

**PLAT OF  
LOT 1-A, BLOCK 4  
TERRACE ADDITION  
SITUATE WITHIN SECTION 21,  
T. 10 N., R. 3 E., N.M.P.M.  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
JANUARY, 2003**



**Legal Description**  
Lots numbered One (1) and Two (2) and the Easterly 40' of Lot numbered Three (3) in Block numbered Four (4) of TERRACE ADDITION, as the same shown and designated on said plat thereof filed in the office of the County Clerk of Bernalillo County, New Mexico on November 15, 1910 in Volume C2, folio 71 and being more particularly described as follows:  
BEGINNING at the Southeast corner of said Lot 1, being a point on the West Right of Way of Locust Street SE and the North Right of Way of a 16' public alley; thence from said point of beginning N80°30'54" W, 139.82 feet along the North Right of Way of said alley to the Southwest corner; thence leaving said alley, N09°22'49"E, 141.86 feet to the Northwest corner being a point on the South Right of Way of Lead Avenue SE; thence S80°34'21"E, 139.99 feet along said South Right of Way to the Northeast corner and intersection with the West Right of Way of Locust Avenue SE; thence S09°26'52"W, 142.00 feet along said West Right of Way to the point of beginning and containing 0.4559 acres, more or less.

**FREE CONSENT**

THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATTING OF SAID PROPERTY AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND DO HEREBY REPRESENT THAT THE UNDERSIGNED INDIVIDUALS ARE AUTHORIZED TO SO ACT AND DO HEREBY GRANT ADDITIONAL EASEMENT(S) AS SHOWN AND DO HEREBY DEDICATE ADDITIONAL STREET RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS.

OWNER(S) SIGNATURE: Edward L. Gallinger DATE: 1-23-03  
OWNER(S) PRINT NAME: EDWARD L. GALLINGER  
ADDRESS: P.O. BOX 575, TIJERAS, NMEX 87059 TRACT:  
ACKNOWLEDGMENT  
STATE OF NEW MEXICO )  
)SS  
COUNTY OF BERNALILLO )  
OFFICIAL SEAL  
Sarah Amato  
NOTARY PUBLIC  
STATE OF NEW MEXICO  
My Commission Expires: 10/01/05  
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 23<sup>RD</sup> DAY OF JANUARY, 2003.  
BY: EDWARD L. GALLINGER  
MY COMMISSION EXPIRES: 10/01/05  
Sarah Amato  
NOTARY PUBLIC

**DISCLOSURE STATEMENT**

THE PURPOSE OF THIS PLAT IS TO ELIMINATE LOT LINES OF THREE (3) EXISTING LOTS AND CREATE ONE (1) NEW LOT AND DEDICATES ADDITIONAL RIGHT OF WAY.

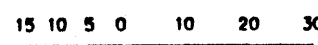
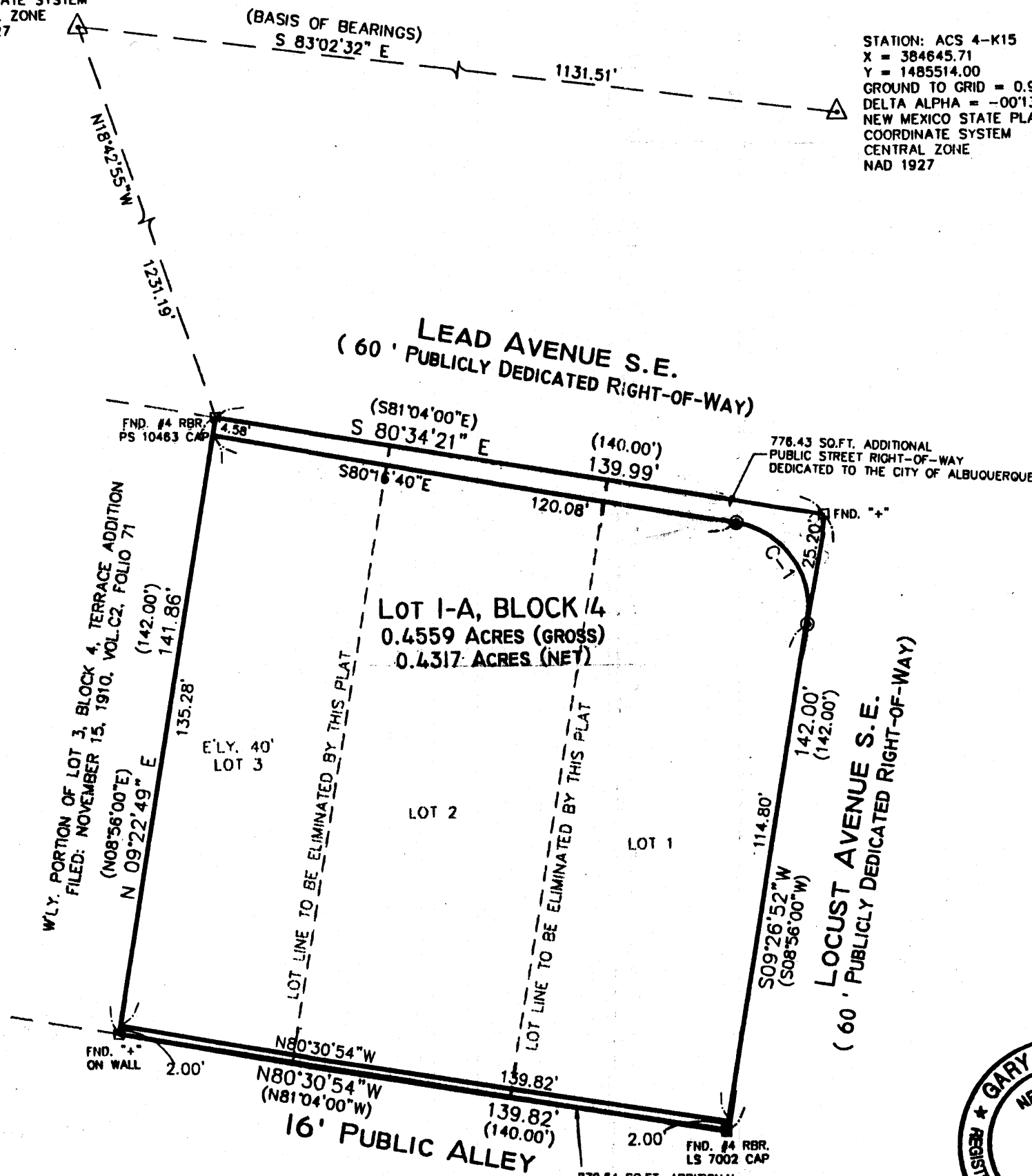
**Vicinity Map**

