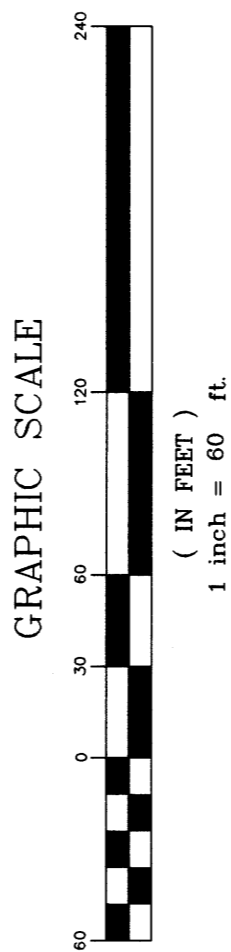
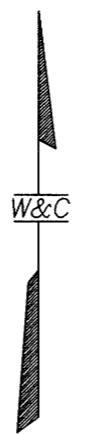
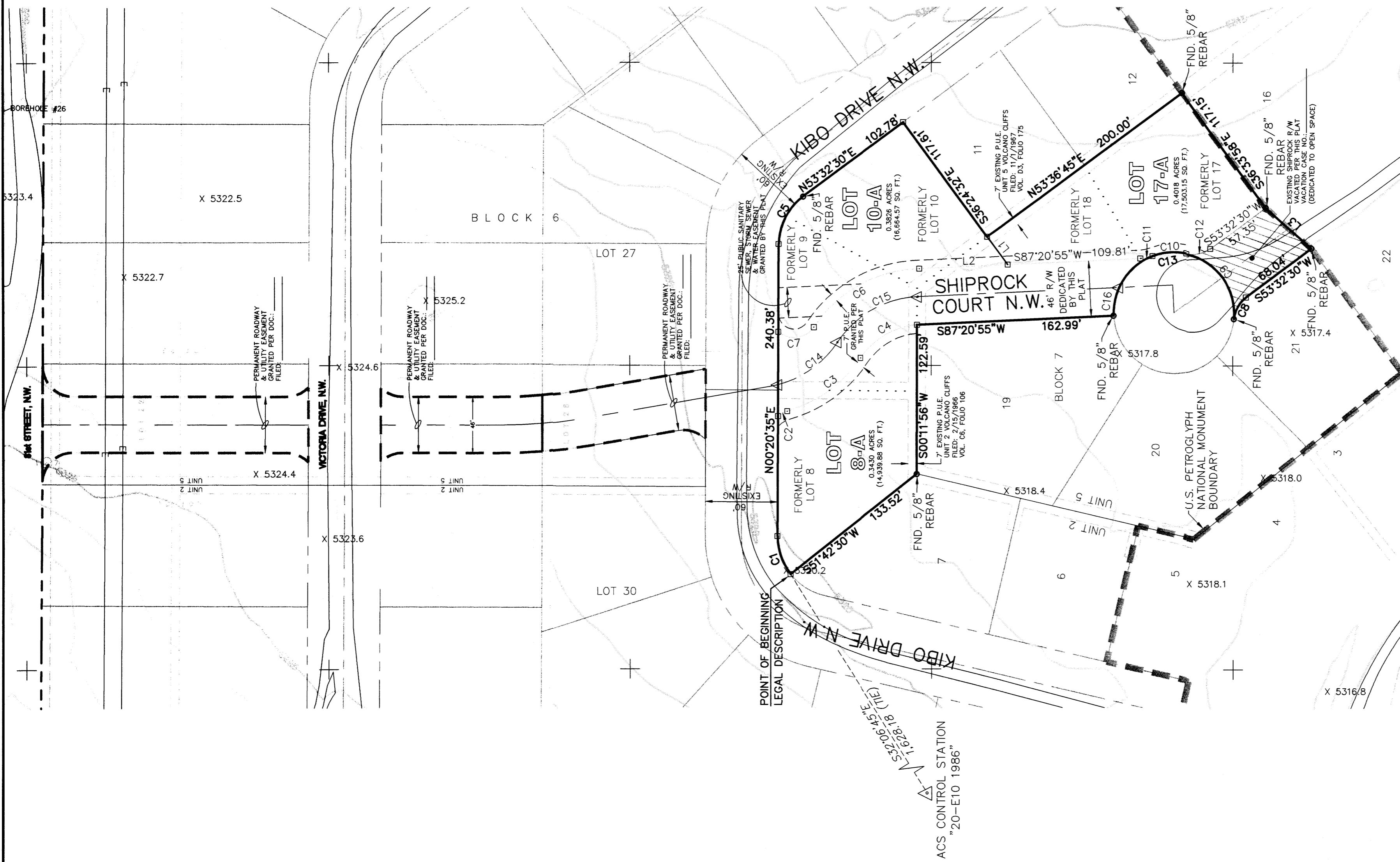


SKETCH PLAT OF PROPOSED  
**LOTS 8-A, 10-A & 17-A, BLOCK 7**  
**VOLCANO CLIFFS SUBDIVISION**  
**UNITS 2 & 5**  
 WITHIN PROJECTED SECTION 27  
 TOWNSHIP 11 NORTH, RANGE 2 EAST, N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 SEPTEMBER 2003



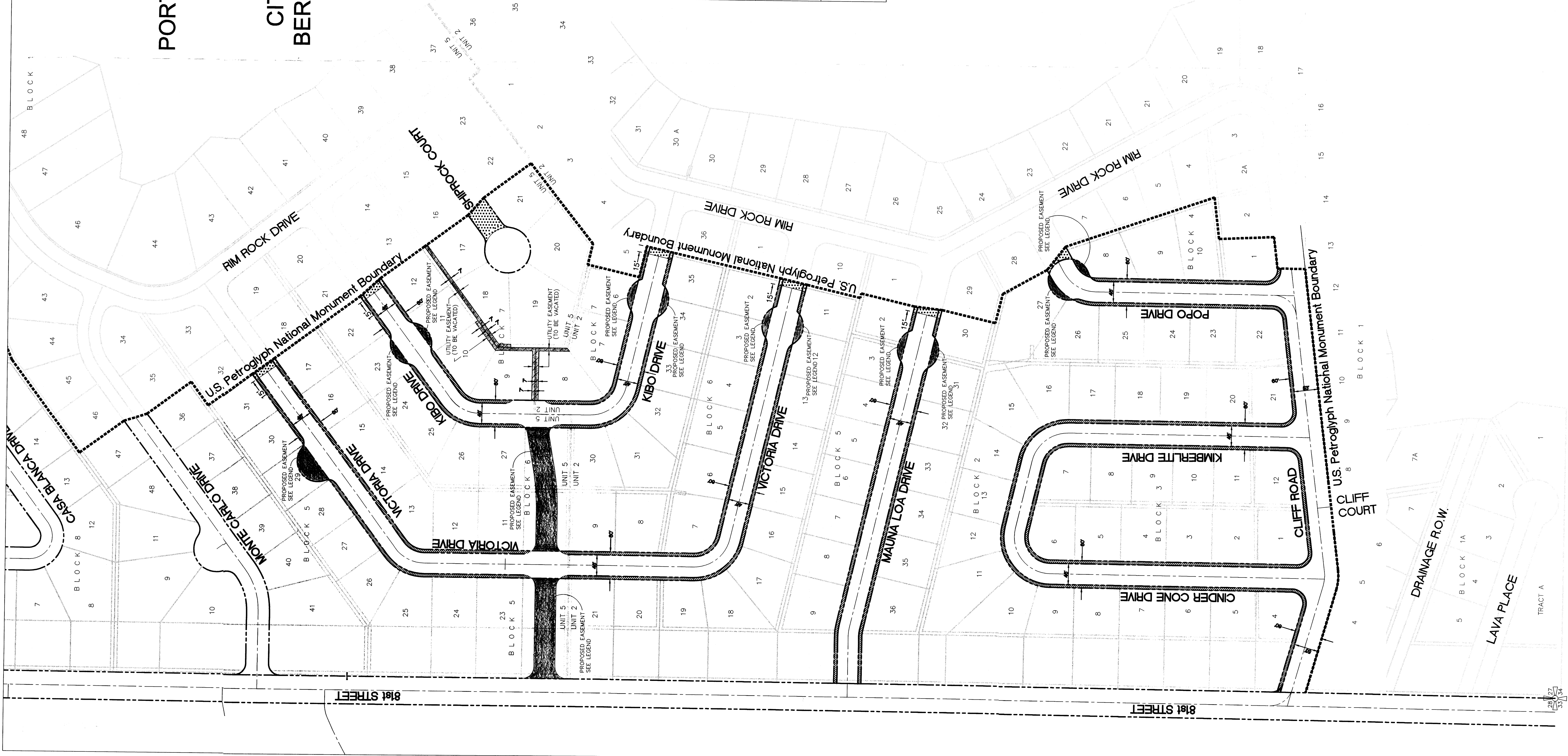
LINE	BEARING	DISTANCE
L1	N36°24'32"W	28.91'
L2	S87°20'55"W	73.55'
L3	S48°31'06"E	51.13'



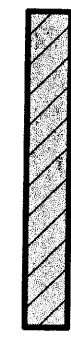
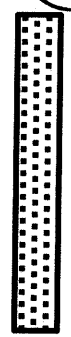
CURVE	LENGTH	RADIUS	DELTA	CHORD LENGTH	CHORD BEARING	TANGENT
C1	33.81'	50.00'	38°44'37"	33.17'	N18°58'52"W	17.58'
C2	8.71'	20.00'	24°56'19"	8.64'	N62°05'26"E	4.42'
C3	76.58'	108.00'	40°37'38"	74.99'	N54°14'47"E	39.98'
C4	56.07'	62.00'	51°49'00"	54.18'	N59°50'28"E	30.12'
C5	46.47'	50.00'	53°14'45"	44.81'	N26°55'08"E	25.06'
C6	103.65'	108.00'	54°58'15"	99.71'	S61°04'17"W	56.20'
C7	33.61'	20.00'	96°17'07"	29.79'	S82°41'41"W	22.32'
C8	21.03'	25.00'	48°11'23"	20.41'	S29°26'49"W	11.18'
C9	72.97'	50.00'	83°36'57"	66.66'	N36°27'21"W	44.72'
C10	28.44'	50.00'	32°35'11"	28.06'	S85°26'17"W	14.61'
C11	10.17'	32.00'	18°12'13"	10.12'	N78°14'48"W	5.13'
C12	62.76'	50.00'	71°54'56"	58.72'	S33°11'14"W	36.27'
C13	164.17'	50.00'	188°07'21"	99.75'	N88°42'33"W	704.21'
C14	61.66'	85.00'	41°33'44"	60.32'	N54°42'50"E	32.26'
C15	81.27'	85.00'	54°46'53"	78.21'	N61°19'24"W	44.04'
C16	23.89'	50.00'	27°22'20"	23.66'	S10°54'56"W	12.18'

**VACATION EXHIBIT  
DECEMBER 2003**

**WITHIN  
PORTIONS OF UNITS 2 AND 5  
VOLCANO CLIFFS  
SUBDIVISION**

**CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW  
MEXICO**



LEGEND	
	ROAD RIGHT OF WAY TO BE VACATED (TO BECOME NEIGHBORHOOD ASSOCIATION PROPERTY / PUBLIC UTILITY EASEMENT)
	PROPOSED PERMANENT ROAD EASEMENT (GRANTED BY SEPARATE DOCUMENT)
	PUBLIC UTILITY EASEMENT TO BE VACATED
	ROAD RIGHT OF WAY TO BE VACATED (TO BECOME CITY OF ALBUQUERQUE OPEN SPACE)

