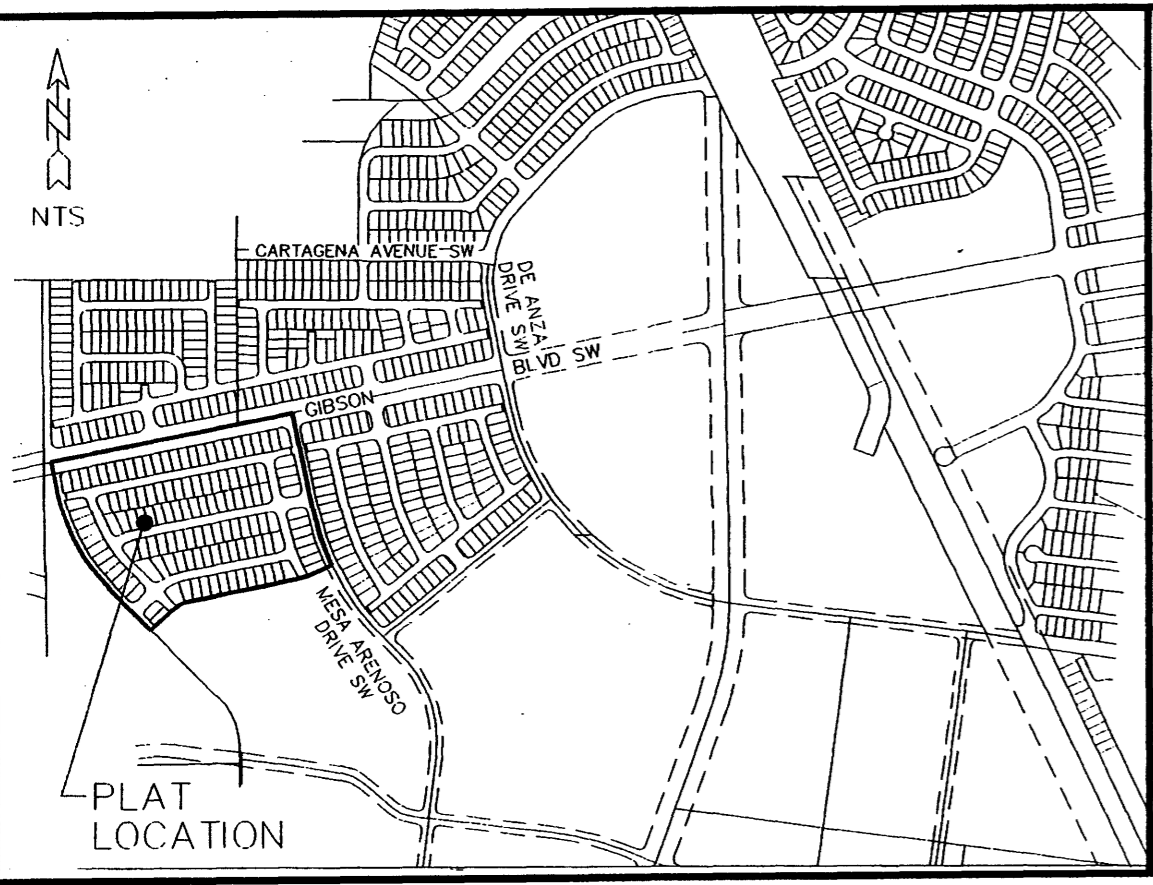


AGTS ✓



LOCATION MAP 1" = 750' N-8-Z & N-9-Z

DESCRIPTION

A tract of land situate within the Town of Atrisco Grant, projected Sections 4 & 5, Township 9 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACT 14, EL RANCHO GRANDE as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on November 25, 2003 in Book 2004C, Page 72 and containing 22.4820 acres more or less.

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Page: 1 of 4
07/02/2004 11:34A
Bk-2004C Pg-202
Mary Herrera Bern. Co. PLAT R 22.00

**PLAT FOR
EL RANCHO GRANDE
UNIT 14
WITHIN THE
TOWN OF ATRISCO GRANT
PROJECTED SECTIONS 4 & 5
TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
MAY, 2004**

PUBLIC UTILITY EASEMENTS

PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of:

1. PNM Electric Services Division for the installation, maintenance and service of overhead and underground electrical lines, communication lines, transformers, poles and any other equipment, fixtures, structures and related facilities reasonably necessary to provide electrical services.
2. PNM Gas Services Division for installation, maintenance, and service of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas services.
3. Qwest Telecommunications for 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 enclosures.
4. Comcast for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide Cable TV services.

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 of 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 the National Electrical Safety Code caused by construction of pools, decking, or any structures adjacent to within or near easements shown on this plat.

In approving this plat, the utility companies listed above did not conduct a title search of the properties shown hereon. Consequently, the utility companies do not waive or release any easement or easement rights which may have been granted by prior plat, replat or other document and which are not shown on this plat.

Easements for electric transformer/switchgears, as installed, shall extend ten feet (10') in front of transformer/switchgear doors and five feet (5') on each side.

PROJECT NUMBER: 1003031
Application Number: 04DRB-00980

PLAT APPROVAL

- Utility Approvals:
- | | | |
|--------------------------------|----------------|------|
| <u>Seamus G. Mante</u> | <u>6-29-04</u> | Date |
| PNM Electric Services Division | | |
| <u>Seamus G. Mante</u> | <u>6-29-04</u> | Date |
| PNM Gas Services Division | | |
| <u>David R. Mueller</u> | <u>6-29-04</u> | Date |
| Qwest | | |
| <u>Rita Eichel</u> | <u>6-29-04</u> | Date |
| Comcast | | |
- City Approvals:
- | | | |
|--|----------------|------|
| <u>W.B. Hunt</u> | <u>6-22-04</u> | Date |
| City Surveyor | | |
| <u>Deborah Howard</u> | <u>7-1-04</u> | Date |
| Real Property Division | | |
| <u>N/A</u> | | Date |
| Environmental Health Department | | |
| <u>Jeffrey S. ...</u> | <u>6-30-04</u> | Date |
| Traffic Engineering, Transportation Division | | |
| <u>Roger A. Sheen</u> | <u>6-30-04</u> | Date |
| Utilities Development | | |
| <u>Christina Sandora</u> | <u>6/30/04</u> | Date |
| Parks and Recreation Department | | |
| <u>Bruce D. Bly</u> | <u>6/30/04</u> | Date |
| AMAFCA | | |
| <u>Bruce D. Bly</u> | <u>6/30/04</u> | Date |
| City Engineer | | |
| <u>Sheran Makson</u> | <u>7/2/04</u> | Date |
| DRB Chairperson, Planning Department | | |

PURPOSE OF PLAT

1. To create 130 lots as shown hereon.
2. To grant easements as shown hereon.
3. To dedicate street right-of-way as shown hereon.

SUBDIVISION DATA

1. Project No.:
Application No.:
2. Zone Atlas Index No.: N-8-Z & N-9-Z
3. Total Number of Lots created: 130
4. Total Number of existing Tracts: 1
5. Total Number of Tracts created: 0
6. Miles of Full Width Streets created: 0.9209 Mi.
7. Gross Subdivision Acreage: 22.4820 Ac.
8. Current Zoning: R-LT

NOTES

1. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
2. Distances are ground distances.
3. Bearings and distances are field and record.
4. Basis of boundary are the following plats of record entitled:
PLAT FOR "LANDS OF CURB INC.", (11-25-03, 03C-357)
PLAT FOR "EL RANCHO GRANDE, UNIT 10", (04-21-04, 04C-127)
PLAT FOR "EL RANCHO GRANDE, TRACTS 14, 15 & 16", (12-02-03, 03C-360)
CORRECTION PLAT "EL RANCHO GRANDE, TRACTS 14, 15 & 16", (03-09-04, 04C-72)
all being records of Bernalillo County, New Mexico.
5. Field Survey performed on March, 2003.
6. Title Report: None provided.
7. Address of Property: None provided.
8. City of Albuquerque, New Mexico Zone: R-2 FOR R-T AND RLT
9. Utility Council Location System Log No.: 2004123065
10. Unless otherwise noted all points are set "5/8" rebar with cap "ALS LS 7719".
11. All street centerline monumentation shall be installed at all centerline pc's, pt's, angle points and street intersections and shown thus (▲) and will be marked by (4") Aluminum Cap stamped "CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION, DO NOT DISTURB PLS 7719".
12. No individual lots shall be allowed direct access to Gibson Boulevard S.W., Boulevard S.W., Messina Drive S.W. and Mesa Arenosa Drive S.W.
13. All lots shown with the P-1 designation shall conform to intermittent parking design criteria, item #1.

FREE CONSENT AND DEDICATION

The subdivision hereon described is with the free consent and in accordance with the desires of the undersigned owner(s) and/or proprietor(s) thereof and said owner(s) and/or proprietor(s) do hereby consent to the creating of 130 lots as shown hereon. Said owner(s) and/or proprietor(s) do hereby consent to the granting of easements as shown hereon. Said owner(s) and/or proprietor(s) do hereby dedicate all street right-of-ways to the City of Albuquerque in fee simple with Warranty Covenants. Said owner(s) and/or proprietor(s) do hereby consent to all the foregoing and do hereby certify that this subdivision is their free act and deed. Said Owner warrants that he holds complete and indefeasible title in fee simple to the land subdivided.

Owner(s): SE. V. PRESIDENT
Charles Haegelin
CURB, INC., PRESIDENT, CHARLES HAEGELIN
STATE OF NEW MEXICO)
BERNALILLO COUNTY)
Date

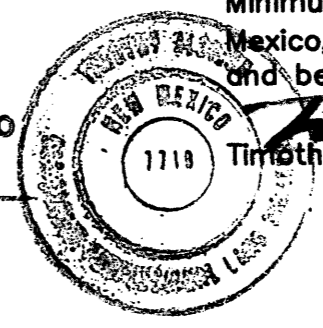
On this 16 day of June, 2004, this instrument was acknowledge before me by Charles Haegelin, President of Curb, Inc., a New Mexico Corporation.

Stephanie L. Stratton 6-24-04
Notary Public My Commission Expires

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC # *SEE ATTACHED LIST
PROPERTY OWNER OF RECORD:
CURB INC.
BERNALILLO COUNTY TREASURER'S OFFICE:
M. ...



OFFICIAL SEAL
STEPHANIE L. STRATTON
NOTARY PUBLIC-STATE OF NEW MEXICO
My commission expires: 6-24-07



SURVEYOR'S CERTIFICATION

"I, Timothy Aldrich, 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."

Timothy Aldrich 06-03-04
Timothy Aldrich, P.S. No. 7719 Date

Drawn By:	RJA	Date:	05-17-04
Checked By:	TA	Drawing Name:	04008PLT.DWG
Job No.:	04-008	Sheet:	1 of 4

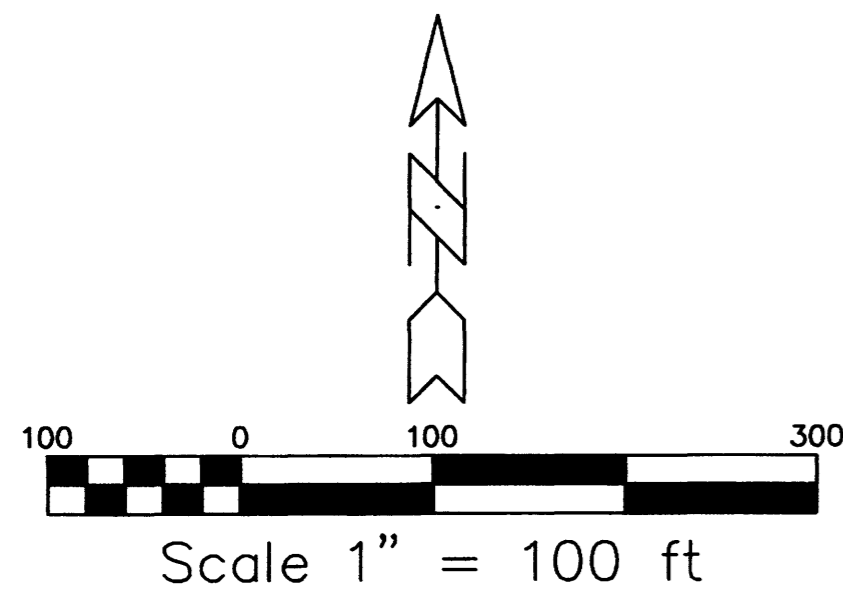
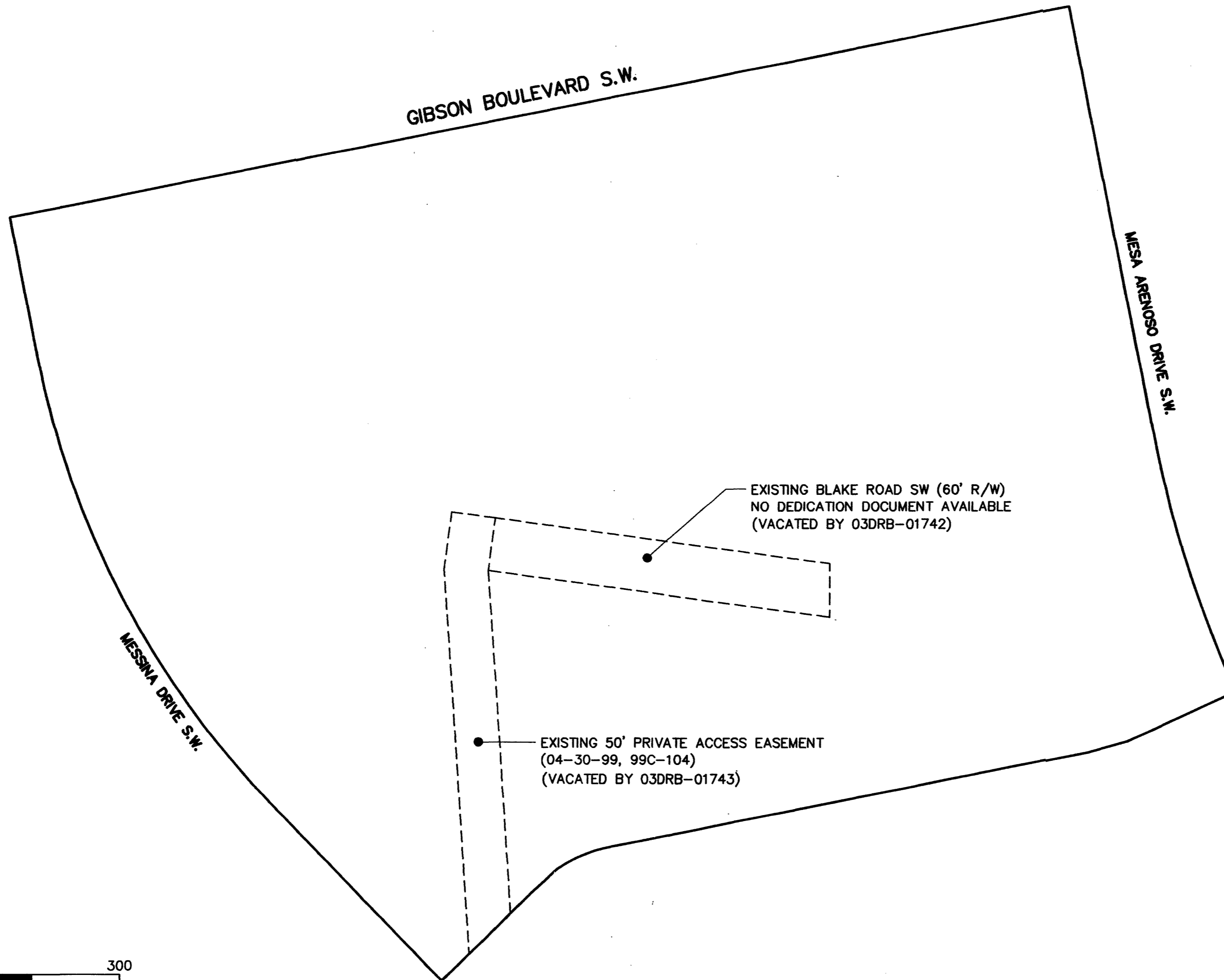


P.O. BOX 30701, ALBQ., N.M. 87190
505-884-1990

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Page: 2 of 4
87/82/2004 11:34R
Bk-2804C Pg-202
Mary Herrera Bern. Co. PLAT R 22.89

PLAT FOR
EL RANCHO GRANDE
UNIT 14
WITHIN THE
TOWN OF ATRISCO GRANT
PROJECTED SECTIONS 4 & 5
TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
MAY, 2004

VACATION OF EASEMENT AND
RIGHT-OF-WAY



Trust
06-21-04

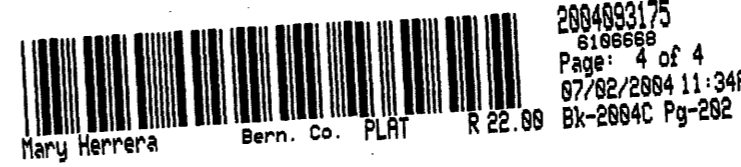
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Checked By:	TA	Drawing Name:	04008PLT.DWG
Job No.:	04-008	Sheet:	2 of 4

**ALDRICH LAND
SURVEYING**

P.O. BOX 30701, ALBQ., N.M. 87190
505-884-1990

NOTE

SEE SHEET 4 OF 4 FOR
CURVE AND LINE DATA.



