

VICINITY MAP  
NOT TO SCALE

CITY OF ALBUQUERQUE  
ZONE ATLAS PAGE: D-16-Z

**PURPOSE OF PLAT:**

THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE LOT 1 OF BLUE SKY SUBDIVISION INTO 2 SEPARATE LOTS TO BE DESIGNATED AS LOT 1-A AND LOT 1-B.

**SUBDIVISION DATA:**

CITY CASE NO. \_\_\_\_\_ GROSS SUBDIVISION ACREAGE 4.3390 ACRES  
 ZONE ATLAS INDEX NO. D-16-Z CURRENT ZONING M-2  
 DATE OF SURVEY SEPTEMBER 2007 & AUGUST 2013  
 TOTAL NO. OF LOTS EXISTING 1  
 TOTAL NO. OF LOTS CREATED 2

TOTAL MILEAGE OF STREETS CREATED: 0 MILES  
 TOTAL MILEAGE OF 1/2 WIDTH STREETS CREATED: 0 MILES

**NOTES:**

- FIELD SURVEY PERFORMED IN SEPTEMBER 2007 & AUGUST 2013.
- ALBUQUERQUE CONTROL STATIONS (ACS) USED:
  - ACS STATION "14-C15" DATA:  
 FOUND STANDARD CITY OF ALBUQUERQUE 3 1/4 INCH ALUMINUM CAP  
 NAD 83 NEW MEXICO CENTRAL ZONE STATE PLANE COORDINATES  
 NORTHING: 1,520,490.764 US FEET EASTING: 1,529,273.098 US FEET  
 COMBINED GROUND TO GRID FACTOR = 0.999679193 DELTA ALPHA = (-)0°12'51.43"
  - ACS STATION "13-D16" DATA:  
 FOUND STANDARD CITY OF ALBUQUERQUE 3 1/4 INCH ALUMINUM CAP  
 NAD 83 NEW MEXICO CENTRAL ZONE STATE PLANE COORDINATES  
 NORTHING: 1,518,996.001 US FEET EASTING: 1,534,181.325 US FEET  
 COMBINED GROUND TO GRID FACTOR = 0.99967357 DELTA ALPHA = (-)0°12'17.26"
- BASIS OF BEARING FOR THIS SURVEY ARE NAD 83 GRID BEARINGS BEING BASED ON A LINE BETWEEN THE NGS CONTROL STATIONS LISTED ABOVE BEARING = N.73°03'42"W.
- ALL DISTANCES SHOWN ARE GROUND DISTANCES.
- CORNERS IDENTIFIED AS "SET", ARE 1/2" REBAR WITH CAP STAMPED "CA MEDINA PS 15702", AND DEPICTED AS UNLESS OTHERWISE INDICATED.
- BEARINGS AND DISTANCES SHOWN IN PARENTHESIS ( ) ARE PER RECORDED DEEDS AND PLATS REFERENCED IN DOCUMENTS USED ITEM 1.

**SOLAR COLLECTOR NOTE:**

NO PROPERTY WITHIN THE AREA OF THIS PLATTING SHALL AT ANY TIME BE SUBJECT TO DEED RESTRICTION, COVENANT, OR BINDING AGREEMENT PROHIBITING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDINGS OR ERECTED ON THE LOTS OR PARCELS WITHIN THE AREA OF THIS PLAT.

**SURVEYOR'S CERTIFICATE:**

I, CHRISTOPHER A. MEDINA, NEW MEXICO PROFESSIONAL SURVEYOR NO. 15702, DO HEREBY CERTIFY THAT THIS PLAT AND THE ACTUAL SURVEY ON THE GROUND UPON WHICH IT IS BASED WAS PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION; MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE CITY OF ALBUQUERQUE SUBDIVISION ORDINANCE; SHOWS ALL EASEMENTS ON SUBJECT TRACT(S) AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNER(S), UTILITY COMPANIES OR OTHER PARTIES EXPRESSING AN INTEREST; MEETS THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND SURVEYORS EFFECTIVE MAY 1, 2007; AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

*Christopher A. Medina*  
 CHRISTOPHER A. MEDINA, NMPLS NO. 15702

June 8, 2015  
 DATE



**LEGAL DESCRIPTION:**

LOT NUMBERED ONE (1) OF BLUE SKY BUSINESS PARK, SITUATE WITHIN THE ELENA GALLEGOS GRANT, PROJECTED SECTION 22 TOWNSHIP 11 NORTH, RANGE 3 EAST OF THE NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT OF SAID SUBDIVISION, FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON AUGUST 2, 2006, IN PLAT BOOK 2006C, PAGE 238 AND HAVING 4.3390 ACRES (189,007.82 SQUARE FEET).

**FREE CONSENT AND DEDICATION:**

THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THAT CERTAIN TRACT OF LAND HEREIN DESCRIBED AND BEING COMPRISED OF LOT 1 BEING INCLUSIVE TO THE PLAT OF BLUE SKY BUSINESS PARK, DO HEREBY CONSENT TO THE SUBDIVISION OF THE PROPERTY AS SHOWN AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S) AND SAID OWNER(S) AND/OR PROPRIETOR(S) WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE PARCEL(S) HEREIN DESCRIBED AND DO HEREBY GRANT EASEMENTS AS SHOWN HEREON, AND DEDICATE TO THE CITY OF ALBUQUERQUE ADDITIONAL RIGHT-OF-WAY IN FEE SIMPLE WITH WARRANTY COVENANTS AS SHOWN HEREON, SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY REPRESENT THAT THEY ARE SO AUTHORIZED TO ACT.

BY: *Art Gardenswartz*  
 ART GARDENSWARTZ, MANAGING MEMBER, PASEO PARTNERSHIP, LLC  
 OWNER: LOTS 1-A & 1-B

**ACKNOWLEDGMENT**

STATE OF New Mexico )  
 ) SS.  
 COUNTY OF Bernalillo )

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 8th DAY OF June, 2015, BY ART GARDENSWARTZ, MANAGING MEMBER, PASEO PARTNERSHIP, LLC

NOTARY PUBLIC: *Christina Gurule*  
 MY COMMISSION EXPIRES: 5/12/19



**DOCUMENTS USED:**

- PLAT OF SURVEY ENTITLED "BLUE SKY BUSINESS PARK" FILED; AUGUST 2, 2006, IN BOOK 2006C, PAGE 238, AS DOCUMENT NUMBER 2006115946, WITH THE BERNALILLO COUNTY CLERK.

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

- PUBLIC SERVICE COMPANY OF NEW MEXICO ("PNM"), A NEW MEXICO CORPORATION, (PNM ELECTRIC) FOR INSTALLATION, MAINTENANCE, AND SERVICE OF OVERHEAD AND UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, AND ANY OTHER EQUIPMENT AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICES.
- NEW MEXICO GAS COMPANY FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS SERVICES.
- QWEST CORPORATION D/B/A CENTURYLINK FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES.
- COMCAST FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE SERVICES.