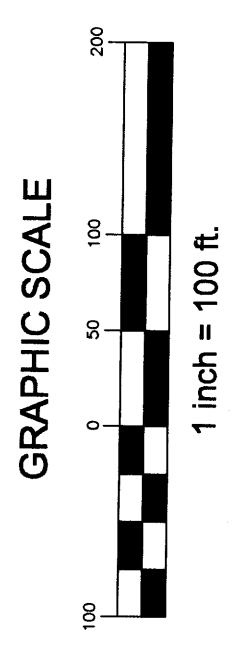
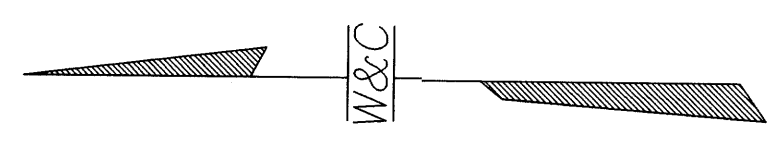
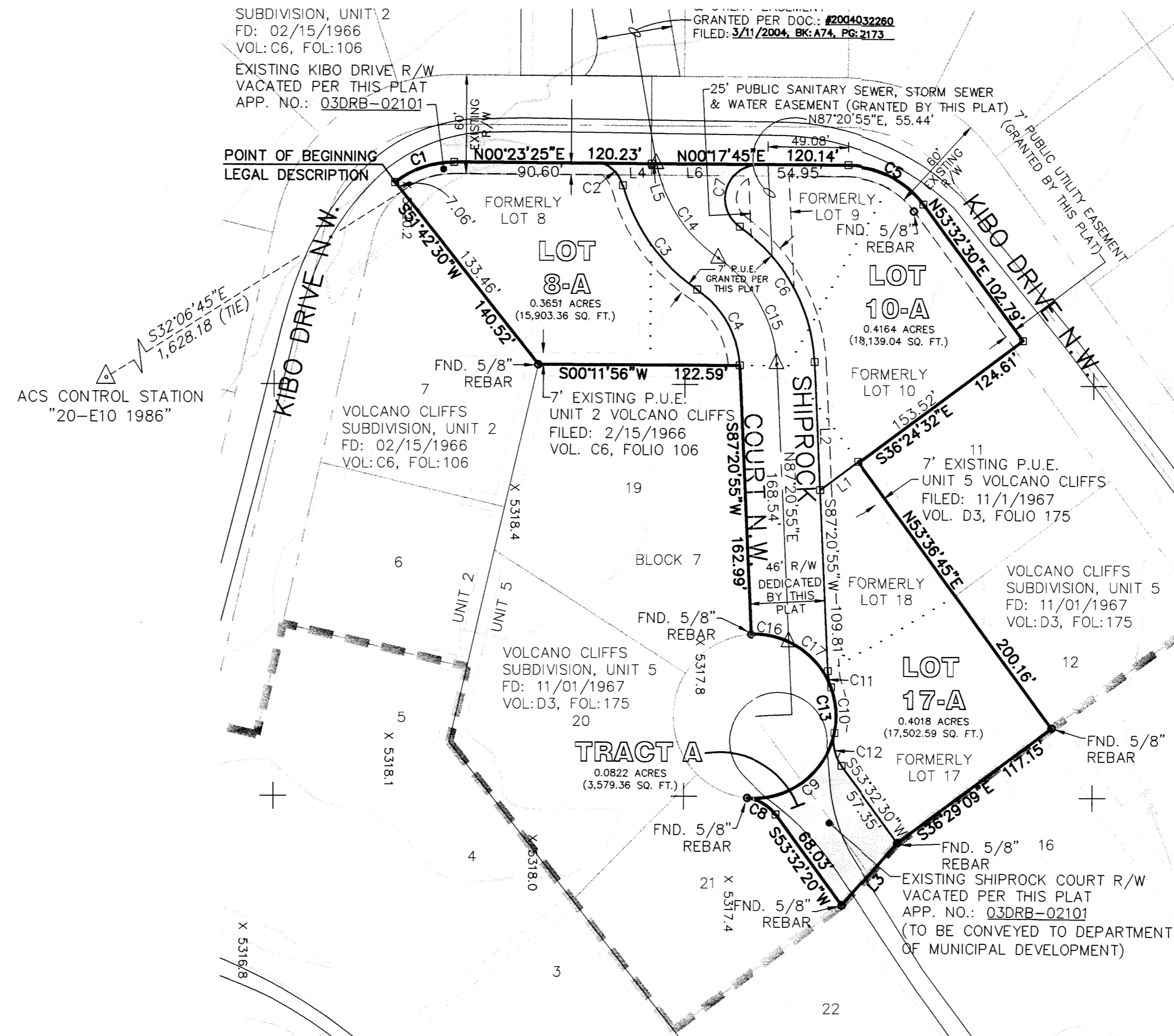
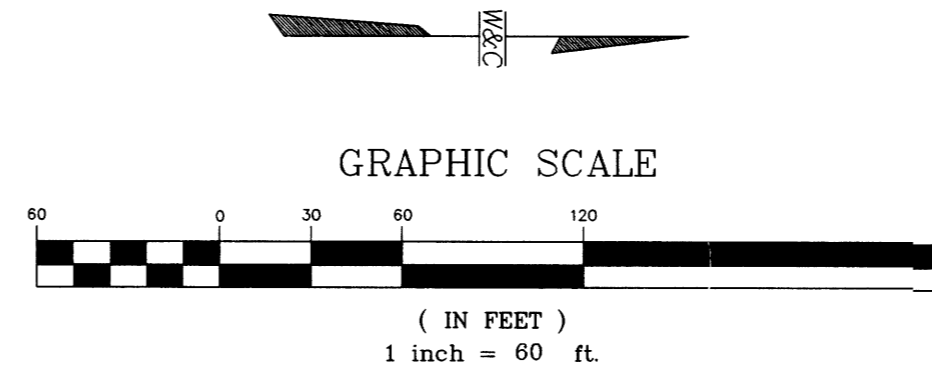


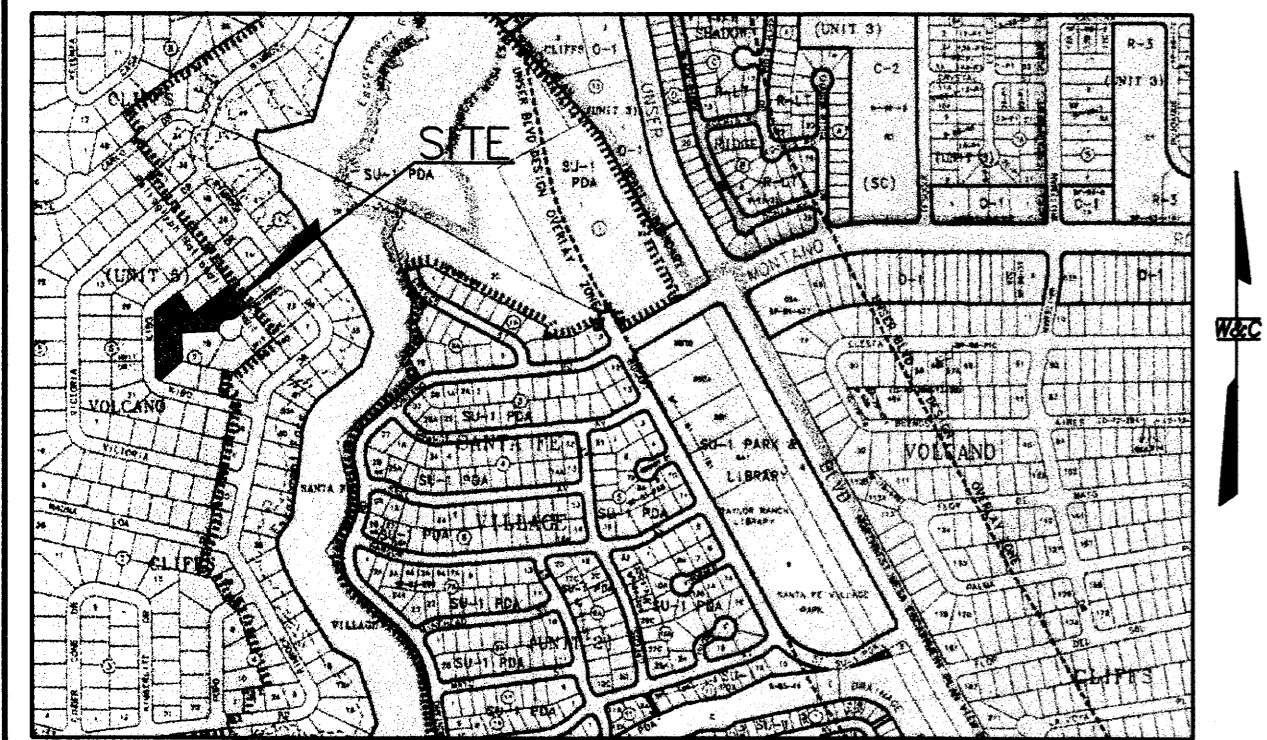
EXHIBIT B  
Date: 11/17/03

**WILSON  
& COMPANY**  
4900 LANG AVENUE N.E.  
ALBUQUERQUE, NEW MEXICO  
87109  
(505) 348-4000

SITE SKETCH  
 LOT 8-A, BLOCK 7  
 VOLCANO CLIFFS SUBDIVISION, UNIT 2  
 AND  
 LOTS 10-A, 17-A & TRACT A, BLOCK 7  
 VOLCANO CLIFFS SUBDIVISION, UNIT 5  
 WITHIN SECTION 27  
 TOWNSHIP 11 NORTH, RANGE 2 EAST, N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 DECEMBER 2003



**WILSON**  
 & COMPANY  
 4900 LANG AVENUE NE  
 ALBUQUERQUE, NEW MEXICO  
 87109  
 (505) 348-4000



VICINITY MAP NOT TO SCALE      ZONE ATLAS INDEX NO. E-10-Z

**SUBDIVISION DATA:**  
 ZONE ATLAS INDEX NO.: E-10-Z  
 D.R.B. CASE NO.:  
 COUNTY CASE NO.: N/A  
 TOTAL NUMBER OF LOTS EXISTING: 5  
 GROSS SUBDIVISION AREA: ~~1.5429 ACRES~~ 1.6117 ACRES  
 TALOS LOG NO. 2004161475  
 D.R.B. APPLICATION NO.:  
 DATE OF SURVEY: March 2003  
 TOTAL NUMBER OF LOTS CREATED: 3  
 TOTAL MILES OF STREETS CREATED: 0.058

**NOTES:**  
 1. ACS CONTROL STATION "3-E10 1969" DATA:  
 STANDARD CITY OF ALBUQUERQUE BRASS CAP FOUND IN PLACE  
 SET IN TOP OF CONCRETE POST PROJECTING 0.30 FT. ABOVE GROUND  
 NEW MEXICO STATE PLANE GRID COORDINATES (CENTRAL ZONE)  
 X=358,813.84    Y=1,512,565.54    ELEV.=5316.12' (SLD 1929)  
 GROUND TO GRID FACTOR = 0.99966844  
 DELTA ALPHA = (-)00'16"19"  
 NAD 1927  
 2. ACS CONTROL STATION "20-E10 1986" DATA:  
 3-1/4" ALUMINUM CAP FOUND IN PLACE FASTENED TO A PIPE  
 0.25 FEET ABOVE GROUND  
 NEW MEXICO STATE PLANE GRID COORDINATES (CENTRAL ZONE)  
 X=358,881.17    Y=1,509,204.34    ELEV.=5311.86' (SLD 1929)  
 GROUND TO GRID FACTOR = 0.9996687  
 DELTA ALPHA = (-)00'16"18"  
 NAD 1927  
 3. FIELD SURVEY PERFORMED IN MARCH 2003.  
 4. BEARINGS ARE NEW MEXICO STATE PLANE GRID BASED ON A LINE FROM "ACS 3-E10" TO "ACS 20-E10", BEARING = S.01'08"51"E.  
 5. ALL DISTANCES ARE GROUND DISTANCES.  
 6. CORNERS IDENTIFIED AS "SET", ARE 5/8" REBAR WITH CAP STAMPED "PS14733", AND SHOWN AS, , UNLESS OTHERWISE INDICATED.

**THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON:**  
 UNIT 5, LOT 17, BLOCK 7  
 UNIFORM PROPERTY CODE: 101006209024030815  
 OWNER OF RECORD: WILLIAM A. & MINER PAULA F. RICE  
 UNIT 5, LOT 18, BLOCK 7  
 UNIFORM PROPERTY CODE: 10100627923530814  
 OWNER OF RECORD: STEVEN J. METRO  
 UNIT 5, LOT 10, BLOCK 7  
 UNIFORM PROPERTY CODE: 10100620672390822  
 OWNER OF RECORD: JAMES D. KIRBY  
 UNIT 5, LOT 9, BLOCK 7  
 UNIFORM PROPERTY CODE: 101006206323030823  
 OWNER OF RECORD: STEVEN J. METRO  
 UNIT 2, LOT 8, BLOCK 7  
 UNIFORM PROPERTY CODE: 101006207021730801  
 OWNER OF RECORD: BRIAN OR MARIA KELLY

BERNALILLO COUNTY TREASURES OFFICE:  
 Layout Name: Sheet 1 of 3  
 Drawing Name: SX1218025EsmtBase3.dwg  
 NETWORK ADDRESS: X:\Public\PROJECTS\X1218025\s\Easements\ Plot By: amt

**FREE CONSENT AND DEDICATION:**

THE REPLAT AS SHOWN HEREON AND NOW COMPRISING LOTS 8-A, 10-A & 17-A, BLOCK 7, VOLCANO CLIFFS SUBDIVISION, UNITS 2 & 5, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S). EXISTING PUBLIC UTILITY EASEMENTS SHOWN HEREON FOR THE COMMON AND JOINT USE OF GAS AND ELECTRIC POWER AND COMMUNICATION SERVICES FOR BURIED 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(S) AND/OR PROPRIETOR(S) DO HEREBY CERTIFY THAT THIS SUBDIVISION IS THEIR ACT AND DEED. SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY DEDICATE ALL STREETS AND PUBLIC RIGHTS OF WAY SHOWN HEREON TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS. EASEMENTS GRANTED AS SHOWN HEREON WITH SAME STIPULATIONS AS LISTED ABOVE FOR EXISTING UTILITIES.