PLAT FOR
EL RANCHO GRANDE
UNIT 14
WITHIN THE
TOWN OF ATRISCO GRANT
PROJECTED SECTIONS 4 & 5
TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
MAY, 2004

EL RANCHO GRANDE
UNIT 10

EL RANCHO GRANDE
UNIT 11

ACS MONUMENT
"TRANS"
Y=1471822.67
X=354899.45
G-G=0.99967921
 $\Delta\alpha=-00'16''42"$
CENTRAL ZONE
(NAD 1927/SLD 1929)
ELEVATION=5118.370

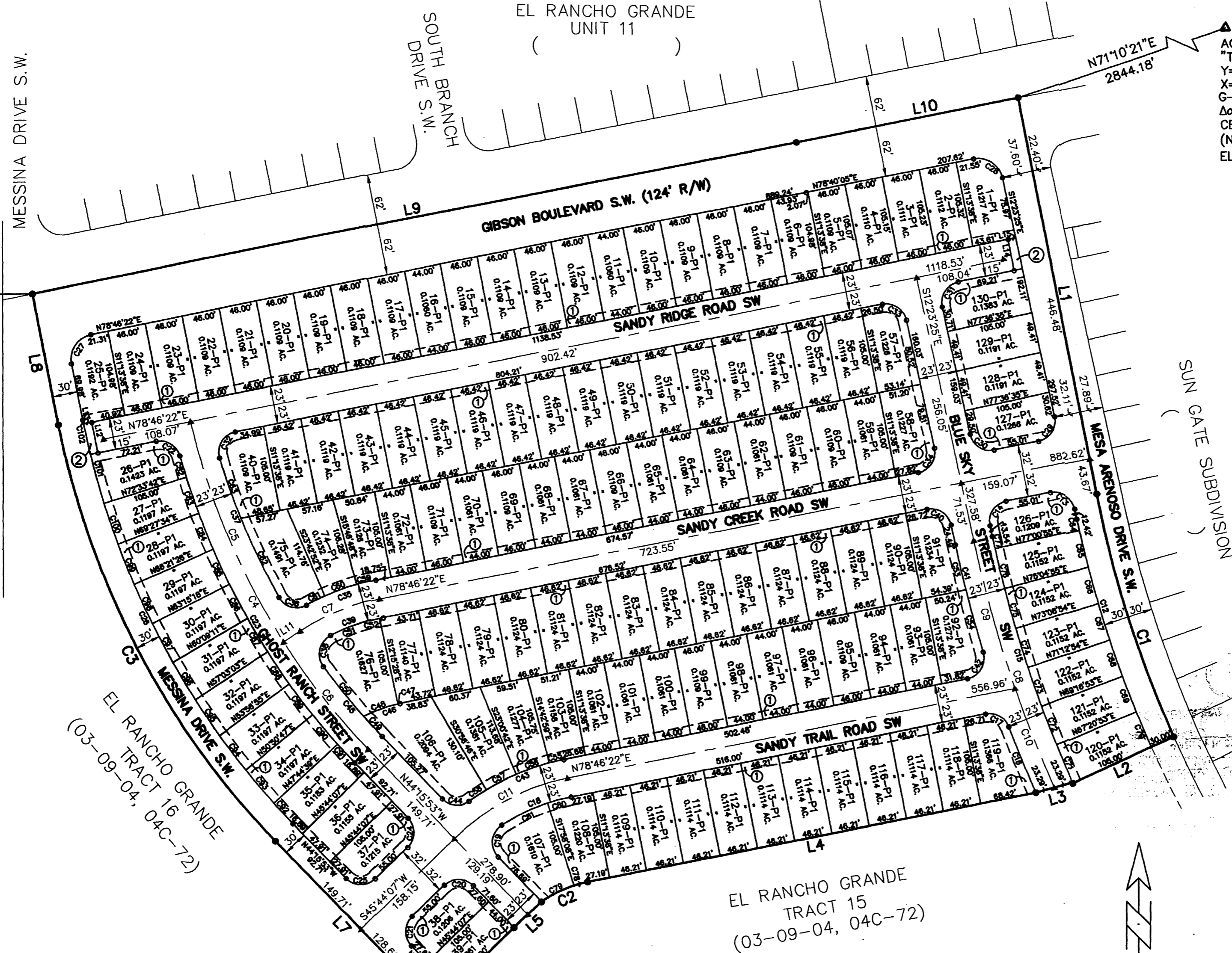
ACS MONUMENT
"1-N8"
Y=1470679.06
X=348455.82
G-G=0.99967260
 $\Delta\alpha=-00'17''26"$
CENTRAL ZONE
(NAD 1927)

PROPERTY CORNERS

- FOUND 5/8" REBAR WITH
CAP "ALS LS 7719" (TYP)

EASEMENTS

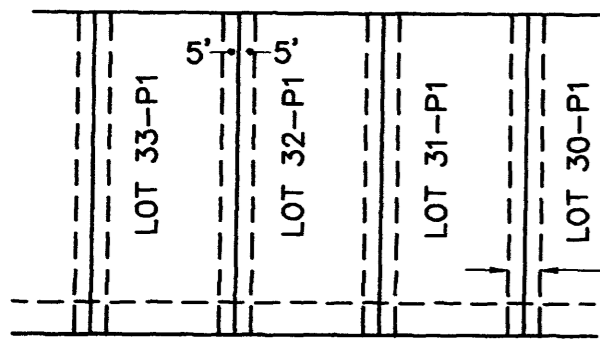
- ① 10' PUE
(GRANTED BY THIS PLAT)
- ② 38' PUBLIC WATERLINE EASEMENT
(GRANTED BY THIS PLAT)



EL RANCHO GRANDE
TRACT 16
(03-09-04, 04C-72)

EL RANCHO GRANDE
TRACT 15
(03-09-04, 04C-72)

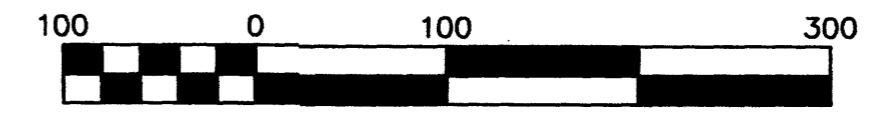
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06-21-04



DRAINAGE EASEMENT DETAIL

NOT TO SCALE

A 10' Private Joint Use Drainage Easement shall be centered on adjoining side lot lines shown on this plat. The easement shall be maintained by the underlying property owner. (GRANTED BY THIS PLAT).



Scale 1" = 100 ft

Drawn By: RJA	Date: 05-17-04
Checked By: TA	Drawing Name: 04008PLT.DWG
Job No.: 04-008	Sheet: 3 of 4



P.O. BOX 30701, ALBQ., N.M. 87190
505-884-1990

PLAT FOR
 EL RANCHO GRANDE
 UNIT 14
 WITHIN THE
 TOWN OF ATRISCO GRANT
 PROJECTED SECTIONS 4 & 5
 TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 MAY, 2004

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 Page: 3 of 4
 87/82/2804 11-34R
 Mary Herrera Bern. Co. PLAT R 22.89 BK-2804C Pg-282

LINE	DIRECTION	DISTANCE
L1	S11°19'55"E	490.15'
L2	S65°24'52"W	135.00'
L3	S74°36'52"W	46.58'
L4	S78°46'22"W	557.71'
L5	S78°46'22"W	46.02'
L6	S45°44'07"W	135.24'
L7	N44°12'54"W	278.31'
L8	N11°13'38"W	162.00'
L9	N78°46'22"E	949.19'
L10	N78°40'05"E	275.16'

LINE	DIRECTION	DISTANCE
L11	N56°58'57"E	24.00'
L12	S11°13'38"E	38.00'
L13	N78°46'22"E	10.38'
L14	S11°13'38"E	38.00'
L15	S78°46'22"W	9.53'

CURVE	LENGTH	DELTA	RADIUS	TANGENT	DIRECTION	CHORD
C1	308.58'	13°15'13"	1334.00'	154.98'	S17°57'31"E	307.89'
C2	61.82'	24°05'47"	147.00'	31.38'	S66°43'28"W	61.37'
C3	576.56'	32°56'17"	1002.93'	296.49'	N27°44'46"W	568.66'

CURVE	LENGTH	DELTA	RADIUS	TANGENT	DIRECTION	CHORD
C4	457.50'	31°07'54"	842.00'	234.55'	N28°41'56"W	451.89'
C5	292.22'	19°53'04"	842.00'	147.59'	N23°04'31"W	290.75'
C6	165.28'	11°14'50"	842.00'	82.91'	N38°38'28"W	165.02'
C7	104.59'	21°47'25"	275.00'	52.93'	N67°52'39"E	103.96'
C8	313.84'	12°03'08"	1492.00'	157.50'	N18°24'59"W	313.26'
C9	185.23'	07°06'48"	1492.00'	92.74'	N15°56'49"W	185.12'
C10	128.61'	04°56'20"	1492.00'	64.34'	N21°58'23"W	128.57'
C11	158.57'	33°02'15"	275.00'	81.56'	N62°15'14"E	156.38'
C12	290.32'	12°11'43"	1364.00'	145.71'	N18°29'16"W	289.78'
C13	38.76'	88°50'14"	25.00'	24.50'	N56°48'32"W	34.99'
C14	39.78'	91°09'46"	25.00'	25.51'	N33°11'28"E	35.71'
C15	312.67'	12°11'43"	1469.00'	156.93'	N18°29'16"W	312.08'
C16	85.99'	03°15'07"	1515.00'	43.01'	N22°40'40"W	85.98'
C17	34.98'	80°10'32"	25.00'	21.04'	N61°08'22"W	32.20'
C18	91.79'	20°52'10"	252.00'	46.41'	N68°20'16"E	91.28'
C19	44.58'	102°10'04"	25.00'	30.97'	N06°49'09"E	38.90'
C20	39.27'	90°00'00"	25.00'	25.00'	S89°15'53"E	35.36'
C21	39.27'	90°00'00"	25.00'	25.00'	N00°44'07"E	35.36'
C22	37.36'	85°37'05"	25.00'	23.16'	N58°25'06"W	33.98'
C23	432.61'	28°39'20"	865.00'	220.93'	N29°56'13"W	428.12'
C24	39.27'	90°00'00"	25.00'	25.00'	N00°44'07"E	35.36'
C25	39.27'	90°00'00"	25.00'	25.00'	S89°15'53"E	35.36'
C26	559.31'	33°02'14"	970.00'	287.67'	N27°44'46"W	551.60'
C27	47.12'	90°00'00"	30.00'	30.00'	N33°46'22"E	42.43'
C28	46.57'	88°56'31"	30.00'	29.45'	N56°51'40"W	42.03'
C29	39.78'	91°09'46"	25.00'	25.51'	N33°11'28"E	35.71'
C30	38.76'	88°50'14"	25.00'	24.50'	N56°48'32"W	34.99'
C31	39.78'	91°09'46"	25.00'	25.51'	N33°11'28"E	35.71'
C32	41.67'	95°29'34"	25.00'	27.52'	N31°01'35"E	37.01'
C33	38.76'	88°50'14"	25.00'	24.50'	N56°48'32"W	34.99'
C34	39.78'	91°09'46"	25.00'	25.51'	N33°11'28"E	35.71'
C35	89.88'	17°16'54"	298.00'	45.29'	N70°07'55"E	89.54'
C36	38.78'	88°53'06"	25.00'	24.52'	N74°03'59"W	35.01'
C37	184.45'	12°54'15"	819.00'	92.62'	N23°10'19"W	184.06'
C38	43.65'	100°01'48"	25.00'	29.81'	N13°25'38"E	38.31'
C39	67.43'	15°19'49"	252.00'	33.92'	N71°06'27"E	67.23'
C40	38.76'	88°50'14"	25.00'	24.50'	N56°48'32"W	34.99'
C41	133.64'	05°03'14"	1515.00'	66.86'	N14°55'02"W	133.59'
C42	41.98'	96°13'01"	25.00'	27.87'	N30°39'51"E	37.22'
C43	127.52'	24°31'08"	298.00'	64.75'	N66°30'48"E	126.55'
C44	35.55'	81°28'53"	25.00'	21.53'	S85°00'19"E	32.63'
C45	109.74'	07°40'37"	819.00'	54.95'	N40°25'34"W	109.66'
C46	46.79'	18°14'18"	147.00'	23.60'	N69°39'13"E	46.60'
C47	2.64'	01°01'50"	147.00'	1.32'	N78°15'27"E	2.64'
C48	44.15'	17°12'28"	147.00'	22.24'	N69°08'18"E	43.98'
C49	31.96'	02°14'08"	819.00'	15.98'	N43°08'49"W	31.95'
C50	77.78'	05°26'29"	819.00'	38.92'	N39°18'30"W	77.75'
C51	62.89'	14°18'00"	252.00'	31.61'	N70°35'32"E	62.73'
C52	4.53'	01°01'50"	252.00'	2.27'	N78°15'27"E	4.53'
C53	56.07'	02°07'14"	1515.00'	28.04'	N13°27'02"W	56.07'

