

C-9-Z

VICINITY MAP

1"=750'±

SUBDIVISION DATA / NOTES

1. Total Number of Existing Tracts: 1
2. Total Number of Lots created: 75
3. Total Number of Tracts created: 3
4. Gross Subdivision Acreage: 13.8660 Ac.
5. Total Mileage of Full Width Streets Created: 0.5962
6. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
7. Distances are ground distances.
8. Bearings and distances in parenthesis are record.
9. Basis of boundary are the following plats (and documents) of record entitled: PLAT OF "THE TRAILS (12-15-03, 03C-375)
10. Field Survey performed on March, 2003.
11. Title Report: None provided.
12. This property is apparently affected by reservations, restrictions and agreements contained within easements, documents and memorandums as listed within the above mentioned Title Report.
13. Basis of boundary is from the plats of record entitled:
 - UNPLATTED LAND OF "VOLCANO SIX LIMITED"
 - TRACT OS-1 OPEN SPACE
 - TRACT OS-2 OPEN SPACE
 - UNPLATTED LAND OF "THE ARCHDIOCESE OF SANTA FE"
 - UNPLATTED LAND OF "PARADISE WEST INC."
 - PLAT OF "THE TRAILS, TRACT D" (12-15-03, 03C-375)
 - PLAT OF "THE TRAILS, TRACT J" (12-15-03, 03C-375)
 - PLAT OF "THE TRAILS, TRACT G" (12-15-03, 03C-375)
 - all being records of Bernalillo County, New Mexico.
14. Current Zoning: R-D.
15. These properties are within the New Mexico Utilities, Inc. (NMU, Inc.) franchise area, water and sanitary sewer system capabilities are based on the NMU, inc. facilities, not the City of Albuquerque.
16. Centerline (in lieu of R/W) monumentation to be installed at all centerline PC's, PT's, angle points and street intersections prior to acceptance of subdivision street improvements and will consist of a standard four-inch (4") aluminum alloy cap stamped "City of Albuquerque", "Centerline Monumentation", "Survey Marker", "Do Not Disturb", "PLS #7719".
16. All property corners to be set with 5/8" rebar with cap "ALS LS 7719".



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

LEGAL DESCRIPTION

A tract of land situate within the Town of Alameda Grant, projected Section 16, Township 11 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACT A, THE TRAILS 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 December 15, 2003 in Book 2003C, Page 375 and containing 13.8660 acres more or less.

DISCLOSURE STATEMENT

The intent of this plat is to subdivide the subject tracts and the vacated easements into residential lots, to create 3 tracts, to dedicate public rights-of-way, and to grant those easements necessary to serve the residential development.

FREE CONSENT AND DEDICATION

The subdivision shown hereon 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 dedicate all streets and public rights-of-way shown hereon to the City of Albuquerque in fee simple with warranty covenants and do hereby grant: all access, utility and drainage easements shown hereon including the right to construct, operate, inspect, and maintain facilities therein; and all public utility easements shown hereon for the common and joint use of gas, electrical power and communication services for overhead and/or buried distribution lines, conduits, and pipes for underground and/or overhead utilities where shown or indicated, and including the right of ingress and egress for construction and maintenance, and the right to trim interfering trees and shrubs. Said Owner(s) and/or Proprietor(s) do hereby consent to all of the foregoing and said owners warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided, and do hereby certify that this subdivision is their free act and deed.

OWNER

CENTEX HOMES

Norman A. Gregory
NORMAN A. GREGORY
LAND DEVELOPMENT MANAGER
August 11, 2004
Date

ACKNOWLEDGMENT

STATE OF NEW MEXICO } SS
COUNTY OF BERNALILLO }

This instrument was acknowledged before me on August 11, 2004, 2004, by Norman A. Gregory as Land Development Manager of Centex Homes, a Nevada General Partnership, on behalf of said General Partnership.

My Commission Expires: May 3, 2005
Rebecca A. Carrillo
Notary Public



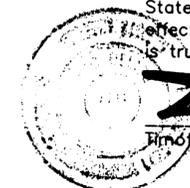
PLAT FOR HERITAGE AT THE TRAILS SUBDIVISION UNIT 1

BEING A REPLAT OF TRACT A, THE TRAILS WITHIN THE TOWN OF ALAMEDA GRANT PROJECTED SECTION 16, T. 11 N., R. 2 E., NMPM CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO AUGUST 2004

APPROVALS	
PRELIMINARY PLAT APPROVED BY DRB Utility Approvals 8/22/04	
PNM ELECTRIC SERVICES DIVISION	DATE
PNM GAS SERVICES DIVISION	DATE
QWEST	DATE
COMCAST	DATE
NEW MEXICO UTILITIES City Approvals <i>J. B. Hart</i>	DATE 8-23-04
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

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 (Effective November 1, 1989 and revisions effective December 25, 1991, February 2, 1994 and October 2000), and is true and correct to the best of my knowledge and belief".



Timothy Aldrich
Timothy Aldrich, P.S. No. 7719
08-11-04
Date

PLAT FOR HERITAGE AT THE TRAILS SUBDIVISION UNIT 1

BEING A REPLAT OF TRACT A, THE TRAILS WITHIN THE TOWN OF ALAMEDA GRANT PROJECTED SECTION 16, T. 11 N., R. 2 E., NMPM CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
AUGUST 2004

NOTES:

- SEE SHEET 3 FOR CURVE AND LINE TABLES.
- SEE SHEET 3 FOR EASEMENT NOTES.
- DISTANCES IN BRACKETS ARE \varnothing MONUMENT DISTANCES.

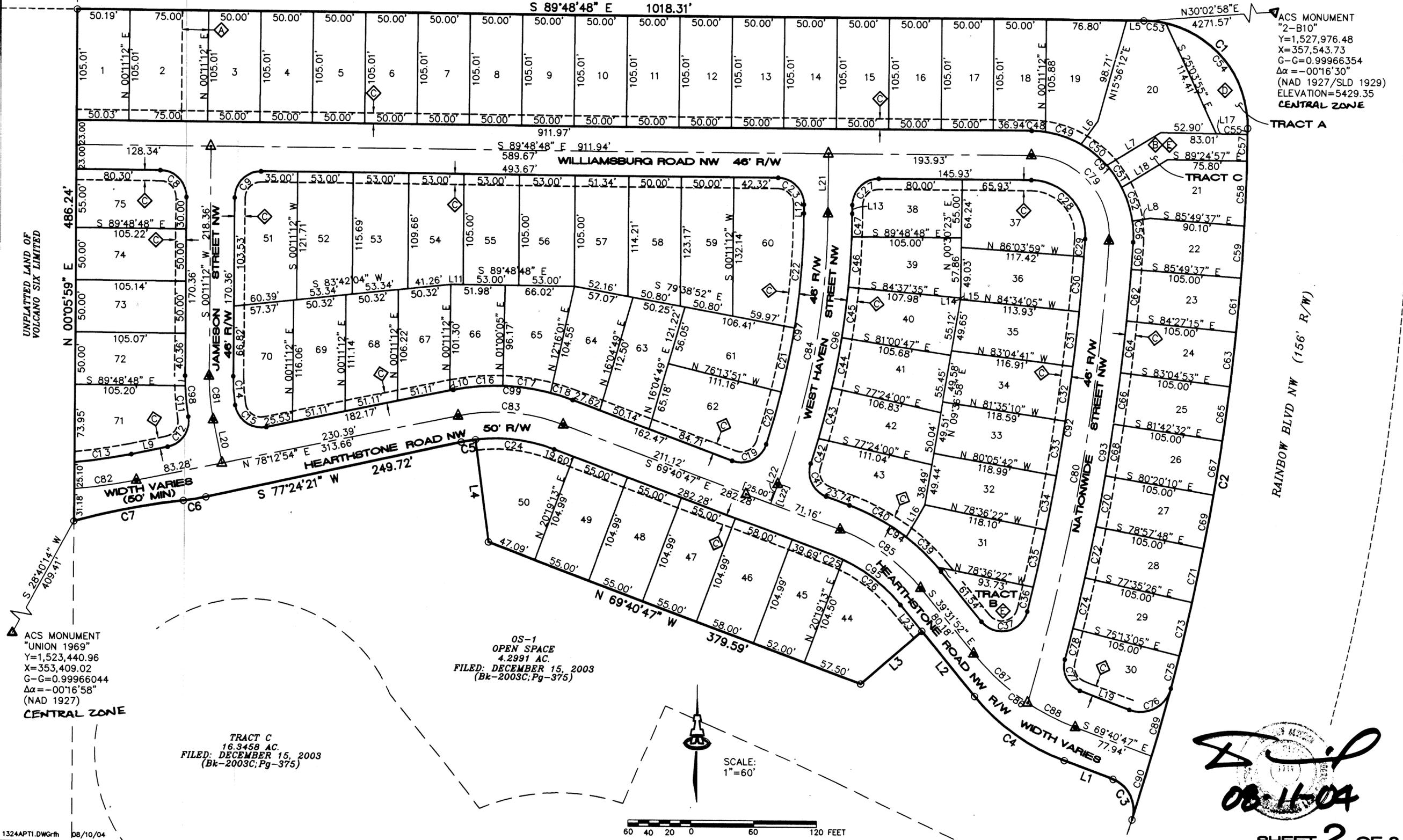
LEGEND

- ⊙ FOUND 5/8" REBAR WITH CAP "LS 5978" (Typ.)
- SET 5/8" REBAR WITH CAP "ALS LS 7719" (Typ.)
- PROPERTY LINE
- - - ADJOINING PROPERTY LINE
- ▲ CENTERLINE MONUMENT

PASEO DEL NORTE NW (R/W VARIES

156' MIN)

S 89°48'48" E 1018.31'



ACS MONUMENT "2-B10"
Y=1,527,976.48
X=357,543.73
G-G=0.99966354
 $\Delta\alpha = -00'16"30"$
(NAD 1927/SLD 1929)
ELEVATION=5429.35
CENTRAL ZONE

TRACT A

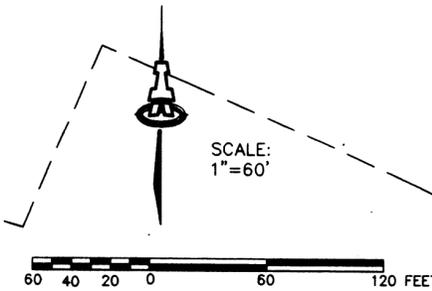
RAINBOW BLVD NW (156' R/W)

UNPLATTED LAND OF VOLCANO SIX LIMITED

ACS MONUMENT "UNION 1969"
Y=1,523,440.96
X=353,409.02
G-G=0.99966044
 $\Delta\alpha = -00'16"58"$
(NAD 1927)
CENTRAL ZONE

OS-1
OPEN SPACE
4.2991 AC.
FILED: DECEMBER 15, 2003
(Bk-2003C; Pg-375)

