

VICINITY MAP
NOT TO SCALE

GENERAL NOTES

- Bearings are grid, based upon the New Mexico State Plane Coordinate System, Central Zone (NAD 27), and rotated to grid at the Albuquerque Control Survey Monument "7-B10".
- Distances are ground.
- Distances along curved lines are arc lengths.
- Record Plat or Deed bearings and distances, where they differ from those established by this field survey, are shown in parenthesis ().
- All corners are a 5/8" rebar with cap stamped "HUGG L.S. 9750" unless otherwise indicated hereon.
- U.C.L.S. Log Number 2005062015.
- City of Albuquerque Zone Atlas Page: B-10-Z
- All street centerline monumentation shall be installed at all centerline PC's, PT's, angle points and street intersections and shown thus (). All centerline monumentation will be set using the standard four (4") aluminum monument stamped "City of Albuquerque Centerline Monument- Do not disturb, PS Number 9750" and will be set flush with the final asphalt lift.
- Manholes will be offset at all points of curvature, points of tangency, street intersections, and all other angle points to allow use of centerline monumentation.
- Total number of new Lots created: 36
- Total mileage of full width streets created: 0.2002 mile.
- Total new road area (Dedicated): 1.3284 acres
- Gross Subdivision acreage: 5.8871 acres.
- Number of existing Tracts: 1
- Total number of parcels created: 0
- Total number of Tracts created: 0
- Current zoning: SU-1 PRD -FAR 0.5

PURPOSE OF:

The Purpose of this replat is to:

- Create the 36 residential lots as shown hereon.
- Dedicate the additional new public street right of ways as shown hereon to the City of Albuquerque in fee simple with warranty covenants
- Grant the new public utility and drainage easements as shown hereon

TREASURERS CERTIFICATION

This is to certify that taxes are current and paid on the following:

 Bernalillo County Treasurer Date

PUBLIC UTILITY EASEMENTS

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

- PNM Electric Services for installation, maintenance, and service of overhead and underground electrical lines, transformers, and other equipment 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.
- QWest Corporation for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide communication services, including but not limited to 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.
- New Mexico Utilities, Inc. for the installation, maintenance, and service of underground water and sanitary sewer lines, valves and other equipment and facilities reasonably necessary to provide water and sanitary sewer 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 (aboveground or subsurface), hot tub, concrete or wood pool decking, or other structure shall be erected or constructed on said easements, nor shall any well be drilled or operated thereon. Property owners shall be solely responsible for correcting any violations of National Electrical Safety Code by construction of pools, decking, or any structures adjacent to or near easements shown on this plat.

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

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 to which it may be entitled.

SHEET INDEX

- SHEET 1 OF 4 - Approvals, General Notes, Etc...
- SHEET 2 OF 4 - Legal Description, Free consent and dedication Curve and Line Tables
- SHEET 3 OF 4 - Existing Plat Boundary
- SHEET 4 OF 4 - Unit 2

SURVEYORS CERTIFICATION

I, Russ P. Hugg, New Mexico Professional Surveyor Number 9750, hereby certify that this plat of survey was prepared from field notes of an actual ground survey performed by me or under my supervision; that it meets the Standards for Land Surveys in New Mexico as adopted by the New Mexico State Board of Registration for Professional Engineers and Professional Surveyors; that it meets the minimum requirements for surveys and monumentation of the Albuquerque Subdivision Ordinance; that it shows all easements of record; and that it is true and correct to the best of my knowledge and belief.

Russ P. Hugg
 Russ P. Hugg
 NMPS No. 9750
 February 11, 2005



**VILLA DE LA CHAMISA
UNIT 2**

(BEING A REPLAT OF TRACT A, VILLA DE LA CHAMISA, UNIT 1)
 WITHIN
 THE TOWN OF ALAMEDA GRANT
 IN
 PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST
 NEW MEXICO PRINCIPAL MERIDIAN
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO

FEBRUARY, 2005

PRELIMINARY PLAT
APPROVED BY DRB

ON 4/20/05

PROJECT NUMBER: _____

Application Number: _____

PLAT APPROVAL

Utility Approvals:

PNM Gas and Electric Services	_____	Date
QWest Corporation	_____	Date
Comcast	_____	Date
New Mexico Utilities	_____	Date

Note: These properties lie within the New Mexico Utilities, Inc. (NMU, Inc.) Franchise area. Water and Sanitary Sewer capabilities are based upon the NMU, Inc. facilities, not the City of Albuquerque.

City Approvals:
Russ P. Hugg
 City Surveyor 3-1-05
 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

VILLA DE LA CHAMISA UNIT 2

(BEING A REPLAT OF TRACT A, VILLA DE LA CHAMISA, UNIT 1)

WITHIN
THE TOWN OF ALAMEDA GRANT
IN

PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST
NEW MEXICO PRINCIPAL MERIDIAN
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

FEBRUARY, 2005

LEGAL DESCRIPTION

That certain tract of land situate within the Town of Alameda Grant in projected Section 10, Township 11 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico comprising all of Tract A, Villa De La Chamisa Unit 1 as the same is shown and designated on the plat entitled "CORRECTION PLAT VILLA DE LA CHAMISA UNIT 1 (BEING A REPLAT OF TRACT 1, MARIN SUBDIVISION) WITHIN THE TOWN OF ALAMEDA GRANT IN PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO" filed in the office of the Bernalillo County Clerk on January 18, 2005 in Volume 2005C, folio 20.


Said Tract contains 5.8871 acres, more or less.

FREE CONSENT AND DEDICATION

SURVEYED and REPLATTED and now comprising, VILLA DE LA CHAMISA, UNIT 2 (BEING A REPLAT OF TRACT A, VILLA DE LA CHAMISA UNIT 1) WITHIN THE TOWN OF ALAMEDA GRANT IN PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, with the free consent of and in accordance with the wishes and desires of the undersigned owner(s) and proprietor(s) thereof. Said owner(s) and proprietor(s) do hereby dedicate the new public street right of ways as shown hereon to the the City of Albuquerque in fee simple with warranty covenants. Said owner(s) and proprietor(s) do hereby grant to the use of the public forever, the public utility easements as shown hereon. Said owner(s) and proprietor(s) do hereby consent to all of the foregoing and do hereby represent that they are so authorized to act. Said owners warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided.

OWNER(S) OF TRACT A

CLEARBROOK INVESTMENTS, INC.
a New Mexico Corporation

By: 
Scott Henry, President

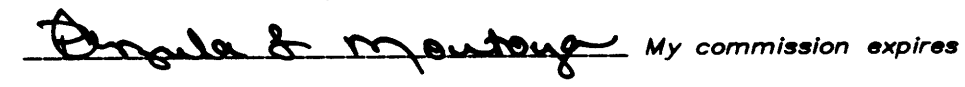
Villa De La Chamisa Homeowners Association.

By: _____
_____, President Date

ACKNOWLEDGEMENT

STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

The foregoing instrument was acknowledged before me this 28th
day of February, 2005, by Scott Henry.


Notary Public My commission expires _____



STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

The foregoing instrument was acknowledged before me this _____
day of _____, 2005, by _____,
President of The Villa De La Chamisa Homeowners Association.

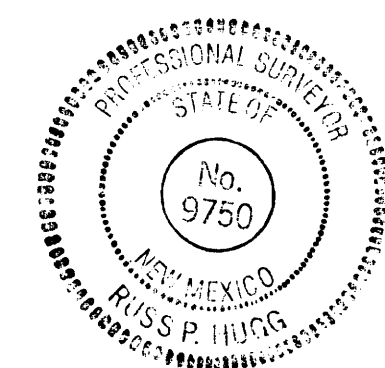
Notary Public My commission expires _____

LINE TABLE

LINE	LENGTH	BEARING
L1	7.48'	S21°13'06"E
L2	6.66'	N89°47'07"W
L3	4.71'	S38°41'36"E
L4	5.68'	N68°46'54"E
L5	5.68'	N68°46'54"E
L6	2.72'	S00°06'18"W
L7	15.74'	N68°48'04"E
L8	17.42'	N61°42'34"E
L9	5.37'	S21°11'09"E
L10	19.32'	S89°49'56"E
L11	3.64'	S89°48'34"E
L12	17.17'	S21°13'06"E
L13	30.87'	S38°41'36"E
L14	13.25'	S38°41'36"E
L15	50.03'	S00°02'57"W
L16	32.61'	N61°42'34"E
L17	69.88'	S21°14'42"E