**SUBDIVISION DATA / NOTES**

1. PLAT WAS COMPILED USING EXISTING RECORD DATA & ACTUAL FIELD SURVEY.
2. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1927, AND ARE BASED ON ACS CONTROL MONUMENTS 5-K15 B(F) AND 4-K15, AS SHOWN HEREON.
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6. GROSS ACREAGE: 0.4559 ACRES
7. NUMBER OF EXISTING LOTS: 3
8. NUMBER OF LOTS CREATED: 1
9. PROPERTY IS ZONED SU-2/MCR.
10. SUBJECT PROPERTY CREATED BY REAL ESTATE CONTRACT FOR ADJOINING PROPERTIES RECORDED JULY 29, 1958, DOCUMENT NO. 74067.

STATION: ACS 5-K15 B(R)  
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Y = 1489551.02  
GROUND TO GRID = 0.99967600  
DELTA ALPHA = -00°13'26"  
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COORDINATE SYSTEM  
CENTRAL ZONE  
NAD 1927

STATION: ACS 4-K15  
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Y = 1485514.00  
GROUND TO GRID = 0.99967393  
DELTA ALPHA = -00°13'18"  
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SCALE: 1" = 30'  
PROJECT NO. 0301RS10  
DRAWN BY: RS  
ZONE ATLAS: K-15-Z  
TERRADDN.CR5

**MONUMENT LEGEND**

- △ - FOUND CONTROL STATION AS NOTED
- - FOUND MONUMENT AS NOTED
- - SET 1/2" REBAR W/YELLOW PLASTIC CAP STAMPED "GRITSKO LS8686" UNLESS OTHERWISE NOTED

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON  
UPC#:  
PROPERTY OWNER OF RECORD:

BERNALILLO COUNTY TREASURERS OFFICE:

CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C-1	31.32	20.00	89°43'32"	28.22	S35°24'54"E

APPLICATION NO. & PROJECT NO.: 1002637/03 DAB-00712

CITY APPROVALS:	DATE
<u>[Signature]</u>	<u>5-1-03</u>
CITY SURVEYOR	DATE
TRAFFIC ENGINEERING	DATE
PARKS RECREATION	DATE
UTILITY DEVELOPMENT DIVISION	DATE
<u>N/A</u>	DATE
REAL PROPERTY DIVISION	DATE
A.M.A.F.C.A.	DATE
CITY ENGINEER	DATE
CITY PLANNER, ALBUQUERQUE PLANNING DIVISION	DATE

**PRELIMINARY PLAT  
APPROVED BY DRB  
ON 6/4/03**

**SURVEYOR'S CERTIFICATION**

I, Gary E. Gritsko, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known to me by the owners and/or proprietors of the subdivision shown hereon, utility companies and other parties expressing an interest and meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and further meets the Minimum Standards for Land Surveying in the State of New Mexico and is true and correct to the best of my knowledge and belief.

Gary E. Gritsko Feb 17, 2003  
Gary E. Gritsko Date  
New Mexico Professional Surveyor, 8686