TRACT C
16.3458 AC.
FILED: DECEMBER 15, 2003
(Bk-2003C; Pg-375)



[Signature]
08-11-04

**PLAT FOR
HERITAGE AT THE TRAILS
SUBDIVISION UNIT 1**

BEING A REPLAT OF
TRACT A, THE TRAILS
WITHIN THE TOWN OF ALAMEDA GRANT
PROJECTED SECTION 16,
T. 11 N., R. 2 E., NMPM
CITY OF ALBUQUERQUE,
BERNALILLO COUNTY, NEW MEXICO
AUGUST 2004

EASEMENT NOTES ◊

- A. 25' PUBLIC WATERLINE EASEMENT GRANTED TO NEW MEXICO UTILITIES, INC. AND THE CITY OF ALBUQUERQUE, AND PUBLIC DRAINAGE EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.
- B. TRACT C SHALL BE COVERED BY A PUBLIC SANITARY SEWER EASEMENT GRANTED TO NEW MEXICO UTILITIES, INC. AND THE CITY OF ALBUQUERQUE AND PUBLIC DRAINAGE EASEMENT TO BE GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.
- C. 10' WIDE PUBLIC UTILITY EASEMENT (P.U.E.) TO BE GRANTED BY THIS PLAT.
- D. TRACT A SHALL BE COVERED BY A PRIVATE LANDSCAPING EASEMENT AND SHALL BE OWNED AND MAINTAINED BY THE OWNER.
- E. TRACTS B&C SHALL BE COVERED BY A PRIVATE LANDSCAPING EASEMENT AND SHALL BE OWNED AND MAINTAINED BY THE OWNER. A PUBLIC PEDESTRIAN ACCESS EASEMENT OVER TRACTS B&C TO BE GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.

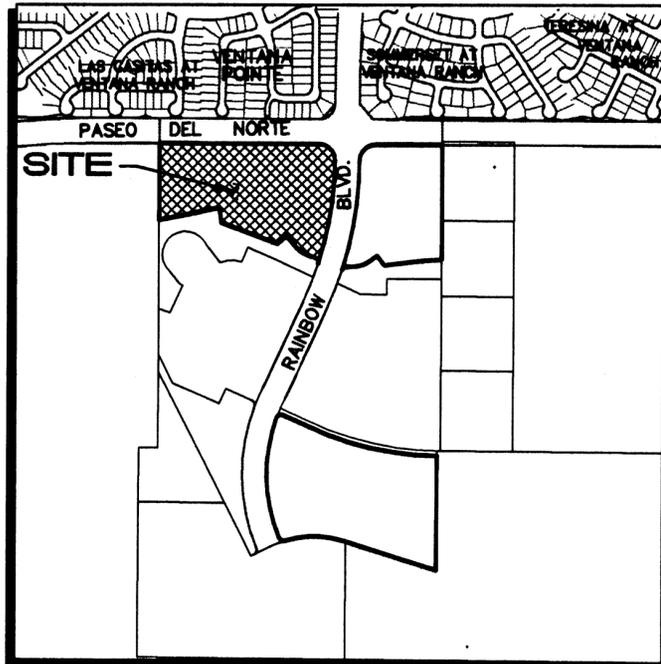
BOUNDARY CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	100.00	157.52	100.44	141.73	N 44°41'12" W	90°15'01"
C2	2172.00	668.10	336.71	665.47	N 09°15'07" E	17°37'26"
C3	30.00	45.94	28.84	41.58	N 25°48'28" W	87°44'10"
C4	203.00	106.82	54.68	105.59	S 54°36'19" E	30°08'56"
C5	157.00	13.83	6.92	13.83	S 79°55'48" W	5°02'56"
C6	203.00	21.74	10.88	21.73	N 80°28'25" E	6°08'10"
C7	622.00	106.58	53.42	106.45	S 78°37'58" W	9°49'04"
C8	25.00	39.27	25.00	35.36	N 44°48'48" W	90°00'00"
C9	25.00	39.27	25.00	35.36	S 45°11'12" W	90°00'00"
C10	223.00	9.65	4.82	9.65	S 01°03'10" E	2°28'44"
C11	223.00	29.69	14.87	29.67	S 06°06'23" E	7°37'44"
C12	25.00	38.46	24.20	34.78	N 34°08'49" E	88°08'10"
C13	475.00	54.93	27.50	54.90	N 81°31'41" E	6°37'34"
C14	177.00	27.59	13.82	27.56	S 04°16'41" E	8°55'46"
C15	25.00	40.60	26.36	36.28	S 55°15'50" E	93°02'32"
C16	207.00	47.69	23.95	47.58	S 84°48'54" W	13°12'01"
C17	207.00	46.00	23.10	45.91	N 82°13'05" W	12°44'01"
C18	207.00	22.30	11.16	22.29	N 72°45'56" W	6°10'18"
C19	25.00	40.35	26.10	36.11	N 64°05'06" E	92°28'15"
C20	727.00	51.78	25.90	51.76	N 15°48'33" E	4°04'50"
C21	727.00	62.42	31.23	62.40	N 11°18'34" E	4°55'09"
C22	727.00	109.92	55.07	109.82	N 04°31'06" E	8°39'47"
C23	25.00	39.27	25.00	35.36	N 44°48'48" W	90°00'00"
C24	157.15	76.35	38.94	75.60	N 83°36'15" W	27°50'08"
C25	157.00	12.33	6.17	12.32	N 67°25'50" W	4°29'54"
C26	157.00	70.29	35.74	69.70	N 52°21'22" W	25°39'00"
C27	25.00	39.27	25.00	35.36	S 45°11'12" W	90°00'00"
C28	52.00	84.65	55.05	75.60	N 43°10'50" W	93°15'56"
C29	2021.00	16.99	8.49	16.99	N 03°41'35" E	0°28'54"
C30	2021.00	52.84	26.42	52.84	N 04°40'58" E	1°29'53"
C31	2021.00	52.57	26.28	52.56	N 06°10'37" E	1°29'25"
C32	2021.00	52.62	26.31	52.62	N 07°40'05" E	1°29'30"
C33	2021.00	52.60	26.30	52.60	N 09°09'34" E	1°29'29"
C34	2021.00	52.51	26.26	52.51	N 10°38'58" E	1°29'20"
C35	2021.00	55.52	27.76	55.52	N 12°10'51" E	1°34'26"
C36	2021.00	23.87	11.93	23.87	N 13°18'22" E	0°40'36"
C37	25.00	55.34	49.95	44.71	N 77°03'24" E	126°49'28"
C38	207.00	5.63	2.81	5.63	N 40°18'36" W	1°33'28"
C39	207.00	40.98	20.55	40.91	N 46°45'36" W	11°20'30"
C40	207.00	62.32	31.40	62.08	N 61°03'19" W	17°14'56"
C41	25.00	38.32	24.07	34.68	S 25°45'59" E	87°49'36"
C42	773.00	24.83	12.41	24.82	N 17°13'37" E	1°50'24"
C43	773.00	50.01	25.01	50.00	N 14°27'12" E	3°42'25"
C44	773.00	48.75	24.38	48.74	N 10°47'36" E	3°36'48"
C45	773.00	48.75	24.38	48.74	N 07°10'49" E	3°36'48"
C46	773.00	48.19	24.10	48.19	N 03°35'15" E	3°34'20"
C47	773.00	21.79	10.89	21.78	N 00°59'39" E	1°36'53"
C48	98.00	13.10	6.56	13.09	N 85°58'59" W	7°39'38"
C49	98.00	35.86	18.13	35.66	N 71°40'17" W	20°57'46"
C50	98.00	31.69	15.98	31.55	N 51°55'38" W	18°31'32"
C51	98.00	25.14	12.64	25.07	N 35°18'54" W	14°41'55"
C52	98.00	33.35	16.84	33.19	N 18°13'00" W	19°29'54"
C53	100.00	21.21	10.64	21.17	N 83°44'12" W	12°09'00"
C54	100.00	136.31	81.12	126.00	N 38°36'42" W	78°06'01"
C55	2172.00	5.48	2.74	5.48	N 00°30'44" E	0°08'41"
C56	98.00	20.39	10.23	20.35	N 02°30'28" W	11°55'11"
C57	2172.00	25.00	12.50	25.00	N 00°54'52" E	0°39'34"
C58	2172.00	61.04	30.52	61.04	N 02°02'57" E	1°36'37"
C59	2172.00	50.00	25.00	50.00	N 03°30'50" E	1°19'09"
C60	2067.00	26.01	13.00	26.01	N 03°48'45" E	0°43'15"
C61	2172.00	52.04	26.02	52.04	N 04°51'35" E	1°22'22"
C62	2067.00	49.52	24.76	49.52	N 04°51'34" E	1°22'22"
C63	2172.00	52.04	26.02	52.04	N 06°13'57" E	1°22'22"
C64	2067.00	49.52	24.76	49.52	N 06°13'56" E	1°22'22"
C65	2172.00	52.04	26.02	52.04	N 07°36'19" E	1°22'22"
C66	2067.00	49.52	24.76	49.52	N 07°36'17" E	1°22'22"
C67	2172.00	52.04	26.02	52.04	N 08°58'40" E	1°22'22"
C68	2067.00	49.52	24.76	49.52	N 08°58'39" E	1°22'22"
C69	2172.00	52.04	26.02	52.04	N 10°21'02" E	1°22'22"
C70	2067.00	49.52	24.76	49.52	N 10°21'01" E	1°22'22"
C71	2172.00	52.04	26.02	52.04	N 11°43'24" E	1°22'22"
C72	2067.00	49.52	24.76	49.52	N 11°43'23" E	1°22'22"
C73	2172.00	52.04	26.02	52.04	N 13°05'46" E	1°22'22"
C74	2067.00	49.52	24.76	49.52	N 13°05'45" E	1°22'22"
C75	2172.00	32.20	16.10	32.20	N 14°12'25" E	0°50'57"
C76	30.00	50.21	33.25	44.55	N 62°34'36" E	95°53'24"
C77	25.00	35.72	21.68	32.76	S 26°18'08" E	81°51'41"