**DISCLOSURE STATEMENT:**

THE PURPOSE OF THIS PLAT IS TO ELIMINATE LOT LINES, CREATE THREE NEW LOTS, VACATE PUBLIC STREET RIGHT OF WAY, DEDICATE RIGHT OF WAY FOR SHIPROCK COURT AND GRANT ADDITIONAL EASEMENTS. **AND CREATE TRACT A.**

OWNER(S) AND/OR PROPRIETOR(S)  
 LOT 17-A  
 FORMERLY: LOT 1, BLOCK 7, UNIT 5 VOLCANO CLIFFS SUBDIVISION  
William A. Rice      Paula F. Minor  
 WILLIAM A. RICE      MINER, PAULA F. RICE  
 6812 ASTAIR      6812 ASTAIR  
 ALBUQUERQUE, NM 87120      ALBUQUERQUE, NM 87120

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 13th DAY OF December, 2003, FOR AND ON THE BEHALF OF William A. Rice & Paula F. Minor

BY: William A. Rice & Paula F. Minor  
 NOTARY PUBLIC: Barbara A. Mueller - see seal below  
 MY COMMISSION EXPIRES: 11-3-04

OWNER(S) AND/OR PROPRIETOR(S)  
 LOT 8-A  
 FORMERLY: LOT 8, BLOCK 7, UNIT 2 VOLCANO CLIFFS SUBDIVISION  
Brian Kelly      Maria Kelly  
 BRIAN KELLY      MARIA KELLY  
 1306 FRUIT      1306 FRUIT  
 ALBUQUERQUE, NM 87102      ALBUQUERQUE, NM 87102  
 4 BK      4 MK

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

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 14th DAY OF December, 2003, FOR AND ON THE BEHALF OF Brian Kelly & Maria Kelly

BY: Brian Kelly & Maria Kelly  
 NOTARY PUBLIC: Barbara A. Mueller - see seal below  
 MY COMMISSION EXPIRES: 11-3-04

(CONTINUED ON SHEET 2 OF 3)

**INDEXING INFORMATION FOR COUNTY CLERK**  
 OWNER: VARIOUS  
 SECTION: 27  
 SUBDIVISION NAME: VOLCANO CLIFFS SUBDIVISION UNITS 2 & 5

PLAT OF  
 LOT 8-A, BLOCK 7  
 VOLCANO CLIFFS SUBDIVISION, UNIT 2  
 AND  
 LOTS 10-A, 17-A & TRACT A, BLOCK 7  
 VOLCANO CLIFFS SUBDIVISION, UNIT 5  
 WITHIN SECTION 27  
 TOWNSHIP 11 NORTH, RANGE 2 EAST, N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 DECEMBER 2003

UTILITY APPROVALS: APPLICATION No. 1002984

PNM ELECTRIC SERVICES  
 PNM GAS SERVICES  
 QWEST TELECOMMUNICATIONS  
 COMCAST  
 NEW MEXICO UTILITIES

**PRELIMINARY PLAT**  
 APPROVED BY DRU  
 ON 5/12/04

CITY APPROVALS: PROJECT No. \_\_\_\_\_

PHB Hunt  
 CITY SURVEYOR      DATE 4-14-04  
 REAL PROPERTY DIVISION      DATE  
 TRAFFIC ENGINEERING, TRANSPORTATION DIVISION      DATE  
 UTILITIES DEVELOPMENT      DATE  
 PARKS AND RECREATION DEPARTMENT      DATE  
 AMAFCA      DATE  
 CITY ENGINEER      DATE  
 DRB CHAIRPERSON, PLANNING DEPARTMENT      DATE

**SURVEYOR'S CERTIFICATION:**

I, CHRISTOPHER S. CROSHAW, A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION; MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE; SHOWS ALL EASEMENTS MADE KNOWN TO ME BY THE OWNER(S), UTILITY COMPANIES, OR OTHER PARTIES EXPRESSING AN INTEREST; IS CORRECT AND TRUE TO THE BEST OF MY BELIEF AND KNOWLEDGE AND THAT THIS SURVEY AND PLAT MEET THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND SURVEYORS EFFECTIVE OCTOBER 1, 2000.

Christopher S. Croshaw  
 CHRISTOPHER S. CROSHAW, NMPLS NO. 14733  
30 March 2004  
 DATE



**WILSON & COMPANY**  
 4900 LANG AVENUE NE  
 ALBUQUERQUE, NEW MEXICO 87109  
 (505) 348-4000

SHEET 1 OF 3  
 WCEA PROJECT NO. X1-218-025

**FREE CONSENT AND DEDICATION:**

THE REPLAT AS SHOWN HEREON AND NOW COMPRISING LOTS 8-A, 10-A & 17-A, BLOCK 7, VOLCANO CLIFFS SUBDIVISION, UNITS 2 & 5, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S). EXISTING PUBLIC UTILITY EASEMENTS SHOWN HEREON FOR THE COMMON AND JOINT USE OF GAS AND ELECTRIC POWER AND COMMUNICATION SERVICES FOR BURIED 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(S) AND/OR PROPRIETOR(S) DO HEREBY CERTIFY THAT THIS SUBDIVISION IS THEIR ACT AND DEED. SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY DEDICATE ALL STREETS AND PUBLIC RIGHTS OF WAY SHOWN HEREON TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS. EASEMENTS GRANTED AS SHOWN HEREON WITH SAME STIPULATIONS AS LISTED ABOVE FOR EXISTING UTILITIES.

OWNER(S) AND/OR PROPRIETOR(S)  
LOT 10-A  
FORMER: LOT 9, LOT 10 & LOT 18, BLOCK 7, UNIT 5 VOLCANO CLIFFS SUBDIVISION  
STEVEN J. METRO

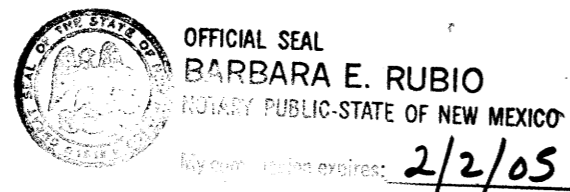
*St J Metro*  
STEVEN J. METRO  
4900 LANG AVE. NE  
ALBUQUERQUE, NM 87109

**ACKNOWLEDGMENT**

STATE OF new mexico )  
COUNTY OF Bernalillo ) SS.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 13 DAY OF April, 2007 FOR AND ON THE BEHALF OF Stuegmetro

BY: Barbara E. Rubio  
NOTARY PUBLIC: Barbara E. Rubio  
MY COMMISSION EXPIRES: February 2, 2005



**LEGAL DESCRIPTION**

A CERTAIN PARCEL OF LAND LYING SITUATE WITHIN SECTION 27, TOWNSHIP 11 NORTH, RANGE 2 EAST OF THE NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, BEING COMPRISED OF THE FOLLOWING LOTS AS SHOWN AND DESIGNATED IN:

**VOLCANO CLIFFS SUBDIVISION, UNIT NO. 2**, AS THE SAME IS SHOWN AND DESIGNATED ON SAID PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY ON FEBRUARY 15, 1966 IN VOLUME: C6, FOLIO: 106, BEING LOT 8, BLOCK 7, TOGETHER WITH,

**VOLCANO CLIFFS SUBDIVISION, UNIT NO. 5**, AS THE SAME IS SHOWN AND DESIGNATED ON SAID PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY ON NOVEMBER 1, 1967 IN VOLUME: D3, FOLIO: 175, BEING LOTS 9, 10, 17 AND 18, BLOCK 7, **COURT**

**TOGETHER WITH, SHIPROCK PLACE NW**, HEREIN VACATED AND BEING A PORTION OF SAID VOLCANO CLIFFS SUBDIVISION, UNIT 5, AS THE SAME IS SHOWN AND DESIGNATED ON SAID PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY ON NOVEMBER 1, 1967 IN VOLUME: D3, FOLIO: 175,

**TOGETHER WITH, KIBO DRIVE NW**, HEREIN VACATED AND BEING A STRIP PORTION OF SAID VOLCANO CLIFFS SUBDIVISIONS, UNITS 2 AND 5;

SAID COMPRISED PARCEL BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** AT THE POINT ON THE **SOUTHEASTERLY** LINE OF SAID PARCEL HEREIN DESCRIBED, BEING A POINT ON THE EXISTING NORTHEASTERLY RIGHT OF WAY LINE OF **KIBO DRIVE NW**, SAID POINT ALSO BEING THE SOUTHWESTERLY CORNER OF LOT 7, BLOCK 7, UNIT 2; WHENCE, THE A.C.S. SURVEY CONTROL MONUMENT IDENTIFIED AS "20-E10 1986", WITH NEW MEXICO STATE PLANE COORDINATE VALUES BEING X=358,881.17 AND Y=1,509,204.34, A STANDARD A.C.S. BRASS CAP, IN PLACE, BEARS, **S.32°06'45"E.**, A DISTANCE OF **1,628.18** FEET; THENCE, FROM SAID POINT OF BEGINNING, LEAVING SAID EXISTING NORTHEASTERLY RIGHT OF WAY LINE AND ALONG THE NEW NORTHEASTERLY RIGHT OF WAY LINE (FOR THE NEXT FOUR (4) COURSES),

**S.51°42'30"W.**, A DISTANCE OF **7.06** FEET TO A POINT ON A CURVE; THENCE, **NORTHWESTERLY, 38.54** FEET ALONG A CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF **38°44'09"** (SAID CURVE HAVING A RADIUS OF **57.00** FEET AND A CHORD WHICH BEARS **N.18°58'39"W.**, **37.81** FEET) TO A POINT OF TANGENCY; THENCE,

**N.00°23'25"E.**, A DISTANCE OF **120.23** FEET TO AN ANGLE POINT; THENCE, **N.00°17'45"E.**, A DISTANCE OF **120.14** FEET TO A POINT OF CURVATURE, BEING A POINT ON THE NEW SOUTHEASTERLY RIGHT OF WAY LINE OF SAID KIBO DRIVE NW; THENCE, ALONG SAID NEW SOUTHEASTERLY RIGHT OF WAY LINE (FOR THE NEXT THREE (3) COURSES),

**NORTHEASTERLY, 52.97** FEET ALONG A CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF **53°14'45"** (SAID CURVE HAVING A RADIUS OF **57.00** FEET AND A CHORD WHICH BEARS **N.26°55'07"E.**, **51.09** FEET) TO A POINT OF TANGENCY; THENCE,

**N.53°32'30"E.**, A DISTANCE OF **102.79** FEET TO AN ANGLE POINT; THENCE, LEAVING SAID SOUTHEASTERLY RIGHT OF WAY LINE OF SAID KIBO DRIVE NW (EXCEPT FOR THE FIRST SEVEN (7') FEET),

**S.36°24'32"E.**, A DISTANCE OF **124.61** FEET TO AN ANGLE POINT, BEING THE MOST SOUTHERLY CORNER OF SAID LOT 11, UNIT 5, BLOCK 7; THENCE,

**N.53°36'45"E.**, A DISTANCE OF **200.16** FEET TO AN ANGLE POINT, BEING THE MOST EASTERLY CORNER OF SAID LOT 12, UNIT 5, BLOCK 7; THENCE,

**S.36°29'09"E.**, A DISTANCE OF **117.15** FEET TO AN ANGLE POINT, BEING A POINT ON THE EXISTING NORTHWESTERLY RIGHT OF WAY LINE OF SHIPROCK **PLACE NW; COURT**; THENCE, LEAVING SAID NORTHWESTERLY RIGHT OF WAY LINE,

**S.48°31'06"E.**, A DISTANCE OF **51.13** FEET TO AN ANGLE POINT, BEING A POINT ON THE SOUTHEASTERLY RIGHT OF WAY LINE OF SAID SHIPROCK **PLACE NW; COURT**; THENCE, ALONG SAID EXISTING SOUTHEASTERLY RIGHT OF WAY LINE,

**S.53°32'20"W.**, A DISTANCE OF **68.03** FEET TO A POINT OF CURVATURE; THENCE, **SOUTHWESTERLY, 21.02** FEET ALONG A CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF **48°11'03"** (SAID CURVE HAVING A RADIUS OF **25.00** FEET AND A CHORD WHICH BEARS **S.29°26'49"W.**, **20.41** FEET) TO A POINT OF CUSP; THENCE, LEAVING SAID NORTHWESTERLY RIGHT OF WAY LINE OF SHIPROCK COURT NW,

**NORTHWESTERLY, 164.17** FEET ALONG A CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF **188°07'21"** (SAID CURVE HAVING A RADIUS OF **50.00** FEET AND A CHORD WHICH BEARS **N.88°42'33"W.**, **99.75** FEET) TO A POINT OF NON-TANGENCY; THENCE, LEAVING SAID RIGHT OF WAY LINE,

**S.87°20'55"W.**, A DISTANCE OF **162.99** FEET TO AN ANGLE POINT; THENCE,

**S.00°11'56"W.**, A DISTANCE OF **122.59** FEET TO AN ANGLE POINT, BEING THE MOST NORTHERLY CORNER OF SAID LOT 7, UNIT 2, BLOCK 7; THENCE,

**S.51°42'30"W.**, A DISTANCE OF **133.46** FEET TO THE POINT OF BEGINNING AND CONTAINING AN AREA OF **1.6117** ACRES, MORE OR LESS (**70,204.96** SQ.FT., MORE OR LESS).

LEGAL DESCRIPTION PREPARED BY CHRISTOPHER S. CROSHAW, N.M.R.P.S. NO. 14733.

PLAT OF  
**LOT 8-A, BLOCK 7**  
**VOLCANO CLIFFS SUBDIVISION, UNIT 2**  
AND  
**LOTS 10-A, 17-A & TRACT A, BLOCK 7**  
**VOLCANO CLIFFS SUBDIVISION, UNIT 5**  
WITHIN SECTION 27  
TOWNSHIP 11 NORTH, RANGE 2 EAST, N.M.P.M.  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
DECEMBER 2003

**UTILITY COMPANY APPROVAL(S):**

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE NOT EXCLUSIVE AND ARE GRANTED FOR THE COMMON AND JOINT USE OF THE UTILITIES DESIGNATED ON THIS PLAT, THEIR SUCCESSORS AND ASSIGNS, AND FOR THE USE OF ANY OTHER PUBLIC UTILITIES WHOSE USE OF SAID EASEMENT IS DEEMED TO BE IN THE PUBLIC INTEREST. P.N.M. GAS & ELECTRIC SERVICES DISCLAIMER: IN APPROVING THIS PLAT, PNM ELECTRIC SERVICES AND GAS SERVICES (PNM) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON. CONSEQUENTLY, PNM DOES NOT WAIVE NOR RELEASE ANY EASEMENT OR EASEMENT RIGHTS WHICH MAY HAVE BEEN GRANTED BY PRIOR PLAT, REPLAT OR OTHER DOCUMENT WHICH ARE NOT SHOWN ON THIS PLAT.

