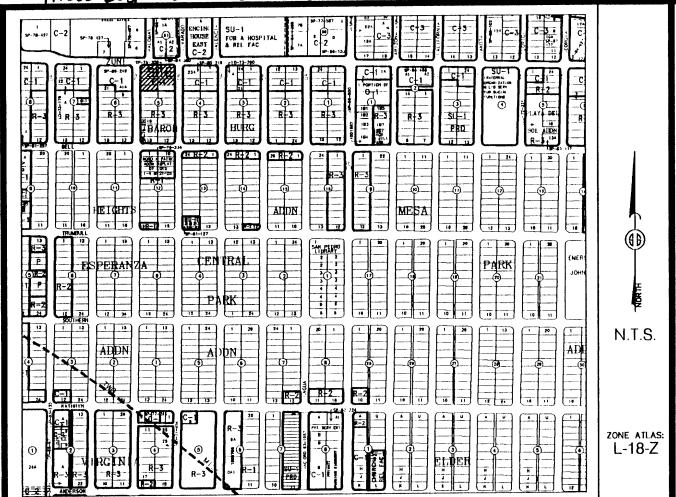
TALOS LOG # 2004-3026-31



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 9-K18 AND 11-K19, AS SHOWN HEREON.
- 3. DISTANCES ARE GROUND DISTANCES.
- 4. PLAT SHOWS ALL EASEMENTS OF RECORD.
- 5. GROSS AREA: 1.0846 ACRES
- 6. NUMBER OF EXISTING LOTS: 6
- 7. NUMBER OF LOTS CREATED: 1
- 8. SUBJECT PROPERTY IS ZONED CITY C-1.

LEGAL DESCRIPTION

Lot numbered One A (1A) in Block numbered Five (5) of the Replat of Lots1 and 2, Block 5, of Mendelsberg's Subdivision of Block 5, of BARON BURG HEIGHTS, an Addition to the City of Albuquerque, New Mexico, as the same is shown and designated on the replat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico on December 24, 1975, in Plat Book B10, folio 177; together with Lots numbered Three (3), Twenty-one (21), Twenty-two (22), Twenty-three (23) and Twenty-four (24) in Block numbered Five (5) of Mendelsberg's Subdivision of Block 5, of BARON BURG HEIGHTS, an Addition to the City of Albuquerque, New Mexico, as the same is shown and designated on the plat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico on August 13, 1945, in Plat Book A, folio 30.

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 SAID OWNERS WARRANT THAT THEY HOLD COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED AND DO HEREBY GRANT ADDITIONAL EASEMENT(S) AS SHOWN AND DO HEREBY DEDICATE ADDITIONAL STREET RIGHT-OF-WAY TO THE CITY OF ALBITOLIEROUSE IN FEE SIMPLE WITH WARRANTY COVENANTS.

OWNER(S) SIGNATURE:
OWNER(S) PRINT NAME!
ADDRESS:
ACKNOWLEDGMENT
STATE OF NEW MEXICO
).SS
COUNTY OF BERNALILLO

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE METHIS

DATE: 7-21-04

OFFICIAL SEAL

Sarah Amato

NOTARY PUBLIC
STATE OF NEW MEXICO

My Commission Express

DAY OF

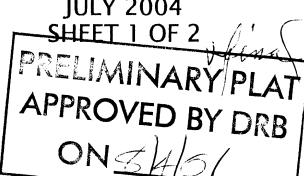
12004

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE METHIS TO DAY OF LILL BY: 125EM ALL K. MOLLER & ALL HAN CHALES

MY COMMISSION EXPIRES: Supplies The Commission of th

PLAT OF
LOT 1A-1, BLOCK 5
MENDELSBERG'S SUBDIVISION OF BLOCK 5
OF BARON BURG HEIGHTS
SECTION 28, T. 10 N., R. 3 E., N.M.P.M.

CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JULY 2004



DISCLOSURE STATEMENT

THE PURPOSE OF THIS PLAT IS TO ELIMINATE THE LOT LINE BETWEEN SIX (6) EXISTING LOTS, TO GRANT ADDITIONAL EASEMENT(S) AND TO DEDICATE ADDITIONAL PUBLIC STREET RIGHT-OF-WAY.