CURVE TABLE

CURVE	LENGTH	RADIUS	TANGENT	CHORD	CHORD BEARING	DELTA
C1	100.63'	270.00'	50.90'	100.05'	N10°29'49"W	21°21'15"
C2	89.49'	52.00'	60.46'	78.85'	S36°33'36"E	98°36'26"
C3	22.44'	25.00'	12.04'	21.70'	N12°58'30"W	51°26'13"
C4	80.91'	52.00'	51.23'	72.99'	N45°33'17"W	89°09'03"
C5	22.44'	25.00'	12.04'	21.70'	S64°24'43"E	51°26'13"
C6	29.89'	98.00'	15.06'	29.77'	S29°57'21"E	17°28'29"
C7	22.87'	75.00'	11.53'	22.79'	S29°57'21"E	17°28'29"
C8	15.86'	52.00'	7.99'	15.80'	S29°57'21"E	17°28'29"
C9	7.67'	98.00'	3.84'	7.67'	S36°27'03"E	4°29'06"
C10	22.22'	98.00'	11.16'	22.17'	S27°42'49"E	12°59'24"
C11	39.27'	25.00'	25.00'	35.36'	S23°46'54"W	90°00'00"
C12	20.38'	25.00'	10.79'	19.82'	N87°51'52"W	46°42'29"
C13	214.74'	45.00'	42.39'	61.71'	N21°13'07"W	273°24'59"
C14	55.61'	45.00'	31.98'	52.14'	N80°05'24"E	70°47'59"
C15	33.61'	45.00'	17.63'	32.84'	N23°17'32"E	42°47'44"
C16	25.56'	45.00'	13.13'	25.22'	N14°22'35"W	32°32'30"
C17	25.56'	45.00'	13.13'	25.22'	N46°55'05"W	32°32'30"
C18	25.56'	45.00'	13.13'	25.22'	N79°27'35"W	32°32'30"
C19	44.51'	45.00'	24.27'	42.72'	S55°56'02"W	56°40'17"
C20	4.34'	45.00'	2.17'	4.34'	S24°50'13"W	5°31'29"
C21	20.38'	25.00'	10.79'	19.82'	N45°25'38"E	46°42'29"
C22	39.27'	25.00'	25.00'	35.36'	S66°13'07"E	90°00'00"
C23	14.60'	270.00'	7.30'	14.60'	N19°37'30"W	3°05'53"
C24	DELETED					
C25	39.28'	25.00'	25.01'	35.36'	S23°47'29"W	90°01'10"
C26	12.01'	97.00'	6.01'	12.00'	N65°15'20"E	7°05'30"
C27	9.28'	75.00'	4.65'	9.28'	N65°15'20"E	7°05'30"
C28	39.26'	25.00'	24.99'	35.35'	S66°12'32"E	89°58'50"
C29	86.03'	270.00'	43.38'	85.67'	N08°56'53"W	18°15'22"



SURV-TEK, INC.

Consulting Surveyors
9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
Phone: 505-897-3368 Fax: 505-897-3377

VILLA DE LA CHAMISA UNIT 2

(BEING A REPLAT OF TRACT A, VILLA DE LA CHAMISA, UNIT 1)
WITHIN
THE TOWN OF ALAMEDA GRANT
IN
PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST
NEW MEXICO PRINCIPAL MERIDIAN
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
FEBRUARY, 2005

Albuquerque Control Survey Monument "2-B11"
New Mexico State Plane Coordinates, Central
Zone (NAD 27) as published:
Y = 1,526,729.35
X = 362,751.42
Elevation = 5368.283 (SLD 1929)
Ground to grid factor = 0.9996648
Delta Alpha = -00° 15' 53"

TRACT A
CHAMISA RIDGE SUBDIVISION
UNIT 1
Filed 8/28/1996, in Vol. 96C, Folio 373

15
CHAMISA RIDGE SUBDIVISION
UNIT 1
Filed 8/28/1996, in Vol. 96C, Folio 373

TRACT A
VILLA DE LA CHAMISA
UNIT 1
Filed 1/18/2005, in Vol. 2005C, Folio 20

VITTORIA SUBDIVISION
Filed 1/29/2003, in Vol. 2003C, Folio 21

CORRECTION PLAT
VILLA DE LA CHAMISA
UNIT 1
Filed 1/18/2005, in Vol. 2005C, Folio 20

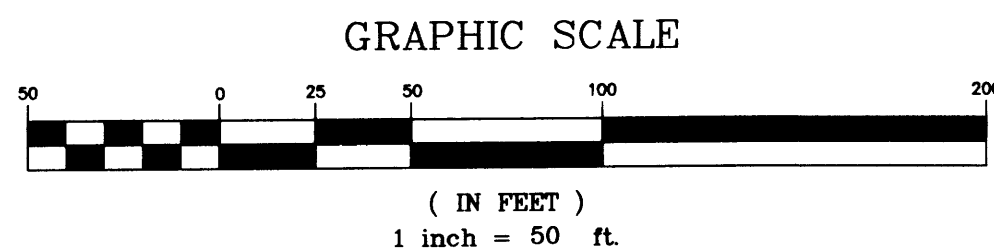
13-P1
12-P1
11-P1
10' Public Utility
Easement per plat
filed 1/18/2005 in
Vol. 2005C, Folio 20

CALLE
CHAMISA N.W.

10' Public Utility
Easement per plat
filed 1/18/2005 in
Vol. 2005C, Folio 20

Temporary Public Access &
Public Utility Easement per
plat filed 1/18/2005 in
Vol. 2005C, Folio 20 -
Vacated by OSDRB-00452

10' P.U.E. per plat filed
January 29, 2003, in Vol.
2003, Folio 21



Albuquerque Control Survey Monument "7-C10"
New Mexico State Plane Coordinates, Central
Zone (NAD 27) as published:
Y = 1,521,776.00
X = 358,954.34
Elevation = 5422.388 (SLD 1929)
Ground to grid factor = 0.9996634
Delta Alpha = -00° 16' 19"

SURV TEK, INC.

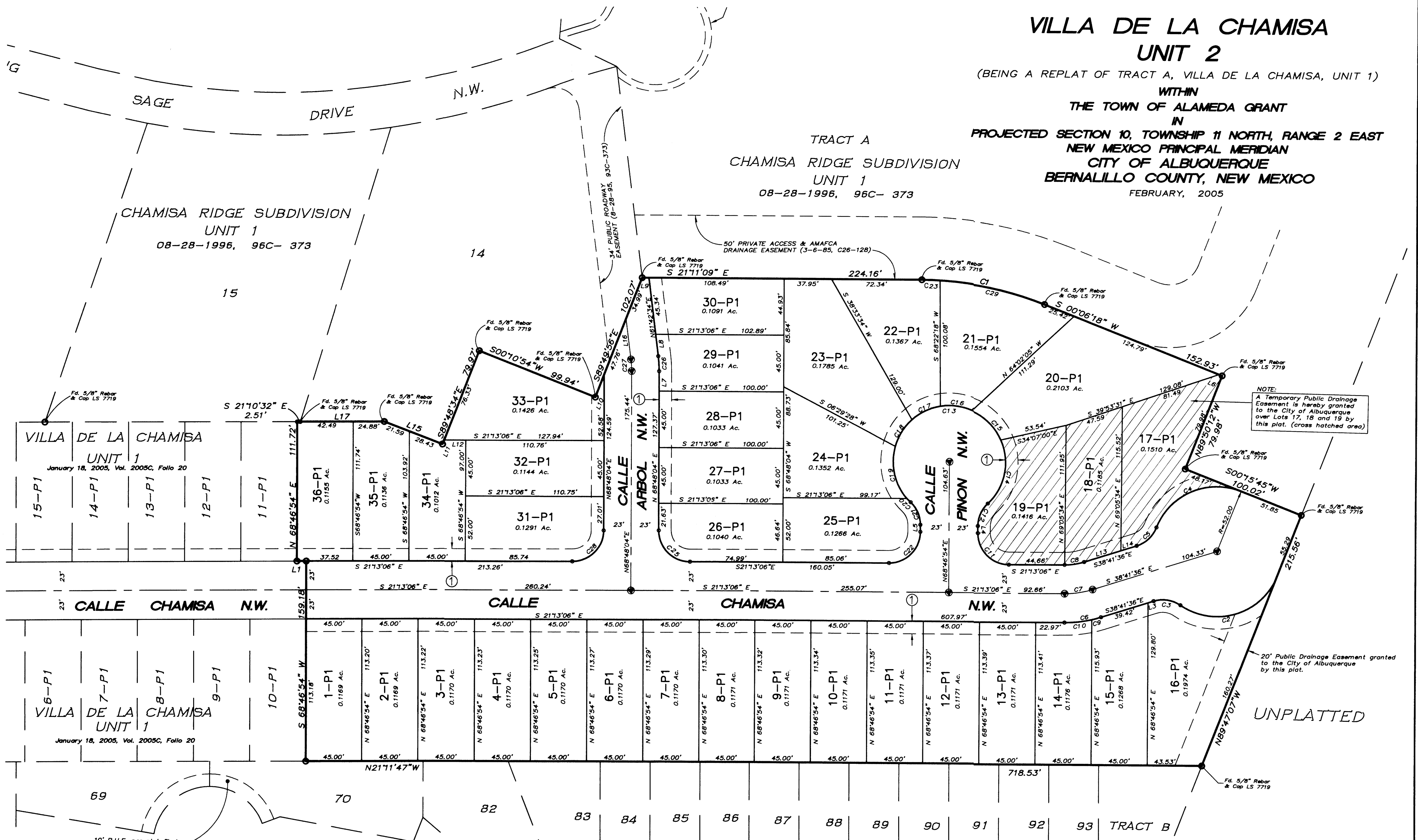
Consulting Surveyors
9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
Phone: 505-897-3366
Fax: 505-897-3377

