

Vicinity Map

## SUBDIVISION DATA / NOTES

1. PLAT WAS COMPILED USING EXISTING RECORD DATA & ACTUAL FIELD SURVEY.
2. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1927, AND ARE BASED ON ACS CONTROL MONUMENTS 12-J13 AND 17-J14, AS SHOWN HEREON.
3. DISTANCES ARE GROUND DISTANCES.
4. PLAT SHOWS ALL EASEMENTS OF RECORD.
5. BEARINGS AND DISTANCES IN PARENTHESES ( ) ARE PER THE PLAT OF PEREA ADDITION, FILED IN BERNALILLO COUNTY, NEW MEXICO ON MAY 01, 1891 IN VOLUME C2, FOLIO 43.
6. GROSS AREA: 0.3275 ACRES
7. NUMBER OF EXISTING LOTS: 4
8. NUMBER OF LOTS CREATED: 2
9. THE PRIVATE PARKING EASEMENT IS FOR THE BENEFIT AND USE BY AND FOR THE OWNERS OF LOTS 17-A AND 19-A AND IS TO BE MAINTAINED BY SAID OWNERS.
10. PROPERTY IS ZONED SU-2.

## LEGAL DESCRIPTION

LOTS NUMBERED SEVENTEEN (17), EIGHTEEN (18), NINETEEN (19) AND TWENTY (20) IN BLOCK NUMBERED THIRTY-NINE (39) OF THE PEREA ADDITION TO THE CITY OF ALBUQUERQUE, NEW MEXICO, AS THE SAME ARE SHOWN AND DESIGNATED ON THE AMENDED AND SUPPLEMENTAL MAP OF SAID ADDITION, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON THE 1ST DAY OF MAY, 1891.

## FREE CONSENT

THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATTING OF SAID PROPERTY AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND DO HEREBY REPRESENT THAT THE UNDERSIGNED INDIVIDUALS ARE AUTHORIZED TO SO ACT.

OWNER(S) SIGNATURE: Ruth Rosenstern DATE: 12/8/03  
 OWNER(S) PRINT NAME: Ruth Rosenstern TRACT:  
 ADDRESS: 811 12TH ST NW, ALBUQUERQUE, NM 87102  
 ACKNOWLEDGMENT  
 STATE OF NEW MEXICO )  
 ) SS  
 COUNTY OF BERNALILLO )  
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 8th DAY OF DECEMBER, 2003.  
 BY: Ruth Rosenstern  
 MY COMMISSION EXPIRES 10/01/05  
Sarah Amato  
 NOTARY PUBLIC