CITY APPROVALS: PROJECT NO.:	APPLICATION NO.
Il Bothat	7-22-04 DATE
CITY SURVEYOR	DATE
TRAFFIC ENGINEERING	DATE
PARKS & RECREATION DEPARTMENT	DATE
UTILITIES DEVELOPMENT	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 New Mexico Professional Surveyor, 8686 ly 20, 2004

S

SURVEYS SOUTHWEST LTD.

333 LOMAS BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87102 PHONE: (505) 998-0303 FAX: (505) 998-0306

T10N R3E SEC. 28

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON

PROPERTY OWNER OF RECORD:

BERNALILLO COUNTY TREASURER'S OFFICE:

PLAT OF

LOT 1A-1, BLOCK 5

MENDELSBERG'S SUBDIVISION OF BLOCK 5

OF BARON BURG HEIGHTS

SECTION 28, T. 10 N., R. 3 E., N.M.P.M.

CITY OF ALBUQUERQUE

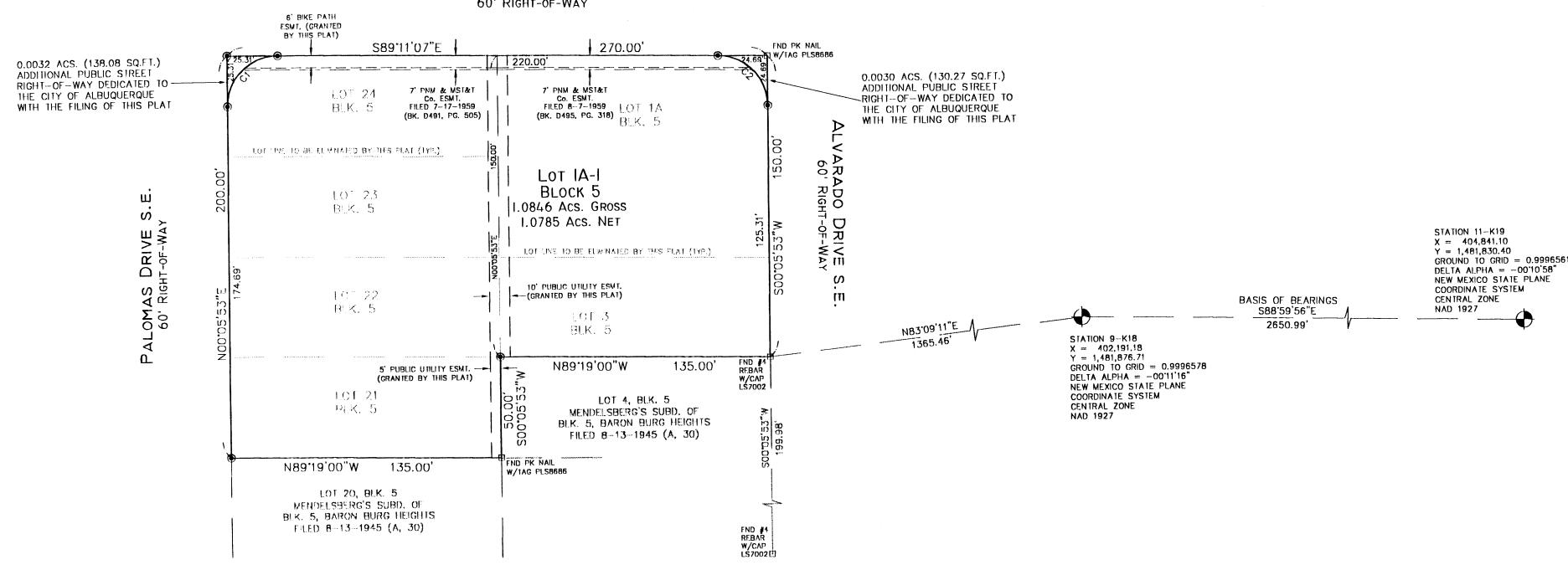
BERNALILLO COUNTY, NEW MEXICO

JULY 2004

SHEET 2 OF 2

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELIA	CHORD BEARING	CHORD LENGIH
C1	25.00	39.58	90'43'00"	S45'27'23"W	35.58
C2	25.00	38.96	89'17'00"	N44'32'37"W	35.13'