VILLA DE LA CHAMISA UNIT 2

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 WITHIN
 THE TOWN OF ALAMEDA GRANT
 IN
 PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST
 NEW MEXICO PRINCIPAL MERIDIAN
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 FEBRUARY, 2005

TRACT A
 CHAMISA RIDGE SUBDIVISION
 UNIT 1
 08-28-1996, 96C-373

CHAMISA RIDGE SUBDIVISION
 UNIT 1
 08-28-1996, 96C-373



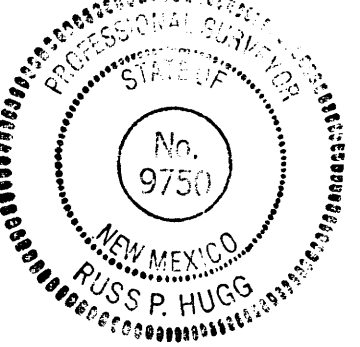
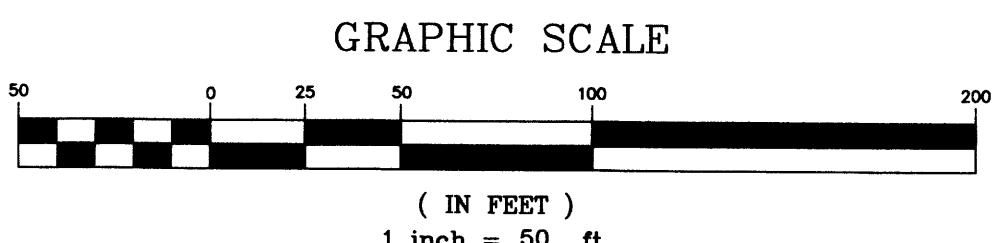
NOTE:
 A Temporary Public Drainage
 Easement is hereby granted
 to the City of Albuquerque
 over Lots 17, 18 and 19 by
 this plat. (cross hatched area)

20' Public Drainage Easement granted
 to the City of Albuquerque
 by this plat.

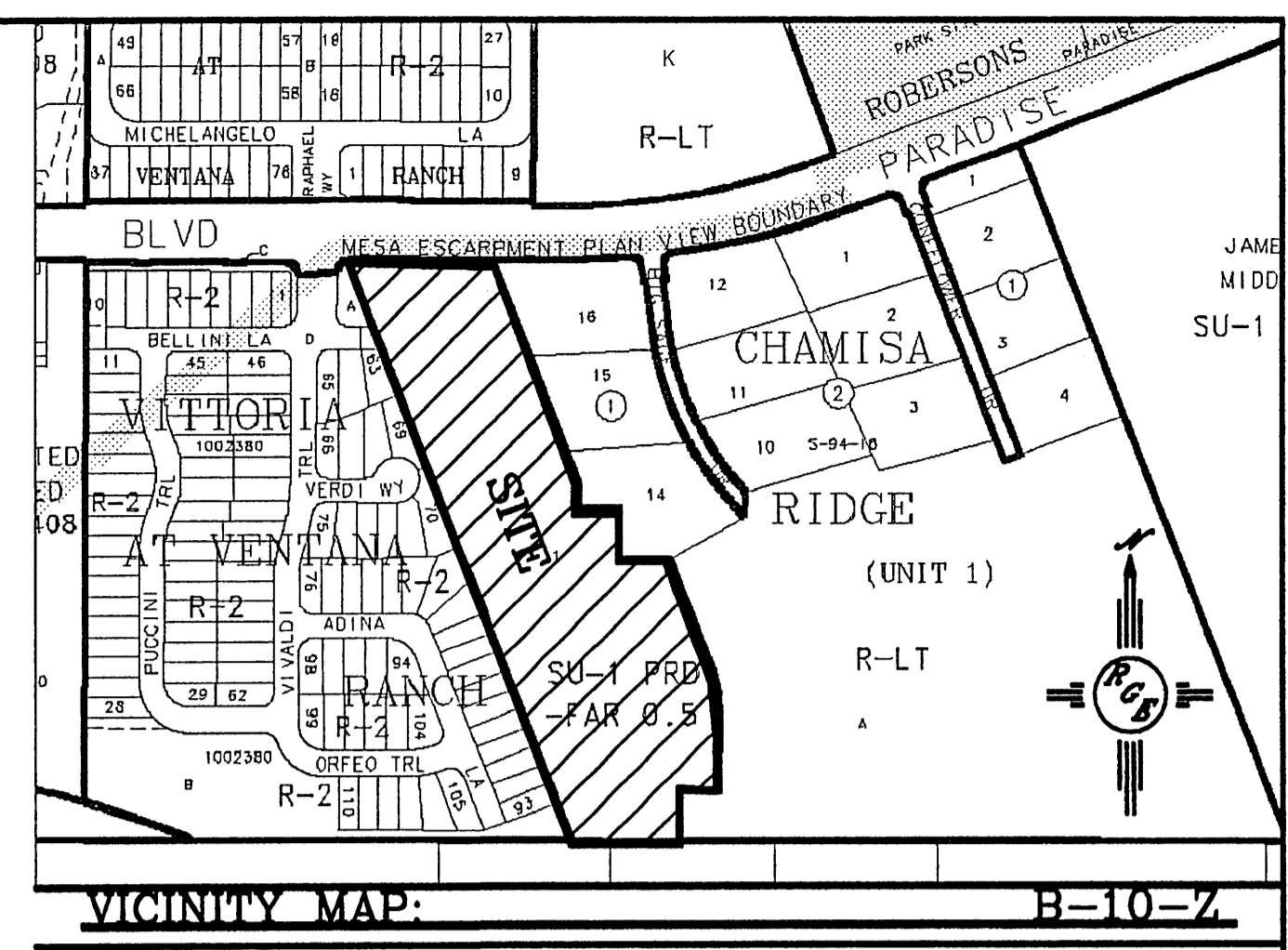
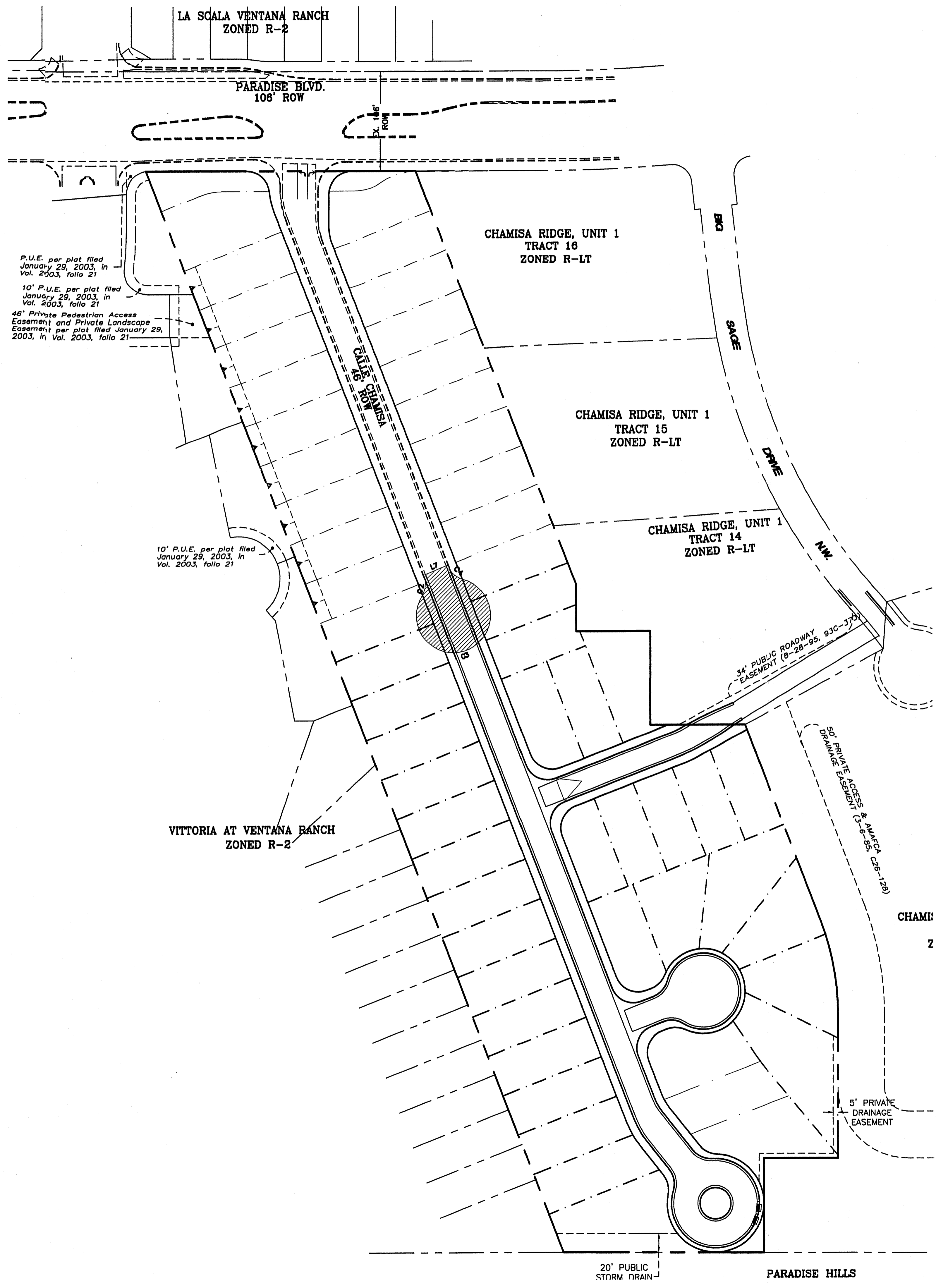
UNPLATTED