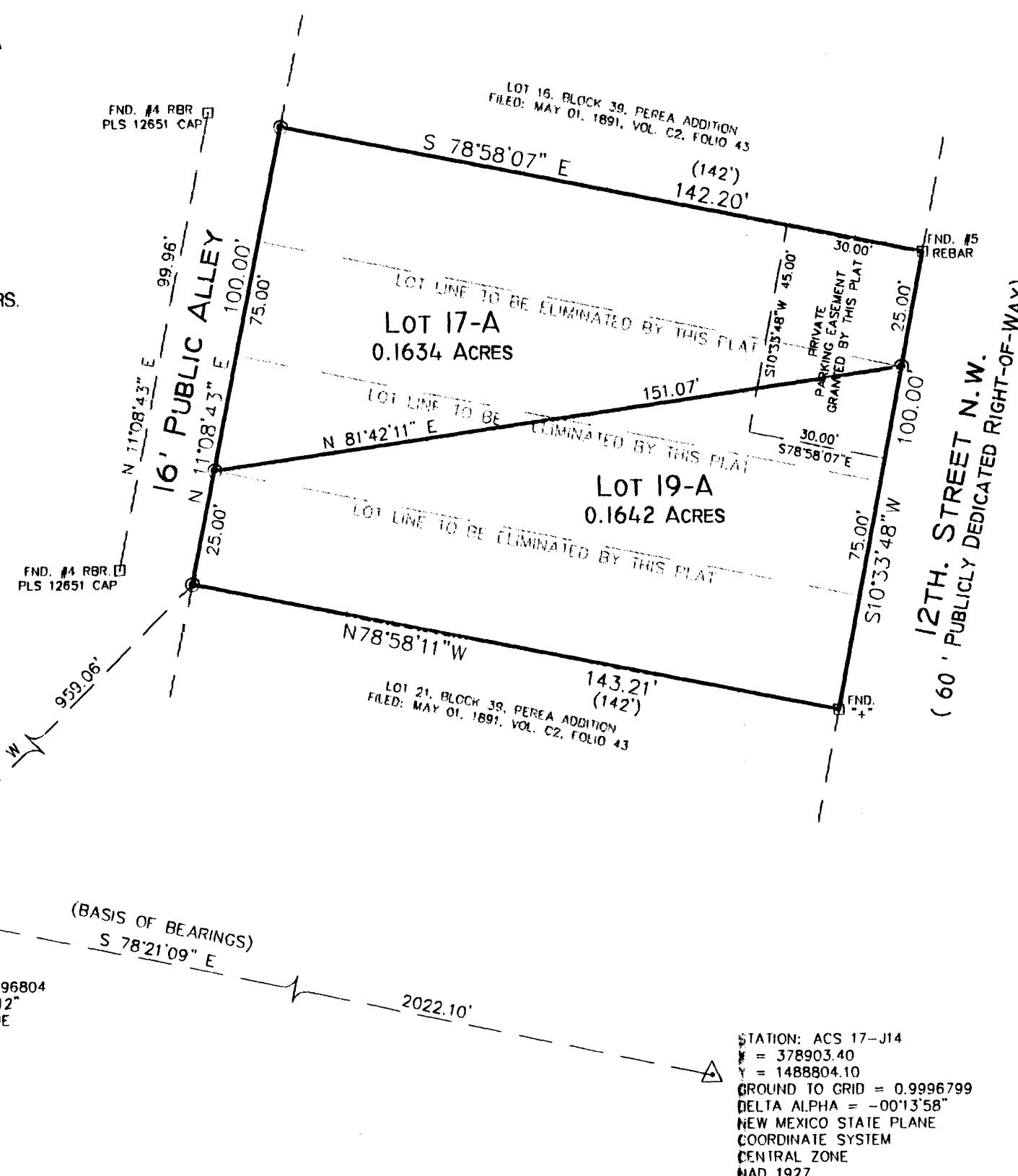
PLAT OF  
 LOTS 17-A & 19-A, BLOCK 39  
 PEREA ADDITION  
 SITUATE WITHIN SECTION 18,  
 T. 10 N., R. 3 E., N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 DECEMBER, 2003

## DISCLOSURE STATEMENT

THE PURPOSE OF THIS PLAT IS TO DIVIDE FOUR (4) EXISTING LOTS INTO TWO (2) NEW LOTS OF LAND AND TO GRANT A PRIVATE PARKING EASEMENT.



15 10 5 0 10 20 30  
 1" = 30'  
 PROJECT NO. 0312RS06  
 DRAWN BY: RS  
 ZONE ATLAS: J-13-Z  
 PEREA.CR5



## MONUMENT LEGEND

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

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON  
 UPC#: 10130584312610505

PROPERTY OWNER OF RECORD: ROSENSTERN Ruth SACA  
 BERNALILLO COUNTY TREASURERS OFFICE: Mark G. 5/10/04

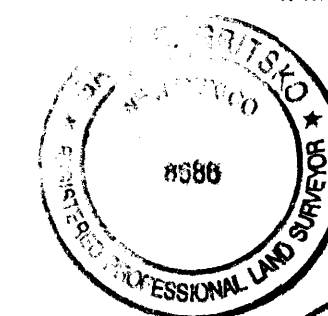
APPLICATION NO. & PROJECT NO.: 03 028-02072/1003037  
 CITY APPROVALS:

CITY SURVEYOR	DATE
<u>W.B. Paul</u>	<u>12-8-03</u>
<u>Shirley</u>	<u>12-17-03</u>
TRAFFIC ENGINEERING	DATE
<u>Christina Sandora</u>	<u>12/17/03</u>
PARKS & RECREATION DEPARTMENT	DATE
<u>Roger A. Sherr</u>	<u>12-17-03</u>
UTILITY DEVELOPMENT DIVISION	DATE
<u>Phil Du</u>	<u>12-18-03</u>
A.M.A.F.C.A.	DATE
<u>Buddy L. Bish</u>	<u>12/17/03</u>
CITY ENGINEER	DATE
<u>Sharon Matson</u>	<u>12/17/03</u>
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE

## SURVEYOR'S CERTIFICATION

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

Gary E. Gritsko Dec 8, 2003  
 Gary E. Gritsko Date  
 New Mexico Professional Surveyor, 8686

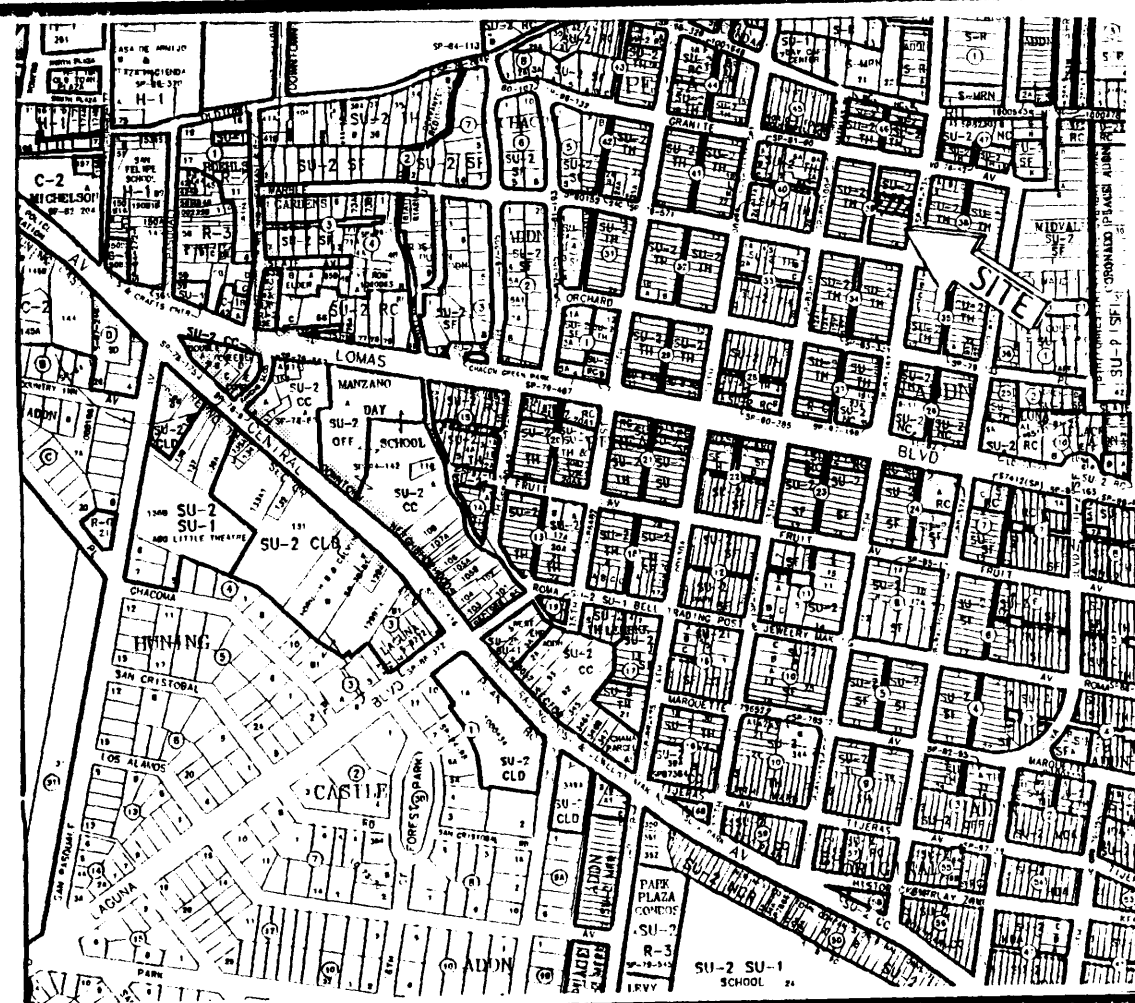


## SURVEYS SOUTHWEST LTD.

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

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

T10N R3E SEC. 18



N.T.S.