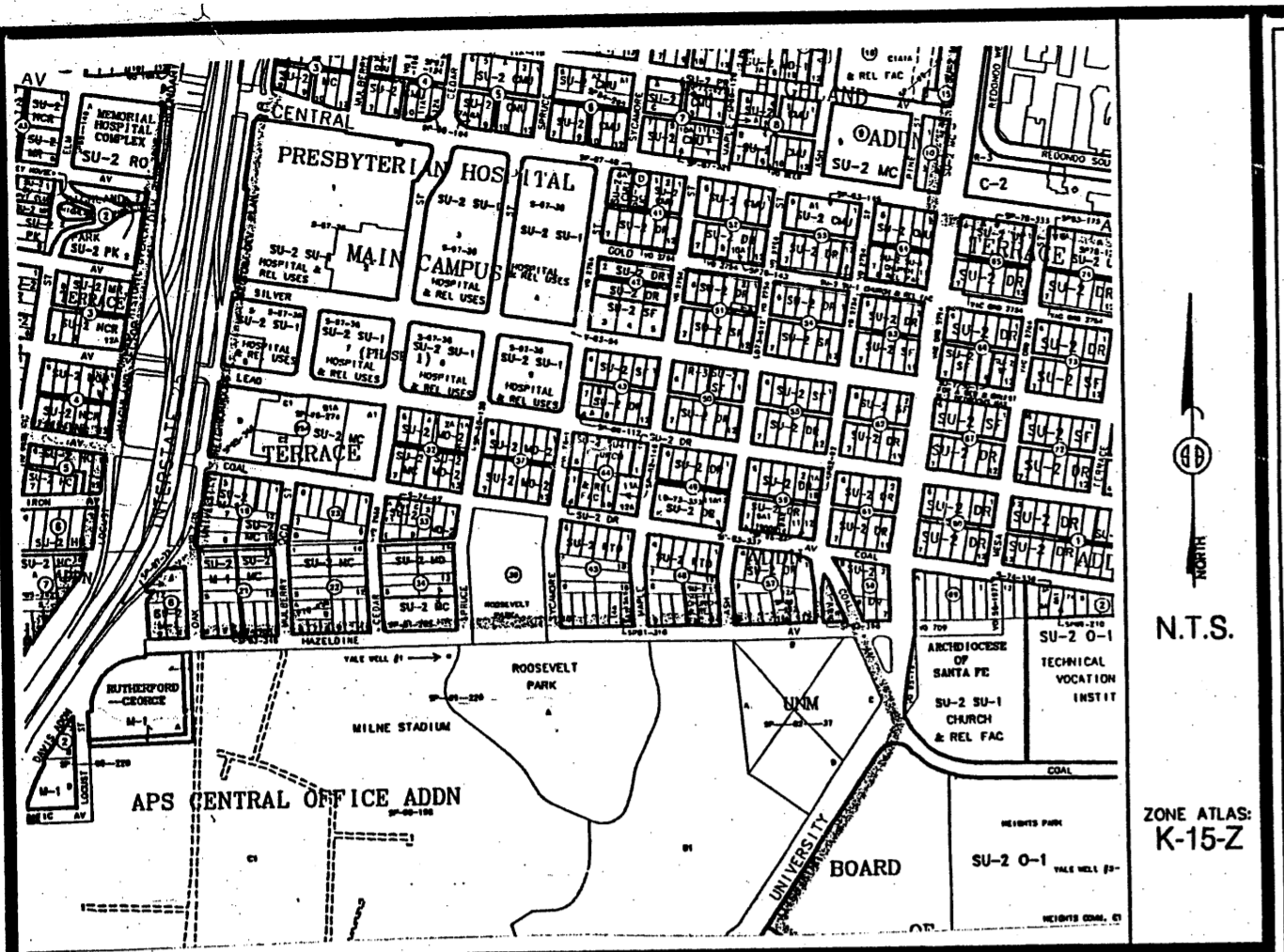


**SURVEYS SOUTHWEST, LTD.**

333 LOMAS BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87102  
PHONE: (505) 998-0303 FAX: (505) 998-0306

**T10N R3E SEC. 21**

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 )SS  
 COUNTY OF BERNALILLO )  
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 BY: \_\_\_\_\_  
 MY COMMISSION EXPIRES: \_\_\_\_\_ NOTARY PUBLIC

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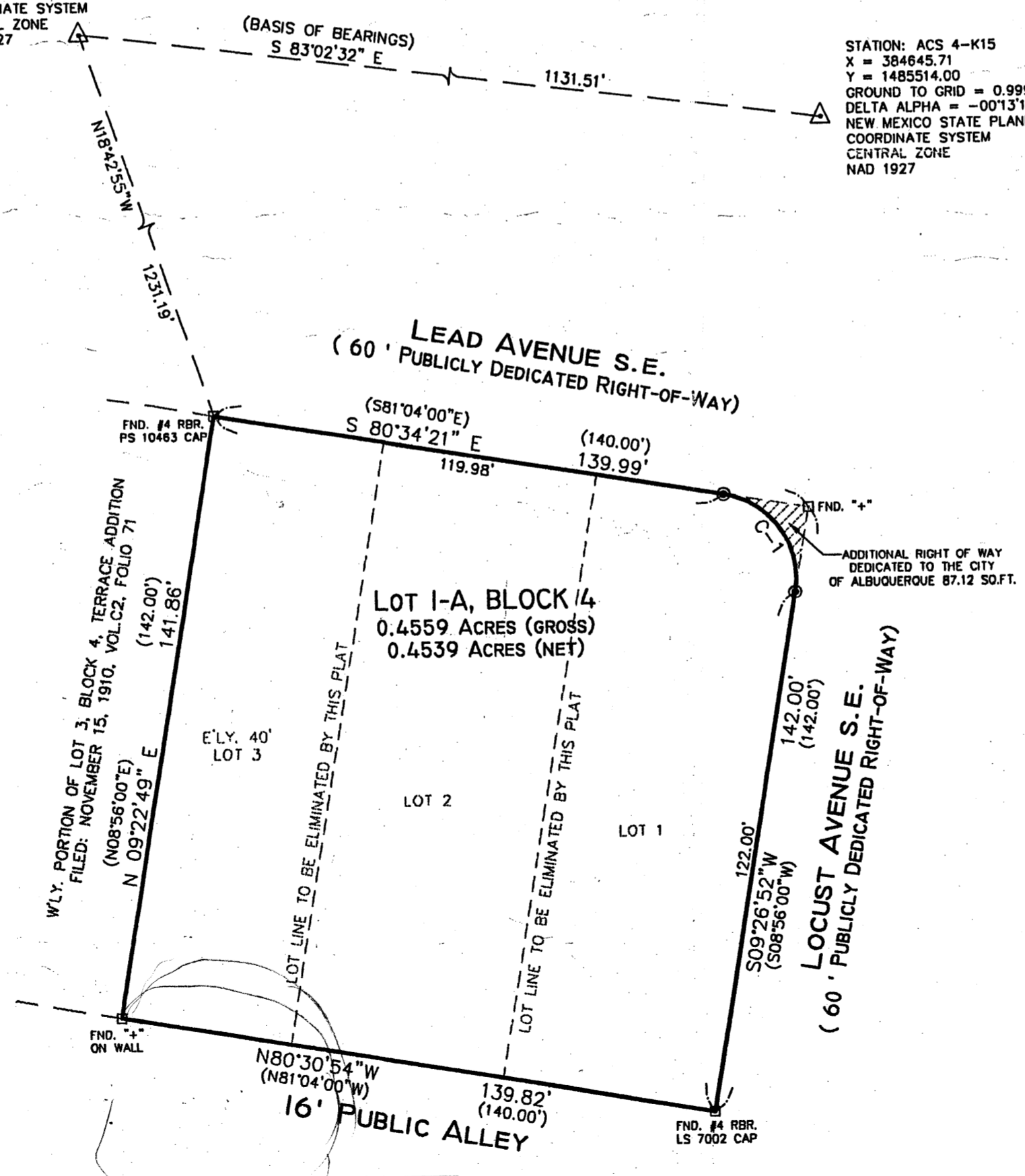
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**APPLICATION NO. & PROJECT NO.:** \_\_\_\_\_  
**CITY APPROVALS:**

CITY SURVEYOR	DATE
TRAFFIC ENGINEERING	DATE
PARKS RECREATION	DATE
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Gary E. Gritsko  
 New Mexico Professional Surveyor, 8686  
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 87102  
 PHONE: (505) 998-0303  
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**T10N R3E SEC. 21**