BOUNDARY CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C78	2067.00	30.53	15.26	30.53	N 14°12'19" E	0°50'46"
C79	75.00	122.08	79.40	109.05	N 43°10'50" W	93°15'56"
C80	2044.00	447.61	224.70	446.71	N 09°43'32" E	12°32'49"
C81	200.00	41.79	20.97	41.71	S 05°47'57" E	11°58'18"
C82	500.00	60.12	30.10	60.09	N 81°39'35" E	6°53'23"
C83	182.00	101.98	52.37	100.65	N 85°43'56" W	32°06'19"
C84	750.00	263.55	133.15	262.19	N 10°15'12" E	20°08'01"
C85	182.00	95.77	49.02	94.67	N 54°36'19" W	30°08'55"
C86	230.00	121.02	61.95	119.63	S 54°36'20" E	30°08'55"
C87	230.00	69.81	35.17	69.54	S 48°13'33" E	17°23'22"
C88	230.00	51.22	25.72	51.11	S 63°18'01" E	12°45'23"
C89	2172.00	67.21	33.61	67.21	N 15°31'06" E	1°46'23"
C90	2172.00	62.90	31.45	62.90	N 17°14'04" E	1°39'33"
C91	98.00	159.52	103.75	142.49	N 43°10'50" W	93°15'56"
C92	2021.00	359.51	180.23	359.04	N 08°32'54" E	10°11'32"
C93	2067.00	403.19	202.24	402.55	N 09°02'25" E	11°10'34"
C94	207.00	108.92	55.75	107.67	N 54°36'19" W	30°08'55"
C95	157.00	82.61	42.29	81.66	N 54°36'19" W	30°08'55"
C96	773.00	242.31	122.16	241.32	N 09°10'00" E	17°57'37"
C97	727.00	224.12	112.95	223.23	N 09°01'05" E	17°39'46"
C98	223.00	39.34	19.72	39.29	S 04°52'02" E	10°06'28"
C99	207.00	115.99	59.56	114.48	N 85°43'56" W	32°06'19"

LOT AREA TABLE			
LOT	AREA (SF)	LOT	AREA (SF)
1	5262	42	5430
2	7876	43	6472
3	5250	44	7313
4	5250	45	5457
5	5250	46	6089
6	5250	47	5774
7	5250	48	5774
8	5250	49	5774
9	5250	50	7336
10	5250	51	7373
11	5250	52	6291
12	5250	53	5972
13	5250	54	5661
14	5250	55	5565
15	5250	56	5565
16	5250	57	5628
17	5250	58	5934
18	5254	59	6383
19	6718	60	8860
20	9277	61	6460
21	6100	62	7815
22	5240	63	5843
23	5332	64	5763
24	5332	65	5528
25	5332	66	5010
26	5332	67	5188
27	5332	68	5434
28	5332	69	5680
29	5332	70	6491
30	5872	71	6934
31	6568	72	5252
32	6048	73	5255
33	6070	74	5259
34	6021	75	5655
35	5899	TRACT A	3694
36	5939	TRACT B	2900
37	7456	TRACT C	3359
38	5635		
39	5626		
40	5553		
41	5519		

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 69°40'47" W	49.86
L2	N 39°31'52" W	79.73
L3	S 49°04'00" W	76.99
L4	N 07°32'45" W	98.18
L5	S 89°48'48" E	16.32
L6	N 36°26'29" E	27.25
L7	N 59°01'39" E	59.94
L8	N 81°31'57" E	17.28
L9	S 78°12'54" W	35.41
L10	N 78°12'54" E	3.31
L11	S 89°48'48" E	12.00
L12	N 00°11'12" E	8.22
L13	N 00°11'12" E	8.22
L14	N 00°30'23" E	0.41
L15	N 09°36'58" E	0.92
L16	N 29°34'44" E	35.71
L17	S 89°24'57" E	30.11
L18	N 59°01'39" E	50.98
L19	N 69°28'42" W	50.72
L20	S 11°47'06" E	41.93
L21	S 00°11'12" W	56.22
L22	S 20°19'13" W	19.74
L23	S 39°32'52" E	32.37

TALOS LOG NO.: 20 04 28 37 77



C-9-Z

1"=750'±

VICINITY MAP

SUBDIVISION DATA / NOTES

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- These properties are within the New Mexico Utilities, Inc. (NMU, Inc.) franchise area, water and sanitary sewer system capabilities are based on the NMU, inc. facilities, not the City of Albuquerque.
- Centerline (in lieu of R/W) monumentation to be installed at all centerline PC's, PT's, angle points and street intersections prior to acceptance of subdivision street improvements and will consist of a standard four-inch (4") aluminum alloy cap stamped "City of Albuquerque", "Centerline Monumentation", "Survey Marker", "Do Not Disturb", "PLS #7719".
- All property corners to be set with 5/8" rebar with cap "ALS LS 7719".

LEGAL DESCRIPTION

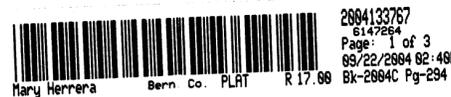
A tract of land situate within the Town of Alameda Grant, projected Section 16, Township 11 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACT A, THE TRAILS as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on December 15, 2003 in Book 2003C, Page 375 and containing 13.8660 acres more or less.

DISCLOSURE STATEMENT

The intent of this plat is to subdivide the subject tracts and the vacated easements into residential lots, to create 3 tracts, to dedicate public rights-of-way, and to grant those easements necessary to serve the residential development.

FREE CONSENT AND DEDICATION

The subdivision shown hereon 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 dedicate all streets and public rights-of-way shown hereon to the City of Albuquerque in fee simple with warranty covenants and do hereby grant: all access, utility and drainage easements shown hereon including the right to construct, operate, inspect, and maintain facilities therein; and all public utility easements shown hereon for the common and joint use of gas, electrical power and communication services for overhead and/or buried distribution lines, conduits, and pipes for underground and/or overhead utilities where shown or indicated, and including the right of ingress and egress for construction and maintenance, and the right to trim interfering trees and shrubs. Said Owner(s) and/or Proprietor(s) do hereby consent to all of the foregoing and said owners warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided, and do hereby certify that this subdivision is their free act and deed.



PLAT FOR HERITAGE AT THE TRAILS SUBDIVISION UNIT 1

BEING A REPLAT OF TRACT A, THE TRAILS WITHIN THE TOWN OF ALAMEDA GRANT PROJECTED SECTION 16, T. 11 N., R. 2 E., NMPM CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO AUGUST 2004

APPROVALS

DRB PROJECT NO. 1003354 APPLICATION NO. 04-0416 Utility Approvals

- Leonard G. Mateo 8-27-04 PNM ELECTRIC SERVICES DIVISION DATE
- Leonard G. Mateo 8-27-04 PNM GAS SERVICES DIVISION DATE
- David R. Muller 8-27-04 QWEST DATE
- Rita Enicks 8-27-04 COMCAST DATE
- [Signature] 9-22-04 NEW MEXICO UTILITIES DATE
- [Signature] 8-23-04 CITY SURVEYOR DATE
- N/A Sam 9-22-04 REAL PROPERTY DIVISION DATE
- N/A Sam 9-22-04 ENVIRONMENTAL HEALTH DEPARTMENT DATE
- [Signature] 9-22-04 TRAFFIC ENGINEERING, TRANSPORTATION DIVISION DATE
- [Signature] 9/22/02 UTILITIES DEVELOPMENT DATE
- Christina Sandoval 9/22/04 PARKS AND RECREATION DEPARTMENT DATE
- Bradley L. Bingham 9/22/04 AMAFCA DATE
- Bradley L. Bingham 9/22/04 CITY ENGINEER DATE
- [Signature] 9/22/04 DRB CHAIRPERSON, PLANNING DEPARTMENT DATE



THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC # 1009 064 230 437 26315 PROPERTY OWNER OF RECORD: Rainbow Six BERNALILLO COUNTY TREASURER'S OFFICE: Denny Vigil 22 Sept 04

OWNER CENTEX HOMES

Norman A. Gregory August 11, 2004 LAND DEVELOPMENT MANAGER

ACKNOWLEDGMENT

STATE OF NEW MEXICO } COUNTY OF BERNALILLO }

This instrument was acknowledged before me on August 11, 2004, 2004, by Norman A. Gregory as Land Development Manager of Centex Homes, a Nevada-General Partnership, on behalf of said General Partnership.

My Commission Expires: May 3, 2005 Rebecca A. Carrillo Notary Public



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 (Effective November 1, 1989 and revisions effective December 25, 1991, February 2, 1994 and October 2000), and is true and correct to the best of my knowledge and belief".



Timothy Aldrich, P.S. No. 7719 08-11-04 Date

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

**PLAT FOR
HERITAGE AT THE TRAILS
SUBDIVISION UNIT 1**

BEING A REPLAT OF
TRACT A, THE TRAILS
WITHIN THE TOWN OF ALAMEDA GRANT
PROJECTED SECTION 16,
T. 11 N., R. 2 E., NMPM
CITY OF ALBUQUERQUE,
BERNALILLO COUNTY, NEW MEXICO
AUGUST 2004

NOTES:

1. SEE SHEET 3 FOR CURVE AND LINE TABLES.
2. SEE SHEET 3 FOR EASEMENT NOTES.
3. DISTANCES IN BRACKETS ARE MONUMENT DISTANCES.



