

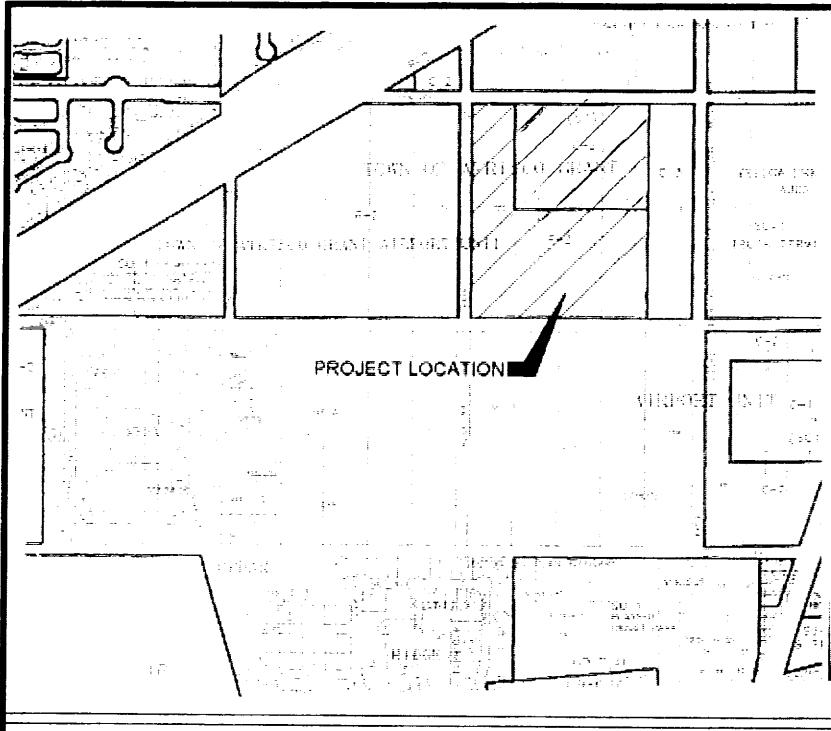
PLAT OF  
**MYRA MESA ESTATES**

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
PROJECTED SEC 15, T10N R2E  
ALBUQUERQUE, N.M.  
AUGUST 2004

PRELIMINARY PLAT  
APPROVED BY DRB  
ON 10/13/04

Legal Description

TRACT NUMBERED TWO-HUNDRED TWENTY (220), THE TRACT TWO-HUNDRED NINETEEN (219), TRACT TWO-HUNDRED EIGHTEEN (218) AND TRACT TWO HUNDRED SEVENTEEN (217) OF THE TOWN OF ATRISCO GRANT, ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO AS THE SAME ARE SHOWN AND DESIGNATED ON THE MAP OF SAID TRACTS FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON DECEMBER 5, 1944 IN BOOK D17, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER, WHENCE THE ACS BRASS CAP STAMPED "18-J11", BEARS N 89°20'40" E, A DISTANCE OF 1,205.80 FEET TO THE SOUTHEAST CORNER, A FOUND 5/8" REBAR STAMPED "LS7002"; THENCE, N 89°40'41" W, A DISTANCE OF 840.00 FEET TO THE SOUTHWEST CORNER, A FOUND 5/8" REBAR WITH CAP STAMPED "LS7002"; THENCE, N 00°19'19" E, A DISTANCE OF 1037.36 FEET TO THE NORTHWEST CORNER, A SET 5/8" REBAR WITH CAP STAMPED "LS8911" THENCE, S 89°40'41" E, A DISTANCE OF 840.16 FEET TO A POINT, BEING A SET 5/8" REBAR WITH CAP STAMPED "LS8911" THENCE, S 00°19'19" W, A DISTANCE OF 1037.16 FEET TO A POINT, BEING A FOUND 5/8" REBAR WITH CAP STAMPED "LS7002"; TO THE POINT & PLACE OF BEGINNING CONTAINING 19.9980 ACRES



VICINITY MAP N.T.S. J-10



NORTH

Disclosure Statement

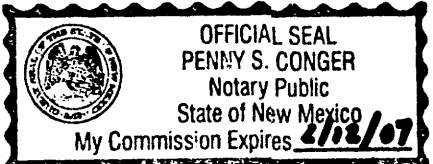
THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE 4 EXISTING TRACTS INTO 3 NEW TRACTS AND 92 LOTS AND GRANT RIGHT-OF-WAY & PUBLIC UTILITY EASEMENTS AS SHOWN.

Free Consent and Dedication

THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S), GRANT ALL UTILITY EASEMENTS SHOWN HEREON TO THE PUBLIC TO USE FOREVER INCLUDING THE RIGHTS TO CONSTRUCT, OPERATE, INSPECT AND MAINTAIN SURFACE AND SUBSURFACE. THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S) ALSO GRANT THE CITY OF ALBUQUERQUE IN PERPETUITY ALL SANITARY SEWER, AND WATER LINE EASEMENTS SHOWN HEREON INCLUDING THE RIGHT TO CONSTRUCT, OPERATE, INSPECT, AND MAINTAIN SANITARY SEWERS, AND WATER LINES THEREIN, UNLESS SPECIFICALLY LIMITED ELSEWHERE ON THIS PLAT. THE UNDERSIGNED OWNERS ALSO DEDICATE STREETS & ADDITIONAL RIGHT-OF-WAY AS SHOWN HEREON TO THE CITY OF ALBUQUERQUE, IN FEE SIMPLE INTEREST WITH WARRANTY COVENANT, SAID OWNERS WARRANT THAT THEY HOLD COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 3<sup>rd</sup> DAY OF SEPT. 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Lee S. Blaugrund OWNER  
Lee S. Blaugrund 9/3/04 DATE  
TRACT 117 (CO-OWNER)

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 7<sup>th</sup> DAY OF SEPT. 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Lee S. Blaugrund OWNER  
Penny S. Conger 9/7/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 2/12/07



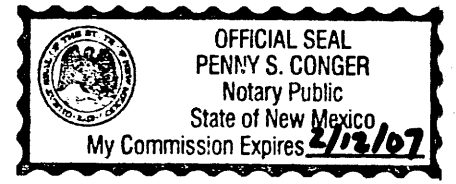
STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 7<sup>th</sup> DAY OF SEPT. 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Cliff E. Blaugrund OWNER  
Cliff E. Blaugrund 9-7-04 DATE  
TRACT 117 (CO-OWNER)

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 7<sup>th</sup> DAY OF SEPT. 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Cliff E. Blaugrund OWNER  
Penny S. Conger 9/7/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 2/12/07



STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 7<sup>th</sup> DAY OF SEPT. 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Nancy Dreyer Blaugrund OWNER  
Nancy Dreyer Blaugrund 9/7/04 DATE  
TRACT 117 (CO-OWNER)

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 7<sup>th</sup> DAY OF SEPT. 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Nancy Dreyer Blaugrund OWNER  
Penny S. Conger 9/7/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 2/12/07



STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9<sup>th</sup> DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Theodore T. Chavez OWNER  
Paula J. Myers 9/9/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9<sup>th</sup> DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Elias P. Chavez OWNER  
Paula J. Myers 9/9/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9<sup>th</sup> DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Elias P. Chavez OWNER  
Paula J. Myers 9/9/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9<sup>th</sup> DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Joanna C. Chavez OWNER  
Paula J. Myers 9/9/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9<sup>th</sup> DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Joanna C. Chavez OWNER  
Paula J. Myers 9/9/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9<sup>th</sup> DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Adela Chavez OWNER  
Paula J. Myers 9/9/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9<sup>th</sup> DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Adela Chavez OWNER  
Paula J. Myers 9/9/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 9/26/2005

Treasurers Certification

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC # TRACT 217: 1010-058-443-416-105-04 TRACT 218: 1010-058-423-416-105-03 TRACT 219: 1010-058-413-416-105-02 TRACT 220: 1010-058-381-416-105-01

PROPERTY OWNER(S) OF RECORD: \_\_\_\_\_

COUNTY TREASURER: DELM DATE \_\_\_\_\_  
APPROVALS: APPRC AT  
RB

PROJECT NUMBER: 01

Application Number: \_\_\_\_\_

PLAT APPROVAL

\*\*\* Utility Approvals:

PNM Electric Services	_____	Date	_____
PNM Gas Services	_____	Date	_____
QWEST Telecommunications	_____	Date	_____
Comcast	_____	Date	_____

CITY APPROVALS:  
LB Jaid 9-17-04  
City Surveyor Date

Real Property Division (conditional) \_\_\_\_\_ Date \_\_\_\_\_

Environmental Health Department (conditional) \_\_\_\_\_ 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, DAVID R. VIGIL, A NEW MEXICO PROFESSIONAL SURVEYOR NUMBER 8911, 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 COMPLIES WITH THE SURVEY REQUIREMENTS CONTAINED IN THE ALBUQUERQUE SUBDIVISION ORDINANCE; THAT IT SHOWS ALL EASEMENTS OF RECORD MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS SHOWN HEREON, TITLE COMPANIES, UTILITY COMPANIES OR OTHER PARTIES EXPRESSING INTEREST; AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

David R. Vigil 09/17/04  
DAVID R. VIGIL, N.M.P.S. 8911 DATE

SHEET 1 OF 5

NORTH STAR SURVEYING  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5469

PLAT OF  
MYRA MESA ESTATES

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
PROJECTED SEC. 15, T. 10N, R. 2E  
ALBUQUERQUE, N.M.  
AUGUST 2004

*H.E. Carter Assumption plan 9/15/04*  
H. EUGENE CARTER  
TRACT 120 (CO-OWNER) DATE

*John Lorentzen 9-9-04*  
STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
JOHN LORENTZEN  
TRACT 119 (CO-OWNER) DATE

ON THIS *9th* DAY OF *September* 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY *John Lorentzen*  
OWNER

*Paula J. Myers 9/9/04*  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: *9/26/2005*  
OFFICIAL SEAL  
Paula J. Myers  
NOTARY PUBLIC-STATE OF NEW MEXICO  
*9/26/2005*

*Lois Lorentzen 9/9/04*  
STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
LOIS LORENTZEN  
TRACT 119 (CO-OWNER) DATE

ON THIS *9th* DAY OF *September* 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY *Lois Lorentzen*  
OWNER

*Paula J. Myers 9/9/04*  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: *9/26/2005*  
OFFICIAL SEAL  
Paula J. Myers  
NOTARY PUBLIC-STATE OF NEW MEXICO  
*9/26/2005*

~~STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
RAYMOND C. MATTEUCCI  
TRACT 119 (CO-OWNER) DATE~~

~~ON THIS \_\_\_ DAY OF \_\_\_ 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY \_\_\_  
OWNER~~

~~NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: \_\_\_~~

~~STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
MARY ELIZABETH MATTEUCCI  
TRACT 119 (CO-OWNER) DATE~~

~~ON THIS \_\_\_ DAY OF \_\_\_ 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY \_\_\_  
OWNER~~

~~NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: \_\_\_~~

*COLORADO*  
STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
HARTMUT C. RENGER  
TRACT 119 (CO-OWNER) DATE *9-14-04*

ON THIS *14* DAY OF *SEPT*, 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY *HARTMUT C. RENGER*  
OWNER

*Suzuki Tamburini 9-14-04*  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: *5-20-2007*  
OFFICIAL SEAL  
LAURALE TAUBENHEIM  
NOTARY PUBLIC-STATE OF COLORADO  
*5/20/2007*

*COLORADO*  
STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
TERESA G. RENGER  
TRACT 119 (CO-OWNER) DATE *9-14-04*

ON THIS *14* DAY OF *SEPT*, 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY *TERESA G. RENGER*  
OWNER

*Suzuki Tamburini 9-14-04*  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: *5-20-2007*  
OFFICIAL SEAL  
LAURALE TAUBENHEIM  
NOTARY PUBLIC-STATE OF COLORADO  
*5/20/2007*

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
H. EUGENE CARTER  
TRACT 119 (CO-OWNER)

ON THIS *15th* DAY OF *September* 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY *H. Eugene Carter*  
OWNER

*Paula J. Myers 9/15/04*  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: *9/26/2005*  
OFFICIAL SEAL  
Paula J. Myers  
NOTARY PUBLIC-STATE OF NEW MEXICO  
*9/26/2005*

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
JOHN LORENTZEN  
TRACT 120 (CO-OWNER)

ON THIS *9th* DAY OF *September* 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY *John Lorentzen*  
OWNER

*Paula J. Myers 9/9/04*  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: *9/26/05*  
OFFICIAL SEAL  
Paula J. Myers  
NOTARY PUBLIC-STATE OF NEW MEXICO  
*9/26/05*

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
LOIS LORENTZEN  
TRACT 120 (CO-OWNER)

ON THIS *9th* DAY OF *September* 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY *Lois Lorentzen*  
OWNER

*Paula J. Myers 9/9/04*  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: *9/26/05*  
OFFICIAL SEAL  
Paula J. Myers  
NOTARY PUBLIC-STATE OF NEW MEXICO  
*9/26/05*

~~STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
RAYMOND C. MATTEUCCI  
TRACT 120 (CO-OWNER) DATE~~

~~ON THIS \_\_\_ DAY OF \_\_\_ 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY \_\_\_  
OWNER~~

~~NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: \_\_\_~~

~~STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
MARY ELIZABETH MATTEUCCI  
TRACT 120 (CO-OWNER) DATE~~

~~ON THIS \_\_\_ DAY OF \_\_\_ 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY \_\_\_  
OWNER~~

~~NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: \_\_\_~~

*COLORADO*  
STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
HARTMUT C. RENGER  
TRACT 120 (CO-OWNER) DATE *9-14-04*

ON THIS *14* DAY OF *SEPT*, 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY *HARTMUT C. RENGER*  
OWNER

*Suzuki Tamburini 9-14-04*  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: *5-20-2007*  
OFFICIAL SEAL  
LAURALE TAUBENHEIM  
NOTARY PUBLIC-STATE OF COLORADO  
*5/20/2007*

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
H. EUGENE CARTER  
TRACT 120 (CO-OWNER)

ON THIS *15th* DAY OF *September* 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY *H. Eugene Carter*  
OWNER

*Paula J. Myers 9/15/04*  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: *9/26/2005*  
OFFICIAL SEAL  
Paula J. Myers  
NOTARY PUBLIC-STATE OF NEW MEXICO  
*9/26/2005*