**MONUMENT LEGEND**

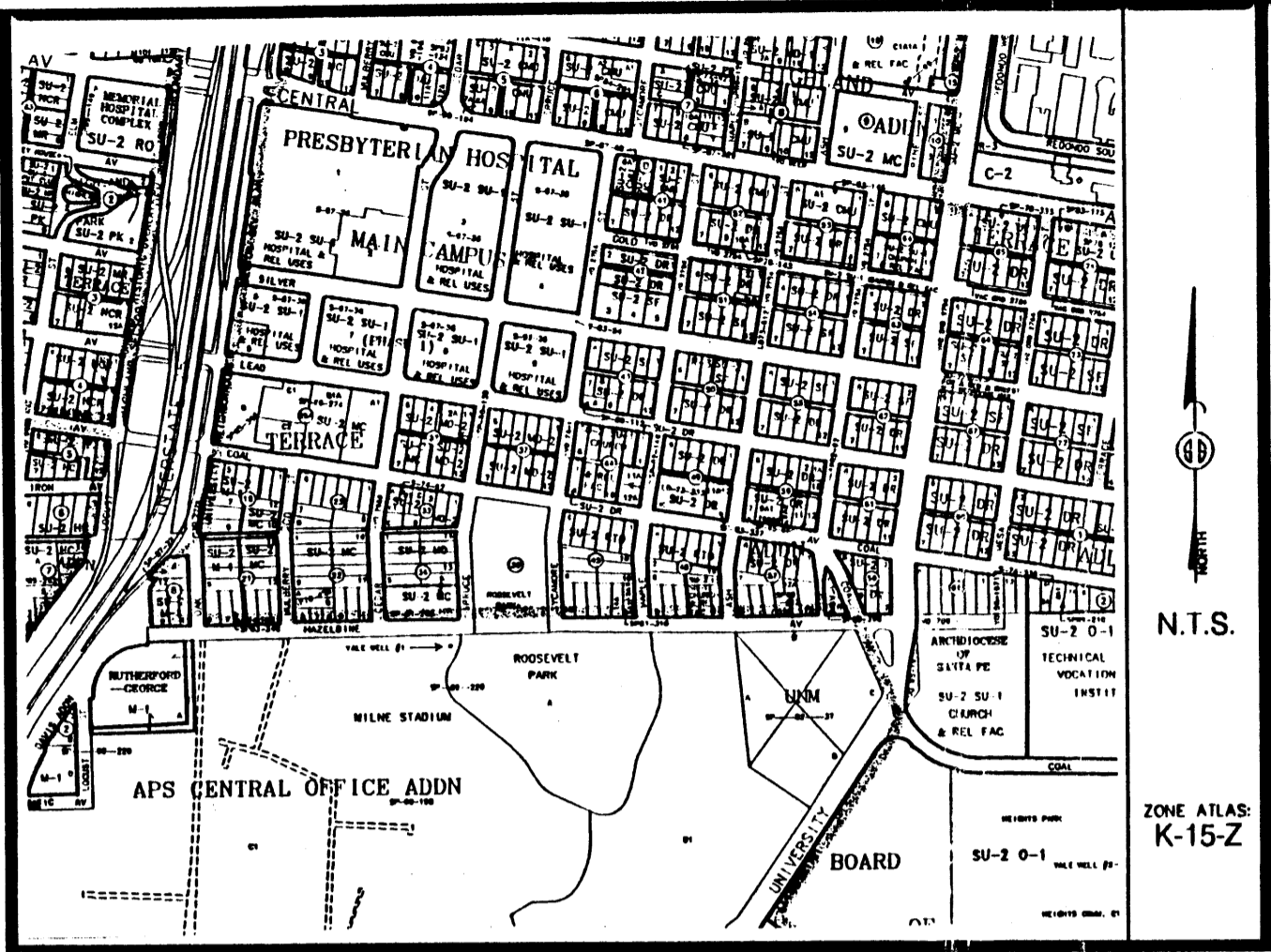
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THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON  
 UPC#: \_\_\_\_\_  
 PROPERTY OWNER OF RECORD: \_\_\_\_\_  
 BERNALILLO COUNTY TREASURERS OFFICE:

**CURVE TABLE**

CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C-1	31.42	26.00	90°01'13"	28.29	S35°33'44"E

TALOS LOG # 2003-0800-62



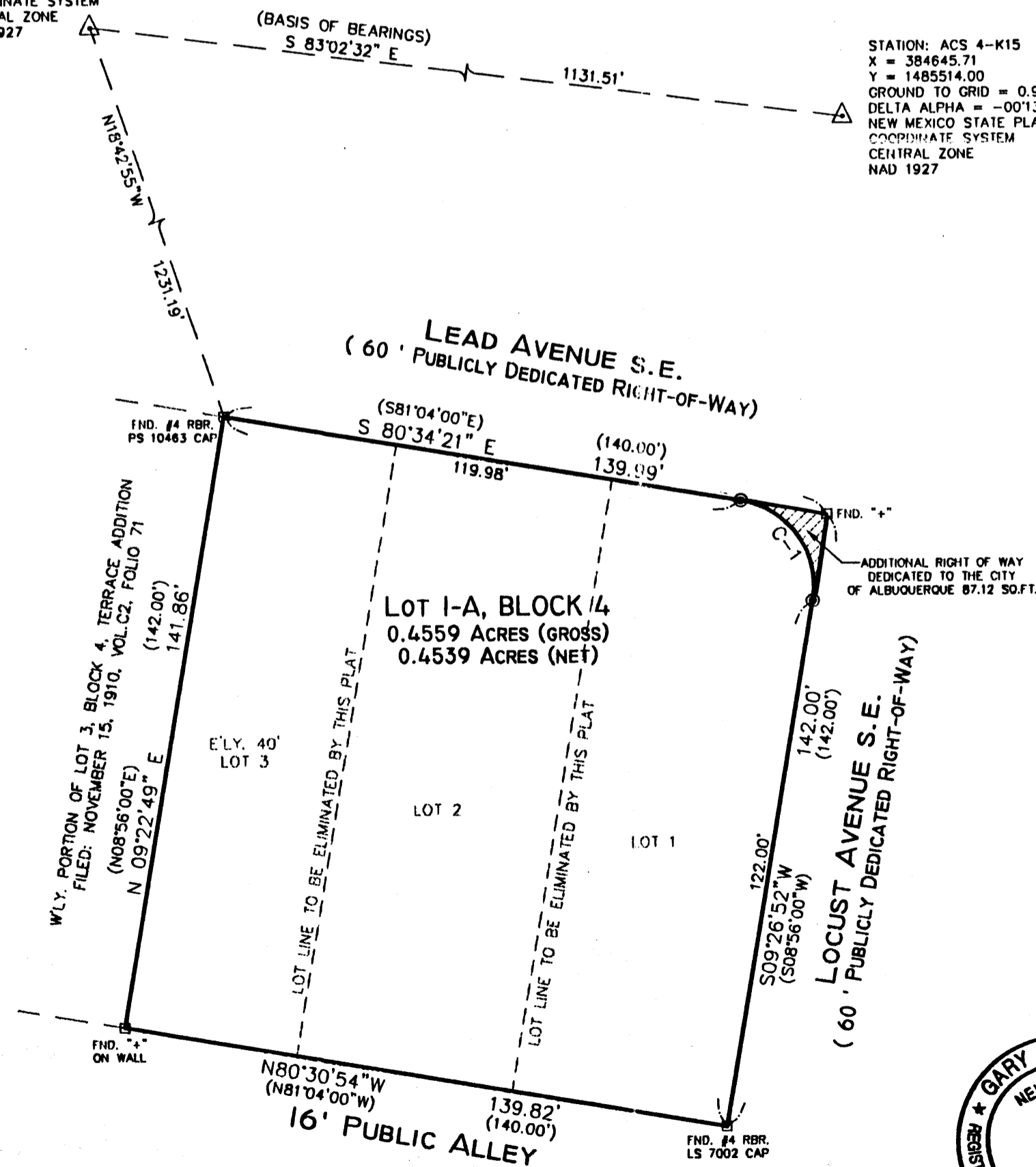
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SCALE: 1" = 30'  
 PROJECT NO. 0301RS10  
 DRAWN BY: RS  
 ZONE ATLAS: K-15-Z  
 TERRADDN.CR5