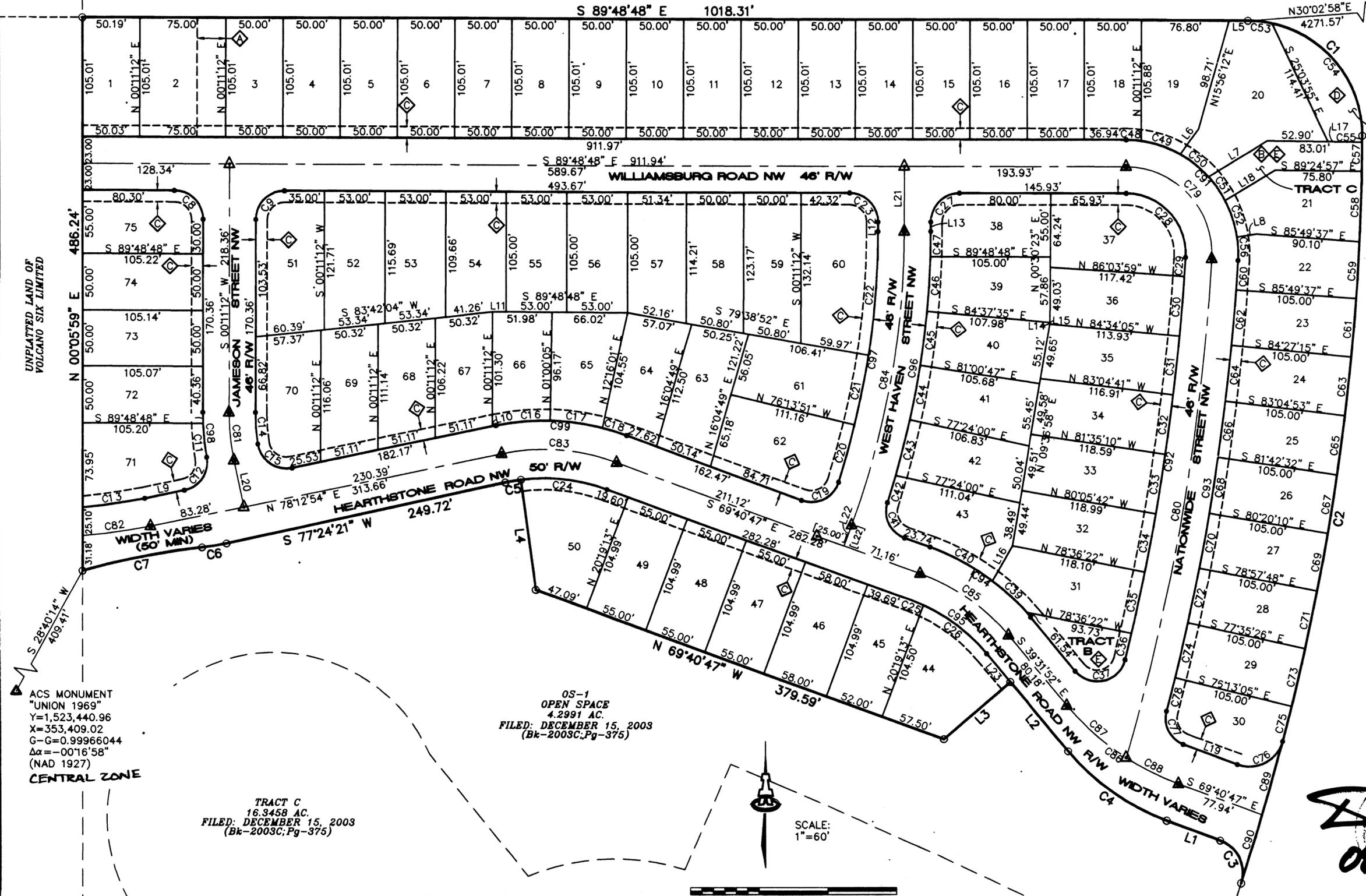
LEGEND

- FOUND 5/8" REBAR WITH CAP "LS 5978" (Typ.)
- SET 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
- PROPERTY LINE
- - - ADJOINING PROPERTY LINE
- △ CENTERLINE MONUMENT

PASEO DEL NORTE NW (R/W VARIES

156' MIN)

S 89°48'48" E 1018.31'



ACS MONUMENT
"2-B10"
Y=1,527,976.48
X=357,543.73
G-G=0.99966354
Δα = -00°16'30"
(NAD 1927/SLD 1929)
ELEVATION=5429.35
CENTRAL ZONE

TRACT A
(SIGHT DISTANCE
TRIANGLE)

RAINBOW BLVD NW (156' R/W)

UNPLATTED LAND OF
VOLCANO SIX LIMITED

ACS MONUMENT
"UNION 1969"
Y=1,523,440.96
X=353,409.02
G-G=0.99966044
Δα = -00°16'58"
(NAD 1927)
CENTRAL ZONE

TRACT C
16.3458 AC.
FILED: DECEMBER 15, 2003
(Bk-2003C;Pg-375)

OS-1
OPEN SPACE
4.2991 AC.
FILED: DECEMBER 15, 2003
(Bk-2003C;Pg-375)



SCALE:
1"=60'



**PLAT FOR
HERITAGE AT THE TRAILS
SUBDIVISION UNIT 1**

BEING A REPLAT OF
TRACT A, THE TRAILS
WITHIN THE TOWN OF ALAMEDA GRANT
PROJECTED SECTION 16,
T. 11 N., R. 2 E., NMPM
CITY OF ALBUQUERQUE,
BERNALILLO COUNTY, NEW MEXICO
AUGUST 2004



EASEMENT NOTES

- A. 25' PUBLIC WATERLINE EASEMENT GRANTED TO NEW MEXICO UTILITIES, INC. AND THE CITY OF ALBUQUERQUE, AND PUBLIC DRAINAGE EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.
- B. TRACT C SHALL BE COVERED BY A PUBLIC SANITARY SEWER EASEMENT GRANTED TO NEW MEXICO UTILITIES, INC. AND THE CITY OF ALBUQUERQUE AND PUBLIC DRAINAGE EASEMENT TO BE GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.
- C. 10' WIDE PUBLIC UTILITY EASEMENT (P.U.E.) TO BE GRANTED BY THIS PLAT.
- D. TRACT A SHALL BE COVERED BY A PRIVATE LANDSCAPING EASEMENT AND SHALL BE OWNED AND MAINTAINED BY THE OWNER.
- E. TRACTS B&C SHALL BE COVERED BY A PRIVATE LANDSCAPING EASEMENT AND SHALL BE OWNED AND MAINTAINED BY THE OWNER. A PUBLIC PEDESTRIAN ACCESS EASEMENT OVER TRACTS B&C TO BE GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.

BOUNDARY CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	100.00	157.52	100.44	141.73	N 44°41'12" W	90°15'01"
C2	2172.00	668.10	336.71	665.47	N 09°15'07" E	17°37'26"
C3	30.00	45.94	28.84	41.58	N 25°48'28" W	87°44'10"
C4	203.00	106.82	54.68	105.59	S 54°36'19" E	30°08'56"
C5	157.00	13.83	6.92	13.83	S 79°55'48" W	5°02'56"
C6	203.00	21.74	10.88	21.73	N 80°28'25" E	6°08'10"
C7	622.00	106.58	53.42	106.45	S 78°37'58" W	9°49'04"
C8	25.00	39.27	25.00	35.36	N 44°48'48" W	90°00'00"
C9	25.00	39.27	25.00	35.36	S 45°11'12" W	90°00'00"
C10	223.00	9.65	4.82	9.65	S 01°03'10" E	2°28'44"
C11	223.00	29.69	14.87	29.67	S 06°06'23" E	7°37'44"
C12	25.00	38.46	24.20	34.78	N 34°08'49" E	88°08'10"
C13	475.00	54.93	27.50	54.90	N 81°31'41" E	6°37'34"
C14	177.00	27.59	13.82	27.56	S 04°16'41" E	8°55'46"
C15	25.00	40.60	26.36	36.28	S 55°15'50" E	93°02'32"
C16	207.00	47.69	23.95	47.58	S 84°48'54" W	13°12'01"
C17	207.00	46.00	23.10	45.91	N 82°13'05" W	12°44'01"
C18	207.00	22.30	11.16	22.29	N 72°45'56" W	6°10'18"
C19	25.00	40.35	26.10	36.11	N 64°05'06" E	92°28'15"
C20	727.00	51.78	25.90	51.76	N 15°48'33" E	4°04'50"
C21	727.00	62.42	31.23	62.40	N 11°18'34" E	4°55'09"
C22	727.00	109.92	55.07	109.82	N 04°31'06" E	8°39'47"
C23	25.00	39.27	25.00	35.36	N 44°48'48" W	90°00'00"
C24	157.15	76.35	38.94	75.60	N 83°36'15" W	27°50'08"
C25	157.00	12.33	6.17	12.32	N 67°25'50" W	4°29'54"
C26	157.00	70.29	35.74	69.70	N 52°21'22" W	25°39'00"
C27	25.00	39.27	25.00	35.36	S 45°11'12" W	90°00'00"
C28	52.00	84.65	55.05	75.60	N 43°10'50" W	93°15'56"
C29	2021.00	16.99	8.49	16.99	N 03°41'35" E	0°28'54"
C30	2021.00	52.84	26.42	52.84	N 04°40'58" E	1°29'53"
C31	2021.00	52.57	26.28	52.56	N 06°10'37" E	1°29'25"
C32	2021.00	52.62	26.31	52.62	N 07°40'05" E	1°29'30"
C33	2021.00	52.60	26.30	52.60	N 09°09'34" E	1°29'29"
C34	2021.00	52.51	26.26	52.51	N 10°38'58" E	1°29'20"
C35	2021.00	55.52	27.76	55.52	N 12°10'51" E	1°34'26"
C36	2021.00	23.87	11.93	23.87	N 13°18'22" E	0°40'36"
C37	25.00	55.34	49.95	44.71	N 77°03'24" E	126°49'28"
C38	207.00	5.63	2.81	5.63	N 40°18'36" W	1°33'28"
C39	207.00	40.98	20.55	40.91	N 46°45'36" W	11°20'30"
C40	207.00	62.32	31.40	62.08	N 61°03'19" W	17°14'56"
C41	25.00	38.32	24.07	34.68	S 25°45'59" E	87°49'36"
C42	773.00	24.83	12.41	24.82	N 17°13'37" E	1°50'24"
C43	773.00	50.01	25.01	50.00	N 14°27'12" E	3°42'25"
C44	773.00	48.75	24.38	48.74	N 10°47'36" E	3°36'48"
C45	773.00	48.75	24.38	48.74	N 07°10'49" E	3°36'48"
C46	773.00	48.19	24.10	48.19	N 03°35'15" E	3°34'20"
C47	773.00	21.79	10.89	21.78	N 00°59'39" E	1°36'53"
C48	98.00	13.10	6.56	13.09	N 85°58'59" W	7°39'38"
C49	98.00	35.86	18.13	35.66	N 71°40'17" W	20°57'46"
C50	98.00	31.69	15.98	31.55	N 51°55'38" W	18°31'32"
C51	98.00	25.14	12.64	25.07	N 35°18'54" W	14°41'55"
C52	98.00	33.35	16.84	33.19	N 18°13'00" W	19°29'54"
C53	100.00	21.21	10.64	21.17	N 83°44'12" W	12°09'00"
C54	100.00	136.31	81.12	126.00	N 38°36'42" W	78°06'01"
C55	2172.00	5.48	2.74	5.48	N 00°30'44" E	0°08'41"
C56	98.00	20.39	10.23	20.35	N 02°30'28" W	11°55'11"
C57	2172.00	25.00	12.50	25.00	N 00°54'52" E	0°39'34"
C58	2172.00	61.04	30.52	61.04	N 02°02'57" E	1°36'37"
C59	2172.00	50.00	25.00	50.00	N 03°30'50" E	1°19'09"
C60	2067.00	26.01	13.00	26.01	N 03°48'45" E	0°43'15"
C61	2172.00	52.04	26.02	52.04	N 04°51'35" E	1°22'22"
C62	2067.00	49.52	24.76	49.52	N 04°51'34" E	1°22'22"
C63	2172.00	52.04	26.02	52.04	N 06°13'57" E	1°22'22"
C64	2067.00	49.52	24.76	49.52	N 06°13'56" E	1°22'22"
C65	2172.00	52.04	26.02	52.04	N 07°36'19" E	1°22'22"
C66	2067.00	49.52	24.76	49.52	N 07°36'17" E	1°22'22"
C67	2172.00	52.04	26.02	52.04	N 08°58'40" E	1°22'22"
C68	2067.00	49.52	24.76	49.52	N 08°58'39" E	1°22'22"
C69	2172.00	52.04	26.02	52.04	N 10°21'02" E	1°22'22"
C70	2067.00	49.52	24.76	49.52	N 10°21'01" E	1°22'22"
C71	2172.00	52.04	26.02	52.04	N 11°43'24" E	1°22'22"
C72	2067.00	49.52	24.76	49.52	N 11°43'23" E	1°22'22"
C73	2172.00	52.04	26.02	52.04	N 13°05'46" E	1°22'22"
C74	2067.00	49.52	24.76	49.52	N 13°05'45" E	1°22'22"
C75	2172.00	32.20	16.10	32.20	N 14°12'25" E	0°50'57"
C76	30.00	50.21	33.25	44.55	N 62°34'36" E	95°53'24"
C77	25.00	35.72	21.68	32.76	S 26°18'08" E	81°51'41"