Note ①
 A 10' Public Utility Easement along the front
 of all lots as shown hereon, is hereby
 granted by this plat.

Note
 All Public Street Right-of-ways as shown
 hereon, are hereby dedicated in fee simple
 with warranty covenants to the City of
 Albuquerque by this plat.



SURV TEK, INC.
 Consulting Surveyors
 9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
 Phone: 505-897-3366 Fax: 505-897-3377



LEGAL DESCRIPTION:
TRACT 1, LANDS OF MARIN

NOTES:

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA ANGLE	CHORD DIRECTION	CHORD
C1	100.67	270.00	21°21'50"	N10°31'01"W	100.08
C2	23.66	25.02	54°11'54"	N04°48'23"E	22.79
C3	199.85	40.00	26°15'41"	N88°46'51"E	48.00
C4	23.65	24.56	55°08'08"	S47°01'08"E	22.75

LINE TABLE		
LINE	LENGTH	BEARING
L7	28.10	S88°46'54"W

SITE DATA

PHASE I ACREAGE:	2.8680 AC±
PHASE II ACREAGE:	5.8967 AC±
TOTAL ACREAGE:	8.7647 AC±
VACATION AREA:	0.1253 AC±
EXISTING ZONING:	SU-1 PRD (FAR .5)
PROPOSED ZONING:	SU-1 PRD (FAR .5)
PROPOSED USE:	55 MAX. SINGLE-FAMILY DWELLING UNITS
NUMBER OF LOTS:	
PHASE I:	19 LOTS, AND 2 LANDSCAPE TRACTS
PHASE II:	36 LOTS (W/ROW ACCESS TO SOUTH)

LEGEND

	BOUNDARY LINE
	EXISTING BOUNDARY LINE
	RIGHT-OF-WAY
	AREA OF CALLE CHAMISA TEMPORARY PUBLIC ACCESS EASEMENT TO BE VACATED-0.1253 AC±

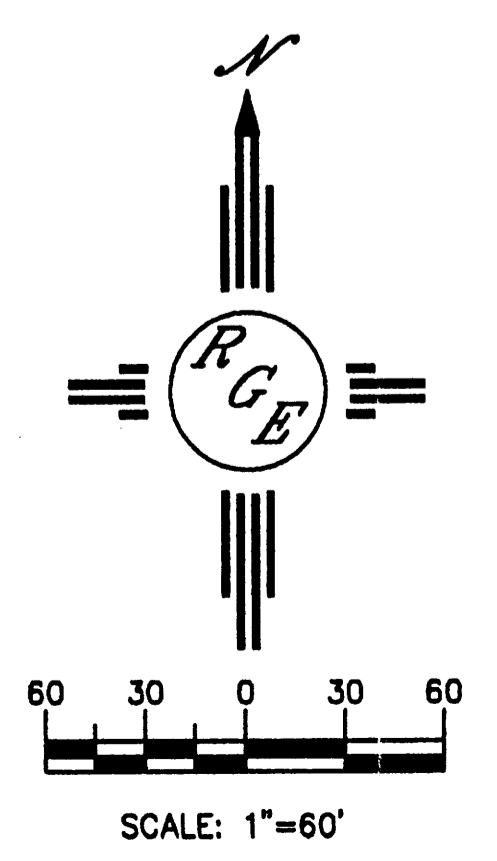


EXHIBIT C
Date 3/13/05

ENGINEER'S SEAL	VILLA DE LA CHAMISA PH. II VACATION EXHIBIT	DRAWN BY WCVJ
		DATE 3-16-05
		3300-100-001-PB-0-10-047
		SHEET #
DAVID SOULE P.E. #14522	Rio Grande Engineering 1606 CENTRAL AVENUE SE SUITE 201 ALBUQUERQUE, NM 87108 (505) 872-0088	JOB # 2300

VILLA DE LA CHAMISA UNIT 2

(BEING A REPLAT OF TRACT A, VILLA DE LA CHAMISA, UNIT 1)

WITHIN
THE TOWN OF ALAMEDA GRANT
IN

PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST
NEW MEXICO PRINCIPAL MERIDIAN
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

FEBRUARY, 2005

LEGAL DESCRIPTION

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Said Tract contains 5.8871 acres, more or less.

FREE CONSENT AND DEDICATION

SURVEYED and REPLATTED and now comprising, VILLA DE LA CHAMISA, UNIT 2 (BEING A REPLAT OF TRACT A, VILLA DE LA CHAMISA UNIT 1) WITHIN THE TOWN OF ALAMEDA GRANT IN PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, with the free consent of and in accordance with the wishes and desires of the undersigned owner(s) and proprietor(s) thereof. Said owner(s) and proprietor(s) do hereby dedicate the new public street right of ways as shown hereon to the City of Albuquerque in fee simple with warranty covenants. Said owner(s) and proprietor(s) do hereby grant to the use of the public forever, the public utility easements as shown hereon. Said owner(s) and proprietor(s) do hereby consent to all of the foregoing and do hereby represent that they are so authorized to act. Said owners warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided.

OWNER(S) OF TRACT A

CLEARBROOK INVESTMENTS, INC.
a New Mexico Corporation

By: Scott Henry
Scott Henry, President

Villa De La Chamisa Homeowners Association.

By: _____, President Date _____

ACKNOWLEDGEMENT

STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

The foregoing instrument was acknowledged before me this 28th day of February, 2005, by Scott Henry.

By: Angela L. Montoya My commission expires _____
Notary Public



STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

The foregoing instrument was acknowledged before me this _____ day of _____, 2005, by _____, President of The Villa De La Chamisa Homeowners Association.

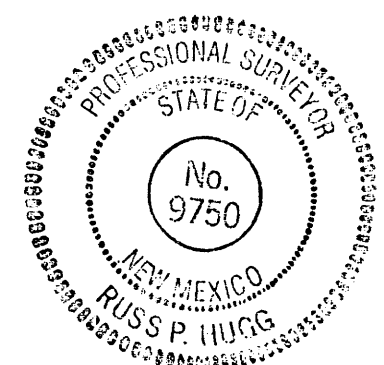
_____, My commission expires _____
Notary Public

LINE TABLE

LINE	LENGTH	BEARING
L1	7.48'	S21°13'06"E
L2	6.66'	N89°47'07"W
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L5	5.68'	N68°46'54"E
L6	2.72'	S00°06'18"W
L7	15.74'	N68°48'04"E
L8	17.42'	N61°42'34"E
L9	5.37'	S21°11'09"E
L10	19.32'	S89°49'56"E
L11	3.64'	S89°48'34"E
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L13	30.87'	S38°41'36"E
L14	13.25'	S38°41'36"E
L15	50.03'	S00°02'57"W
L16	32.61'	N61°42'34"E
L17	69.88'	S21°14'42"E