**EASEMENTS:**

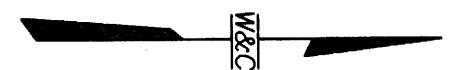
THIS PLAT SHOWS EXISTING RECORDED AND APPARENT EASEMENTS AS NOTED. PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:  
1. PNM ELECTRIC SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, POLES AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.  
2. PNM GAS SERVICES FOR INSTALLATION, MAINTENANCE AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS.  
3. U.S. WEST FOR INSTALLATION, MAINTENANCE AND SERVICE OF ALL BURIED COMMUNICATION LINES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTALS AND CLOSURES.  
4. COMCAST DIGITAL CABLE FOR INSTALLATION, MAINTENANCE AND SERVICE OF SUCH UNDERGROUND 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 TO FREE ACCESS TO, FROM AND ABOVE 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 (ABOVE GROUND OR SUBSURFACE), HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURE SHALL BE ERRECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR OR ANY WELL SHALL BE DRILLED OR OPERATED THEREON, PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRIC CODE CAUSED BY CONSTRUCTION OF POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO WITHIN OR NEAR EASEMENTS SHOWN ON THIS PLAT. EASEMENTS FOR ELECTRIC TRANSFORMERS/SWITCHEARS, AS INSTALLED, SHALL EXTEND TEN FEET (10') IN FRONT OF TRANSFORMER/SWITCHEAR DOOR AND FIVE FEET (5') ON EACH SIDE OF THE TRANSFORMER/SWITCHEAR.

**WILSON**  
& COMPANY  
4900 LANG AVENUE NE  
ALBUQUERQUE, NEW MEXICO  
87109  
(505) 348-4000  
SHEET 2 OF 3  
WCEA PROJECT NO. X1-218-025

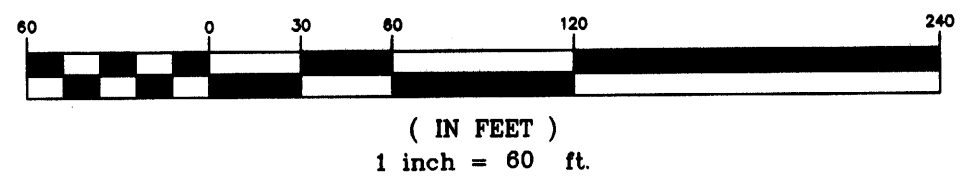
PLAT OF  
**LOT 8-A, BLOCK 7**  
**VOLCANO CLIFFS SUBDIVISION, UNIT 2**  
 AND  
**LOTS 10-A, 17-A & TRACT A, BLOCK 7**  
**VOLCANO CLIFFS SUBDIVISION, UNIT 5**  
 WITHIN SECTION 27  
 TOWNSHIP 11 NORTH, RANGE 2 EAST, N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 DECEMBER 2003

**GENERAL NOTE:**

STREET CENTERLINE MONUMENTATION SHOWN THUS, , MARKED BY (4") ALUMINUM CAP STAMPED "CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION MARKED "DO NOT DISTURB PS 14733".



GRAPHIC SCALE



LINE TABLE		
LINE	BEARING	DISTANCE
L1	N36°24'32"W	28.91'
L2	S87°20'55"W	77.56'
L3	S48°31'06"E	51.13'
L4	N00°23'25"E	29.63'
L5	N00°17'45"E	2.97'
L6	N00°17'45"E	62.22'

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	CHORD LENGTH	CHORD BEARING	TANGENT
C1	38.54'	57.00'	38°44'09"	37.81'	N18°58'39"W	20.04'
C2	18.65'	20.00'	53°26'10"	17.98'	N47°52'16"E	10.07'
C3	79.45'	112.00'	40°38'47"	77.80'	N54°15'58"E	41.48'
C4	54.62'	58.60'	53°24'21"	52.66'	N60°38'44"E	29.47'
C5	52.97'	57.00'	53°14'45"	51.09'	N26°55'07"E	28.57'
C6	97.50'	104.60'	53°24'21"	94.00'	S60°38'44"W	52.61'
C7	52.75'	20.65'	146°21'11"	39.54'	N72°52'50"W	68.31'
C8	21.02'	25.00'	48°11'03"	20.41'	S29°26'49"W	11.18'
C9	72.97'	50.00'	83°37'14"	66.67'	N36°27'30"W	44.72'
C10	28.44'	50.00'	32°35'11"	28.06'	S85°26'17"W	14.61'
C11	10.17'	32.00'	18°12'13"	10.12'	S78°14'48"W	5.13'
C12	21.03'	25.00'	48°11'23"	20.41'	S77°38'11"W	11.18'
C13	164.17'	50.00'	188°07'21"	99.75'	N88°42'33"W	704.21'
C14	70.33'	89.00'	45°16'49"	68.52'	N56°34'58"E	37.12'
C15	76.06'	81.60'	53°24'20"	73.33'	N60°38'44"E	41.04'
C16	23.89'	50.00'	27°22'20"	23.66'	S10°54'56"W	12.18'
C17	38.87'	50.00'	44°32'36"	37.90'	S46°52'24"W	20.48'

**WILSON & COMPANY**

4900 LANG AVENUE NE  
 ALBUQUERQUE, NEW MEXICO  
 87109  
 (505) 348-4000

**SHEET 3 OF 3**  
 WCEA PROJECT NO. X1-218-025

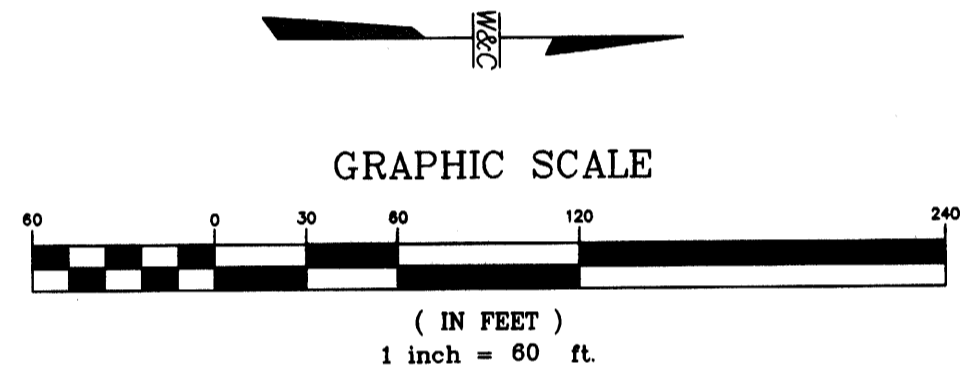
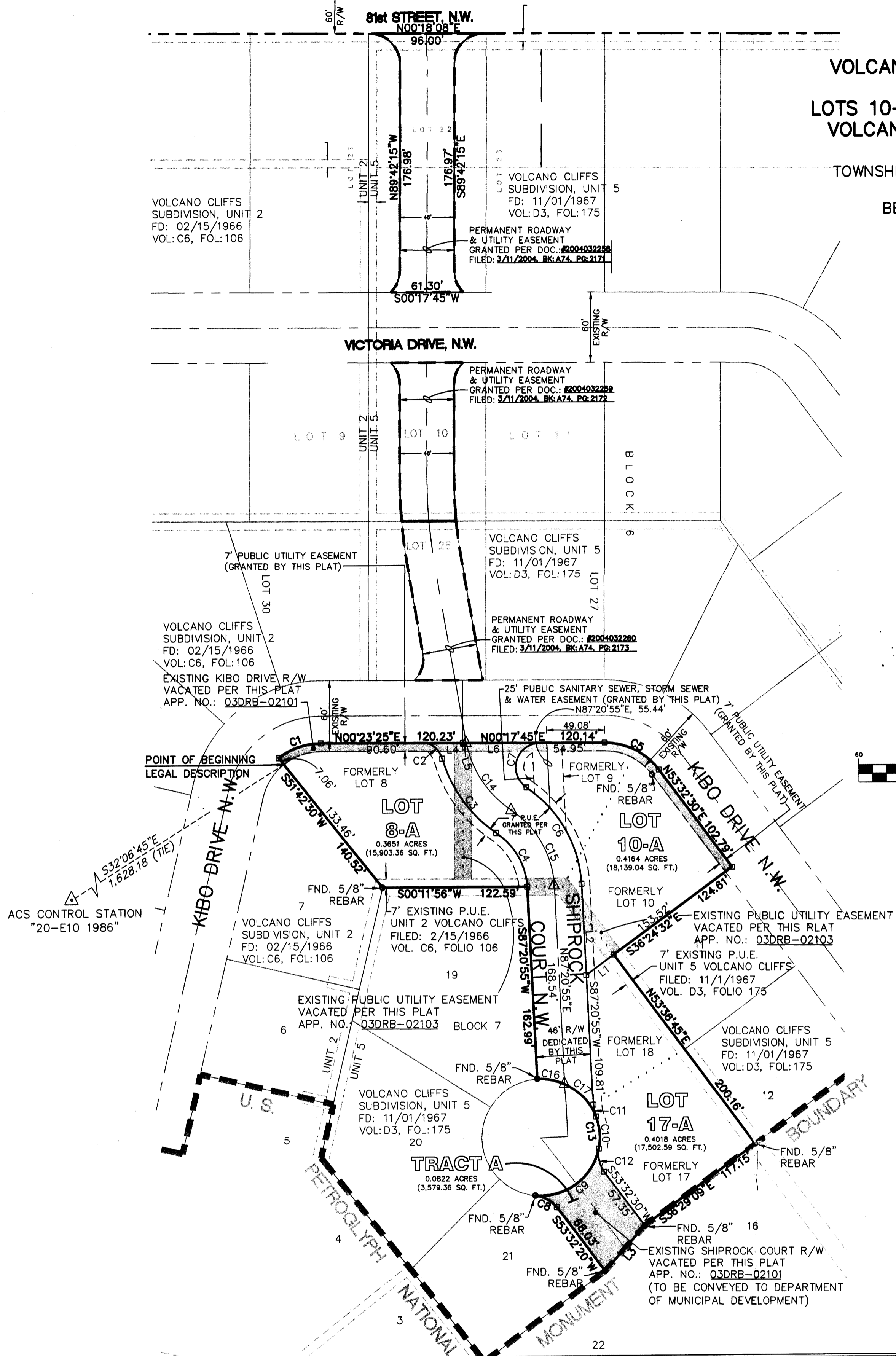
Layout Name: Sheet 3 of 3  
 Drawing Name: SX1218025EsmtBase3.dwg  
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Plot By: paj

PLAT OF  
**LOT 8-A, BLOCK 7**  
**VOLCANO CLIFFS SUBDIVISION, UNIT 2**  
 AND  
**LOTS 10-A, 17-A & TRACT A, BLOCK 7**  
**VOLCANO CLIFFS SUBDIVISION, UNIT 5**  
 WITHIN SECTION 27  
 TOWNSHIP 11 NORTH, RANGE 2 EAST, N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 DECEMBER 2003

**GENERAL NOTE:**

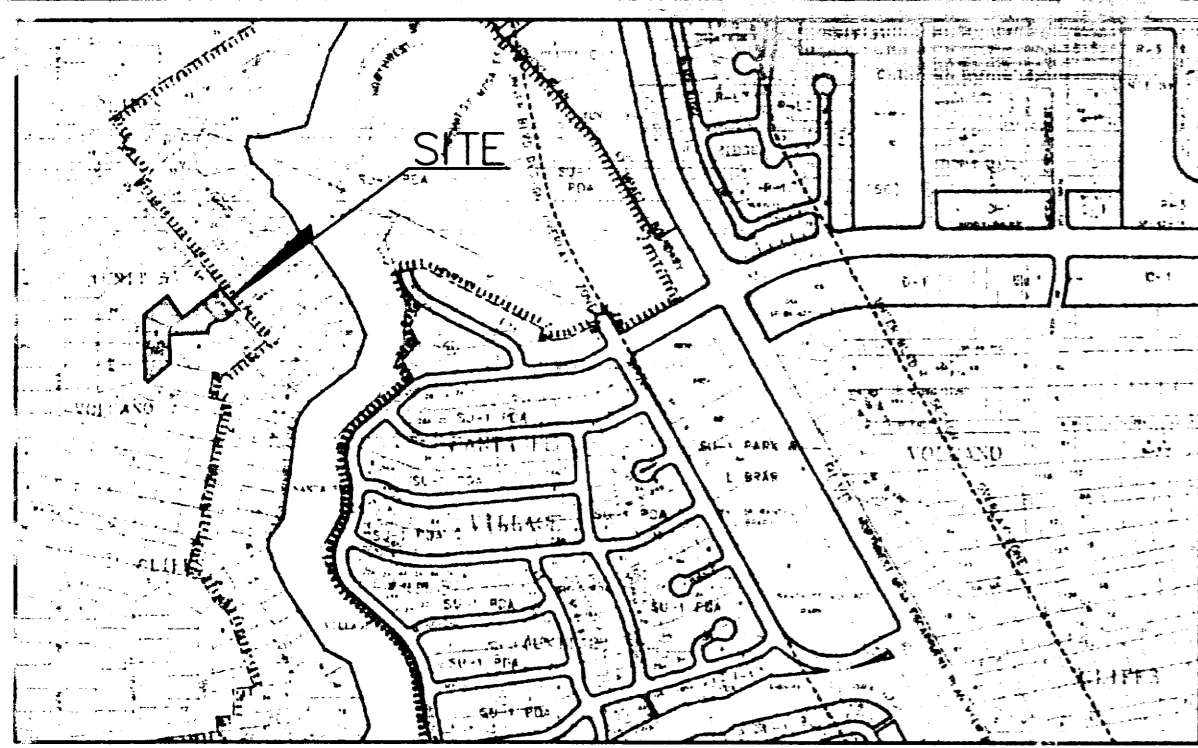
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LINE TABLE		
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C17	38.87'	50.00'	44°32'36"	37.90'	S46°52'24"W	20.48'

AGIS



VICINITY MAP NOT TO SCALE

ZONE ATLAS INDEX NO. E-10-Z

SUBDIVISION DATA:

ZONE ATLAS INDEX NO.: E-10-Z
D.R.B. CASE NO.:
COUNTY CASE NO.: N/A
TOTAL NUMBER OF LOTS EXISTING: 5
GROSS SUBDIVISION AREA: 1.5429 ACRES 1.6117 ACRES
TALOS LOG NO. 2004161475
D.R.B. APPLICATION NO.:
DATE OF SURVEY: March 2003
TOTAL NUMBER OF LOTS CREATED: 3
TOTAL MILES OF STREETS CREATED: 0.058

NOTES:

- 1. ACS CONTROL STATION "3-E10 1969" DATA: STANDARD CITY OF ALBUQUERQUE BRASS CAP FOUND IN PLACE SET IN TOP OF CONCRETE POST PROJECTING 0.30 FT. ABOVE GROUND...
2. ACS CONTROL STATION "20-E10 1986" DATA: 3-1/4" ALUMINUM CAP FOUND IN PLACE FASTENED TO A PIPE 0.25 FEET ABOVE GROUND...
3. FIELD SURVEY PERFORMED IN MARCH 2003.
4. BEARINGS ARE NEW MEXICO STATE PLANE GRID BASED ON A LINE FROM "ACS 3-E10" TO "ACS 20-E10", BEARING = S.01°08'51"E.
5. ALL DISTANCES ARE GROUND DISTANCES.
6. CORNERS IDENTIFIED AS "SET", ARE 5/8" REBAR WITH CAP STAMPED "PS14733", AND SHOWN AS [Symbol], UNLESS OTHERWISE INDICATED.