BOUNDARY CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C78	2067.00	30.53	15.26	30.53	N 14°12'19" E	0°50'46"
C79	75.00	122.08	79.40	109.05	N 43°10'50" W	93°15'56"
C80	2044.00	447.61	224.70	446.71	N 09°43'32" E	12°32'49"
C81	200.00	41.79	20.97	41.71	S 05°47'57" E	11°58'18"
C82	500.00	60.12	30.10	60.09	N 81°39'35" E	6°53'23"
C83	182.00	101.98	52.37	100.65	N 85°43'56" W	32°06'19"
C84	750.00	263.55	133.15	262.19	N 10°15'12" E	20°08'01"
C85	182.00	95.77	49.02	94.67	N 54°36'19" W	30°08'55"
C86	230.00	121.02	61.95	119.63	S 54°36'20" E	30°08'55"
C87	230.00	69.81	35.17	69.54	S 48°13'33" E	17°23'22"
C88	230.00	51.22	25.72	51.11	S 63°18'01" E	12°45'32"
C89	2172.00	67.21	33.61	67.21	N 15°31'06" E	1°46'23"
C90	2172.00	62.90	31.45	62.90	N 17°14'04" E	1°39'33"
C91	98.00	159.52	103.75	142.49	N 43°10'50" W	93°15'56"
C92	2021.00	359.51	180.23	359.04	N 08°32'54" E	10°11'32"
C93	2067.00	403.19	202.24	402.55	N 09°02'25" E	11°10'34"
C94	207.00	108.92	55.75	107.67	N 54°36'19" W	30°08'55"
C95	157.00	82.61	42.29	81.66	N 54°36'19" W	30°08'55"
C96	773.00	242.31	122.16	241.32	N 09°10'00" E	17°57'37"
C97	727.00	224.12	112.95	223.23	N 09°01'05" E	17°39'46"
C98	223.00	39.34	19.72	39.29	S 04°52'02" E	10°06'28"
C99	207.00	115.99	59.56	114.48	N 85°43'56" W	32°06'19"

LOT AREA TABLE			
LOT	AREA (SF)	LOT	AREA (SF)
1	5262	42	5430
2	7876	43	6472
3	5250	44	7313
4	5250	45	5457
5	5250	46	6089
6	5250	47	5774
7	5250	48	5774
8	5250	49	5774
9	5250	50	7336
10	5250	51	7373
11	5250	52	6291
12	5250	53	5972
13	5250	54	5661
14	5250	55	5565
15	5250	56	5565
16	5250	57	5628
17	5250	58	5934
18	5254	59	6383
19	6718	60	8860
20	9277	61	6460
21	6100	62	7815
22	5240	63	5843
23	5332	64	5763
24	5332	65	5528
25	5332	66	5010
26	5332	67	5188
27	5332	68	5434
28	5332	69	5680
29	5332	70	6491
30	5872	71	6934
31	6568	72	5252
32	6048	73	5255
33	6070	74	5259
34	6021	75	5655
35	5899	TRACT A	3694
36	5939	TRACT B	2900
37	7456	TRACT C	3359
38	5635		
39	5626		
40	5553		
41	5519		

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 69°40'47" W	49.86
L2	N 39°31'52" W	79.73
L3	S 49°04'00" W	76.99
L4	N 07°32'45" W	98.18
L5	S 89°48'48" E	16.32
L6	N 36°26'29" E	27.25
L7	N 59°01'39" E	59.94
L8	N 81°31'57" E	17.28
L9	S 78°12'54" W	35.41
L10	N 78°12'54" E	3.31
L11	S 89°48'48" E	12.00
L12	N 00°11'12" E	8.22
L13	N 00°11'12" E	8.22
L14	N 00°30'23" E	0.41
L15	N 09°36'58" E	0.92
L16	N 29°34'44" E	35.71
L17	S 89°24'57" E	30.11
L18	N 59°01'39" E	50.98
L19	N 69°28'42" W	50.72
L20	S 11°47'06" E	41.93
L21	S 00°11'12" W	56.22
L22	S 20°19'13" W	19.74
L23	S 39°32'52" E	32.37

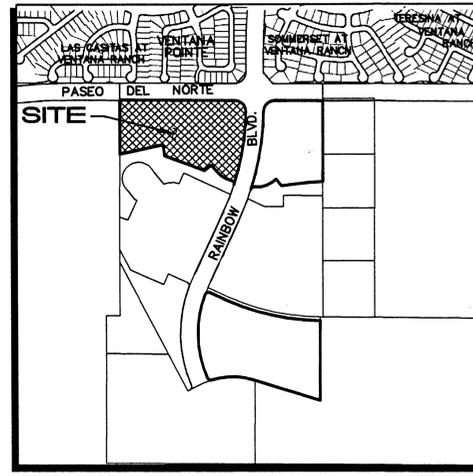
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	100.00	157.52	100.44	141.73	N 44°41'12" W	90°15'12"
C2	2172.00	668.10	336.71	665.47	N 09°15'07" E	173°27'27"
C3	30.00	45.94	28.84	41.58	N 22°48'28" W	87°44'37"
C4	203.00	106.82	54.68	105.59	S 54°36'19" E	30°08'55"
C5	203.00	21.74	10.88	21.73	N 80°28'25" E	6°08'08"
C6	622.00	106.58	53.42	106.45	S 78°37'28" W	9°49'03"
C7	100.00	21.21	10.65	21.17	N 83°44'10" W	12°02'19"
C8	98.00	13.10	6.56	13.09	N 85°58'59" W	7°39'38"
C9	98.00	37.31	18.89	37.09	N 71°44'41" W	21°48'57"
C10	98.00	32.54	16.42	32.39	N 50°49'27" W	19°01'31"
C11	94.27	52.34	26.86	51.67	N 28°01'39" W	31°48'33"
C12	98.00	24.28	12.20	24.22	N 03°04'44" W	14°11'44"
C13	100.00	136.31	81.12	126.00	N 38°36'34" W	78°05'56"
C14	100.00	5.47	2.74	5.47	N 00°30'44" E	0°08'40"
C15	2172.00	86.04	43.03	86.04	N 01°43'09" E	2°15'48"
C16	2172.00	50.00	25.00	50.00	N 03°30'49" E	1°19'09"
C17	2067.00	26.01	13.00	26.01	N 03°48'45" E	0°43'15"
C18	2067.00	49.52	24.76	49.52	N 04°51'34" E	1°22'22"
C19	2172.00	52.04	26.02	52.04	N 04°51'34" E	1°22'22"
C20	2172.00	52.04	26.02	52.04	N 06°13'56" E	1°22'22"
C21	2067.00	49.52	24.76	49.52	N 06°13'56" E	1°22'22"
C22	2067.00	49.52	24.76	49.52	N 07°36'17" E	1°22'22"
C23	2172.00	52.04	26.02	52.04	N 07°36'17" E	1°22'22"
C24	2067.00	49.52	24.76	49.52	N 08°58'39" E	1°22'22"
C25	2172.00	52.04	26.02	52.04	N 08°58'39" E	1°22'22"
C26	2067.00	49.52	24.76	49.52	N 10°21'01" E	1°22'22"
C27	2067.00	49.52	24.76	49.52	N 10°21'01" E	1°22'22"
C28	2172.00	52.04	26.02	52.04	N 11°43'23" E	1°22'22"
C29	2067.00	49.52	24.76	49.52	N 11°43'23" E	1°22'22"
C30	2172.00	52.04	26.02	52.04	N 11°43'23" E	1°22'22"
C31	2067.00	49.52	24.76	49.52	N 13°05'45" E	1°22'22"
C32	2172.00	52.04	26.02	52.04	N 13°05'45" E	1°22'22"
C33	2067.00	49.52	24.76	49.52	N 14°28'17" E	1°22'22"
C34	2172.00	52.04	26.02	52.04	N 14°28'17" E	1°22'22"
C35	2067.00	49.52	24.76	49.52	N 15°50'39" E	1°22'22"
C36	2172.00	52.04	26.02	52.04	N 15°50'39" E	1°22'22"
C37	2067.00	49.52	24.76	49.52	N 17°13'01" E	1°22'22"
C38	2172.00	52.04	26.02	52.04	N 17°13'01" E	1°22'22"
C39	25.00	35.72	21.88	32.78	S 26°18'08" E	8°51'41"
C40	30.00	50.10	33.14	44.48	N 82°28'33" E	9°41'20"
C41	98.00	158.52	103.75	142.49	N 43°10'50" W	93°15'56"
C42	2067.00	403.19	202.24	402.55	N 09°02'25" E	11°10'34"
C43	196.00	8.37	4.19	8.37	S 68°27'23" E	2°26'48"
C44	25.00	35.72	21.88	32.78	S 44°48'48" W	90°03'00"
C45	25.00	39.27	25.00	35.36	S 45°11'12" W	90°00'00"
C46	25.00	39.27	25.00	35.36	N 44°48'48" W	90°00'00"
C47	25.00	39.27	25.00	35.36	S 45°11'12" W	90°00'00"
C48	50.00	84.65	55.05	75.60	N 43°10'50" W	93°15'56"
C49	2021.00	359.51	180.23	359.04	N 08°32'54" E	10°11'32"
C50	25.00	55.34	49.95	44.71	N 77°03'24" E	126°49'28"
C51	207.00	108.92	55.75	107.67	N 54°36'19" W	30°08'55"
C52	25.00	38.32	24.07	34.68	S 25°45'59" E	67°49'36"
C53	25.00	40.35	26.10	36.11	N 64°05'08" E	9°28'15"
C54	207.00	115.99	59.56	114.48	N 45°43'56" W	32°06'19"
C55	25.00	40.60	26.36	36.28	S 55°15'50" E	9°32'32"