CURVE TABLE

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C3	22.44'	25.00'	12.04'	21.70'	N12°58'30"W	51°26'13"
C4	80.91'	52.00'	51.23'	72.99'	N45°33'17"W	89°09'03"
C5	22.44'	25.00'	12.04'	21.70'	S64°24'43"E	51°26'13"
C6	29.89'	98.00'	15.06'	29.77'	S29°57'21"E	17°28'29"
C7	22.87'	75.00'	11.53'	22.79'	S29°57'21"E	17°28'29"
C8	15.86'	52.00'	7.99'	15.80'	S29°57'21"E	17°28'29"
C9	7.67'	98.00'	3.84'	7.67'	S36°27'03"E	4°29'06"
C10	22.22'	98.00'	11.16'	22.17'	S27°42'49"E	12°59'24"
C11	39.27'	25.00'	25.00'	35.36'	S23°46'54"W	90°00'00"
C12	20.38'	25.00'	10.79'	19.82'	N87°51'52"W	46°42'29"
C13	214.74'	45.00'	42.39'	61.71'	N21°13'07"W	273°24'59"
C14	55.61'	45.00'	31.98'	52.14'	N80°05'24"E	70°47'59"
C15	33.61'	45.00'	17.63'	32.84'	N23°17'32"E	42°47'44"
C16	25.56'	45.00'	13.13'	25.22'	N14°22'35"W	32°32'30"
C17	25.56'	45.00'	13.13'	25.22'	N46°55'05"W	32°32'30"
C18	25.56'	45.00'	13.13'	25.22'	N79°27'35"W	32°32'30"
C19	44.51'	45.00'	24.27'	42.72'	S55°56'02"W	56°40'17"
C20	4.34'	45.00'	2.17'	4.34'	S24°50'13"W	5°31'29"
C21	20.38'	25.00'	10.79'	19.82'	N45°25'38"E	46°42'29"
C22	39.27'	25.00'	25.00'	35.36'	S66°13'07"E	90°00'00"
C23	14.60'	270.00'	7.30'	14.60'	N19°37'30"W	3°05'53"
C24	DELETED					
C25	39.28'	25.00'	25.01'	35.36'	S23°47'29"W	90°01'10"
C26	12.01'	97.00'	6.01'	12.00'	N65°15'20"E	7°05'30"
C27	9.28'	75.00'	4.65'	9.28'	N65°15'20"E	7°05'30"
C28	39.26'	25.00'	24.99'	35.35'	S66°12'32"E	89°58'50"
C29	86.03'	270.00'	43.38'	85.67'	N08°56'53"W	18°15'22"



SURVOTEK, INC.

Consulting Surveyors
9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
Phone: 505-897-3366 Fax: 505-897-3377

VILLA DE LA CHAMISA UNIT 2

(BEING A REPLAT OF TRACT A, VILLA DE LA CHAMISA, UNIT 1)
 WITHIN
 THE TOWN OF ALAMEDA GRANT
 IN
 PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST
 NEW MEXICO PRINCIPAL MERIDIAN
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 FEBRUARY, 2005

Albuquerque Control Survey Monument "2-B11"
 New Mexico State Plane Coordinates, Central
 Zone (NAD 27) as published:
 Y = 1,526,729.35
 X = 362,751.42
 Elevation = 5368.283 (SLD 1929)
 Ground to grid factor = 0.9996648
 Delta Alpha = -00° 15' 53"

TRACT A
 CHAMISA RIDGE SUBDIVISION
 UNIT 1
 Filed 8/28/1996, in Vol. 96C, Folio 373

15
 CHAMISA RIDGE SUBDIVISION
 UNIT 1
 Filed 8/28/1996, in Vol. 96C, Folio 373

TRACT A
 VILLA DE LA CHAMISA
 UNIT 1
 Filed 1/18/2005, in Vol. 2005C, Folio 20

CORRECTION PLAT
 VILLA DE LA CHAMISA
 UNIT 1
 Filed 1/18/2005, in Vol. 2005C, Folio 20

CALLE
 CHAMISA N.W.

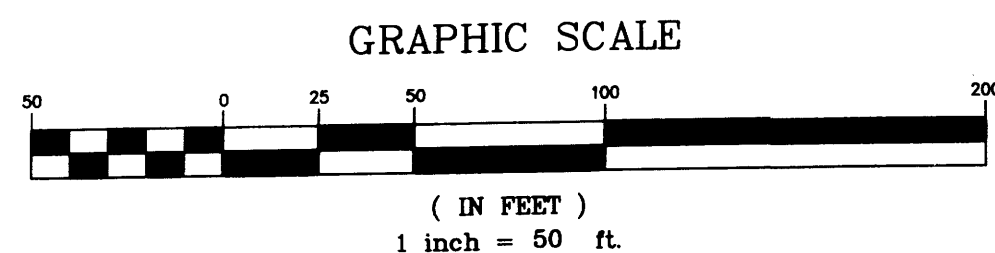
10' Public Utility
 Easement per plat
 filed 1/18/2005 in
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Temporary Public Access &
 Public Utility Easement per
 plat filed 1/18/2005 in
 Vol. 2005C, Folio 20 -
 vacated by OSORB-00452

10' P.U.E. per plat filed
 January 29, 2003, in Vol.
 2003, Folio 21

VITTORIA SUBDIVISION
 Filed 1/29/2003, in Vol. 2003C, Folio 21

Albuquerque Control Survey Monument "7-C10"
 New Mexico State Plane Coordinates, Central
 Zone (NAD 27) as published:
 Y = 1,521,776.00
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 Elevation = 5422.388 (SLD 1929)
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SURVOTEK, INC.

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 Phone: 505-897-3366 Fax: 505-897-3377

VILLA DE LA CHAMISA UNIT 2

(BEING A REPLAT OF TRACT A, VILLA DE LA CHAMISA, UNIT 1)

WITHIN
THE TOWN OF ALAMEDA GRANT
IN

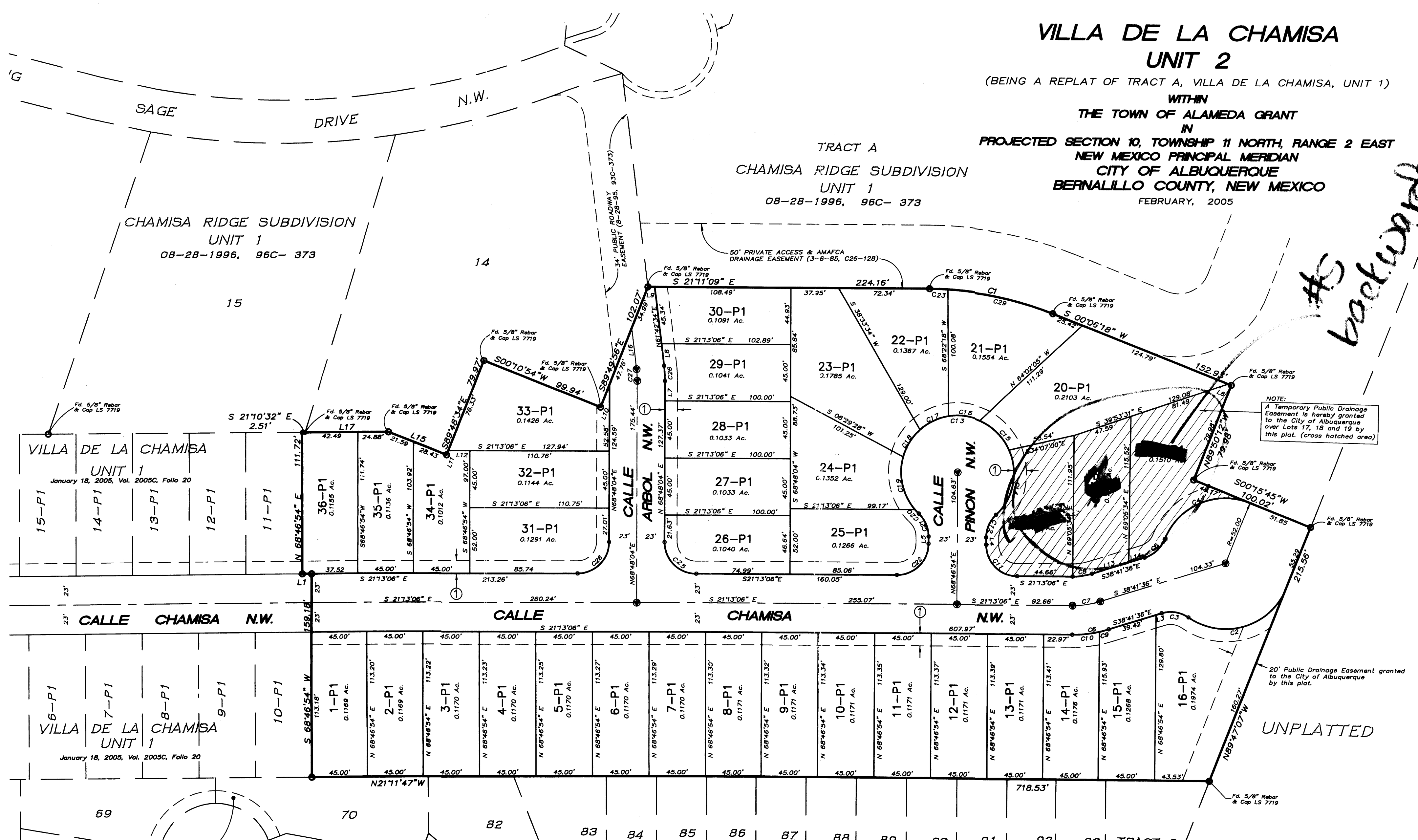
PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST
NEW MEXICO PRINCIPAL MERIDIAN
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

FEBRUARY, 2005

TRACT A
CHAMISA RIDGE SUBDIVISION
UNIT 1
08-28-1996, 96C-373

CHAMISA RIDGE SUBDIVISION
UNIT 1
08-28-1996, 96C-373

#5 backward



NOTE:
A Temporary Public Drainage
Easement is hereby granted to
the City of Albuquerque
over Lots 17, 18 and 19 by
this plat. (cross hatched area)

20' Public Drainage Easement granted
to the City of Albuquerque
by this plat.