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

UNIT 5, LOT 17, BLOCK 7
UNIFORM PROPERTY CODE: 101006209024030815
OWNER OF RECORD: WILLIAM A. & MINER PAULA F. RICE

UNIT 5, LOT 18, BLOCK 7
UNIFORM PROPERTY CODE: 10100627923530814
OWNER OF RECORD: STEVEN J. MEIRO

UNIT 5, LOT 10, BLOCK 7
UNIFORM PROPERTY CODE: 10100620672390822
OWNER OF RECORD: JAMES D. KIRBY

UNIT 5, LOT 9, BLOCK 7
UNIFORM PROPERTY CODE: 101006206323030823
OWNER OF RECORD: STEVEN J. MEIRO

UNIT 2, LOT 8, BLOCK 7
UNIFORM PROPERTY CODE: 101006207021730801
OWNER OF RECORD: BRIAN OR MARIA KELLY

BERNALILLO COUNTY TREASURES OFFICE:

Layout Name: Sheet 1 of 3
Drawing Name: SX1218025EsmtBase3.dwg
NETWORK ADDRESS: X:\Public\PROJECTS\X1218025\s\Easements\ Plot By: amt

FREE CONSENT AND DEDICATION:

THE REPLAT AS SHOWN HEREON AND NOW COMPRISING LOTS 8-A, 10-A & 17-A, BLOCK 7, VOLCANO CLIFFS SUBDIVISION, UNITS 2 & 5, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S). EXISTING PUBLIC UTILITY EASEMENTS SHOWN HEREON FOR THE COMMON AND JOINT USE OF GAS AND ELECTRIC POWER AND COMMUNICATION SERVICES FOR BURIED 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(S) AND/OR PROPRIETOR(S) DO HEREBY CERTIFY THAT THIS SUBDIVISION IS THEIR ACT AND DEED. SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY DEDICATE ALL STREETS AND PUBLIC RIGHTS OF WAY SHOWN HEREON TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS. EASEMENTS GRANTED AS SHOWN HEREON WITH SAME STIPULATIONS AS LISTED ABOVE FOR EXISTING UTILITIES.

DISCLOSURE STATEMENT:

THE PURPOSE OF THIS PLAT IS TO ELIMINATE LOT LINES, CREATE THREE NEW LOTS, VACATE PUBLIC STREET RIGHT OF WAY, DEDICATE RIGHT OF WAY FOR SHIPROCK COURT AND GRANT ADDITIONAL EASEMENTS. AND CREATE TRACT A.

OWNER(S) AND/OR PROPRIETOR(S)

LOT 17-A
FORMERLY: LOT 17, BLOCK 7, UNIT 5 VOLCANO CLIFFS SUBDIVISION
William A. Rice & Paula F. Minor
WILLIAM A. RICE MINER, PAULA F. RICE on
6812 ASTAIR 6812 ASTAIR
ALBUQUERQUE, NM 87120 ALBUQUERQUE, NM 87120

ACKNOWLEDGMENT

STATE OF New Mexico )
COUNTY OF Bernalillo ) SS.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 13th DAY OF December, 2003, FOR AND ON THE BEHALF OF William A. Rice & Paula F. Minor

BY: William A. Rice & Paula F. Minor

NOTARY PUBLIC: Barbara A. Mueller - see seal below

MY COMMISSION EXPIRES: 11-3-04

OWNER(S) AND/OR PROPRIETOR(S)

LOT 8-A
FORMERLY: LOT 8, BLOCK 7, UNIT 2 VOLCANO CLIFFS SUBDIVISION
Brian Kelly & Maria Kelly
BRIAN KELLY MARIA KELLY
1306 FRUIT 1306 FRUIT
ALBUQUERQUE, NM 87102 ALBUQUERQUE, NM 87102
4 BK 4 MK

ACKNOWLEDGMENT

STATE OF New Mexico )
COUNTY OF Bernalillo ) SS.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 14th DAY OF December, 2003, FOR AND ON THE BEHALF OF Brian Kelly & Maria Kelly

BY: Brian Kelly & Maria Kelly

NOTARY PUBLIC: Barbara A. Mueller - see seal below

MY COMMISSION EXPIRES: 11-3-04

(CONTINUED ON SHEET 2 OF 3)

INDEXING INFORMATION FOR COUNTY CLERK

OWNER: VARIOUS
SECTION: 27
SUBDIVISION NAME: VOLCANO CLIFFS SUBDIVISION UNITS 2 & 5

2004681799
Page: 1 of 3
06/11/2004 02:58P
Bk-2094C Pg-188

PLAT OF
LOT 8-A, BLOCK 7
VOLCANO CLIFFS SUBDIVISION, UNIT 2
AND
LOTS 10-A, 17-A & TRACT A, BLOCK 7
VOLCANO CLIFFS SUBDIVISION, UNIT 5
WITHIN SECTION 27
TOWNSHIP 11 NORTH, RANGE 2 EAST, N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
DECEMBER 2003

UTILITY APPROVALS: APPLICATION No. 04DRB-00660

PNM ELECTRIC SERVICES 5-18-04
PNM GAS SERVICES 5-28-04
QWEST TELECOMMUNICATIONS 6-3-04
COMCAST 6-3-04
NEW MEXICO UTILITIES N/A

CITY APPROVALS: PROJECT No. 1002984

CITY SURVEYOR 4-14-04
REAL PROPERTY DIVISION 5-28-04
TRAFFIC ENGINEERING & TRANSPORTATION DIVISION 5-12-04
UTILITIES DEVELOPMENT 5/12/04
PARKS AND RECREATION DEPARTMENT 5/12/04
AMAFCA 5/12/04
CITY ENGINEER 5/12/04
CHAIRPERSON, PLANNING DEPARTMENT 4/11/04

SURVEYOR'S CERTIFICATION:

I, CHRISTOPHER S. CROSHAW, A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION; MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE; SHOWS ALL EASEMENTS MADE KNOWN TO ME BY THE OWNER(S), UTILITY COMPANIES, OR OTHER PARTIES EXPRESSING AN INTEREST; IS CORRECT AND TRUE TO THE BEST OF MY BELIEF AND KNOWLEDGE AND THAT THIS SURVEY AND PLAT MEET THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND SURVEYORS EFFECTIVE OCTOBER 1, 2000.

Christoph S. Croshaw
CHRISTOPHER S. CROSHAW, NMPLS NO. 14733
30 March 2004
DATE



WILSON & COMPANY
4900 LANG AVENUE NE
ALBUQUERQUE, NEW MEXICO 87109
(505) 348-4000

SHEET 1 OF 3
WCEA PROJECT NO. X1-218-025

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC. See Attached
PROPERTY OWNER OF RECORD: Kelly, Maria, Rice, Kirby
COUNTY TREASURER'S OFFICE: Danny Vajz D & 11 June 04





2004081799  
6995291  
Page: 2 of 3  
06/11/2004 02:50P  
Bk-2004C Pg-188

PLAT OF  
LOT 8-A, BLOCK 7  
VOLCANO CLIFFS SUBDIVISION, UNIT 2  
AND  
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BERNALILLO COUNTY, NEW MEXICO  
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**FREE CONSENT AND DEDICATION:**

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**LEGAL DESCRIPTION**

A CERTAIN PARCEL OF LAND LYING SITUATE WITHIN SECTION 27, TOWNSHIP 11 NORTH, RANGE 2 EAST OF THE NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, BEING COMPRISED OF THE FOLLOWING LOTS AS SHOWN AND DESIGNATED IN:  
VOLCANO CLIFFS SUBDIVISION, UNIT NO. 2, AS THE SAME IS SHOWN AND DESIGNATED ON SAID PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY ON FEBRUARY 15, 1966 IN VOLUME: C6, FOLIO: 106, BEING LOT 8, BLOCK 7, TOGETHER WITH,  
VOLCANO CLIFFS SUBDIVISION, UNIT NO. 5, AS THE SAME IS SHOWN AND DESIGNATED ON SAID PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY ON NOVEMBER 1, 1967 IN VOLUME: D3, FOLIO: 175, BEING LOTS 9, 10, 17 AND 18, BLOCK 7,  
TOGETHER WITH, SHIPROCK PLACE NW, HEREIN VACATED AND BEING A PORTION OF SAID VOLCANO CLIFFS SUBDIVISION, UNIT 5, AS THE SAME IS SHOWN AND DESIGNATED ON SAID PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY ON NOVEMBER 1, 1967 IN VOLUME: D3, FOLIO: 175,  
TOGETHER WITH, KIBO DRIVE NW, HEREIN VACATED AND BEING A STRIP PORTION OF SAID VOLCANO CLIFFS SUBDIVISIONS, UNITS 2 AND 5;  
SAID COMPRISED PARCEL BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE POINT ON THE SOUTHEASTERLY LINE OF SAID PARCEL HEREIN DESCRIBED, BEING A POINT ON THE EXISTING NORTHEASTERLY RIGHT OF WAY LINE OF KIBO DRIVE NW, SAID POINT ALSO BEING THE SOUTHWESTERLY CORNER OF LOT 7, BLOCK 7, UNIT 2; WHENCE, THE A.C.S. SURVEY CONTROL MONUMENT IDENTIFIED AS "20-E10 1986", WITH NEW MEXICO STATE PLANE COORDINATE VALUES BEING X=358,881.17 AND Y=1,509,204.34, A STANDARD A.C.S. BRASS CAP, IN PLACE, BEARS, S.32°06'45"E., A DISTANCE OF 1,628.18 FEET; THENCE, FROM SAID POINT OF BEGINNING, LEAVING SAID EXISTING NORTHEASTERLY RIGHT OF WAY LINE AND ALONG THE NEW NORTHEASTERLY RIGHT OF WAY LINE (FOR THE NEXT FOUR (4) COURSES),

S.51°42'30"W., A DISTANCE OF 7.06 FEET TO A POINT ON A CURVE; THENCE,

NORTHWESTERLY, 38.54 FEET ALONG A CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 38°44'09" (SAID CURVE HAVING A RADIUS OF 57.00 FEET AND A CHORD WHICH BEARS N.18°58'39"W., 37.81 FEET) TO A POINT OF TANGENCY; THENCE,

N.00°23'25"E., A DISTANCE OF 120.23 FEET TO AN ANGLE POINT; THENCE,

N.00°17'45"E., A DISTANCE OF 120.14 FEET TO A POINT OF CURVATURE, BEING A POINT ON THE NEW SOUTHEASTERLY RIGHT OF WAY LINE OF SAID KIBO DRIVE NW; THENCE, ALONG SAID NEW SOUTHEASTERLY RIGHT OF WAY LINE (FOR THE NEXT THREE (3) COURSES),

NORTHEASTERLY, 52.97 FEET ALONG A CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 53°14'45" (SAID CURVE HAVING A RADIUS OF 57.00 FEET AND A CHORD WHICH BEARS N.26°55'07"E., 51.09 FEET) TO A POINT OF TANGENCY; THENCE,

N.53°32'30"E., A DISTANCE OF 102.79 FEET TO AN ANGLE POINT; THENCE, LEAVING SAID SOUTHEASTERLY RIGHT OF WAY LINE OF SAID KIBO DRIVE NW (EXCEPT FOR THE FIRST SEVEN (7) FEET),

S.36°24'32"E., A DISTANCE OF 124.61 FEET TO AN ANGLE POINT, BEING THE MOST SOUTHERLY CORNER OF SAID LOT 11, UNIT 5, BLOCK 7; THENCE,

N.53°36'45"E., A DISTANCE OF 200.16 FEET TO AN ANGLE POINT, BEING THE MOST EASTERLY CORNER OF SAID LOT 12, UNIT 5, BLOCK 7; THENCE,

S.36°29'09"E., A DISTANCE OF 117.15 FEET TO AN ANGLE POINT, BEING A POINT ON THE EXISTING NORTHWESTERLY RIGHT OF WAY LINE OF SHIPROCK PLACE NW; THENCE, LEAVING SAID NORTHWESTERLY RIGHT OF WAY LINE,

S.48°31'06"E., A DISTANCE OF 51.13 FEET TO AN ANGLE POINT, BEING A POINT ON THE SOUTHEASTERLY RIGHT OF WAY LINE OF SAID SHIPROCK PLACE NW; THENCE, ALONG SAID EXISTING SOUTHEASTERLY RIGHT OF WAY LINE,

S.53°32'20"W., A DISTANCE OF 68.03 FEET TO A POINT OF CURVATURE; THENCE,

SOUTHWESTERLY, 21.02 FEET ALONG A CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 48°11'03" (SAID CURVE HAVING A RADIUS OF 25.00 FEET AND A CHORD WHICH BEARS S.29°26'49"W., 20.41 FEET) TO A POINT OF CUSP; THENCE, LEAVING SAID NORTHWESTERLY RIGHT OF WAY LINE OF SHIPROCK COURT NW,

NORTHWESTERLY, 164.17 FEET ALONG A CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 188°07'21" (SAID CURVE HAVING A RADIUS OF 50.00 FEET AND A CHORD WHICH BEARS N.88°42'33"W., 99.75 FEET) TO A POINT OF NON-TANGENCY; THENCE, LEAVING SAID RIGHT OF WAY LINE,

S.87°20'55"W., A DISTANCE OF 162.99 FEET TO AN ANGLE POINT; THENCE,

S.00°11'56"W., A DISTANCE OF 122.59 FEET TO AN ANGLE POINT, BEING THE MOST NORTHERLY CORNER OF SAID LOT 7, UNIT 2, BLOCK 7; THENCE,

S.51°42'30"W., A DISTANCE OF 133.46 FEET TO THE POINT OF BEGINNING AND CONTAINING AN AREA OF 1.6117 ACRES, MORE OR LESS (70,204.96 SQ.FT., MORE OR LESS).