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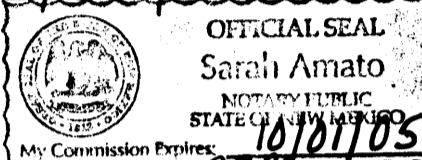
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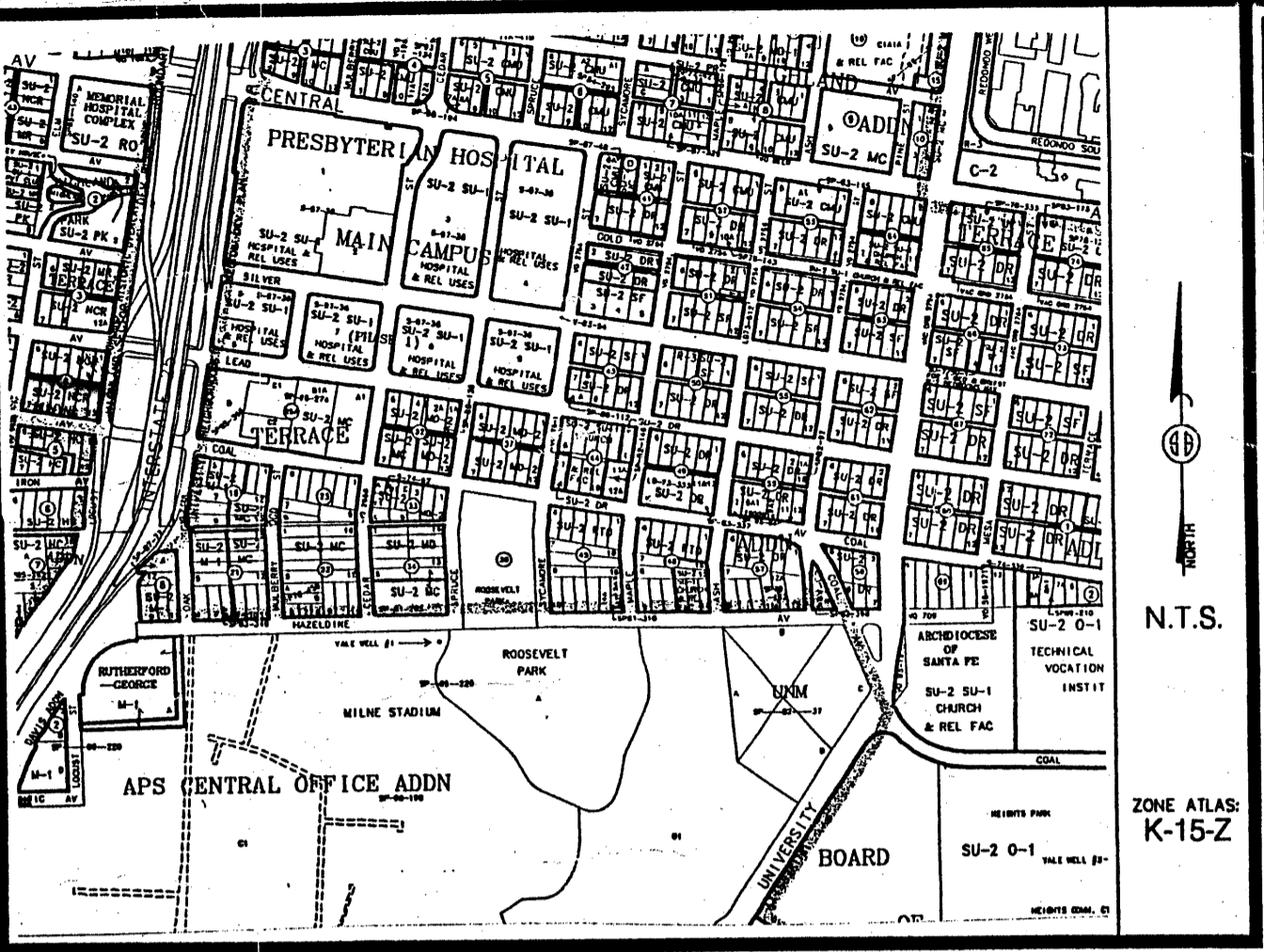
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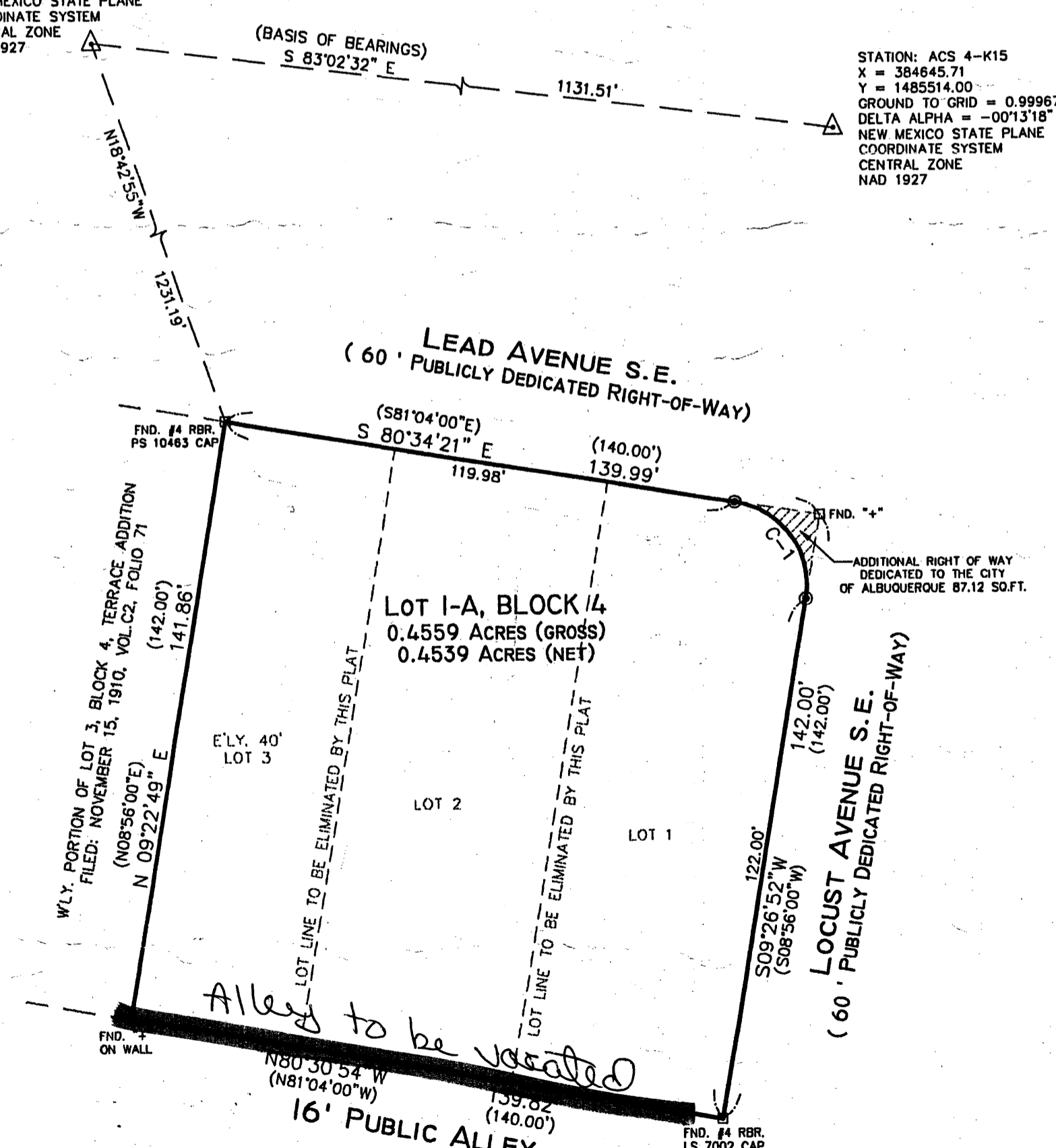
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CITY PLANNER, ALBUQUERQUE PLANNING DIVISION	DATE