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C56	25.00	38.44	24.20	34.78	N 34°08'49" E	88°08'10"
C57	475.00	54.93	27.50	54.90	N 81°31'41" E	8°37'34"
C58	223.00	39.34	19.72	39.29	S 04°52'02" E	10°06'28"
C59	177.00	27.59	13.82	27.56	S 04°16'41" E	8°55'46"
C60	157.00	76.36	38.95	75.61	N 83°36'46" W	27°51'58"
C61	157.00	82.61	42.29	81.66	N 54°36'19" W	30°08'55"
C62	727.00	224.12	112.95	223.23	N 09°01'05" E	17°39'46"
C63	773.00	242.31	122.16	241.32	N 09°10'00" E	17°57'37"
C64	223.00	9.65	4.82	9.65	S 01°03'10" E	2°28'43"
C65	223.00	28.69	14.87	29.67	S 06°08'23" E	7°37'44"
C66	207.00	47.69	23.95	47.58	S 84°48'54" W	13°12'01"
C67	207.00	46.00	23.10	45.91	N 82°13'05" W	12°44'01"
C68	207.00	22.30	11.16	22.29	N 72°45'56" W	8°10'18"
C69	727.00	109.92	55.07	109.82	N 04°31'06" E	8°39'47"
C70	727.00	62.42	31.23	62.40	N 11°18'34" E	4°55'00"
C71	727.00	51.78	25.90	51.76	N 15°48'33" E	4°04'50"
C72	773.00	24.83	12.41	24.82	N 17°13'37" E	1°50'24"
C73	773.00	50.01	25.01	50.00	N 14°27'12" E	3°42'25"
C74	773.00	48.75	24.38	48.74	N 10°47'36" E	3°38'48"
C75	773.00	48.75	24.38	48.74	N 07°10'49" E	3°38'48"
C76	773.00	48.19	24.10	48.19	N 03°35'15" E	3°34'20"
C77	773.00	21.79	10.89	21.78	N 00°58'39" E	1°36'53"
C78	207.00	62.32	31.40	62.08	N 61°03'19" W	17°45'56"
C79	207.00	40.98	20.55	40.91	N 46°45'36" W	11°20'30"
C80	207.00	6.63	3.31	6.63	N 40°18'36" W	1°33'28"
C81	2021.00	23.87	11.93	23.87	N 13°18'22" E	0°40'36"
C82	2021.00	55.52	27.76	55.52	N 12°10'51" E	1°34'26"
C83	2021.00	52.51	26.26	52.51	N 10°38'58" E	1°29'20"
C84	2021.00	52.60	26.30	52.60	N 09°09'34" E	1°29'20"
C85	2021.00	52.62	26.31	52.62	N 07°40'05" E	1°29'20"
C86	2021.00	52.57	26.28	52.56	N 06°10'37" E	1°29'20"
C87	2021.00	52.84	26.42	52.84	N 04°40'58" E	1°29'20"
C88	2021.00	16.99	8.49	16.99	N 03°41'35" E	0°28'54"
C89	230.00	41.79	20.87	41.71	S 02°42'52" E	1°15'81"
C90	750.00	263.55	133.15	262.19	N 10°15'12" E	20°08'01"
C91	75.00	122.08	79.40	109.05	N 43°10'50" W	93°15'56"
C92	2044.00	447.61	224.70	446.71	N 09°43'32" E	12°32'49"
C93	500.00	60.12	30.10	60.09	N 81°39'58" W	8°52'23"
C94	182.00	101.98	52.37	100.65	N 82°45'56" W	32°06'19"
C95	182.00	95.77	49.02	94.67	N 54°36'19" W	30°08'55"
C96	230.00	68.81	35.17	69.54	S 48°13'33" W	17°23'22"
C97	230.00	51.22	25.72	51.11	S 63°18'01" E	12°45'32"
C98	230.00	121.02	61.95	119.63	S 64°30'20" E	30°08'55"
C99	157.00	12.33	6.17	12.32	N 67°25'00" W	4°28'54"
C100	157.00	70.29	35.74	69.70	N 52°21'22" W	25°39'00"

C7-C11 NOT USED
C99 NOT USED

EASEMENT NOTES

- 25' PUBLIC WATERLINE EASEMENT GRANTED TO NEW MEXICO UTILITIES, INC. AND PUBLIC DRAINAGE EASEMENT TO THE CITY OF ALBUQUERQUE BY FINAL PLAT.
- 25' PUBLIC SANITARY SEWER EASEMENT GRANTED TO NEW MEXICO UTILITIES, INC. AND PUBLIC DRAINAGE EASEMENT TO BE GRANTED TO THE CITY OF ALBUQUERQUE BY FINAL PLAT.
- 10' WIDE PUBLIC UTILITY EASEMENT (P.U.E.) TO BE GRANTED BY FINAL PLAT.
- TRACT A SHALL BE COVERED BY A PRIVATE LANDSCAPING EASEMENT AND SHALL BE OWNED AND MAINTAINED BY THE HOMEOWNERS' ASSOCIATION OF HERITAGE AT THE TRAILS, UNIT 1.
- TRACT B SHALL BE COVERED BY A PRIVATE LANDSCAPING EASEMENT AND SHALL BE OWNED AND MAINTAINED BY THE HOMEOWNERS' ASSOCIATION OF HERITAGE AT THE TRAILS, UNIT 1. A PUBLIC PEDESTRIAN ACCESS EASEMENT OVER TRACT B TO BE GRANTED BY FINAL PLAT.
- 17' DRAINAGE EASEMENT FOR EMERGENCY OVERFLOW GRANTED TO THE CITY OF ALBUQUERQUE BY FINAL PLAT.
- 17' PUBLIC PEDESTRIAN ACCESS EASEMENT TO BE GRANTED TO THE CITY OF ALBUQUERQUE BY FINAL PLAT.



VICINITY MAP

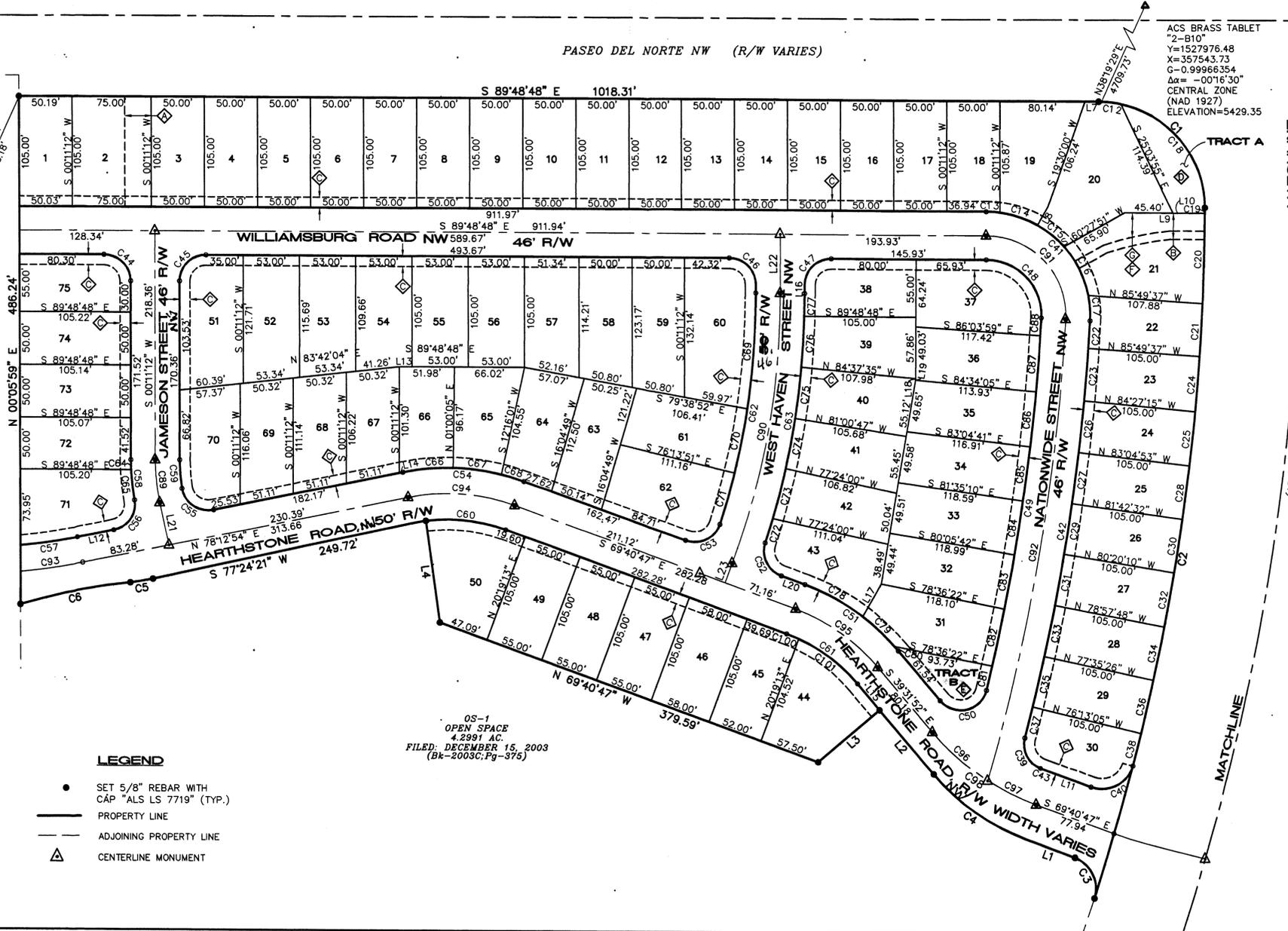
1"=750'

LINE	BEARING	DISTANCE
L1	N 69°40'47" W	49.86
L2	N 39°31'52" W	79.73
L3	S 49°04'00" W	76.99
L4	N 07°32'45" W	98.18
L7	S 89°53'25" E	12.98
L8	S 29°39'47" W	20.00
L9	S 89°24'57" E	75.51
L10	S 89°24'57" E	30.11
L11	S 69°40'47" E	42.46
L12	N 78°12'54" E	35.41
L13	S 89°48'48" E	12.00
L14	N 78°12'54" E	3.31
L15	S 39°31'52" E	32.37
L16	S 00°11'12" W	8.22
L17	S 29°34'44" W	35.71
L18	N 00°30'23" E	0.41
L19	N 09°36'58" E	0.92
L20	S 69°40'47" E	23.74
L21	S 11°47'06" E	41.93

L5 & L6 NOT USED

ACS BRASS TABLE
"UNION 1969"
Y=1523440.96
X=353409.02
G=0.99966044
Δα = -00°16'30"
CENTRAL ZONE
(NAD 1927)
ELEVATION=5522.0

UNPLATTED LAND OF
VOLCANO SIX LIMITED



ACS BRASS TABLE
"2-B-10"
Y=1527976.48
X=357543.73
G=0.99966354
Δα = -00°16'30"
CENTRAL ZONE
(NAD 1927)
ELEVATION=5429.35

TRACT A

MATCHLINE

- LEGEND**
- SET 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
 - PROPERTY LINE
 - - - ADJOINING PROPERTY LINE
 - ▲ CENTERLINE MONUMENT

OS-1
OPEN SPACE
4.2991 AC.
FILED: DECEMBER 15, 2003
(Bk-2003C;Pg-376)

PRELIMINARY
PLAT FOR

HERITAGE AT THE TRAILS SUBDIVISION UNIT 1

BEING A REPLAT OF
TRACT A OF
THE TRAILS
WITHIN THE TOWN OF ALAMEDA GRANT
PROJECTED SECTION 16, T. 11 N, R. 2 E, NMPM

CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

MARCH 2004

PRELIMINARY PLAT
APPROVED BY DRB
ON 4/1/04
SCALE
1"=60'

LEGAL DESCRIPTION

TRACT A, THE TRAILS, ALBUQUERQUE, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE BULK PLAT THEREOF FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON DECEMBER 15, 2003, IN VOLUME 2003C, FOLIO 375.