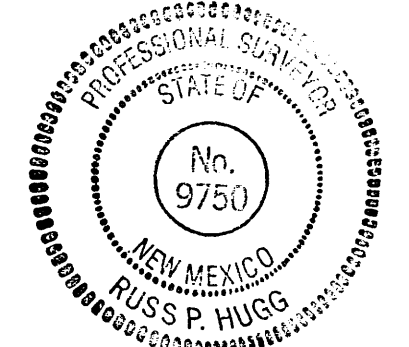
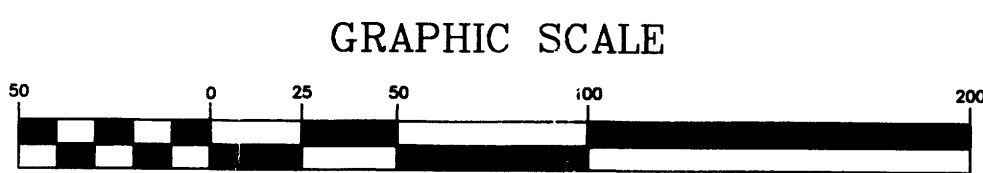
UNPLATTED

10' P.U.E. per plat filed
January 29, 2003, in
Vol. 2003, folio 21

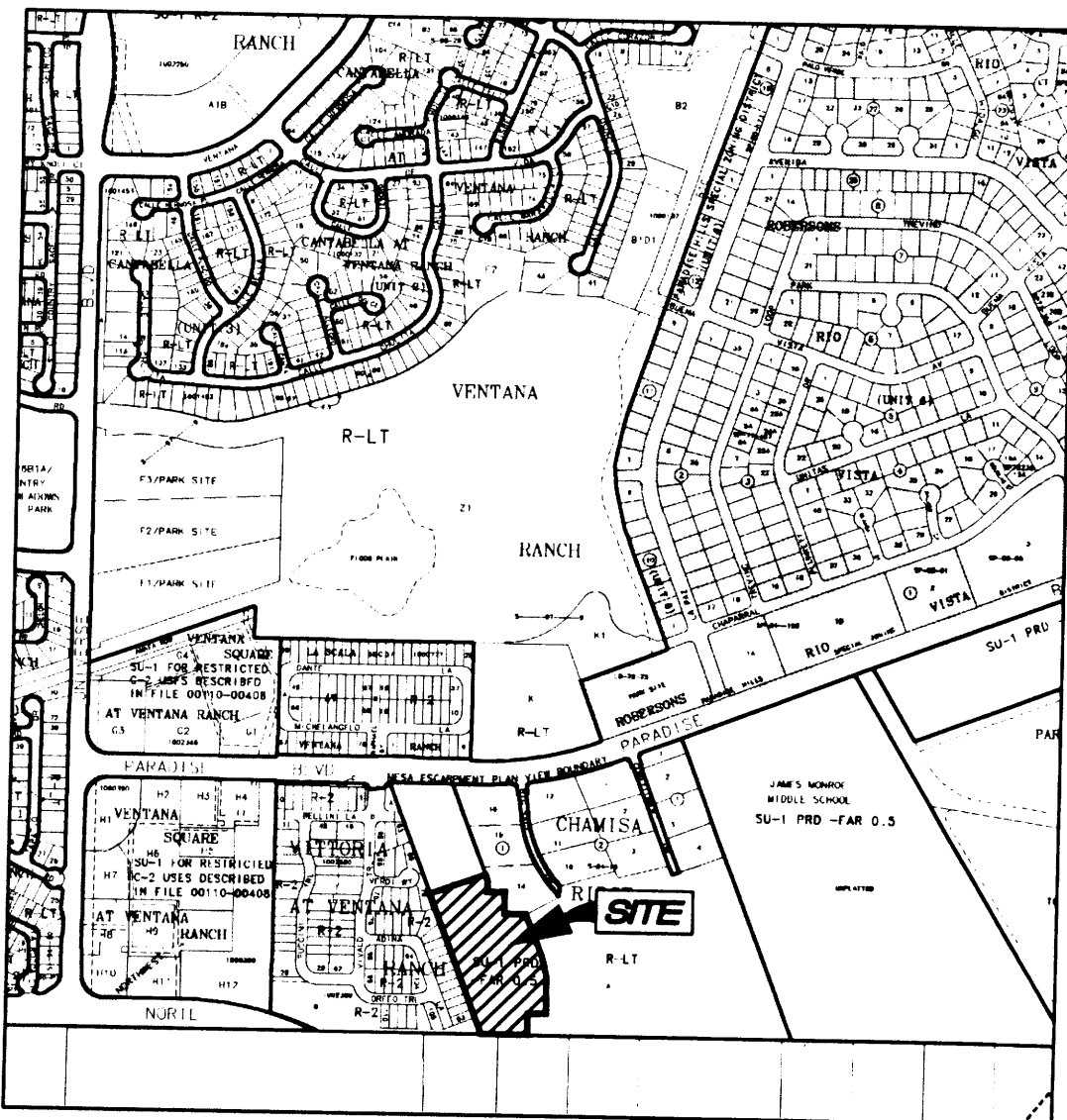
Note ①
A 10' Public Utility Easement along the front
of all lots as shown hereon, is hereby
granted by this plat.

Note
All Public Street Right-of-ways as shown
hereon, are hereby dedicated in fee simple
with warranty covenants to the City of
Albuquerque by this plat.

VITTORIA SUBDIVISION
01-29-2003, 2003C-21



SURVOTEK, INC.
Consulting Surveyors
9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
Phone: 505-897-3366 Fax: 505-897-3377



VICINITY MAP
NOT TO SCALE

GENERAL NOTES

- Bearings are grid, based upon the New Mexico State Plane Coordinate System, Central Zone (NAD 27), and rotated to grid at the Albuquerque Control Survey Monument "7-B10".
- Distances are ground.
- Distances along curved lines are arc lengths.
- Record Plat or Deed bearings and distances, where they differ from those established by this field survey, are shown in parenthesis ().
- All corners are a 5/8" rebar with cap stamped "HUGG L.S. 9750" unless otherwise indicated hereon.
- U.C.L.S. Log Number 2005062015.
- City of Albuquerque Zone Atlas Page: B-10-Z
- All street centerline monumentation shall be installed at all centerline PC's, PT's, angle points and street intersections and shown thus (). All centerline monumentation will be set using the standard four (4") aluminum monument stamped "City of Albuquerque Centerline Monument- Do not disturb, PS Number 9750" and will be set flush with the final asphalt lift.
- Manholes will be offset at all points of curvature, points of tangency, street intersections, and all other angle points to allow use of centerline monumentation.
- Total number of new Lots created: 36
- Total mileage of full width streets created: 0.2002 mile.
- Total new road area (Dedicated): 1.3284 acres
- Gross Subdivision acreage: 5.8871 acres.
- Number of existing Tracts: 1
- Total number of parcels created: 0
- Total number of Tracts created: 0
- Current zoning: SU-1 PRD -FAR 0.5

PURPOSE OF:

The Purpose of this replat is to:

- Create the 36 residential lots as shown hereon.
- Dedicate the additional new public street right of ways as shown hereon to the City of Albuquerque in fee simple with warranty covenants
- Grant the new public utility and drainage easements as shown hereon
- Vacate public easements

TREASURERS CERTIFICATION

This is to certify that taxes are current and paid on the following:

1-017-060-028 379-20501

Services P.R. & U. Hugg

7/5/05

Bernalillo County Treasurer

Date

PUBLIC UTILITY EASEMENTS

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

- PNM Electric Services for installation, maintenance, and service of overhead and underground electrical lines, transformers, and other equipment 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.
- QWest Corporation for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide communication services, including but not limited to 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.
- New Mexico Utilities, Inc. for the installation, maintenance, and service of underground water and sanitary sewer lines, valves and other equipment and facilities reasonably necessary to provide water and sanitary sewer 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 (aboveground or subsurface), hot tub, concrete or wood pool decking, or other structure shall be erected or constructed on said easements, nor shall any well be drilled or operated thereon. Property owners shall be solely responsible for correcting any violations of National Electrical Safety Code by construction of pools, decking, or any structures adjacent to or near easements shown on this plat.