ZUNI ROAD S.E. 60' RIGHT-OF-WAY

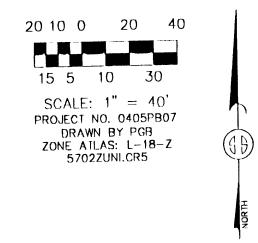


MONUMENT LEGEND

- FOUND CONTROL STATION AS NOTED

 SET 1/2" REBAR W/YELLOW PLASTIC CAP STAMPED "GRITSKO LS8686" UNLESS OTHERWISE NOTED

☐ - FOUND MONUMENT AS NOTED

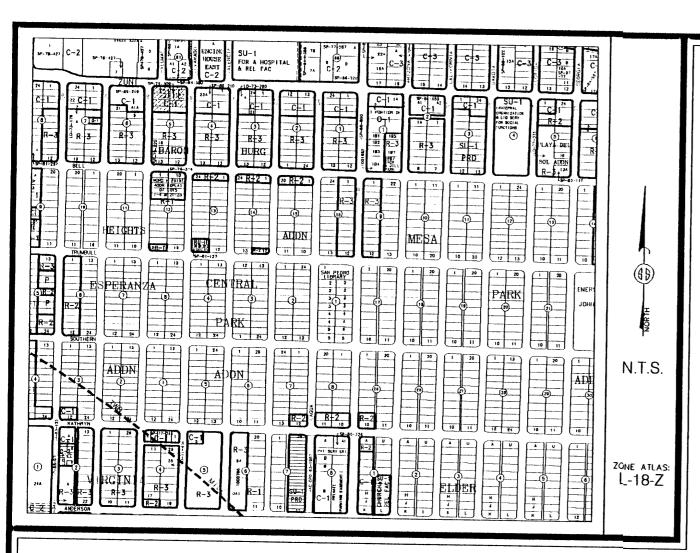




SURVEYS SOUTHWEST, LTD.

333 LOMAS BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87102 PHONE: (505) 998-0303 FAX: (505) 998-0306

T10N R3E SEC. 25



Vicinity Map

LEGAL DESCRIPTION

PARCEL 1:

Lot numbered One-A (1A) in Block numbered Five (5) of the Replat of Lots1 and 2, Block 5, of Mendelsberg's Subdivision of Block 5, of BARON BURG HEIGHTS, an Addition to the City of Albuquerque, New Mexico, as the same is shown and designated on the replat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico on December 24, 1975, in Plat Book B10, folio 177.

PARCEL 2:

Lots numbered Three (3), Twenty-one (21), Twenty-two (22), Twenty-three (23) and Twenty-four (24) in Block numbered Five (5) of Mendelsberg's Subdivision of Block 5, of BARON BURG HEIGHTS, an Addition to the City of Albuquerque, New Mexico, as the same is shown and designated on the plat thereof, filed in the office of the County Clerk of Bernalillo County. New Mexico on August 13, 1945, in Plat Book A, folio 30.

NOTES

- 1. Basis of bearings per plat of Parcel A-1-A HOLLINGBERRY'S REPLAT as filed October 5, 1989 in Volume C40, folio 4.
- 2. Bearings and distances in () parenthesis are record, where record data differ from field data.
- 3. Property is identified by UPC #'s:

Lot 3 1-018-056-122-514-22808

Lot 1-A 1-018-056-122-520-22810

Lot 21 1-018-056-108-509-22814

Lot 22 1-018-056-108-514-22813 Lot 23 1-018-056-108-519-22812

Lot 24 1-018-056-108-525-22811

- 4. Subject property is located within Zone X, areas determined to be outside the 500-year flood plain; AND partially located within Flood Zone AO (depth 1), areas determined to be within 100-year flood plain, according to the Flood Insurance Rate Map of Bernalillo County, New Mexico and Incorporated Areas, Panel No. 35001C0354D, effective date September 20, 1996.
- 5. Documents used in preparation of survey:
- a. said Hollingberry's Replat, filed October 5, 1989 in Vol. C40, folio 4.
- b. plat of Mendelsberg's Subd. of Block 5, Baron Burg Heights, filed Dec. 24, 1975, Vol. B10, Fol. 177.
- c. plat of Mendelsberg's Subd. of Block 5, Baron Burg Heights, filed Aug. 13, 1945, Vol. A, Fol. 30.
- d. Landamerica Albuquerqe Title file no. 241951DS, dated 4/28/04.