LEGAL DESCRIPTION PREPARED BY CHRISTOPHER S. CROSHAW, N.M.R.P.S. NO. 14733.

**UTILITY COMPANY APPROVAL(S):**

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE NOT EXCLUSIVE AND ARE GRANTED FOR THE COMMON AND JOINT USE OF THE UTILITIES DESIGNATED ON THIS PLAT, THEIR SUCCESSORS AND ASSIGNS, AND FOR THE USE OF ANY OTHER PUBLIC UTILITIES WHOSE USE OF SAID EASEMENT IS DEEMED TO BE IN THE PUBLIC INTEREST. P.N.M. GAS & ELECTRIC SERVICES DISCLAIMER: IN APPROVING THIS PLAT, PNM ELECTRIC SERVICES AND GAS SERVICES (PNM) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON. CONSEQUENTLY, PNM DOES NOT WAIVE NOR RELEASE ANY EASEMENT OR EASEMENT RIGHTS WHICH MAY HAVE BEEN GRANTED BY PRIOR PLAT, REPLAT OR OTHER DOCUMENT WHICH ARE NOT SHOWN ON THIS PLAT.

**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:  
1. PNM ELECTRIC SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, POLES AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE  
2. PNM GAS SERVICES FOR INSTALLATION, MAINTENANCE AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS.  
3. U.S. WEST FOR INSTALLATION, MAINTENANCE AND SERVICE OF ALL BURIED COMMUNICATION LINES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE-GROUND PEDESTALS AND CLOSURES.  
4. COMCAST DIGITAL CABLE FOR INSTALLATION, MAINTENANCE AND SERVICE OF SUCH UNDERGROUND 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 TO FREE ACCESS TO, FROM AND ABOVE 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 (ABOVE GROUND OR SUBSURFACE), HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURE SHALL BE ERRECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR OR ANY WELL SHALL BE DRILLED OR OPERATED THEREON, PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRIC 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 OF THE TRANSFORMER/SWITCHGEAR.

OWNER(S) AND/OR PROPRIETOR(S)  
LOT 10-A  
FORMER: LOT 9, LOT 10 & LOT 18, BLOCK 7, UNIT 5 VOLCANO CLIFFS SUBDIVISION  
STEVEN J. METRO

St J Metro  
STEVEN J. METRO  
4900 LANG AVE. NE  
ALBUQUERQUE, NM 87109

**ACKNOWLEDGMENT**

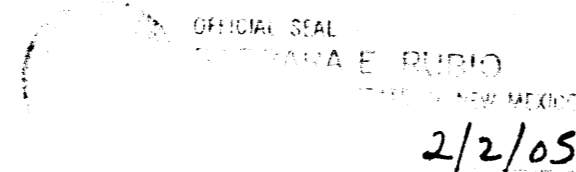
STATE OF New Mexico )  
COUNTY OF Bernalillo ) SS.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 13 DAY OF April, 2004 FOR AND ON THE BEHALF OF Steve Metro

BY: Barbara E. Pulio

NOTARY PUBLIC: Barbara E. Pulio

MY COMMISSION EXPIRES: February 2, 2005

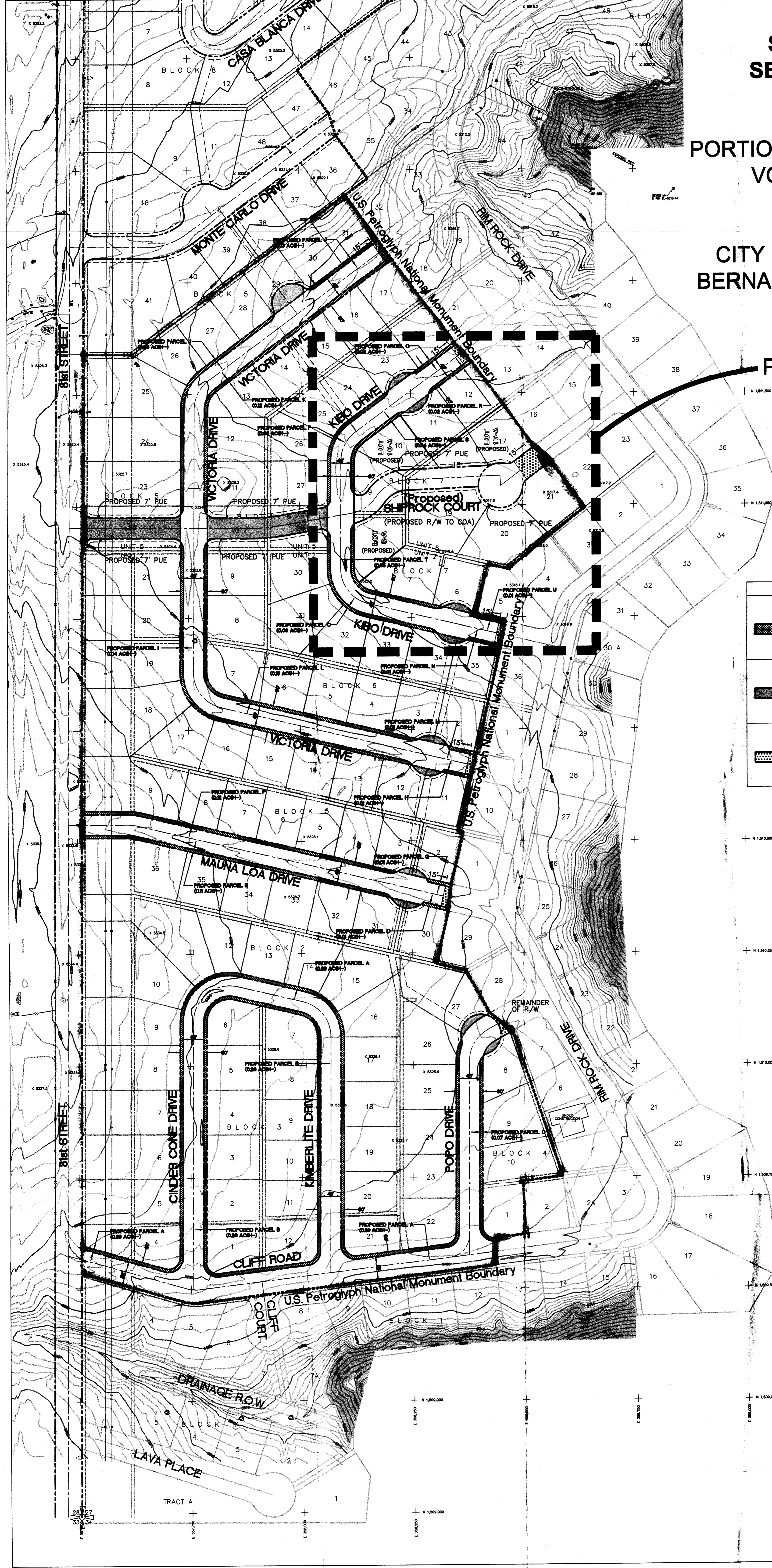


**SKETCH PLAT  
SEPTEMBER 2003**

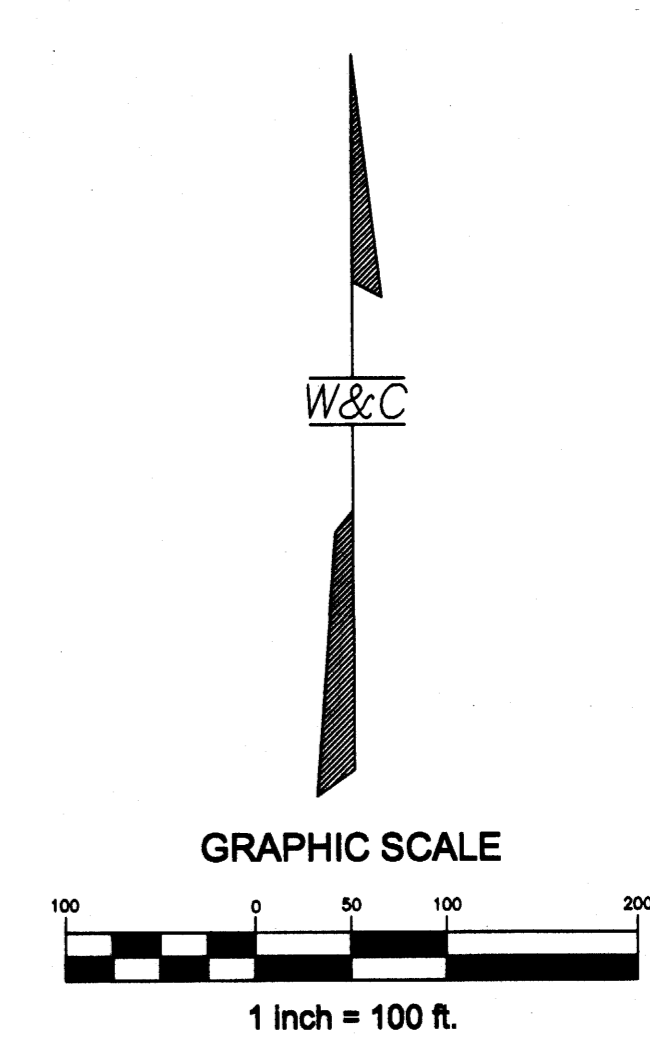
**WITHIN  
PORTIONS OF UNITS 2 AND 5  
VOLCANO CLIFFS  
SUBDIVISION**

**CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW  
MEXICO**

**Proposed Separate Replat**



LEGEND	
	ROAD RIGHT OF WAY TO BE VACATED (TO BECOME NEIGHBORHOOD ASSOCIATION PROPERTY / PUBLIC UTILITY EASEMENT)
	PROPOSED PERMANENT ROAD EASEMENT (GRANTED BY SEPARATE DOCUMENT)
	ROAD RIGHT OF WAY TO BE VACATED (TO BECOME CITY OF ALBUQUERQUE OPEN SPACE)




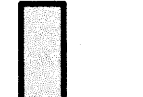
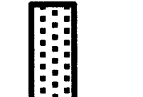
**WILSON  
& COMPANY**  
4900 LANG AVENUE N.E.  
ALBUQUERQUE, NEW MEXICO  
87109  
(505) 348-4000