General Notes

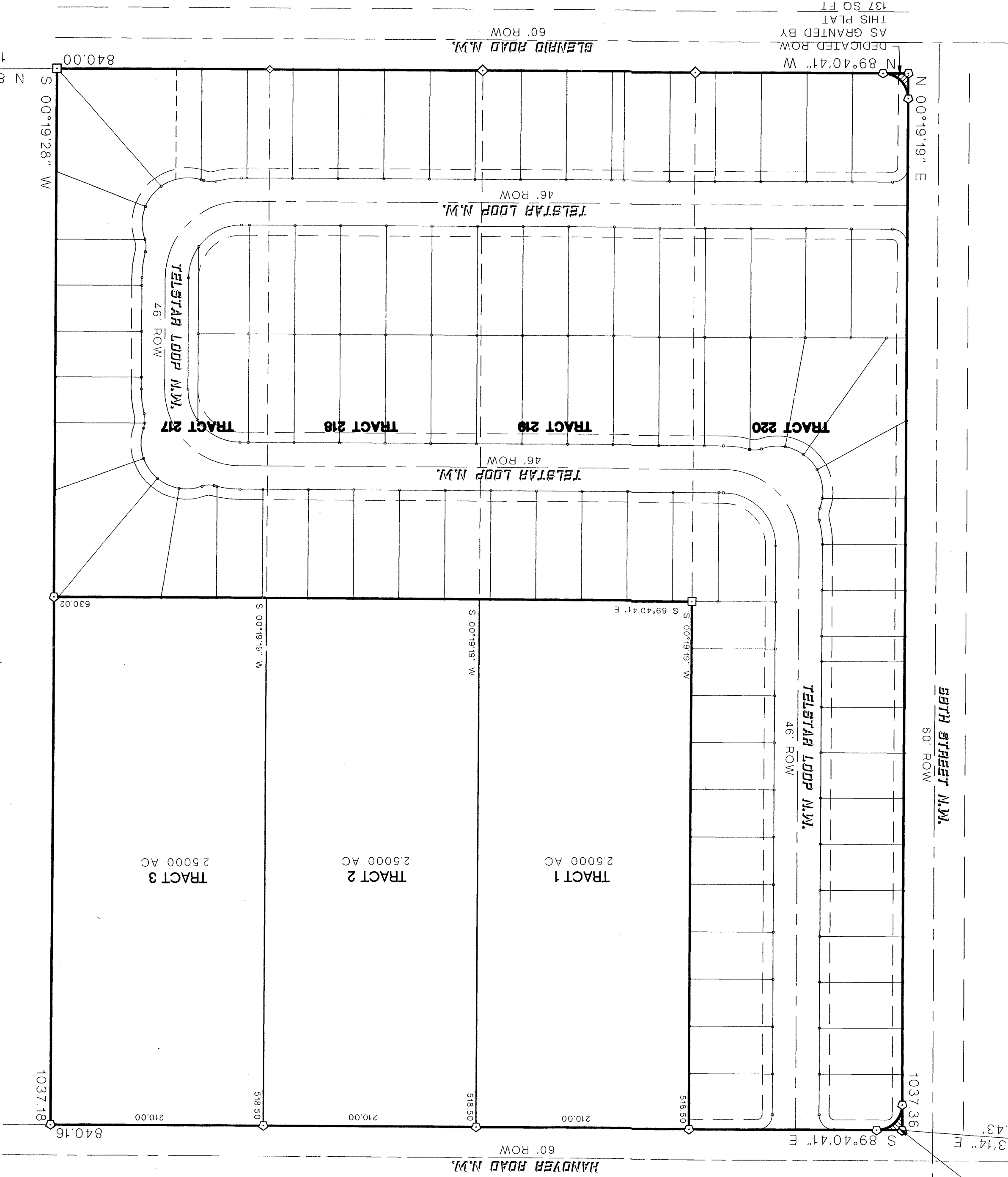
- THE BEARING BASE FOR THIS PLAT IS MONUMENT 18-J11. ALL DISTANCES ARE GROUND DISTANCES UNLESS NOTED OTHERWISE. BEARINGS ARE GRID BASED UPON THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE (NAD 1927).
- RECORDED PLAT FILED ON 12/05/1944, IN MAP BOOK D17, FILED IN THE OFFICE OF THE COUNTY OF BERNALILLO COUNTY, NEW MEXICO.
- GROSS ACREAGE: 12.4982
- NUMBER OF EXISTING LOTS: 4
- NUMBER OF LOTS CREATED: 92
- PUBLIC UTILITY EASEMENTS (P.U.E.) SHOWN ON THIS PLAT ARE FOR THE COMMON AND JOINT USE OF UTILITIES, INCLUDING BUT NOT LIMITED TO THE FOLLOWING:
  - PNM ELECTRIC SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, POLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
  - PNM GAS SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTAL ENCLOSURES.
  - COMCAST CABLE FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND LINES, CABLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICES.
  - QWEST COMMUNICATIONS FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF SUCH LINES, CABLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTAL ENCLOSURES.
- INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, MODIFY, RENEW, OPERATE AND MAINTAIN FACILITIES FOR THE PURPOSE 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 PURPOSE SET FORTH HEREIN. NO BUILDING, SIGN, POOL (ABOVE GROUND OR SUBSURFACE) HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURE SHALL BE ERRECTED 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 WITHIN OR NEAR EASEMENTS SHOWN ON THE PLAT.
- FALOS LOG NUMBER: 2004341564
- CITY OF ALBUQUERQUE WATER AND SEWER SERVICES ARE AVAILABLE TO THIS SITE.
- MILEAGE OF STREET: 0.409 MILES (0.049 ACRES)
- ZONE CLASSIFICATION: CITY R-2
- 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.
- ALL PRIVATE EASEMENTS ARE FOR THE BENEFIT OF ALL LOTS AND WILL BE MAINTAINED BY THE INDIVIDUAL LOT OWNER.
- ALL OPEN LAND SPACE (PARCELS A, B, C & D) ARE FOR THE BENEFIT OF ALL LOTS AND WILL BE MAINTAINED BY THE HOME OWNERS ASSOCIATION.

PLAT OF  
MYRA MESA ESTATES

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
Project sec-15, TOWN 22E  
ALBUQUERQUE, NM  
AUGUST 2004

DEDICATED ROW  
AS GRANTED BY  
THIS PLAT  
137.20 AQ FT

6-J10  
X=360,389.13  
Y=1,492,117.53  
G-G:0.99967760  
NAD 1927  
CENTRAL ZONE  
ΔCC = 00°16'06"  
ELEV=5117.133  
(NGVD 1929)



TRACT 116  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 5, 1944

18-J11  
X=363,156.30  
Y=1,491,035.96  
G-G:0.9996777  
NAD 1927  
CENTRAL ZONE  
ELEV=5096.805  
(NGVD 1929)

SHEET 3 OF 6

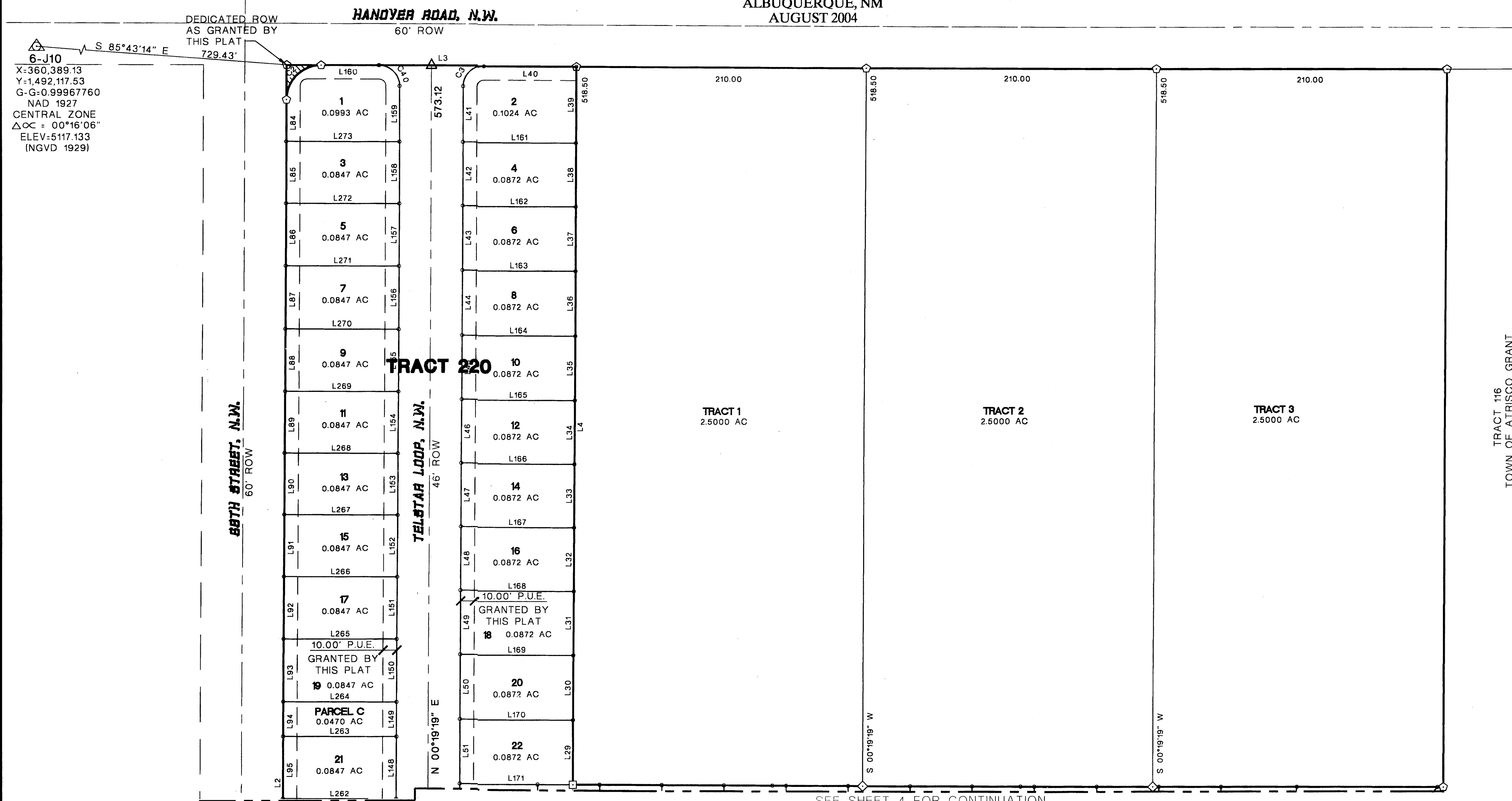
NORTH STAR SURVEYING  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5469



- Legend
- FOUND 5/8" REBAR WITH CAP STAMPED "7002"
  - ◇ SET 5/8" REBAR WITH CAP STAMPED "LS 8911"
  - ◇ FOUND 5/8" REBAR WITH CAP STAMPED "7002"
  - — — UTILITY EASEMENT GRANTED BY THIS PLAT
  - — — PROPERTY BOUNDARY

# PLAT OF MYRA MESA ESTATES

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
~~PROTECTED SECTION R2E~~  
ALBUQUERQUE, NM  
AUGUST 2004



6-J10  
X=360,389.13  
Y=1,492,117.53  
G-G=0.99967760  
NAD 1927  
CENTRAL ZONE  
ΔOC = 00°16'06"  
ELEV=5117.133  
(NGVD 1929)

DEDICATED ROW  
AS GRANTED BY  
THIS PLAT  
729.43'

**HANDOVER ROAD, N.W.**  
60' ROW

**88TH STREET, N.W.**  
60' ROW

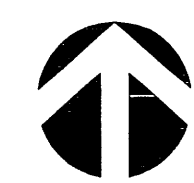
**TELSTAR LOOP, N.W.**  
46' ROW

TRACT 116  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 5, 1944

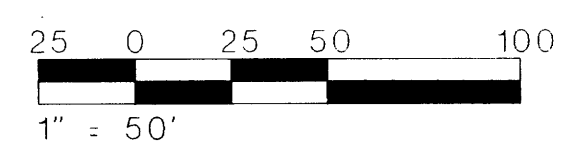
SEE SHEET 4 FOR CONTINUATION

**Legend**

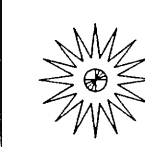
- FOUND 5/8" REBAR WITH CAP STAMPED "7002"
- ◇ SET 5/8" REBAR WITH CAP STAMPED "LS 8911"
- △ CENTERLINE MONUMENTATION
- PROPERTY BOUNDARY
- - - UTILITY EASEMENT GRANTED BY THIS PLAT



NORTH



SHEET 4 OF 6



**NORTH STAR SURVEYING**  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5469

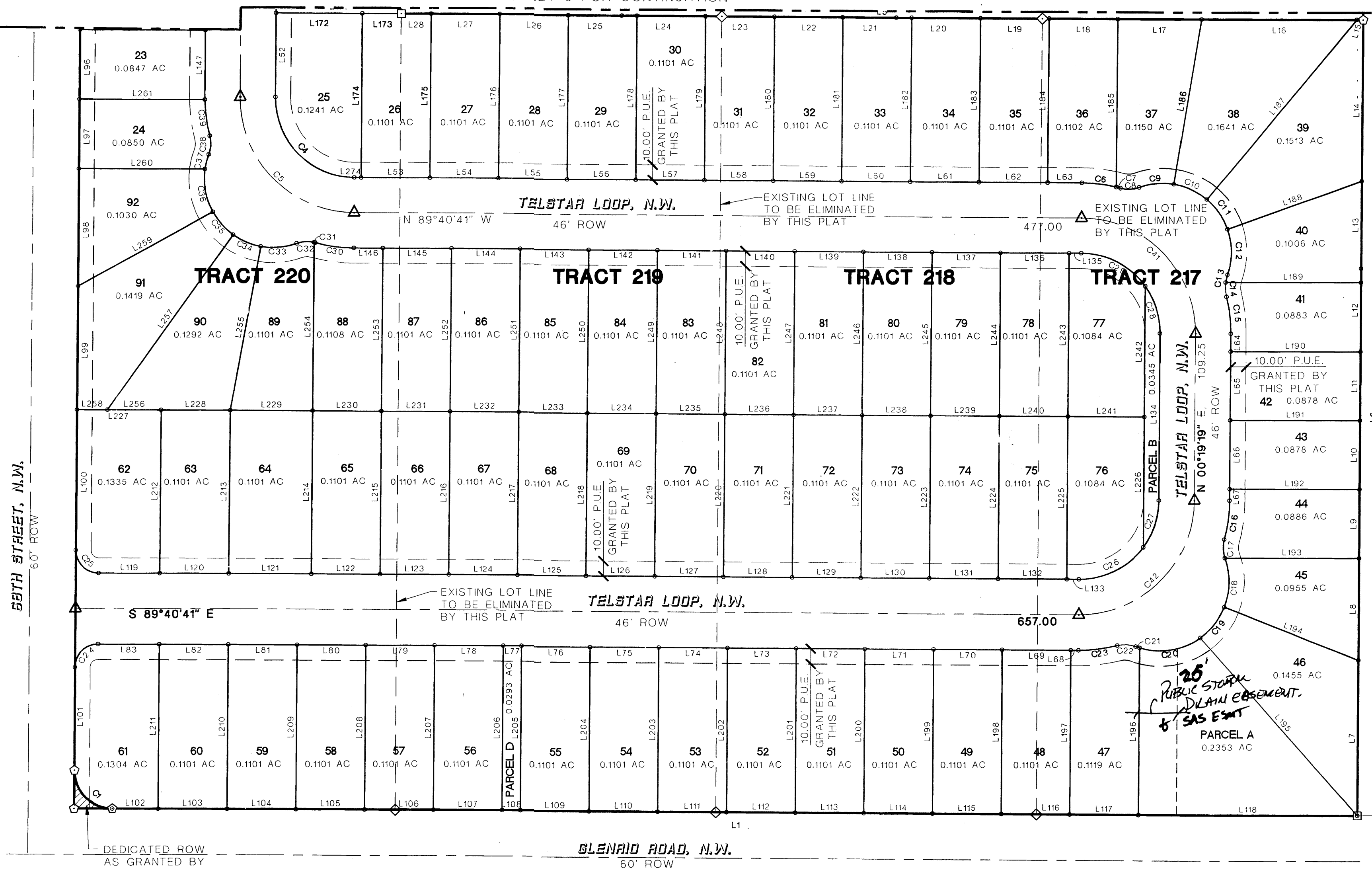
Legend

- FOUND 5/8" REBAR WITH CAP STAMPED "7002"
- ◇ FOUND 5/8" REBAR WITH CAP STAMPED "7002" TO BE ABANDONED BY THIS PLAT
- ⊕ SET 5/8" REBAR WITH CAP STAMPED "LS 8911"
- △ CENTERLINE MONUMENTATION
- PROPERTY BOUNDARY
- - - UTILITY EASEMENT GRANTED BY THIS PLAT