UTILITY INFORMATION SHOWN HEREON PER FIELD INSPECTION AND CITY OF ALBUQUERQUE UTILITY RECORDS. ACTUAL LOCATION SHOULD BE FURTHER VERIFIED BEFORE BEGINNING CONSTRUCTION AND ANY DISCREPANCIES REPORTED TO THE SURVEYOR.

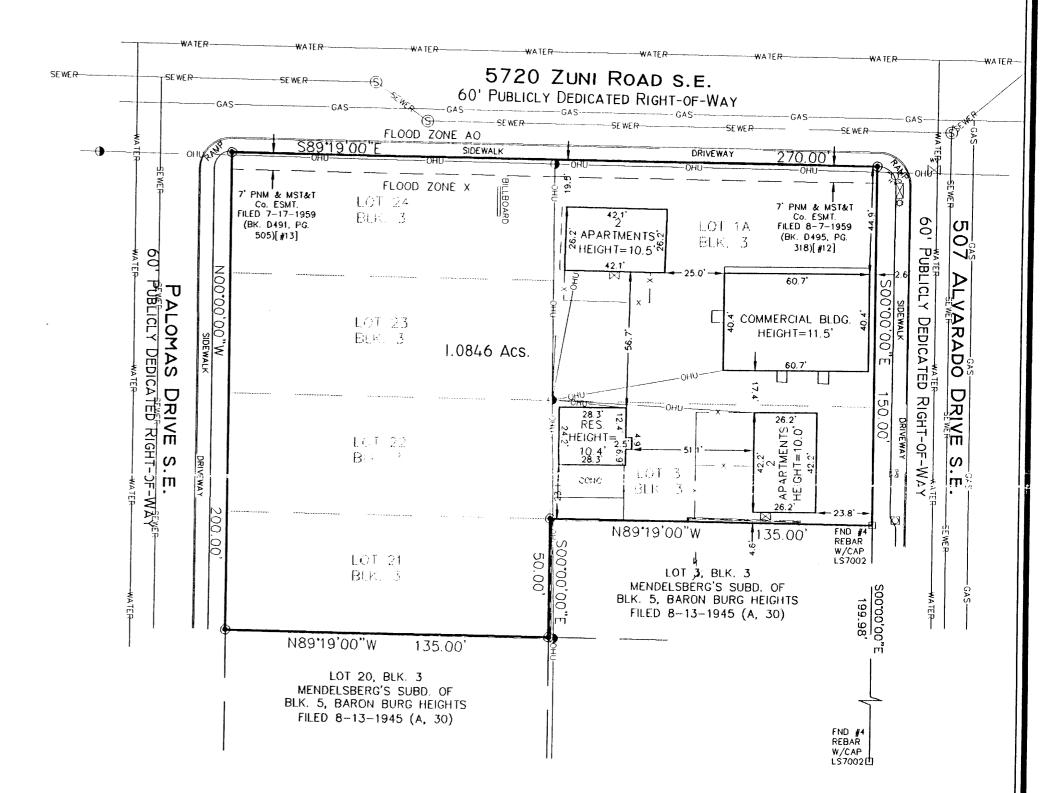
A.L.T.A./A.C.S.M. LAND TITLE SURVEY

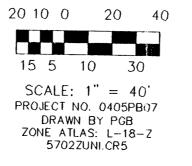
LOTS 1A, 3, & 21–24, MENDELSBERG'S SUBDIVISION OF BLOCK 5 OF BARON BURG HEIGHTS SECTION 25, T. 10 N., R. 3 E., N.M.P.M.

CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

MAY 2004

SYMBOLS LEGEND = TRAFFIC SIGNAL BOX = TRAFFIC SIGNAL = POWER POLE = OVERHEAD UTILITY LINE = UNDERGROUND GAS LINE -SEWER- = UNDERGROUND SEWER LINE -water- = UNDERGROUND WATER LINE = ANCHOR = SEWER MANHOLE = WATER METER = WATER VALVE = FIRE HYDRANT = GAS METER = BLOCK WALL -x- = FENCE