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

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 to which it may be entitled.

SHEET INDEX

- SHEET 1 OF 4 - Approvals, General Notes, Etc...
- SHEET 2 OF 4 - Legal Description, Free consent and dedication Curve and Line Tables
- SHEET 3 OF 4 - Existing Plat Boundary
- SHEET 4 OF 4 - Unit 2

SURVEYORS CERTIFICATION

I, Russ P. Hugg, New Mexico Professional Surveyor Number 9750, hereby certify that this plat of survey was prepared from field notes of an actual ground survey performed by me or under my supervision; that it meets the Standards for Land Surveys in New Mexico as adopted by the New Mexico State Board of Registration for Professional Engineers and Professional Surveyors; that it meets the minimum requirements for surveys and monumentation of the Albuquerque Subdivision Ordinance; that it shows all easements of record; and that it is true and correct to the best of my knowledge and belief.

Russ P. Hugg
Russ P. Hugg
NMPS No. 9750
February 11, 2005



**VILLA DE LA CHAMISA
UNIT 2**

(BEING A REPLAT OF TRACT A, VILLA DE LA CHAMISA, UNIT 1)

WITHIN

THE TOWN OF ALAMEDA GRANT

IN

PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST

NEW MEXICO PRINCIPAL MERIDIAN

CITY OF ALBUQUERQUE

BERNALILLO COUNTY, NEW MEXICO

FEBRUARY, 2005

PROJECT NUMBER: 1003236

Application Number: 05 PRD-01055

PLAT APPROVAL

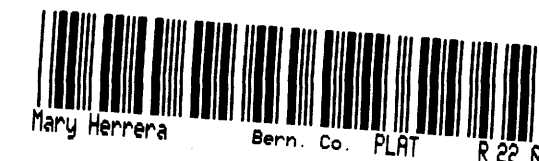
Utility Approvals:

<i>Leah S. Hunt</i> PNM Gas and Electric Services	5-9-05 Date
<i>Marked Jay</i> QWest Corporation	5-9-05 Date
<i>Karen Bolton</i> Comcast	5-9-05 Date
<i>[Signature]</i> New Mexico Utilities	5-13-05 Date

Note: These properties lie within the New Mexico Utilities, Inc. (NMU, Inc.) Franchise area. Water and Sanitary Sewer capabilities are based upon the NMU, Inc. facilities, not the City of Albuquerque.

City Approvals:

<i>[Signature]</i> City Surveyor	3-1-05 Date
NA Real Property Division	Date
NA Environmental Health Department	Date
<i>[Signature]</i> Traffic Engineering, Transportation Division	6-29-05 Date
<i>Roger A. Green</i> Utilities Development	6-29-05 Date
<i>Christina Sandoval</i> Parks and Recreation Department	7/5/05 Date
<i>Bradley L. Bingham</i> AMAFCA	6/29/05 Date
<i>Bradley L. Bingham</i> City Engineer	6/29/05 Date
<i>Andrew Garcia</i> DRB Chairperson, Planning Department	7/5/05 Date



2005062015
Page: 1 of 4
07/06/2005 09:45H
BK-2005C Pg-236

LEGAL DESCRIPTION

That certain tract of land situate within the Town of Alameda Grant in projected Section 10, Township 11 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico comprising all of Tract A, Villa De La Chamisa Unit 1 as the same is shown and designated on the plat entitled "CORRECTION PLAT VILLA DE LA CHAMISA UNIT 1 (BEING A REPLAT OF TRACT 1, MARIN SUBDIVISION) WITHIN THE TOWN OF ALAMEDA GRANT IN PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO" filed in the office of the Bernalillo County Clerk on January 18, 2005 in Volume 2005C, folio 20.

Said Tract contains 5.8871 acres, more or less.

**VILLA DE LA CHAMISA
UNIT 2**

(BEING A REPLAT OF TRACT A, VILLA DE LA CHAMISA, UNIT 1)

WITHIN

THE TOWN OF ALAMEDA GRANT

IN

PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST

NEW MEXICO PRINCIPAL MERIDIAN

CITY OF ALBUQUERQUE

BERNALILLO COUNTY, NEW MEXICO

FEBRUARY, 2005

FREE CONSENT AND DEDICATION

SURVEYED and REPLATTED and now comprising, VILLA DE LA CHAMISA, UNIT 2 (BEING A REPLAT OF TRACT A, VILLA DE LA CHAMISA UNIT 1) WITHIN THE TOWN OF ALAMEDA GRANT IN PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO", with the free consent of and in accordance with the wishes and desires of the undersigned owner(s) and proprietor(s) thereof. Said owner(s) and proprietor(s) do hereby dedicate the new public street right of ways as shown hereon to the City of Albuquerque in fee simple with warranty covenants. Said owner(s) and proprietor(s) do hereby grant to the use of the public forever, the public utility easements as shown hereon. Said owner(s) and proprietor(s) do hereby consent to all of the foregoing and do hereby represent that they are so authorized to act. Said owners warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided.

OWNER(S) OF TRACT A

CLEARBROOK INVESTMENTS, INC.
a New Mexico Corporation

By: 
Scott Henry, President

Villa De La Chamisa Homeowners Association.

By: _____
_____, President Date

ACKNOWLEDGEMENT

STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

The foregoing instrument was acknowledged before me this 28th
day of February, 2005, by Scott Henry.

 My commission expires _____
Notary Public



STATE OF NEW MEXICO
COUNTY OF BERNALILLO SS

The foregoing instrument was acknowledged before me this _____
day of _____, 2005, by _____,
President of The Villa De La Chamisa Homeowners Association.

_____, My commission expires _____
Notary Public

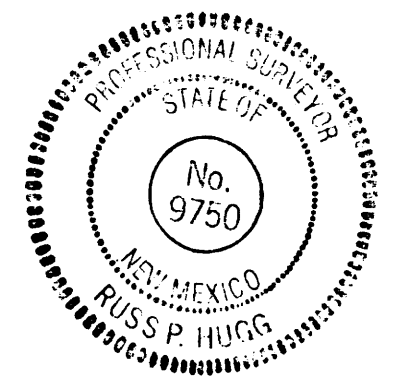
LINE TABLE

LINE	LENGTH	BEARING
L1	7.48'	S21°13'06"E
L2	6.66'	N89°47'07"W
L3	4.71'	S38°41'36"E
L4	5.68'	N68°46'54"E
L5	5.68'	N68°46'54"E
L6	2.72'	S00°06'18"W
L7	15.74'	N68°48'04"E
L8	17.42'	N61°42'34"E
L9	5.37'	S21°11'09"E
L10	19.32'	S89°49'56"E
L11	3.64'	S89°48'34"E
L12	17.17'	S21°13'06"E
L13	30.87'	S38°41'36"E
L14	13.25'	S38°41'36"E
L15	50.03'	S00°02'57"W
L16	32.61'	N61°42'34"E
L17	69.88'	S21°14'42"E

CURVE TABLE

CURVE	LENGTH	RADIUS	TANGENT	CHORD	CHORD BEARING	DELTA
C1	100.63'	270.00'	50.90'	100.05'	N10°29'49"W	21°21'15"
C2	89.49'	52.00'	60.46'	78.85'	S36°33'36"E	98°36'26"
C3	22.44'	25.00'	12.04'	21.70'	N12°58'30"W	51°26'13"
C4	80.91'	52.00'	51.23'	72.99'	N45°33'17"W	89°09'03"
C5	22.44'	25.00'	12.04'	21.70'	S64°24'43"E	51°26'13"
C6	29.89'	98.00'	15.06'	29.77'	S29°57'21"E	17°28'29"
C7	22.87'	75.00'	11.53'	22.79'	S29°57'21"E	17°28'29"
C8	15.86'	52.00'	7.99'	15.80'	S29°57'21"E	17°28'29"
C9	7.67'	98.00'	3.84'	7.67'	S36°27'03"E	4°29'06"
C10	22.22'	98.00'	11.16'	22.17'	S27°42'49"E	12°59'24"
C11	39.27'	25.00'	25.00'	35.36'	S23°46'54"W	90°00'00"
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C14	55.61'	45.00'	31.98'	52.14'	N80°05'24"E	70°47'59"
C15	33.61'	45.00'	17.63'	32.84'	N23°17'32"E	42°47'44"
C16	25.56'	45.00'	13.13'	25.22'	N14°22'35"W	32°32'30"
C17	25.56'	45.00'	13.13'	25.22'	N46°55'05"W	32°32'30"
C18	25.56'	45.00'	13.13'	25.22'	N79°27'35"W	32°32'30"
C19	44.51'	45.00'	24.27'	42.72'	S55°56'02"W	56°40'17"
C20	4.34'	45.00'	2.17'	4.34'	S24°50'13"W	5°31'29"
C21	20.38'	25.00'	10.79'	19.82'	N45°25'38"E	46°42'29"
C22	39.27'	25.00'	25.00'	35.36'	S66°13'07"E	90°00'00"
C23	14.60'	270.00'	7.30'	14.60'	N19°37'30"W	3°05'53"
C24	DELETED					
C25	39.28'	25.00'	25.01'	35.36'	S23°47'29"W	90°01'10"
C26	12.01'	97.00'	6.01'	12.00'	N65°15'20"E	7°05'30"
C27	9.28'	75.00'	4.65'	9.28'	N65°15'20"E	7°05'30"
C28	39.26'	25.00'	24.99'	35.35'	S66°12'32"E	89°58'50"
C29	86.03'	270.00'	43.38'	85.67'	N08°56'53"W	18°15'22"