INCLUDED, IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, REPLACE, MODIFY, RENEW, OPERATE AND MAINTAIN FACILITIES FOR PURPOSES DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM, AND OVER SAID EASEMENTS, WITH THE RIGHT AND PRIVILEGE OF GOING UPON, OVER AND ACROSS ADJOINING LANDS OF GRANTOR FOR THE PURPOSES SET FORTH HEREIN AND WITH THE RIGHT TO UTILIZE THE RIGHT OF WAY AND EASEMENT TO EXTEND SERVICES TO CUSTOMERS OF GRANTEE, 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 ERECTED 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 BY CONSTRUCTION OF POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO OR NEAR EASEMENTS SHOWN ON THIS PLAT.

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

IN APPROVING THIS PLAT, PUBLIC SERVICE COMPANY OF NEW MEXICO (PNM), NEW MEXICO GAS COMPANY (NMGC) AND QWEST CORPORATION D/B/A CENTURYLINK DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON. CONSEQUENTLY, PNM, NMGC, AND QWEST CORPORATION D/B/A CENTURYLINK DO NOT WAIVE OR RELEASE ANY EASEMENTS OR EASEMENT RIGHTS WHICH MAY HAVE BEEN GRANTED BY PRIOR PLAT, REPLAT OR OTHER DOCUMENT AND WHICH ARE NOT SHOWN ON THIS PLAT.

**INDEXING INFORMATION FOR THE COUNTY CLERK:**

OWNER: PASEO PARTNERSHIP, LLC  
 LEGAL: LOT 1-A & 1-B, BLUE SKY BUSINESS PARK  
 LOCATION: PROJECTED SECTION 22, T.11N., R.3E., N.M.P.M., ELENA GALLEGOS GRANT

**PLAT OF  
 LOTS 1-A & 1-B  
 BLUE SKY BUSINESS PARK  
 SITUATE WITHIN  
 PROJECTED SECTION 22, T.11N., R.3E., N.M.P.M.  
 ELENA GALLEGOS GRANT  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 JUNE 2015**