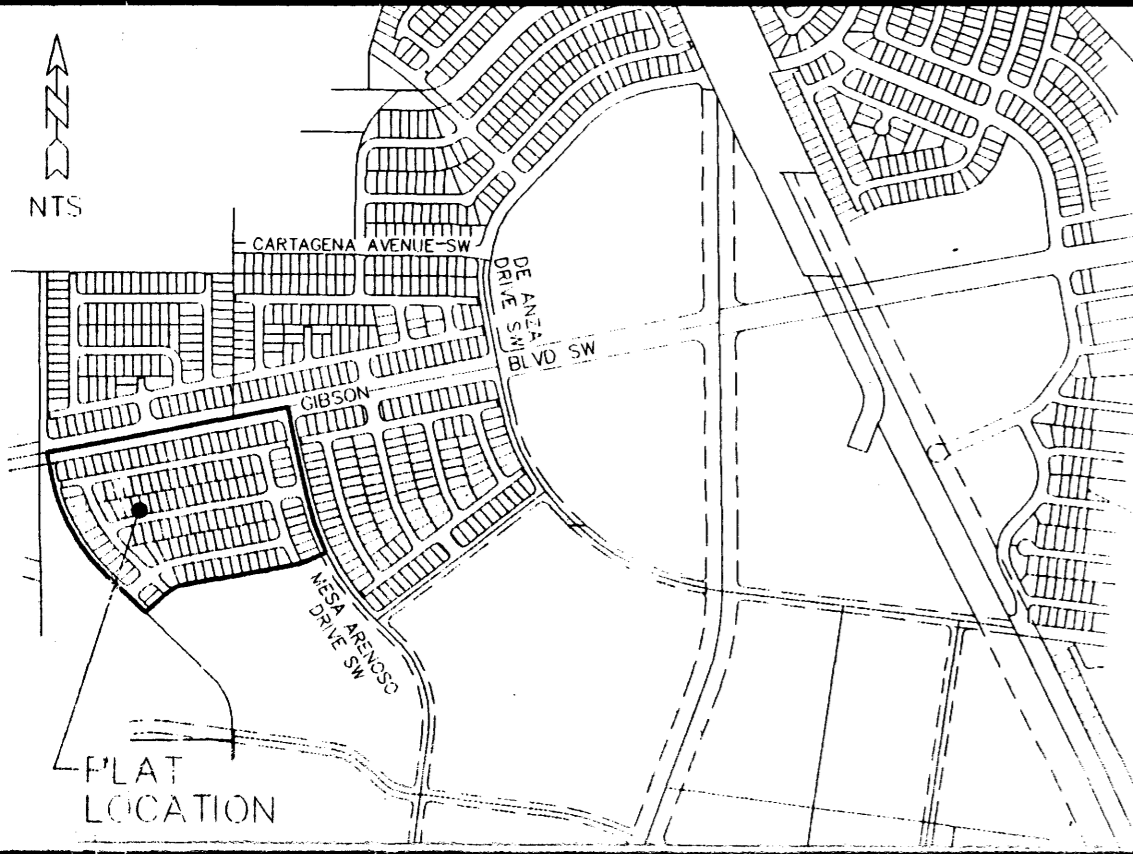
CURVE	LENGTH	DELTA	RADIUS	TANGENT	DIRECTION	CHORD
C54	77.57'	02°56'00"	1515.00'	38.79'	N15°58'39"W	77.56'
C55	18.15'	03°29'21"	298.00'	9.08'	N77°01'41"E	18.14'
C56	43.13'	08°17'43"	298.00'	21.61'	N71°08'10"E	43.11'
C57	41.27'	07°56'04"	298.00'	20.67'	N63°01'16"E	41.23'
C58	24.97'	04°48'00"	298.00'	12.49'	N56°39'14"E	24.96'
C59	23.68'	04°33'10"	298.00'	11.85'	N76°29'47"E	23.67'
C60	41.26'	07°56'03"	298.00'	20.67'	N70°15'10"E	41.23'
C61	24.94'	04°47'41"	298.00'	12.48'	N63°53'18"E	24.93'
C62	106.00'	07°24'58"	819.00'	53.08'	N25°54'57"W	105.93'
C63	78.45'	05°29'17"	819.00'	39.25'	N19°27'50"W	78.42'
C64	14.14'	00°35'43"	1364.00'	7.08'	N12°41'15"W	14.15'
C65	46.03'	01°56'00"	1364.00'	23.02'	N13°57'05"W	46.03'
C66	46.03'	01°56'00"	1364.00'	23.02'	N15°53'06"W	46.03'
C67	46.03'	01°56'00"	1364.00'	23.02'	N17°49'06"W	46.03'
C68	46.03'	01°56'00"	1364.00'	23.02'	N19°45'07"W	46.03'
C69	46.03'	01°56'00"	1364.00'	23.02'	N21°41'07"W	46.03'
C70	46.03'	01°56'00"	1364.00'	23.02'	N23°37'07"W	46.03'
C71	49.57'	01°56'00"	1469.00'	24.79'	N23°37'07"W	49.57'
C72	49.57'	01°56'00"	1469.00'	24.79'	N21°41'07"W	49.57'
C73	49.57'	01°56'00"	1469.00'	24.79'	N19°45'07"W	49.57'
C74	49.57'	01°56'00"	1469.00'	24.79'	N17°49'06"W	49.57'
C75	49.57'	01°56'00"	1469.00'	24.79'	N15°53'06"W	49.57'
C76	49.57'	01°56'00"	1469.00'	24.79'	N13°57'05"W	49.57'
C77	15.25'	00°35'43"	1469.00'	7.62'	N12°41'15"W	15.24'
C78	17.30'	06°44'29"	147.00'	8.66'	N75°24'07"E	17.29'
C79	44.52'	17°21'18"	147.00'	22.44'	N63°21'13"E	44.36'
C80	29.65'	06°44'29"	252.00'	14.84'	N75°24'07"E	29.63'
C81	62.14'	14°07'41"	252.00'	31.23'	N64°58'02"E	61.98'
C82	27.63'	01°49'45"	865.00'	13.81'	N16°31'26"W	27.61'
C83	46.83'	03°06'08"	865.00'	23.42'	N18°59'22"W	46.83'
C84	46.83'	03°06'08"	865.00'	23.42'	N22°05'30"W	46.83'
C85	46.83'	03°06'08"	865.00'	23.42'	N25°11'38"W	46.83'
C86	46.83'	03°06'08"	865.00'	23.42'	N28°17'45"W	46.83'
C87	46.83'	03°06'08"	865.00'	23.42'	N31°23'53"W	46.83'
C88	46.83'	03°06'08"	865.00'	23.42'	N34°30'01"W	46.83'
C89	46.83'	03°06'08"	865.00'	23.42'	N37°36'09"W	46.83'
C90	46.83'	03°06'08"	865.00'	23.42'	N40°42'17"W	46.83'
C91	30.34'	02°00'31"	865.00'	15.17'	N43°15'37"W	30.33'
C92	34.01'	02°00'31"	970.00'	17.01'	N43°15'37"W	34.01'
C93	52.52'	03°06'08"	970.00'	26.27'	N40°42'17"W	52.51'
C94	52.52'	03°06'08"	970.00'	26.27'	N37°36'09"W	52.51'
C95	52.52'	03°06'08"	970.00'	26.27'	N34°30'01"W	52.51'
C96	52.52'	03°06'08"	970.00'	26.27'	N31°23'53"W	52.51'
C97	52.52'	03°06'08"	970.00'	26.27'	N28°17'45"W	52.51'
C98	52.52'	03°06'08"	970.00'	26.27'	N25°11'38"W	52.51'
C99	52.52'	03°06'08"	970.00'	26.27'	N22°05'30"W	52.51'
C100	52.52'	03°06'08"	970.00'	26.27'	N18°59'22"W	52.51'
C101	100.14'	05°54'56"	970.00'	50.12'	N14°28'50"W	100.11'
C102	5.00'	00°17'43"	970.00'	2.50'	N11°22'30"W	5.00'

[Handwritten Signature]
 05-21-04

ALDRICH LAND SURVEYING

Drawn By:	RJA	Date:	05-17-04
Checked By:	TA	Drawing Name:	04008PLT.DWG
Job No.:	04-008	Sheet:	4 of 4

P.O. BOX 30701, ALBQ., N.M. 87190
 505-884-1990



LOCATION MAP 1" = 750' N-8-Z & N-9-Z

PURPOSE OF PLAT

1. To create 130 lots as shown hereon.
2. To grant easements as shown hereon.
3. To dedicate street right-of-way as shown hereon.

SUBDIVISION DATA

1. Project No.: Application No.:
2. Zone Atlas Index No.: N-8-Z & N-9-Z
3. Total Number of Lots created: 130
4. Total Number of existing Tracts: 1
5. Total Number of Tracts created: 0
6. Miles of Full Width Streets created: 0.9209 MI.
7. Gross Subdivision Acreage: 22.4820 Ac.

NOTES

1. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
2. Distances are ground distances.
3. Bearings and distances are field and record.
4. Basis of boundary are the following plats of record entitled:
 PLAT FOR "LANDS OF CURB INC.", (11-25-03, 03C-357)
 PLAT FOR "EL RANCHO GRANDE, UNIT 10", (04-21-04, 04C-127)
 PLAT FOR "EL RANCHO GRANDE, TRACTS 14, 15 & 16", (12-02-03, 03C-360)
 CORRECTION PLAT "EL RANCHO GRANDE, TRACTS 14, 15 & 16", (03-09-04, 04C-72)
 all being records of Bernalillo County, New Mexico.
5. Field Survey performed on March, 2003.
6. Title Report: None provided.
7. Address of Property: None provided.
8. City of Albuquerque, New Mexico Zone: R-2 FOR R-T AND RLT
9. Utility Council Location System Log No.: 2004123065
10. Unless otherwise noted all points are set "5/8" rebar with cap "ALS LS 7719".
11. All street centerline monumentation shall be installed at all centerline pc's, pt's, angle points and street intersections and shown thus (Δ) and will be marked by (4") Aluminum Cap stamped "CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION, DO NOT DISTURB PLS 7719".
12. No individual lots shall be allowed direct access to Gibson Boulevard S.W., Boulevard S.W., Messina Drive S.W. and Mesa Arenosa Drive S.W.
13. All lots shown with the P-1 designation shall conform to intermittent parking design criteria, item #1.

DESCRIPTION

A tract of land situate within the Town of Atrisco Grant, projected Sections 4 & 5, Township 9 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACT 14, EL RANCHO GRANDE as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on November 25, 2003 in Book 2004C, Page 72 and containing 22.4820 acres more or less.

PUBLIC UTILITY EASEMENTS

PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of:

1. PNM Electric Services Division for the installation, maintenance and service of overhead and underground electrical lines, communication lines, transformers, poles and any other equipment, fixtures, structures and related facilities reasonably necessary to provide electrical services.
2. PNM Gas Services Division for installation, maintenance, and service of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas services.
3. Qwest Telecommunications for 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 enclosures.
4. Comcast for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide Cable TV services.

Included, is the right to build, rebuild, construct, reconstruct, locate, relocate, change, remove, modify, renew, operate, and maintain facilities for the purposes described above, together with free access to, from, and over said easements, including sufficient working area space for electric transformers, with the right and privilege to trim and remove trees, shrubs or bushes which interfere with the purposes set forth herein. No building, sign, pool (aboveground or subsurface), hot tub, concrete or wood pool decking, or other structure shall be 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 the National Electrical Safety Code caused by construction of pools, decking, or any structures adjacent to within or near easements shown on this plat.

In approving this plat, the utility companies listed above did not conduct a title search of the properties shown hereon. Consequently, the utility companies do not waive or release any easement or easement rights which may have been granted by prior plat, replat or other document and which are not shown on this plat.

Easements for electric transformer/switchgears, as installed, shall extend ten feet (10') in front of transformer/switchgear doors and five feet (5') on each side.

FREE CONSENT AND DEDICATION

The subdivision hereon described is with the free consent and in accordance with the desires of the undersigned owner(s) and/or proprietor(s) thereof and said owner(s) and/or proprietor(s) do hereby consent to the creating of 130 lots as shown hereon. Said owner(s) and/or proprietor(s) do hereby consent to the granting of easements as shown hereon. Said owner(s) and/or proprietor(s) do hereby dedicate all street right-of-ways to the City of Albuquerque in fee simple with Warranty Covenants. Said owner(s) and/or proprietor(s) do hereby consent to all the foregoing and do hereby certify that this subdivision is their free act and deed.

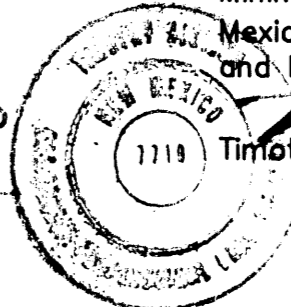
Owner(s):
 Sr. V. President *Charles Haegelin*
 CURB, INC., PRESIDENT, CHARLES HAEGELIN Bo K. Johnson
 STATE OF NEW MEXICO)
 BERNALILLO COUNTY)

On this 16 day of June, 2004, this instrument was acknowledge before me by Charles Haegelin, President of Curb, Inc., a New Mexico Corporation.