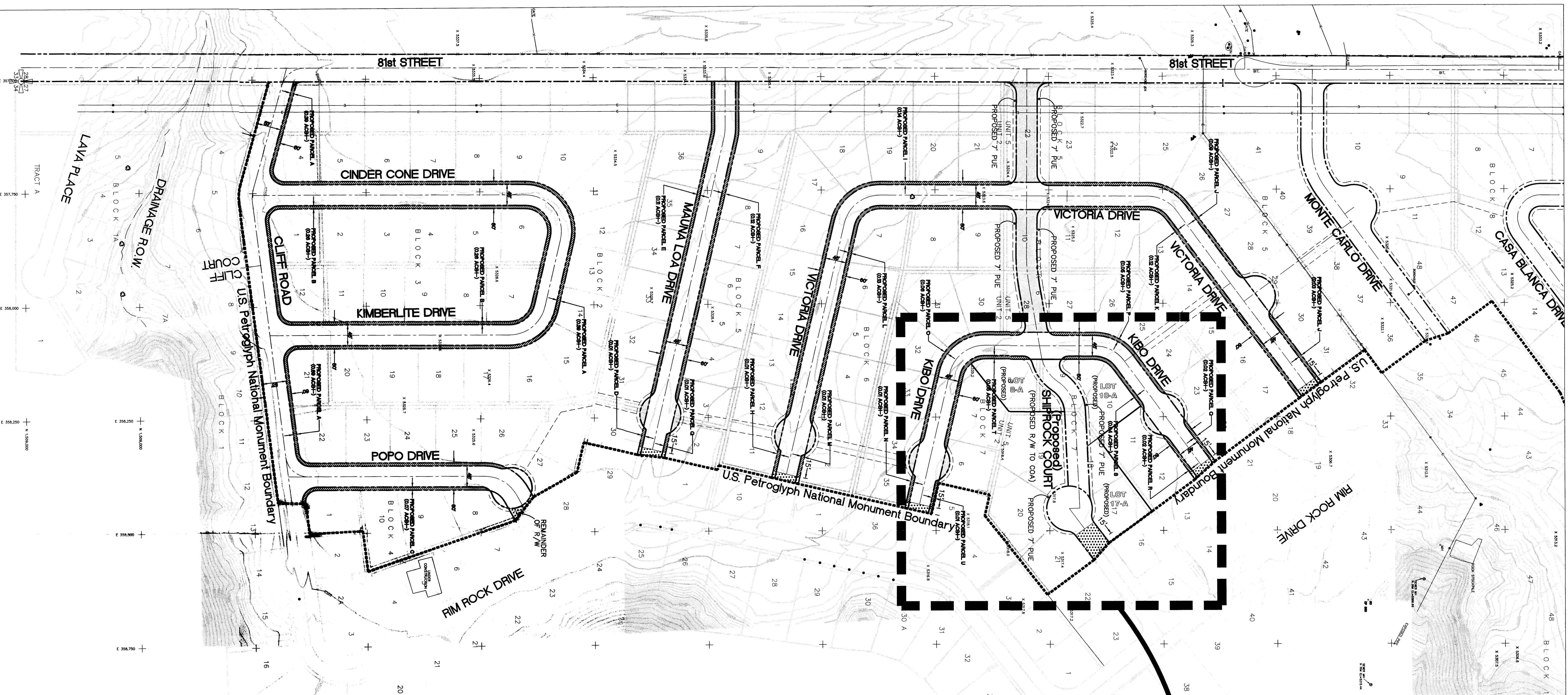
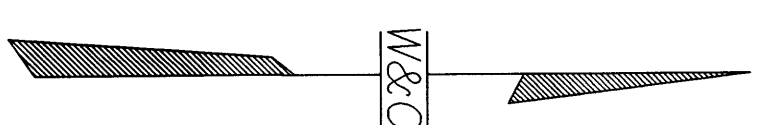
**SKETCH PLAT  
SEPTEMBER 2003**

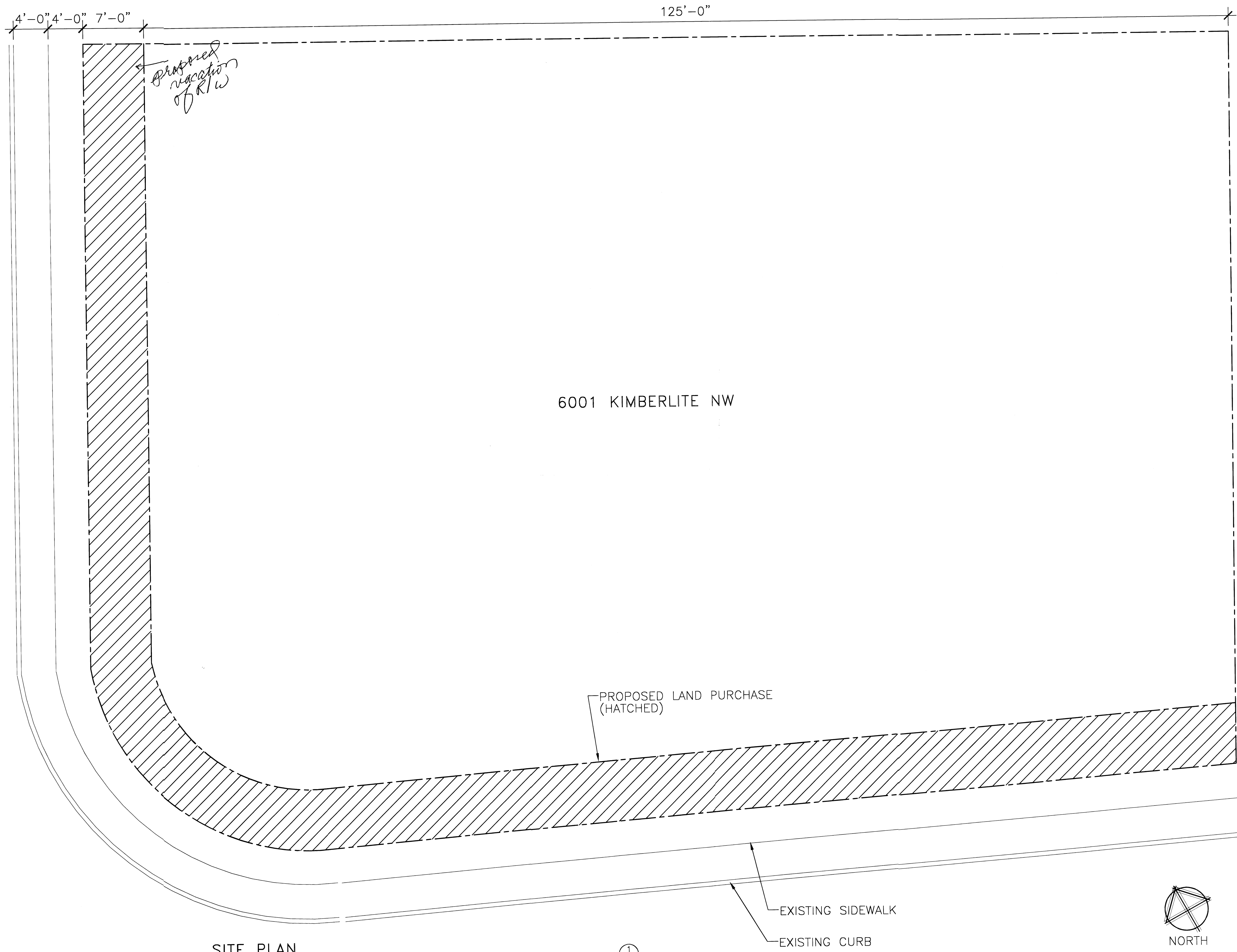
**WITHIN  
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SUBDIVISION**

**CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW  
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6001 KIMBERLITE NW

PROPOSED LAND PURCHASE  
(HATCHED)

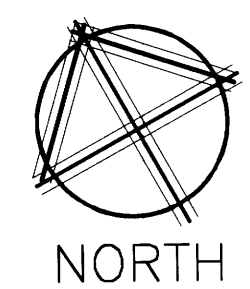
EXISTING SIDEWALK

EXISTING CURB

SITE PLAN

SCALE: 60:1

1  
C1



KMS PROPERTIES, LLC  
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building requirements

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NEW HOME DESIGN FOR  
**ASHANIN - POWERS RESIDENCE**  
**6001 KIMBERLITE NW**  
ALBUQUERQUE  
NEW MEXICO

JOB TITLE:

**SITE/BOISE PLAN**

SHEET TITLE:

THIS DRAWING IS THE PROPERTY OF  
KMS PROPERTIES, LLC.  
USE OF THIS DRAWING WITHOUT  
THE WRITTEN CONSENT OF THE  
DESIGNER HAS CERTAIN LEGAL  
CONSEQUENCES. CONTACT THE  
DESIGNER BEFORE USING THIS  
DRAWING.

REVISIONS:


SHEET NO: **C1**  
STATUS: 95% CD'S  
JOB NO. 0005  
DATE: 8/27/06

VACATION  
**EXHIBIT B**  
Date **10/25/06**

© 2006  
KMS PROPERTIES, LLC

**ROOF NOTES:**

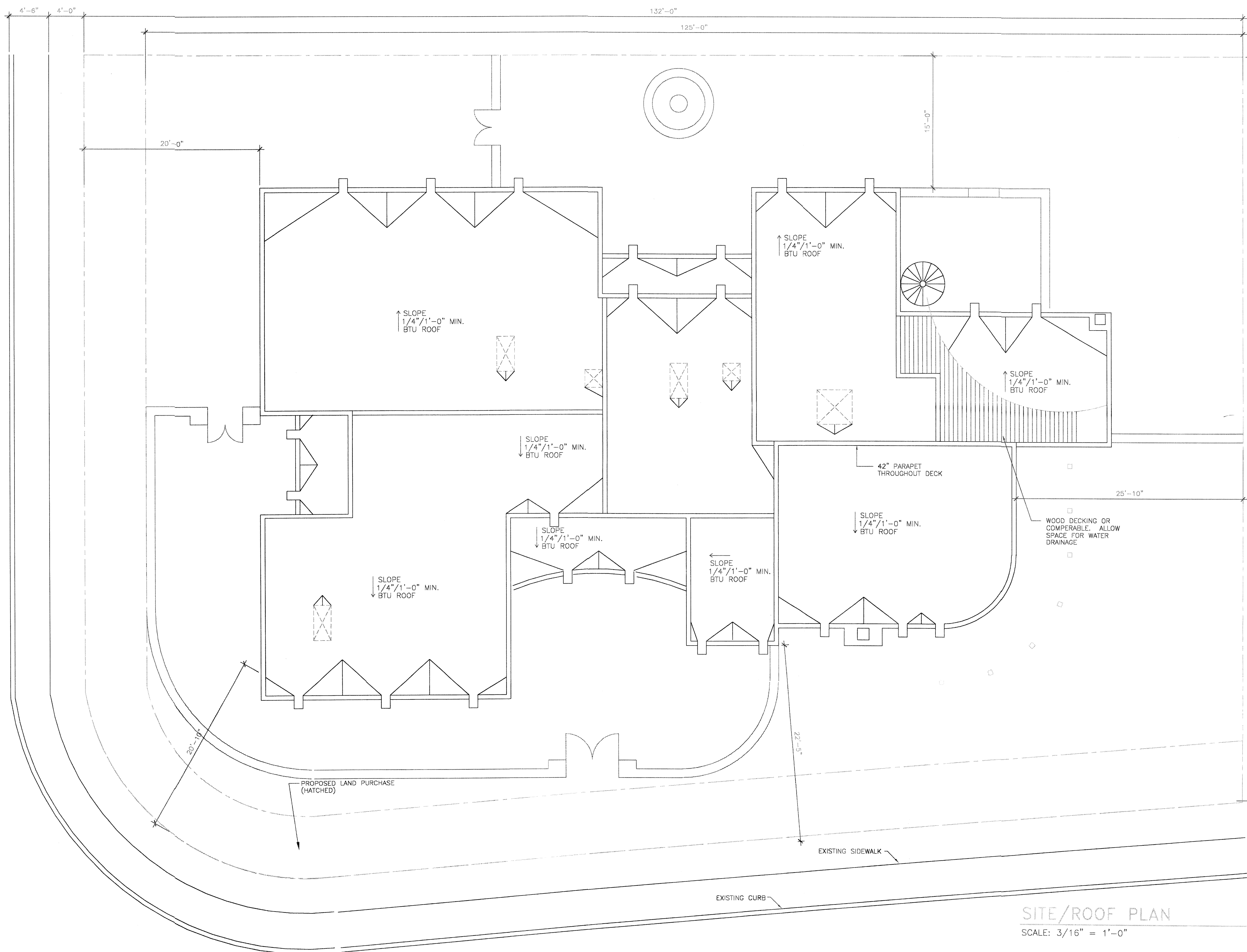
1. PROVIDE GALV. MTL. ROOF JACKS AND STORM COLLARS @ ALL MECH. EQUIP. PENETRATIONS (I.E. EXHAUST FANS, GAS VENTS, COMBUSTION AIR, ETC). ALL CURBS, JACKS, ETC. TO BE 8" MIN. ABOVE ROOF.
2. ALL SLOPES AND CRICKETS TO BE FORMED WITH 7/16" O.S.B AND 2 X WOOD

**GENERAL NOTES:**

1. ALL CONSTRUCTION SHALL BE IN STRICT COMPLIANCE WITH ALL PROVISIONS OF APPLICABLE BUILDING CODES. CODE COMPLIANCE SHALL BE THE RESPONSIBILITY OF THE SUBCONTRACTORS. IN CASE OF CONFLICT BETWEEN THE DRAWINGS AND APPLICABLE CODES OR CONFLICT WITHIN THE DRAWINGS THE MOST STRINGENT REQUIREMENT SHALL APPLY.
2. CONTRACTORS SHALL PROVIDE A SAFE AND CLEAN WORK ENVIRONMENT AT ALL TIMES. EACH CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING A CLEAN AND SAFE WORK AREA.

**SITE NOTES:**

1. SOILS COMPACTION @ CONSTRUCTION AREA SHALL BE: FOOTINGS TO 95% COMPACTION UNDER SLABS TO 90% COMPACTION DRIVEWAY TO 90% COMPACTION W/ CRSHR FINE GRAVEL OVER PIT RUN AND EACH LAYER SHALL BE COMPACTED
2. BACKFILL SHALL BE PLACED IN 8" LAYERS
3. FINISH GRADES TO BE 6" BELOW TOP OF SLAB OR TOP OF BLOCK WHICHEVER IS HIGHER. SLOPE ALL FIN. GRADES @ MIN. 1/4"/FT. AWAY FROM ALL EXTERIOR SURFACES OF THE BLDG.
4. VERIFY ALL EXISTING CONDITIONS IN THE FIELD.
5. WORK REVISED (FINISH GRADES) EVENLY AND SMOOTHLY INTO EXISTING GRADE @ EDGES OF GRADING AREAS.
6. PROTECT FOR DAMAGE ALL EXISTING VEGETATION BEYOND IMMEDIATE CONSTRUCTION AREA.
7. SITE UTILITIES - CONTRACTOR TO PROVIDE UNDERGROUND UTILITIES (POWER, GAS, PHONE, CABLE TV, WATER) FROM EXISTING LOCATIONS. VERIFY TRENCH LOCATION PRIOR TO DIGGING. AVOID ALL EXIST TREES
8. GRAVEL TO BE PLACED ON PERIMETER OF BLDG.