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

**UTILITY APPROVALS:**

PUBLIC SERVICE OF NEW MEXICO	DATE
NEW MEXICO GAS COMPANY	DATE
QWEST CORPORATION D/B/A CENTURY LINK	DATE
COMCAST	DATE

*Steven M. Reinhardt* P.S. 6/8/15  
 CITY OF ALBUQUERQUE SURVEYOR DATE

N/A  
 REAL PROPERTY DIVISION DATE

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION DATE

ALBUQUERQUE BERNALILLO COUNTY WATER MUNICIPALITY AUTHORITY DATE

PARKS & RECREATION DEPARTMENT DATE

A.M.A.F.C.A. DATE

CITY ENGINEER DATE

DRB CHAIRPERSON, PLANNING DEPT. DATE

**THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON**

UNIFORM PROPERTY CODE #: 1-016-063-464508-1-02-32  
 PROPERTY OWNER OF RECORD: PASEO PARTNERSHIP, LLC

BERNALILLO COUNTY TREASURER'S OFFICE: \_\_\_\_\_

**TERRA LAND SURVEYS, LLC**  
 P.O. BOX 2532 • CORRALES, NM 87048 • (505) 792-0513

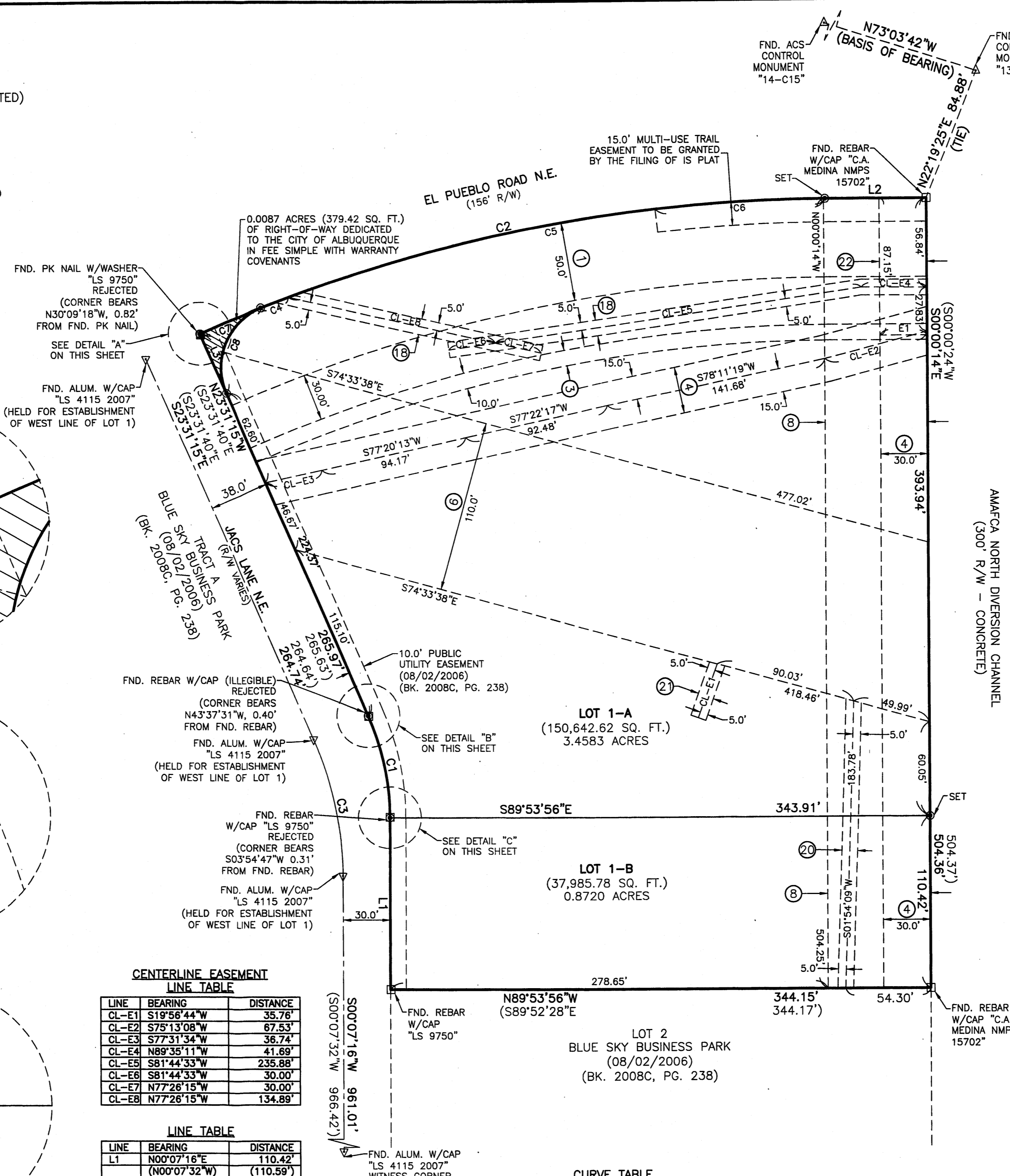
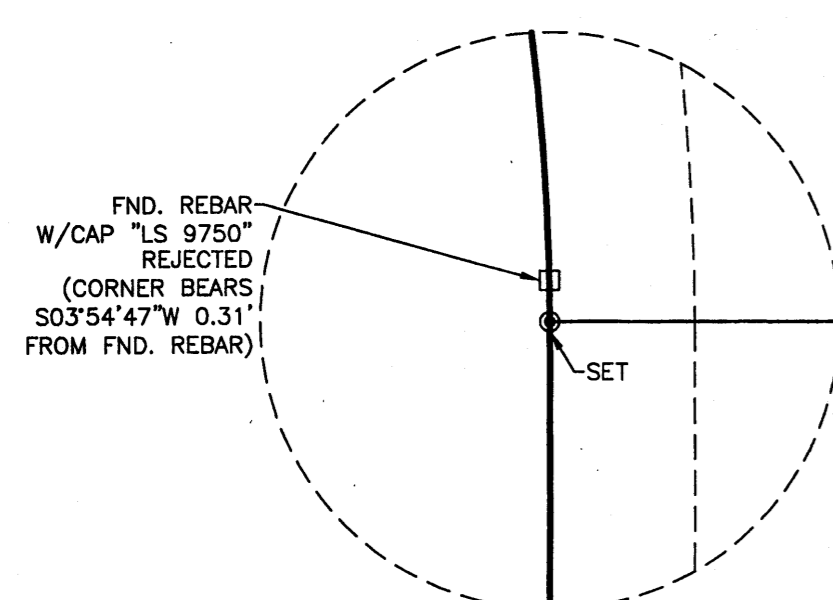
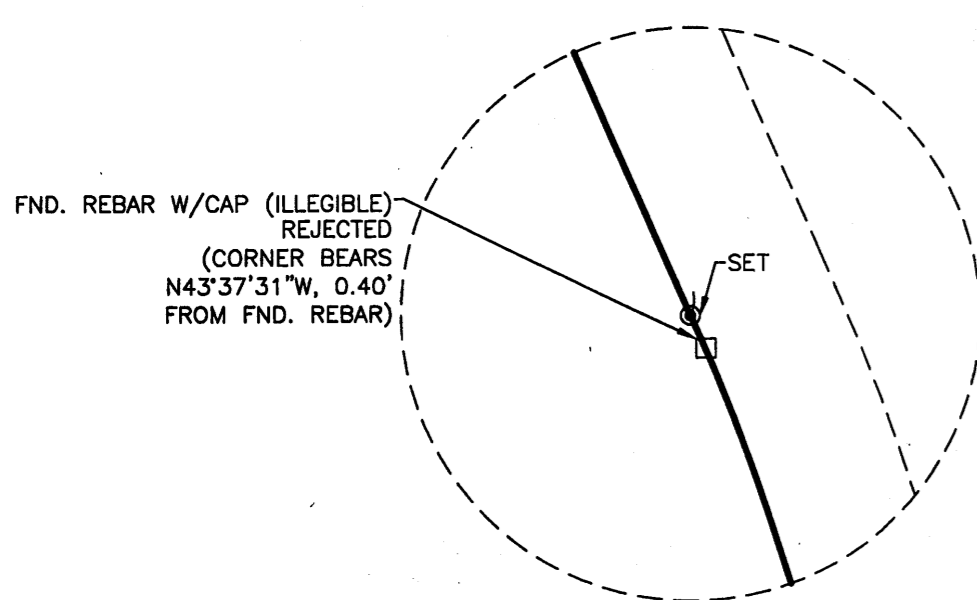
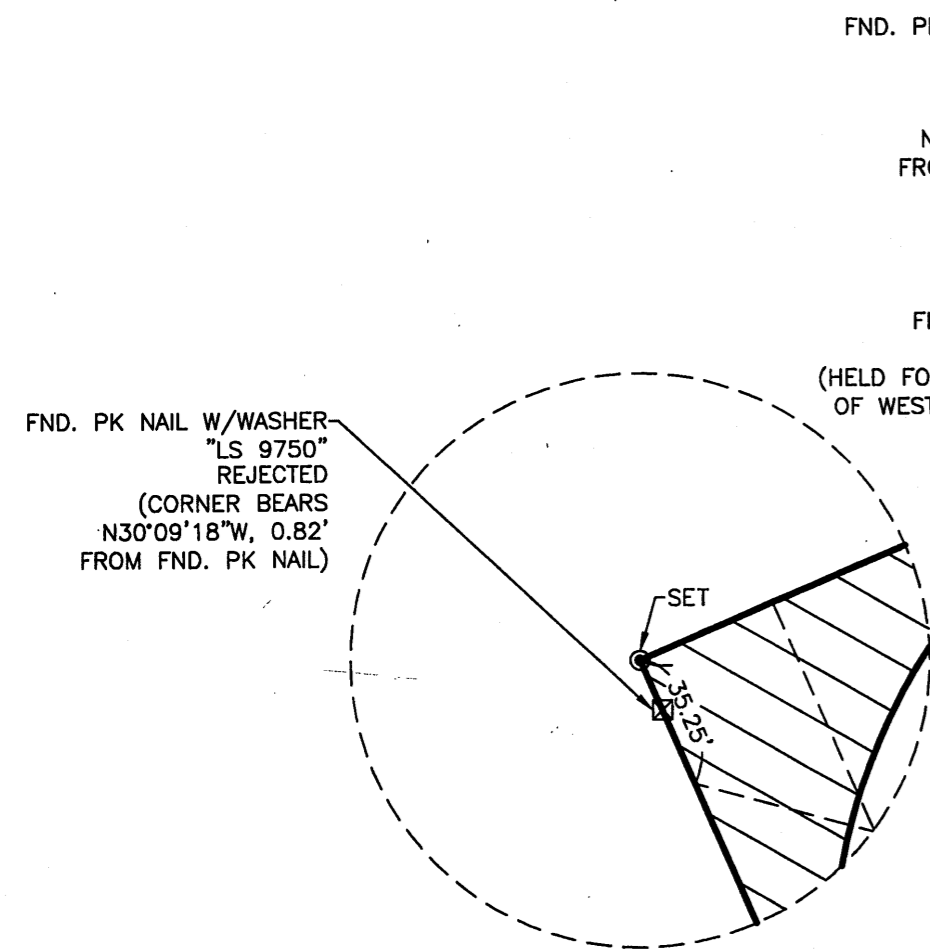
# LEGEND

- ▲ FOUND CONTROL MONUMENT (AS NOTED)
- ▼ CENTERLINE MONUMENT (AS NOTED)
- ⊠ FOUND REBAR (AS NOTED)
- ⊞ FOUND PK NAIL (AS NOTED)
- SET 1/2" REBAR W/CAP STAMPED "CA MEDINA PS 15702"
- ▨ RIGHT-OF-WAY TO BE DEDICATED TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS

## PLAT OF LOTS 1-A & 1-B BLUE SKY BUSINESS PARK SITUATE WITHIN PROJECTED SECTION 22, T.11N., R.3E., N.M.P.M. ELENA GALLEGOS GRANT CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO JUNE 2015