MONUMENT LEGEND

- ☐ FOUND MONUMENT AS NOTED
- SET 1/2" REBAR W/YELLOW PLASTIC CAF STAMPED "GRITSKO LS8686" UNLESS OTHERWISE NOTED

SURVEYORS CERTIFICATE

I, Gary E. Gritsko, licensed under the laws of the State of New Mexico, do hereby certify to, Landamerica Albuquerque Title, Commonwealth Land Title Insurance Company, Roberts Oil Co., Inc., a New Mexico corporation, Rosemary R. Roller, a/k/a Rosemary Roller and Mary Lynn Chaney, as Trustees, as provided in the Title Binder No. 241951DS, April 28, 2004. This is to certify that this map or plat and the survey on which it is based were made in accordance with Minimum Standards for Surveying in New Mexico and in accordance with the "Minimum Standard Detail Requirements for ALTA / ACSM Land Surveys", jointly established and adopted by ALTA and ACSM in 1999, and includes items 1, 2, 3, 4, 7(a), 8, 9, 10, 11, of Table A thereof. Pursuant to the Accuracy Standards as adopted by ALTA, NSPS, and ACSM and in effect in the date of this certification, undersigned further certifies that the Positional Uncertainties resulting from the survey measurements made on the survey do not exceed the allowable Positional Tolerance.

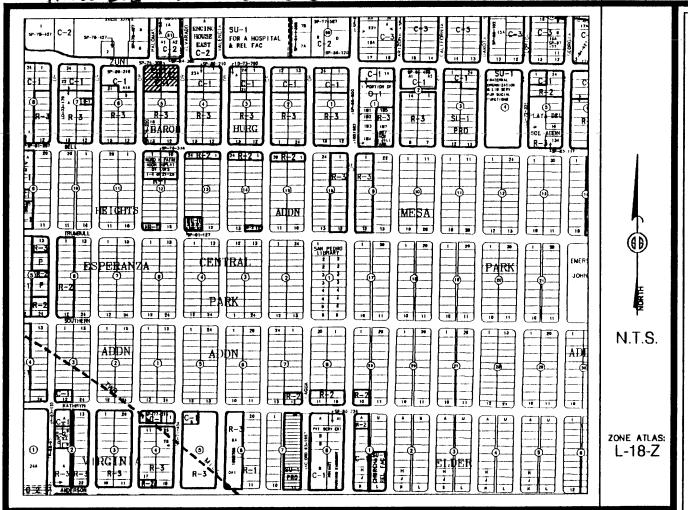
GARY E. GRIJSKO, N.M.P.S. #8686

May 12, 2004
DATE

SURVEYS SOUTHWEST, LTD.

333 LOMAS BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87102 PHONE: (505) 998-0303 FAX: (505) 998-0306

T10N R3E SEC. 25



Vicinity Map

SUBDIVISION DATA / NOTES

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FREE CONSENT

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Rosen	2 Rolling	1/21/04
OWNER(S) SIGNATURE: OWNER(S) PRINT NAME!	Lyra nane	DATE: 7-21-04
ADDRESS:		TRACT:
ACKNOWLEDGMENT STATE OF NEW MEXICO)).SS COUNTY OF BERNALILLO)	OFFICIAL SEAL Sarah Amato NOTARY PUBLIC STATE OF NEW MEXICO My Commission Deplets 0 0 105	
THIS INSTRUMENT WAS ACKNOWLEDGED BY: 1905EMARY R. HOLLE	GED BEFORE METHISDAY	Chayer, 2004.
MY COMMISSION EXPIRES:	Sarah	DTARY PUBLIC

PLAT OF
LOT 1A-1, BLOCK 5
MENDELSBERG'S SUBDIVISION OF BLOCK 5
OF BARON BURG HEIGHTS
SECTION 28, T. 10 N., R. 3 E., N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JULY 2004

SHEET 1 OF 2

DISCLOSURE STATEMENT

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CITY APPROVALS: PROJECT NO.: 1003578 APPL	ICATION NO. 04 DRB 01145
Ith Hat	7-22-04
CITY SURVEYOR	DATE
dell se	8.4.04
TRAFFI ENGINEERING	DATE
Christina Dandoval	8/4/04
PARKS & RECREATION DEPARTMENT	DATE
Dancy Thusing	8/4/04
UTILITIES DEVELOPMENT	DATE
Bradley S. Birghan	8/4/04
A.M.A.F.C.A.	DATE
Brydley L. Brighan	8/4/04
CITYENGINEER	DATE
meran 1 atson	8/4/04
DOD MAIDDEDSON DI ANNINO DEDADTAENT	5 ATE



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
New Mexico Professional Surveyor, 8686

July 20, 2004

* 8686

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333 LOMAS BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87102 PHONE: (505) 998-0303 FAX: (505) 998-0306

