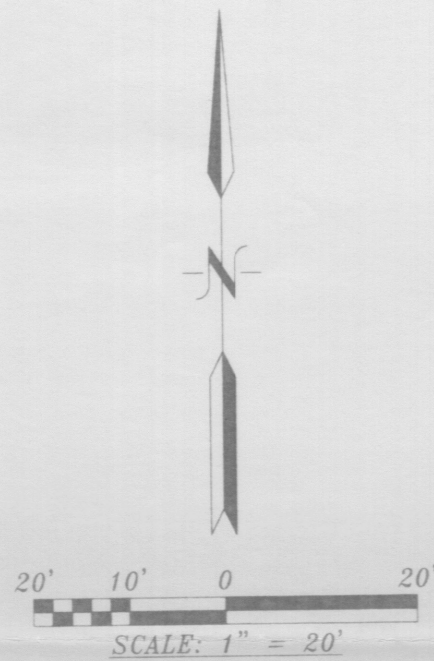
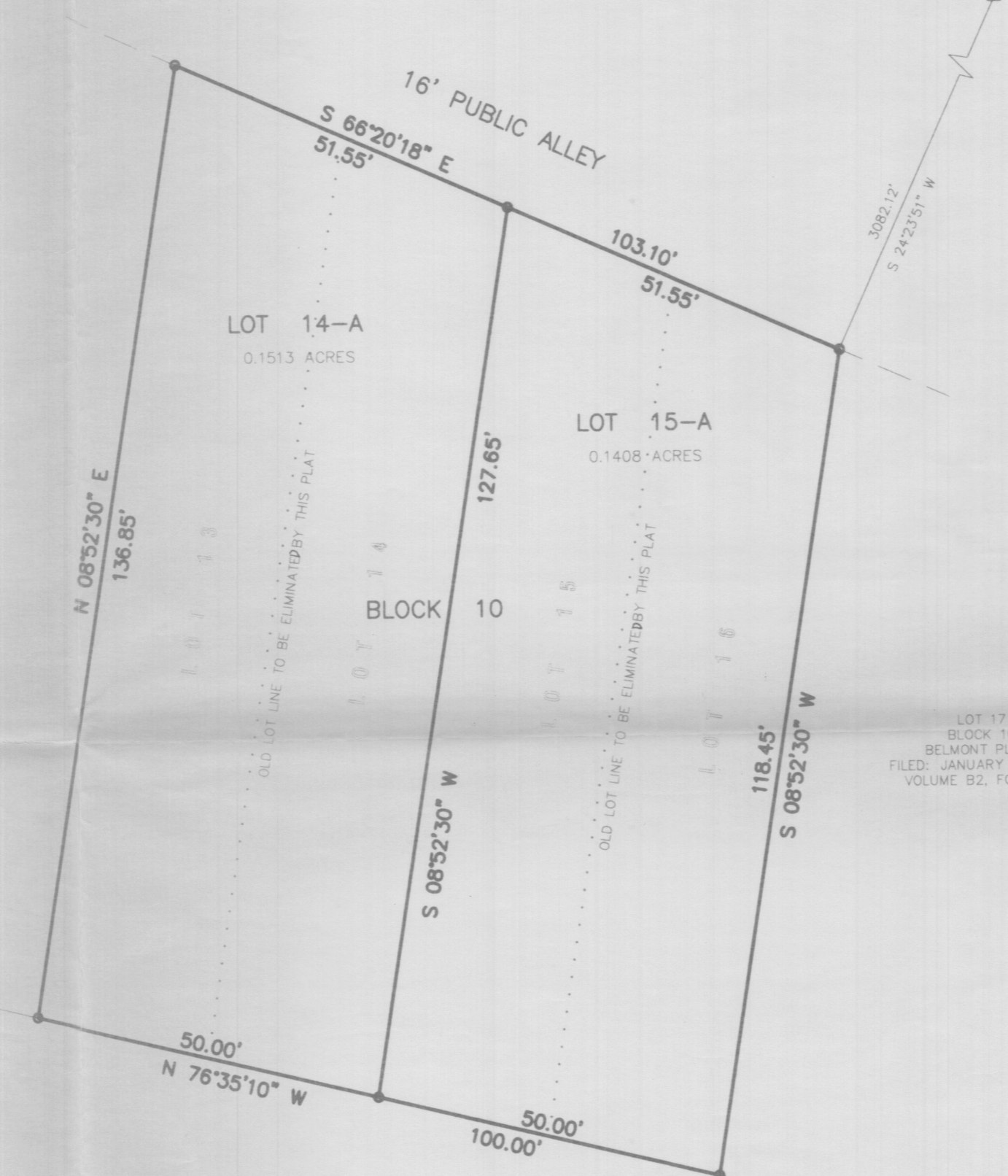
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 WITHIN  
 SECTION 5, TOWNSHIP 10 NORTH, RANGE 3 EAST, N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 OCTOBER, 2002

DRB No. \_\_\_\_\_

**APPROVALS:**

TRAFFIC ENGINEER, TRANSPORTATION GROUP	DATE
PARKS AND RECREATION DEPARTMENT	DATE
<i>Signed off on myLAR</i> PNM ELECTRIC SERVICES	DATE
<i>Signed off on myLAR</i> QWEST TELECOMMUNICATIONS	DATE
<i>Signed off on myLAR</i> PNM GAS SERVICES	DATE
<i>Signed off on myLAR</i> COMCAST	DATE
<i>Jan Tral</i> CITY SURVEYOR, ENGINEERING DIVISION	10-30-02 DATE
UTILITIES DEVELOPMENT	DATE
A.M.A.F.C.A.	DATE
CITY ENGINEER	DATE
PROPERTY MANAGEMENT	DATE
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CITY PLANNER, ALBUQUERQUE PLANNING DIVISION	DATE



LOT 12  
 BLOCK 10  
 BELMONT PLACE  
 FILED: JANUARY 23, 1924  
 VOLUME B2, FOLIO 34

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 BLOCK 10  
 BELMONT PLACE  
 FILED: JANUARY 23, 1924  
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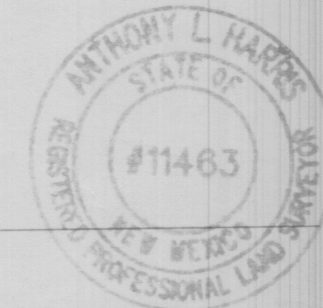
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 PHONE: (505) 889-8056 FAX: (505) 889-8645

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PROPERTY OWNER OF RECORD: \_\_\_\_\_

BERNALILLO CO. TREASURER'S OFFICE: \_\_\_\_\_