### EASEMENT LEGEND

- ① 50.0' PNM RAILROAD EASEMENT (08/10/56) (BK. D359, PGS. 283-288)
- ③ 10.0' GAS LINE EASEMENT (08/12/58) (BK. D437, PGS. 351-356)
- ④ 30.0' PNM GAS PIPELINE AND COMMUNICATION EASEMENT (06/08/98) (BK. 9810, PG. 8853)
- ⑥ 110.0' PNM TRANSMISSION LINE EASEMENT (08/10/56) (BK. D359, PGS. 275-282) (08/02/2006) (BK. 2006C, 238)
- ⑧ AMAFCA EXCAVATION RESTRICTION EASEMENT - WIDTH VARIES (12/08/1967) (BK. MISC. 88, PG. 268-287)
- ⑱ 10.0' PNM ELECTRIC SERVICES EASEMENT (08/02/2006) (BK. 2006C, 238)
- ⑳ 10.0' PNM ELECTRIC SERVICES EASEMENT (08/02/2006) (BK. 2006C, 238)
- ㉑ 10.0' PNM ANCHOR EASEMENT (08/02/2006) (BK. 2006C, 238)
- ㉒ 30.0' GAS LINE EASEMENT CROSSING EASEMENTS 1, 3 & 18 (08/02/2006) (BK. 2006C, 238)



### CENTERLINE EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
CL-E1	S19°56'44"W	35.76'
CL-E2	S75°13'08"W	67.53'
CL-E3	S77°31'34"W	36.74'
CL-E4	N89°35'11"W	41.69'
CL-E5	S81°44'33"W	235.88'
CL-E6	S81°44'33"W	30.00'
CL-E7	N77°26'15"W	30.00'
CL-E8	N77°26'15"W	134.89'

### LINE TABLE

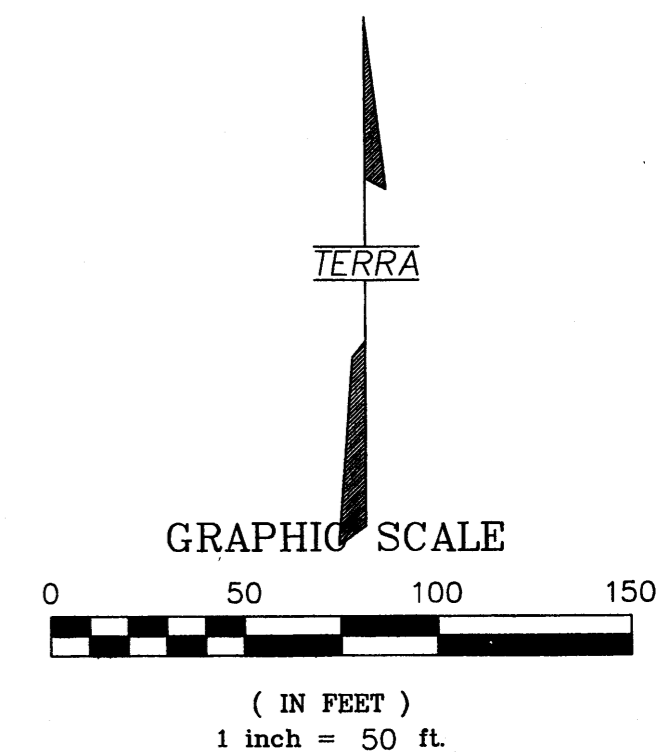
LINE	BEARING	DISTANCE
L1	N00°07'16"E	110.42'
	(N00°07'32"W)	(110.59')
L2	S89°59'22"E	64.66'
L3	N23°31'15"W	41.60'

### EASEMENT LINE TABLE

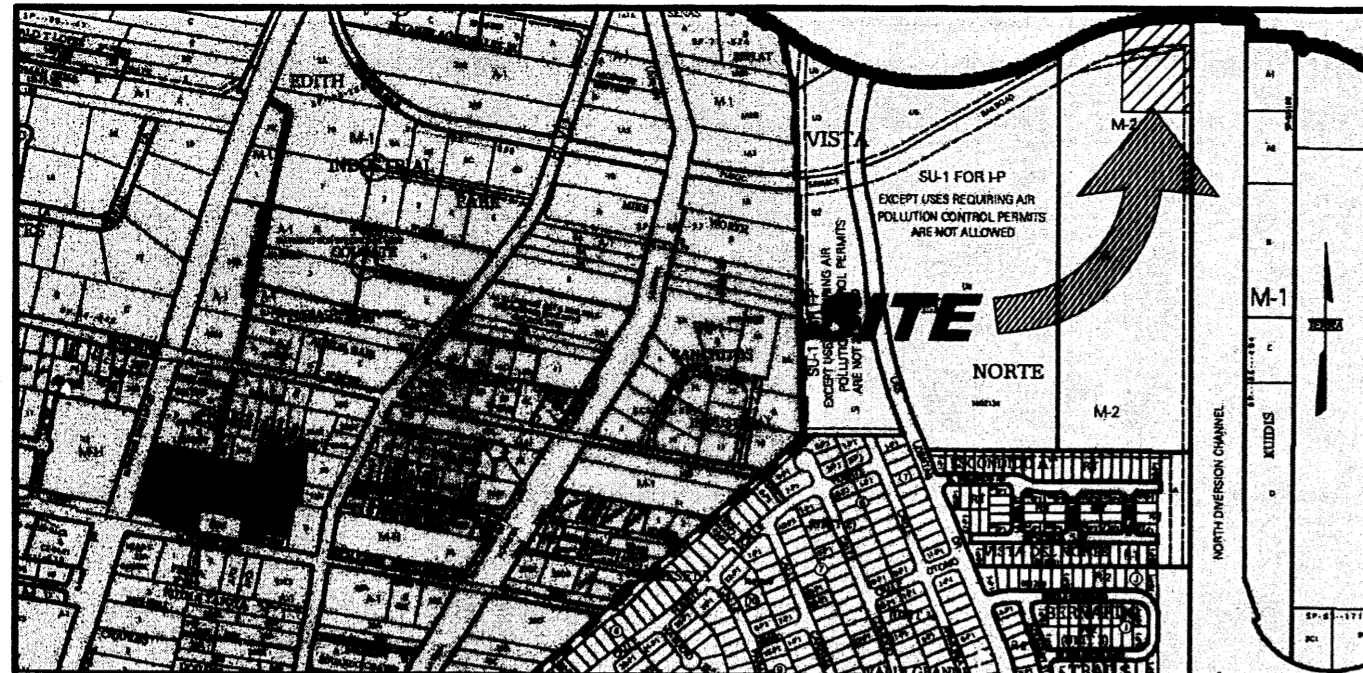
LINE	BEARING	DISTANCE
E1	N89°59'46"E	30.00'
E2	N23°31'15"W	20.00'
E3	S66°28'45"W	30.00'
E4	S23°31'15"E	19.75'

### CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	162.77'	67.16'	66.69'	N11°42'00"W	23°38'31"
	(162.77')	(67.20')	(66.72')	(S11°42'04"E)	(23°24'08")
C2	980.00'	410.67'	407.67'	N78°05'04"E	24°00'35"
	(980.00')	(410.66')	(407.67')	(N78°05'28"E)	(24°00'35")
C3	220.00'	90.78'	90.14'	S11°42'00"E	23°38'31"
	(220.00')	(90.82')	(90.18')	(S11°42'04"E)	(23°39'12")
C4	980.00'	18.79'	18.79'	N69°08'49"E	1°05'54"
C5	980.00'	368.17'	366.01'	N79°19'36"E	21°31'30"
C6	980.00'	108.28'	108.22'	N86°55'26"E	6°19'50"
C7	980.00'	42.50'	42.50'	N67°19'19"E	2°29'05"
C8	41.00'	65.89'	59.03'	N22°31'18"E	92°05'02"



**TERRA LAND SURVEYS, LLC**  
P.O. BOX 2532 • CORRALES, NM 87048 • (505) 792-0513



VICINITY MAP  
NOT TO SCALE

CITY OF ALBUQUERQUE  
ZONE ATLAS PAGE: D-16-Z


**PURPOSE OF PLAT:**

THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE LOT 1 OF BLUE SKY SUBDIVISION INTO 2 SEPARATE LOTS TO BE DESIGNATED AS LOT 1-A AND LOT 1-B.

**SUBDIVISION DATA:**

CITY CASE NO. \_\_\_\_\_ GROSS SUBDIVISION ACREAGE 4.3390 ACRES  
 ZONE ATLAS INDEX NO. D-16-Z CURRENT ZONING M-2  
 DATE OF SURVEY SEPTEMBER 2007 & AUGUST 2013  
 TOTAL NO. OF LOTS EXISTING 1  
 TOTAL NO. OF LOTS CREATED 2  
 TOTAL MILEAGE OF STREETS CREATED: 0 MILES  
 TOTAL MILEAGE OF 1/2 WIDTH STREETS CREATED: 0 MILES

**NOTES:**

- FIELD SURVEY PERFORMED IN SEPTEMBER 2007 & AUGUST 2013.
- ALBUQUERQUE CONTROL STATIONS (ACS) USED:
  - ACS STATION "14-C15" DATA:  
 FOUND STANDARD CITY OF ALBUQUERQUE 3 1/4 INCH ALUMINUM CAP  
 NAD 83 NEW MEXICO CENTRAL ZONE STATE PLANE COORDINATES  
 NORTHING: 1,520,490.764 US FEET EASTING: 1,529,273.098 US FEET  
 COMBINED GROUND TO GRID FACTOR = 0.999679193 DELTA ALPHA = (-)0°12'51.43"
  - ACS STATION "13-D16" DATA:  
 FOUND STANDARD CITY OF ALBUQUERQUE 3 1/4 INCH ALUMINUM CAP  
 NAD 83 NEW MEXICO CENTRAL ZONE STATE PLANE COORDINATES  
 NORTHING: 1,518,996.001 US FEET EASTING: 1,534,181.325 US FEET  
 COMBINED GROUND TO GRID FACTOR = 0.99967357 DELTA ALPHA = (-)0°12'17.26"
- BASIS OF BEARING FOR THIS SURVEY ARE NAD 83 GRID BEARINGS BEING BASED ON A LINE BETWEEN THE NGS CONTROL STATIONS LISTED ABOVE BEARING = N.73°03'42"W.
- ALL DISTANCES SHOWN ARE GROUND DISTANCES.
- CORNERS IDENTIFIED AS "SET", ARE 1/2" REBAR WITH CAP STAMPED "CA MEDINA PS 15702", AND DEPICTED AS, , UNLESS OTHERWISE INDICATED.
- BEARINGS AND DISTANCES SHOWN IN PARENTHESIS ( ) ARE PER RECORDED DEEDS AND PLATS REFERENCED IN DOCUMENTS USED ITEM 1.

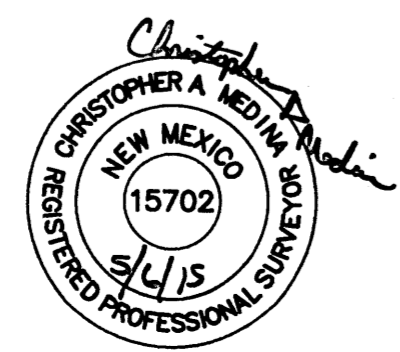
**SOLAR COLLECTOR NOTE:**

NO PROPERTY WITHIN THE AREA OF THIS PLATTING SHALL AT ANY TIME BE SUBJECT TO DEED RESTRICTION, COVENANT, OR BINDING AGREEMENT PROHIBITING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDINGS OR ERECTED ON THE LOTS OR PARCELS WITHIN THE AREA OF THIS PLAT.

**SURVEYOR'S CERTIFICATE:**

I, CHRISTOPHER A. MEDINA, NEW MEXICO PROFESSIONAL SURVEYOR NO. 15702, DO HEREBY CERTIFY THAT THIS PLAT AND THE ACTUAL SURVEY ON THE GROUND UPON WHICH IT IS BASED WAS PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION; MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE CITY OF ALBUQUERQUE SUBDIVISION ORDINANCE; SHOWS ALL EASEMENTS ON SUBJECT TRACT(S) AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNER(S), UTILITY COMPANIES OR OTHER PARTIES EXPRESSING AN INTEREST; MEETS THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND SURVEYORS EFFECTIVE MAY 1, 2007; AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

*Christopher A. Medina*  
 CHRISTOPHER A. MEDINA, NMPLS NO. 15702  
 May 6, 2015  
 DATE

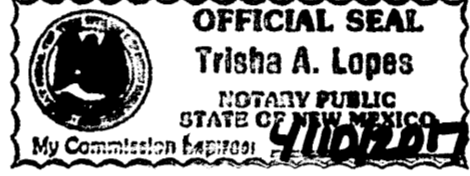


**LEGAL DESCRIPTION:**  
 LOT NUMBERED ONE (1) OF BLUE SKY BUSINESS PARK, SITUATE WITHIN THE ELENA GALLEGOS GRANT, PROJECTED SECTION 22 TOWNSHIP 11 NORTH, RANGE 3 EAST OF THE NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT OF SAID SUBDIVISION, FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON AUGUST 2, 2006, IN PLAT BOOK 2006C, PAGE 238 AND HAVING 4.3390 ACRES (189,007.82 SQUARE FEET).

**FREE CONSENT:**  
 THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THAT CERTAIN TRACT OF LAND HEREIN DESCRIBED AND BEING COMPRISED OF LOT 1 OF BLUE SKY BUSINESS PARK, DO HEREBY CONSENT TO THE SUBDIVISION OF THE PROPERTY AS SHOWN AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S) AND SAID OWNER(S) AND/OR PROPRIETOR(S) WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE PARCEL(S) HEREIN DESCRIBED, SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY REPRESENT THAT THEY ARE SO AUTHORIZED TO ACT.