Stephanie L. Stratton 6-24-04
 Notary Public My Commission Expires



OFFICIAL SEAL
 STEPHANIE L. STRATTON
 LIC-STATE OF NEW MEXICO
 My commission expires: 06-24-07



SURVEYOR'S CERTIFICATION

"I, Timothy Aldrich, 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."
Timothy Aldrich 06-03-04
 Timothy Aldrich, P.S. No. 7719 Date

PLAT FOR
 EL RANCHO GRANDE
 UNIT 14
 WITHIN THE
 TOWN OF ATRISCO GRANT
 PROJECTED SECTIONS 4 & 5
 TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 MAY, 2004

PROJECT NUMBER: _____
 Application Number: _____

PLAT APPROVAL

Utility Approvals:

PNM Electric Services Division _____ Date

PNM Gas Services Division _____ Date

Qwest _____ Date

Comcast _____ Date

City Approvals:

City Surveyor _____ Date

Real Property Division _____ Date

Environmental Health Department _____ Date

Traffic Engineering, Transportation Division _____ Date

Utilities Development _____ Date

Parks and Recreation Department _____ Date

AMAFCA _____ Date

City Engineer _____ Date

DRB Chairperson, Planning Department _____ Date

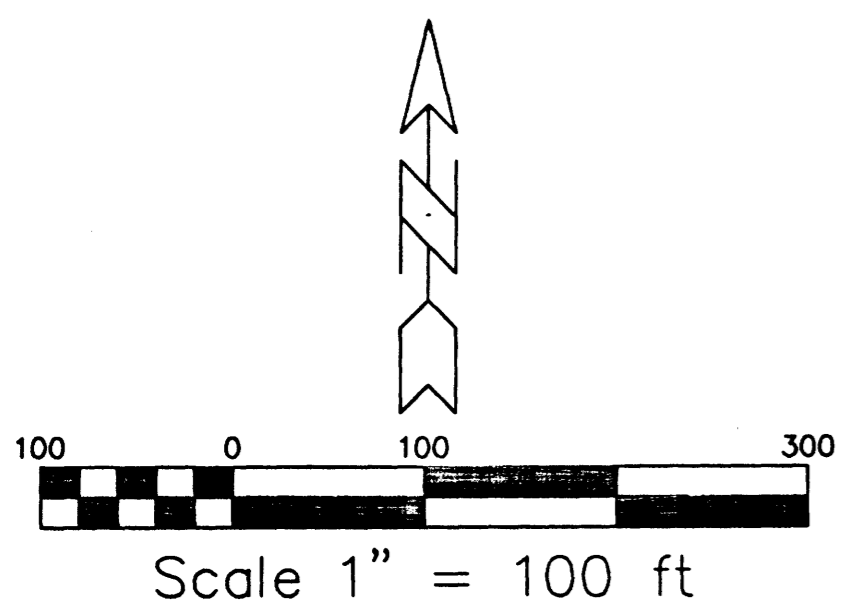
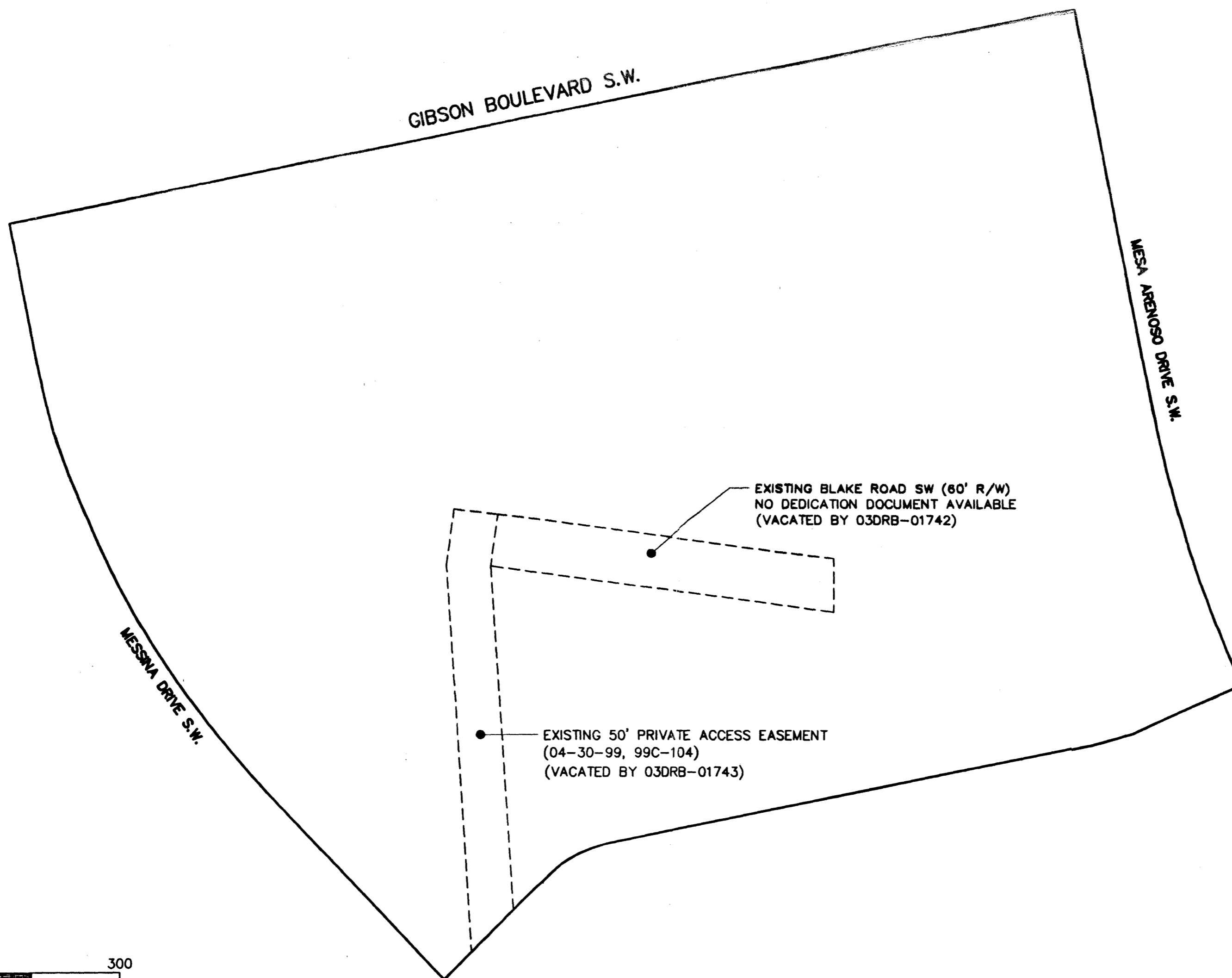
Drawn By:	RJA	Date:	05-17-04
Checked By:	TA	Drawing Name:	04008PLT.DWG
Job No.:	04-008	Sheet:	1 of 4



P.O. BOX 30701, ALBQ., N.M. 87190
 505-884-1990

VACATION OF EASEMENT AND
RIGHT-OF-WAY

PLAT FOR
EL RANCHO GRANDE
UNIT 14
WITHIN THE
TOWN OF ATRISCO GRANT
PROJECTED SECTIONS 4 & 5
TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
MAY, 2004



Trust Lip
06-21-04

Drawn By:	RJA	Date:	05-17-04
Checked By:	TA	Drawing Name:	04008PLT.DWG
Job No.:	04-008	Sheet:	2 of 4

**ALDRICH LAND
SURVEYING**

P.O. BOX 30701, ALBQ., N.M. 87190
505-884-1990

NOTE

SEE SHEET 4 OF 4 FOR
CURVE AND LINE DATA.

PLAT FOR
EL RANCHO GRANDE
UNIT 14
WITHIN THE
TOWN OF ATRISCO GRANT
PROJECTED SECTIONS 4 & 5
TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
MAY, 2004

EL RANCHO GRANDE
UNIT 10

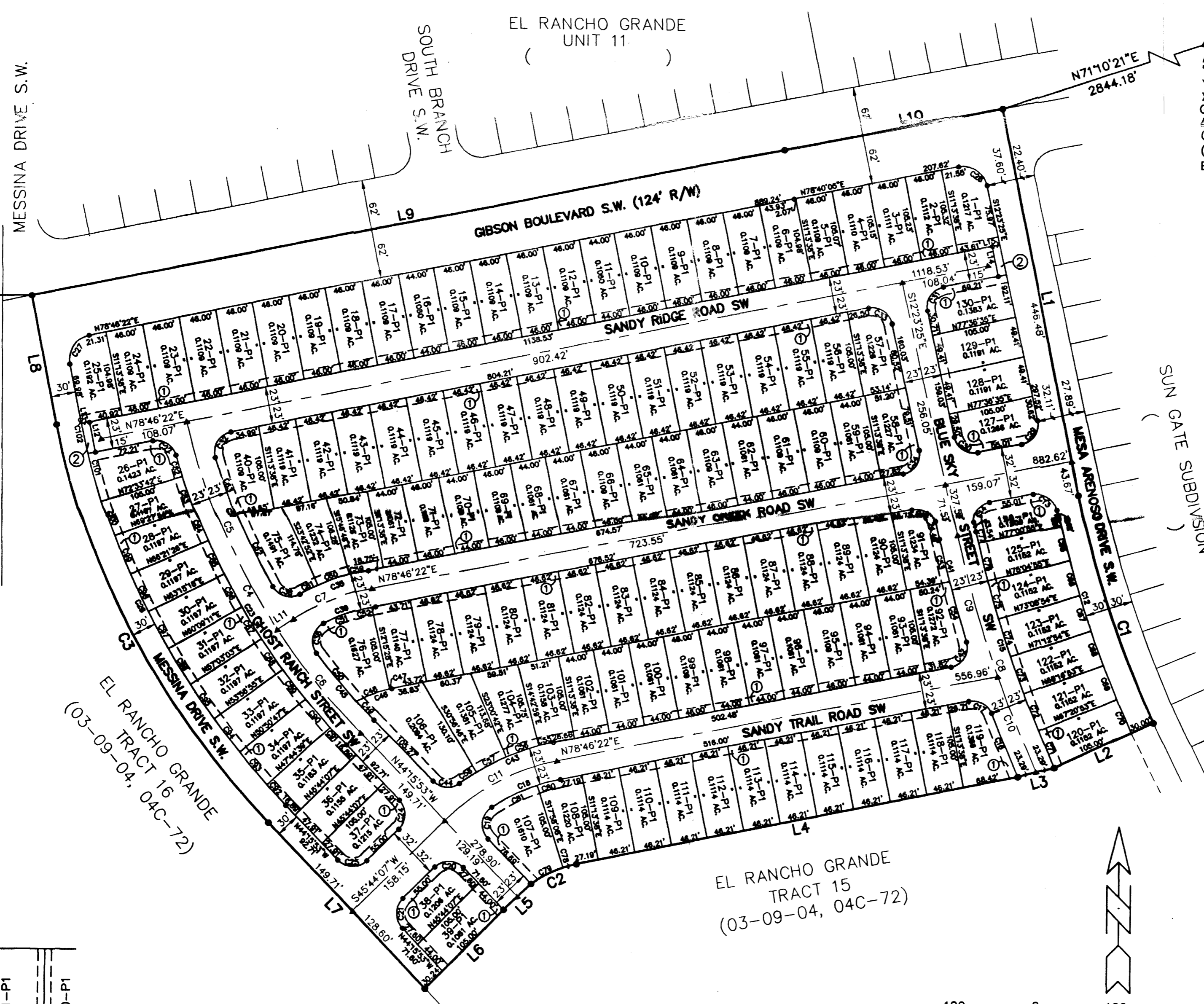
EL RANCHO GRANDE
UNIT 11

ACS MONUMENT
"TRANS"
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X=354899.45
G-G=0.99967921
Δα=-00°16'42"
CENTRAL ZONE
(NAD 1927/SLD 1929)
ELEVATION=5118.370

ACS MONUMENT
"1-N8"
Y=1470679.06
X=348455.82
G-G=0.99967260
Δα=-00°17'26"
CENTRAL ZONE
(NAD 1927)

PROPERTY CORNERS
• FOUND 5/8" REBAR WITH
CAP "ALS LS 7719" (TYP)

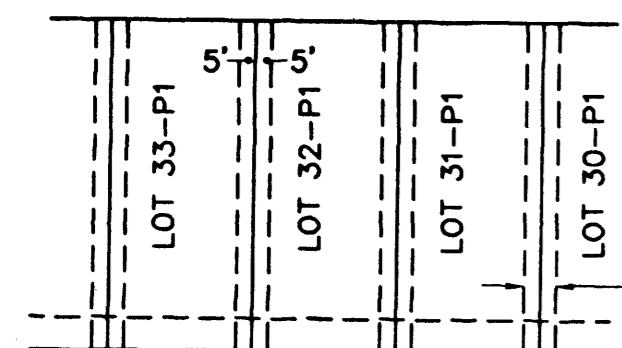
- EASEMENTS
- ① 10' PUE
(GRANTED BY THIS PLAT)
 - ② 38' PUBLIC WATERLINE EASEMENT
(GRANTED BY THIS PLAT)



EL RANCHO GRANDE
TRACT 16
(03-09-04, 04C-72)

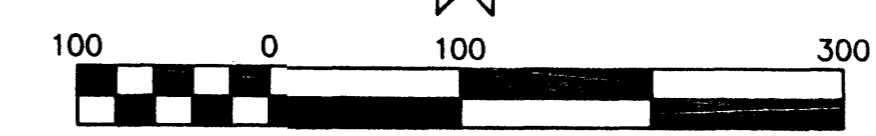
EL RANCHO GRANDE
TRACT 15
(03-09-04, 04C-72)

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06-21-04



A 10' Private Joint Use Drainage Easement shall be centered on adjoining side lot lines shown on this plat. The easement shall be maintained by the underlying property owner. (GRANTED BY THIS PLAT).

DRAINAGE EASEMENT DETAIL
NOT TO SCALE



Scale 1" = 100 ft

Drawn By:	RJA	Date:	05-17-04
Checked By:	TA	Drawing Name:	04008PLT.DWG
Job No.:	04-008	Sheet:	3 of 4

ALDRICH LAND SURVEYING

P.O. BOX 30701, ALBQ., N.M. 87190
505-884-1990

PLAT FOR
 EL RANCHO GRANDE
 UNIT 14
 WITHIN THE
 TOWN OF ATRISCO GRANT
 PROJECTED SECTIONS 4 & 5
 TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 MAY, 2004

LINE	DIRECTION	DISTANCE
L1	S11°19'55"E	490.15'
L2	S65°24'52"W	135.00'
L3	S74°36'52"W	46.58'
L4	S78°46'22"W	557.71'
L5	S78°46'22"W	46.02'
L6	S43°44'07"W	135.24'
L7	N44°12'54"W	278.31'
L8	N11°13'38"W	162.00'
L9	N78°46'22"E	949.19'
L10	N78°40'05"E	275.16'

LINE	DIRECTION	DISTANCE
L11	N56°58'57"E	24.00'
L12	S11°13'38"E	38.00'
L13	N78°46'22"E	10.38'
L14	S11°13'38"E	38.00'
L15	S78°46'22"W	9.53'

CURVE	LENGTH	DELTA	RADIUS	TANGENT	DIRECTION	CHORD
C1	308.58'	13°15'13"	1334.00'	154.98'	S17°57'31"E	307.89'
C2	61.82'	24°05'47"	147.00'	31.38'	S66°43'28"W	61.37'
C3	576.56'	32°56'17"	1002.93'	296.49'	N27°44'46"W	568.66'