PLAT OF  
**MYRA MESA ESTATES**

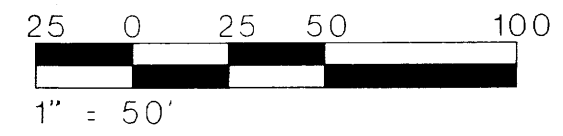
TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
PROJECTED SEC 15, T 10N R 2E  
ALBUQUERQUE, NM  
AUGUST 2004

SEE SHEET 3 FOR CONTINUATION



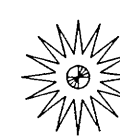
TRACT 116  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 5, 1944

DEDICATED ROW  
AS GRANTED BY  
THIS PLAT  
137 SQ FT



18-J11  
X:363,156.30  
Y:1,491,035.96  
G-G-0.9996777  
NAD 1927  
CENTRAL ZONE  
ELEV=5096.805  
(INGVD 1929)

SHEET 5 OF 6

 NORTH STAR SURVEYING  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5469

# PLAT OF MYRA MESA ESTATES

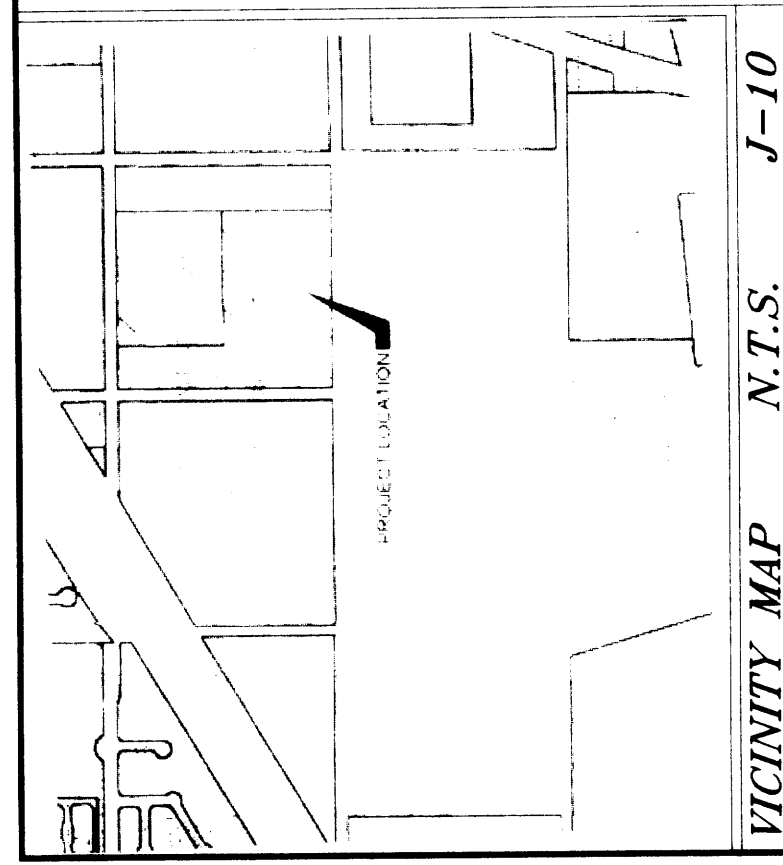
TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
*PROJECTED SEC. 15 - TOWNSHIP 22E*  
ALBUQUERQUE, NM  
AUGUST 2004

LINE TABLE

LINE	LENGTH	BEARING	LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
L1	815.00	N89°40'41"W	L81	45.00	N89°40'41"W	L161	82.00	S89°40'41"E
L2	987.00	N00°19'19"E	L82	45.00	N89°40'41"W	L162	82.00	S89°40'41"E
L3	185.00	S89°40'41"E	L83	40.00	N89°40'41"W	L163	82.00	S89°40'41"E
L4	518.50	S00°19'19"W	L84	30.00	S00°19'19"W	L164	82.00	S89°40'41"E
L5	630.00	S89°40'41"E	L85	45.00	S00°19'19"W	L165	82.00	S89°40'41"E
L6	518.50	S00°19'19"W	L86	45.00	S00°19'19"W	L166	82.00	S89°40'41"E
L7	100.88	N00°19'19"E	L87	45.00	S00°19'19"W	L167	82.00	S89°40'41"E
L8	66.38	N00°19'19"E	L88	45.00	S00°19'19"W	L168	82.00	S89°40'41"E
L9	45.00	N00°19'19"E	L89	45.00	S00°19'19"W	L169	82.00	S89°40'41"E
L10	45.00	N00°19'19"E	L90	45.00	S00°19'19"W	L170	82.00	S89°40'41"E
L11	45.00	N00°19'19"E	L91	45.00	S00°19'19"W	L171	82.00	S89°40'41"E
L12	45.00	N00°19'19"E	L92	45.00	S00°19'19"W	L172	56.47	N89°40'41"W
L13	66.32	N00°19'19"E	L93	45.00	S00°19'19"W	L173	45.00	N89°40'41"W
L14	104.93	N00°19'19"E	L94	25.00	N00°19'19"E	L174	106.63	N00°19'19"E
L15	4.15	N89°40'41"W	L95	45.00	S00°19'19"W	L175	106.62	S00°19'19"W
L16	101.44	N89°40'41"W	L96	45.00	N00°19'19"E	L176	106.62	N00°19'19"E
L17	54.94	N89°40'41"W	L97	45.00	N00°19'19"E	L177	106.63	N00°19'19"E
L18	45.00	N89°40'41"W	L98	77.01	S00°19'19"W	L178	106.63	N00°19'19"E
L19	45.00	N89°40'41"W	L99	80.75	S00°19'19"W	L179	106.62	N00°19'19"E
L20	45.00	N89°40'41"W	L100	91.62	S00°19'19"W	L180	106.62	N00°19'19"E
L21	45.00	N89°40'41"W	L101	66.63	S00°19'19"W	L181	106.62	N00°19'19"E
L22	45.00	N89°40'41"W	L102	30.00	S89°40'41"E	L182	106.63	N00°19'19"E
L23	45.00	N89°40'41"W	L103	45.00	S89°40'41"E	L183	106.63	S00°19'19"W
L24	45.00	N89°40'41"W	L104	45.00	S89°40'41"E	L184	106.63	N00°19'19"E
L25	45.00	N89°40'41"W	L105	45.00	S89°40'41"E	L185	109.23	N00°19'19"E
L26	45.00	N89°40'41"W	L106	45.00	S89°40'41"E	L186	108.54	S09°27'20"W
L27	45.00	N89°40'41"W	L107	45.00	S89°40'41"E	L187	162.00	N40°00'48"E
L28	19.47	N89°40'41"W	L108	12.00	S89°40'41"E	L188	93.09	N70°34'16"E
L29	46.36	N00°19'19"E	L109	45.00	S89°40'41"E	L189	88.58	S89°40'41"E
L30	46.35	N00°19'19"E	L110	45.00	S89°40'41"E	L190	85.00	S89°40'41"E
L31	46.35	N00°19'19"E	L111	45.00	S89°40'41"E	L191	85.00	S89°40'41"E
L32	46.35	N00°19'19"E	L112	45.00	S89°40'41"E	L192	85.00	S89°40'41"E
L33	46.35	N00°19'19"E	L113	45.00	S89°40'41"E	L193	87.78	S89°40'41"E
L34	46.35	N00°19'19"E	L114	45.00	S89°40'41"E	L194	94.51	S68°21'39"E
L35	46.35	N00°19'19"E	L115	45.00	S89°40'41"E	L195	154.87	N41°37'29"W
L36	46.35	N00°19'19"E	L116	45.00	S89°40'41"E	L196	108.52	N00°19'19"E
L37	46.35	N00°19'19"E	L117	45.00	S89°40'41"E	L197	106.63	S00°19'19"W
L38	46.35	N00°19'19"E	L118	143.01	S89°40'41"E	L198	106.63	S00°19'19"W
L39	55.00	N00°19'19"E	L119	40.00	S89°40'41"E	L199	106.63	S00°19'19"W
L40	67.00	N89°40'41"W	L120	45.00	S89°40'41"E	L200	106.63	S00°19'19"W
L41	40.00	S00°19'19"W	L121	54.00	S89°40'41"E	L201	106.63	S00°19'19"W
L42	46.35	S00°19'19"W	L122	45.00	S89°40'41"E	L202	106.63	S00°19'19"W
L43	46.35	S00°19'19"W	L123	45.00	S89°40'41"E	L203	106.63	S00°19'19"W
L44	46.35	S00°19'19"W	L124	45.00	S89°40'41"E	L204	106.63	S00°19'19"W
L45	46.35	S00°19'19"W	L125	45.00	S89°40'41"E	L205	106.63	S00°19'19"W
L46	46.35	S00°19'19"W	L126	45.00	S89°40'41"E	L206	106.63	N00°19'19"E
L47	46.35	S00°19'19"W	L127	45.00	S89°40'41"E	L207	106.63	S00°19'19"W
L48	46.35	S00°19'19"W	L128	45.00	S89°40'41"E	L208	106.63	S00°19'19"W
L49	46.35	S00°19'19"W	L129	45.00	S89°40'41"E	L209	106.63	S00°19'19"W
L50	46.35	S00°19'19"W	L130	45.00	S89°40'41"E	L210	106.63	S00°19'19"W
L51	46.36	S00°19'19"W	L131	45.00	S89°40'41"E	L211	106.63	S00°19'19"W
L52	54.63	S00°19'19"W	L132	45.00	S89°40'41"E	L212	106.62	N00°19'19"E
L53	45.00	S89°40'41"E	L133	8.00	S89°40'41"E	L213	106.63	N00°22'24"E
L54	45.00	S89°40'41"E	L134	109.25	N00°19'19"E	L214	106.63	N00°19'19"E
L55	45.00	S89°40'41"E	L135	8.00	N89°40'41"W	L215	106.63	N00°19'19"E
L56	45.00	S89°40'41"E	L136	45.00	N89°40'41"W	L216	106.63	N00°19'16"E
L57	45.00	S89°40'41"E	L137	45.00	N89°40'41"W	L217	106.63	N00°19'19"E
L58	45.00	S89°40'41"E	L138	45.00	N89°40'41"W	L218	106.63	N00°19'14"E
L59	45.00	S89°40'41"E	L139	45.00	N89°40'41"W	L219	106.63	N00°19'12"E
L60	45.00	S89°40'41"E	L140	45.00	N89°40'41"W	L220	106.63	N00°19'11"E
L61	45.00	S89°40'41"E	L141	45.00	N89°40'41"W	L221	106.63	N00°19'09"E
L62	45.00	S89°40'41"E	L142	45.00	N89°40'41"W	L222	106.63	N00°19'08"E
L63	22.53	S89°40'41"E	L143	45.00	N89°40'41"W	L223	106.63	N00°19'07"E
L64	11.62	S00°19'19"W	L144	45.00	N89°40'41"W	L224	106.63	N00°19'07"E
L65	45.00	S00°19'19"W	L145	45.00	N89°40'41"W	L225	106.63	N00°19'07"E
L66	45.00	S00°19'19"W	L146	19.00	S89°40'41"E	L226	85.28	N00°19'04"E
L67	7.63	S00°19'19"W	L147	45.00	S00°19'19"W	L227	55.00	N89°40'41"W
L68	5.01	N89°40'41"W	L148	45.00	N00°19'19"E	L228	45.10	N89°40'41"W
L69	45.00	N89°40'41"W	L149	25.00	S00°19'19"W	L229	53.91	N89°40'41"W
L70	45.00	N89°40'41"W	L150	45.00	N00°19'19"E	L230	45.00	N89°40'41"W
L71	45.00	N89°40'41"W	L151	45.00	N00°19'19"E	L231	45.00	N89°40'41"W
L72	45.00	N89°40'41"W	L152	45.00	N00°19'19"E	L232	45.00	N89°40'41"W
L73	45.00	N89°40'41"W	L153	45.00	N00°19'19"E	L233	45.00	N89°40'41"W
L74	45.00	N89°40'41"W	L154	45.00	N00°19'19"E	L234	45.00	N89°40'41"W
L75	45.00	N89°40'41"W	L155	45.00	N00°19'19"E	L235	45.00	N89°40'41"W
L76	45.00	N89°40'41"W	L156	45.00	N00°19'19"E	L236	45.00	N89°40'41"W
L77	12.00	N89°40'41"W	L157	45.00	N00°19'19"E	L237	45.00	N89°40'41"W
L78	45.00	N89°40'41"W	L158	45.00	N00°19'19"E	L238	45.00	N89°40'41"W
L79	45.00	N89°40'41"W	L159	40.00	N00°19'19"E	L239	45.00	N89°40'41"W
L80	45.00	N89°40'41"W	L160	42.00	N89°40'41"W	L240	45.00	N89°40'41"W

CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD LENGTH	CHORD BEARING	DELTA
C1	25.00	39.27	35.36	S44°40'41"E	90°00'00"
C2	25.00	39.27	35.36	S45°19'19"W	90°00'00"
C3	15.00	23.56	21.21	S45°19'19"W	90°00'00"
C4	52.00	81.68	73.54	S44°40'41"E	90°00'00"
C5	75.00	117.81	106.06	S44°40'41"E	90°00'00"
C6	98.00	22.67	22.62	N83°03'06"W	13°15'10"
C7	98.00	2.94	2.94	N75°34'00"W	1°43'02"
C8	20.00	12.31	12.12	N87°39'22"E	35°16'16"
C9	45.00	23.12	22.86	S84°44'17"W	29°26'06"
C10	45.00	24.00	23.72	N65°15'56"W	30°33'28"
C11	45.00	24.00	23.72	N34°42'28"W	30°33'28"
C12	45.00	30.43	29.85	N00°03'25"W	38°44'39"
C13	25.00	5.15	5.14	S13°24'40"W	11°48'29"
C14	25.00	9.35	9.29	S03°12'15"E	21°25'22"
C15	98.00	24.35	24.29	N06°47'49"W	14°14'15"
C16	98.00	25.60	25.53	N07°48'25"E	14°58'12"
C17	20.00	12.26	12.07	S02°16'15"E	35°07'31"
C18	20.00	0.05	0.05	S19°54'23"E	0°08'45"
C19	45.00	25.67	25.32	N37°58'56"E	32°41'10"
C20	45.00	41.51	40.05	N80°45'01"E	52°51'00"
C21	45.00	2.71	2.71	S71°06'03"E	3°26'53"
C22	20.00	12.31	12.12	N87°00'44"W	35°16'16"
C23	98.00	25.60	25.53	N82°50'13"E	14°58'12"
C24	15.00	23.56	21.21	S45°19'19"W	90°00'00"
C25	15.00	23.56	21.21	S44°40'41"E	90°00'00"
C26	52.00	48.90	47.12	N63°22'54"E	53°52'49"
C27	52.00	32.78	32.24	N18°22'54"E	36°10'11"
C28	52.00	32.79	32.25	N17°44'38"W	36°07'54"
C29	52.00	48.89	47.11	N62°44'38"W	53°52'06"
C30	98.00	25.60	25.53	S82°11'35"E	14°58'12"
C31	20.00	0.70	0.70	N75°42'46"W	2°00'32"
C32	20.00	11.61	11.45	S86°39'06"W	33°15'44"
C33	45.00	23.84	23.56	N85°11'50"E	30°21'12"
C34	45.00	19.77	19.61	S67°02'19"E	25°10'31"
C35	45.00	20.12	19.95	S41°38'38"E	25°36'50"
C36	45.00	29.09	28.58	S10°19'11"E	37°02'03"
C37	45.76	9.76	9.74	S14°24'37"W	12°13'07"
C38	20.11	12.31	12.12	N02°59'16"E	35°03'50"
C39	100.11	23.74	23.68	S07°45'05"E	13°35'08"
C40	15.00	23.56	21.21	N44°40'41"W	90°00'00"
C41	75.00	117.81	106.06	S44°40'41"E	90°00'00"
C42	75.00	117.81	106.06	S44°40'41"E	90°00'00"



NORTH

VICINITY MAP N.T.S. J-10

**Disclosure Statement**

THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE 4 EXISTING TRACTS INTO 3 NEW TRACTS AND 95 LOTS AND GRANT RIGHT-OF-WAY & PUBLIC UTILITY EASEMENTS AS SHOWN.