BY: *Art Gardenswartz*  
 ART GARDENSWARTZ, MANAGING MEMBER, PASEO PARTNERSHIP, LLC  
 OWNER: LOTS 1-A & 1-B

**ACKNOWLEDGMENT**  
 STATE OF \_\_\_\_\_ )  
 ) SS.  
 COUNTY OF \_\_\_\_\_ )  
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 7 DAY OF May, 2015, BY ART GARDENSWARTZ, MANAGING MEMBER, PASEO PARTNERSHIP, LLC

NOTARY PUBLIC: *Trisha A. Lopes*  
 MY COMMISSION EXPIRES: 4/10/2017  


**DOCUMENTS USED:**  
 1. PLAT OF SURVEY ENTITLED "BLUE SKY BUSINESS PARK" FILED; AUGUST 2, 2006, IN BOOK 2006C, PAGE 238, AS DOCUMENT NUMBER 2006115946, WITH THE BERNALILLO COUNTY CLERK.

**PUBLIC UTILITY EASEMENTS** SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:  
 A. PUBLIC SERVICE COMPANY OF NEW MEXICO ("PNM"), A NEW MEXICO CORPORATION, (PNM ELECTRIC) FOR INSTALLATION, MAINTENANCE, AND SERVICE OF OVERHEAD AND UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, AND ANY OTHER EQUIPMENT AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICES.  
 B. NEW MEXICO GAS COMPANY FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS SERVICES.  
 3. QWEST CORPORATION D/B/A CENTURYLINK FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES.  
 4. COMCAST FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE SERVICES.

INCLUDED, IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, REPLACE, MODIFY, RENEW, OPERATE AND MAINTAIN FACILITIES FOR PURPOSES DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM, AND OVER SAID EASEMENTS, WITH THE RIGHT AND PRIVILEGE OF GOING UPON, OVER AND ACROSS ADJOINING LANDS OF GRANTOR FOR THE PURPOSES SET FORTH HEREIN AND WITH THE RIGHT TO UTILIZE THE RIGHT OF WAY AND EASEMENT TO EXTEND SERVICES TO CUSTOMERS OF GRANTEE, 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 ERECTED 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 BY CONSTRUCTION OF POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO OR NEAR EASEMENTS SHOWN ON THIS PLAT.

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

IN APPROVING THIS PLAT, PUBLIC SERVICE COMPANY OF NEW MEXICO (PNM), NEW MEXICO GAS COMPANY (NMGC) AND QWEST CORPORATION D/B/A CENTURYLINK DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON. CONSEQUENTLY, PNM, NMGC, AND QWEST CORPORATION D/B/A CENTURYLINK DO NOT WAIVE OR RELEASE ANY EASEMENTS OR EASEMENT RIGHTS WHICH MAY HAVE BEEN GRANTED BY PRIOR PLAT, REPLAT OR OTHER DOCUMENT AND WHICH ARE NOT SHOWN ON THIS PLAT.

**INDEXING INFORMATION FOR THE COUNTY CLERK:**  
 OWNER: PASEO PARTNERSHIP, LLC  
 LEGAL: LOT 1-A & 1-B, BLUE SKY BUSINESS PARK  
 LOCATION: PROJECTED SECTION 22, T.11N., R.3E., N.M.P.M., ELENA GALLEGOS GRANT

**PLAT OF  
 LOTS 1-A & 1-B  
 BLUE SKY BUSINESS PARK  
 SITUATE WITHIN  
 PROJECTED SECTION 22, T.11N., R.3E., N.M.P.M.  
 ELENA GALLEGOS GRANT  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 MAY 2015**

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

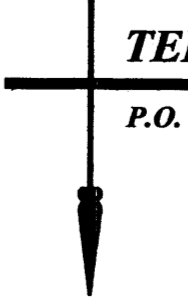
**UTILITY APPROVALS:**

PUBLIC SERVICE OF NEW MEXICO \_\_\_\_\_ DATE \_\_\_\_\_  
 NEW MEXICO GAS COMPANY \_\_\_\_\_ DATE \_\_\_\_\_  
 QWEST CORPORATION D/B/A CENTURY LINK \_\_\_\_\_ DATE \_\_\_\_\_  
 COMCAST \_\_\_\_\_ DATE \_\_\_\_\_

*Soren M. Reinharder* 7-5. 5/6/15  
 CITY OF ALBUQUERQUE SURVEYOR DATE

N/A  
 REAL PROPERTY DIVISION \_\_\_\_\_ DATE \_\_\_\_\_  
 TRAFFIC ENGINEERING, TRANSPORTATION DIVISION \_\_\_\_\_ DATE \_\_\_\_\_  
 ALBUQUERQUE BERNALILLO COUNTY WATER MUNICIPALITY AUTHORITY \_\_\_\_\_ DATE \_\_\_\_\_  
 PARKS & RECREATION DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_  
 A.M.A.F.C.A. \_\_\_\_\_ DATE \_\_\_\_\_  
 CITY ENGINEER \_\_\_\_\_ DATE \_\_\_\_\_  
 DRB CHAIRPERSON, PLANNING DEPT. \_\_\_\_\_ DATE \_\_\_\_\_

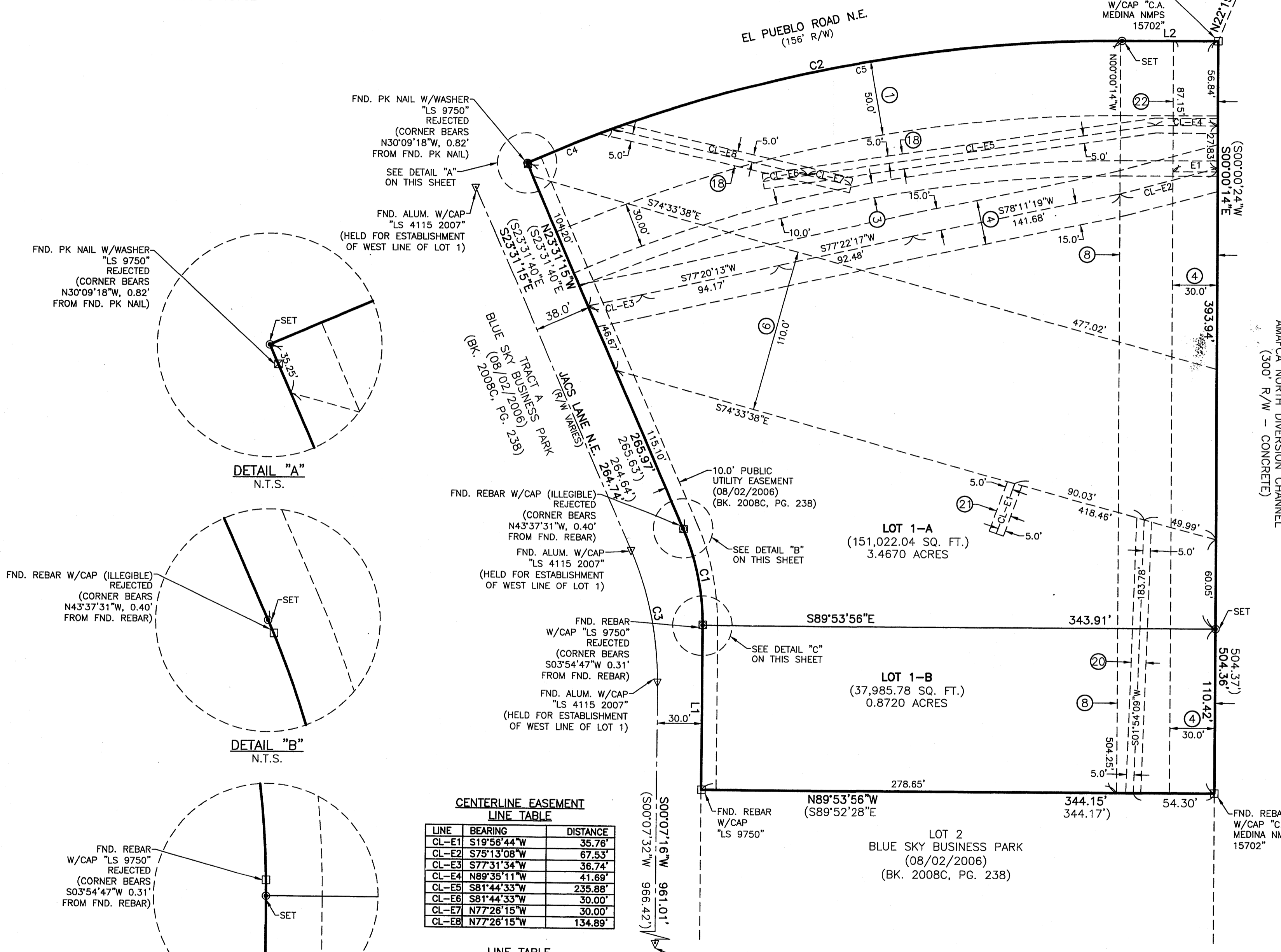
**THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON**  
 UNIFORM PROPERTY CODE #: 1-016-063-464508-1-02-32  
 PROPERTY OWNER OF RECORD: PASEO PARTNERSHIP, LLC  
 BERNALILLO COUNTY TREASURER'S OFFICE: \_\_\_\_\_