CURVE	LENGTH	DELTA	RADIUS	TANGENT	DIRECTION	CHORD
C4	457.50'	31°07'54"	842.00'	234.55'	N28°41'56"W	451.89'
C5	292.22'	19°53'04"	842.00'	147.59'	N23°04'31"W	290.75'
C6	165.28'	11°14'50"	842.00'	82.91'	N38°38'28"W	165.02'
C7	104.59'	21°47'25"	275.00'	52.93'	N67°52'39"E	103.96'
C8	313.84'	12°03'08"	1492.00'	157.50'	N18°24'59"W	313.26'
C9	185.23'	07°06'48"	1492.00'	92.74'	N15°56'49"W	185.12'
C10	128.61'	04°56'20"	1492.00'	64.34'	N21°58'23"W	128.57'
C11	158.57'	33°02'15"	275.00'	81.56'	N62°15'14"E	156.38'
C12	290.32'	12°11'43"	1364.00'	145.71'	N18°29'16"W	289.78'
C13	38.76'	88°50'14"	25.00'	24.50'	N56°48'32"W	34.99'
C14	39.78'	91°09'46"	25.00'	25.51'	N33°11'28"E	35.71'
C15	312.67'	12°11'43"	1469.00'	156.93'	N18°29'16"W	312.08'
C16	85.99'	03°15'07"	1515.00'	43.01'	N22°40'40"W	85.98'
C17	34.98'	80°10'32"	25.00'	21.04'	N61°08'22"W	32.20'
C18	91.79'	20°52'10"	252.00'	46.41'	N68°20'16"E	91.28'
C19	44.58'	102°10'04"	25.00'	30.97'	N06°49'09"E	38.90'
C20	39.27'	90°00'00"	25.00'	25.00'	S89°15'53"E	35.36'
C21	39.27'	90°00'00"	25.00'	25.00'	N00°44'07"E	35.36'
C22	37.36'	85°37'05"	25.00'	23.16'	N58°25'06"W	33.98'
C23	432.61'	28°39'20"	865.00'	220.93'	N29°56'13"W	428.12'
C24	39.27'	90°00'00"	25.00'	25.00'	N00°44'07"E	35.36'
C25	39.27'	90°00'00"	25.00'	25.00'	S89°15'53"E	35.36'
C26	559.31'	33°02'14"	970.00'	287.67'	N27°44'46"W	551.60'
C27	47.12'	90°00'00"	30.00'	30.00'	N33°46'22"E	42.43'
C28	46.57'	88°56'31"	30.00'	29.45'	N56°51'40"W	42.03'
C29	39.78'	91°09'46"	25.00'	25.51'	N33°11'28"E	35.71'
C30	38.76'	88°50'14"	25.00'	24.50'	N56°48'32"W	34.99'
C31	39.78'	91°09'46"	25.00'	25.51'	N33°11'28"E	35.71'
C32	41.67'	95°29'34"	25.00'	27.52'	N31°01'35"E	37.01'
C33	38.78'	88°50'14"	25.00'	24.50'	N56°48'32"W	34.99'
C34	39.78'	91°09'46"	25.00'	25.51'	N33°11'28"E	35.71'
C35	89.88'	17°18'54"	298.00'	45.29'	N70°07'55"E	89.54'
C36	38.78'	88°53'06"	25.00'	24.52'	N74°03'59"W	35.01'
C37	184.45'	12°54'15"	819.00'	92.62'	N23°10'19"W	184.06'
C38	43.65'	100°01'48"	25.00'	29.81'	N13°25'38"E	38.31'
C39	67.43'	15°19'49"	252.00'	33.92'	N71°06'27"E	67.23'
C40	38.76'	88°50'14"	25.00'	24.50'	N56°48'32"W	34.99'
C41	133.64'	05°03'14"	1515.00'	66.86'	N14°55'02"W	133.59'
C42	41.98'	96°13'01"	25.00'	27.87'	N30°39'51"E	37.22'
C43	127.52'	24°31'08"	298.00'	64.75'	N66°30'48"E	126.55'
C44	35.55'	81°28'53"	25.00'	21.53'	S85°00'19"E	32.63'
C45	109.74'	07°40'37"	819.00'	54.95'	N40°25'34"W	109.66'
C46	46.79'	18°14'18"	147.00'	23.60'	N69°39'13"E	46.60'
C47	2.64'	01°01'50"	147.00'	1.32'	N78°15'27"E	2.64'
C48	44.15'	17°12'28"	147.00'	22.24'	N69°08'18"E	43.98'
C49	31.96'	02°14'08"	819.00'	15.98'	N43°08'49"W	31.95'
C50	77.78'	05°26'29"	819.00'	38.92'	N39°18'30"W	77.75'
C51	62.89'	14°18'00"	252.00'	31.61'	N70°35'32"E	62.73'
C52	4.53'	01°01'50"	252.00'	2.27'	N78°15'27"E	4.53'
C53	56.07'	02°07'14"	1515.00'	28.04'	N13°27'02"W	56.07'

CURVE	LENGTH	DELTA	RADIUS	TANGENT	DIRECTION	CHORD
C54	77.57'	02°56'00"	1515.00'	38.79'	N15°58'39"W	77.56'
C55	18.15'	03°29'21"	298.00'	9.08'	N77°01'41"E	18.14'
C56	43.13'	08°17'43"	298.00'	21.61'	N71°08'10"E	43.11'
C57	41.27'	07°56'04"	298.00'	20.67'	N63°01'16"E	41.23'
C58	24.97'	04°48'00"	298.00'	12.49'	N56°39'14"E	24.96'
C59	23.68'	04°33'10"	298.00'	11.85'	N76°29'47"E	23.67'
C60	41.26'	07°56'03"	298.00'	20.67'	N70°15'10"E	41.23'
C61	24.94'	04°47'41"	298.00'	12.48'	N63°53'18"E	24.93'
C62	106.00'	07°24'58"	819.00'	53.08'	N25°54'57"W	105.93'
C63	78.45'	05°29'17"	819.00'	39.25'	N19°27'50"W	78.42'
C64	14.14'	00°35'43"	1364.00'	7.08'	N12°41'15"W	14.15'
C65	46.03'	01°56'00"	1364.00'	23.02'	N13°57'05"W	46.03'
C66	46.03'	01°56'00"	1364.00'	23.02'	N15°53'06"W	46.03'
C67	46.03'	01°56'00"	1364.00'	23.02'	N17°49'06"W	46.03'
C68	46.03'	01°56'00"	1364.00'	23.02'	N19°45'07"W	46.03'
C69	46.03'	01°56'00"	1364.00'	23.02'	N21°41'07"W	46.03'
C70	46.03'	01°56'00"	1364.00'	23.02'	N23°37'07"W	46.03'
C71	49.57'	01°56'00"	1489.00'	24.79'	N23°37'07"W	49.57'
C72	49.57'	01°56'00"	1489.00'	24.79'	N21°41'07"W	49.57'
C73	49.57'	01°56'00"	1489.00'	24.79'	N19°45'07"W	49.57'
C74	49.57'	01°56'00"	1489.00'	24.79'	N17°49'06"W	49.57'
C75	49.57'	01°56'00"	1489.00'	24.79'	N15°53'06"W	49.57'
C76	49.57'	01°56'00"	1489.00'	24.79'	N13°57'05"W	49.57'
C77	15.25'	00°35'43"	1489.00'	7.62'	N12°41'15"W	15.24'
C78	17.30'	06°44'29"	147.00'	8.66'	N75°24'07"E	17.29'
C79	44.52'	17°21'18"	147.00'	22.44'	N63°21'13"E	44.36'
C80	29.65'	06°44'29"	252.00'	14.84'	N75°24'07"E	29.63'
C81	62.14'	14°07'41"	252.00'	31.23'	N64°58'02"E	61.98'
C82	27.63'	01°49'45"	865.00'	13.81'	N18°31'38"W	27.61'
C83	48.83'	03°06'08"	865.00'	23.42'	N22°05'30"W	48.83'
C84	48.83'	03°06'08"	865.00'	23.42'	N25°11'38"W	48.83'
C85	48.83'	03°06'08"	865.00'	23.42'	N28°17'45"W	48.83'
C86	48.83'	03°06'08"	865.00'	23.42'	N31°23'53"W	48.83'
C87	48.83'	03°06'08"	865.00'	23.42'	N34°30'01"W	48.83'
C88	48.83'	03°06'08"	865.00'	23.42'	N37°36'09"W	48.83'
C89	48.83'	03°06'08"	865.00'	23.42'	N40°42'17"W	48.83'
C90	48.83'	03°06'08"	865.00'	23.42'	N43°15'37"W	48.83'
C91	30.34'	02°00'31"	865.00'	15.17'	N43°15'37"W	30.33'
C92	34.01'	02°00'31"	970.00'	17.01'	N40°42'17"W	34.01'
C93	52.52'	03°06'08"	970.00'	26.27'	N40°42'17"W	52.51'
C94	52.52'	03°06'08"	970.00'	26.27'	N37°36'09"W	52.51'
C95	52.52'	03°06'08"	970.00'	26.27'	N34°30'01"W	52.51'
C96	52.52'	03°06'08"	970.00'	26.27'	N31°23'53"W	52.51'
C97	52.52'	03°06'08"	970.00'	26.27'	N28°17'45"W	52.51'
C98	52.52'	03°06'08"	970.00'	26.27'	N25°11'38"W	52.51'
C99	52.52'	03°06'08"	970.00'	26.27'	N22°05'30"W	52.51'
C100	52.52'	03°06'08"	970.00'	26.27'	N18°59'22"W	52.51'
C101	100.14'	05°54'56"	970.00'	50.12'	N14°28'50"W	100.11'
C102	5.00'	00°17'43"	970.00'	2.50'	N11°22'30"W	5.00'

[Handwritten Signature]
 06-21-04

Drawn By:	RJA	Date:	05-17-04
Checked By:	TA	Drawing Name:	04008PLT.DWG
Job No.:	04-008	Sheet:	4 of 4

ALDRICH LAND SURVEYING
 P.O. BOX 30701, ALBQ., N.M. 87190
 505-884-1990

DESCRIPTION

A tract of land situate within the Town of Atrisco Grant, projected Sections 4 & 5, Township 9 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACT 14, EL RANCHO GRANDE as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on November 25, 2003 in Book 2004C, Page 72 and containing 22.4820 acres more or less.

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6196666
Page: 1 of 4
07/02/2004 11:34A
Bk-2004C Pg-202
Mary Herrera Bern. Co. PLRT R 22.99

**PLAT FOR
EL RANCHO GRANDE
UNIT 14
WITHIN THE
TOWN OF ATRISCO GRANT
PROJECTED SECTIONS 4 & 5
TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
MAY, 2004**

PUBLIC UTILITY EASEMENTS

PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of:

1. PNM Electric Services Division for the installation, maintenance and service of overhead and underground electrical lines, communication lines, transformers, poles and any other equipment, fixtures, structures and related facilities reasonably necessary to provide electrical services.
2. PNM Gas Services Division for installation, maintenance, and service of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas services.
3. Qwest Telecommunications for 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 enclosures.
4. Comcast for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide Cable TV services.

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 of 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 the National Electrical Safety Code caused by construction of pools, decking, or any structures adjacent to within or near easements shown on this plat.

In approving this plat, the utility companies listed above did not conduct a title search of the properties shown hereon. Consequently, the utility companies do not waive or release any easement or easement rights which may have been granted by prior plat, replat or other document and which are not shown on this plat.

Easements for electric transformer/switchgears, as installed, shall extend ten feet (10') in front of transformer/switchgear doors and five feet (5') on each side.

PROJECT NUMBER: 1003031
Application Number: 04088-00980

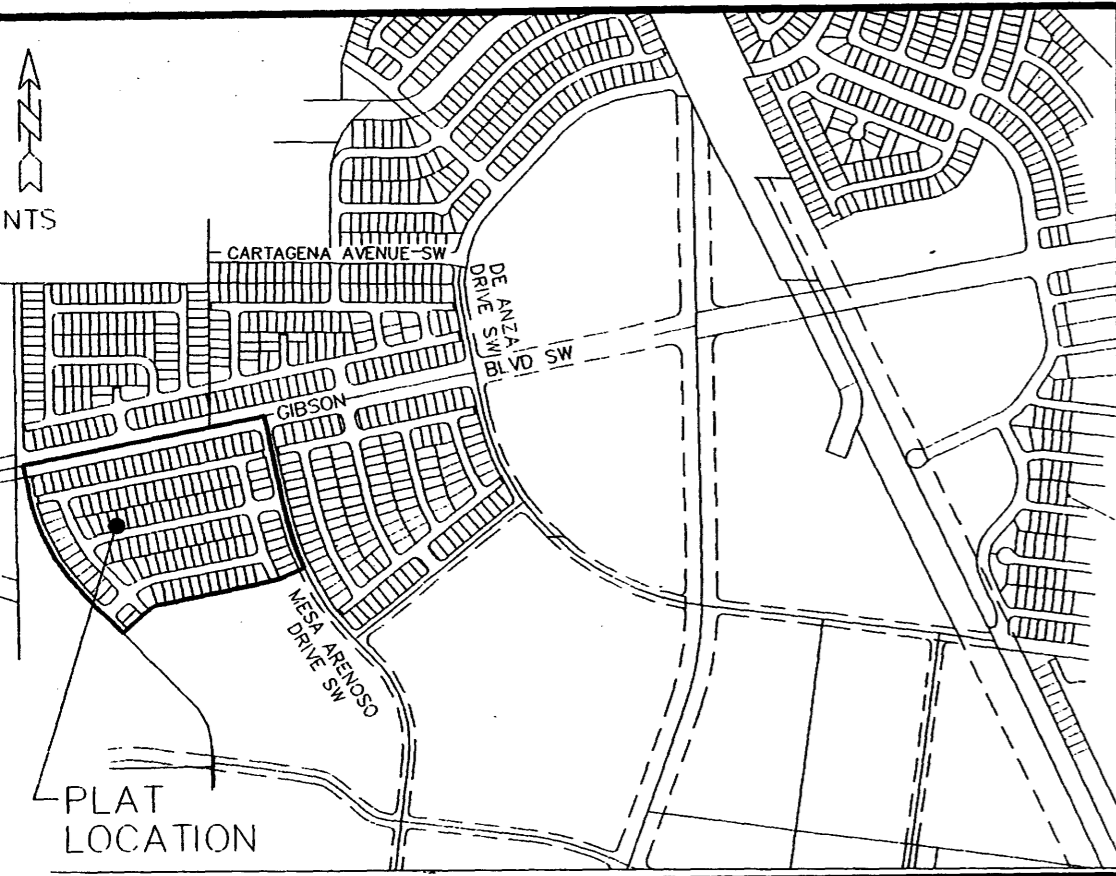
PLAT APPROVAL

Utility Approvals:

<u>Leonard J. Mante</u>	<u>6-29-04</u>	Date
PNM Electric Services Division		
<u>Leonard J. Mante</u>	<u>6-29-04</u>	Date
PNM Gas Services Division		
<u>David R. Muller</u>	<u>6-29-04</u>	Date
Qwest		
<u>Rita E. Eichen</u>	<u>6-29-04</u>	Date
Comcast		

City Approvals:

<u>M.B. Hunt</u>	<u>6-22-04</u>	Date
City Surveyor		
<u>Justin L. Daniel</u>	<u>7-1-04</u>	Date
Real Property Division		
<u>N/A</u>		Date
Environmental Health Department		
<u>John A. Green</u>	<u>6-30-04</u>	Date
Traffic Engineering, Transportation Division		
<u>Roger A. Green</u>	<u>6-30-04</u>	Date
Utilities Department		
<u>Christina Landora</u>	<u>6/30/04</u>	Date
Parks and Recreation Department		
<u>Buddy L. Bly</u>	<u>6/30/04</u>	Date
AMAFCA		
<u>Buddy L. Bly</u>	<u>6/30/04</u>	Date
City Engineer		
<u>Sheran Nelson</u>	<u>7/2/04</u>	Date
DRB Chairperson, Planning Department		



LOCATION MAP 1" = 750' N-8-Z & N-9-Z

PURPOSE OF PLAT

1. To create 130 lots as shown hereon.
2. To grant easements as shown hereon.
3. To dedicate street right-of-way as shown hereon.