**Free Consent and Dedication**

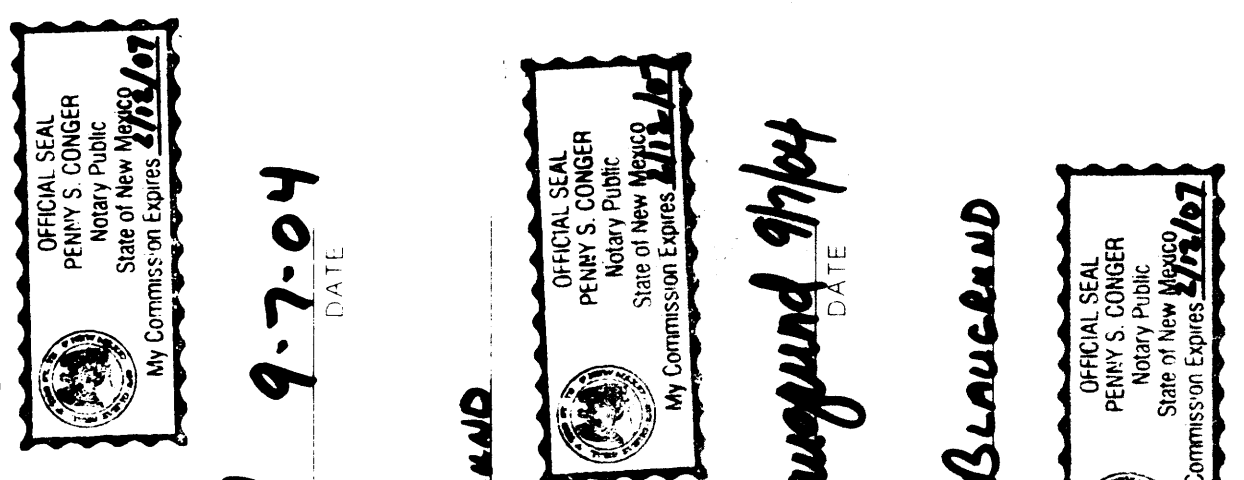
THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S), GRANT ALL UTILITY EASEMENTS SHOWN HEREON TO THE UTILITY COMPANIES AND TO THE UNDERSIGNED OWNER(S) THE RIGHTS TO CONSTRUCT, OPERATE, MAINTAIN, REPAIR, REPLACE, IMPROVE, ENLARGE, ALTER, EXTEND, RELOCATE, ABANDON, AND/OR REMOVE THE UTILITY EASEMENTS SHOWN HEREON INCLUDING THE RIGHT TO CONSTRUCT, OPERATE, INSPECT, AND MAINTAIN SANITARY SEWERS, AND WATER LINES, HEREIN, UNLESS SPECIFICALLY LIMITED ELSEWHERE ON THIS PLAT. THE UNDERSIGNED OWNERS ALSO DEDICATE sewers & water RIGHT-OF-WAY AS SHOWN HEREON TO THE CITY OF ALBUQUERQUE IN THE SINGLE INTEREST WITH WARRANT OF GOVERNMENT SAID OWNERS WARRANT THAT THEY HOLD COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 7th DAY OF SEPT, 2004, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY LEE S. BLAUGRAND OWNER  
Anthony P. Cogan 9/7/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES 2/10/07

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 7th DAY OF SEPT, 2004, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Cliff & Blaugrand OWNER  
Anthony P. Cogan 9/7/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES 2/10/07

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 7th DAY OF SEPT, 2004, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Nancy Dreyer Blaugrand OWNER  
Anthony P. Cogan 9/7/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES 2/10/07

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 7th DAY OF SEPT, 2004, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Nancy Dreyer Blaugrand OWNER  
Anthony P. Cogan 9/7/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES 2/10/07



**MYRA MESA ESTATES**

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
PROPOSED SEC 15, T14N R2E  
ALBUQUERQUE, N.M.  
AUGUST 2004

**Legal Description**

TRACT NUMBERED TWENTY (20), THE TWO HUNDRED SEVENTEEN (17) AND TWO HUNDRED EIGHTEEN (18) AND TRACT TWO HUNDRED SEVENTEEN (17) OF THE TOWN OF ATRISCO GRANT, ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS TRACTS FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON DECEMBER 5, 1944 IN BOOK D17, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF BEGINNING OF A DISTANCE OF 1205.80 FEET TO THE SOUTHWEST CORNER N 89°40'41" W. A DISTANCE OF 840.00 FEET TO THE SOUTHWEST CORNER A REBAR WITH CAP STAMPED "LS9011" THENCE S 89°40'41" W. A DISTANCE OF 840.00 FEET TO THE NORTHWEST CORNER A REBAR WITH CAP STAMPED "LS9011" THENCE S 89°40'41" E. A DISTANCE OF 840.00 FEET TO A POINT BEING A SET 5/8" REBAR WITH CAP STAMPED "LS9011" THENCE POINT BEING A FOUND 5/8" REBAR WITH CAP STAMPED "LS9011" TO THE POINT & PLACE OF BEGINNING CONTAINING 19.980 ACRES

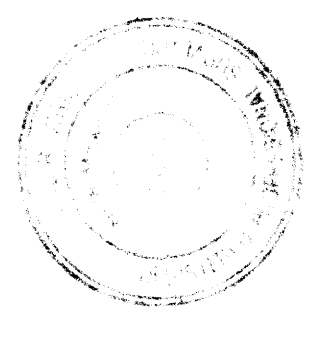
*Handwritten note:* See Plat for Public Utilities Easements

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9th DAY OF September, 2004, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Adela Chavez OWNER  
Richard N. Myers 9/9/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9th DAY OF September, 2004, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Adela Chavez OWNER  
Richard N. Myers 9/9/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9th DAY OF September, 2004, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Adela Chavez OWNER  
Richard N. Myers 9/9/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9th DAY OF September, 2004, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Adela Chavez OWNER  
Richard N. Myers 9/9/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES 9/26/2005



PRELIMINARY PLAT  
APPROVED BY DRB  
Treasurers Certification

THIS IS TO CERTIFY THAT THE UNDERSIGNED HAS REVIEWED THE PLAT AND APPROVED THE SAME FOR RECORD.

PRIORITY OWNER(S) OF RECORD

CITY APPROVALS	DATE
CITY SUPERVISOR	9-17-04
Real Property Division (conditional)	
Environmental Health Department (conditional)	
Traffic Engineering, Transportation Division	
Utilities, Development	
Parks and Recreation Department	
WMA/CA	
City Engineer	
DRP, Transportation, Planning Department	

**Surveyor's Certification**

I, DAVID R. VIDAL, A NEW MEXICO PROFESSIONAL SURVEYOR NUMBER 8917, HEREBY CERTIFY THAT THIS PLAT OF SURVEY WAS PREPARED BY ME UNDER MY SUPERVISION THAT IT MEETS THE STANDARDS OF THE NEW MEXICO STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND PROFESSIONAL SURVEYORS, THAT IT COMPLIES WITH THE SURVEY REQUIREMENTS CONTAINED IN THE ALBUQUERQUE REGISTRATION ACT AND THE RULES AND REGULATIONS OF THE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND PROFESSIONAL SURVEYORS. I HAVE MADE KNOWLEDGE OF THE FACTS AND INFORMATION SHOWN HEREON, TITLE COMPANIES, UTILITY COMPANIES AND OTHER PARTIES EXPRESSING INTEREST, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

David R. Vidal 09/17/04  
DAVID R. VIDAL N.M.P.S. 8917

NORTH STAR SURVEYING  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5469

**MYRA MESA ESTATES**

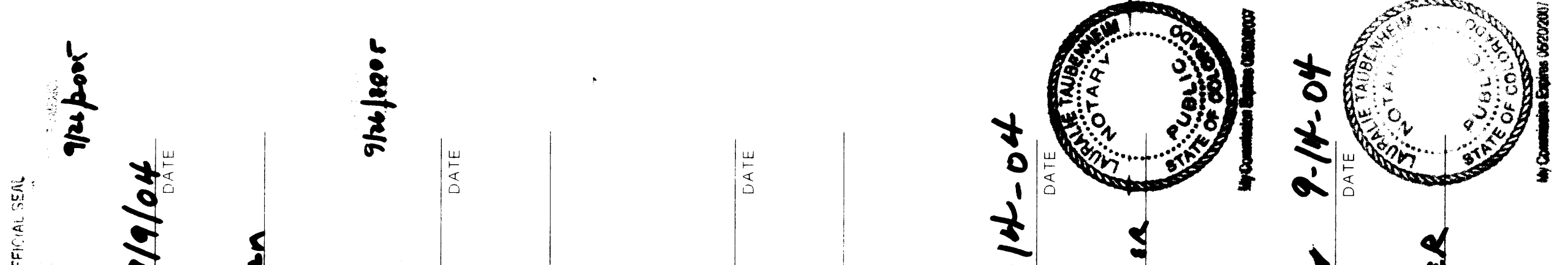
TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
PROPOSED SEC 15, T14N R2E  
ALBUQUERQUE, N.M.  
AUGUST 2004

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9th DAY OF September, 2004, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Johanna Lorenzen OWNER  
Richard N. Myers 9/9/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9th DAY OF September, 2004, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Johanna Lorenzen OWNER  
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Richard N. Myers 9/9/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES 9/26/2005



STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 15th DAY OF September, 2004, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY H. Eugene Center OWNER  
Richard N. Myers 9/15/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 15th DAY OF September, 2004, THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY H. Eugene Center OWNER  
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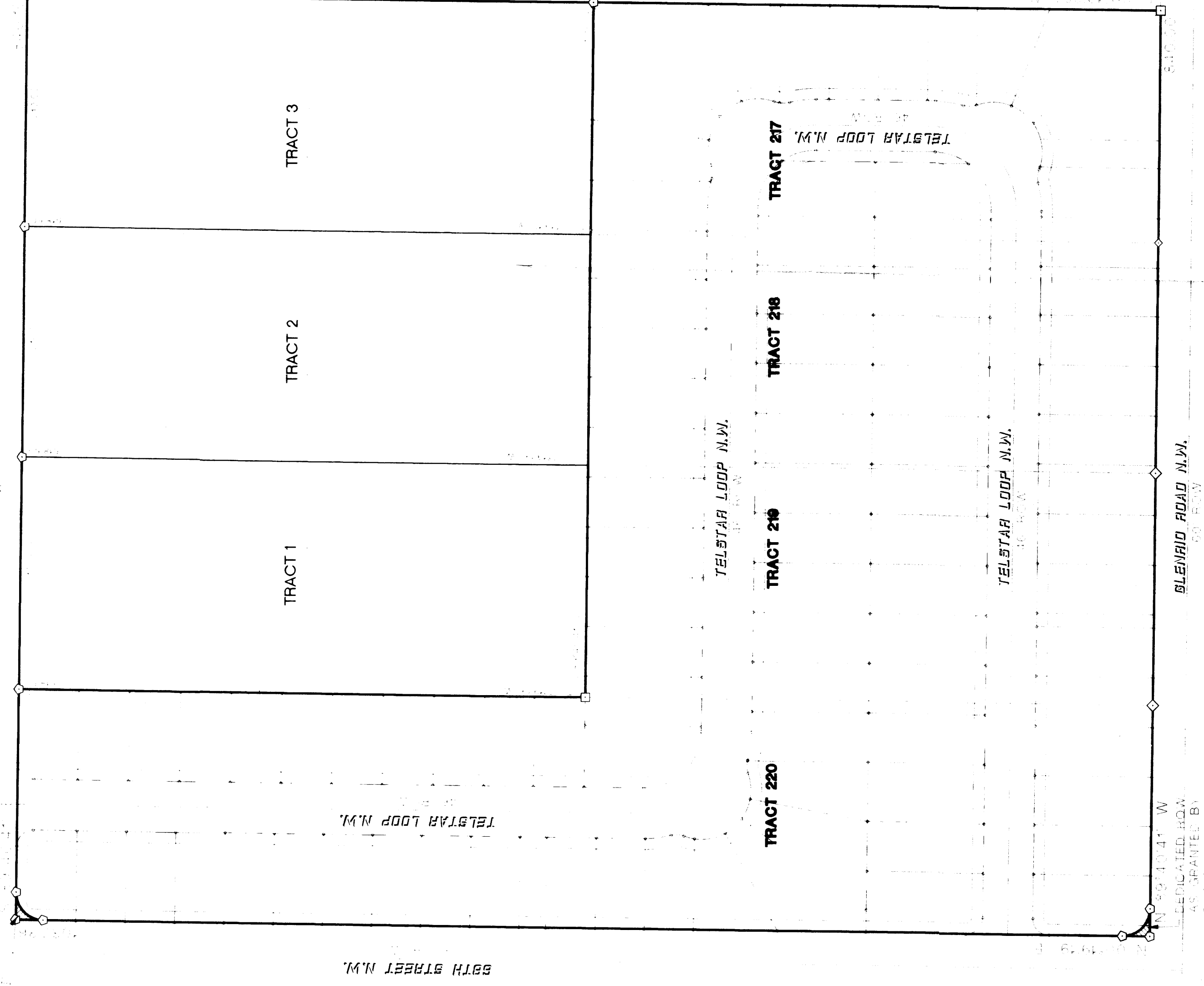


NORTH STAR SURVEYING  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5469

# PLAT OF MYRA MESA ESTATES

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
PARCELS 1-15 TOWN 22E  
ALBUQUERQUE, NM  
AUGUST 2004

HANDYER ROAD N.M.