PROJECT: 1002478  
 DATE: 5-20-15  
 APP: 15-70192(P/F)  


# LEGEND

- ▲ FOUND CONTROL MONUMENT (AS NOTED)
- ▼ CENTERLINE MONUMENT (AS NOTED)
- FOUND REBAR (AS NOTED)
- ⊠ FOUND PK NAIL (AS NOTED)
- SET 1/2" REBAR W/CAP STAMPED "CA MEDINA PS 15702"

# PLAT OF LOTS 1-A & 1-B BLUE SKY BUSINESS PARK SITUATE WITHIN PROJECTED SECTION 22, T.11N., R.3E., N.M.P.M. ELENA GALLEGOS GRANT CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO MAY 2015



- ### EASEMENT LEGEND
- ① 50.0' PNM RAILROAD EASEMENT (08/10/56) (BK. D359, PGS. 283-288)
  - ③ 10.0' GAS LINE EASEMENT (08/12/58) (BK. D437, PGS. 351-356)
  - ④ 30.0' PNM GAS PIPELINE AND COMMUNICATION EASEMENT (06/08/98) (BK. 9810, PG. 8853)
  - ⑥ 110.0' PNM TRANSMISSION LINE EASEMENT (08/10/56) (BK. D359, PGS. 275-282) (08/02/2006) (BK. 2006C, 238)
  - ⑧ AMAFCA EXCAVATION RESTRICTION EASEMENT - WIDTH VARIES (12/08/1967) (BK. MISC. 88, PG. 268-287)
  - ⑱ 10.0' PNM ELECTRIC SERVICES EASEMENT (08/02/2006) (BK. 2006C, 238)
  - ⑳ 10.0' PNM ELECTRIC SERVICES EASEMENT (08/02/2006) (BK. 2006C, 238)
  - ㉑ 10.0' PNM ANCHOR EASEMENT (08/02/2006) (BK. 2006C, 238)
  - ㉒ 30.0' GAS LINE EASEMENT CROSSING EASEMENTS 1, 3 & 18 (08/02/2006) (BK. 2006C, 238)

DETAIL "A"  
N.T.S.

DETAIL "B"  
N.T.S.

DETAIL "C"  
N.T.S.

### CENTERLINE EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
CL-E1	S19°56'44"W	35.76'
CL-E2	S75°13'08"W	67.53'
CL-E3	S77°31'34"W	36.74'
CL-E4	N89°35'11"W	41.69'
CL-E5	S81°44'33"W	235.88'
CL-E6	S81°44'33"W	30.00'
CL-E7	N77°26'15"W	30.00'
CL-E8	N77°26'15"W	134.89'

### LINE TABLE

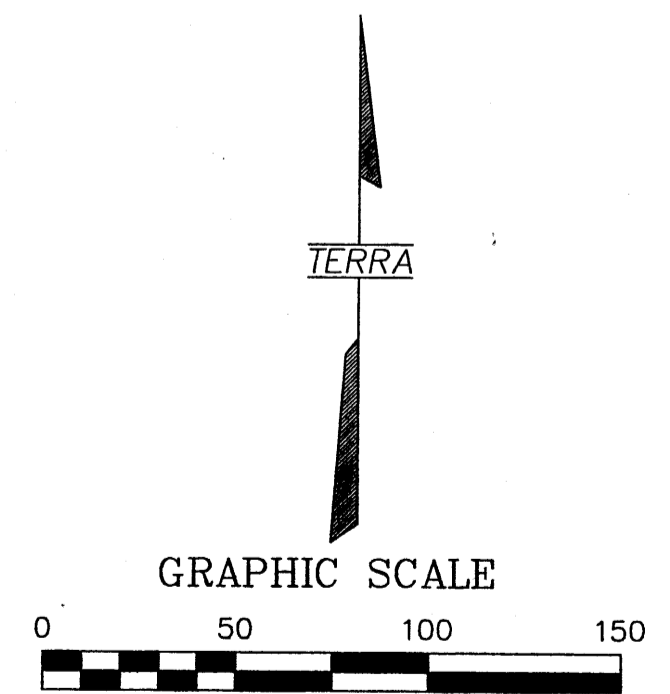
LINE	BEARING	DISTANCE
L1	N00°07'16"E	110.42'
L2	S89°59'22"E	64.66'
	(N89°58'44"W)	(64.66')

### EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
E1	N89°59'46"E	30.00'

### CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	162.77'	67.16'	66.69'	N11°42'00"W	23°38'31"
	(162.77')	(67.20')	(66.72')	(S11°42'04"E)	(23°24'08")
C2	980.00'	410.67'	407.67'	N78°05'04"E	24°00'35"
	(980.00')	(410.66')	(407.67')	(N78°05'28"E)	(24°00'35")
C3	220.00'	90.78'	90.14'	S11°42'00"E	23°38'31"
	(220.00')	(90.82')	(90.18')	(S11°42'04"E)	(23°39'12")
C4	980.00'	61.28'	61.27'	N67°52'16"E	3°34'59"
C5	980.00'	349.38'	347.53'	N79°52'33"E	20°25'36"