ACS BENCHMARK

ACS MONUMENT "2-B-10" LOCATED 1 MI.± WEST OF PARADISE BLVD. AND LA PAZ.

ELEVATION: 5429.35

- SITE DATA**
- TOTAL LAND AREA = 13.8660 ACRES.
 - NUMBER OF EXISTING TRACTS IS 1.
 - NUMBER OF PROPOSED RESIDENTIAL LOTS IS 75.
 - NUMBER OF PROPOSED TRACTS IS 2.
 - CURRENT ZONING: R-D.
 - ALL STREETS WILL MEET CITY STANDARDS AND WILL BE PUBLIC BY PLAT DEDICATION AND BE MAINTAINED BY THE CITY OF ALBUQUERQUE. NO LOT SHALL HAVE DIRECT ACCESS TO PASEO DEL NORTE OR RAINBOW BLVD.
 - ALL STREETS HAVE RIGHT-OF-WAY AND PAVING WIDTHS PER DPM STANDARDS.
 - CITY OF ALBUQUERQUE WATER AND SANITARY SEWER SERVICES TO THIS DEVELOPMENT MUST BE VERIFIED AND COORDINATED WITH THE PUBLIC WORKS DEPARTMENT, CITY OF ALBUQUERQUE.

- NOTES**
- UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THUS WILL BE MARKED BY A NO. 5 IRON REBAR WITH PLASTIC CAP STAMPED "PLS #7719".
 - ALL STREET CENTERLINE POINTS SHOWN THUS WILL BE MARKED BY A 4" ALUMINUM DISK STAMPED "CENTERLINE MONUMENT, PLS #7719".
 - BOUNDARY WILL BE TIED TO THE NEW MEXICO STATE PLANE COORDINATE SYSTEM AS SHOWN.
 - BASIS OF BEARINGS WILL BE NMPSP GRID BEARINGS.
 - DISTANCES WILL BE GROUND DISTANCES.
 - 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.
 - OPEN SPACE AREA HAS BEEN MET BY DEDICATION OF TRACTS OS-1 AND OS-2 PER BULK PLAT OF THE TRAILS (12/15/03, 2003C-375).

APPROVED

[Signature] 3-26-04
CITY SURVEYOR DATE

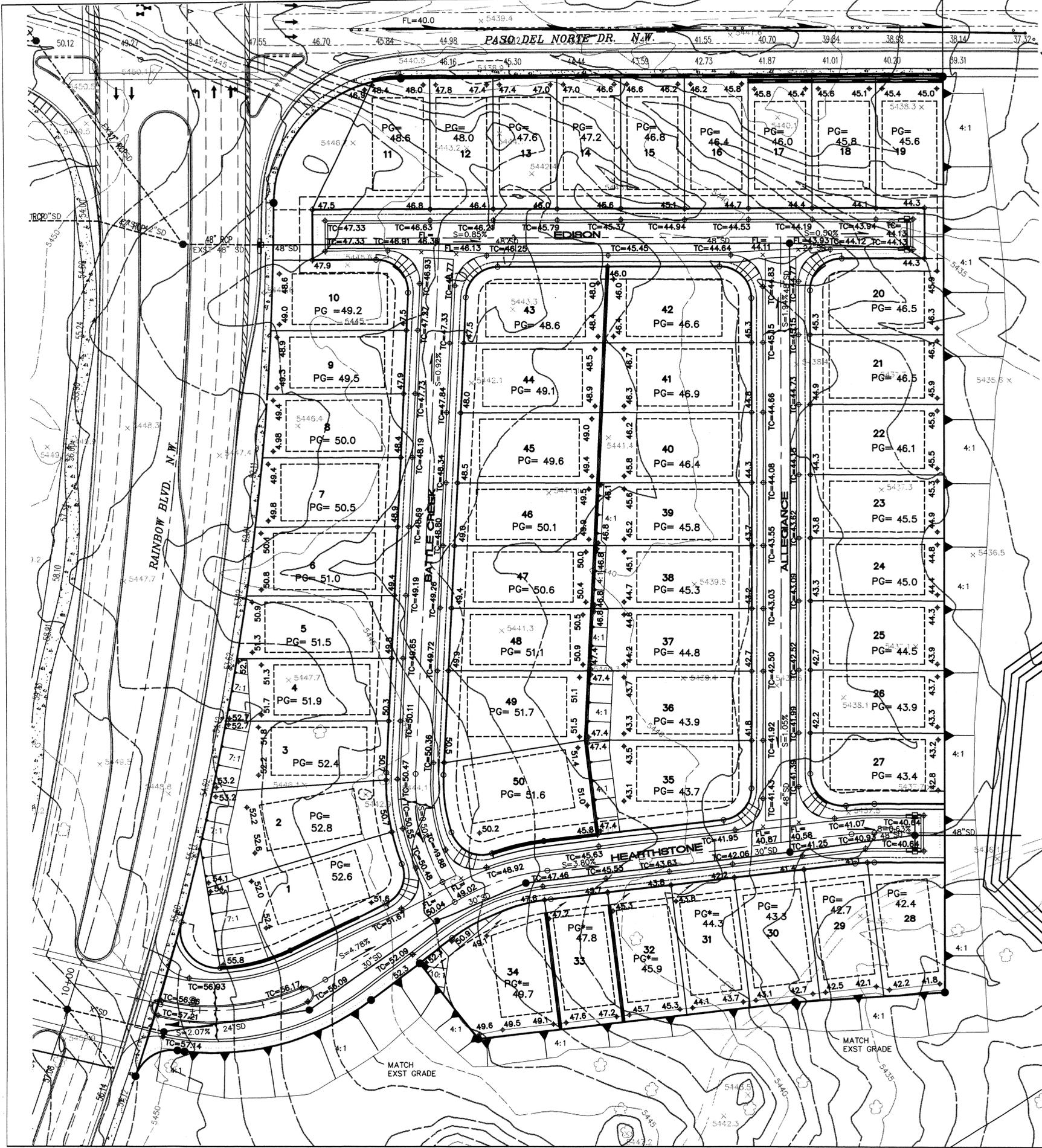
OWNERSHIP

[Signature] 3/25/04
NORMAN A. GREGORY,
LAND DEVELOPMENT MANAGER
CENTEX HOMES DATE

ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque New Mexico

1324A-PLM.DWG 03/25/04

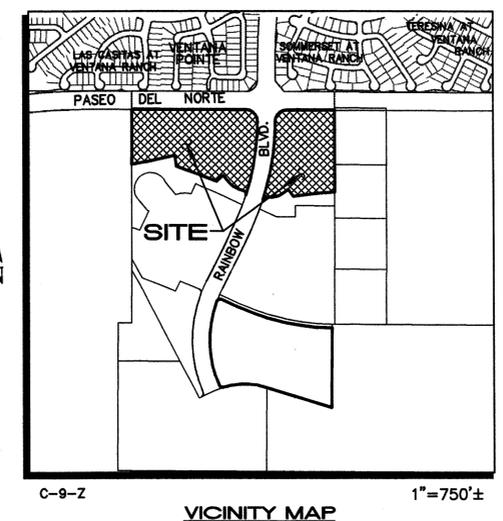
SHEET 1 OF 1



SCALE: 1"=40'

LEGEND

- 5200 — EXISTING CONTOUR
- ◆ 78.3 PROPOSED SPOT ELEVATION
- FLOW ARROW
- PG=6881.0 PAD GRADE ELEVATION
- TC=81.95 TOP OF CURB ELEVATION
- FL=81.45 FLOWLINE ELEVATION
- ~~~~~ WATER BAR
- PROPOSED RETAINING WALL
- STORM DRAIN MANHOLE
- PG*= SEE DETAIL XX ON SHEET 3
- 4:1 PROPOSED SLOPE



**HERITAGE AT
THE TRAILS UNIT 2
GRADING & DRAINAGE PLAN**

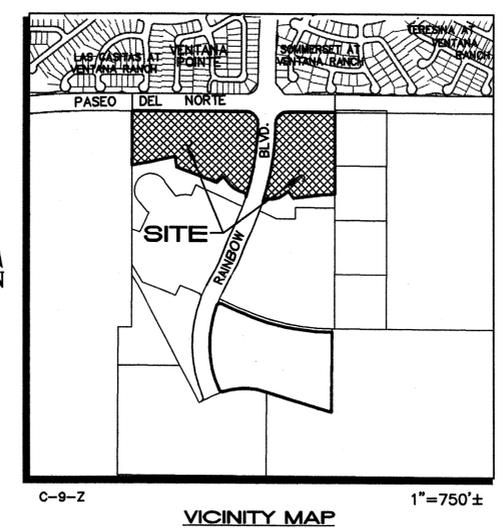
GENEVIEVE L. DONATI
NEW MEXICO
15088
2/25/04
REGISTERED PROFESSIONAL ENGINEER

ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque New Mexico

1324B-GRD.DWG.rh 03/19/04
SHEET 1 OF 3



- LEGEND**
- 5200 — EXISTING CONTOUR
 - 52 — PROPOSED CONTOUR
 - ◆ 78.3 PROPOSED SPOT ELEVATION
 - FLOW ARROW
 - PG=6881.0 PAD GRADE ELEVATION
 - ▬ SIDEWALK CULVERT
 - TC=81.95
FL=81.45 TOP OF CURB ELEVATION
FLOWLINE
 - ~~~~~ WATER BAR
 - ▬ PROPOSED RETAINING WALL
 - TW=52.0
BW=50.0 TOP OF RETAINING WALL
BOTTOM OF RETAINING WALL ELEVATION
 - INV=72.5 INVERT ELEVATION
 - STORM DRAIN MANHOLE



GRADING NOTES:

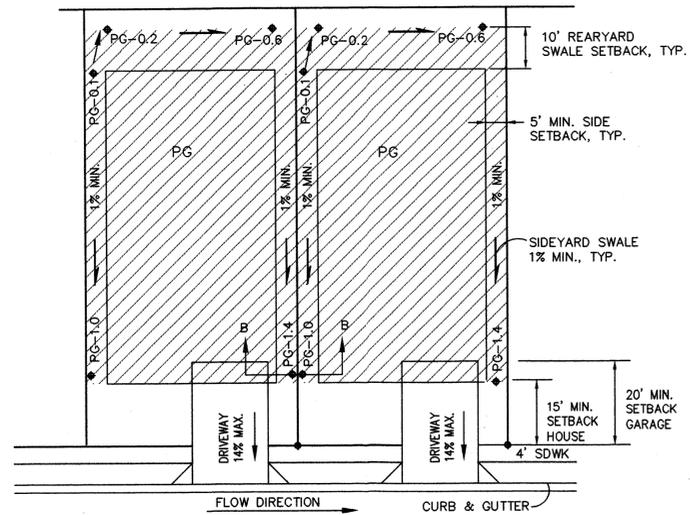
1. ALL TRASH, DEBRIS, & SURFACE VEGETATION SHALL BE CLEARED AND LEGALLY DISPOSED OFFSITE.
2. ALL SUBGRADE AND FILL SHALL BE COMPACTED TO A MINIMUM OF 90% ASTM D-1557.
3. EXCAVATION IS UNCLASSIFIED AND INCLUDES EXCAVATION TO SUBGRADE ELEVATIONS INDICATED, REGARDLESS OF CHARACTER OF MATERIALS ENCOUNTERED.
4. CONFORM TO ELEVATIONS AND DIMENSIONS SHOWN ON PLANS WITHIN A TOLERANCE OF 0.3± FEET.
5. SCARIFY AND COMPACT SUBGRADE FOR FILLS. PLACE FILL MATERIALS IN LAYERS NOT MORE THAN 8" IN LOOSE DEPTH. MOISTEN AS NECESSARY TO PROVIDE OPTIMUM MOISTURE (±2%) CONTENT.
6. UNIFORMLY GRADE AREAS WITHIN LIMITS OF GRADING AS SHOWN ON PLAN. SMOOTH FINISHED SURFACE WITHIN SPECIFIED TOLERANCE, COMPACT WITH UNIFORM SLOPES BETWEEN POINTS WHERE ELEVATIONS ARE INDICATED.
7. MAXIMUM SLOPES SHALL BE 3:1 MINIMUM SLOPES SHALL BE 1%.
8. TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM, 260-1990, FOR LOCATION OF EXISTING UTILITIES.
9. IF ANY UTILITY LINES, PIPELINES, OR UNDERGROUND UTILITY LINES ARE SHOWN ON THESE DRAWINGS, THEY ARE SHOWN IN AN APPROXIMATE MANNER ONLY, AND SUCH LINES MAY EXIST WHERE NONE ARE SHOWN. IF ANY SUCH EXISTING LINES ARE SHOWN, THE LOCATION IS BASED UPON INFORMATION PROVIDED BY THE OWNER OF SAID UTILITY, AND THE INFORMATION MAY BE INCOMPLETE, OR MAY BE OBSOLETE BY THE TIME CONSTRUCTION COMMENCES. THE ENGINEER HAS CONDUCTED ONLY PRELIMINARY INVESTIGATION OF THE LOCATION, DEPTH, SIZE OR TYPE OF EXISTING UTILITY LINES, PIPELINES, OR UNDERGROUND UTILITY LINES. THIS INVESTIGATION IS NOT CONCLUSIVE, AND MAY NOT BE COMPLETE. THEREFORE, MAKES NO REPRESENTATION PERTAINING THERETO, AND ASSUMES NO RESPONSIBILITY OR LIABILITY THEREFOR. THE CONTRACTOR SHALL INFORM ITSELF OF THE LOCATION OF ANY UTILITY LINE, PIPELINE, OR UNDERGROUND UTILITY LINE IN OR NEAR THE AREA OF THE WORK IN ADVANCE OF AND DURING EXCAVATION WORK. THE CONTRACTOR IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED BY ITS FAILURE TO LOCATE, IDENTIFY AND PRESERVE ANY AND ALL EXISTING UTILITIES, PIPELINES, AND UNDERGROUND UTILITY LINES. IN PLANNING AND CONDUCTING EXCAVATION, THE CONTRACTOR SHALL COMPLY WITH STATE STATUTES, MUNICIPAL AND LOCAL ORDINANCES, RULES AND REGULATIONS, IF ANY, PERTAINING TO THE LOCATION OF THESE LINES AND FACILITIES.
10. OWNER WILL PROVIDE SOIL TESTING AND INSPECTION SERVICES DURING EARTHWORK OPERATIONS. CONTRACTOR SHALL ALLOW TESTING SERVICE TO INSPECT AND APPROVE COMPACTED SUBGRADES AND FILL LAYERS BEFORE FURTHER CONSTRUCTION WORK IS DONE. SHOULD COMPACTION TESTS INDICATE INADEQUATE DENSITY, CONTRACTOR SHALL PROVIDE ADDITIONAL COMPACTION AND TESTING AT NO ADDITIONAL EXPENSE.
11. OWNER HAS ESTABLISHED SUBDIVISION BOUNDARY CORNERS. CONTRACTOR SHALL PROVIDE ALL OTHER CONSTRUCTION STAKING INCLUDING TRACT CORNERS. CONTRACTOR SHALL LOCATE AND PRESERVE ALL BOUNDARY CORNERS AND REPLACE ANY LOST OR DISTURBED CORNERS.
12. OWNER WILL PROVIDE A STORM WATER POLLUTION PREVENTION PLAN (SWPPP) AND INSPECTION. CONTRACTOR SHALL COMPLY WITH THE BEST MANAGEMENT PRACTICES (BMP'S) AS SPECIFIED IN THE SWPPP, AND WITH ALL FEDERAL, STATE, AND LOCAL REGULATIONS.

**HERITAGE AT
THE TRAILS - UNIT 2
GRADING & DRAINAGE PLAN
RETAINING WALLS**



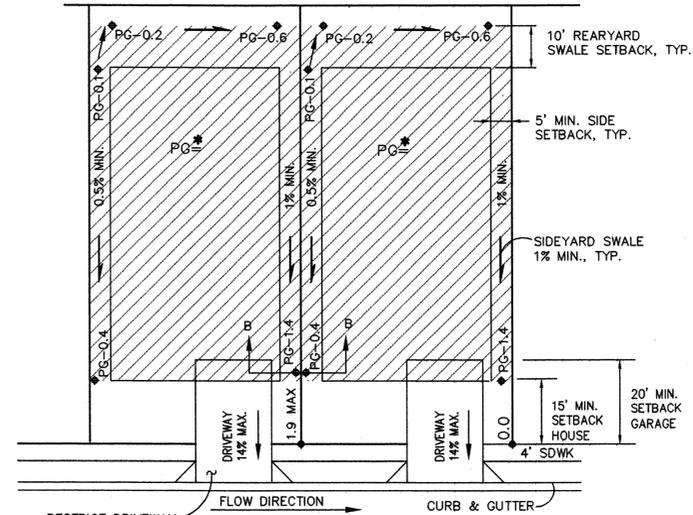
ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque, New Mexico

13248-GRD.DWG.rh 03/19/04



COMPACTED ZONE--CONTRACTOR SHALL COMPACT SOILS IN THIS AREA TO A MINIMUM OF 95% COMPACTION PER ASTM D698, FOR A DEPTH OF 12 INCHES.

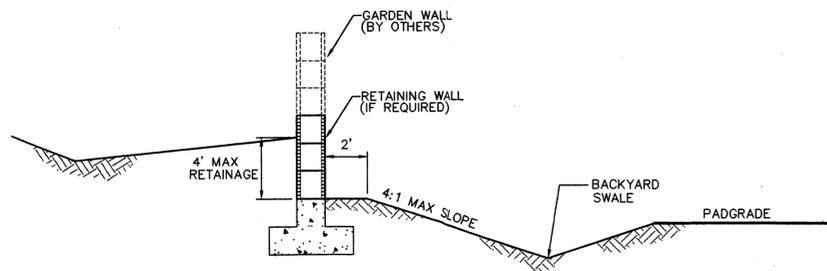
TYPICAL LOT GRADING
SCALE: 1"=20'



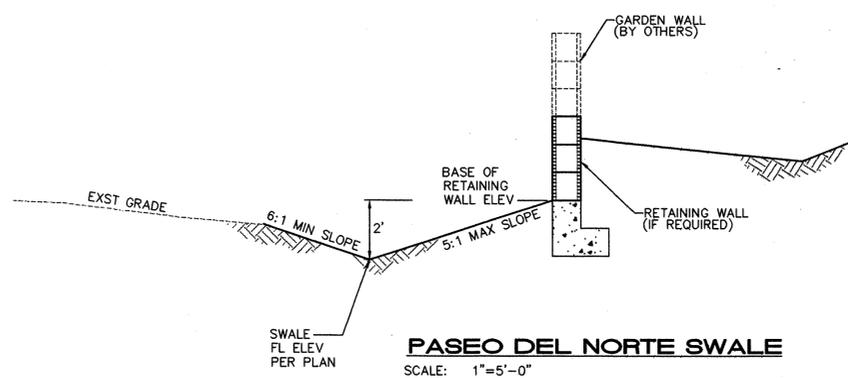
AN ASTERISK (*) NOTED BY THE LOT NUMBER ON THE PLANS INDICATES THAT THE DRIVEWAY IS TO BE PLACED ON THE LOW SIDE OF THE LOT.

COMPACTED ZONE--CONTRACTOR SHALL COMPACT SOILS IN THIS AREA TO A MINIMUM OF 95% COMPACTION PER ASTM D698, FOR A DEPTH OF 12 INCHES.

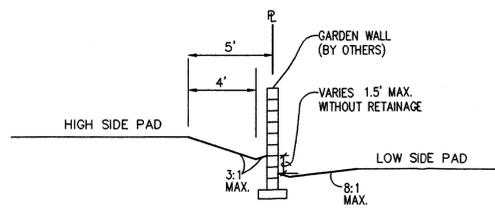
LOT GRADING FOR LOTS 31 THROUGH 34
SCALE: 1"=20'



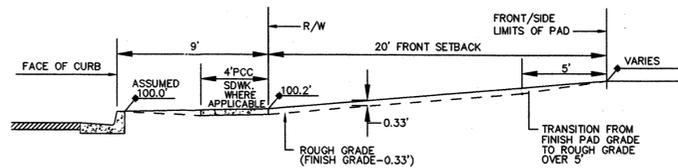
TYPICAL BACKYARD SLOPE
SCALE: 1"=5'-0"



PASEO DEL NORTE SWALE
SCALE: 1"=5'-0"



**SECTION B-B
TYPICAL SIDEYARD GRADING**
SCALE: 1"=5'



TYPICAL FRONT/SIDE YARD GRADING
SCALE: 1"=5'-0"

**HERITAGE AT
THE TRAILS UNIT 2
GRADING DETAILS**



ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque New Mexico

1324BGRD.DWGrpm 03/25/04