ZONE ATLAS:  
J-13-Z

Vicinity Map

SUBDIVISION DATA / NOTES

1. PLAT WAS COMPILED USING EXISTING RECORD DATA & ACTUAL FIELD SURVEY.
2. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1927, AND ARE BASED ON ACS CONTROL MONUMENTS 12-J13 AND 17-J14, AS SHOWN HEREON.
3. DISTANCES ARE GROUND DISTANCES.
4. PLAT SHOWS ALL EASEMENTS OF RECORD.
5. BEARINGS AND DISTANCES IN PARENTHESES ( ) ARE PER THE PLAT OF PEREA ADDITION, FILED IN BERNALILLO COUNTY, NEW MEXICO ON MAY 01, 1891 IN VOLUME C2, FOLIO 43.
6. GROSS AREA: 0.3275 ACRES
7. NUMBER OF EXISTING LOTS: 4
8. NUMBER OF LOTS CREATED: 2
9. THE PRIVATE PARKING EASEMENT IS FOR THE BENEFIT AND USE BY AND FOR THE OWNERS OF LOTS 17-A AND 19-A AND IS TO BE MAINTAINED BY SAID OWNERS.
10. PROPERTY IS ZONED SU-2.

MONUMENT LEGEND

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

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

BERNALILLO COUNTY TREASURERS OFFICE:

LEGAL DESCRIPTION

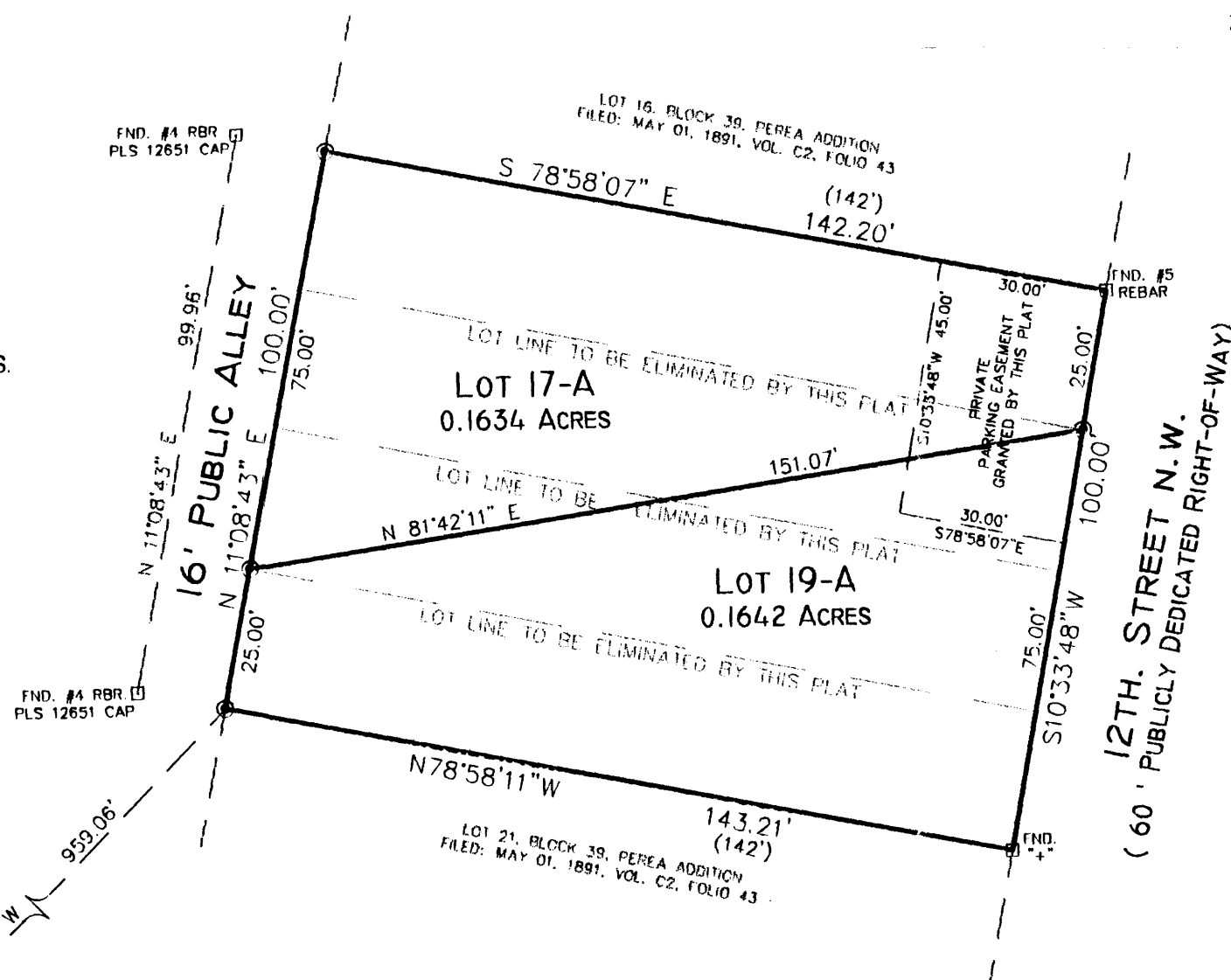
LOTS NUMBERED SEVENTEEN (17), EIGHTEEN (18), NINETEEN (19) AND TWENTY (20) IN BLOCK NUMBERED THIRTY-NINE (39) OF THE PEREA ADDITION TO THE CITY OF ALBUQUERQUE, NEW MEXICO, AS THE SAME ARE SHOWN AND DESIGNATED ON THE AMENDED AND SUPPLEMENTAL MAP OF SAID ADDITION, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON THE 1ST DAY OF MAY, 1891.