SUBDIVISION DATA

1. Project No.: Application No.:
2. Zone Atlas Index No.: N-8-Z & N-9-Z
3. Total Number of Lots created: 130
4. Total Number of existing Tracts: 1
5. Total Number of Tracts created: 0
6. Miles of Full Width Streets created: 0.9209 Mi.
7. Gross Subdivision Acreage: 22.4820 Ac.
8. Current Zoning: R-LT

NOTES

1. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
2. Distances are ground distances.
3. Bearings and distances are field and record.
4. Basis of boundary are the following plats of record entitled:
 PLAT FOR "LANDS OF CURB INC.", (11-25-03, 03C-357)
 PLAT FOR "EL RANCHO GRANDE, UNIT 10", (04-21-09, 04C-127)
 PLAT FOR "EL RANCHO GRANDE, TRACTS 14, 15 & 16", (12-02-03, 03C-360)
 CORRECTION PLAT "EL RANCHO GRANDE, TRACTS 14, 15 & 16", (03-09-04, 04C-72)
 all being records of Bernalillo County, New Mexico.
5. Field Survey performed on March, 2003.
6. Title Report: None provided.
7. Address of Property: None provided.
8. City of Albuquerque, New Mexico Zone: R-2 FOR R-T AND RLT
9. Utility Council Location System Log No.: 2004123065
10. Unless otherwise noted all points are set "5/8" rebar with cap "ALS LS 7719".
11. All street centerline monumentation shall be installed at all centerline pc's, pt's, angle points and street intersections and shown thus (Δ) and will be marked by (4") Aluminum Cap stamped "CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION, DO NOT DISTURB PLS 7719".
12. No individual lots shall be allowed direct access to Gibson Boulevard S.W., Boulevard S.W., Messina Drive S.W. and Mesa Arenosa Drive S.W.
13. All lots shown with the P-1 designation shall conform to intermittent parking design criteria, item #1.

FREE CONSENT AND DEDICATION

The subdivision hereon described is with the free consent and in accordance with the desires of the undersigned owner(s) and/or proprietor(s) thereof and said owner(s) and/or proprietor(s) do hereby consent to the creating of 130 lots as shown hereon. Said owner(s) and/or proprietor(s) do hereby consent to the granting of easements as shown hereon. Said owner(s) and/or proprietor(s) do hereby dedicate all street right-of-ways to the City of Albuquerque in fee simple with Warranty Covenants. Said owner(s) and/or proprietor(s) do hereby consent to all the foregoing and do hereby certify that this subdivision is their free act and deed. Said Owner warrants that he holds complete and indefeasible title in fee simple to the land subdivided.

Owner(s):
Jr. V. President
 CURB, INC., PRESIDENT, Charles Haegelin
 STATE OF NEW MEXICO)
 BERNALILLO COUNTY)
Bo K. Johnson

On this 16 day of June, 2004, this instrument was acknowledge before me by Charles Haegelin, President of Curb, Inc., a New Mexico Corporation.

Stephanie L. Stratton 6-24-04
 Notary Public My Commission Expires

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPG # *see attached list
 PROPERTY OWNER OF RECORD:
CURB INC.
 BERNALILLO COUNTY TREASURER'S OFFICE:
Made Bill 2/24/04

OFFICIAL SEAL
 STEPHANIE L. STRATTON
 Notary Public - STATE OF NEW MEXICO
 My commission expires: 06-24-07

SURVEYOR'S CERTIFICATION

"I, Timothy Aldrich, 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."

Timothy Aldrich 06-03-04
 Timothy Aldrich, P.S. No. 7719 Date

ALDRICH LAND SURVEYING

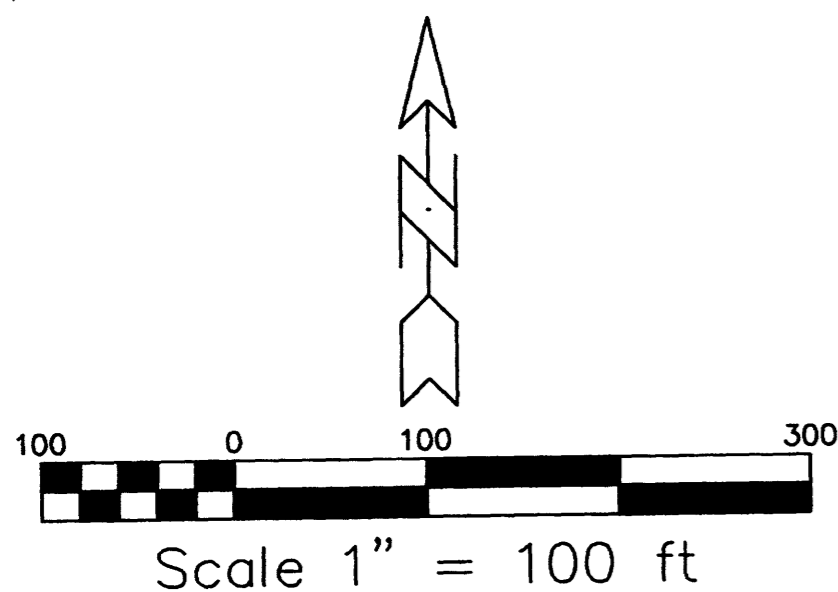
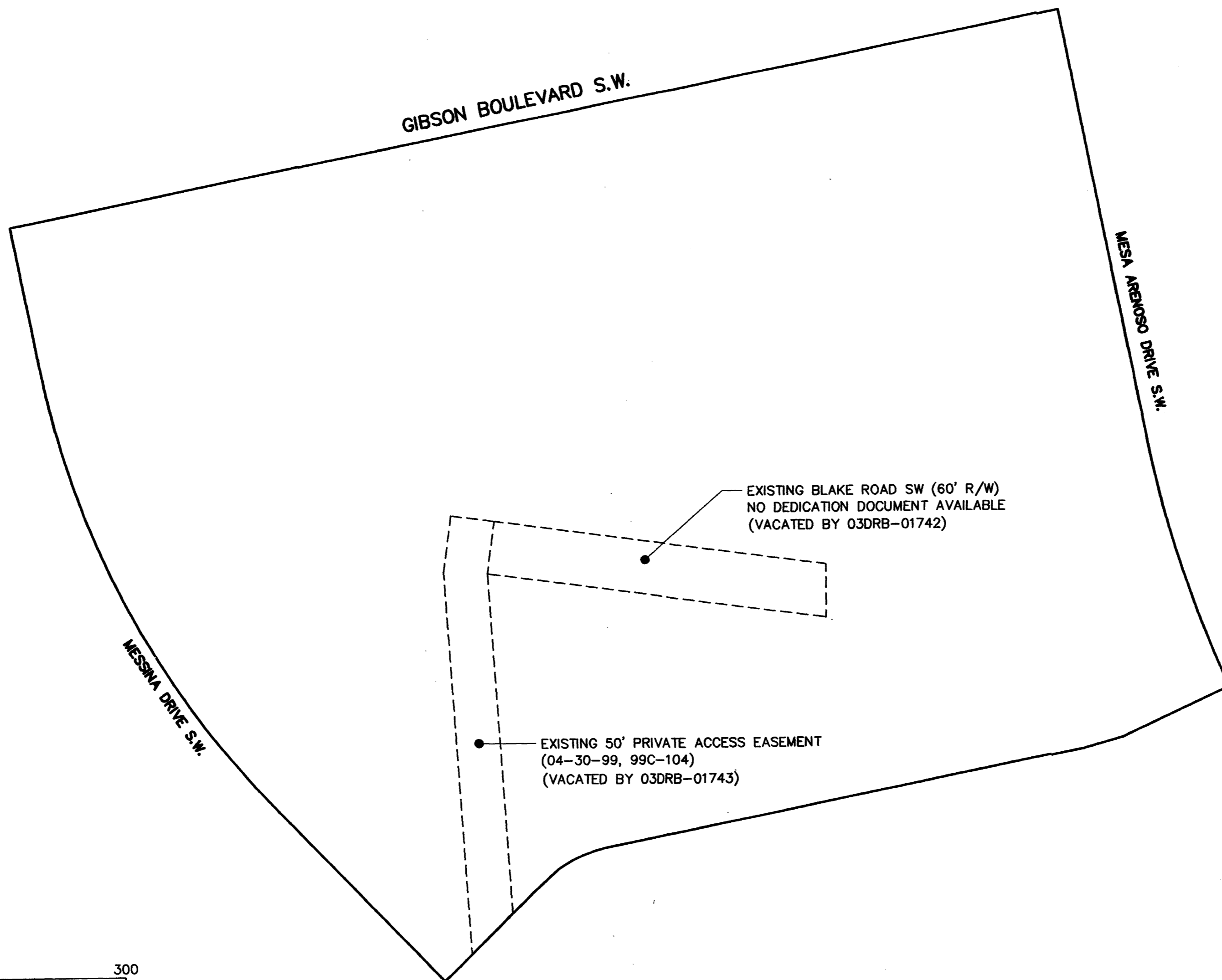
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Checked By: TA	Drawing Name: 04008PLT.DWG
Job No.: 04-008	Sheet: 1 of 4

P.O. BOX 30701, ALBQ., N.M. 87190
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Mary Herrera Bern. Co. PLRT R 22.00

PLAT FOR
EL RANCHO GRANDE
UNIT 14
WITHIN THE
TOWN OF ATRISCO GRANT
PROJECTED SECTIONS 4 & 5
TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
MAY, 2004

VACATION OF EASEMENT AND
RIGHT-OF-WAY



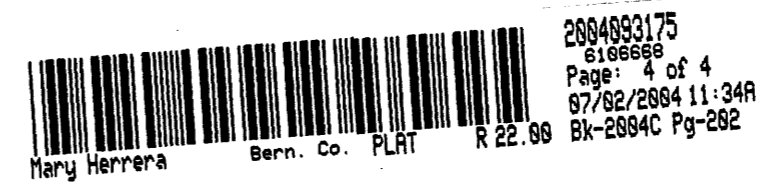
Tracy C. Aldrich
06-21-04

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**ALDRICH LAND
SURVEYING**

P.O. BOX 30701, ALBQ., N.M. 87190
505-884-1990

PLAT FOR
 EL RANCHO GRANDE
 UNIT 14
 WITHIN THE
 TOWN OF ATRISCO GRANT
 PROJECTED SECTIONS 4 & 5
 TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 MAY, 2004



NOTE

SEE SHEET 4 OF 4 FOR
 CURVE AND LINE DATA.

ACS MONUMENT
 "1-N8"
 Y=1470679.06
 X=348455.82
 G-G=0.99967260
 $\Delta\alpha = -00'17.26"$
 CENTRAL ZONE
 (NAD 1927)

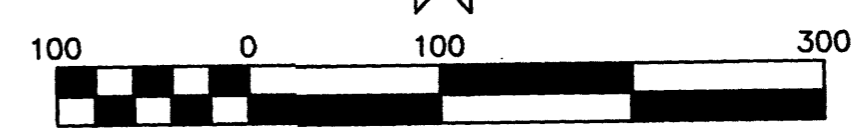
ACS MONUMENT
 "TRANS"
 Y=1471822.67
 X=354899.45
 G-G=0.99967921
 $\Delta\alpha = -00'16.42"$
 CENTRAL ZONE
 (NAD 1927/SLD 1929)
 ELEVATION=5118.370



- PROPERTY CORNERS**
- FOUND 5/8" REBAR WITH CAP "ALS LS 7719" (TYP)
- EASEMENTS**
- ① 10' PUE (GRANTED BY THIS PLAT)
 - ② 38' PUBLIC WATERLINE EASEMENT (GRANTED BY THIS PLAT)

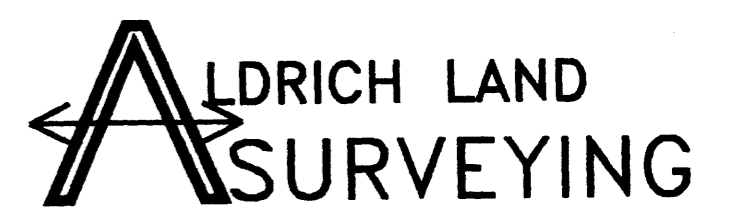
EL RANCHO GRANDE
 TRACT 15
 (03-09-04, 04C-72)

Handwritten signature and date: 06-21-04

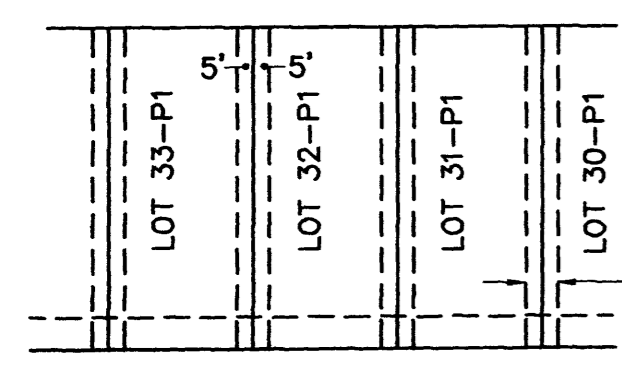


Scale 1" = 100 ft

Drawn By: RJA	Date: 05-17-04
Checked By: TA	Drawing Name: 04008PLT.DWG
Job No.: 04-008	Sheet: 3 of 4



P.O. BOX 30701, ALBQ., N.M. 87190
 505-884-1990



DRAINAGE EASEMENT DETAIL

A 10' Private Joint Use Drainage Easement shall be centered on adjoining side lot lines shown on this plat. The easement shall be maintained by the underlying property owner. (GRANTED BY THIS PLAT).

NOT TO SCALE

PLAT FOR
 EL RANCHO GRANDE
 UNIT 14
 WITHIN THE
 TOWN OF ATRISCO GRANT
 PROJECTED SECTIONS 4 & 5
 TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 MAY, 2004

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 Page: 3 of 4
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LINE	DIRECTION	DISTANCE
L1	S11°19'55"E	490.15'
L2	S65°24'52"W	135.00'
L3	S74°36'52"W	46.58'
L4	S78°46'22"W	557.71'
L5	S78°46'22"W	46.02'
L6	S45°44'07"W	135.24'
L7	N44°12'54"W	278.31'
L8	N11°13'38"W	162.00'
L9	N78°46'22"E	949.19'
L10	N78°40'05"E	275.16'

LINE	DIRECTION	DISTANCE
L11	N56°58'57"E	24.00'
L12	S11°13'38"E	38.00'
L13	N78°46'22"E	10.38'
L14	S11°13'38"E	38.00'
L15	S78°46'22"W	9.53'

CURVE	LENGTH	DELTA	RADIUS	TANGENT	DIRECTION	CHORD
C1	308.58'	13°15'13"	1334.00'	154.98'	S17°57'31"E	307.89'
C2	61.82'	24°05'47"	147.00'	31.38'	S66°43'28"W	61.37'
C3	576.56'	32°56'17"	1002.93'	296.49'	N27°44'46"W	568.66'