**SURVEYOR'S CERTIFICATION**

I, Gary E. Gritsko, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known to me by the owners and/or proprietors of the subdivision shown hereon, utility companies and other parties expressing an interest and meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and further meets the Minimum Standards for Land Surveying in the State of New Mexico and is true and correct to the best of my knowledge and belief.

Gary E. Gritsko  
 New Mexico Professional Surveyor, 8686

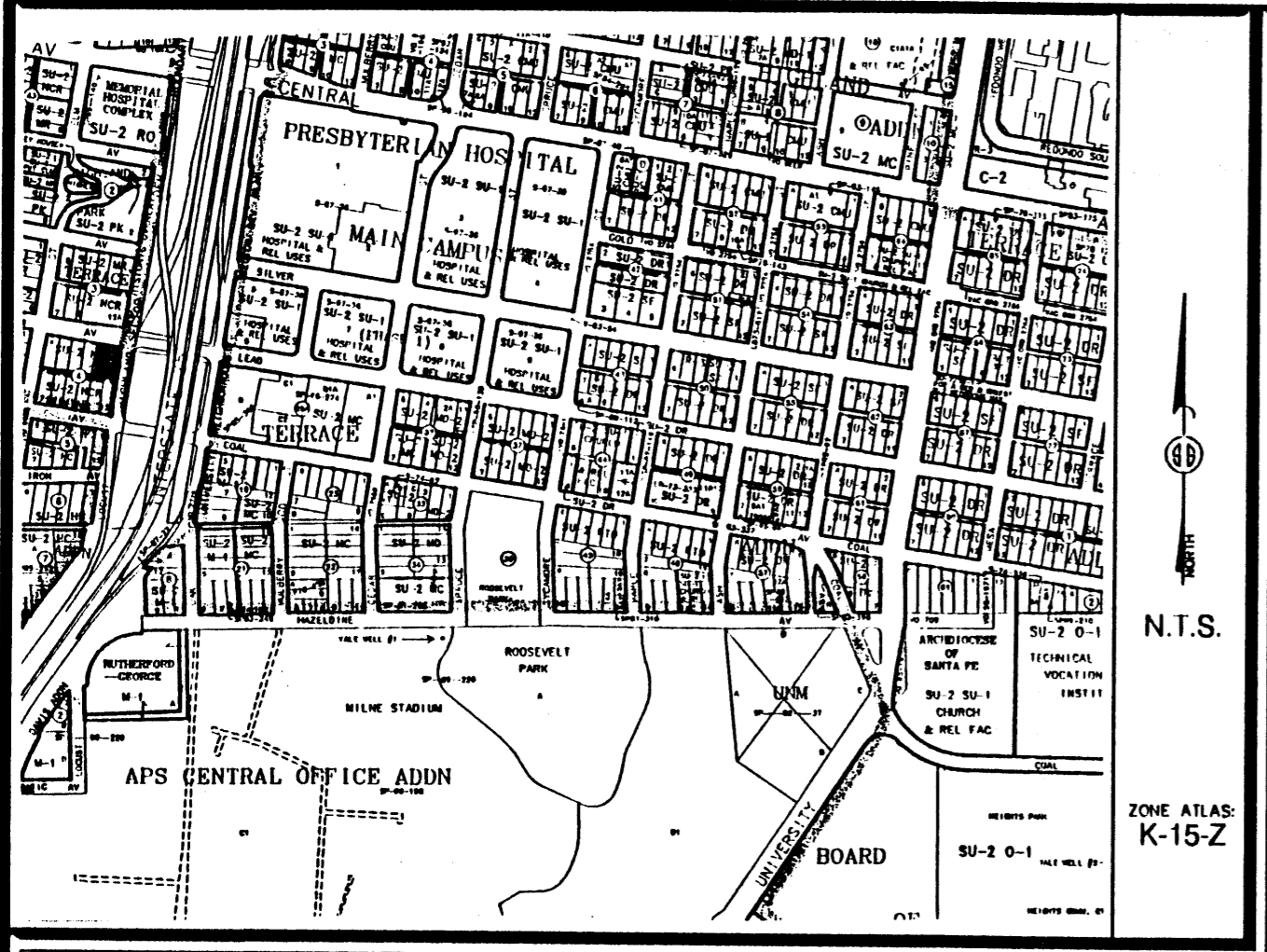
Date

**SURVEYS SOUTHWEST, LTD.**

333 LOMAS BLVD., N.E.  
 ALBUQUERQUE, NEW MEXICO  
 87102

PHONE: (505) 998-0303  
 FAX: (505) 998-0306

**T10N R3E SEC. 21**



Vicinity Map

**Legal Description**  
 Lots numbered One (1) and Two (2) and the Easterly 40' of Lot numbered Three (3) in Block numbered Four (4) of TERRACE ADDITION, as the same shown and designated on said plat thereof filed in the office of the County Clerk of Bernalillo County, New Mexico on November 15, 1910 in Volume C2, folio 71 and being more particularly described as follows:  
 BEGINNING at the Southeast corner of said Lot 1, being a point on the West Right of Way of Locust Street SE and the North Right of Way of a 16' public alley; thence from said point of beginning N80°30'54" W, 139.82 feet along the North Right of Way of said alley to the Southwest corner; thence leaving said alley, N09°22'49" E, 141.86 feet to the Northwest corner being a point on the South Right of Way of Lead Avenue SE; thence S80°34'21" E, 139.99 feet along said South Right of Way to the Northeast corner and intersection with the West Right of Way of Locust Avenue SE; thence S09°26'52" W, 142.00 feet along said West Right of Way to the point of beginning and containing 0.4559 acres, more or less.

**PLAT OF  
 LOT 1-A, BLOCK 4  
 TERRACE ADDITION  
 SITUATE WITHIN SECTION 21,  
 T. 10 N., R. 3 E., N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 JANUARY, 2003**



**DISCLOSURE STATEMENT**  
 THE PURPOSE OF THIS PLAT IS TO ELIMINATE LOT LINES OF THREE (3) EXISTING LOTS AND CREATE ONE (1) NEW LOT AND DEDICATES ADDITIONAL RIGHT OF WAY.

**FREE CONSENT**  
 THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATTING OF SAID PROPERTY AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND DO HEREBY REPRESENT THAT THE UNDERSIGNED INDIVIDUALS ARE AUTHORIZED TO SO ACT AND DO HEREBY GRANT ADDITIONAL EASEMENT(S) AS SHOWN AND DO HEREBY DEDICATE ADDITIONAL STREET RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS.