T10N R3E SEC. 28

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

PROPERTY OWNER OF RECORD:

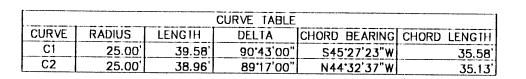
ROLLER RALPH S. ETUY

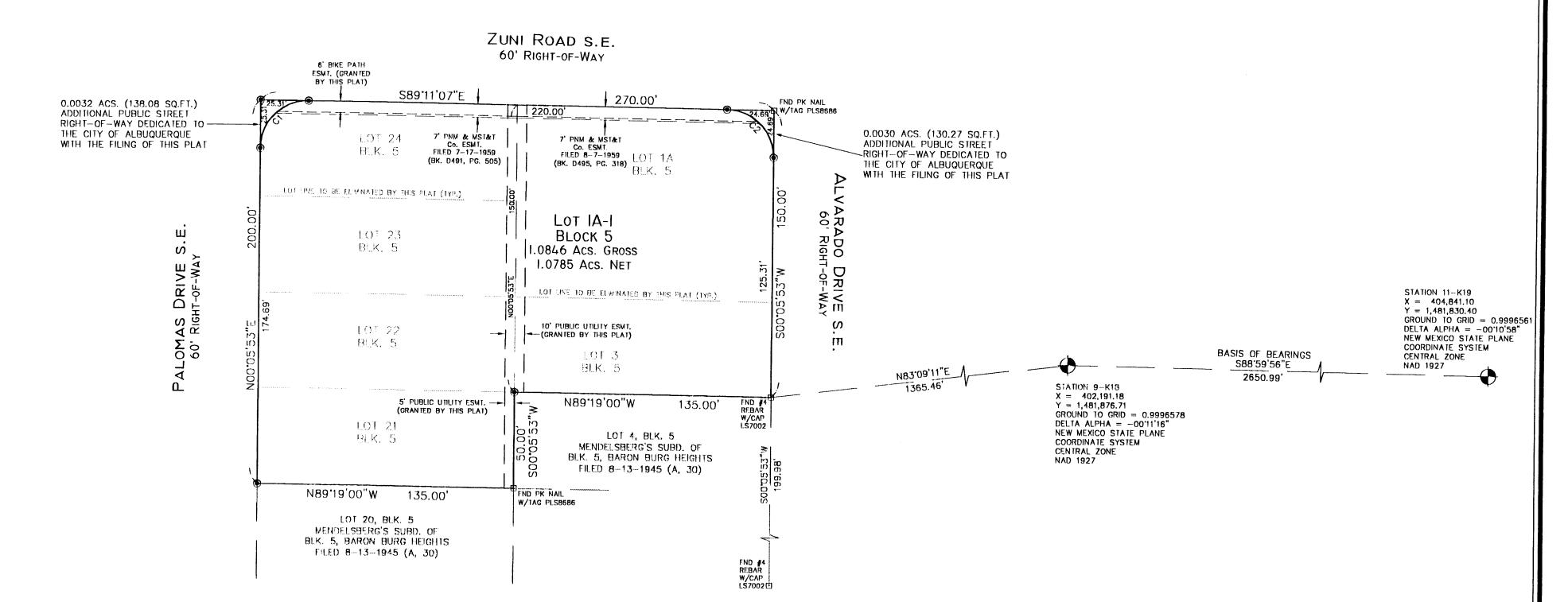
BERNALILLO COUNTY TREASURER'S OFFICE Make Light by of

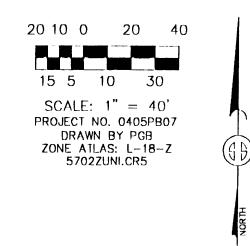
PLAT OF

LOT 1A-1, BLOCK 5
MENDELSBERG'S SUBDIVISION OF BLOCK 5
OF BARON BURG HEIGHTS
SECTION 28, T. 10 N., R. 3 E., N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JULY 2004

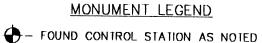
SHEET 2 OF 2











☐ — FOUND MONUMENT AS NOTED

 SET 1/2" REBAR W/YELLOW PLASTIC CAP STAMPED "GRITSKO LSB686" UNLESS OTHERWISE NOTED



SURVEYS SOUTHWEST, LTD.

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

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

T10N R3E SEC. 25