**SHEET INDEX**

C1	SITE PLAN, ROOF PLAN
A1	BASEMENT FOUNDATION AND FLOOR PLAN
A2	FOUNDATION PLAN AND DETAILS
A3	FLOOR PLAN
A4	FRAMING PLANS
A5	ELEVATIONS
A6	FIRST LEVEL ELECTRICAL PLAN
A7	BASEMENT ELECTRICAL PLAN AND DETAILS

**DATA**

HEATED SQUARE FOOTAGE	= 2830
UNHEATED SQUARE FOOTAGE (GARAGE)	= 670
BASEMENT SQUARE FOOTAGE	= 1582
PORTALS SQUARE FOOTAGE	= 556
LOT SIZE	= 11,700SF +/-
NON OPEN AREA	= 7653SF +/-
(POWER, GAS, PHONE, CABLE TV, WATER) FROM EXISTING LOCATIONS	
VERIFY TRENCH LOCATION PRIOR TO DIGGING. AVOID ALL EXIST TREES	
BUILDING COVERAGE	= 58%
OPEN SPACE	= 42%
POSSIBLE LAND PURCHASE SF	= 14595F +/-

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NEW HOME DESIGN FOR  
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NEW MEXICO

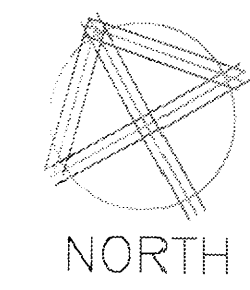
**SITE/ROOF PLAN**

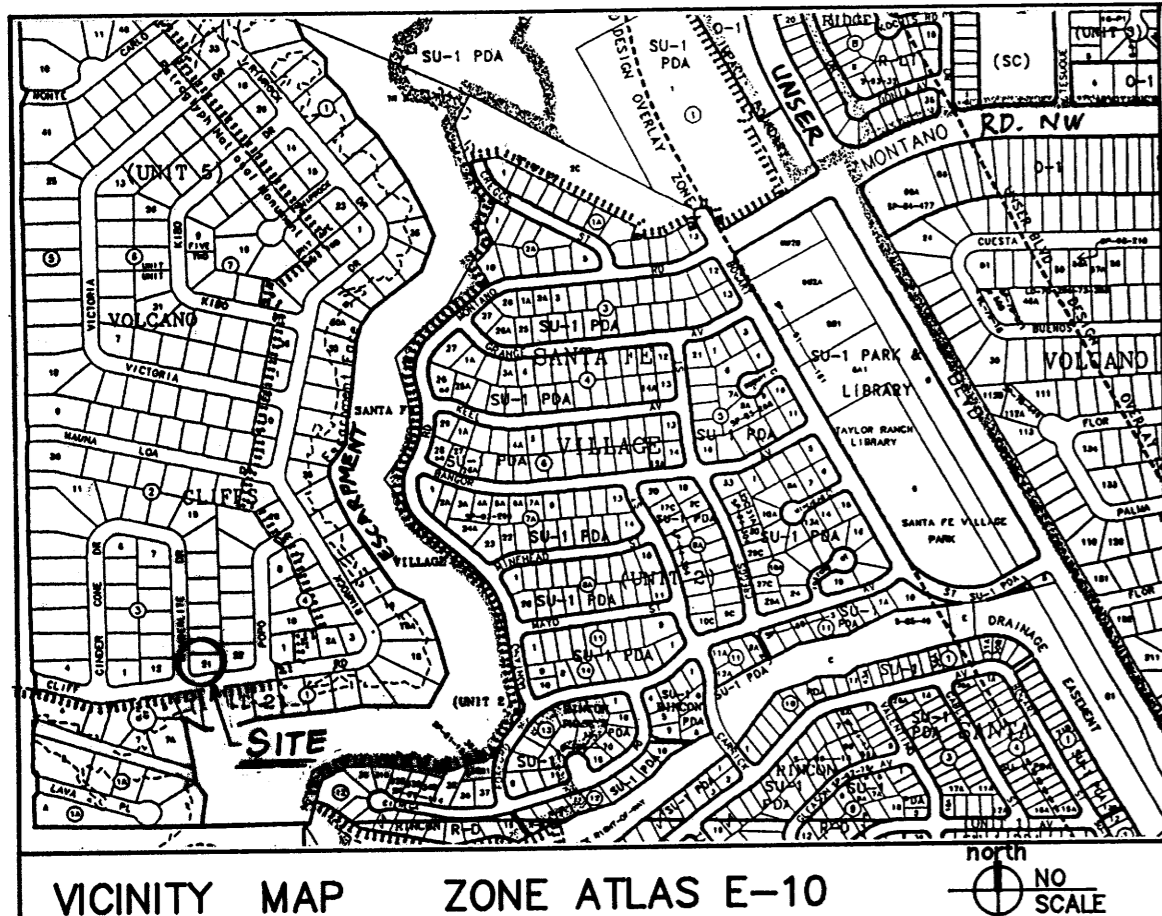
THIS DRAWING IS THE PROPERTY OF KMS PROPERTIES, LLC. USE OF THIS DRAWING WITHOUT THE WRITTEN CONSENT OF THE DESIGNER HAS CERTAIN LEGAL CONSEQUENCES. CONTACT THE DESIGNER BEFORE USING THIS DRAWING.

REVISIONS:


SHEET NO: **C1**  
STATUS: 95% CD'S  
JOB NO. 0005  
DATE: 1/14/07

**SITE/ROOF PLAN**  
SCALE: 3/16" = 1'-0"





VICINITY MAP ZONE ATLAS E-10

**BOUNDARY DETERMINATION NOTE:**

PROPERTY CORNERS SHOWN THUS 'O' WERE AS MEASURED BY WILSON & COMPANY PRIOR TO STREET IMPROVEMENTS. SAID CORNERS ARE NOW OBLITERATED, BUT THEIR PREVIOUSLY MEASURED POSITIONS WERE VERIFIED BY THIS SURVEY TO BE THE BEST AVAILABLE EVIDENCE OF WHERE THE ORIGINAL PROPERTY LINES ARE HEREBY RE-ESTABLISHED.

PROPERTY CORNERS SHOWN AS 'SET' ARE 5/8" REBAR WITH CAP PS 10486, UNLESS OTHERWISE NOTED.

**PLAT NOTES:**

- BEARINGS ARE NM S.P.C.S. GRID BEARINGS. DISTANCES ARE GROUND DISTANCES.
- UTILITY COUNCIL LOCATION SYSTEM LOG NO. 2006512342.
- ALL EASEMENTS SHOWN ON THE RECORD PLAT OR MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS, UTILITY COMPANIES, OR OTHER PARTIES EXPRESSING AN INTEREST, ARE SHOWN HEREON.
- AREA OF SUBJECT LOT 21-A IS 0.2792 OF AN ACRE.
- BEARING AND DISTANCE CALLS SHOWN IN PARENTHESES ARE FROM RECORD PLAT, C6-106.
- CLERKS' INDEXING INFO:  
OWNER: ROBERT J. POWERS, LYDIA T. ASHANIN  
LOCATION: SEC. 27, T11N, R2E, NMPM
- CITY OF ALBUQUERQUE ZONE ATLAS MAP E-10 SHOWS THE SUBJECT BEING ZONED 'R-1'.
- THE PROPERTY SHOWN ON THIS PLAT IS SUBJECT TO A PRE-DEVELOPMENT FACILITIES FEE FACILITIES FEE AGREEMENT WITH THE ALBUQUERQUE PUBLIC SCHOOLS RECORDED IN BK. A132, PG. 2060 AS DOC. No. 2007022099.

**PUBLIC UTILITY EASEMENTS:**

Public Utility Easements shown on this plat are for the common and joint use of:

- PNM Electric Services for installation, maintenance, and service of overhead and underground electric 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.
  - Quest 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 (above ground or subsurface), hot tub, concrete or wood pool decking, or other structures 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 caused by construction or pools, decking, or any structures adjacent to, within, or near easements shown on this plat.

**PNM DISCLAIMER:**

By approving this document, PNM does not waive or release any easements or easement rights which may have been granted by prior plat, replat or document, except those indicated on this plat.

**COUNTY TREASURER'S CERTIFICATION:**

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC#1-010-062-065-063-30418

PROPERTY OWNERS OF RECORD: \_\_\_\_\_

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

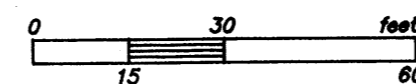
**DISCLOSURE STATEMENT:**

THE PURPOSE OF THIS PLAT IS TO VACATE PORTIONS OF RIGHT-OF-WAY OF CLIFF ROAD N.W. AND KIMBERLITE DRIVE N.W., AND INCORPORATE SAID VACATED LAND INTO LOT 21. SAID VACATED LAND IS HEREBY RESERVED AS AN EASEMENT FOR PUBLIC AND PRIVATE UTILITIES.

**LEGAL DESCRIPTION:**

A CERTAIN TRACT OF LAND SITUATE WITHIN THE SOUTHWEST 1/4 OF SECTION 27, TOWNSHIP 11 NORTH, RANGE 2 EAST OF THE NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, COMPRISING LOT 21 IN BLOCK 2 OF VOLCANO CLIFFS SUBDIVISION, UNIT 2, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON FEBRUARY 15, 1966 IN PLAT BOOK C6, FOLIO 106; TOGETHER WITH A PORTION OF RIGHT-OF-WAY OF CLIFF ROAD N.W. AND A PORTION OF RIGHT-OF-WAY OF KIMBERLITE DRIVE N.W., SAID TRACT BEING MORE PARTICULARLY DESCRIBED IN TOTAL AS FOLLOWS:  
BEGINNING AT THE NORTHEAST CORNER OF THE TRACT HEREIN DESCRIBED, WHENCE THE CITY OF ALBUQUERQUE SURVEY CONTROL STATION '20-E10' (X=358881.17, Y=1509204.34, NM S.P.C.S., CENTRAL ZONE, NAD27) BEARS N.87°22'16" E., 780.67 FEET DISTANT, AND RUNNING THENCE,  
S.00°20'41" W., 85.07 FEET TO THE SOUTHEAST CORNER, A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE (AS VACATED) OF CLIFF ROAD N.W.; THENCE, CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF CLIFF ROAD N.W., S.82°55'30" W., 104.56 FEET TO A POINT OF CURVATURE; THENCE, 42.42 FEET NORTHWESTERLY ALONG THE ARC OF A CURVE TO THE RIGHT TO A POINT ON TANGENCY, A POINT ON THE EASTERLY RIGHT-OF-WAY LINE (AS VACATED) OF KIMBERLITE DRIVE N.W. (SAID CURVE HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 97°13'17", AND A CHORD OF 37.51 FEET BEARING N.48°27'51" W.); THENCE, ALONG SAID EASTERLY RIGHT-OF-WAY LINE OF KIMBERLITE DRIVE N.W.,  
N.00°08'47" E., 73.52 FEET TO THE NORTHWEST CORNER; THENCE, LEAVING SAID EASTERLY RIGHT-OF-WAY LINE OF KIMBERLITE DRIVE N.W.,  
S.89°48'13" E., 132.17 FEET TO THE NORTHEAST CORNER AND POINT OF BEGINNING.

CONTAINING 0.2792 OF AN ACRE.



SCALE: 1" = 30'



PLAT FOR  
LOT 21-A, BLOCK 2  
VOLCANO CLIFFS SUBDIVISION, UNIT 2

WITHIN  
SECTION 27, T11N, R2E, N.M.P.M.  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO

DECEMBER, 2006

PROJECT NO. 1002984

APPLICATION NO. \_\_\_\_\_

APPROVALS:

CITY SURVEYOR	<i>[Signature]</i>	12-29-06
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION		DATE
PARKS & RECREATION DEPARTMENT		DATE
UTILITIES DEVELOPMENT DIVISION		DATE
A.M.A.F.C.A.		DATE
CITY ENGINEER		DATE
REAL PROPERTY DIVISION		DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT		DATE

PRELIMINARY PLAT  
APPROVED BY DRB  
ON \_\_\_\_\_ DATE

**OWNERS' CONSENT AND ACKNOWLEDGEMENT:**

THE UNDERSIGNED OWNERS OF THE LAND SHOWN AND DESCRIBED HEREON STATE THAT THIS PLAT IS EXECUTED WITH THEIR FREE CONSENT AND IS IN ACCORDANCE WITH THEIR WISHES. SAID OWNERS WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

OWNERS  
ROBERT J. POWERS *[Signature]*  
LYDIA T. ASHANIN *[Signature]*

STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) ss  
ON THIS 27<sup>TH</sup> DAY OF Dec., 2006, THIS INSTRUMENT WAS EXECUTED BEFORE ME BY ROBERT J. POWERS AND LYDIA T. ASHANIN AS THEIR FREE ACT AND DEED.

NOTARY PUBLIC: *[Signature]* MY COMMISSION EXPIRES: 02-23-09  
OFFICIAL SEAL: BARRY RIVERA, Notary Public, State of New Mexico, My Comm Expires 02-23-09

**SURVEYOR'S CERTIFICATION:**

I, REX J. VOGLER, A PROFESSIONAL SURVEYOR LICENSED UNDER THE LAWS OF THE STATE OF NEW MEXICO, CERTIFIES THAT THIS PLAT AND THE FIELD SURVEY ON WHICH IT IS BASED WAS PREPARED BY ME AND MEETS THE MINIMUM REQUIREMENTS FOR LAND SURVEYING IN NEW MEXICO AND MEETS THE REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

REX J. VOGLER  
NM PS #10466  
DATE: Dec. 13, 2006



RIO GRANDE SURVEYING CO., PC  
P.O. BOX 7155 ABO, NM 87194  
PHONE & FAX (505) 764-8891