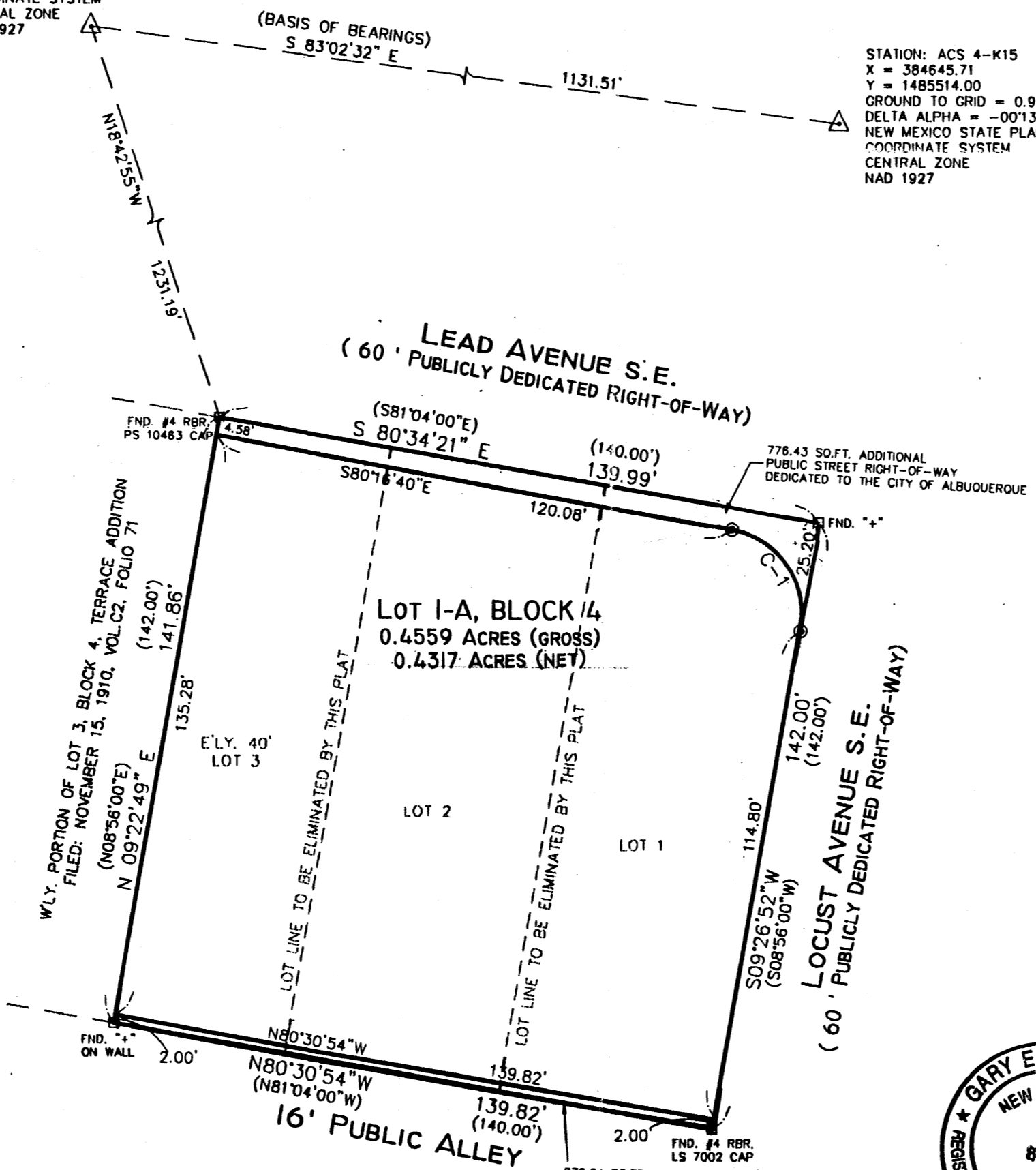
OWNER(S) SIGNATURE: Edward L. Gallinger DATE: 1-23-03  
 OWNER(S) PRINT NAME: EDWARD L. GALLINGER  
 ADDRESS: P.O. BOX 575, TIJERAS, N.MEX 87059 TRACT:  
 ACKNOWLEDGMENT  
 STATE OF NEW MEXICO )  
 )SS  
 COUNTY OF BERNALILLO )  
 OFFICIAL SEAL  
 Sarah Amato  
 NOTARY PUBLIC  
 STATE OF NEW MEXICO  
 My Commission Expires: 10/01/05  
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 23rd DAY OF JANUARY, 2003.  
 BY: EDWARD L. GALLINGER  
 MY COMMISSION EXPIRES: 10/01/05  
Sarah Amato  
 NOTARY PUBLIC

**SUBDIVISION DATA / NOTES**

1. PLAT WAS COMPILED USING EXISTING RECORD DATA & ACTUAL FIELD SURVEY.
2. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1927, AND ARE BASED ON ACS CONTROL MONUMENTS 5-K15 B(R) AND 4-K15, AS SHOWN HEREON.
3. DISTANCES ARE GROUND DISTANCES.
4. PLAT SHOWS ALL EASEMENTS OF RECORD.
5. BEARINGS AND DISTANCES IN PARENTHESES ( ) ARE PER THE PLAT OF TERRACE ADDITION, FILED IN BERNALILLO COUNTY, NEW MEXICO ON NOVEMBER 15, 1910 IN VOLUME C2, FOLIO 71.
6. GROSS ACREAGE: 0.4559 ACRES
7. NUMBER OF EXISTING LOTS: 3
8. NUMBER OF LOTS CREATED: 1
9. PROPERTY IS ZONED SU-2/NCR.
10. SUBJECT PROPERTY CREATED BY REAL ESTATE CONTRACT FOR ADJOINING PROPERTIES RECORDED JULY 29, 1958, DOCUMENT NO. 74067.

STATION: ACS 5-K15 B(R)  
 X = 383522.91  
 Y = 1485651.02  
 GROUND TO GRID = 0.99967600  
 DELTA ALPHA = -00°13'26"  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 1927

STATION: ACS 4-K15  
 X = 384645.71  
 Y = 1485514.00  
 GROUND TO GRID = 0.99967393  
 DELTA ALPHA = -00°13'18"  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 1927



SCALE: 1" = 30'  
 PROJECT NO. 0301RS10  
 DRAWN BY: RS  
 ZONE: ATLAS: K-15-Z  
 TERRADDN.CRS

**MONUMENT LEGEND**

- △ - FOUND CONTROL STATION AS NOTED
- - FOUND MONUMENT AS NOTED
- - SET 1/2" REBAR W/YELLOW PLASTIC CAP STAMPED "GRITSKO LS8686" UNLESS OTHERWISE NOTED

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON  
 UPC#: 1015 067 087 282312.03  
 PROPERTY OWNER OF RECORD:  
Edward L. Gallinger  
 BERNALILLO COUNTY TREASURERS OFFICE:  
Danny Vazquez 26/03

**CURVE TABLE**

CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C-1	31.32	20.00	89°43'32"	28.22	S35°24'54"E

APPLICATION NO. & PROJECT NO.: 1002637/03 DAB-00712

- CITY APPROVALS:**
- [Signature] 5-1-03  
CITY SURVEYOR DATE
  - [Signature] 8-20-03  
TRAFFIC ENGINEERING DATE
  - [Signature] 8/20/03  
PARKS RECREATION DATE
  - [Signature] 8/20/03  
UTILITY DEVELOPMENT DIVISION DATE
  - [Signature] 8-20-03  
REAL PROPERTY DIVISION DATE
  - [Signature] 8/20/03  
A.M.A.F.C.A. DATE
  - [Signature] 8/20/03  
CITY ENGINEER DATE
  - [Signature] 8/20/03  
CITY PLANNER, ALBUQUERQUE PLANNING DIVISION DATE

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Gary E. Gritsko Feb 17, 2003  
 Gary E. Gritsko Date  
 New Mexico Professional Surveyor, 8686



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T10N R3E SEC. 21