**TERRA LAND SURVEYS, LLC**  
P.O. BOX 2532 • CORRALES, NM 87048 • (505) 792-0513

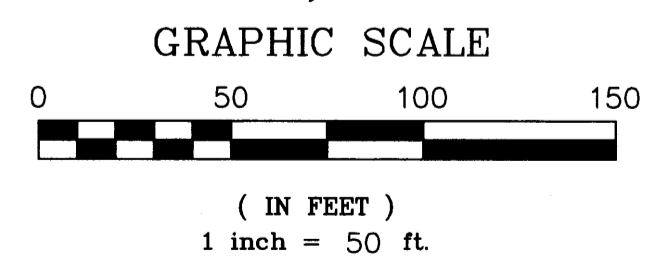
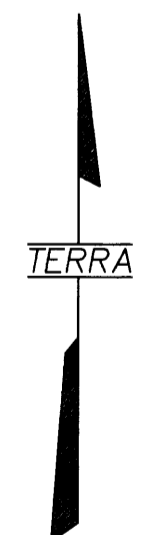
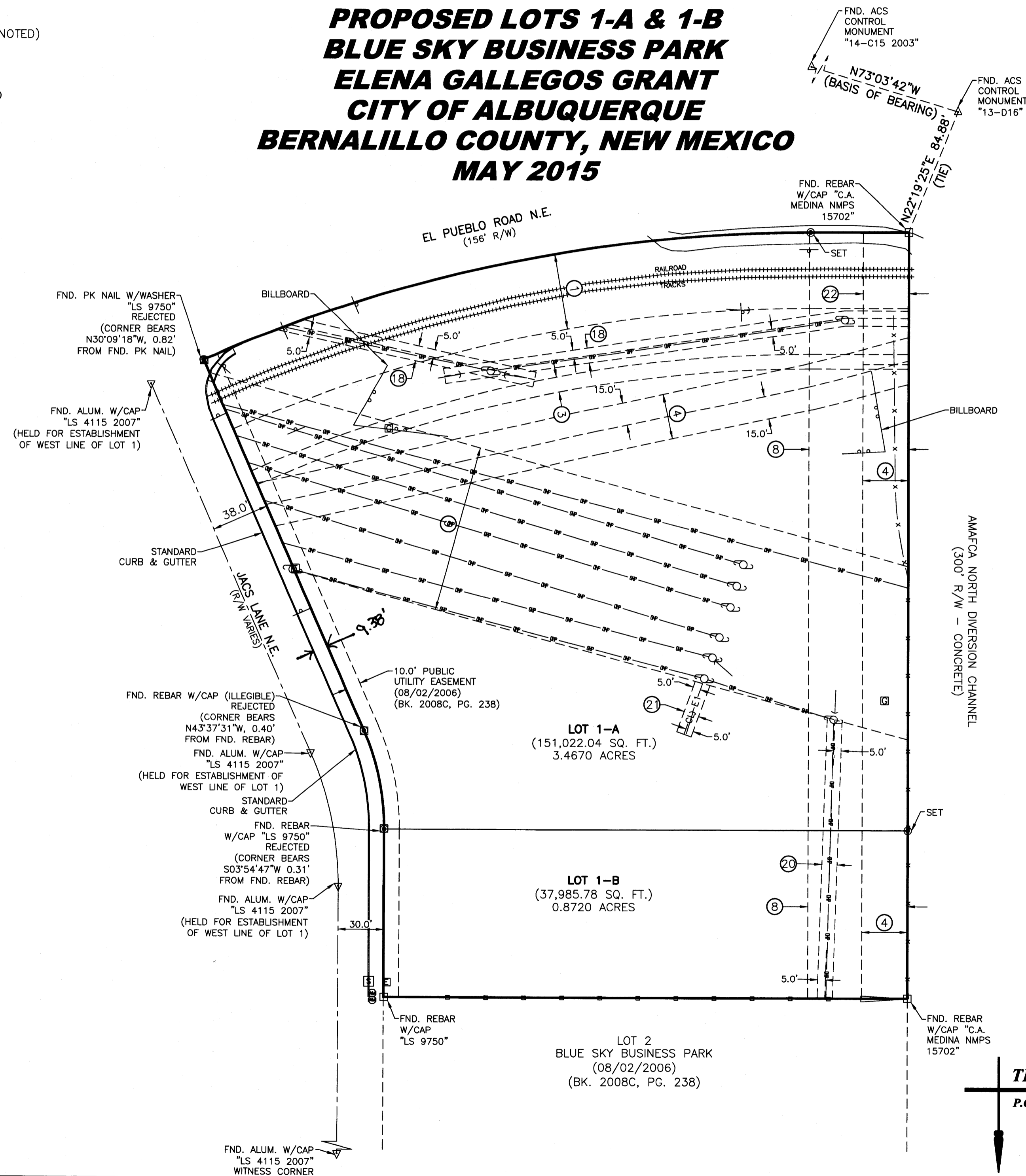
# EXISTING SITE PLAN EXHIBIT

## OF PROPOSED LOTS 1-A & 1-B BLUE SKY BUSINESS PARK ELENA GALLEGOS GRANT CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO MAY 2015

### LEGEND

- △ FOUND CONTROL MONUMENT (AS NOTED)
- ▽ CENTERLINE MONUMENT
- FOUND REBAR (AS NOTED)
- ⊠ FOUND PK NAIL (AS NOTED)
- ⊙ SET 1/2" REBAR W/CAP STAMPED "CA MEDINA PS 15702"
- ⊙ WATER METER
- ⊙ UNDERGROUND GAS MARKER
- ⊙ POWER POLE
- ← GUY WIRE
- ⊠ ELECTRIC BOX
- ⊠ SANITARY SEWER STUB OUT
- ▽ STREET SIGN
- ▬ GATE
- OVERHEAD POWER LINE
- BLOCK WALL
- x— WIRE FENCE

- ### EASEMENT LEGEND
- ① 50.0' PNM RAILROAD EASEMENT (08/10/56) (BK. D359, PGS. 283-288)
  - ③ 10.0' GAS LINE EASEMENT (08/12/58) (BK. D437, PGS. 351-356)
  - ④ 30.0' PNM GAS PIPELINE AND COMMUNICATION EASEMENT (06/08/98) (BK. 9810, PG. 885)
  - ⑥ 110.0' PNM TRANSMISSION LINE EASEMENT (08/10/56) (BK. D359, PGS. 275-282) (08/02/2006) (BK. 2006C, 238)
  - ⑧ AMAFCA EXCAVATION RESTRICTION EASEMENT - WIDTH VARIES (12/08/1967) (BK. MISC. 88, PG. 268-287)
  - ⑩ 10.0' PNM ELECTRIC SERVICES EASEMENT (08/02/2006) (BK. 2006C, 238)
  - ⑫ 10.0' PNM ELECTRIC SERVICES EASEMENT (08/02/2006) (BK. 2006C, 238)
  - ⑭ 10.0' PNM ANCHOR EASEMENT (08/02/2006) (BK. 2006C, 238)
  - ⑮ 30.0' GAS LINE EASEMENT CROSSING EASEMENTS 1, 3 & 18 (08/02/2006) (BK. 2006C, 238)



**TERRA LAND SURVEYS, LLC**  
P.O. BOX 2532 • CORRALES, NM 87048 • (505) 792-0513