CURVE	LENGTH	DELTA	RADIUS	TANGENT	DIRECTION	CHORD
C4	457.50'	31°07'54"	842.00'	234.55'	N28°41'56"W	451.89'
C5	292.22'	19°53'04"	842.00'	147.59'	N23°04'31"W	290.75'
C6	165.28'	11°14'50"	842.00'	82.91'	N38°38'28"W	165.02'
C7	104.59'	12°47'25"	275.00'	52.93'	N67°52'39"E	103.96'
C8	313.84'	12°03'08"	1492.00'	157.50'	N18°24'59"W	313.26'
C9	185.23'	07°06'48"	1492.00'	92.74'	N15°56'49"W	185.12'
C10	128.61'	04°56'20"	1492.00'	64.34'	N21°58'23"W	128.57'
C11	158.57'	33°02'15"	275.00'	81.56'	N62°15'14"E	156.38'
C12	290.32'	12°11'43"	1364.00'	145.71'	N18°29'16"W	289.78'
C13	38.76'	88°50'14"	25.00'	24.50'	N56°48'32"W	34.99'
C14	39.78'	91°09'46"	25.00'	25.51'	N33°11'28"E	35.71'
C15	312.67'	12°11'43"	1469.00'	156.93'	N18°29'16"W	312.08'
C16	85.99'	03°15'07"	1515.00'	43.01'	N22°40'40"W	85.98'
C17	34.98'	80°10'32"	25.00'	21.04'	N61°08'22"W	32.20'
C18	91.79'	20°52'10"	252.00'	46.41'	N68°20'16"E	91.28'
C19	44.58'	102°10'04"	25.00'	30.97'	N06°49'09"E	38.90'
C20	39.27'	90°00'00"	25.00'	25.00'	S89°15'53"E	35.36'
C21	39.27'	90°00'00"	25.00'	25.00'	N00°44'07"E	35.36'
C22	37.36'	85°37'05"	25.00'	23.16'	N58°25'06"W	33.98'
C23	432.61'	28°39'20"	865.00'	220.93'	N29°56'13"W	428.12'
C24	39.27'	90°00'00"	25.00'	25.00'	N00°44'07"E	35.36'
C25	39.27'	90°00'00"	25.00'	25.00'	S89°15'53"E	35.36'
C26	559.31'	33°02'14"	970.00'	287.67'	N27°44'46"W	551.60'
C27	47.12'	90°00'00"	30.00'	30.00'	N33°46'22"E	42.43'
C28	46.57'	88°56'31"	30.00'	29.45'	N56°51'40"W	42.03'
C29	39.78'	91°09'46"	25.00'	25.51'	N33°11'28"E	35.71'
C30	38.76'	88°50'14"	25.00'	24.50'	N56°48'32"W	34.99'
C31	39.78'	91°09'46"	25.00'	25.51'	N33°11'28"E	35.71'
C32	41.67'	95°29'34"	25.00'	27.52'	N31°01'35"E	37.01'
C33	38.76'	88°50'14"	25.00'	24.50'	N56°48'32"W	34.99'
C34	39.78'	91°09'46"	25.00'	25.51'	N33°11'28"E	35.71'
C35	89.88'	17°16'54"	298.00'	45.29'	N70°07'55"E	89.54'
C36	38.78'	88°53'06"	25.00'	24.52'	N74°03'59"W	35.01'
C37	184.45'	12°54'15"	819.00'	92.62'	N23°10'19"W	184.06'
C38	43.65'	100°01'48"	25.00'	29.81'	N13°25'38"E	38.31'
C39	67.43'	15°19'49"	252.00'	33.92'	N71°06'27"E	67.23'
C40	38.76'	88°50'14"	25.00'	24.50'	N56°48'32"W	34.99'
C41	133.64'	05°03'14"	1515.00'	66.86'	N14°55'02"W	133.59'
C42	41.98'	96°13'01"	25.00'	27.87'	N30°39'51"E	37.22'
C43	127.52'	24°31'08"	298.00'	64.75'	N66°30'48"E	126.55'
C44	35.55'	81°28'53"	25.00'	21.53'	S85°00'19"E	32.63'
C45	109.74'	07°40'37"	819.00'	54.95'	N40°25'34"W	109.66'
C46	46.79'	18°14'18"	147.00'	23.60'	N69°39'13"E	46.60'
C47	2.64'	01°01'50"	147.00'	1.32'	N78°15'27"E	2.64'
C48	44.15'	17°12'28"	147.00'	22.24'	N69°08'18"E	43.98'
C49	31.96'	02°14'08"	819.00'	15.98'	N43°08'49"W	31.95'
C50	77.78'	05°26'29"	819.00'	38.92'	N39°18'30"W	77.75'
C51	62.89'	14°18'00"	252.00'	31.61'	N70°35'32"E	62.73'
C52	4.53'	01°01'50"	252.00'	2.27'	N78°15'27"E	4.53'
C53	56.07'	02°07'14"	1515.00'	28.04'	N13°27'02"W	56.07'

CURVE	LENGTH	DELTA	RADIUS	TANGENT	DIRECTION	CHORD
C54	77.57'	02°56'00"	1515.00'	38.79'	N15°58'39"W	77.56'
C55	18.15'	03°29'21"	298.00'	9.08'	N77°01'41"E	18.14'
C56	43.13'	08°17'43"	298.00'	21.61'	N71°08'10"E	43.11'
C57	41.27'	07°56'04"	298.00'	20.67'	N63°01'16"E	41.23'
C58	24.97'	04°48'00"	298.00'	12.49'	N56°39'14"E	24.96'
C59	23.68'	04°33'10"	298.00'	11.85'	N76°29'47"E	23.67'
C60	41.26'	07°56'03"	298.00'	20.67'	N70°15'10"E	41.23'
C61	24.94'	04°47'41"	298.00'	12.48'	N63°53'18"E	24.93'
C62	106.00'	07°24'58"	819.00'	53.08'	N25°54'57"W	105.93'
C63	78.45'	05°29'17"	819.00'	39.25'	N19°27'50"W	78.42'
C64	14.14'	00°35'43"	1364.00'	7.08'	N12°41'15"W	14.15'
C65	46.03'	01°56'00"	1364.00'	23.02'	N13°57'05"W	46.03'
C66	46.03'	01°56'00"	1364.00'	23.02'	N15°53'06"W	46.03'
C67	46.03'	01°56'00"	1364.00'	23.02'	N17°49'06"W	46.03'
C68	46.03'	01°56'00"	1364.00'	23.02'	N19°45'07"W	46.03'
C69	46.03'	01°56'00"	1364.00'	23.02'	N21°41'07"W	46.03'
C70	46.03'	01°56'00"	1364.00'	23.02'	N23°37'07"W	46.03'
C71	49.57'	01°56'00"	1469.00'	24.79'	N23°37'07"W	49.57'
C72	49.57'	01°56'00"	1469.00'	24.79'	N21°41'07"W	49.57'
C73	49.57'	01°56'00"	1469.00'	24.79'	N19°45'07"W	49.57'
C74	49.57'	01°56'00"	1469.00'	24.79'	N17°49'06"W	49.57'
C75	49.57'	01°56'00"	1469.00'	24.79'	N15°53'06"W	49.57'
C76	49.57'	01°56'00"	1469.00'	24.79'	N13°57'05"W	49.57'
C77	15.25'	00°35'43"	1469.00'	7.62'	N12°41'15"W	15.24'
C78	17.30'	06°44'29"	147.00'	8.66'	N75°24'07"E	17.29'
C79	44.52'	17°21'18"	147.00'	22.44'	N63°21'13"E	44.36'
C80	29.65'	06°44'29"	252.00'	14.84'	N75°24'07"E	29.63'
C81	62.14'	14°07'41"	252.00'	31.23'	N64°58'02"E	61.98'
C82	27.63'	01°49'45"	865.00'	13.81'	N16°31'26"W	27.61'
C83	46.83'	03°06'08"	865.00'	23.42'	N18°59'22"W	46.83'
C84	46.83'	03°06'08"	865.00'	23.42'	N22°05'30"W	46.83'
C85	46.83'	03°06'08"	865.00'	23.42'	N25°11'38"W	46.83'
C86	46.83'	03°06'08"	865.00'	23.42'	N28°17'45"W	46.83'
C87	46.83'	03°06'08"	865.00'	23.42'	N31°23'53"W	46.83'
C88	46.83'	03°06'08"	865.00'	23.42'	N34°30'01"W	46.83'
C89	46.83'	03°06'08"	865.00'	23.42'	N37°36'09"W	46.83'
C90	46.83'	03°06'08"	865.00'	23.42'	N40°42'17"W	46.83'
C91	30.34'	02°00'31"	865.00'	15.17'	N43°15'37"W	30.33'
C92	34.01'	02°00'31"	970.00'	17.01'	N43°15'37"W	34.01'
C93	52.52'	03°06'08"	970.00'	26.27'	N40°42'17"W	52.51'
C94	52.52'	03°06'08"	970.00'	26.27'	N37°36'09"W	52.51'
C95	52.52'	03°06'08"	970.00'	26.27'	N34°30'01"W	52.51'
C96	52.52'	03°06'08"	970.00'	26.27'	N31°23'53"W	52.51'
C97	52.52'	03°06'08"	970.00'	26.27'	N28°17'45"W	52.51'
C98	52.52'	03°06'08"	970.00'	26.27'	N25°11'38"W	52.51'
C99	52.52'	03°06'08"	970.00'	26.27'	N22°05'30"W	52.51'
C100	52.52'	03°06'08"	970.00'	26.27'	N18°59'22"W	52.51'
C101	100.14'	05°54'56"	970.00'	50.12'	N14°28'50"W	100.11'
C102	5.00'	00°17'43"	970.00'	2.50'	N11°22'30"W	5.00'

[Handwritten Signature]
 05-21-04

ALDRICH LAND SURVEYING

Drawn By:	RJA	Date:	05-17-04
Checked By:	TA	Drawing Name:	04008PLT.DWG
Job No.:	04-008	Sheet:	4 of 4

P.O. BOX 30701, ALBQ., N.M. 87190
 505-884-1990

PRELIMINARY PLAT FOR
EL RANCHO GRANDE UNIT 14
 A REPLAT OF TRACT 14 OF BULK LAND PLAT
 FOR TRACTS 14, 15 AND 16 EL RANCHO GRANDE
 WITHIN THE
 TOWN OF ATRISCO GRANT
 PROJECTED SECTIONS 4 AND 5
 TOWNSHIP 9 NORTH, RANGE 2 EAST, NMPM
 CITY OF ALBUQUERQUE,
 BERNALILLO COUNTY, NEW MEXICO

OCTOBER, 2003
PRELIMINARY PLAT
 APPROVED BY DRB
 ON 11/26/03

LEGAL DESCRIPTION

TRACT 14 OF BULK LAND PLAT FOR TRACTS 14, 15 AND 16
 EL RANCHO GRANDE, BOOK _____, PAGE _____, DATE _____

GENERAL NOTES

- EXISTING ZONING: R-LT
 PROPOSED DEVELOPMENT: R-LT
- PROPOSED ACREAGE: 22.44 AC
 NUMBER OF LOTS: 130 D.U.
 PROPOSED DENSITY: 5.79 DU/AC
- MIN. LOT DIMENSIONS: 44' X 105'
 MINIMUM LOT AREA: 4,620 SQFT
- ALL STREETS, UTILITIES, AND STORM DRAIN IMPROVEMENTS AREA TO BE PUBLIC, AND TO BE DEDICATED TO THE CITY OF ALBUQUERQUE FOR MAINTENANCE.
- LOT SETBACKS SHALL CONFORM TO R-LT ZONING REQUIREMENTS
- NO INDIVIDUAL LOTS SHALL BE ALLOWED DIRECT ACCESS TO MESA ARENOSO DRIVE, GIBSON BLVD., AND OR MESSINA DRIVE

SITE DATA

ZONING	R-LT
MILES OF FULL WIDTH STREETS CREATED	0.83 MILES
NO. OF EXISTING PARCELS	1
NO. OF LOTS CREATED	126
DENSITY	5.49 DU/AC

SURVEY NOTES

- ALL BOUNDARY CORNERS SHOWN (●) ARE FOUND REBAR W/CAP.
- ALL STREET CENTERLINE MONUMENTATION SHALL BE INSTALLED AT ALL CENTERLINE P.C.'S, P.T.S, ANGLE POINTS, AND STREET INTERSECTIONS AND SHOWN THIS (▲) AND WILL BE MARKED BY (▲) ALUMINUM CAP STAMPED "CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION MARKED, DO NOT DISTURB PLS 11993".
- THE SUBDIVISION BOUNDARY WILL BE TIED TO THE NEW MEXICO STATE PLANE COORDINATE SYSTEM AS SHOWN.
- BASES OF BEARINGS WILL BE NEW MEXICO STATE PLANE BEARINGS.
- DISTANCES SHALL BE GROUND DISTANCES.
- MANHOLES WILL BE OFFSET AT ALL POINTS OF CURVATURE, TANGENCY STREET INTERSECTIONS, AND ALL OTHER ANGLE POINTS TO ALLOW USE OF CENTERLINE MONUMENTATION.

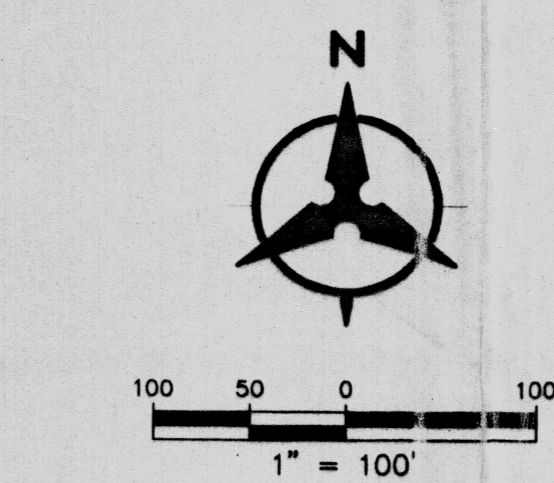
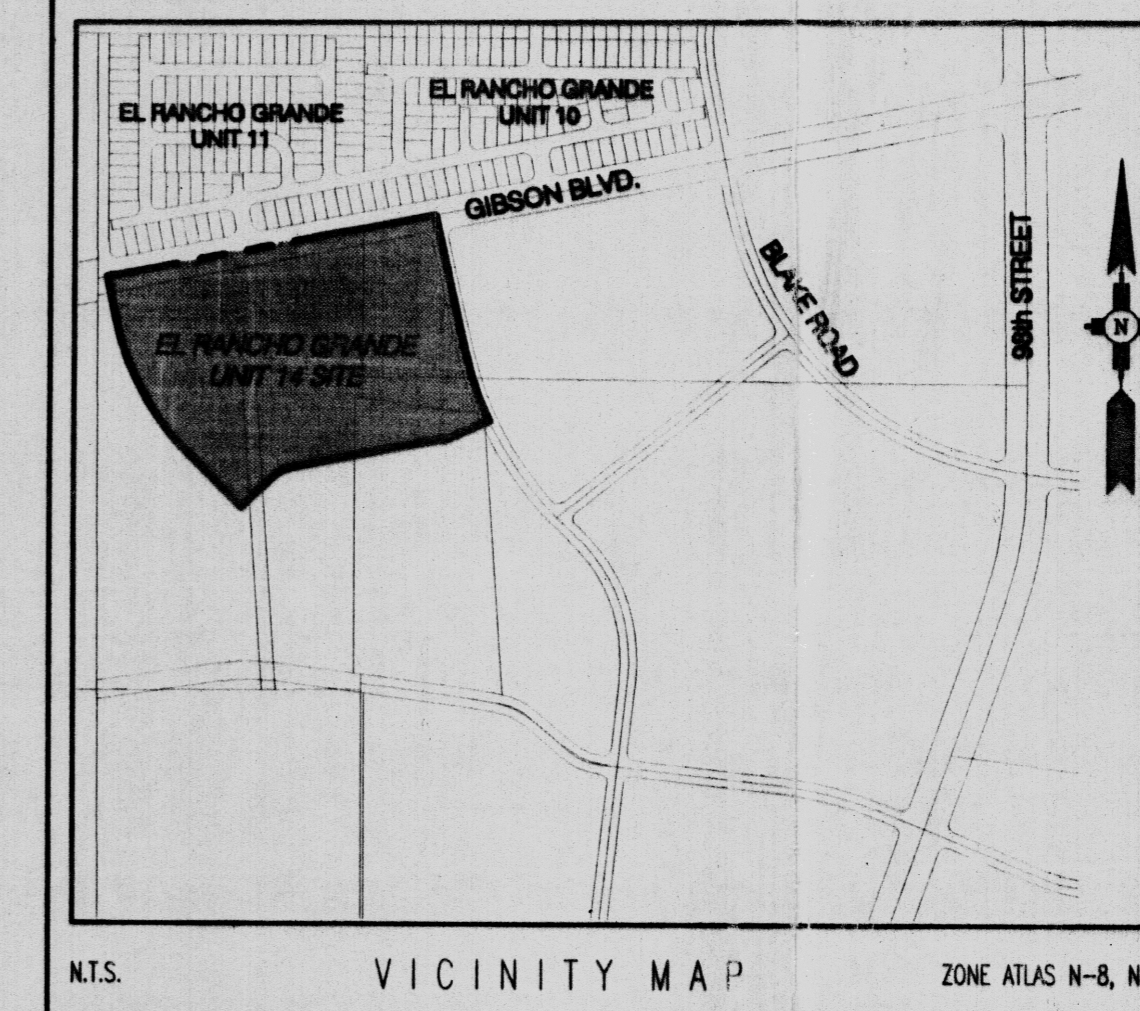
APPROVED