FREE CONSENT

THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATTING OF SAID PROPERTY AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND DO HEREBY REPRESENT THAT THE UNDERSIGNED INDIVIDUALS ARE AUTHORIZED TO SO ACT.

OWNER(S) SIGNATURE: RUTH ROSENSTEIN DATE: 12/8/03  
OWNER(S) PRINT NAME: RUTH ROSENSTEIN  
ADDRESS: 811 12TH ST NW, ALBU, N.M. 87102 TRACT:  
ACKNOWLEDGMENT  
STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO )  
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 8th DAY OF DECEMBER, 2003.  
BY: RUTH ROSENSTEIN  
MY COMMISSION EXPIRES: 10/01/05  
Sarah Amato  
NOTARY PUBLIC

15 10 5 0 10 20 30  
1" = 30'  
PROJECT NO. 0312RS06  
DRAWN BY: RS  
ZONE ATLAS: J-13-Z  
PEREA CR5



STATION: ACS 12-J13  
X = 376922.94  
Y = 1489212.34  
GROUND TO GRID = 0.9995804  
DELTA ALPHA = -0014'12"  
NEW MEXICO STATE PLANE  
COORDINATE SYSTEM  
CENTRAL ZONE  
NAD 1927

STATION: ACS 17-J14  
X = 378903.40  
Y = 1488804.10  
GROUND TO GRID = 0.9996799  
DELTA ALPHA = -0013'58"  
NEW MEXICO STATE PLANE  
COORDINATE SYSTEM  
CENTRAL ZONE  
NAD 1927

PLAT OF  
LOTS 17-A & 19-A, BLOCK 39  
PEREA ADDITION  
SITUATE WITHIN SECTION 18,  
T. 10 N., R. 3 E., N.M.P.M.  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
DECEMBER, 2003

DISCLOSURE STATEMENT

THE PURPOSE OF THIS PLAT IS TO DIVIDE FOUR (4) EXISTING LOTS INTO TWO (2) NEW LOTS OF LAND. AND TO GRANT A PRIVATE PARKING EASEMENT.

APPLICATION NO. & PROJECT NO.:

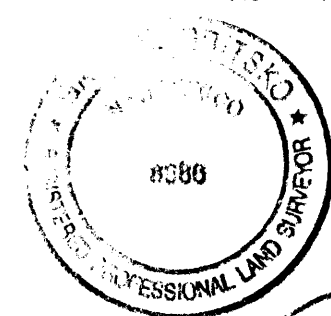
CITY APPROVALS:

<u>[Signature]</u>	<u>12-8-03</u>
CITY SURVEYOR	DATE
TRAFFIC ENGINEERING	DATE
PARKS & RECREATION DEPARTMENT	DATE
UTILITY DEVELOPMENT DIVISION	DATE
A.M.A.F.C.A.	DATE
CITY ENGINEER	DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE

SURVEYOR'S CERTIFICATION

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

Gary E. Gritsko Dec 8, 2003  
Gary E. Gritsko  
New Mexico Professional Surveyor, 8686



SURVEYS SOUTHWEST LTD.

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

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

T10N R3E SEC. 18