15.114  
36.156 AC  
1.187-03670  
0.350 9996777  
1445 AC  
CENTRAL MOUNTAIN  
ELEV: 6764.215  
(INGVD 1929)

SHEET 3 OF 6

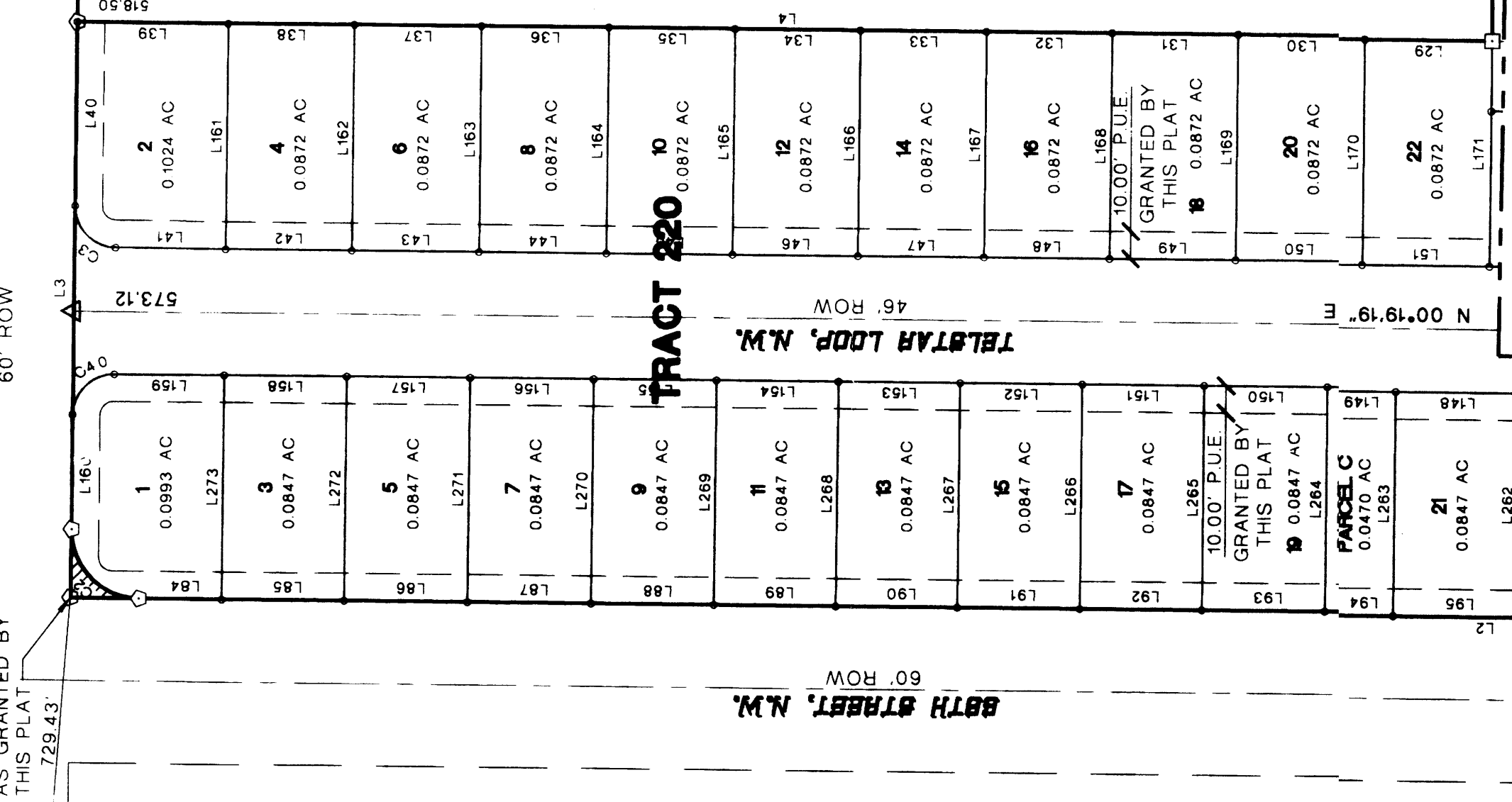
**NORTH STAR SURVEYING**  
1210 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5469

5

# PLAT OF MYRA MESA ESTATES

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
PARCELS 16-22 TOWN 22E  
ALBUQUERQUE, NM  
AUGUST 2004

HANDYER ROAD, N.M.



6-J10  
X:350.38973  
Y:1.49211753  
G-G:0.99967760  
CENT:1927.0000  
ΔXC: 00'16.06"  
ELEV:5117.133  
(INGVD 1929)

DEDICATED ROW  
AS GRANTED BY  
THIS PLAT  
729.43'

60' ROW

60' ROW

60' ROW

60' ROW

60' ROW

60' ROW

60' ROW

60' ROW

60' ROW

TRACT 16  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 5, 1944

### Legend

- EQUIV 5/8" REBAR WITH CAP STAMPED 170002
- SET 5/8" REBAR WITH CAP STAMPED 1S 6111
- △ CENTERLINE MONUMENTATION
- PROPERTY BOUNDARY
- - - UTILITY EASEMENT GRANTED BY THIS PLAT

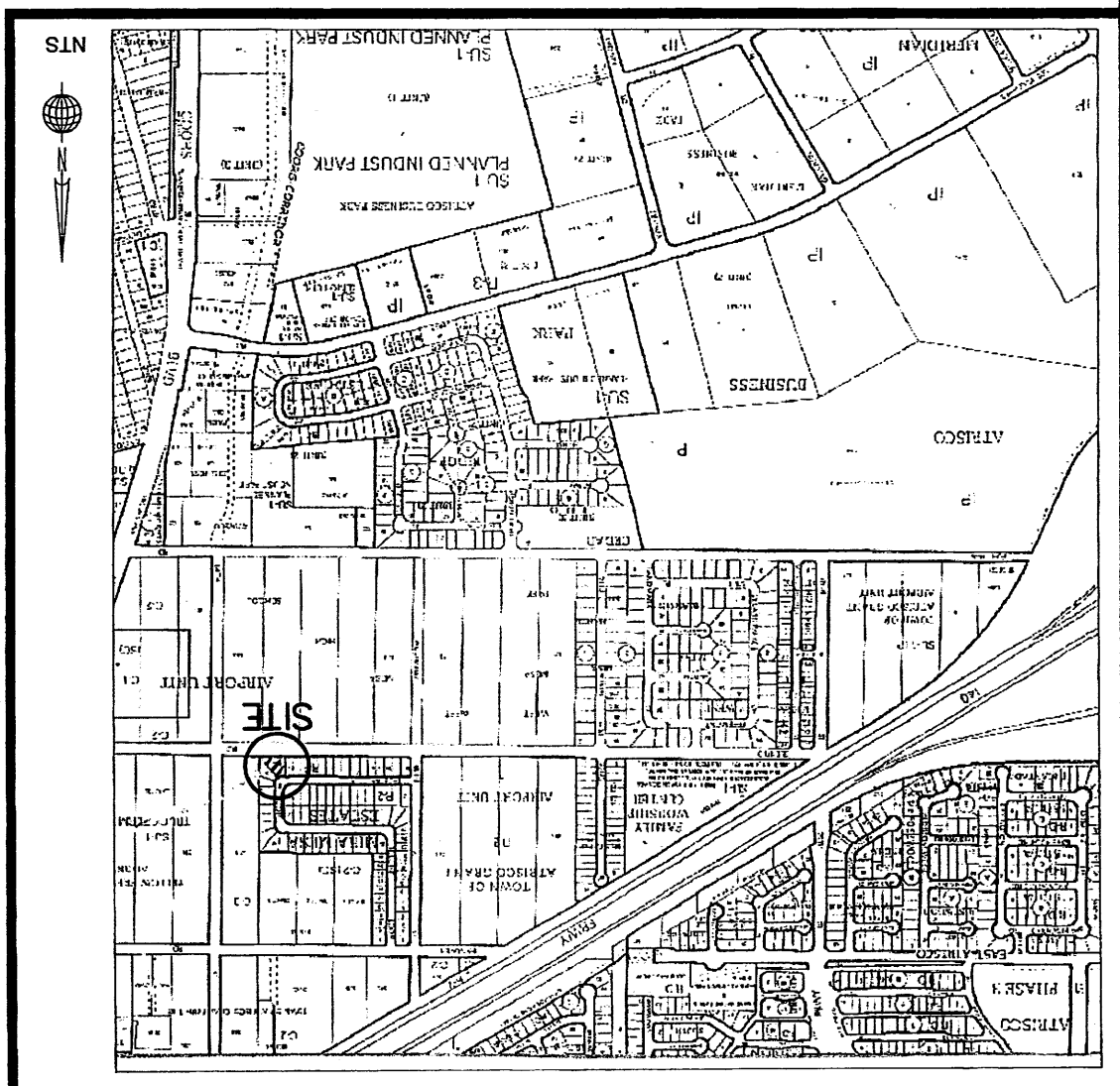
SHEET 4 OF 6

**NORTH STAR SURVEYING**  
1210 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5469

6







**SUBDIVISION NOTES**

1. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, AND ARE BASED ON THE CENTERLINE MONUMENTS SHOWN ON THE PLAT OF MIRA MESA ESTATES (BK. 2006C, PG. 5).
2. RECORD BEARINGS AND DISTANCES ARE IN PARENTHESES ( ) WHERE RECORD DATA DIFFERS FROM MEASURED DATA.
3. DISTANCES ARE GROUND DISTANCES IN US FEET.
4. PLAT SHOWS ALL EASEMENTS OF RECORD.
5. GROSS AREA: 0.2353 ACRE, MORE OR LESS.
6. NUMBER OF EXISTING LOTS: 1
7. NUMBER OF LOTS CREATED: 1

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON  
 UPC#:  
 PROPERTY OWNER OF RECORD:  
 BERNALILLO COUNTY TREASURERS OFFICE  
 DATE

**LEGAL DESCRIPTION**  
 PARCEL "A" OF MIRA MESA ESTATES, A SUBDIVISION WITHIN THE TOWN OF ATRISCO GRANT, PROJECTED SECTION 15, T10N, R2E, N.M.P.M., CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE CORRECTION PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON JANUARY 6, 2008, IN PLAT BOOK 2006C, PAGE 5.

FREE CONSENT  
 THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATTING OF SAID PROPERTY AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND DO HEREBY REPRESENT THAT THE UNDERSIGNED INDIVIDUALS ARE AUTHORIZED TO SO ACT AND DO HEREBY GRANT ADDITIONAL EASEMENT(S) AS SHOWN, SAID OWNERS WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

OWNERS(S)  
*Sarah Amato*  
 OFFICIAL SEAL  
 NOTARY PUBLIC  
 STATE OF NEW MEXICO  
 My Commission Expires: 10-01-09

BY: *Sarah Amato*  
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON *November 4, 2008*.  
 MY COMMISSION EXPIRES: *10-01-09*  
 NOTARY PUBLIC

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:

1. THE PUBLIC SERVICE COMPANY OF NEW MEXICO ELECTRIC SERVICES FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF OVERHEAD AND UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, POLES AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
2. THE PUBLIC SERVICE COMPANY OF NEW MEXICO GAS SERVICES FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS SERVICES.
3. GUEST COMMUNICATIONS FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF ALL BURIED AND AERIAL COMMUNICATION LINES, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PESTALS AND ENCLOSURES.
4. COMCAST CABLE FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF ALL BURIED AND OVERHEAD CABLE TV LINES, RELATED EQUIPMENT AND OTHER FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICES.

INCLUDED, IS THE RIGHT TO BUILD, REBUILD, RECONSTRUCT, 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 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 SURFACE), HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURES SHALL NOT BE ERRECTED 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 CAUSED BY CONSTRUCTION OF POOLS, DECKING OR ANY STRUCTURES ADJACENT TO, WITHIN OR NEAR EASEMENTS SHOWN ON THIS PLAT.

IN APPROVING THIS PLAT, P.N.M. 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.

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.

P.N.M. ELECTRIC AND GAS SERVICES  
 DATE

QWEST COMMUNICATIONS  
 DATE

COMCAST CABLE  
 DATE

Talos Log No.: 2008-3230-92

PLAT OF  
 Parcel A-1  
 Anthony & Jonell's Replat of  
 MIRA MESA ESTATES  
 Projected Section 15, T10N, R2E, NMPM  
 Town of Atrisco Grant  
 City of Albuquerque  
 Bernalillo County, New Mexico  
 October 2008

PURPOSE OF PLAT:  
 THE PURPOSE OF THIS PLAT IS TO VACATE THE PEDESTRIAN EASEMENT AND OPEN LAND SPACE DESIGNATION WITHIN PARCEL A-1, MIRA MESA ESTATES.

CITY DEVELOPMENT REVIEW BOARD APPROVALS:

PROJECT NO.: 1002604  
 APPLICATION NO. *11-4-08*  
 CITY SURVEYOR

TRAFFIC ENGINEERING  
 DATE

PARKS & RECREATION DEPARTMENT  
 DATE

A.B.C.W.U.A.  
 DATE

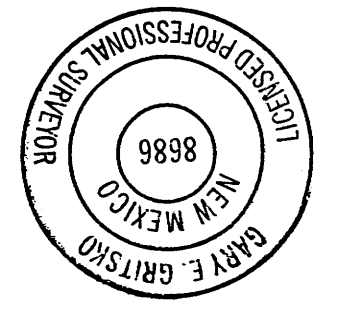
A.M.A.F.C.A.  
 DATE

CITY ENGINEER  
 DATE

DRB CHAIRPERSON, PLANNING DEPARTMENT  
 DATE

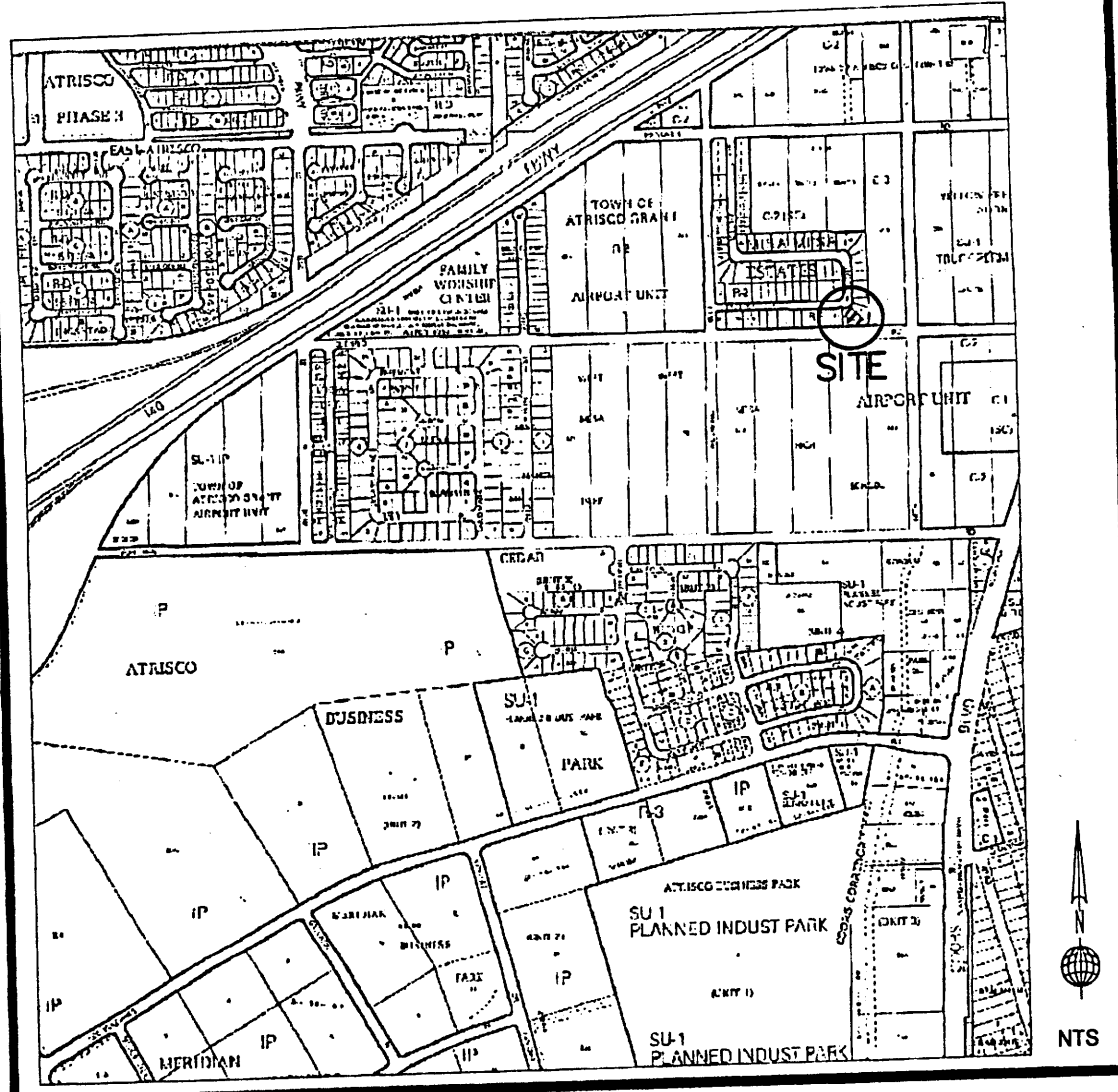
SURVEYOR'S CERTIFICATE:  
 I, Gary E. Gritsko, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known 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*  
 Gary E. Gritsko  
 New Mexico Professional Surveyor, 8686  
 Date *October 30, 2008*



ALPHA PROFESSIONAL SURVEYING, INC.  
 P.O. BOX 46316, RIO RANCHO, NEW MEXICO 87174  
 PHONE (505) 892-1076 FAX (505) 891-0471  
 DRAWN BY: GEG  
 FILE NO: 08-107P





VICINITY MAP ZONE ATLAS J10

SUBDIVISION NOTES

- 1. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE,, AND ARE BASED ON THE CENTERLINE MONUMENTS SHOWN ON THE PLAT OF MIRA MESA ESTATES (BK. 2006C, PG. 5).
- 2. RECORD BEARINGS AND DISTANCES ARE IN PARENTHESIS ( ) WHERE RECORD DATA DIFFERS FROM MEASURED DATA.
- 3. DISTANCES ARE GROUND DISTANCES IN US FEET.
- 4. PLAT SHOWS ALL EASEMENTS OF RECORD.
- 5. GROSS AREA: 0.2353 ACRE, MORE OR LESS
- 6. NUMBER OF EXISTING LOTS: 1
- 7. NUMBER OF LOTS CREATED: 1

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON

UPC# 101057847103801117

PROPERTY OWNER OF RECORD: ANTHONY MONTOYA

BERNALILLO COUNTY TREASURER'S OFFICE DATE 11-24-08

LEGAL DESCRIPTION  
PARCEL "A" OF MIRA MESA ESTATES, A SUBDIVISION WITHIN THE TOWN OF ATRISCO GRANT, PROJECTED SECTION 15, T.10N., R.2E., N.M.P.M., CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE CORRECTION PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON JANUARY 6, 2006, IN PLAT BOOK 2006C, PAGE 5.

FREE CONSENT  
THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATTING OF SAID PROPERTY AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND DO HEREBY REPRESENT THAT THE UNDERSIGNED INDIVIDUALS ARE AUTHORIZED TO SO ACT AND DO HEREBY GRANT ADDITIONAL EASEMENT(S) AS SHOWN. SAID OWNERS WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

OWNER(S) *Sarah Amato*  
OFFICIAL SEAL  
Sarah Amato  
NOTARY PUBLIC  
STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) SS My Commission Expires: 11-01-09  
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON NOVEMBER 4, 2008.  
BY: *Anthony L. Montoya Jr*  
MY COMMISSION EXPIRES: 10-01-09  
*Sarah Amato*  
NOTARY PUBLIC

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:

- 1. THE PUBLIC SERVICE COMPANY OF NEW MEXICO ELECTRIC SERVICES FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF OVERHEAD AND UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, POLES AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
- 2. THE PUBLIC SERVICE COMPANY OF NEW MEXICO GAS SERVICES FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS SERVICES.
- 3. QWEST COMMUNICATIONS FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF ALL BURIED AND AERIAL COMMUNICATION LINES, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTALS AND ENCLOSURES.
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IN APPROVING THIS PLAT, P.N.M. 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.

EASEMENTS FOR ELECTRIC TRANSFORMERS/SWITCHGEARS, AS INSTALLED, SHALL EXTEND TEN FEET (10') IN FRONT OF TRANSFORMER/SWITCHEAR DOORS AND FIVE FEET (5) ON EACH SIDE.

*Fernando Vigil* 11-17-08  
P.N.M. ELECTRIC AND GAS SERVICES DATE

*Daniel M. Balala* 11/7/08  
QWEST COMMUNICATIONS DATE

*Bonnie Barlow* 11-18-08  
COMCAST CABLE DATE

PLAT OF  
Parcel A-1  
Anthony & Jonell's Replat of  
MIRA MESA ESTATES  
Projected Section 15, T10N, R2E, NMPM  
Town of Atrisco Grant  
City of Albuquerque  
Bernalillo County, New Mexico  
October 2008

DOCH 2008125265  
11/24/2008 03:30 PM Page: 1 of 2  
LYPLAT R: 512.00 B: 2008C P: 0254 M: Toulous Olivere, Bernalillo Cour

PURPOSE OF PLAT:  
THE PURPOSE OF THIS PLAT IS TO VACATE THE PEDESTRIAN EASEMENT AND OPEN LAND SPACE DESIGNATION WITHIN PARCEL A-1, MIRA MESA ESTATES.

CITY DEVELOPMENT REVIEW BOARD APPROVALS:

PROJECT NO.: 1003604 APPLICATION NO. 08DDB-70480

*[Signature]* 11-4-08  
CITY SURVEYOR DATE

*[Signature]* 11/19/08  
TRAFFIC ENGINEERING DATE

*Christina Sandoval* 11/19/08  
PARKS & RECREATION DEPARTMENT DATE

*[Signature]* 11-19-08  
A.B.C.W.U.A. DATE

*Bradley T. Bish* 11-21-08  
A.M.A.F.C.A. DATE

*[Signature]* 11-19-08  
CITY ENGINEER DATE

*[Signature]* 11-29-08  
DRB CHAIRPERSON, PLANNING DEPARTMENT DATE

SURVEYOR'S CERTIFICATE:  
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* OCTOBER 30, 2008  
Date  
Gary E. Gritsko  
New Mexico Professional Surveyor, 8686

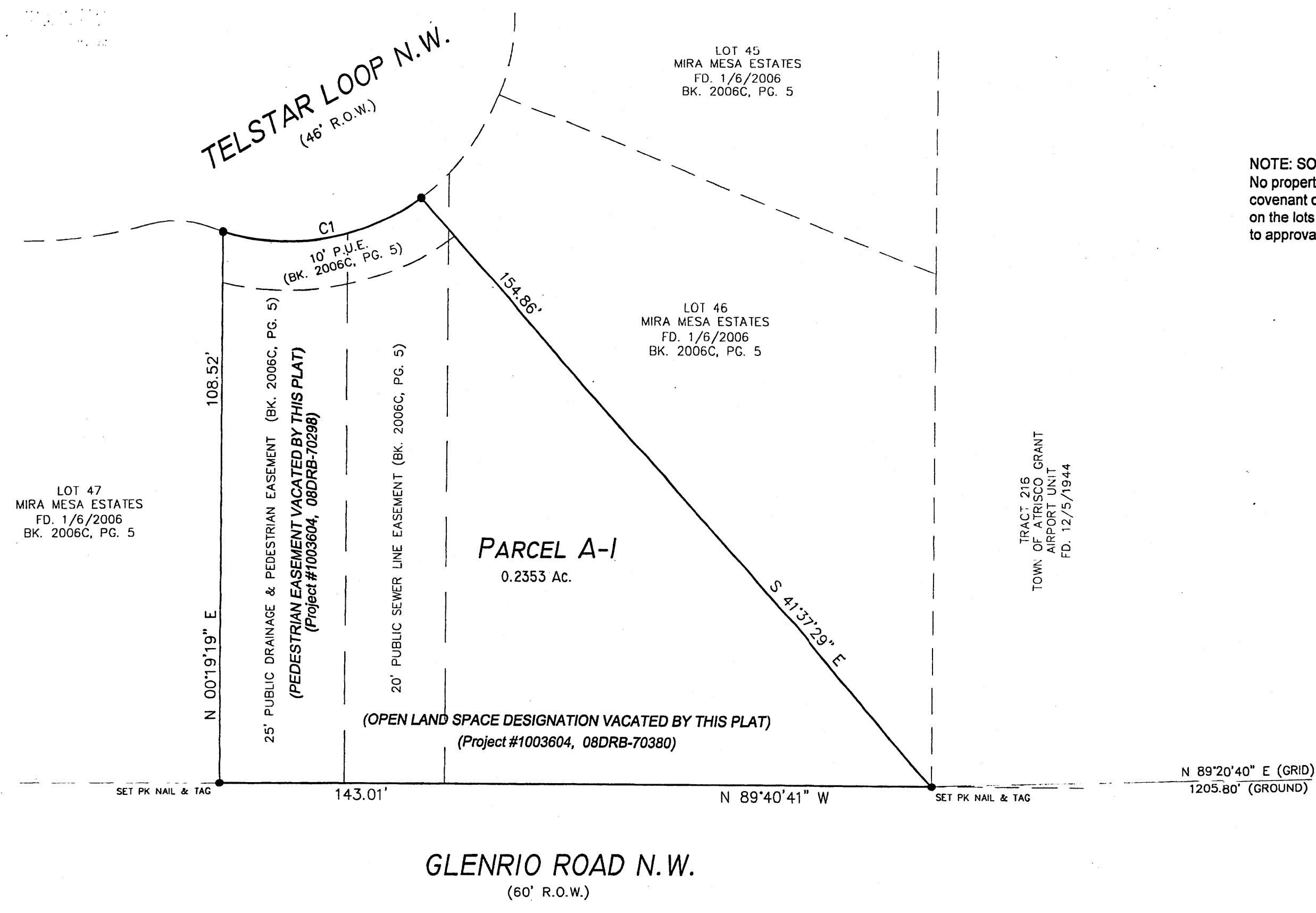


ALPHA PROFESSIONAL SURVEYING, INC.  
P.O. BOX 46316, RIO RANCHO, NEW MEXICO 87174  
PHONE (505) 892-1076 FAX (505) 891-0471  
DRAWN BY: GEG FILE NO: 08-107P

PLAT OF  
Parcel A-1  
Anthony & Jonell's Replat of  
MIRA MESA ESTATES  
Projected Section 15, T10N, R2E, NMPM  
Town of Atrisco Grant  
City of Albuquerque  
Bernalillo County, New Mexico  
October 2008

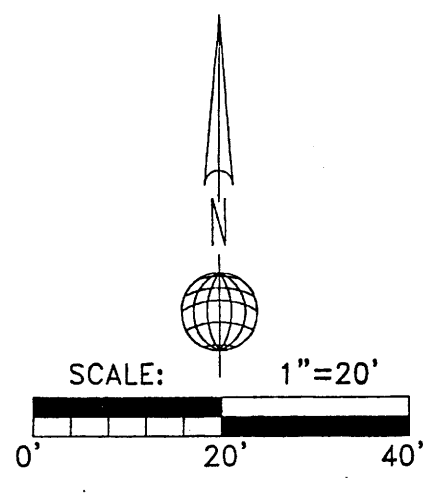
DOC# 2008125265  
11/24/2008 03:30 PM Page: 2 of 2  
ty: PLAT R: \$12.00 B: 2006C P: 0254 R: Toulous Oliveira, Bernalillo Cour

NOTE: SOLAR RESTRICTIONS  
No property within the area of requested final action shall at any time be subject to a deed restriction, covenant or binding agreement prohibiting solar collectors from being installed on buildings or erected on the lots or parcels within the area of proposed plat. The foregoing requirement shall be a condition to approval of this plat or site development plan for subdivision. (Section 14-14-4-7)



AGRS STATION "18-J11"  
NM STATE PLANE COORDINATES  
N=1491098.596, E=1503402.094  
CENTRAL ZONE (NAD 83)  
G-G FACTOR: 0.999681502  
MAPPING ANGLE: -0°15' 48.16"

GLENRIO ROAD N.W.  
(60' R.O.W.)