[Signature] 10/9/03
 CITY SURVEYOR DATE

[Signature] 10/9/03
 BO JOHNSON VICE PRESIDENT, CURB INC. DATE

Bohannon & Huston

Consulting 7800 Jefferson St. NE Albuquerque, NM 87109-4886
 ENGINEERING & SPATIAL DATA & ADVANCED TECHNOLOGIES



LEGEND

- SUBDIVISION BOUNDARY LINE
- EXISTING SUBDIVISION BOUNDARY
- NEW LOT LINE
- ADJOINING PROPERTY LINE
- CENTERLINE MONUMENT TO BE INSTALLED
- CITY OF ALBUQUERQUE SURVEY CONTROL MONUMENT
- EXISTING FENCE LINE

KEYED NOTES

- 10' PUBLIC UTILITY EASEMENT
- PORTION OF EXISTING 50' PRIVATE ACCESS EASEMENT (94-30-99, 99C-104) TO BE VACATED BY THIS PLAT
- BLAKE ROAD SW (60' R/W) NO DEDICATION DOCUMENT AVAILABLE TO BE VACATED BY THIS PLAT

Boundary Curve Table

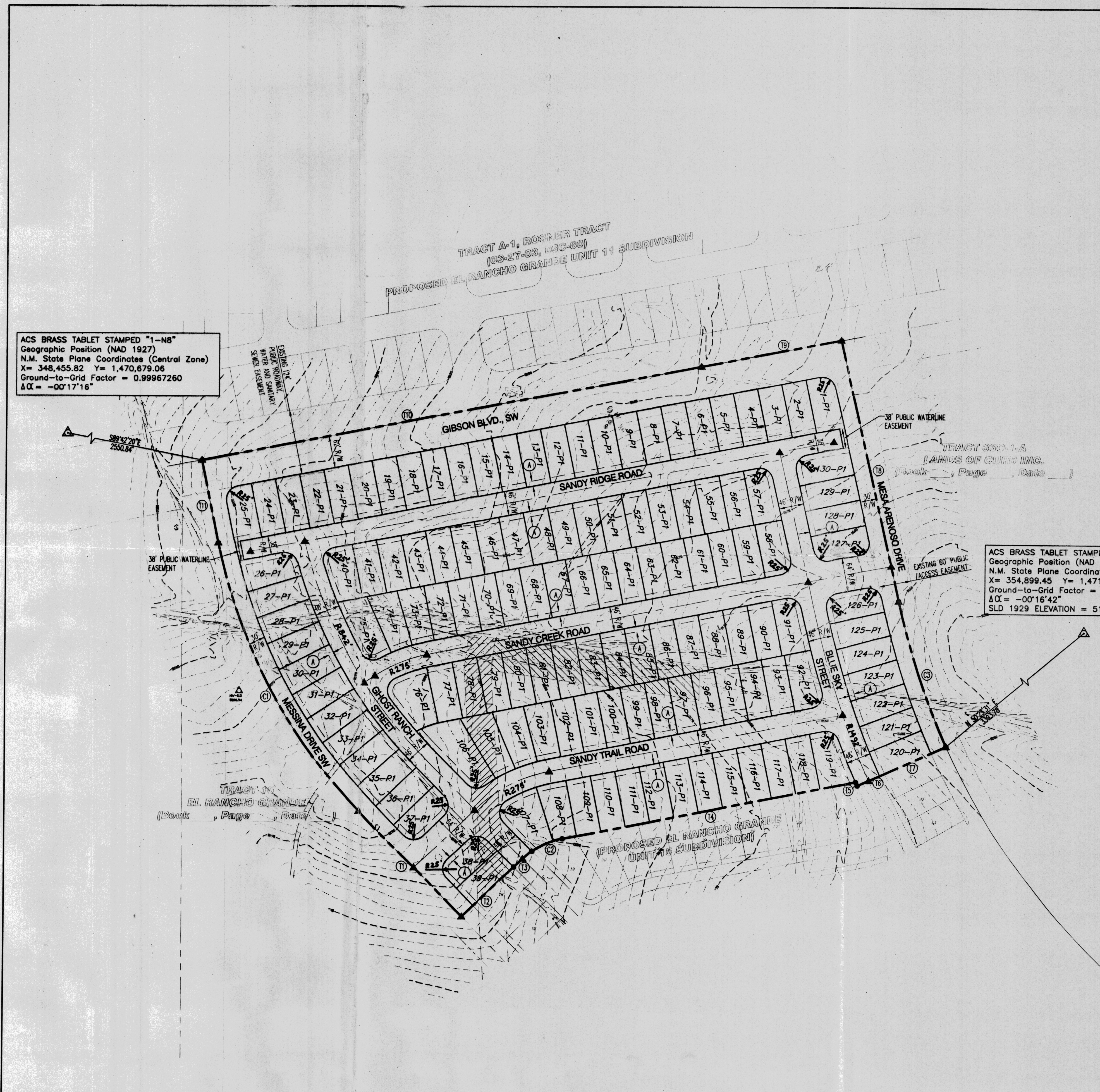
ID	ARC	RADIUS	DELTA	TANGENT
C1	576.61	1000.00	33°02'14"	296.57
C2	61.82	147.00	24°05'47"	31.38
C3	283.94	1334.00	12°11'43"	14.51

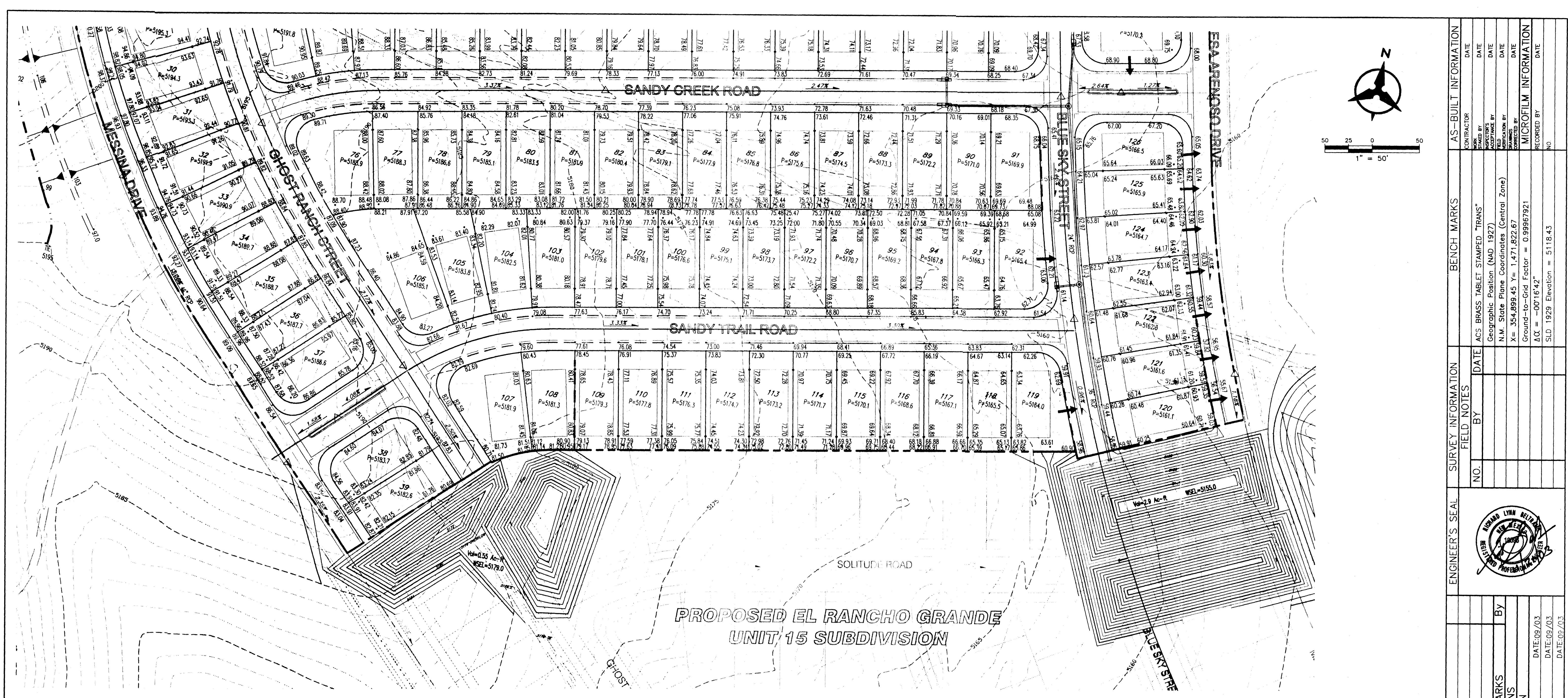
Boundary Tangent Table

ID	BEARING	LENGTH
T1	S44°15'53"E	278.31
T2	N45°44'07"E	135.00
T3	N45°44'07"E	46.00
T4	N78°46'22"E	557.71
T5	S24°26'41"E	7.45
T6	N65°24'52"E	46.00
T7	N65°24'52"E	135.00
T8	N123°25'W	514.87
T9	S78°40'05"W	265.88
T10	S78°46'22"W	948.19
T11	S111°33'38"E	162.00

ACS BRASS TABLE STAMPED "1-N8"
 Geographic Position (NAD 1927)
 N.M. State Plane Coordinates (Central Zone)
 X= 348,455.82 Y= 1,470,679.06
 Ground-to-Grid Factor = 0.99967260
 Δα = -00°17'16"

ACS BRASS TABLE STAMPED "TRANS"
 Geographic Position (NAD 1927)
 N.M. State Plane Coordinates (Central Zone)
 X= 354,899.45 Y= 1,471,822.67
 Ground-to-Grid Factor = 0.99967921
 Δα = -00°16'42"
 SLD 1929 ELEVATION = 5118.43





**PROPOSED EL RANCHO GRANDE
UNIT 15 SUBDIVISION**

LEGEND

• (91.62)	FUTURE SPOT ELEVATION
• 91.62	PROPOSED SPOT ELEVATION
× 92.46	EXISTING SPOT ELEVATION (GRND & TC)
=====	EXISTING CURB & GUTTER
=====	PROPOSED MOUNTABLE CURB & GUTTER
=====	PROPOSED STANDARD CURB & GUTTER
-----	EXISTING CONTOUR W/ INDEX ELEVATION
→	FLOW ARROW
-----	PROPOSED RETAINING WALL
-----	PROPOSED GARDEN WALL
-----	CONCRETE FILLED TO 1-FOOT DEPTH
-----	PROPOSED SLOPE
-----	PROPOSED STORM DRAIN
○	PROPOSED STORM DRAIN MANHOLE
⊕	PROPOSED STORM DRAIN INLET
⊕	WALL DRAIN

- GENERAL NOTES**
- CONTRACTOR MUST OBTAIN A TOPSOIL DISTURBANCE PERMIT FROM THE ENVIRONMENTAL HEALTH DIVISION PRIOR TO CONSTRUCTION.
 - THE CONTRACTOR IS TO REFER TO EARTHWORK SPECIFICATION AS NOTED IN THE SOILS REPORT.
 - THE CONTRACTOR SHALL CONFORM TO ALL CITY, COUNTY, STATE, AND FEDERAL EROSION CONTROL MEASURES & REQUIREMENTS AND WILL BE RESPONSIBLE FOR PREPARING AND OBTAINING ALL NECESSARY APPLICATIONS AND APPROVALS.
 - THE CONTRACTOR SHALL ENSURE THAT NO SOIL ERODES FROM THE LOTS INTO PUBLIC RIGHT-OF-WAY. THIS CAN BE ACHIEVED BY CONSTRUCTING TEMPORARY BERMS AS PER DETAIL, SHEET 3B, AND WETTING THE SOIL TO KEEP IT FROM BLOWING.
 - ALL SPOT ELEVATIONS ARE TO FLOWLINE UNLESS OTHERWISE NOTED.
 - BOULDERS GREATER THAN 3 FEET IN DIAMETER EXCAVATED DURING GRADING ACTIVITIES SHALL BE STOCKPILED AND DISPOSED OF AT THE DISCRETION OF THE OWNER.
 - ALL WALLS SHOWN ARE TO BE PLACED ALONG PROPERTY LINE. WALLS ARE SHOWN OFFSET FOR VISUAL PURPOSE ONLY.

ROUGH GRADING (±0.5')
APPROVED FOR ROUGH GRADING DATE

Bohannon & Huston
 Consulting | 7000 Jefferson Blvd NE Albuquerque, NM 87109-4886
 ENGINEERING • SPATIAL DATA • ADVANCED TECHNOLOGIES

**CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT**

**EL RANCHO GRANDE UNIT 14
GRADING PLAN AND EROSION CONTROL PLAN**

Design Review Committee	City Engineer Approval	Mo./Day/Yr.	Mo./Day/Yr.

City Project No. **XXX** Zone Map No. **N-8, N-9** Sheet **2** Of **5**

AS-BUILT INFORMATION

CONTRACTOR	DATE
DESIGNED BY	DATE
DRAWN BY	DATE
CHECKED BY	DATE
RECORDED BY	DATE

BENCH MARKS

ACS BRASS TABLET STAMPED "TRANS"
 Geographic Position (NAD 1927)
 N.M. State Plane Coordinates (Central Zone)
 X= 354,899.45 Y= 1,471,822.67
 Ground-to-Grid Factor = 0.99967921
 I.O.C. = -0016'42"
 SLD 1929 Elevation = 5118.43

SURVEY INFORMATION

NO.	BY	DATE

FIELD NOTES

ENGINEER'S SEAL

REVISIONS	By	Date
DESIGN		DATE: 09/03
		DATE: 09/03

Designed By: SJS DATE: 09/03
 Drawn By: BJG DATE: 09/03
 Checked By: SJS DATE: 09/03