Mary Herrera Bern. Co. PLRT R 22.08 Bk-2085C Pg-236
2005096623
Page 2 of 4
87/88/2005 69-45R



SURV TEK, INC.
Consulting Surveyors
9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
Phone: 505-897-3366 Fax: 505-897-3377

VILLA DE LA CHAMISA UNIT 2

(BEING A REPLAT OF TRACT A, VILLA DE LA CHAMISA, UNIT 1)
WITHIN
THE TOWN OF ALAMEDA GRANT
IN
PROJECTED SECTION 10, TOWNSHIP 11 NORTH, RANGE 2 EAST
NEW MEXICO PRINCIPAL MERIDIAN
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
FEBRUARY, 2005

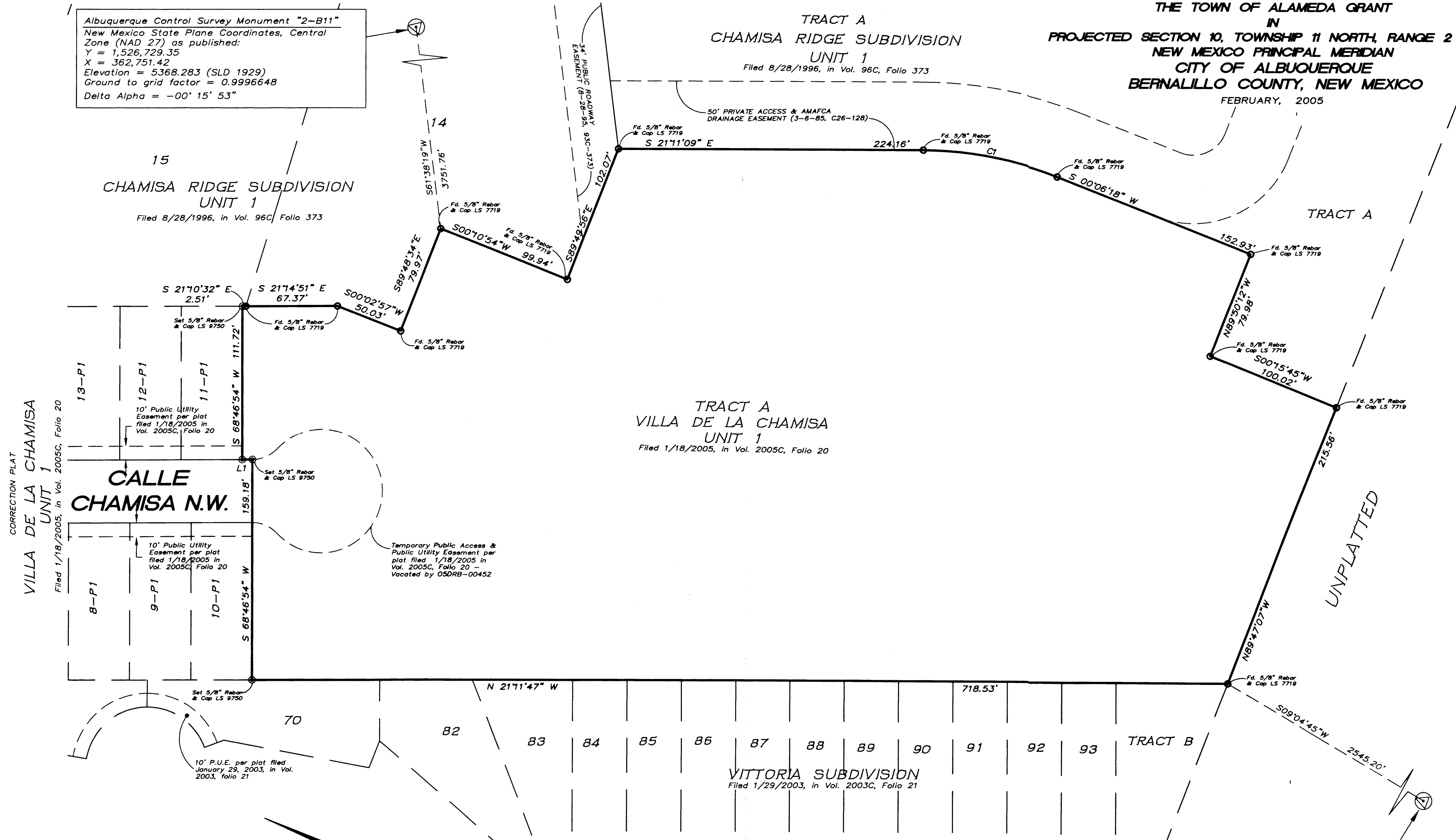
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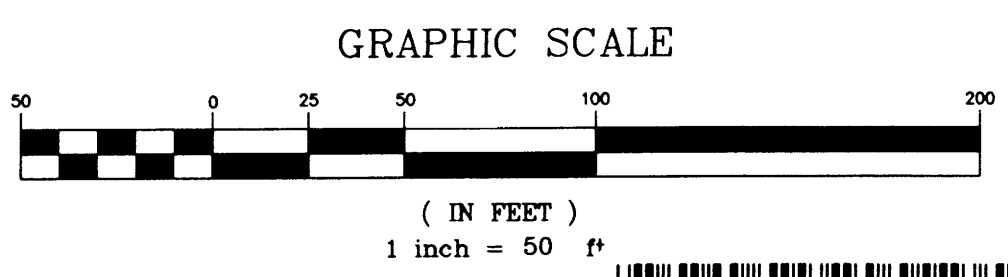
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CHAMISA N.W.**

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Easement per plat
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Temporary Public Access &
Public Utility Easement per
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Vocated by OSDRB-00452

10' P.U.E. per plat filed
January 29, 2003, in Vol.
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9384 Valley View Drive, N.W. Albuquerque, New Mexico 87114
Phone: 505-897-3366
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 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 FEBRUARY, 2005

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 UNIT 1
 08-28-1996, 96C-373

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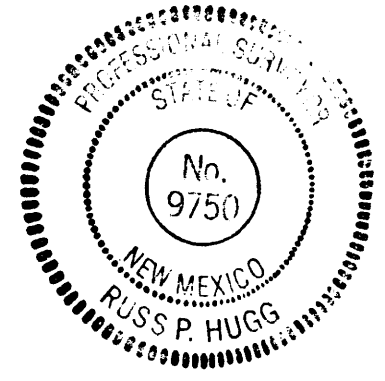
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 01-29-2003, 2003C-21

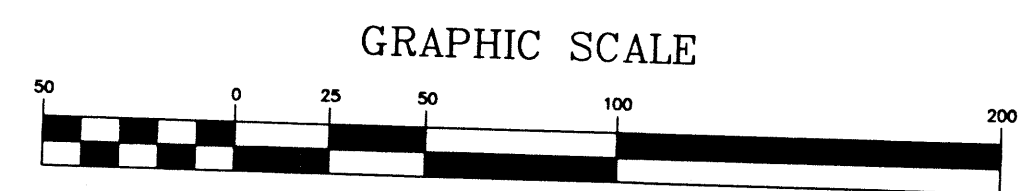
NOTE:
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 Easement is hereby granted
 to the City of Albuquerque
 over Lots 17, 18 and 19 by
 this plat. (cross hatched area)

20' Public Drainage Easement granted
 to the City of Albuquerque
 by this plat.



Note ①
 A 10' Public Utility Easement along the front
 of all lots as shown hereon, is hereby
 granted by this plat.

Note
 All Public Street Right-of-ways as shown
 hereon, are hereby dedicated in fee simple
 with warranty covenants to the City of
 Albuquerque by this plat.



GRAPHIC SCALE
 (IN FEET)
 1 inch = 50 ft.

SURV TEK, INC.
 Consulting Surveyors

3384 Valley View Drive, N.W. Albuquerque, New Mexico 87114 Phone: 505-897-3366
 Fax: 505-897-3377