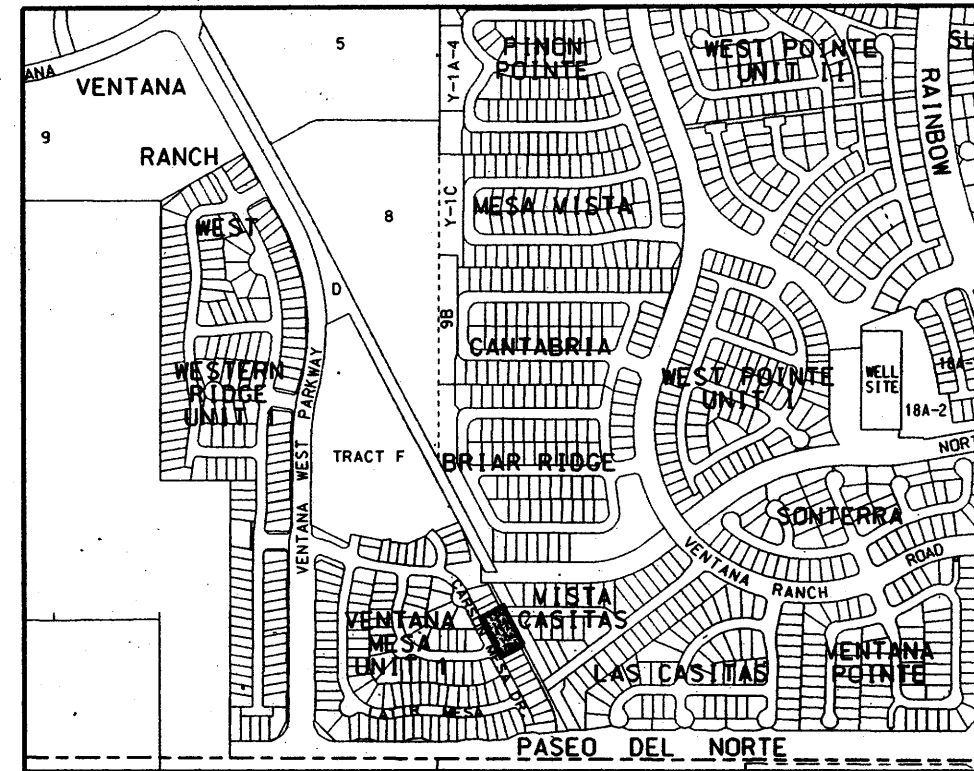


CURVE	RADIUS	ARC	BEARING	CHORD
C1	45.00	41.51	N 80°44'43" E	40.05

MONUMENT LEGEND  
△ - FOUND CONTROL STATION AS NOTED  
○ - FOUND MONUMENT AS NOTED  
● - SET 1/2" REBAR W/PLASTIC CAP  
STAMPED "G. GRITSKO PS8686"  
UNLESS OTHERWISE NOTED

SHEET 2 OF 2  
**ALPHA PROFESSIONAL SURVEYING, INC.**  
P.O. BOX 46316, RIO RANCHO, NEW MEXICO 87174  
PHONE (505) 892-1076 FAX (505) 891-0471  
DRAWN BY: GEG FILE NO: 08-107P

SP-2005492752



**LOCATION MAP**  
ZONE ATLAS INDEX MAP No. B-9  
NOT TO SCALE  
**SUBDIVISION DATA**

1. DRB No.
2. Zone Atlas Index Nos. B-9-Z; Zoning: RLT.
3. Gross Subdivision Acreage: 0.5553 Acre.
4. Total Number of Lots/Tracts Created: Five (5) Lots & One (1) Tract.
5. No streets were created.
6. Date of Survey: November, 2004.
7. Plat is located within the Town of Alameda Grant, within projected Section 9, T11N, R2E, NMPM.

**DISCLOSURE STATEMENT**

The purpose of this Plat is to subdivide all of Lots 109-A thru 113-A and Tract N, of the Plat of Lots 109-A thru 113-A and Tract N Ventana Mesa Subdivision Unit 1 at Ventana Ranch West, Albuquerque, New Mexico, as the same is shown and designated on the plat thereof, recorded in the office of the County Clerk of Bernalillo County, New Mexico on June 9, 2005 in Book 2005C, Page 192 as Document No. 2005082142 into five (5) lots and one (1) tract and to grant easements.

**NOTES**

1. Bearings are New Mexico State Plane Grid Bearings (Central Zone) NAD 1927 and are the same as shown on the Plat of Lots 109-A thru 113-A and Tract N Ventana Mesa Subdivision, Unit 1 Albuquerque, New Mexico, recorded on June 9, 2005 in Book 2005C, Page 192 as Document No. 2005082142.
2. Distances are ground distances.
3. All easements of record are shown.
4. These properties are within the New Mexico Utilities, Inc. (NMU, Inc.) franchise area. Water and Sanitary Sewer Systems capability are based on NMU, Inc. Facilities, not the City of Albuquerque.
5. The front (adjacent to street right-of-way) lot corner will not be staked. A witness corner projected along the property line (10' offset), being a chiseled "+" in the curb and gutter will be set upon completion of all street improvements. Offset may be adjusted by even foot increments where necessary to fall within the plan.
6. Tract N-1 is to be conveyed to and maintained by the Ventana Ranch West Community Association as private open space by separate deed. All of Tract N-1 is subject to a blanket pedestrian access and community landscaping easement granted with the filing of this plat.
7. Tract N-1 can be accessed by pedestrian access easement across Tract B of Plat of Ventana Mesa Subdivision Unit 1 at Ventana Ranch West filed: March 3, 2005 in Book 2005C, page 86.

**DESCRIPTION**

A certain tract of land situate within the Town of Alameda Grant, within projected Section 9, Township 11 North, Range 2 East, New Mexico Principal Meridian, Bernalillo County, Albuquerque, New Mexico, being and comprising all of Lots 109-A thru 113-A and Tract N of the Plat of Lots 109-A thru 113-A and Tract N Ventana Mesa Subdivision Unit 1 at Ventana Ranch West, Albuquerque, New Mexico, as the same is shown and designated on the plat thereof, recorded in the office of the County Clerk of Bernalillo County, New Mexico on June 9, 2005 in Book 2005C, Page 192 as Document No. 2005082142.  
Tract contains 24,190 square feet or 0.5553 acre, more or less.

**FREE CONSENT AND DEDICATION**

The foregoing Plat of that certain tract of land situate within the Town of Alameda Grant, within projected Section 9, Township 11 North, Range 2 East, New Mexico Principal Meridian, Bernalillo County, Albuquerque, New Mexico, being and comprising all of Lots 109-A thru 113-A and Tract N of the Plat of Lots 109-A thru 113-A and Tract N Ventana Mesa Subdivision Unit 1 at Ventana Ranch West, Albuquerque, New Mexico, as the same is shown and designated on the plat thereof, recorded in the office of the County Clerk of Bernalillo County, New Mexico on June 9, 2005 in Book 2005C, Page 192 as Document No. 2005082142, now comprising Lots 109-A-1 thru 113-A-1 inclusive and Tract N-1, VENTANA MESA SUBDIVISION UNIT 1 AT VENTANA RANCH WEST, Albuquerque, New Mexico is with 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 grant: All access, Utility and Drainage Easements 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 buried distribution lines, conduits, pipes for underground utilities where shown or indicated, including the right of ingress and egress for construction and maintenance, and the right to trim interfering trees and shrubs. In the event Grantor, its successors and assigns, constructs any improvements other than curb and gutter (Encroachments) within any easement area granted to or for the benefit of the City, the City shall have the right to access and to enter upon any such easement area at any time and perform such inspections, installations, maintenance and repair, including removal of the Encroachments (Work) without liability to the City. The City shall not be financially responsible for rebuilding or repair of the Encroachments, nor shall the City be financially responsible if the Work affects any of the Encroachments. The City shall also have the right if reasonably necessary, to enter Grantor's property to access the easement areas for the purpose of performing the Work. Those signing as owner(s) warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided. Grantor does hereby consent to all of the foregoing and does hereby certify that this subdivision is made with its free act and deed.

D.R. HORTON, INC

BY: *J. Mark Ferguson*  
J. Mark Ferguson, Division President  
D.R. Horton, Inc.



State of New Mexico )  
                                  ) SS  
County of Bernalillo )

This instrument was acknowledged before me on 2nd day of Dec, 2005, by J. Mark Ferguson, Division President of D.R. Horton, Inc., a Delaware Corporation

My Commission Expires: August 31, 2009 *Melody Morones*  
Notary Public

**PLAT OF  
LOTS 109-A-1 THRU 113-A-1  
AND TRACT N-1  
VENTANA MESA SUBDIVISION  
UNIT 1  
AT VENTANA RANCH WEST  
(A REPLAT OF LOTS 109-A THRU 113-A  
AND TRACT N  
VENTANA MESA UNIT 1  
AT VENTANA RANCH WEST,  
ALBUQUERQUE, NEW MEXICO)**

**PRELIMINARY PLAT**

PROJECT NUMBER: \_\_\_\_\_  
APPLICATION NUMBER: \_\_\_\_\_  
**APPROVED BY DRB**  
**PLAT APPROVAL 12/14/05**

CITY APPROVALS: *J. B. [Signature]* 12-5-05  
CITY SURVEYOR: \_\_\_\_\_ DATE: \_\_\_\_\_

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE
UTILITIES DEVELOPMENT	DATE
PARKS & RECREATION DEPARTMENT	DATE
A. M. A. F. C. A.	DATE
CITY ENGINEER	DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE
VENTANA RANCH WEST COMMUNITY ASSOCIATION	DATE

**TAX CERTIFICATION**

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC # \_\_\_\_\_  
PROPERTY OWNER OF RECORD: \_\_\_\_\_  
BERNALILLO COUNTY TREASURER'S OFFICE: \_\_\_\_\_ DATE: \_\_\_\_\_

**SURVEYOR'S CERTIFICATION**

I, Robert Gromatzky, a registered Professional New Mexico Surveyor, certify that I am responsible for this survey and that this plat was prepared by me or under my supervision, shows all easements of record, and conforms to the Minimum Requirements of the Board of Registration for Professional Engineers and Professional Surveyors in October, 2000 and meets the minimum requirements for monumentation and surveys contained in the Albuquerque Subdivision Ordinance, and is true and accurate to the best of my knowledge and belief.

*Robert Gromatzky*  
Robert Gromatzky  
New Mexico Professional Surveyor 16469  
Date: December 1, 2005



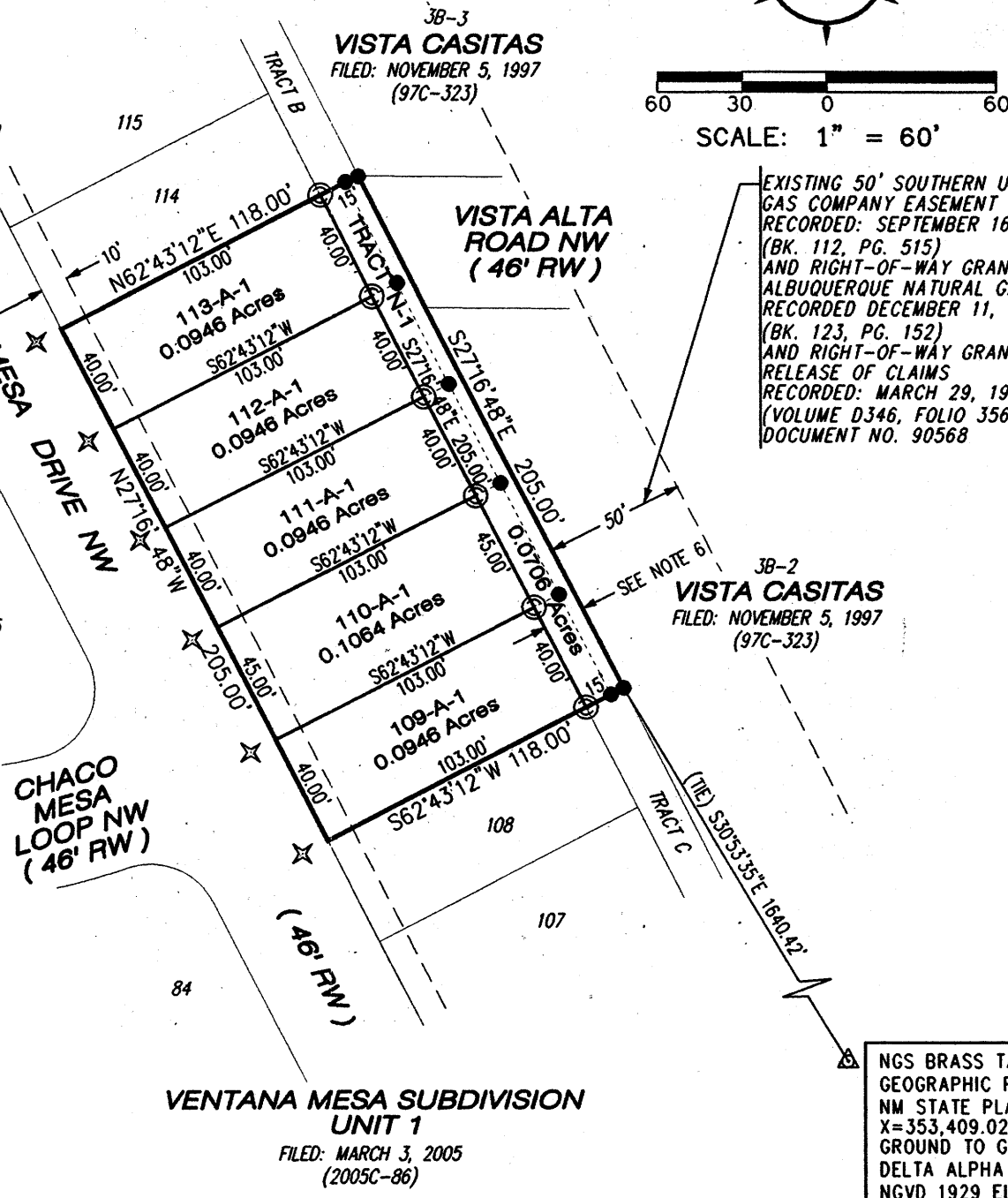
**Bohannon & Huston**

Courtyard I 7500 Jefferson St. NE Albuquerque, NM 87109-4335  
ENGINEERING & SPATIAL DATA & ADVANCED TECHNOLOGIES

**VENTANA MESA SUBDIVISION UNIT 1**

FILED: MARCH 3, 2005 (2005C-86)

EXISTING 10' PUBLIC UTILITY EASEMENT  
FILED: MARCH 3, 2005 (2005C-86)

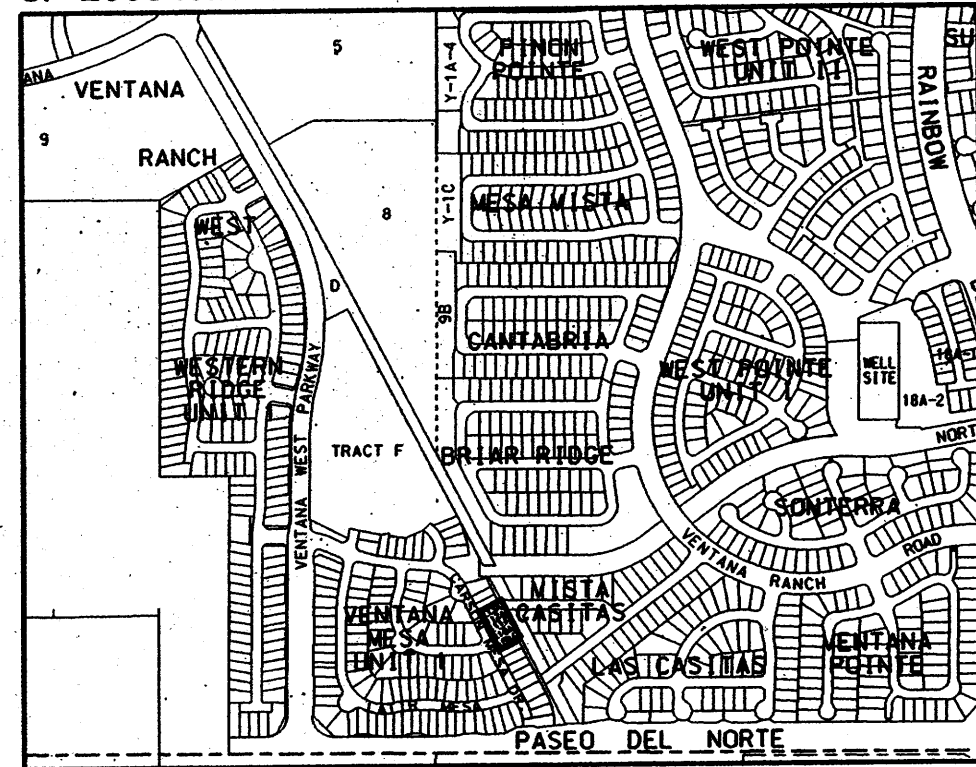


**LEGEND**

	SUBDIVISION BOUNDARY LINE
	NEW LOT LINE
	EXISTING EASEMENT LINE
	ADJOINING PROPERTY LINE
	EXISTING (OLD) LOT LINE TO BE ELIMINATED WITH THE FILING OF THIS PLAT
	CITY OF ALBUQUERQUE CONTROL MONUMENT
	FOUND 5/8" REBAR WITH 1 1/4" YELLOW PLASTIC SURVEY CAP STAMPED "GROMATZKY 16469"
	FOUND CHISELED "+" IN CONCRETE FOR 10' OFFSET
	SET 5/8" REBAR WITH 1 1/4" YELLOW PLASTIC SURVEY CAP STAMPED "GROMATZKY 16469"

NGS BRASS TABLET STAMPED "UNION 1969"  
GEOGRAPHIC POSITION (NAD 1927)  
NW STATE PLANE COORDINATES (CENTRAL ZONE)  
X=353,409.02 Y=1,523,440.96  
GROUND TO GRID FACTOR = 0.99966044  
DELTA ALPHA = -00'16"58"  
NGVD 1929 ELEVATION = 5522.0 (TRIG)

SP-2005492752



LOCATION MAP  
ZONE ATLAS INDEX MAP No. B-9  
NOT TO SCALE

**SUBDIVISION DATA**

- DRB No.
- Zone Atlas Index Nos. B-9-Z; Zoning: RL1.
- Gross Subdivision Acreage: 0.5553 Acre.
- Total Number of Lots/Tracts Created: Five (5) Lots & One (1) Tract.
- No streets were created.
- Date of Survey: November, 2004.
- Plat is located within the Town of Alameda Grant, within projected Section 9, T11N, R2E, NMPM.

**DISCLOSURE STATEMENT**

The purpose of this Plat is to subdivide all of Lots 109-A thru 113-A and Tract N, of the Plat of Lots 109-A thru 113-A and Tract N Ventana Mesa Subdivision Unit 1 at Ventana Ranch West, Albuquerque, New Mexico, as the same is shown and designated on the plat thereof, recorded in the office of the County Clerk of Bernalillo County, New Mexico on June 9, 2005 in Book 2005C, Page 192 as Document No. 2005082142 into five (5) lots and one (1) tract and to grant easements.

**NOTES**

- Bearings are New Mexico State Plane Grid Bearings (Central Zone) NAD 1927 and are the same as shown on the Plat of Lots 109-A thru 113-A and Tract N Ventana Mesa Subdivision, Unit 1 Albuquerque, New Mexico, recorded on June 9, 2005 in Book 2005C, Page 192 as Document No. 2005082142.
- Distances are ground distances.
- All easements of record are shown.
- These properties are within the New Mexico Utilities, Inc. (NMU, Inc.) franchise area. Water and Sanitary Sewer Systems capability are based on NMU, Inc. Facilities, not the City of Albuquerque.
- The front (adjacent to street right-of-way) lot corner will not be staked. A witness corner projected along the property line (10' offset), being a chiseled "+" in the curb and gutter will be set upon completion of all street improvements. Offset may be adjusted by even foot increments where necessary to fall within the plan.
- Tract N-1 is to be conveyed to and maintained by the Ventana Ranch West Community Association as private open space by separate deed. All of Tract N-1 is subject to a blanket pedestrian access and community landscaping easement granted with the filing of this plat.
- Tract N-1 can be accessed by pedestrian access easement across Tract B of Plat of Ventana Mesa Subdivision Unit 1 at Ventana Ranch West filed: March 3, 2005 in Book 2005C, page 86.

**DESCRIPTION**

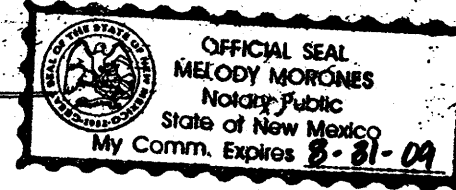
A certain tract of land situate within the Town of Alameda Grant, within projected Section 9, Township 11 North, Range 2 East, New Mexico Principal Meridian, Bernalillo County, Albuquerque, New Mexico, being and comprising all of Lots 109-A thru 113-A and Tract N of the Plat of Lots 109-A thru 113-A and Tract N Ventana Mesa Subdivision Unit 1 at Ventana Ranch West, Albuquerque, New Mexico, as the same is shown and designated on the plat thereof, recorded in the office of the County Clerk of Bernalillo County, New Mexico on June 9, 2005 in Book 2005C, Page 192 as Document No. 2005082142.

Tract contains 24,190 square feet or 0.5553 acre, more or less.

**FREE CONSENT AND DEDICATION**

The foregoing Plat of that certain tract of land situate within the Town of Alameda Grant, within projected Section 9, Township 11 North, Range 2 East, New Mexico Principal Meridian, Bernalillo County, Albuquerque, New Mexico, being and comprising all of Lots 109-A thru 113-A and Tract N of the Plat of Lots 109-A thru 113-A and Tract N Ventana Mesa Subdivision Unit 1 at Ventana Ranch West, Albuquerque, New Mexico, as the same is shown and designated on the plat thereof, recorded in the office of the County Clerk of Bernalillo County, New Mexico on June 9, 2005 in Book 2005C, Page 192 as Document No. 2005082142, now comprising Lots 109-A-1 thru 113-A-1 Inclusive and Tract N-1, VENTANA MESA SUBDIVISION UNIT 1 AT VENTANA RANCH WEST, Albuquerque, New Mexico is with 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 grant: All access, Utility and Drainage Easements 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 buried distribution lines, conduits, pipes for underground Utilities where shown or indicated, including the right of ingress and egress for construction and maintenance, and the right to trim interfering trees and shrubs. In the event Grantor, its successors and assigns, constructs any improvements other than curb and gutter (encroachments) within any easement area granted to or for the benefit of the City, the City shall have the right to access and to enter upon any such easement area at any time and perform such inspections, installations, maintenance and repair, including removal of the Encroachments (Work) without liability to the City. The City shall not be financially responsible for rebuilding or repair of the Encroachments, nor shall the City be financially responsible if the Work affects any of the Encroachments. The City shall also have the right if reasonably necessary, to enter Grantor's property to access the easement areas for the purposes of performing the Work. Those signing as owner(s) warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided. Grantor does hereby consent to all of the foregoing and does hereby certify that this subdivision is made with its free act and deed.

D.R. HORTON, INC.  
BY: *J. Mark Ferguson*  
J. Mark Ferguson, Division President  
D.R. Horton, Inc.



State of New Mexico )  
                                  ) SS  
County of Bernalillo )

This instrument was acknowledged before me on 2nd day of Dec, 2005, by J. Mark Ferguson, Division President of D.R. Horton, Inc., a Delaware Corporation

My Commission Expires: August 31, 2009 *Melody M. McRones*  
Notary Public

NEW MEXICO UTILITIES, INC. 12-15-05  
DATE

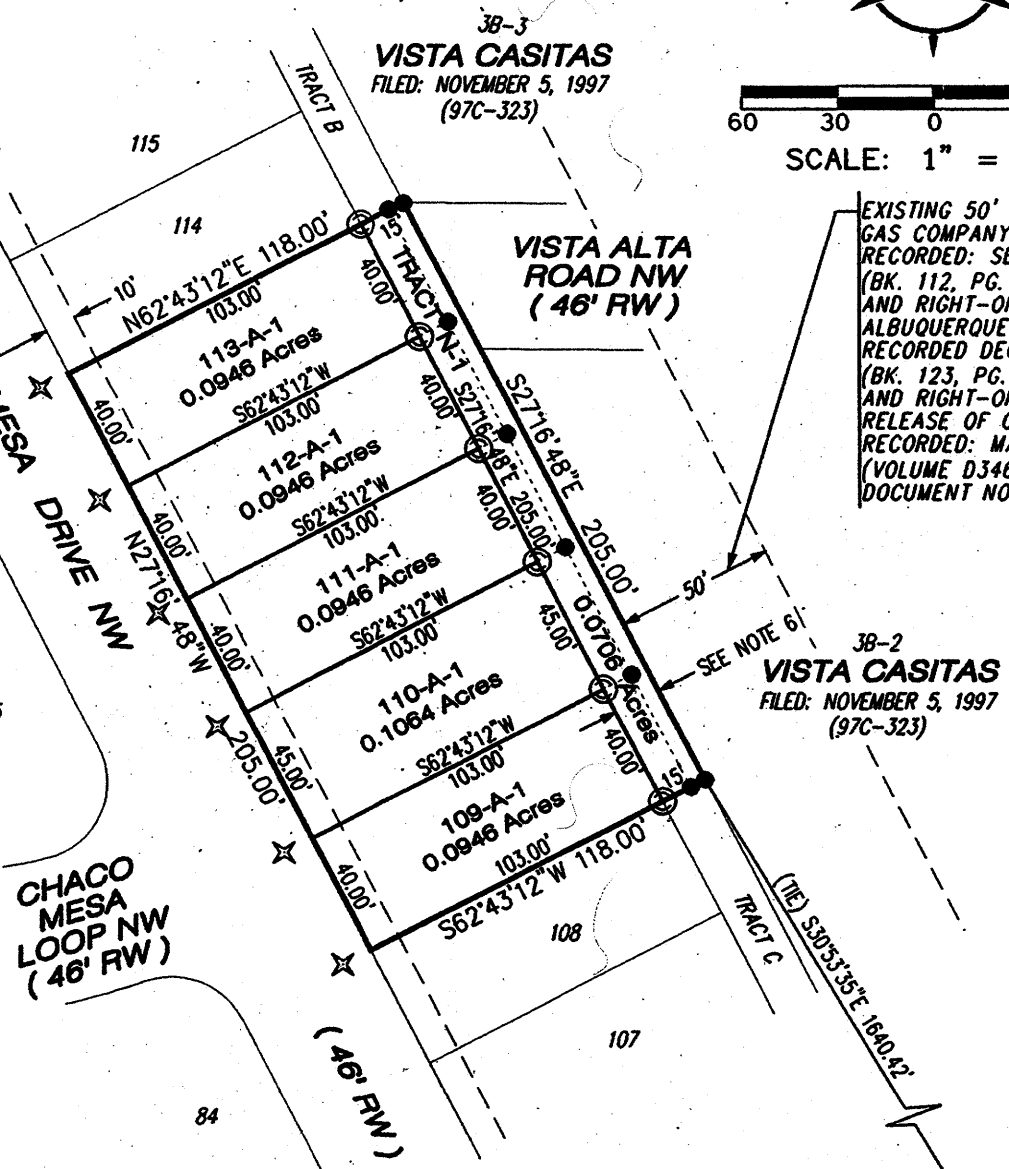


SCALE: 1" = 60'

**VENTANA MESA SUBDIVISION UNIT 1**

FILED: MARCH 3, 2005 (2005C-86)

EXISTING 10' PUBLIC UTILITY EASEMENT  
FILED: MARCH 3, 2005 (2005C-86)



EXISTING 50' SOUTHERN UNION GAS COMPANY EASEMENT  
RECORDED: SEPTEMBER 16, 1930 (BK. 112, PG. 515)  
AND RIGHT-OF-WAY GRANTED TO ALBUQUERQUE NATURAL GAS COMPANY  
RECORDED DECEMBER 11, 1931 (BK. 123, PG. 152)  
AND RIGHT-OF-WAY GRANT AND RELEASE OF CLAIMS  
RECORDED: MARCH 29, 1956 (VOLUME D346, FOLIO 356-360) DOCUMENT NO. 90568

LEGEND	
	SUBDIVISION BOUNDARY LINE
	NEW LOT LINE
	EXISTING EASEMENT LINE
	ADJOINING PROPERTY LINE
	EXISTING (OLD) LOT LINE TO BE ELIMINATED WITH THE FILING OF THIS PLAT
	CITY OF ALBUQUERQUE CONTROL MONUMENT
	FOUND 5/8" REBAR WITH 1 1/4" YELLOW PLASTIC SURVEY CAP STAMPED "GROMATZKY 16469"
	FOUND CHISELED "+" IN CONCRETE FOR 10' OFFSET
	SET 5/8" REBAR WITH 1 1/4" YELLOW PLASTIC SURVEY CAP STAMPED "GROMATZKY 16469"

**VENTANA MESA SUBDIVISION UNIT 1**  
FILED: MARCH 3, 2005 (2005C-86)

NGS BRASS TABLET STAMPED "UNION 1969" GEOGRAPHIC POSITION (NAD 1927)  
NM STATE PLANE COORDINATES (CENTRAL ZONE)  
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GROUND TO GRID FACTOR = 0.99966044  
DELTA ALPHA = -00°16'58"  
NGVD 1929 ELEVATION = 5522.0 (TRIG)

2005184118  
6398172  
Page: 1 of 1  
12/16/2005 09:58R  
Bk-2895C Pg-398

PLAT OF  
**LOTS 109-A-1 THRU 113-A-1 AND TRACT N-1 VENTANA MESA SUBDIVISION UNIT 1 AT VENTANA RANCH WEST**  
(A REPLAT OF LOTS 109-A THRU 113-A AND TRACT N VENTANA MESA UNIT 1 AT VENTANA RANCH WEST)  
ALBUQUERQUE, NEW MEXICO  
DECEMBER, 2005

PROJECT NUMBER 1003594  
APPLICATION NUMBER 050RB-01527

**PLAT APPROVAL**

CITY APPROVALS:	DATE
<i>J. B. J.</i>	12-5-05
CITY SURVEYOR	DATE
<i>L.H. J.</i>	12-14-05
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE
<i>William Q. Baker</i>	12-15-05
UTILITIES DEVELOPMENT	DATE
<i>Christina Sandoval</i>	12/14/05
PARKS & RECREATION DEPARTMENT	DATE
<i>Bradley L. Bingham</i>	12/14/05
A.M.A.F.C.A.	DATE
<i>Bradley L. Bingham</i>	12/14/05
CITY ENGINEER	DATE
<i>M. J.</i>	12/14/05
URB. PARTICIPATION PLANNING DEPARTMENT	DATE
<i>C. S.</i>	12-15-05
VENTANA RANCH WEST COMMUNITY ASSOCIATION	DATE

**TAX CERTIFICATION**

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC #  
100960501805230508

PROPERTY OWNER OF RECORD DR Horton Inc  
Donna Mares 12-16-05  
BERNALILLO COUNTY TREASURER'S OFFICE DATE

**SURVEYOR'S CERTIFICATION**

I, Robert Gromatzky, a registered Professional New Mexico Surveyor, certify that I am responsible for this survey and that this plat was prepared by me or under my supervision, shows all easements of record, and conforms to the Minimum Requirements of the Board of Registration for Professional Engineers and Professional Surveyors in October, 2000 and meets the minimum requirements for monumentation and surveys contained in the Albuquerque Subdivision Ordinance, and is true and accurate to the best of my knowledge and belief.

*Robert Gromatzky*  
Robert Gromatzky  
New Mexico Professional Surveyor 16469  
Date: December 1, 2005

**Bohannon & Huston**

Courtyard I 7500 Jefferson St. NE Albuquerque, NM 87109-4335  
ENGINEERING • SPATIAL DATA • ADVANCED TECHNOLOGIES